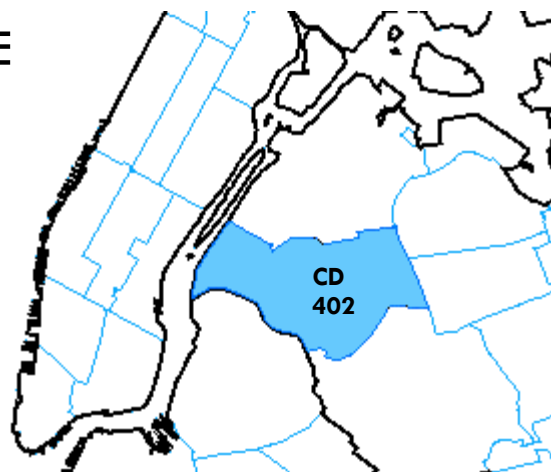


WOODSIDE/SUNNYSIDE

		Rank (2002)	Rank (2004/5)
Population (2000):	109,920	41	-
Racial Diversity Index:	0.90	6	7
Median Household Income:	\$40,000	25	24
Income Diversity Ratio:	4.1	35	51
Median Monthly Rent:	\$900	29	21
Median Price/Unit (2-4 fam.):	\$258,230	13	20



2002	2003	2004	2005	Rank (2002)	Rank (2004/5)	
\$43,644	-	-	\$40,000	25	24	Median Household Income (in 2004 dollars)
14.2%	-	-	12.8%	32	35	Poverty Rate
52.0%	-	-	48.6%	5	6	% Immigrant Households
2.3%	-	-	4.0%	32	14	Rental Vacancy Rate
50,469	-	-	51,402	31	32	Number of Housing Units
1.4%	-	-	0.0%	36	38	% Public Housing
72.7%	-	-	70.2%	12	11	% Rent-Regulated/Other subsidized
65	456	168	40	44	53	Certificates of Occupancy
110	63	237	-	44	33	Units Authorized by New Residential Building Permits
27.5%	-	-	24.3%	31	34	Homeownership Rate
175.4	195.4	217.0	-	5	11 ¹	Index of Housing Price Appreciation (2-4 family building)
54.1	47.6	47.1	-	26	39	Home Purchase Loans (per 1,000 properties)
5.1%	7.8%	8.0%	-	39	32	% Subprime Home Purchase Loans
51.7	65.4	38.5	-	35	35	Refinance Loan Rate (per 1,000 properties)
15.0%	11.9%	17.8%	-	33	37	% Subprime Refinance Loans
3.0	6.1	6.4	-	48	36	Notices of Foreclosure (per 1,000 1-4 family properties)
1.7%	1.1%	1.0%	-	41	38	% Tax Delinquencies (delinquent ≥ 1 year)
-	6.3%	6.2%	6.3%	13	14	% Vacant Land Area
25.5	24.2	26.1	-	31	29	Serious Housing Code Violations (per 1,000 rental units)
45.4%	47.4%	47.6%	-	26	24	% Students Performing at Grade Level - Reading
43.5%	48.0%	52.5%	-	24	25	% Students Performing at Grade Level - Math
31.6	28.7	26.8	-	25	31	Felony Crime Rate (per 1,000 residents)

CD 402 covers the neighborhoods of Sunnyside, Woodside, and part of Long Island City. The area is 6th in the City in the percentage of immigrant households, at 48.6%. CD 402 also has a large share of rent-regulated housing. Unlike most CDs, Woodside/Sunnyside has seen a decrease in homeownership rates and in both home purchase and refinance loans, but an increase in notices of mortgage

foreclosure. Although not among the neighborhoods with the highest rates of subprime lending, CD 402 has nonetheless witnessed an increase in subprime home purchase lending since 2002. Following the citywide trend, school performance in reading and math has risen considerably in CD 402, while the crime rate has declined.

Numbers in italics are based on a small number of observations and should be treated with caution.

¹ Ranked out of 34 community districts with the same predominant housing type (2-4 family buildings).