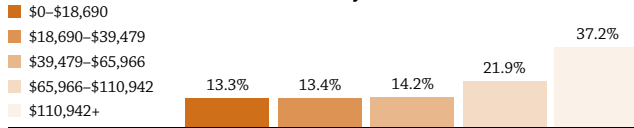




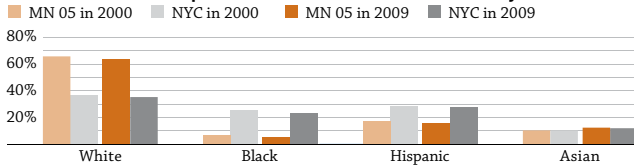
# MIDTOWN – MN 05<sup>1</sup>

	2009	Rank
Population	147,472	–
Population Density (1,000 persons per square mile)	50.8	17
Median Household Income	\$81,767	6
Income Diversity Ratio	6.6	14
Public and Subsidized Rental Housing Units (% of rental units)	19.2%	22
Rent-Regulated Units (% of rental units)	50.9%	20
Residential Units in a Historic District	8.3%	10
Residential Units within 1/4 Mile of a Park	95.4%	22
Residential Units within 1/2 Mile of a Subway/Rail Entrance	100.0%	1
Unused Capacity Rate (% of land area)	0.0%	58

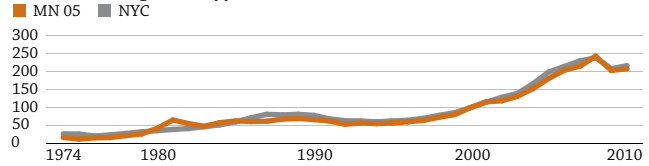
### Households in MN 05 in Each New York City Income Quintile (2009)



### Racial and Ethnic Composition of MN 05 versus New York City

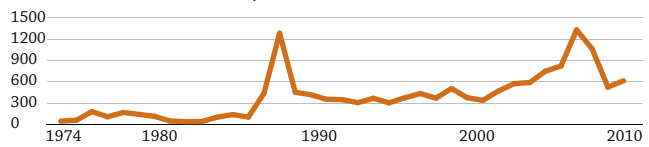


### Index of Housing Price Appreciation (Condominium), 1974-2010



MN 05 has seen similar price trends in the market for condominiums as the rest of the city in recent years, despite having a notably high median sales price of \$1.3 million. Prices fell by 16.2 percent in 2009 in the neighborhood compared to 12.8 percent in the city as a whole. Except in 2009, prices in MN 05 rose in every year since 2000 including a 1.2 percent increase in 2010.

### Sales Volume (Condominium), 1974-2010



Sales volume for condominiums has fallen in recent years, with 577 units transacting in 2010 compared to 1,293 in 2007.

	2000	2008	2009	2010	Rank ('00)	Rank ('09/'10)
<b>Housing</b>						
Rental Vacancy Rate <sup>2</sup>	3.7%	–	3.9%	–	16	24
Units Issued New Certificates of Occupancy	730	592	132	–	5	46
Units Authorized by New Residential Building Permits	1174	952	18	17	2	17
Homeownership Rate	20.2%	24.2%	25.0%	–	37	34
Index of Housing Price Appreciation (condominium) <sup>3</sup>	100.0	244.2	204.2	209.0	–	4
Median Sales Price per Unit (condominium) <sup>3</sup>	\$615,250	\$1,448,240	\$1,271,318	\$1,298,269	6	2
Sales Volume	345	1,035	496	593	36	16
Median Monthly Contract Rent	–	\$1,488	\$1,652	–	–	5
Median Rent Burden	–	25.9%	25.8%	–	–	50
Home Purchase Loan Rate (per 1,000 properties)	–	40.2	19.4	–	–	21
Refinance Loan Rate (per 1,000 properties)	–	13.3	35.1	–	–	7
FHA/VA-Backed Home Purchase Loans (% of home purchase loans)	–	0.0%	0.0%	–	–	52
Notices of Foreclosure Rate (per 1,000 1–4 family properties)	–	–	–	–	–	–
Tax Delinquencies (% of residential properties delinquent ≥ 1 year)	3.0%	0.0%	0.0%	–	48	59
Housing Code Violations, Serious (per 1,000 rental units)	–	6.0	6.2	7.0	–	56
Housing Code Violations, Total (per 1,000 rental units)	–	26.6	27.6	36.7	–	57
Severe Crowding Rate (% of renter households)	–	2.4%	3.6%	–	–	22
<b>Population</b>						
Foreign-Born Population	25.3%	22.6%	25.9%	–	37	40
Racial Diversity Index	0.55	0.57	0.55	–	30	30
Households with Children under 18 Years Old	8.4%	8.0%	8.7%	–	54	55
Population 65 and Older	11.4%	9.9%	11.7%	–	23	28
Poverty Rate	14.4%	14.2%	12.7%	–	38	36
Unemployment Rate	7.3%	6.8%	9.5%	–	37	34
Mean Travel Time to Work (minutes)	24.8	24.7	25.0	–	54	53
Students Performing at Grade Level in Reading	66.2%	–	–	66.7%	2	2
Students Performing at Grade Level in Math	61.0%	–	–	77.3%	2	2
Asthma Hospitalizations (per 1,000 people)	2.0	1.6	1.4	–	36	43
Elevated Blood Lead Levels (incidence per 1,000 children) <sup>4</sup>	30.2	11.3	10.2	–	3	2

1. Community districts MN 04 and MN 05 both fall within sub-borough area 303 Data reported at the sub-borough area level for these CDs are identical.

2. The rental vacancy rate for 2009 is an average rate for 2007–2009.

3. Ranked out of 7 community districts with the same predominant housing type (condominium)

4. Sample size is less than 20 newly identified cases in at least one year presented