

DEMOGRAPHIC TRENDS CHINATOWN PHILADELPHIA

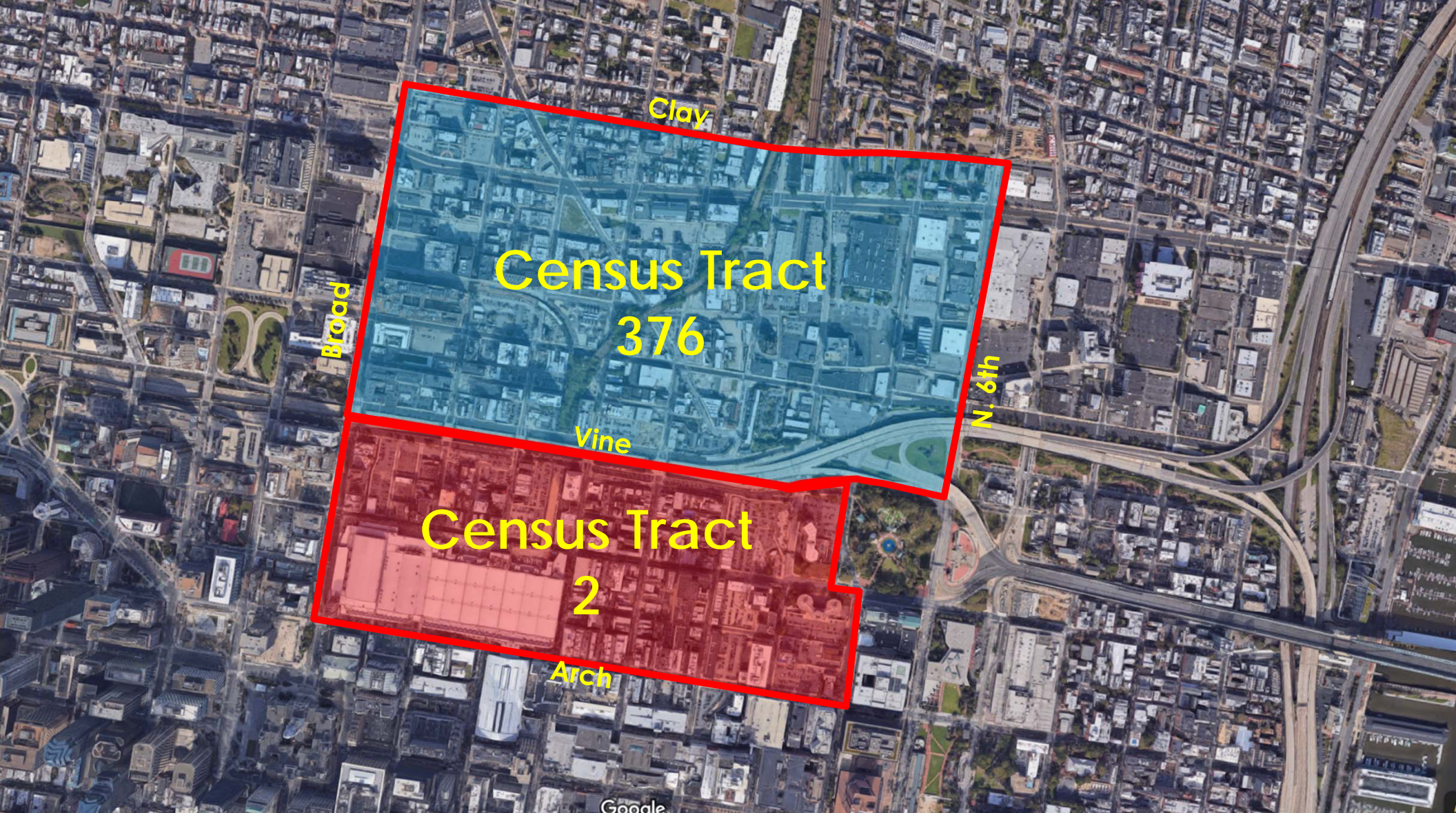
2009 TO 2015

Prepared for:



Prepared by:

URBAN PARTNERS
Community & Economic Development Philadelphia, PA • Charleston, SC



Clay

Census Tract
376

Broad

N. 6th

Vine

Census Tract
2

Arch

SUMMARY OF KEY FINDINGS

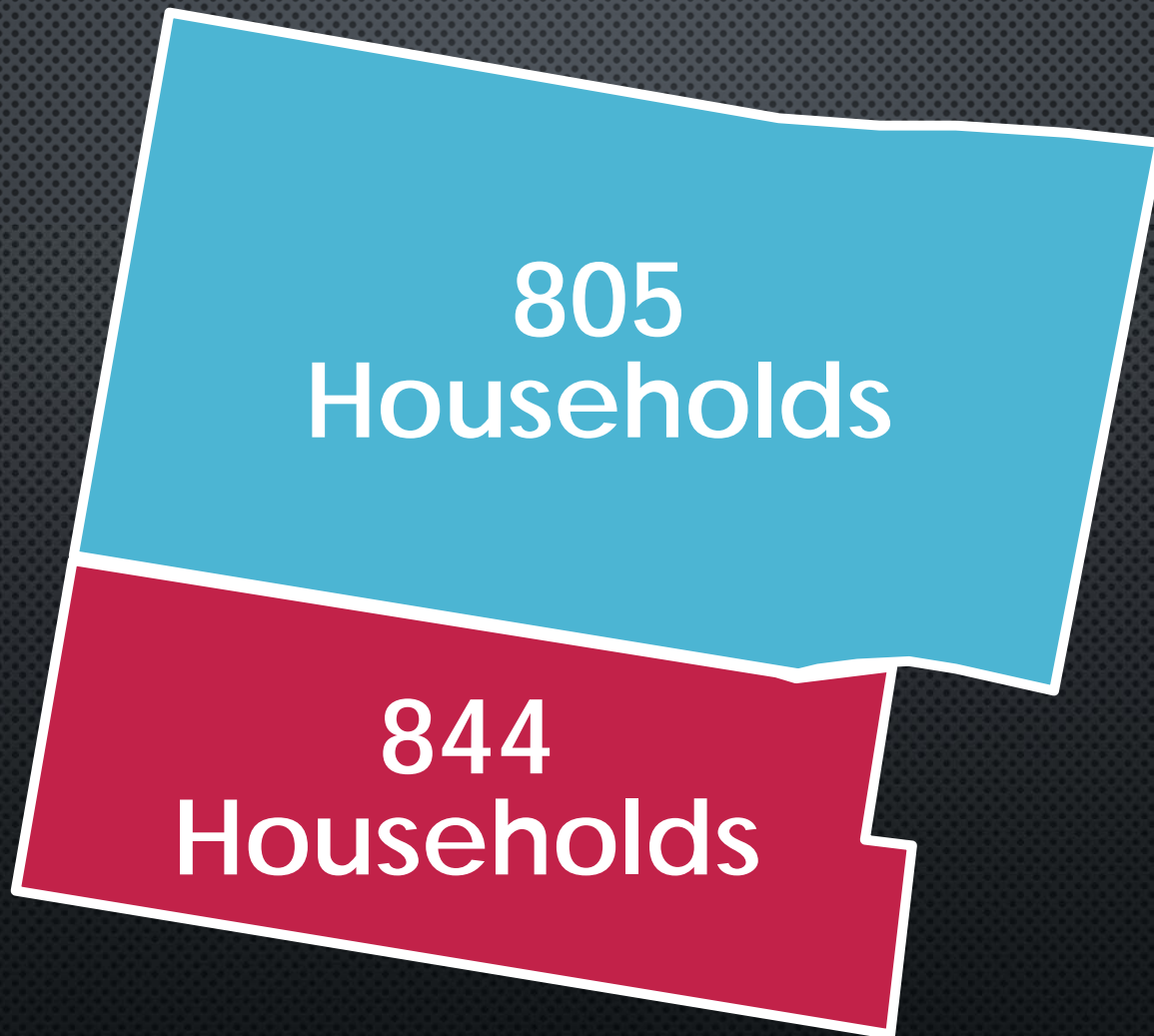
- Rapid population growth (25% increase in households 2009-2015).
- More extremely poor and relatively affluent households, and less low-income households.
- Major growth of college students.
- Chinatown workers are living farther away from work.
- Significant drop in foreign-born population for S. of Vine (68% in 2000 to just 37% in 2017).

SUMMARY OF KEY FINDINGS

- Increase of households with severe housing cost burden:
 - 1 of 10 senior households pay more than 50% of income for housing.
 - 1 of 3 extremely low-income households pay more than 50% of income for housing.

2009

1,649
Households



2015

2,068
Households

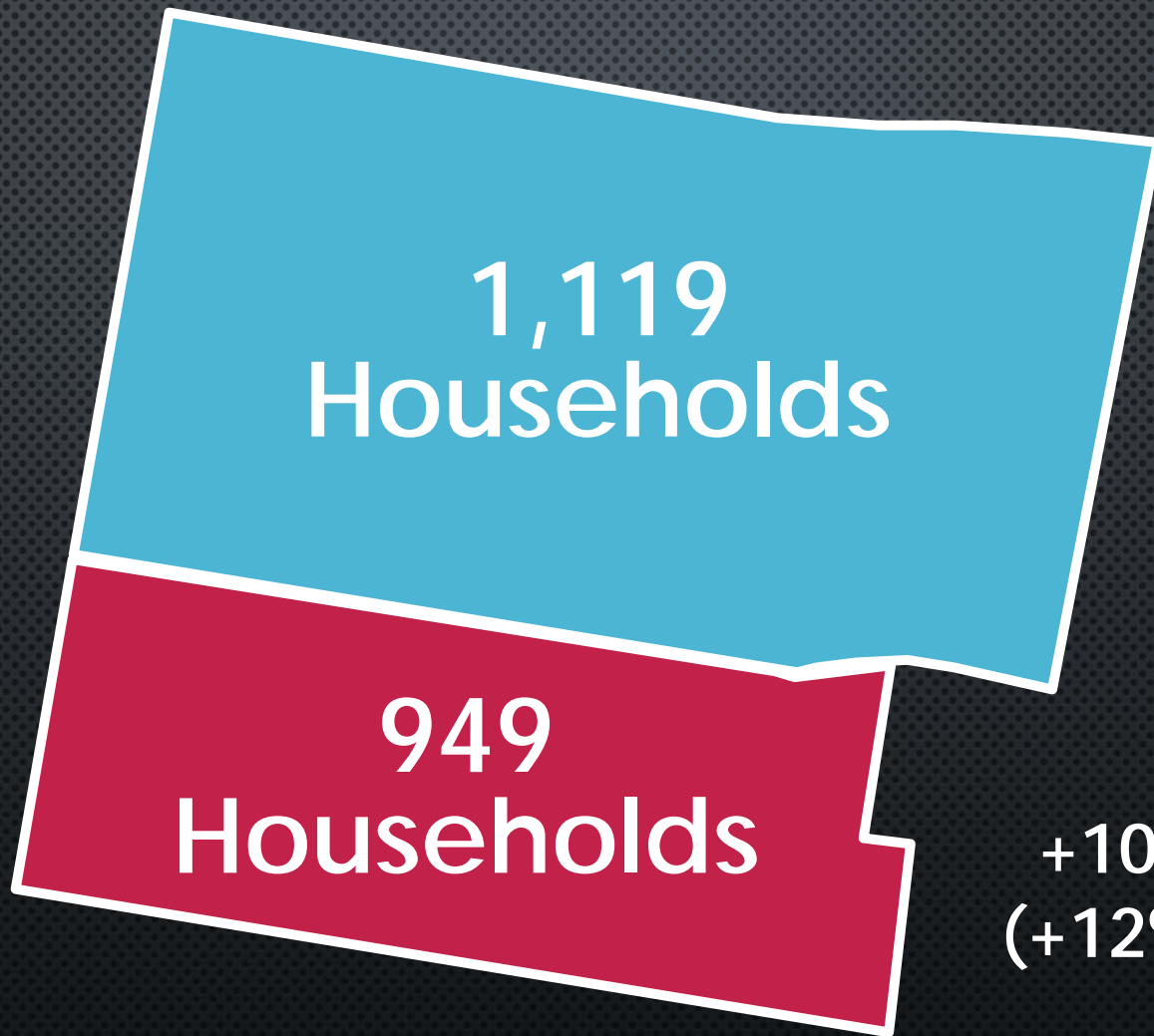
Growth
rate:
25%

1,119
Households

+314
(+61%)

949
Households

+105
(+12%)



DISTRIBUTION OF HOUSEHOLD INCOME

Definition:

Area Median Household
Income (AMI)

Updated by HUD every
year

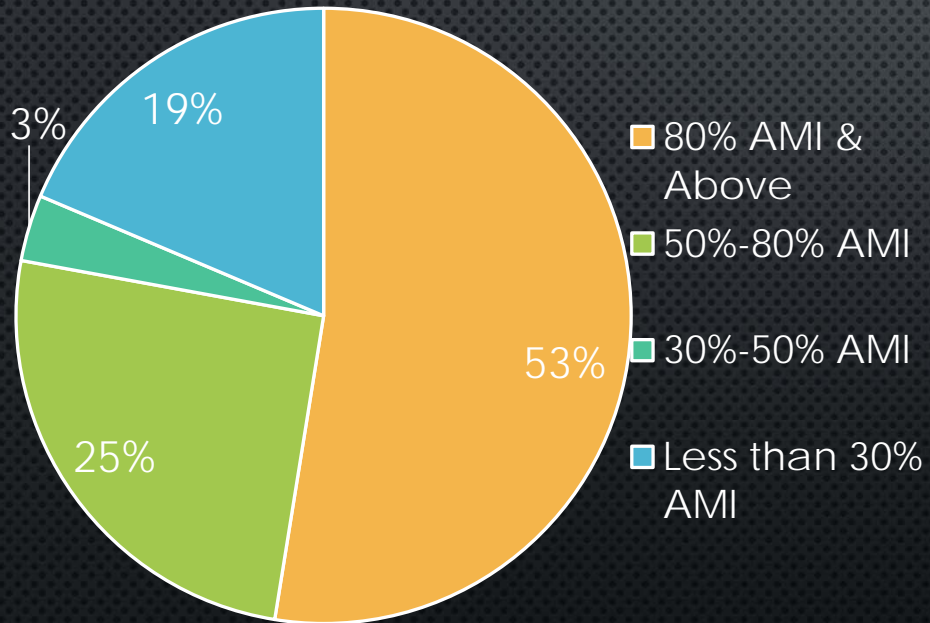
AMI for Philadelphia Region
(2019)*

- 100% AMI: \$81,100
- 80% AMI: \$64,880
- 50% AMI: \$40,550
- 30% AMI: \$24,330

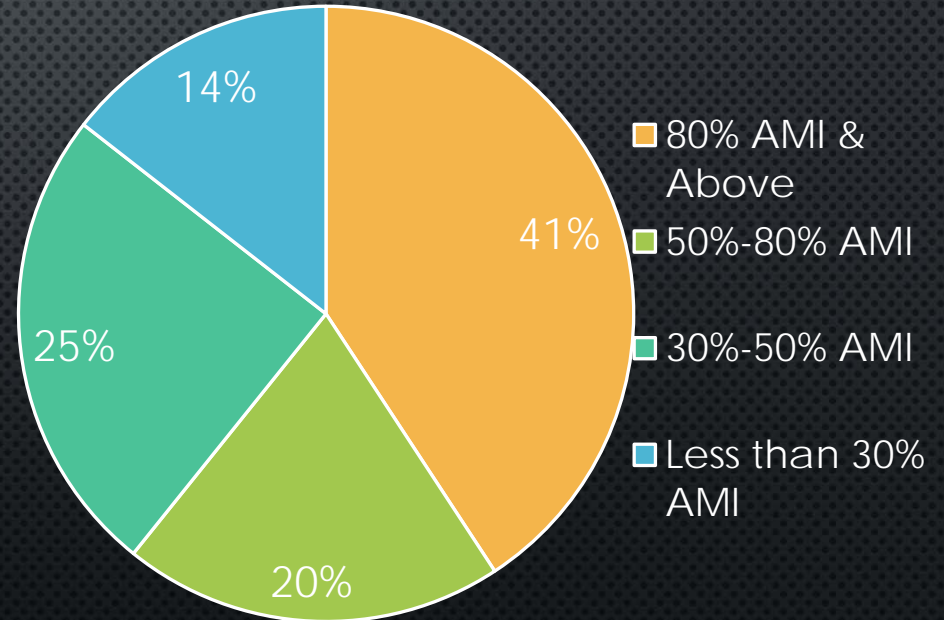
* For household of 3 persons

DISTRIBUTION OF HOUSEHOLD INCOME, 2009

NORTH OF VINE

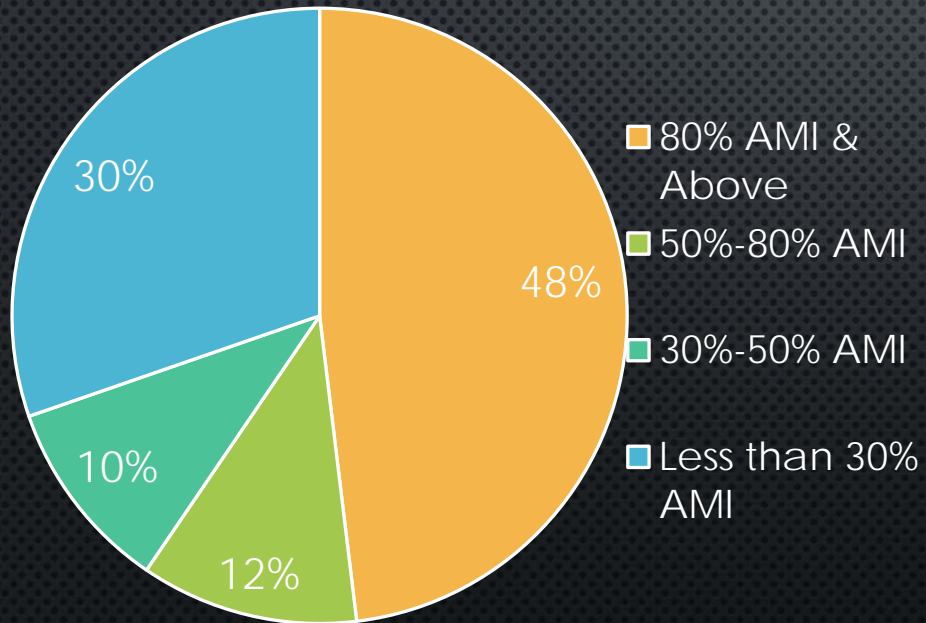


SOUTH OF VINE

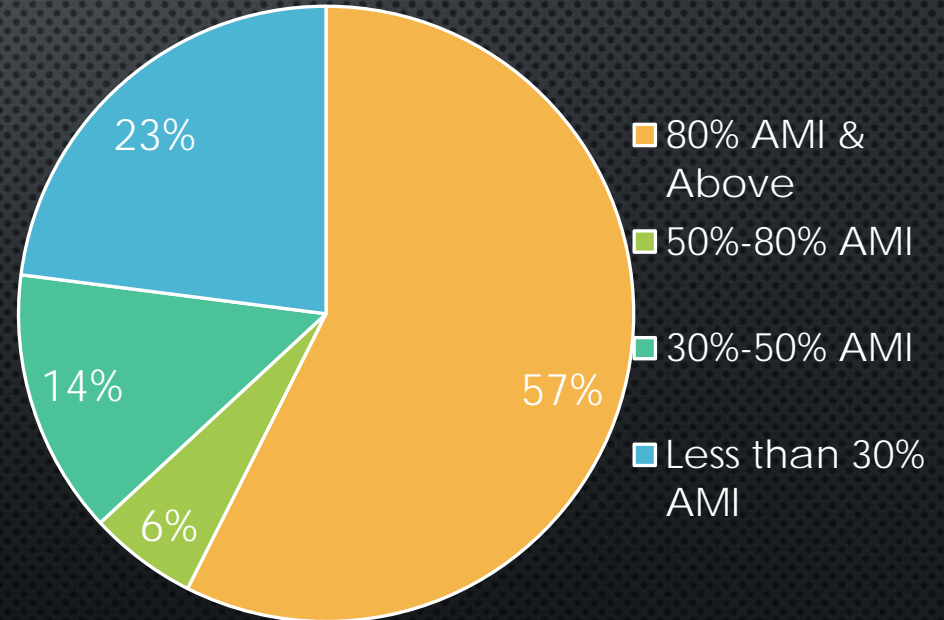


DISTRIBUTION OF HOUSEHOLD INCOME, 2015

NORTH OF VINE



SOUTH OF VINE



DISTRIBUTION OF HOUSEHOLD INCOME

NORTH OF VINE

	2009	2015	Change	% Change
Less than 30% AMI	150	339	189	126%
30% to 50% AMI	28	114	86	307%
50% to 80% AMI	204	128	-76	-37%
Above 80% AMI	423	538	115	27%

DISTRIBUTION OF HOUSEHOLD INCOME

SOUTH OF VINE

	2009	2015	Change	% Change
Less than 30% AMI	122	218	96	79%
30% to 50% AMI	209	132	-77	-37%
50% to 80% AMI	169	54	-115	-68%
Above 80% AMI	344	545	201	58%

COLLEGE STUDENT POPULATION (2010-2017)

NORTH OF VINE

	2010	2017	Change	% Change
Undergrad	86	154	68	79%
Grad/Prof	138	247	109	79%
Total	224	401	177	79%

South of Vine

	2010	2017	Change	% Change
Undergrad	93	82	-11	-12%
Grad/Prof	50	332	282	562%
Total	143	414	271	190%

HOUSING COST BURDEN

HUD definition

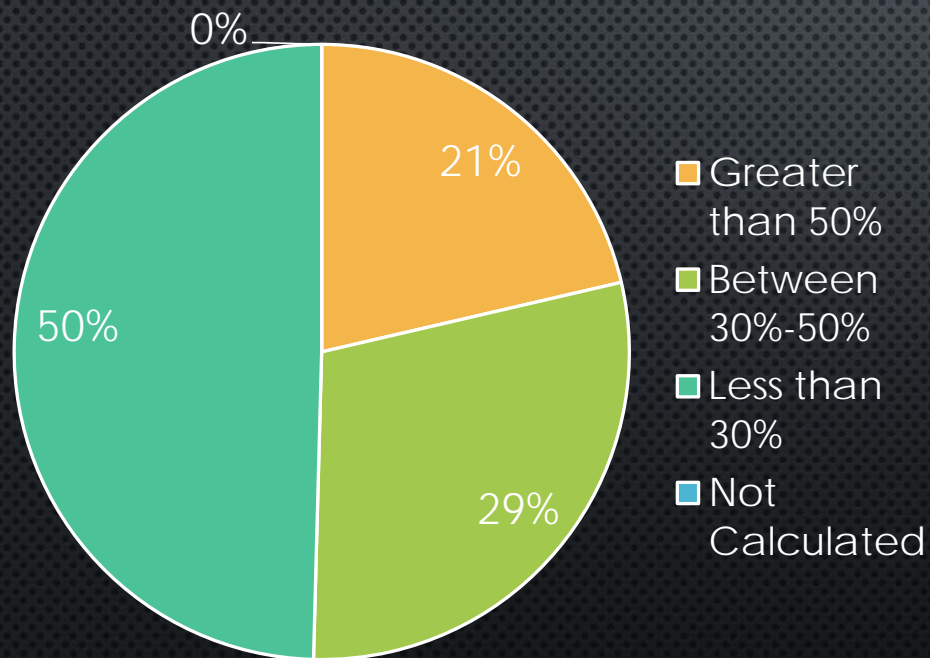
Cost Burdened: Spend **>30%** of income for housing

Severely Burdened: Spend **>50%** of income for housing

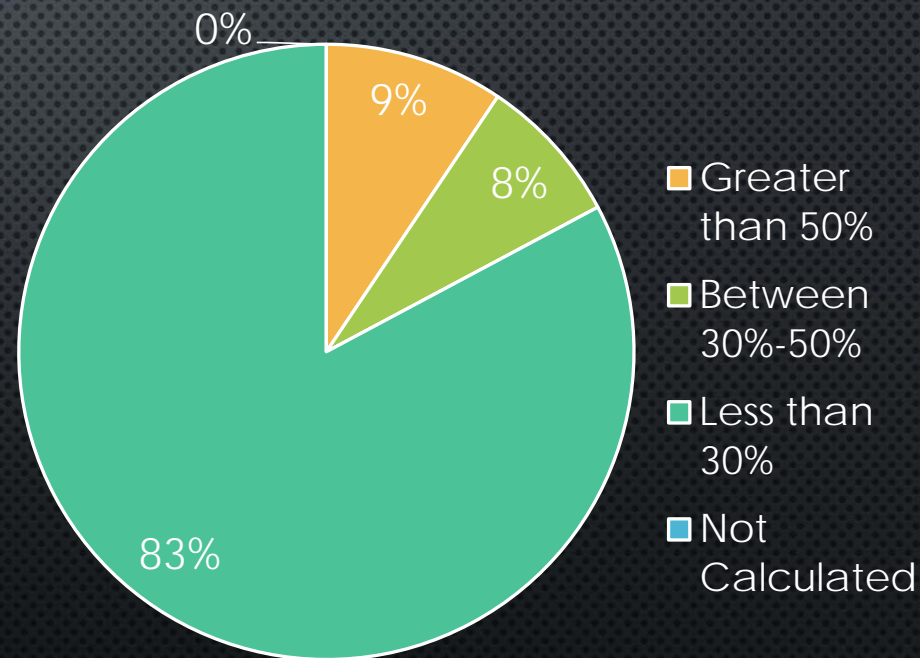
HOUSING COST BURDEN OWNERS

HOUSING COST BURDEN OWNERS (NORTH OF VINE)

2009

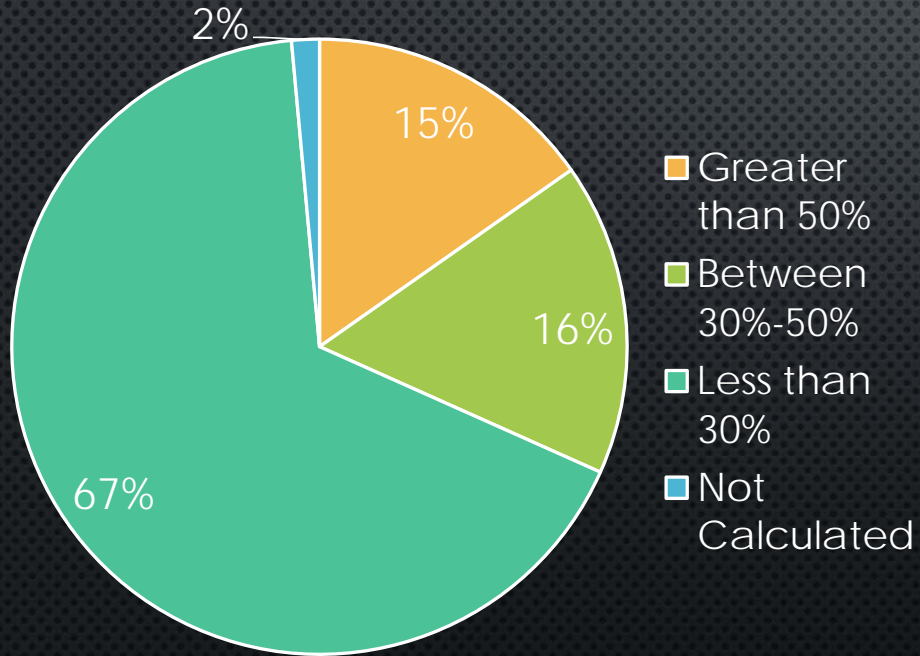


2015

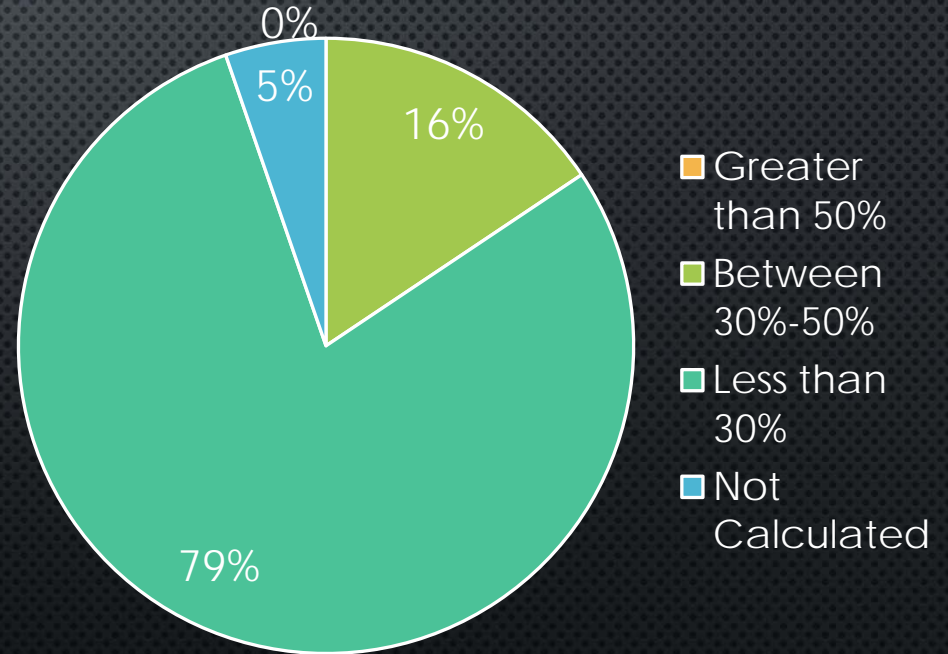


HOUSING COST BURDEN OWNERS (SOUTH OF VINE)

2009



2015

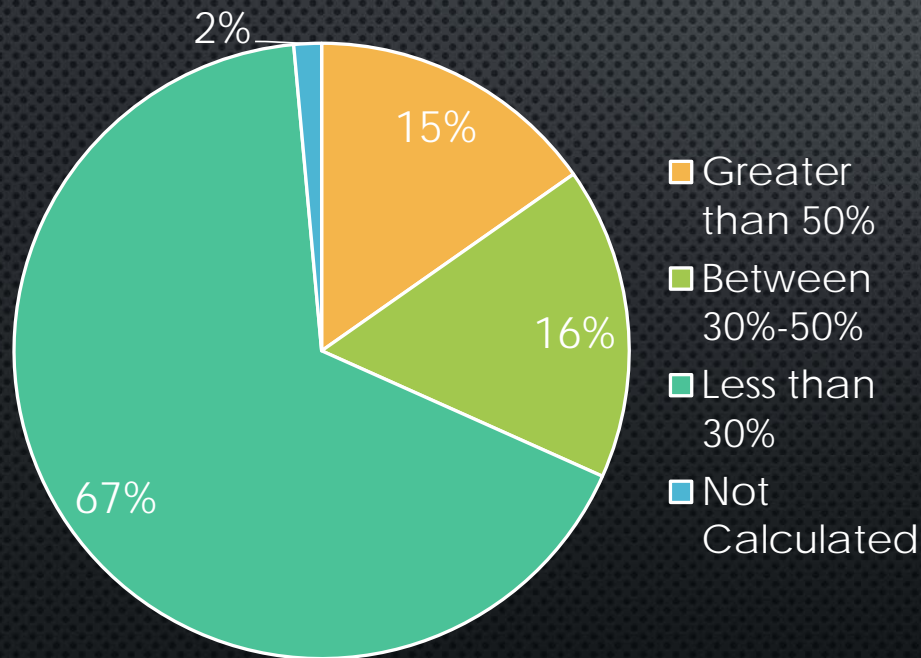


HOUSING COST BURDEN RENTERS

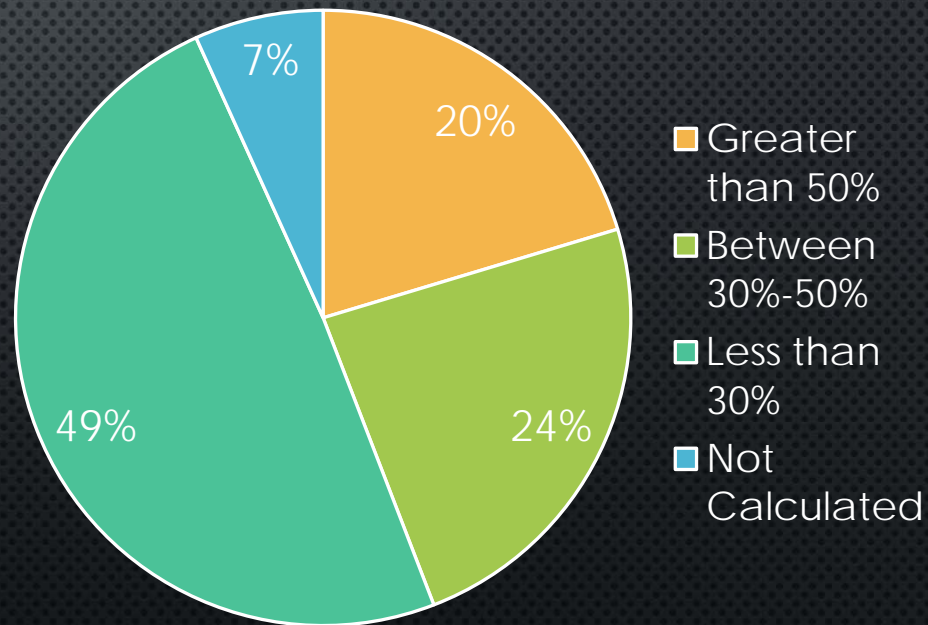
HOUSING COST BURDEN

RENTERS (NORTH OF VINE)

2009



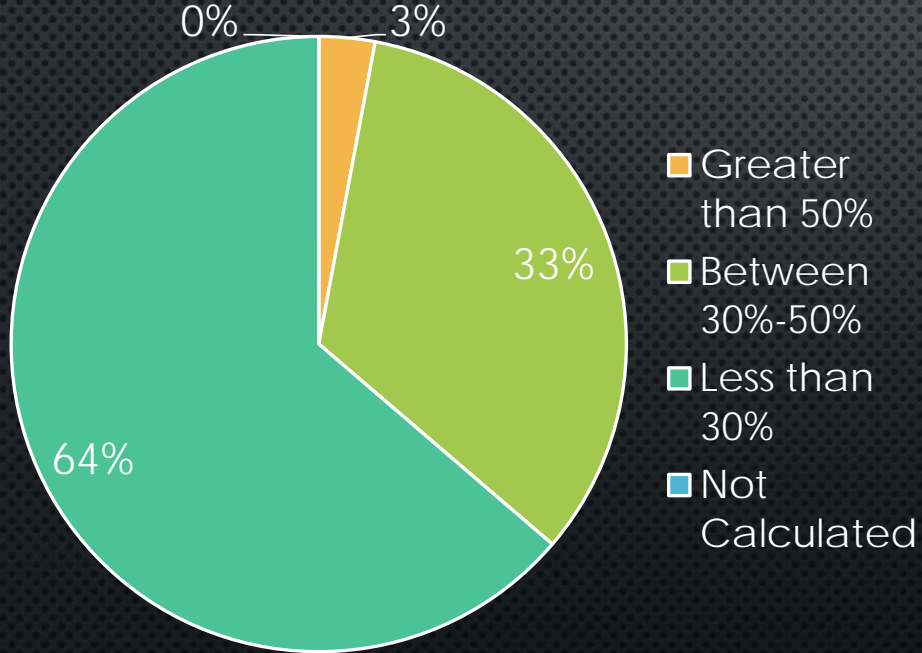
2015



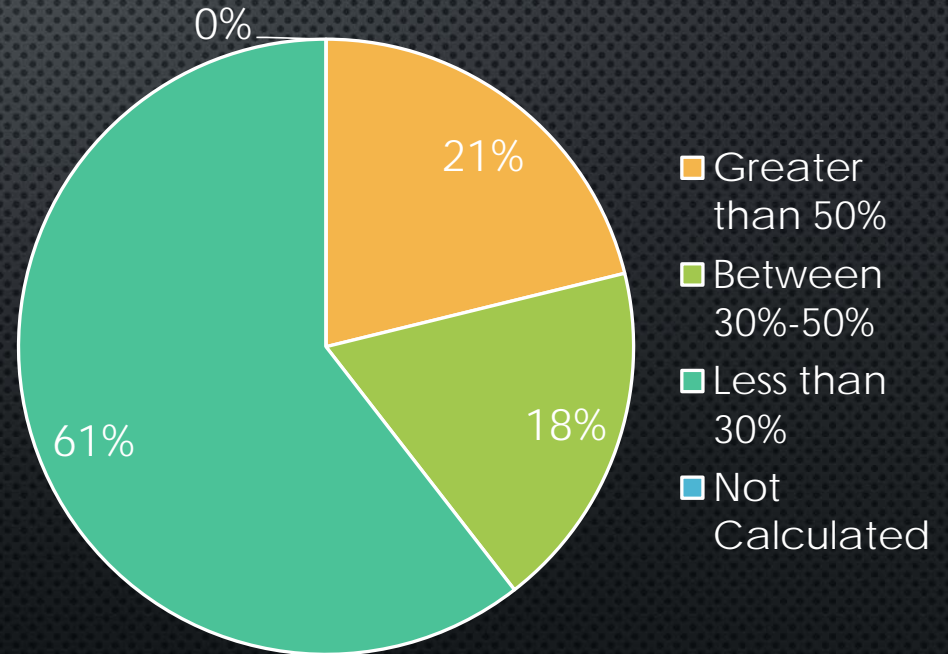
HOUSING COST BURDEN

RENTERS (SOUTH OF VINE)

2009

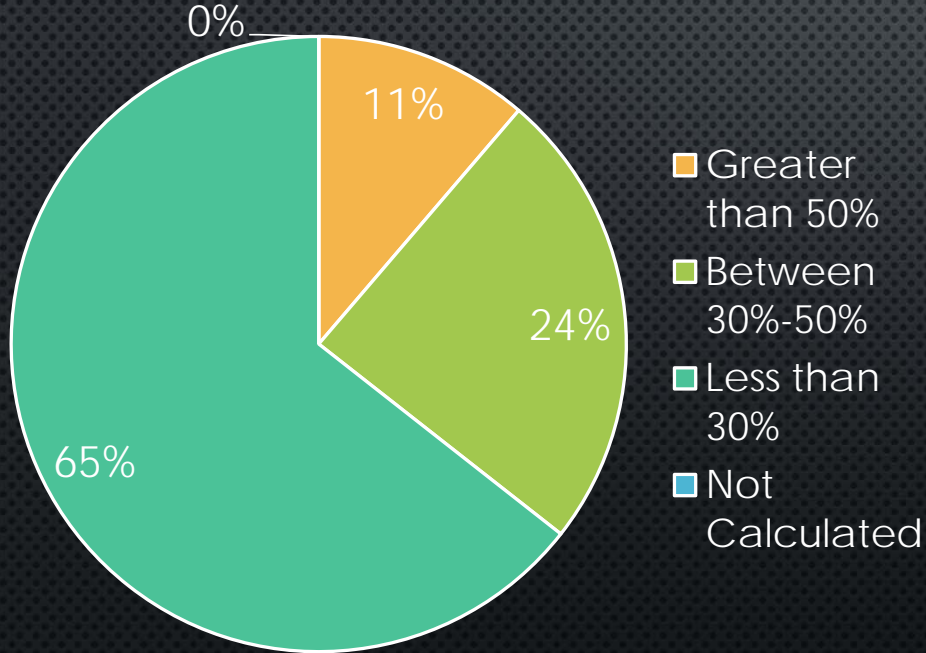


2015

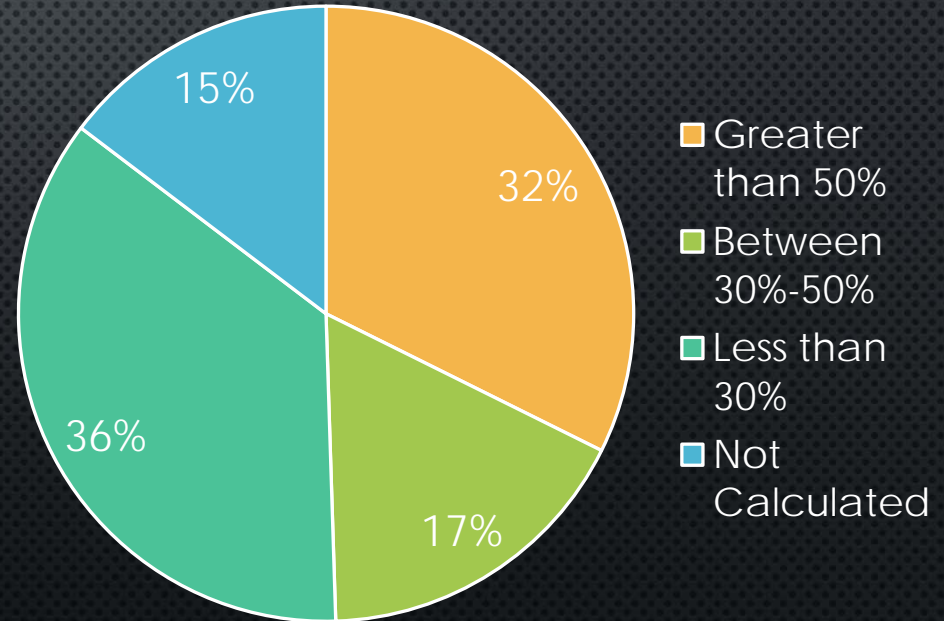


HOUSING COST BURDEN – MOST VULNERABLE POPULATION

Senior Renter Households (62+)



Renters below 30% AMI

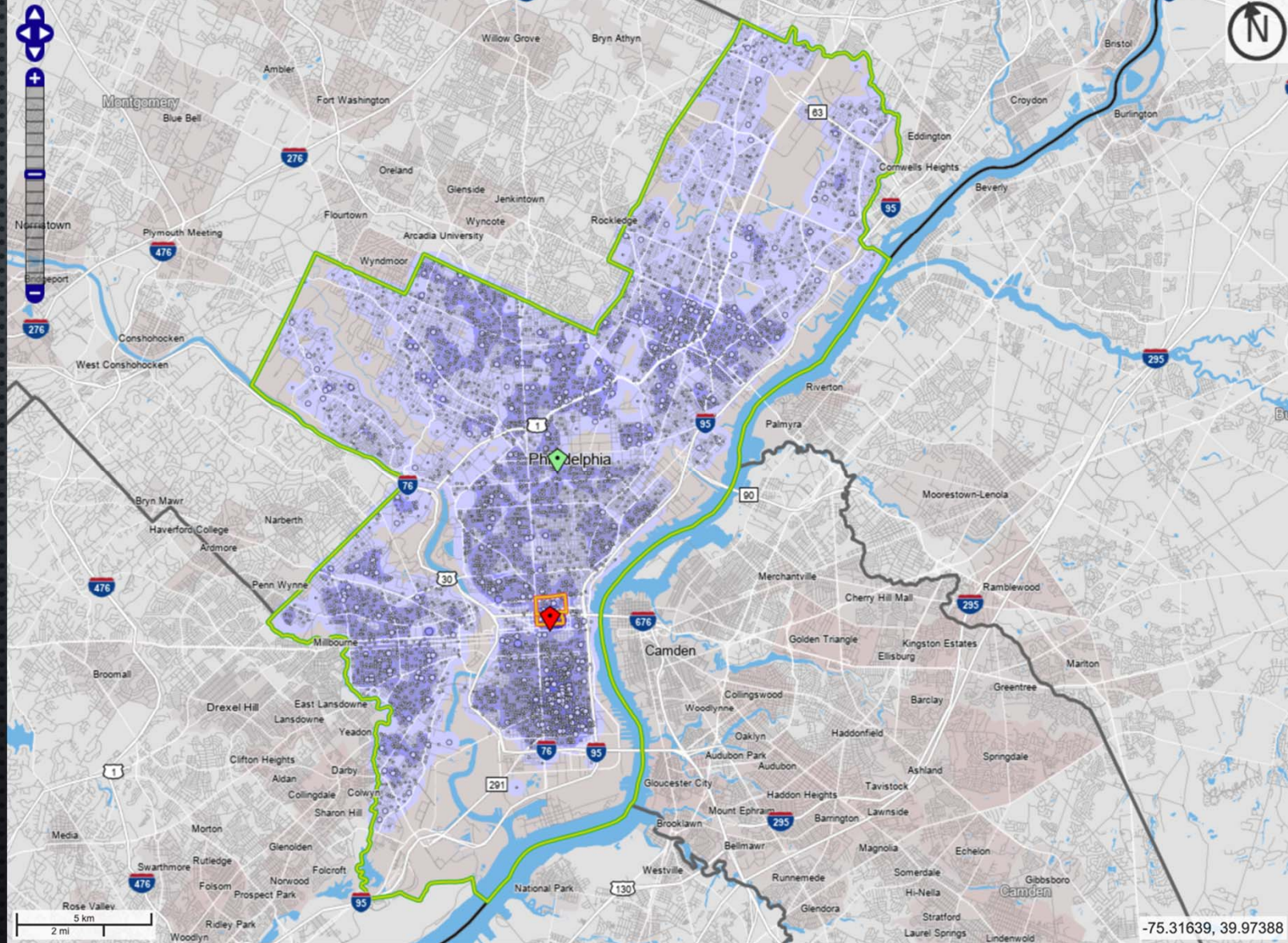


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Employment

Where
Chinatown
workers reside:

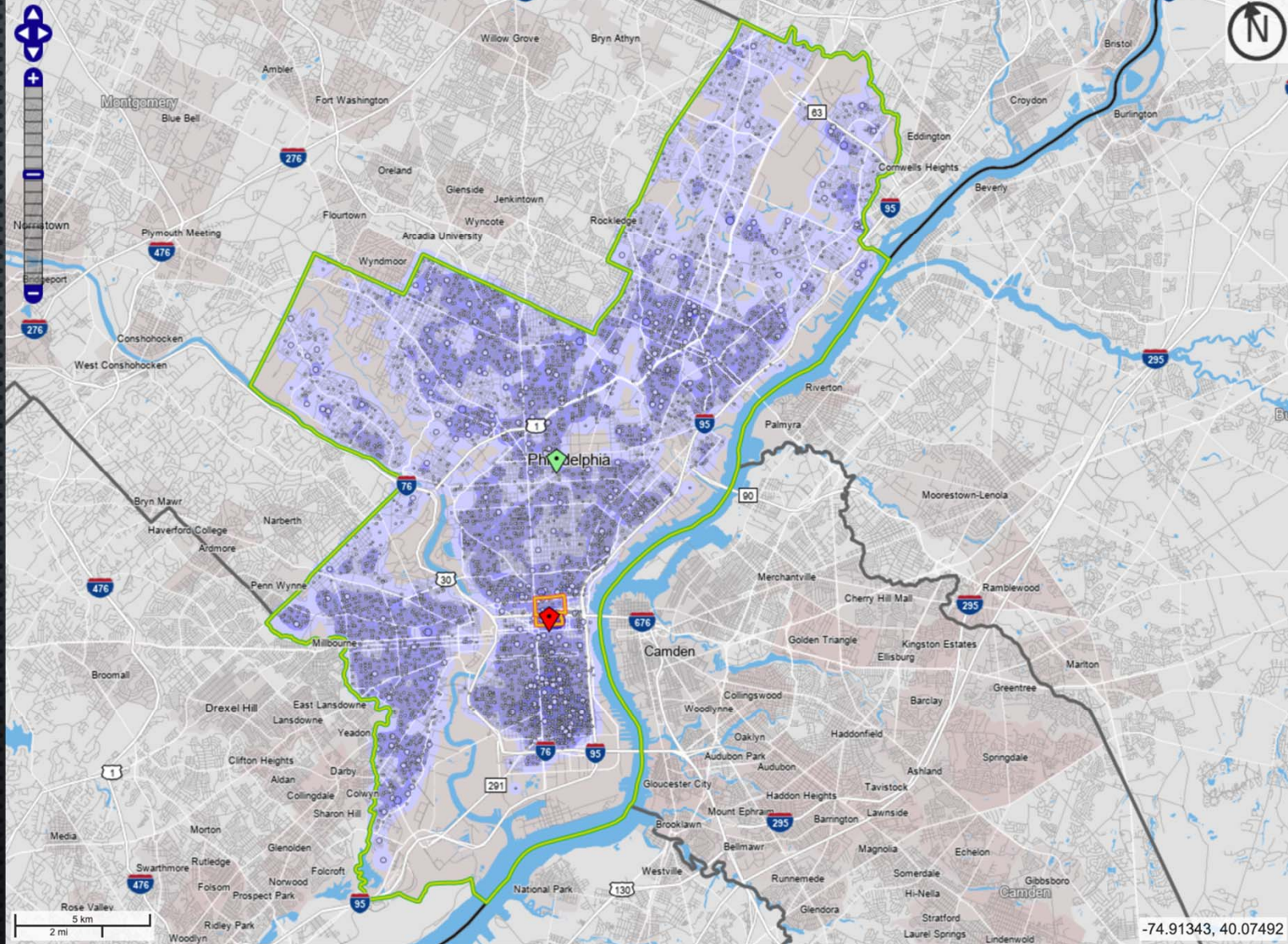
2005



Employment

Where
Chinatown
workers reside:

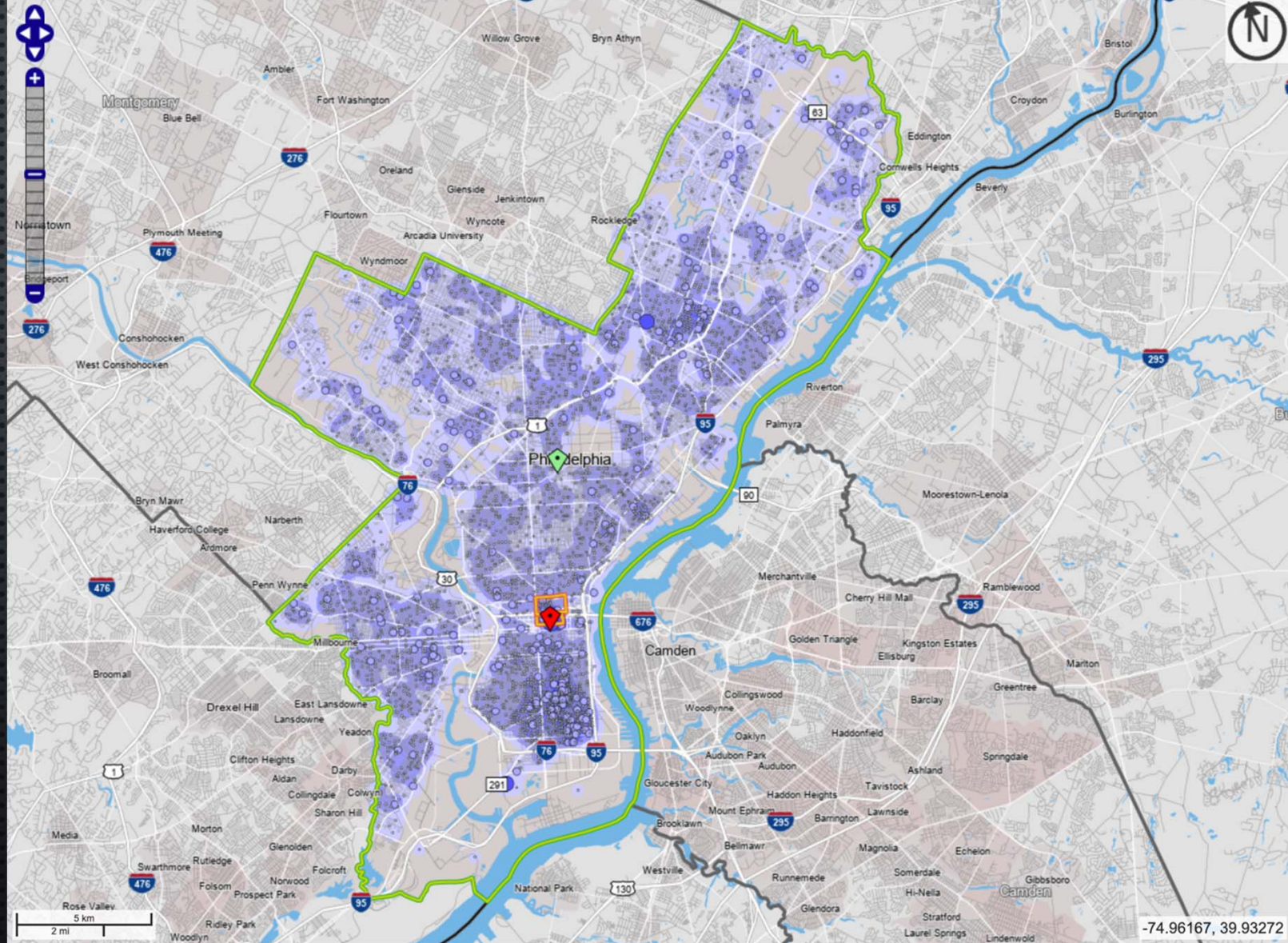
2008



Employment

Where
Chinatown
workers reside:

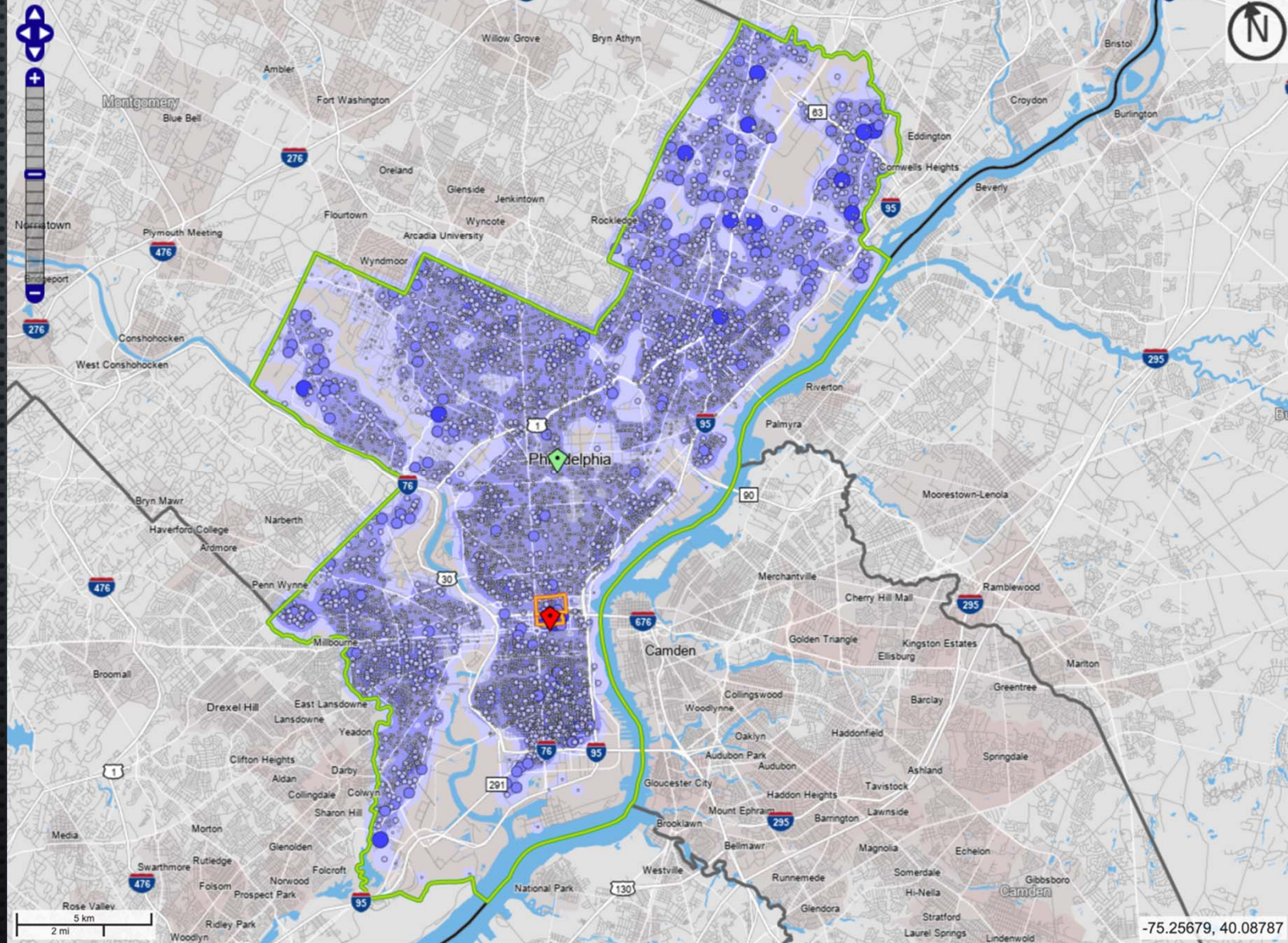
2011



Employment

Where
Chinatown
workers reside:

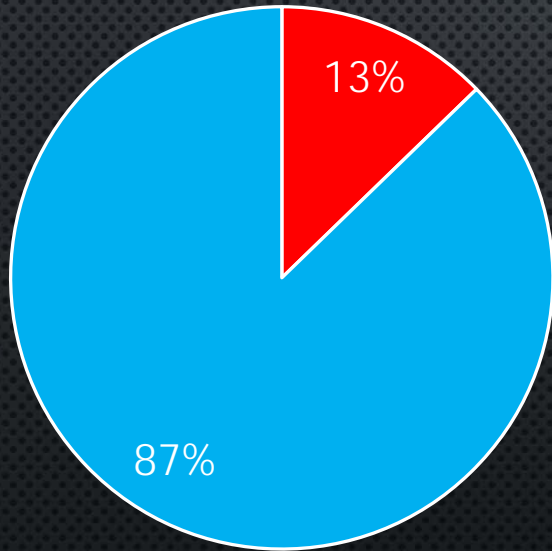
2015



FOREIGN BORN POPULATION

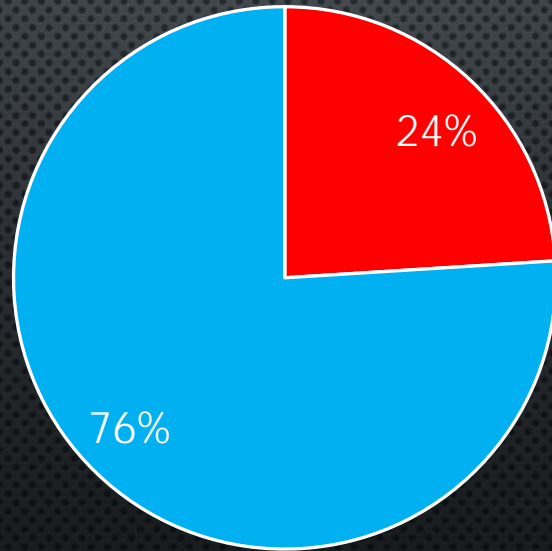
FOREIGN BORN POPULATION (NORTH OF VINE)

2000



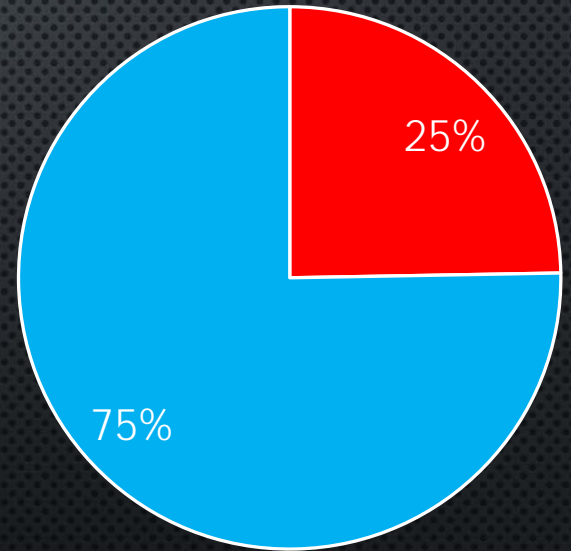
Foreign Born Native

2010



Foreign Born Native

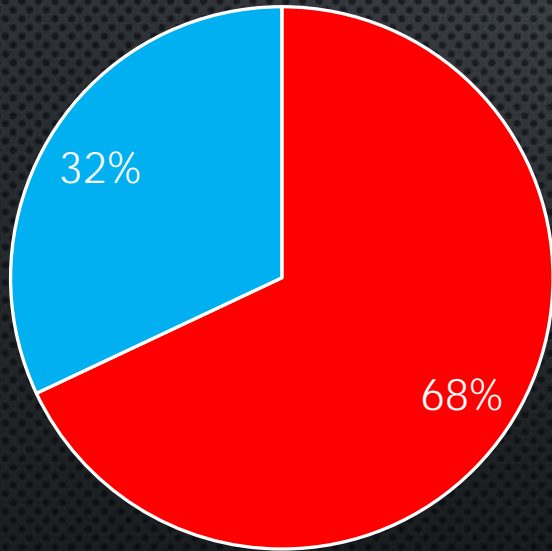
2017



Foreign Born Native

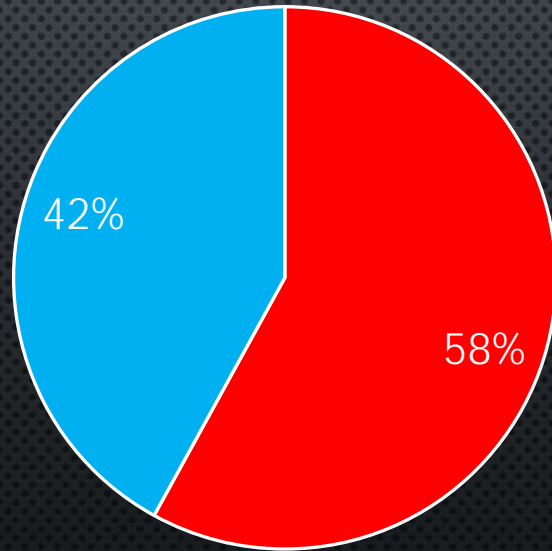
FOREIGN BORN POPULATION (SOUTH OF VINE)

2000



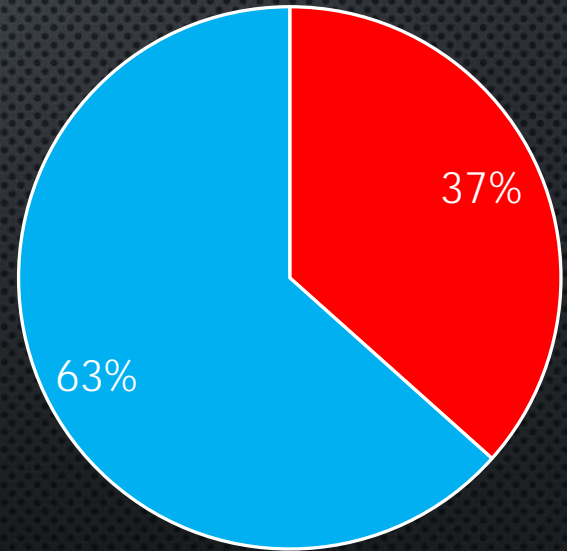
Foreign Born Native

2010



Foreign Born Native

2017



Foreign Born Native