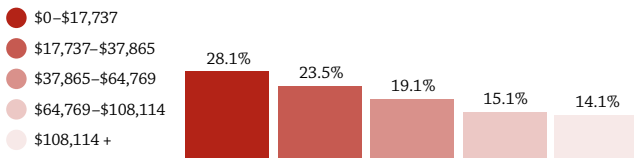




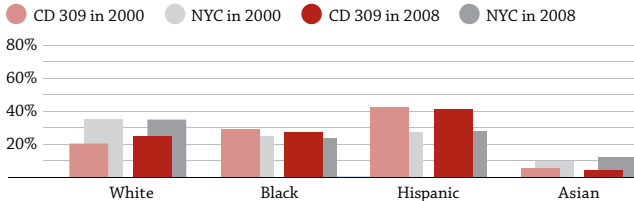
MORNINGSIDE HEIGHTS / HAMILTON – CD 309¹

	2008	Rank
Population	123,363	–
Population Density (1,000 persons per square mile)	93.5	3
Median Household Income	\$37,439	42
Income Diversity Ratio	6.9	11
Subsidized Rental Units (% of rental units)	19.2%	17
Rent-Regulated Units (% of rental units)	64.5%	9
Residential Units within 1/4 Mile of a Park	100.0%	1
Residential Units within 1/2 Mile of a Subway/Rail Entrance	100.0%	1
Unused Capacity Rate (% of land area)	28.0%	30

Households in CD 309 in Each New York City Income Quintile (2008)



Racial and Ethnic Composition of CD 309 versus New York City

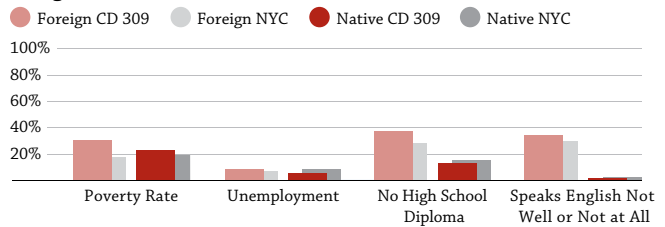


Top Five Countries of Origin for Foreign-Born Residents in CD 309

Country of Origin	CD 309	NYC	U.S.
Dominican Republic	41.3%	12.1%	2.0%
Mexico	7.3%	5.9%	30.1%
China	4.6%	10.2%	5.0%
Ecuador	4.2%	4.5%	1.1%
Other Caribbean	3.4%	2.9%	0.6%

Over 40% of immigrants in CD 309 were born in the Dominican Republic compared to 12% of New York City's immigrants and 2% of all U.S. immigrants.

Immigrant Characteristics in CD 309 and NYC



The poverty rate for foreign-born residents of CD 309 is markedly higher than the citywide average. 37% of immigrants in CD 309 do not have a high school diploma compared to 28% of immigrants citywide.

	2000	2007	2008	2009	Rank ('00)	Rank ('08/'09)
Rental Vacancy Rate ²	4.3%	–	2.9%	–	12	37
Certificates of Occupancy Issued	0	94	295	–	57	31
Units Authorized by New Residential Building Permits	2	27	136	0	58	53
Homeownership Rate	10.9%	15.3%	14.1%	–	47	46
Index of Housing Price Appreciation (5+ family building) ³	100.0	427.2	364.4	266.4	–	4
Median Price per Unit (5+ family building) ³	\$43,239	\$172,450	\$127,323	\$114,286	4	3
Median Monthly Rent	–	\$845	\$895	–	–	33
Median Rent Burden	–	28.0%	32.5%	–	–	20
Serious Housing Code Violations (per 1,000 rental units)	109.8	100.9	103.9	–	9	12
Tax Delinquencies (% of residential properties delinquent ≥ 1 year)	13.9%	3.8%	4.3%	–	7	9
Home Purchase Loan Rate (per 1,000 properties)	–	36.9	19.9	–	–	33
High Cost Home Purchase Loans (% of home purchase loans)	–	2.6%	1.8%	–	–	38
Refinance Loan Rate (per 1,000 properties)	–	18.2	14.2	–	–	24
High Cost Refinance Loans (% of refinance loans)	–	12.5%	8.3%	–	–	31
Notices of Foreclosure Rate (per 1,000 1–4 family properties)	66.7	14.3	33.9	13.9	2	38
Severe Crowding Rate (% of renter households)	–	1.6%	3.6%	–	–	29
Foreign-Born Population	35.0%	34.1%	33.7%	–	27	34
Racial Diversity Index	0.69	0.71	0.69	–	9	7
Households with Children under 18 Years Old	30.9%	26.7%	27.6%	–	40	42
Population Aged 65 and Older	10.0%	10.8%	11.6%	–	34	25
Poverty Rate	30.1%	24.0%	27.4%	–	13	13
Unemployment Rate	16.5%	6.9%	5.3%	–	10	42
Mean Travel Time to Work (minutes)	33.8	35.2	32.8	–	49	48
Felony Crime Rate (per 1,000 residents)	36.2	24.4	–	–	25	–
Students Performing at Grade Level in Reading	31.8%	39.3%	47.6%	61.6%	45	47
Students Performing at Grade Level in Math	24.7%	56.2%	66.5%	76.6%	44	42
Asthma Hospitalizations (per 1,000 residents)	3.9	3.4	3.5	–	15	19
Elevated Blood Lead Levels (incidence per 1,000 residents)	18.7	5.0	5.8	–	28	23
Net Waste After Recycling (pounds per capita)	–	2.0	2.3	2.3	–	31

1. Community district 309 matches sub-borough area 307. 2. The rental vacancy rate presented for 2008 is an average rate for 2006–2008.

3. Ranked out of 5 community districts with the same predominant housing type (5+ family building)