

HOUSING FACT SHEET

DEEPER DIVE: AGE, SEX AND RACE COHORTS

An in depth look at the sex and age of a community's population can help determine community needs. Age cohorts show whether a community is expanding, stable or contracting—and point to current or future need for investments that serve particular constituencies, like after school programs for teens or options for elder housing.

TOTAL POPULATION

AGE/SEX COHORTS	MALE	FEMALE
Total Population	29,034	27,487
under 5 years	1,297	1,303
5 to 9 years	939	833
10 to 14 years	768	788
15 to 19 years	1,310	1,638
20 to 24 years	2,287	2,621
25 to 34 years	6,554	6,006
35 to 44 years	5,520	3,891
45 to 54 years	4,576	3,397
55 to 64 years	3,070	3,035
65 or more years	2,713	3,975

POPULATION BY AGE AND SEX IN EDGEWATER, 2010



TOP 3 SUB-POPULATIONS IN EDGEWATER

The top 3 sub-populations in Edgewater in 2010 were White, Latino, and Black or African American. There were also 6,582 Asians and 1,628 people of other races, including multiracial, Native American, Hawaiian or Pacific Islander individuals.

WHITE POPULATION

AGE/SEX COHORTS	MALE	FEMALE
Total Population	15,754	15,135
under 5 years	508	494
5 to 9 years	307	285
10 to 14 years	210	227
15 to 19 years	572	870
20 to 24 years	1,154	1,459
25 to 34 years	3,635	3,482
35 to 44 years	3,167	2,151
45 to 54 years	2,682	1,740
55 to 64 years	1,769	1,727
65 or more years	1,750	2,700

LATINO POPULATION

AGE/SEX COHORTS	MALE	FEMALE
Total Population	5,061	4,257
under 5 years	367	413
5 to 9 years	340	278
10 to 14 years	288	286
15 to 19 years	369	326
20 to 24 years	456	383
25 to 34 years	1,149	855
35 to 44 years	925	621
45 to 54 years	557	435
55 to 64 years	359	308
65 or more years	251	352

BLACK OR AFRICAN AMERICAN POPULATION

AGE/SEX COHORTS	MALE	FEMALE
Total Population	4,229	3,875
under 5 years	219	182
5 to 9 years	125	131
10 to 14 years	128	137
15 to 19 years	180	197
20 to 24 years	319	328
25 to 34 years	784	716
35 to 44 years	756	539
45 to 54 years	855	746
55 to 64 years	598	556
65 or more years	265	343

HOUSING FACT SHEET

DEEPER DIVE: VACANCY, FORECLOSURE AND CITY-OWNED LAND

BASIC DEMOGRAPHICS

	2000	2010	10 YEAR CHANGE
Population	62,198	56,521	-9.1%
Households	30,873	29,516	-4.4%
<i>Family Households</i>	11,889	9,897	-16.8%
<i>Non-Family Households</i>	18,984	19,619	3.3%

HOUSING UNITS

	2000	2010	10 YEAR CHANGE
Total Housing Units	32,716	32,889	0.5%
Total Occupied Housing Units	30,873	29,516	-4.4%
<i>Owner-Occupied</i>	9,701	10,853	11.9%
<i>Renter-Occupied</i>	21,172	18,663	-11.9%

BUILDING VIOLATIONS

	BUILDINGS RECEIVING VIOLATIONS	TOTAL VIOLATIONS
2009	466	2,292
2010	321	1,924
2011	300	1,754
2012	275	1,925
2013	236	1,531
2014	263	2,273

BUILDING PERMITS

	NEW CONSTRUCTION OR REHAB PERMITS	DEMOLITION PERMITS
2006	183	23
2007	189	8
2008	181	5
2009	144	5
2010	133	2
2011	162	6
2012	127	9
2013	128	8
2014	128	10
<i>Percent New Construction 2006-2014</i>	6.8%	n/a
<i>Percent Rehabilitation 2006-2014</i>	93.2%	n/a

USPS RESIDENTIAL VACANCY

	2008	2011	2013
Percent Residential Vacancy	4.4%	4.1%	3.3%
Vacant less than 12 months	924	413	707
Vacant 12 - 24 months	240	599	88
Vacant 24 - 36 months	76	38	76
Vacant More than 36 months	170	317	262

USPS COMMERCIAL VACANCY

	2008	2011	2013
Percent Commercial Vacancy	10.6%	8.2%	8.8%
Vacant less than 12 months	64	26	75
Vacant 12 - 24 months	39	32	20
Vacant 24 - 36 months	7	7	9
Vacant More than 36 months	37	67	36

CITY OF CHICAGO-OWNED VACANT LAND

	NO. PARCELS	SQUARE FEET
Residential	0	0
Business	0	0
Commercial	0	0
Manufacturing	0	0
Planned Development	0	0
Planned Manufacturing District	0	0
Parks and Open Space	0	0
Downtown	0	0
Transportation	0	0

"ZOMBIE PROPERTIES"

	2014
Zombies	75
Zombies per 1,000 Mortgageable Properties	5.7

"Zombie properties" are those where foreclosure has been initiated but not yet completed. Average time to foreclosure in Illinois in 2014 was 889 days (2.5 years).



Allstate

CHICAGO'S OWN
GOOD HANDS

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Data sources: U.S. Census Bureau: 2010 Census; HUD: 2008, 2010 & 2014 Aggregated USPS Administrative Data On Address Vacancies; City of Chicago Data Portal; Woodstock Institute: "Unresolved Foreclosures: Patterns of Zombie Properties in Cook County" Appendix A; Crain's Chicago Business / Chicago Real Estate Daily, "Fast Foreclosure? Not in Illinois" (12/9/2014) For more information contact CRN at Elizabeth@chicagorehab.org or 312.663.3936.