

Chapter 10. Population*

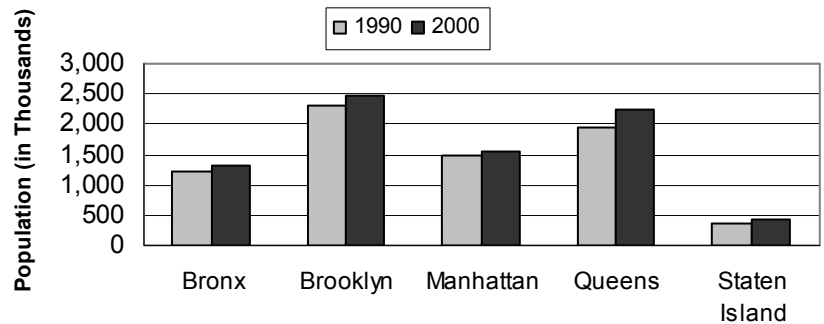
In 2000, New York City's population exceeded 8 million people for the first time in its history, according to data from the United States Census. Using unadjusted Census counts, this represents an increase of 685,714 people, or 9.4%, since 1990 (Borough Table 10-1). This high growth rate is a result of both a real increase in the city's population, as well as improved census coverage. While the Census population count in 1990 was 7,322,564, city planners estimated that the city's actual population at the time was closer to 7.7 million. In an effort to reduce the undercount, the City of New York provided the Census Bureau with updated address information for use in the 2000 Census.¹ Using the adjusted 1990 population count (7.7 million), yields a smaller but still substantial population growth of approximately 4 percent. Factors that contributed to this real population increase over the decade include migration from outside and inside the U.S., retention of existing population, and natural population growth (births minus deaths).

Chart 10-2 illustrates that Brooklyn has the greatest share of New York City's population — nearly 2.5 million people, or 30%. Queens has another 2.2 million people, or 28%. Manhattan has 1.5 million residents (19%), the Bronx has 1.3 million (17%), and Staten Island has 0.4 million people (6%).

In percentage terms, Staten Island's population grew the most — 17.1% from 1990 to 2000, adding 64,751 people. In terms of absolute numbers, Queens experienced the greatest growth — 276,258 people (14.1%). The Bronx grew by 130,512 people (10.9%), Brooklyn by 164,662 people (7.2%), and Manhattan grew by 49,531 people (3.3%) from 1990 to 2000 (Borough Table 10-1).

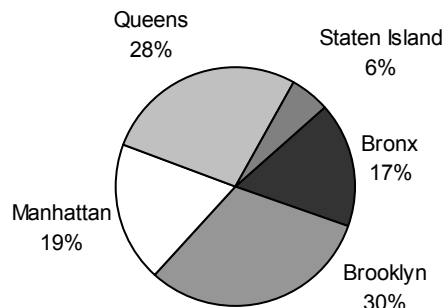
The New York City

Chart 10-1 Population in the Five Boroughs, 1990 and 2000



Source: US Census

Chart 10-2 Population in the Five Boroughs, 2000



Source: US Census

Borough Table 10-1 Total Population, 1990 and 2000

	Bronx	Brooklyn	Manhattan	Queens	Staten Island	Total
Total Population						
1990	1,197,178	2,300,664	1,479,844	1,965,901	378,977	7,322,564
2000	1,327,690	2,465,326	1,529,375	2,242,159	443,728	8,008,278
Change	130,512	164,662	49,531	276,258	64,751	685,714
Percent Change	10.9%	7.2%	3.3%	14.1%	17.1%	9.4%
Avg. Annual % Change	1.0%	0.7%	0.3%	1.3%	1.6%	0.9%

Source: US Census

*This chapter does not contain any new data compared to the previous edition of the report.

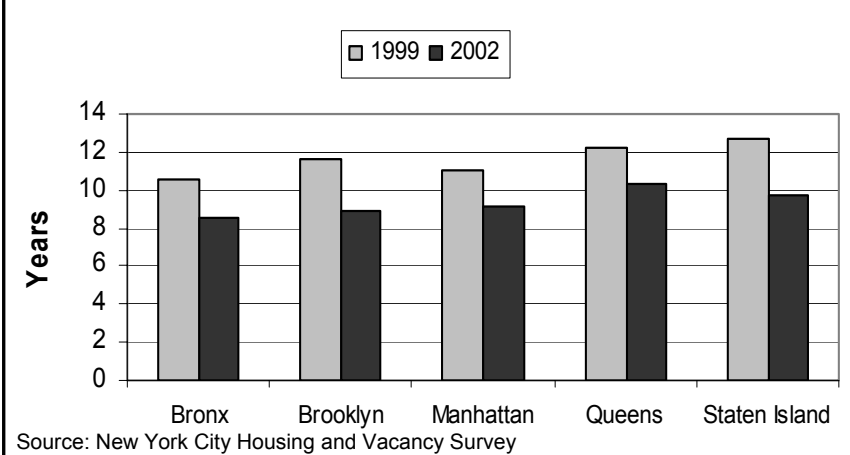
¹This updated information includes over 370,000 addresses that were missed during or added after the 1990 Census was completed.

Borough Table 10-2 Number of Households, 1999 and 2002

	Bronx	Brooklyn	Manhattan	Queens	Staten Island	Total
Number of Households						
1999	419,040	821,293	727,437	755,737	144,907	2,868,415
2002	462,878	879,557	720,071	783,735	159,078	3,005,318

Source: New York City Housing and Vacancy Survey

Chart 10-4 Average Length of Tenure



Source: New York City Housing and Vacancy Survey

Housing and Vacancy Survey (HVS)² provides information on households. The HVS defines a household as a person or group of persons who occupy a housing unit. A housing unit, in turn, is a house, apartment, mobile home, group of rooms, or single room occupied as separate living quarters. Borough Table 10-2 reports that the number of households in New York City was over 3 million in 2002. Brooklyn possessed the greatest number of households in 2002 (879,557),

followed by Queens (783,735), Manhattan (720,071), the Bronx (462,878), and Staten Island (159,078).

Overall average household size in New York City was 2.45 persons in 2002. There is some significant geographic variation in household size, however. In 2002, households in Manhattan tended to be much smaller (1.84 persons on average) than those in the other four boroughs (all around 2.6 persons). Because the HVS employed a different sampling frame in 2002 from the one it used in 1999, caution should be used when making direct comparisons of household size across years. Nevertheless, the data suggest that the average household sized changed very little between 1999 and 2002. (Borough Table 10-3).

At the sub-borough area level there is even greater variation in household size. Exhibit 10-1 shows that the largest average household sizes are found in Brooklyn's Borough Park (3.09), Queens' South Ozone Park/Howard Beach (3.08) and Kew Gardens/Woodhaven (3.00), Brooklyn's Bushwick (2.97), and Queens' Jackson Heights (2.91). Several of the neighborhoods averaging the most people per household also tend to be comprised of larger numbers of recent immigrants. At

Borough Table 10-3 Household Characteristics, 1999 and 2002

	Bronx	Brooklyn	Manhattan	Queens	Staten Island	Total
Average Household Size						
1999	2.56	2.60	1.94	2.69	2.75	2.46
2002	2.58	2.64	1.84	2.68	2.65	2.45
Average Length of Tenure						
1999	10.6	11.7	11.0	12.2	12.7	11.6
2002	8.5	8.8	9.2	10.4	9.7	9.3

Source: New York City Housing and Vacancy Survey

²Note that all data from the HVS are estimates based on a sample and are subject to potential sampling errors, particularly for small areas and for changes over time. See Data and Methods Section for details.

the other end of the spectrum, the sub-borough areas with the smallest average household size are all found in Manhattan. These areas are Stuyvesant Town/Turtle-Bay (1.53), Chelsea/ Clinton/ Midtown (1.57), Greenwich Village/Financial District (1.65), the Upper East Side (1.68) and the Upper West Side (1.72).

Data on length of tenure (years in current housing unit) also come from the HVS. Average length of tenure in New York City was 9.3 years in 2002. Length of tenure varies somewhat across the five boroughs, and is longest in Queens (10.4 years) and shortest in the Bronx (8.5). With the cautionary remark about the limited comparability of the HVS data across years in mind, the average length of tenure appears to have declined between 1999 and 2002. For the city as a whole, the tenure declined by more than two years. Across boroughs, the tenure declined most (by about three years) in Brooklyn and Staten Island (Borough Table 10-3).

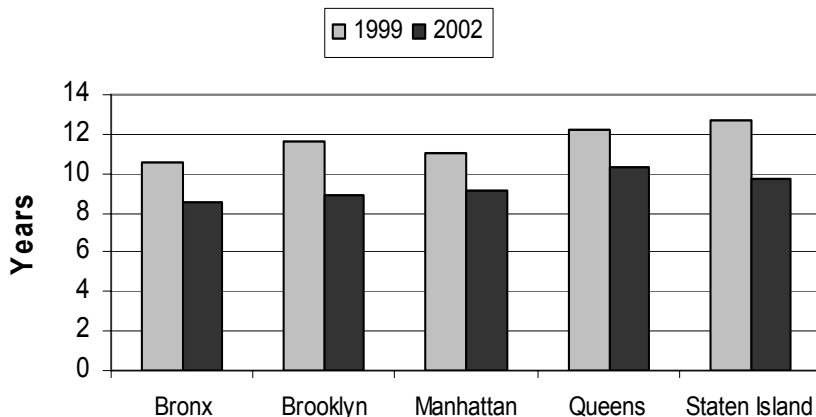
Exhibit 10-2 shows that among sub-borough areas, households tend to have the longest tenure in Throgs Neck/Co-op City in the Bronx (13.1 years on average), Sunnyside/Woodside in Queens (12.4), Staten Island's Mid-Island (12.2), Manhattan's East Harlem (12.0) and Queens Village in Queens (11.9). Length of tenure tends to be shortest in various areas in the Bronx, such as Kingsbridge Heights/ Mosholu (5.2 years on average), University Heights/ Fordham (6.7), and Highbridge/ South Concourse (6.7), and in Brooklyn's Bushwick (6.1). Queens' Kew Gardens/Woodhaven also has a somewhat shorter length of tenure, averaging 6.7 years.

Exhibit 10-1 Highest and Lowest Average Household Size, 2002

<u>Highest:</u>		
Brooklyn	Borough Park	3.09
Queens	South Ozone Park/Howard Beach	3.08
Queens	Kew Gardens/Woodhaven	3.00
Brooklyn	Bushwick	2.97
Queens	Jackson Heights	2.91
<u>Lowest:</u>		
Manhattan	Stuyvesant Town/Turtle-Bay	1.53
Manhattan	Chelsea/Clinton/Midtown	1.57
Manhattan	Greenwich Village/Financial District	1.65
Manhattan	Upper East Side	1.68
Manhattan	Upper West Side	1.72

Source: New York City Housing and Vacancy Survey

Chart 10-4 Average Length of Tenure



Source: New York City Housing and Vacancy Survey

Exhibit 10-2 Highest and Lowest Average Length of Tenure, 2002

<u>Highest:</u>		
Bronx	Throgs Neck/Co-op City	13.1
Queens	Sunnyside/Woodside	12.4
Staten Island	Mid-Island	12.2
Manhattan	East Harlem	12.0
Queens	Queens Village	11.9
<u>Lowest:</u>		
Bronx	Kingsbridge Heights/Mosholu	5.2
Brooklyn	Bushwick	6.1
Bronx	University Heights/Fordham	6.7
Bronx	Highbridge/South Concourse	6.7
Queens	Kew Gardens/Woodhaven	6.7

Source: New York City Housing and Vacancy Survey

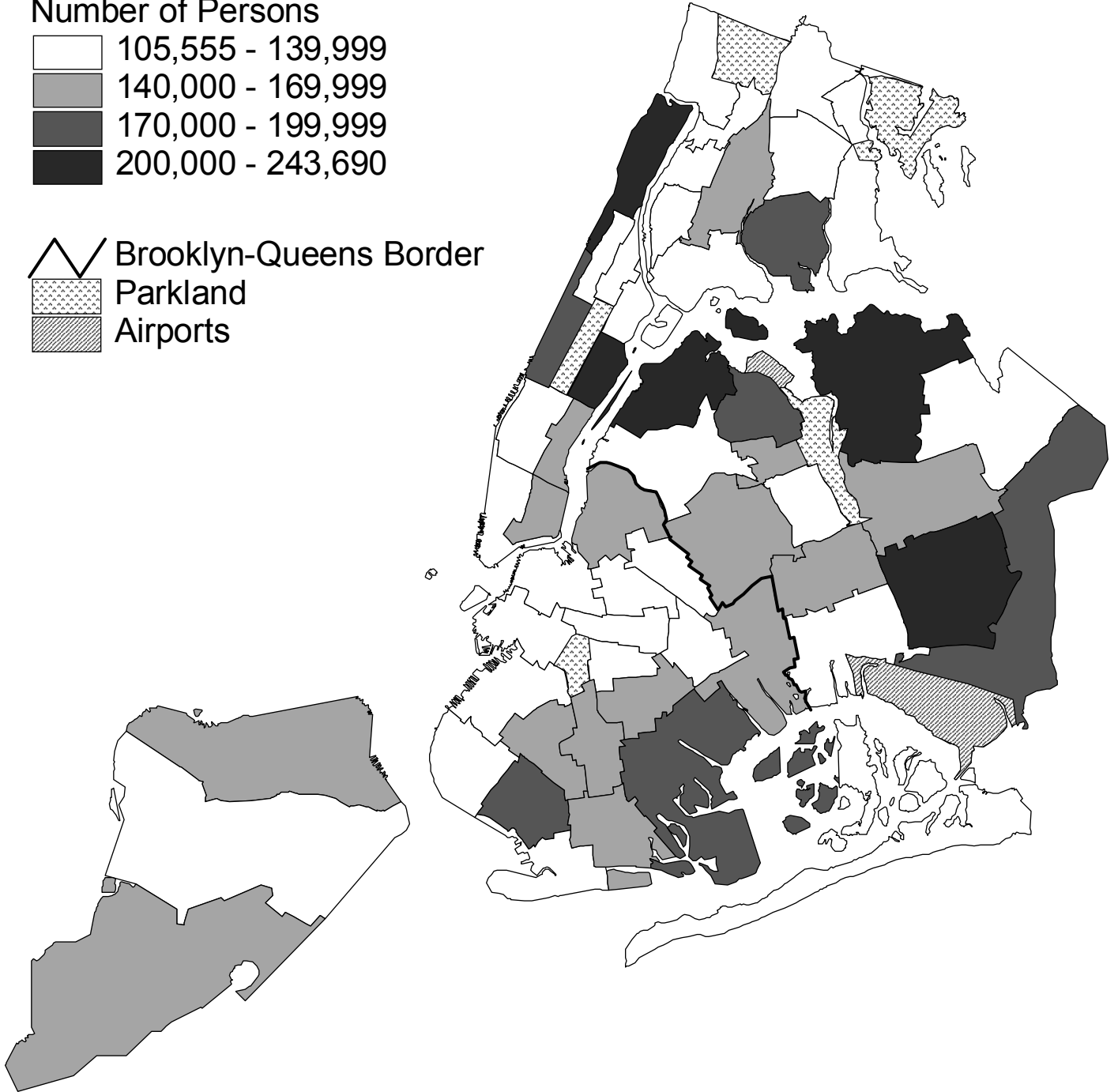
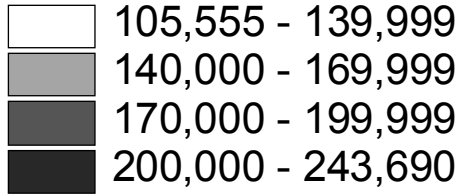
Neighborhood Table 10-1 Total Population in New York City Sub-borough Areas, 1990 and 2000

Borough	Sub-borough Area	1990 Total Population	2000 Total Population	Change	Percent Change
Bronx	101 Mott Haven/Hunts Point	118,081	130,448	12,367	10.5%
Bronx	102 Morrisania/Belmont	121,928	141,685	19,757	16.2%
Bronx	103 Highbridge/South Concourse	113,713	132,445	18,732	16.5%
Bronx	104 University Heights/Fordham	122,671	133,890	11,219	9.1%
Bronx	105 Kingsbridge Heights/Mosholu	121,080	132,672	11,592	9.6%
Bronx	106 Riverdale/Kingsbridge	107,297	113,003	5,706	5.3%
Bronx	107 Soundview/Parkchester	162,991	175,432	12,441	7.6%
Bronx	108 Throgs Neck/Co-op City	103,136	111,661	8,525	8.3%
Bronx	109 Pelham Parkway	105,991	119,960	13,969	13.2%
Bronx	110 Williamsbridge/Baychester	120,290	136,494	16,204	13.5%
Brooklyn	201 Williamsburg/Greenpoint	134,291	142,098	7,807	5.8%
Brooklyn	202 Brooklyn Heights/Fort Greene	110,980	115,106	4,126	3.7%
Brooklyn	203 Bedford Stuyvesant	113,900	121,054	7,154	6.3%
Brooklyn	204 Bushwick	121,318	120,710	-608	-0.5%
Brooklyn	205 East New York/Starrett City	136,753	146,857	12,020	7.4%
Brooklyn	206 Park Slope/Carroll Gardens	102,478	105,555	3,077	3.0%
Brooklyn	207 Sunset Park	118,694	139,269	20,575	17.3%
Brooklyn	208 North Crown Heights/Prospect Heights	126,696	123,117	-3,579	-2.8%
Brooklyn	209 South Crown Heights	119,868	112,670	-7,198	-6.0%
Brooklyn	210 Bay Ridge	107,726	119,871	12,145	11.3%
Brooklyn	211 Bensonhurst	149,468	171,778	22,310	14.9%
Brooklyn	212 Borough Park	137,257	158,548	21,291	15.5%
Brooklyn	213 Coney Island	110,970	116,138	5,168	4.7%
Brooklyn	214 Flatbush	157,775	166,315	8,540	5.4%
Brooklyn	215 Sheepshead Bay/Gravesend	134,424	149,351	22,564	11.1%
Brooklyn	216 Brownsville/Ocean Hill	114,693	116,790	2,097	1.8%
Brooklyn	217 East Flatbush	140,614	145,263	4,649	3.3%
Brooklyn	218 Flatlands/Canarsie	162,759	194,836	32,077	19.7%
Manhattan	301 Greenwich Village/Financial District	117,862	125,567	7,705	6.5%
Manhattan	302 Lower East Side/Chinatown	163,345	166,379	3,034	1.9%
Manhattan	303 Chelsea/Clinton/Midtown	120,836	122,241	1,405	1.2%
Manhattan	304 Stuyvesant Town/Turtle-Bay	139,915	143,441	10,860	2.5%
Manhattan	305 Upper West Side	194,981	192,213	-2,768	-1.4%
Manhattan	306 Upper East Side	210,970	217,063	6,093	2.9%
Manhattan	307 Morningside Heights/Hamilton Heights	124,430	129,533	5,103	4.1%
Manhattan	308 Central Harlem	100,692	109,091	8,399	8.3%
Manhattan	309 East Harlem	108,654	115,433	6,779	6.2%
Manhattan	310 Washington Heights/Inwood	198,159	208,414	10,383	5.2%
Queens	401 Astoria	183,994	205,469	22,998	11.7%
Queens	402 Sunnyside/Woodside	112,961	130,166	17,205	15.2%
Queens	403 Jackson Heights	136,514	181,370	44,856	32.9%
Queens	404 Elmhurst/Corona	116,362	142,022	25,660	22.1%
Queens	405 Middle Village/Ridgewood	148,800	167,201	15,669	12.4%
Queens	406 Rego Park/Forest Hills	105,261	113,422	8,161	7.8%
Queens	407 Flushing/Whitestone	221,261	243,690	22,429	10.1%
Queens	408 Hillcrest/Fresh Meadows	134,023	148,712	14,689	11.0%
Queens	409 Kew Gardens/Woodhaven	112,488	143,120	32,719	27.2%
Queens	410 South Ozone Park/Howard Beach	107,681	128,079	20,398	18.9%
Queens	411 Bayside/Little Neck	108,482	116,749	8,267	7.6%
Queens	412 Jamaica	198,193	218,993	20,800	10.5%
Queens	413 Queens Village	179,171	196,428	17,257	9.6%
Queens	414 Rockaways	100,710	106,738	6,028	6.0%
Staten Island	501 North Shore	137,973	162,609	24,636	17.9%
Staten Island	502 Mid-Island	114,140	128,177	14,037	12.3%
Staten Island	503 South Shore	126,864	152,942	29,460	20.6%
Total	New York City	7,322,564	8,008,278	685,714	9.4%

Source: US Census

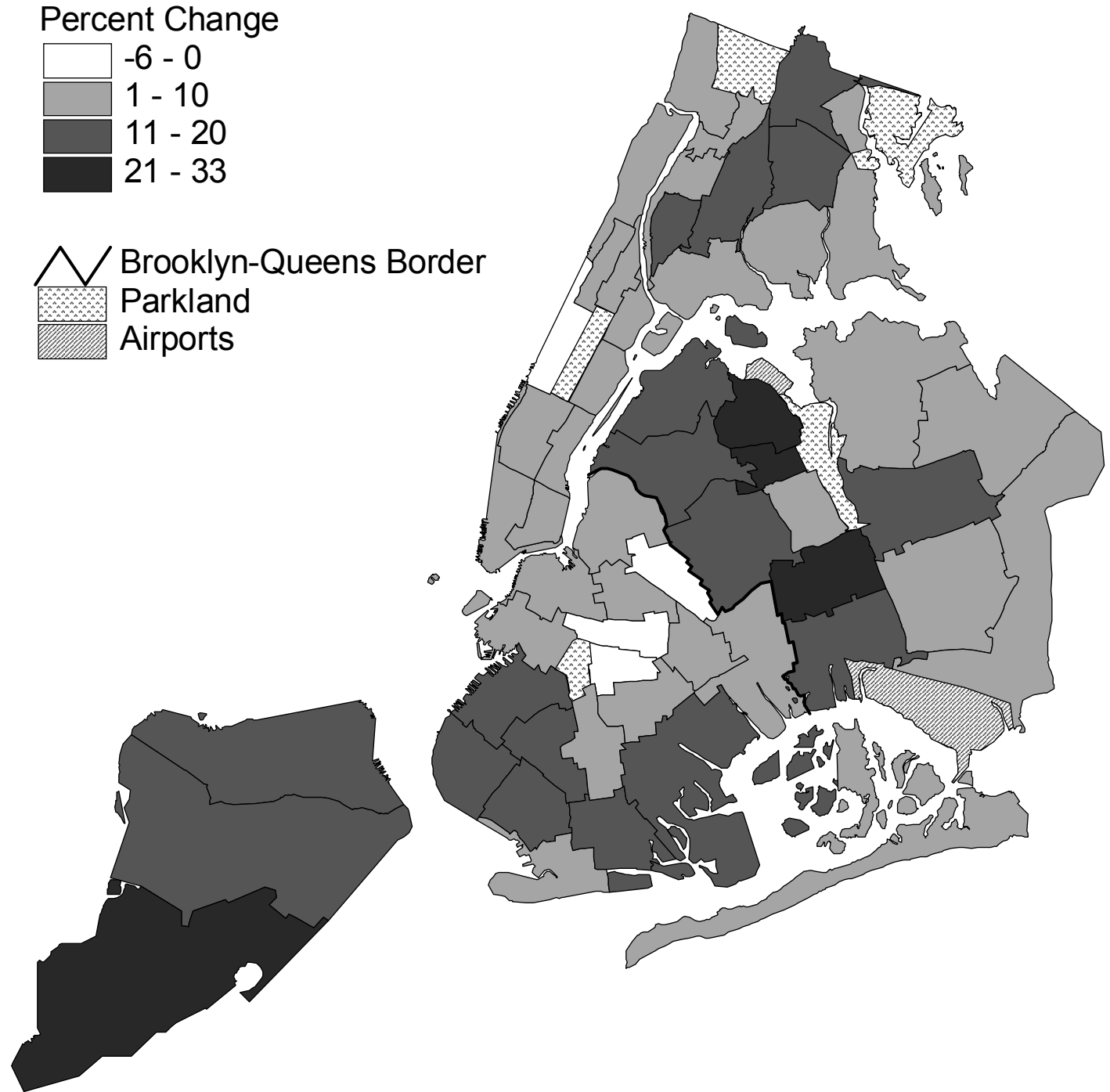
Map 10-1 Total Population of New York City Sub-borough Areas, 2000

Number of Persons



Source: US Census

Map 10-2 Population Change (Percent) in New York City Sub-borough Areas, 1990-2000



Source: US Census





**Neighborhood Table 10-2
Number of Households, New York City
Sub-borough Areas, 1999 and 2002**




Borough	Sub-borough Area	1999	2002
Bronx	101 Mott Haven/Hunts Point	37,603	41,714
Bronx	102 Morrisania/Belmont	38,920	44,489
Bronx	103 Highbridge/South Concourse	34,437	42,784
Bronx	104 University Heights/Fordham	36,791	41,959
Bronx	105 Kingsbridge Heights/Mosholu	42,670	43,408
Bronx	106 Riverdale/Kingsbridge	45,477	49,580
Bronx	107 Soundview/Parkchester	56,815	63,259
Bronx	108 Throgs Neck/Co-op City	41,312	48,867
Bronx	109 Pelham Parkway	41,859	37,917
Bronx	110 Williamsbridge/Baychester	43,156	48,900
Brooklyn	201 Williamsburg/Greenpoint	49,500	51,449
Brooklyn	202 Brooklyn Heights/Fort Greene	43,766	47,131
Brooklyn	203 Bedford Stuyvesant	37,667	44,709
Brooklyn	204 Bushwick	34,924	37,367
Brooklyn	205 East New York/Starrett City	40,993	47,055
Brooklyn	206 Park Slope/Carroll Gardens	43,992	43,908
Brooklyn	207 Sunset Park	43,424	43,308
Brooklyn	208 North Crown Heights/Prospect Heights	40,972	45,659
Brooklyn	209 South Crown Heights	39,681	40,283
Brooklyn	210 Bay Ridge	51,337	49,802
Brooklyn	211 Bensonhurst	59,100	63,857
Brooklyn	212 Borough Park	45,088	48,312
Brooklyn	213 Coney Island	44,744	46,171
Brooklyn	214 Flatbush	54,321	54,955
Brooklyn	215 Sheepshead Bay/Gravesend	53,927	59,843
Brooklyn	216 Brownsville/Ocean Hill	34,750	41,391
Brooklyn	217 East Flatbush	43,842	49,010
Brooklyn	218 Flatlands/Canarsie	59,264	65,347
Manhattan	301 Greenwich Village/Financial District	63,624	65,097
Manhattan	302 Lower East Side/Chinatown	53,591	70,021
Manhattan	303 Chelsea/Clinton/Midtown	66,282	66,549
Manhattan	304 Stuyvesant Town/Turtle-Bay	85,404	82,127
Manhattan	305 Upper West Side	117,287	108,870
Manhattan	306 Upper East Side	137,823	119,827
Manhattan	307 Morningside Heights/Hamilton Heights	44,941	50,335
Manhattan	308 Central Harlem	39,836	44,005
Manhattan	309 East Harlem	42,711	41,282
Manhattan	310 Washington Heights/Inwood	75,937	71,957
Queens	401 Astoria	70,499	74,040
Queens	402 Sunnyside/Woodside	43,947	47,675
Queens	403 Jackson Heights	50,572	53,239
Queens	404 Elmhurst/Corona	43,422	43,090
Queens	405 Middle Village/Ridgewood	60,388	63,706
Queens	406 Rego Park/Forest Hills	57,606	52,997
Queens	407 Flushing/Whitestone	91,674	90,448
Queens	408 Hillcrest/Fresh Meadows	57,729	57,549
Queens	409 Kew Gardens/Woodhaven	39,324	44,884
Queens	410 South Ozone Park/Howard Beach	38,289	41,277
Queens	411 Bayside/Little Neck	44,139	45,198
Queens	412 Jamaica	64,364	71,036
Queens	413 Queens Village	56,530	60,635
Queens	414 Rockaways	37,254	37,960
Staten Island	501 North Shore	55,442	56,907
Staten Island	502 Mid-Island	41,116	45,002
Staten Island	503 South Shore	48,350	57,168
Total	New York City	2,868,415	3,005,318

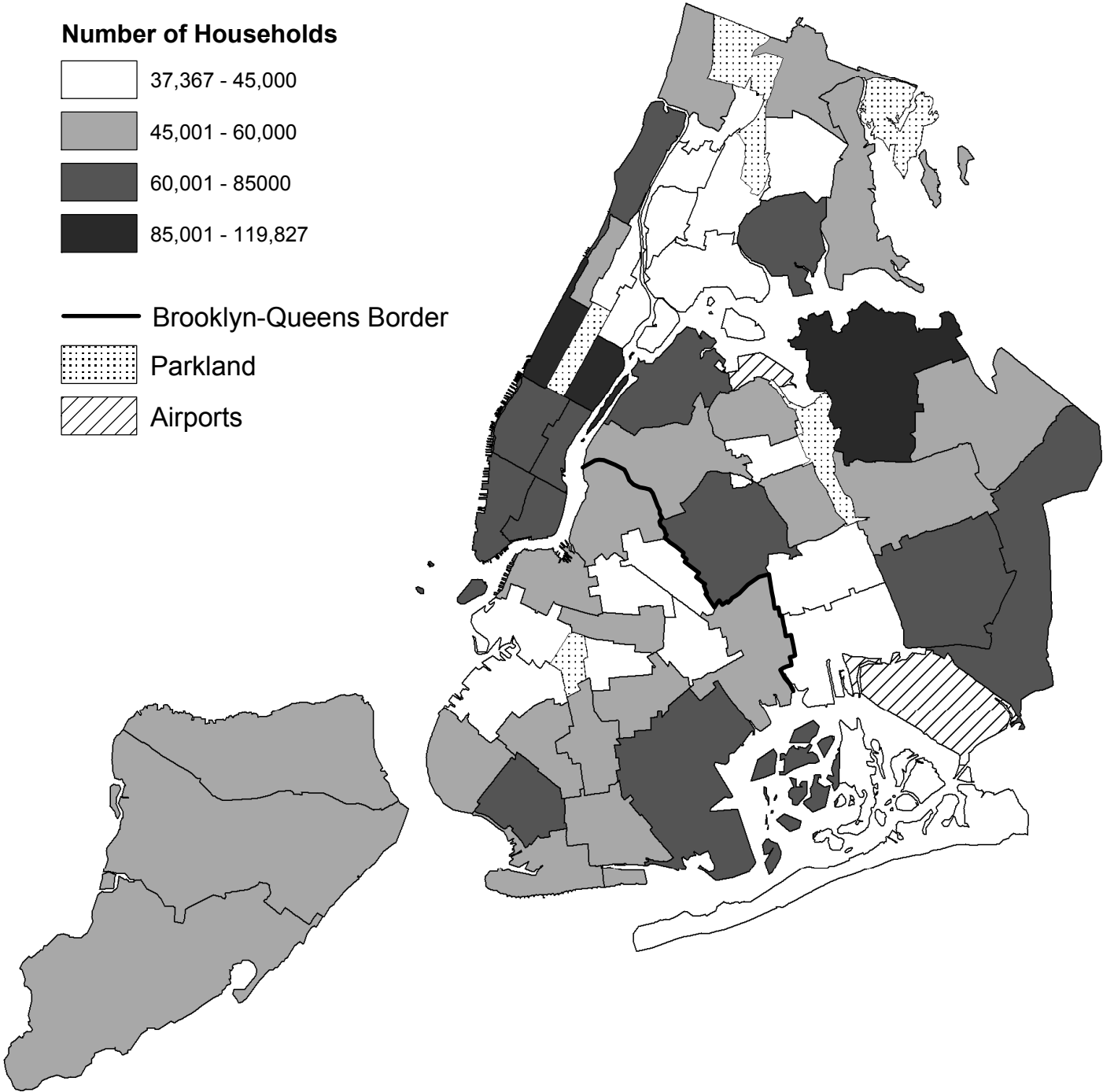
Source: New York City Housing and Vacancy Survey

Map 10-3 Number of Households, New York City Sub-borough Areas, 2002

Number of Households

-  37,367 - 45,000
-  45,001 - 60,000
-  60,001 - 85,000
-  85,001 - 119,827

-  Brooklyn-Queens Border
-  Parkland
-  Airports



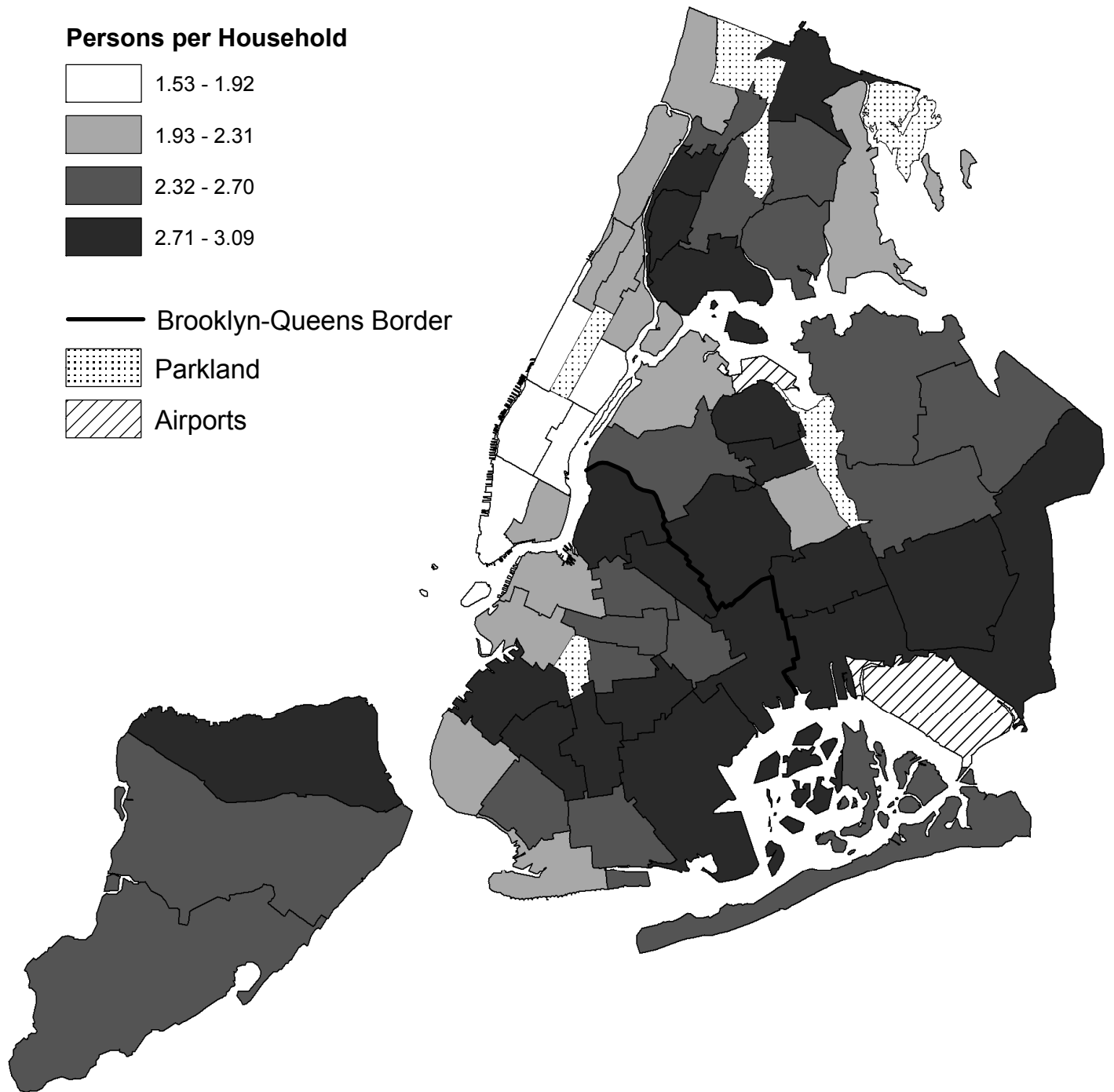
Source: NYC Housing and Vacancy Survey

Neighborhood Table 10-3
Average Household Size, New York City
Sub-borough Areas, 1999 and 2002

Borough	Sub-borough Area	1999	2002
Bronx	101 Mott Haven/Hunts Point	2.65	2.73
Bronx	102 Morrisania/Belmont	2.80	2.47
Bronx	103 Highbridge/South Concourse	2.59	2.75
Bronx	104 University Heights/Fordham	2.95	2.88
Bronx	105 Kingsbridge Heights/Mosholu	2.73	2.55
Bronx	106 Riverdale/Kingsbridge	2.30	2.24
Bronx	107 Soundview/Parkchester	2.62	2.62
Bronx	108 Throgs Neck/Co-op City	2.23	2.20
Bronx	109 Pelham Parkway	2.32	2.70
Bronx	110 Williamsbridge/Baychester	2.52	2.76
Brooklyn	201 Williamsburg/Greenpoint	2.61	2.87
Brooklyn	202 Brooklyn Heights/Fort Greene	2.01	2.03
Brooklyn	203 Bedford Stuyvesant	2.61	2.48
Brooklyn	204 Bushwick	3.07	2.97
Brooklyn	205 East New York/Starrett City	2.95	2.89
Brooklyn	206 Park Slope/Carroll Gardens	2.12	2.23
Brooklyn	207 Sunset Park	2.85	2.81
Brooklyn	208 North Crown Heights/Prospect Heights	2.28	2.51
Brooklyn	209 South Crown Heights	2.60	2.65
Brooklyn	210 Bay Ridge	2.13	2.31
Brooklyn	211 Bensonhurst	2.44	2.60
Brooklyn	212 Borough Park	2.98	3.09
Brooklyn	213 Coney Island	2.47	2.20
Brooklyn	214 Flatbush	2.76	2.81
Brooklyn	215 Sheepshead Bay/Gravesend	2.62	2.54
Brooklyn	216 Brownsville/Ocean Hill	2.63	2.65
Brooklyn	217 East Flatbush	2.95	2.87
Brooklyn	218 Flatlands/Canarsie	2.79	2.85
Manhattan	301 Greenwich Village/Financial District	1.61	1.65
Manhattan	302 Lower East Side/Chinatown	2.08	2.16
Manhattan	303 Chelsea/Clinton/Midtown	1.55	1.57
Manhattan	304 Stuyvesant Town/Turtle-Bay	1.56	1.53
Manhattan	305 Upper West Side	1.74	1.72
Manhattan	306 Upper East Side	1.80	1.68
Manhattan	307 Morningside Heights/Hamilton Heights	2.42	2.20
Manhattan	308 Central Harlem	2.26	2.01
Manhattan	309 East Harlem	2.44	2.13
Manhattan	310 Washington Heights/Inwood	2.74	2.24
Queens	401 Astoria	2.32	2.30
Queens	402 Sunnyside/Woodside	2.55	2.53
Queens	403 Jackson Heights	3.08	2.91
Queens	404 Elmhurst/Corona	2.87	2.87
Queens	405 Middle Village/Ridgewood	2.47	2.75
Queens	406 Rego Park/Forest Hills	2.14	2.15
Queens	407 Flushing/Whitestone	2.59	2.54
Queens	408 Hillcrest/Fresh Meadows	2.65	2.57
Queens	409 Kew Gardens/Woodhaven	2.84	3.00
Queens	410 South Ozone Park/Howard Beach	2.91	3.08
Queens	411 Bayside/Little Neck	2.55	2.67
Queens	412 Jamaica	3.08	2.89
Queens	413 Queens Village	3.08	2.89
Queens	414 Rockaways	2.78	2.54
Staten Island	501 North Shore	2.58	2.74
Staten Island	502 Mid-Island	2.78	2.54
Staten Island	503 South Shore	2.91	2.65
Total	New York City	2.46	2.45

Source: New York City Housing and Vacancy Survey

Map 10-4 Average Household Size in New York City Sub-borough Areas, 2002



Source: NYC Housing and Vacancy Survey

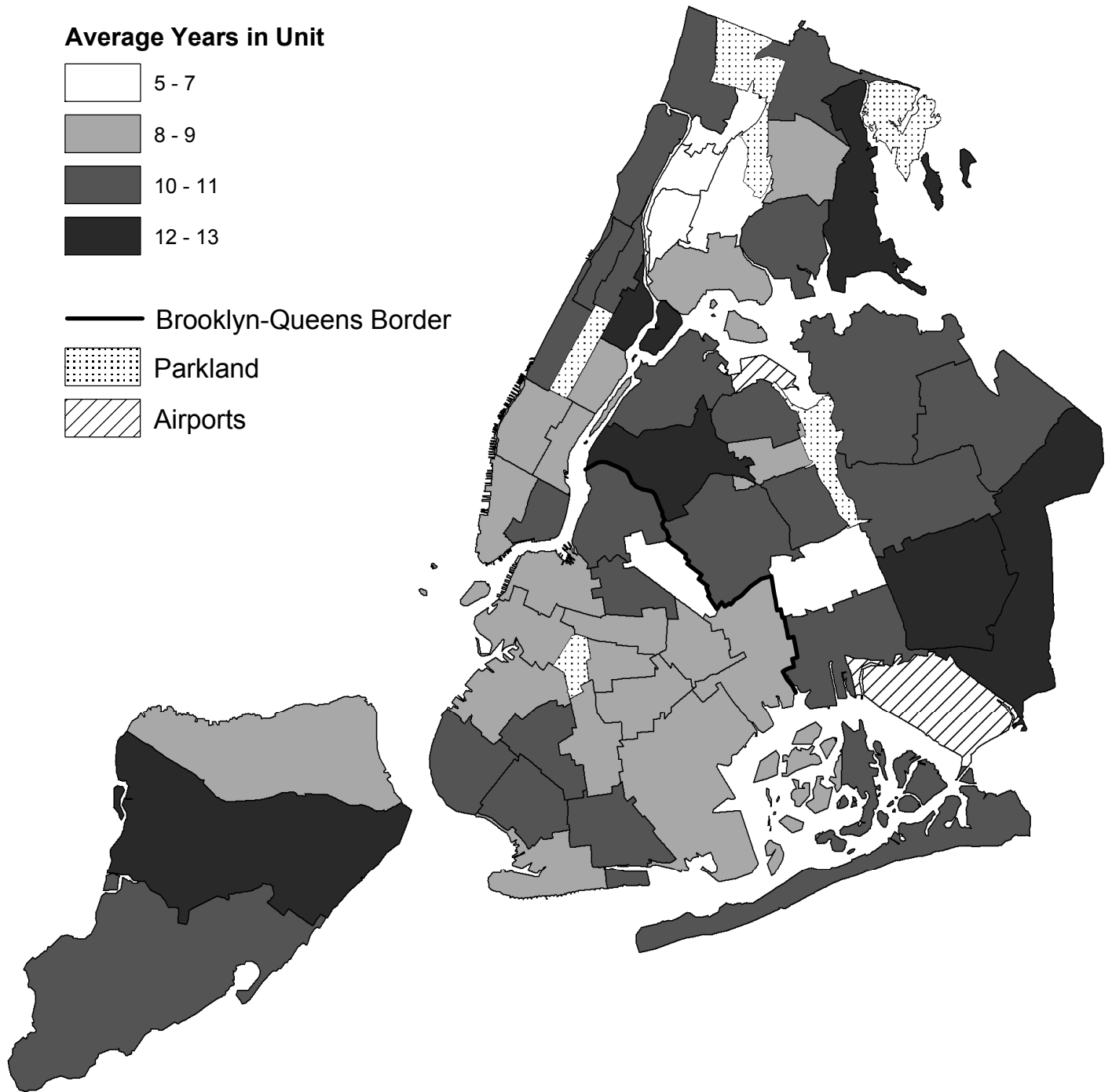
Neighborhood Table 10-4
Average length of Tenure (Years in Current Unit) of Households,
New York City Sub-borough Areas, 1999 and 2002

Borough	Sub-borough Area	1999	2002
Bronx	101 Mott Haven/Hunts Point	11.0	8.0
Bronx	102 Morrisania/Belmont	8.9	7.1
Bronx	103 Highbridge/South Concourse	9.2	6.7
Bronx	104 University Heights/Fordham	8.5	6.7
Bronx	105 Kingsbridge Heights/Mosholu	8.2	5.2
Bronx	106 Riverdale/Kingsbridge	12.6	10.0
Bronx	107 Soundview/Parkchester	10.7	9.4
Bronx	108 Throgs Neck/Co-op City	12.1	13.1
Bronx	109 Pelham Parkway	12.3	7.4
Bronx	110 Williamsbridge/Baychester	12.0	9.6
Brooklyn	201 Williamsburg/Greenpoint	12.5	9.4
Brooklyn	202 Brooklyn Heights/Fort Greene	11.3	8.6
Brooklyn	203 Bedford Stuyvesant	12.7	9.3
Brooklyn	204 Bushwick	11.8	6.1
Brooklyn	205 East New York/Starrett City	10.8	7.3
Brooklyn	206 Park Slope/Carroll Gardens	10.6	8.8
Brooklyn	207 Sunset Park	10.9	8.5
Brooklyn	208 North Crown Heights/Prospect Heights	10.3	8.8
Brooklyn	209 South Crown Heights	10.8	8.6
Brooklyn	210 Bay Ridge	11.9	10.1
Brooklyn	211 Bensonhurst	12.7	9.8
Brooklyn	212 Borough Park	14.1	9.9
Brooklyn	213 Coney Island	11.8	8.9
Brooklyn	214 Flatbush	10.0	8.0
Brooklyn	215 Sheepshead Bay/Gravesend	11.2	9.8
Brooklyn	216 Brownsville/Ocean Hill	10.4	8.7
Brooklyn	217 East Flatbush	12.7	8.3
Brooklyn	218 Flatlands/Canarsie	12.8	9.1
Manhattan	301 Greenwich Village/Financial District	10.5	7.7
Manhattan	302 Lower East Side/Chinatown	13.0	9.8
Manhattan	303 Chelsea/Clinton/Midtown	10.0	8.3
Manhattan	304 Stuyvesant Town/Turtle-Bay	10.5	8.3
Manhattan	305 Upper West Side	11.5	9.3
Manhattan	306 Upper East Side	9.2	7.6
Manhattan	307 Morningside Heights/Hamilton Heights	12.1	10.8
Manhattan	308 Central Harlem	13.5	10.2
Manhattan	309 East Harlem	12.8	12.0
Manhattan	310 Washington Heights/Inwood	11.3	10.5
Queens	401 Astoria	13.5	9.8
Queens	402 Sunnyside/Woodside	11.2	12.4
Queens	403 Jackson Heights	9.8	9.6
Queens	404 Elmhurst/Corona	10.8	8.6
Queens	405 Middle Village/Ridgewood	14.8	10.5
Queens	406 Rego Park/Forest Hills	11.5	10.4
Queens	407 Flushing/Whitestone	12.6	11.0
Queens	408 Hillcrest/Fresh Meadows	11.0	10.9
Queens	409 Kew Gardens/Woodhaven	9.6	6.7
Queens	410 South Ozone Park/Howard Beach	13.7	9.8
Queens	411 Bayside/Little Neck	14.7	10.4
Queens	412 Jamaica	12.8	11.4
Queens	413 Queens Village	13.0	11.9
Queens	414 Rockaways	10.3	9.6
Staten Island	501 North Shore	13.4	7.8
Staten Island	502 Mid-Island	12.2	12.2
Staten Island	503 South Shore	12.4	9.7
Total	New York City	11.6	9.3

Source: New York City Housing and Vacancy Survey

Map 10-5

Average Length of Tenure (Years in Current Unit) of Households in New York City Sub-borough Areas, 2002



Source: NYC Housing and Vacancy Survey