



## ST. GEORGE / STAPLETON

		Rank (2002)	Rank (2004/5)
<b>Population (2000):</b>	<b>162,609</b>	19	-
<b>Racial Diversity Index:</b>	<b>0.87</b>	13	12
<b>Median Household Income:</b>	<b>\$52,500</b>	9	11
<b>Income Diversity Ratio:</b>	<b>4.9</b>	28	41
<b>Median Monthly Rent:</b>	<b>\$900</b>	20	21
<b>Median Price/Unit (2-4 fam.):</b>	<b>\$174,975</b>	41	43
<b>Median Price/Unit (1 fam.):</b>	<b>\$283,460</b>	34	42 <sup>1</sup>

	2002	2003	2004	2005	Rank (2002)	Rank (2004/5)
<b>Median Household Income (in 2004 dollars)</b>	\$54,730	-	-	\$52,500	9	11
<b>Poverty Rate</b>	14.8%	-	-	8.8%	30	47
<b>% Immigrant Households</b>	18.3%	-	-	20.3%	45	44
<b>Rental Vacancy Rate</b>	3.1%	-	-	8.8%	23	1
<b>Number of Housing Units</b>	62,051	-	-	60,467	16	18
<b>% Public Housing</b>	10.4%	-	-	8.1%	19	24
<b>% Rent-Regulated/Other subsidized</b>	40.0%	-	-	35.4%	42	44
<b>Certificates of Occupancy</b>	524	614	1,212	918	9	2
<b>Units Authorized by New Residential Building Permits</b>	582	1,117	531	-	9	10
<b>Homeownership Rate</b>	57.9%	-	-	58.1%	8	9
<b>Index of Housing Price Appreciation (1 family building)</b>	137.9	140.7	173.7	-	8	12 <sup>2</sup>
<b>Home Purchase Loans (per 1,000 properties)</b>	68.8	70.6	85.6	-	13	6
<b>% Subprime Home Purchase Loans</b>	7.2%	12.3%	19.6%	-	28	24
<b>Refinance Loan Rate (per 1,000 properties)</b>	99.4	159.2	97.3	-	8	10
<b>% Subprime Refinance Loans</b>	20.3%	21.1%	37.0%	-	23	20
<b>Notices of Foreclosure (per 1,000 1-4 family properties)</b>	N/A	N/A	N/A	-	N/A	N/A
<b>% Tax Delinquencies (delinquent ≥ 1 year)</b>	2.7%	1.9%	1.3%	-	29	30
<b>% Vacant Land Area</b>	-	12.6%	12.4%	9.5%	5	5
<b>Serious Housing Code Violations (per 1,000 rental units)</b>	19.9	26.4	36.8	-	37	25
<b>% Students Performing at Grade Level - Reading</b>	53.3%	54.1%	54.1%	-	11	12
<b>% Students Performing at Grade Level - Math</b>	46.7%	53.0%	56.7%	-	16	16
<b>Felony Crime Rate (per 1,000 residents)</b>	22.4	19.3	19.7	-	51	50

A NASCAR racetrack has been proposed for a former oil tank facility in Bloomfield, Staten Island. The proposal, which has stirred controversy over its scale and potential impact on traffic and quality of life, includes not only the racetrack but also thousands of housing units and a large retail complex.

St. George/Stapleton had one of the highest rates of home purchase loans in the five boroughs in 2004, with 85.6 per 1,000 properties. The percent of home purchase loans that are subprime more than doubled since 2002. The rental vacancy rate has almost tripled since 2002, as certificates of occupancy increase significantly. CD 501 had one of the lowest crime rates in the City in 2004, with 19.7 felonies per 1,000 residents.

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

<sup>1</sup> Ranked out of 50 community districts with sufficient single family home sales.

<sup>2</sup> Ranked out of 13 community districts with the same predominant housing type (single family homes).