



COMMUNITY AREA

65

# West Lawn



Chicago Rehab Network

## HOUSING FACT SHEET

POPULATION	2000	2010	10 YEAR CHANGE
Total Population	29,235	33,355	14.1%
<i>Percent Immigrant (Foreign Born)</i>	30.7%	35.5%	15.8%
Total Households	8,949	8,766	-2.0%
<i>Total Family Households</i>	6,842	6,998	2.3%
<i>Total Non-Family Households</i>	2,107	1,768	-16.1%
Percent of Residents In Poverty	7.4%	18.6%	153.0%

RACE + ETHNICITY	2000	2010	10 YEAR CHANGE
White	18,375	18,674	1.6%
Black or African American	810	1,512	86.7%
Asian	286	232	-18.9%
Multi-Racial	1,243	1,055	-15.1%
Other	8,521	11,882	39.4%
Latino (of Any Race)	15,179	26,669	75.7%

INCOME*	2000	2010	10 YEAR CHANGE
Median Household Income	\$59,721	\$47,589	-20.3%
Households Earning < \$25,000	2,005	2,099	4.7%
<i>As a Percent of All Households</i>	22.4%	23.2%	3.6%
Unemployment Rate	4.3%	7.8%	84.0%

HOUSEHOLDS BY INCOME LEVEL*	2000	2010	10 YEAR CHANGE
Less Than \$25,000	1,583	2,099	32.6%
\$25,000-\$49,999	2,587	2,754	6.5%
\$50,000-\$74,999	2,145	1,955	-8.9%
\$75,000 or More	2,640	2,244	-15.0%

HOUSING UNITS	2000	2010	10 YEAR CHANGE
Total Housing Units	9,252	9,362	1.2%
Total Occupied Housing Units	8,949	8,766	-2.0%
<i>Owner-Occupied</i>	7,402	6,581	-11.1%
<i>Renter-Occupied</i>	1,547	2,185	41.2%

HOUSING UNIT PRODUCTION	2000	2010	10 YEAR CHANGE
New Units Built Between 2000 and 2010		291	
<i>As a Percentage of all Housing Units</i>		3.0%	

RENTAL HOUSING COST BURDEN*	2000	2010	10 YEAR CHANGE
Median Monthly Gross Rent	\$782	\$1,027	31.2%
Paying Over 30% of Income in Rent	41.3%	66.4%	60.9%
<i>Renters Paying Less Than \$750/mo</i>	851	401	-52.9%
<i>Renters Paying \$750 to \$999/mo</i>	450	671	49.1%
<i>Renters Paying \$1000 to \$1,499/mo</i>	131	553	321.9%
<i>Renters Paying \$1,500 or More/mo</i>	20	220	981.2%

OWNER HOUSING COST BURDEN*	2000	2010	10 YEAR CHANGE
Median Monthly Owner Cost	\$1,424	\$1,735	21.8%
Paying Over 30% of Income for Mortgage	32.9%	69.2%	110.1%
<i>Owners Paying Less Than \$ 1,000/mo</i>	1,082	497	-54.1%
<i>Owners Paying \$1,000 to \$1,499/mo</i>	2,035	1,290	-36.6%
<i>Owners Paying \$1,500 to \$1999/mo</i>	860	1,613	87.5%
<i>Owners Paying \$2,000 or More/mo</i>	198	1,705	759.4%

COST BURDENED HOUSEHOLDS BY INCOME LEVEL	RENTERS		OWNERS	
	2000	2010	2000	2010
INCOME LEVEL				
Less than \$25,000	92.8%	100.0%	53.9%	75.3%
\$25,000-\$49,999	38.5%	79.0%	38.7%	68.5%
\$50,000-\$74,999	0.0%	11.2%	14.4%	65.5%
\$75,000 or More	6.2%	8.1%	5.0%	20.8%

UNITS BY BUILDING SIZE	2000	2010	10 YEAR CHANGE
Single Family / 1 Unit	6,994	7,289	4.2%
2-4 Units	1,592	1,318	-17.2%
5-9 Units	212	284	34.0%
10-19 Units	130	246	89.2%
20 or More Units	285	486	70.5%

MEDIAN HOME SALES*	UNITS		MEDIAN COST	
	2000	2010	2000	2010
2003	768		\$212,782	
2005	612		\$206,010	
2008	612		\$186,876	
2010	841		\$131,057	
2012	855		\$114,347	
2013	383		\$111,909	

FORECLOSURE FILINGS			
2009	459	2011	357
2010	467	2012	328

PROJECT-BASED SECTION 8	
Buildings	0
Units	0

The Chicago Rehab Network is grateful to the Chicago Community Trust for its support of this research. Data come primarily from Nathalie P. Voorhees Center (UIC) analysis of 2000 and 2010 Censuses. \* Indicates that values have been adjusted for inflation to 2010 constant dollars. For more information, or to request a methodology, contact CRN at Elizabeth@chicagorehab.org or 312.663.3936.