

SPRING 2019

VITAL SIGNS 17

Housing and Community Development

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Vital Signs Report:

Census Demographics

Housing and Community Development

Children and Family Health

Crime and Safety

Workforce and Economic Development

Education and Youth

Arts and Culture

Sustainability



BNIA

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INDICATORS ALLIANCE

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Housing and Community Development

Housing is the predominant land use in nearly all of Baltimore’s neighborhoods and serves as the basis for quality of life in nearly all other aspects of communities such as health, education, local economies and safety. Yet the policies and laws that impact the development of housing have historically been established in isolation across federal, state and local governments and policymakers.¹ The lack of coordination, and in some cases outright discriminatory practices, have left some communities with housing stock in need of significant investment while others have booming markets that can instill fear of displacement by longtime residents.

To overcome these diverging impacts on neighborhoods, Baltimore has worked on several innovative initiatives to take more local control over housing practices and their impacts during the past several years. Some of the initiatives have come from the local government. The City of Baltimore established the Vacants to Value program² in 2010 to target problem properties in neighborhoods where market conditions were ripe for collaborative code enforcement to buoy development. The Department of Housing and Community Development issued a framework for community development³ in 2019 that expands resources to all communities through new funding mechanisms such as the Community Catalysts Grants and the Neighborhood Impact Investment Fund. The Baltimore City Council has also actively engaged in better housing safeguards for all residents with recent legislation mandating housing registration and inspections for all rental housing regardless of size⁴ and anti-discrimination laws that ban the ability of landlords to deny rent based on source of income.⁵

Grassroots and community-based efforts have also coalesced to increase resources for more affordable housing

in Baltimore. Voters went to the ballot in 2016 in support of the Housing For All initiative that established a charter amendment for an Affordable Housing Trust Fund.⁶ Several local groups worked together, including the Baltimore Housing Roundtable and United Workers, to mobilize voters towards a Baltimore that is “United Not Blighted” with funding for more equitable development.⁷

Data Sources

Vital Signs 17 tracks 21 indicators for Community Statistical Areas (CSAs)⁸ designed to follow the city’s housing market and community development processes over time. These indicators are grouped into the following categories: housing market, affordability and choice, tax credits, permits and code enforcement, and vacancy.

Data for *Vital Signs 17* Housing indicators come from sources that can be grouped into the following categories:

City sources: Baltimore City Department of Housing, Baltimore City Circuit Court, Baltimore City Department of Finance, BidBaltimore.

1. Anne A. Burnett and Peter M. Dolkart (2019) “Baltimore Housing Policy” Community Scope, Volume 7, Issue 1. Federal Reserve Bank of Richmond.
2. For more information see the Vacants to Value website www.vacantstovalue.org
3. A New Era of Neighborhood Investment: A Framework for Community Development in Baltimore (2019) <https://dhcd.baltimorecity.gov/sites/default/files/DHCD%20Community%20Development%20Framework.pdf>
4. City Council Bill 18-0185, Signed by the Mayor on 5/7/2018. “Non-Owner-Occupied Dwelling Units, Rooming Houses, and Vacant Structures-Rental Dwellings-Registration and Licensing”
5. “City Council Bill 18-308, Signed by the Mayor on 4/15/2019. “Community Relations - Housing Discrimination - Source of Income”
6. “Baltimore Voters Support Housing for All (Winter 2017) <https://housingtrustfundproject.org/baltimore-voters-supports-housing-for-all>
7. For more information, visit the United Workers website http://www.unitedworkers.org/baltimore_s_20_20_vision
8. CSAs are groups of census tracts that correspond to neighborhoods. See Vital Signs 17 Introduction for more details.

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State sources: Maryland Department of Planning

Federal sources: United States Postal Service, Bureau of the Census, American Community Survey (ACS), Department of Housing and Urban Development.

Proprietary sources: First American Real Estate Solutions, RBIntel.

When possible, indicators are created by normalizing data by the number of residential properties to establish rates that allow for comparison across neighborhoods and over time.

Housing Market

Housing market transactions within neighborhoods provide a glimpse into how well homes in the area are sold to people moving in using formal financing mechanisms. Mortgage-based sales of homes generally suggest that the housing unit will be owner-occupied. Cash-based sales suggest investment transactions that may not be occupied by the buyer, or possibly not occupied at all.⁹ Bank-owned (REO) sales occur after a property owner has been foreclosed upon, which typically means that displacement has occurred.

Nine housing market indicators for Baltimore's neighborhoods are included in *Vital Signs 17*: percentage of properties that are owner-occupied, total number of homes sold, median price of homes sold, median number of days on market, percent of homes sold in foreclosure, percent of homes sold for cash, percent of properties under mortgage foreclosure, and percentage of residential tax lien sales.

Owner-Occupancy

Between 2016 and 2017, the percentage of residential properties that were owner-occupied in Baltimore **decreased** from 54.9% to 54.6%. In 2017, the CSAs with the **highest** percentage of owner-occupied properties were Claremont/Armistead (83.8%), Cross-Country/Cheswolde (82.4%), and Mount Washington/Coldspring (81.8%). The CSAs with the **lowest** percentage of owner-occupied properties Madison/East End (23.0%) and Southwest Baltimore (23.7%)

Data Key

Green colored text denotes a positive change.

Red colored text denotes a negative change.

Blue colored text denotes a neutral change.

Number of Homes Sold

Between 2016 and 2017, the total number of homes sold in Baltimore City **increased** from 9,034 to 9,267. In 2017, the **highest** number of homes were sold in Patterson Park North & East (487), Medfield/Hampden/Woodberry/Remington (474), and Inner Harbor/Federal Hill (392). The **lowest** number of homes sold were in Cherry Hill (11) and Dickeyville/Franklinton (25).

Median Sales Price

Between 2016 and 2017, the median sales price of homes sold **increased** by 8.7% from \$138,000 to \$150,000. In 2017, the CSAs with the **highest** median home sales include North Baltimore/ Guilford/Homeland (\$377,500), South Baltimore (\$325,000), and Greater Roland Park/Poplar Hill (\$317,763). The CSAs with the **lowest** median home sales include Sandtown-Winchester/ Harlem Park (\$34,500), Greater Rosemont (\$34,784), and Midway/Coldstream (\$35,000).

Median Days on Market

Between 2016 and 2017, the median number of days that a house was listed on the market in Baltimore City **decreased** from 33 to 29. The CSAs where it took the **least** amount of time to sell a home in 2017 included South Baltimore (15.0 days) and Poppleton/The Terraces/Hollins Market (17.0 days). The CSAs with where it took the **most** amount of time to sell a home were Downtown/Seton Hill (44.0 days) and Upton/Druid Heights (43.0 days).

Cash-Based Homes Sales

Between 2016 and 2017, the percentage of all homes sold in Baltimore purchased for cash **decreased** from 42.1% to 41.3%. The CSAs with the **highest** percentage of homes sold as cash-based purchases in 2017 were Sandtown-Winchester/Harlem Park (88.1%), Clifton-Berea (87.4%), and Southwest Baltimore (86.1%). The CSAs with the **lowest** percentage of the homes sold in cash were South Baltimore (9.9%), Dickeyville/Franklinton (13.0%), and Canton (14.4%).

Foreclosure Sales

Between 2016 and 2017, the percentage of homes sold under foreclosure or as a real estate owned (REO) sale **declined** from 1.0% to 0.9%. The CSAs with the **highest** percentage of homes sold under foreclosure in 2017 were Claremont/Armistead (5.4%) and Clifton-Berea (3.5%). Nineteen CSAs had **zero** homes sold in foreclosure.

9. Alan Mallach 2012), "Depopulation, Market Collapse and Property Abandonment" in *Rebuilding America's Legacy Cities*, Alan Mallach, editor. The American Assembly.

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Foreclosure Filings

Between 2016 and 2017, the percentage of homes in Baltimore receiving notice of a mortgage foreclosure filing due to delinquent payment **decreased** from 1.4% to 1.2%. The **highest** percentage of homes receiving a mortgage foreclosure filing occurred in Poppleton/The Terraces/Hollins Market (4.5%), Oldtown/Middle East (3.8%), and Howard Park/West Arlington (2.4%). The **lowest** foreclosure filing rates occurred in Southwest Baltimore (0.0%) and Greater Roland Park/Poplar Hill (0.2%).

Tax Lien Sales

Residential properties with unpaid taxes can be sold as tax certificates at the annual tax lien certificate sale held properties with tax liens for sale **increased** from 4.6% to 5.2%. The CSAs with the highest percentage of tax lien sales were Sandtown-Winchester/Harlem Park (14.0%) and Southwest Baltimore (11.6%). The CSAs with the **lowest** residential properties with tax liens for sale were Greater Roland Park/Poplar Hill and Mount Washington/Cold-spring (0.5%).

Housing Affordability and Choice¹⁰

Housing costs are a burden for households on a fixed or low income, those who have experienced job loss or displacement, or for those living in areas where housing values are increasing rapidly. Federal housing choice vouchers assist households by subsidizing rent so that households do not spend more than 30% of their income on housing. Although the vouchers can be used in the private market, rental units in some neighborhoods have rents too high for landlords to accept vouchers as market value.

Vital Signs 17 tracks the percentage of households paying 30% or more of their total household income on either mortgage or rent as well as the number of housing vouchers per 1,000 rental units being used in a neighborhood.

Affordability—Mortgage

Between 2006-2010 and 2013-2017, the percentage of households with mortgages paying more than 30% of their total household income on home-related expenses **decreased** from 40.0% to 34.2%. During 2013-2017, the CSAs with the **highest** percentage of homeowners spending more than 30% of their total income on housing included Greenmount East (53.4%), Downtown/Seton Hill (50.2%), and Southeastern (50.2%). The CSAs with the **lowest** percentage of homeowners spending more than 30% of their total income on housing were Highlandtown (18.5%) and Canton (20.2%).

Affordability—Rent

Between 2006-2010 and 2013-2017, the percentage of households paying more than 30% of their total household income on rent decreased from 52.7% to 49.8%. During 2013-2017, the CSAs with the **greatest** percentage of renters paying in excess of 30% of their income on housing included Belair-Edison (68.1%), Edmondson Village (64.5%), and Washington Village/Pigtown (63.4%). The CSAs with the **lowest** percentage of renters who paid more than 30% of their total household income on rent were Canton (28.3%), South Baltimore (33.9%) and Fells Point (35.6%).

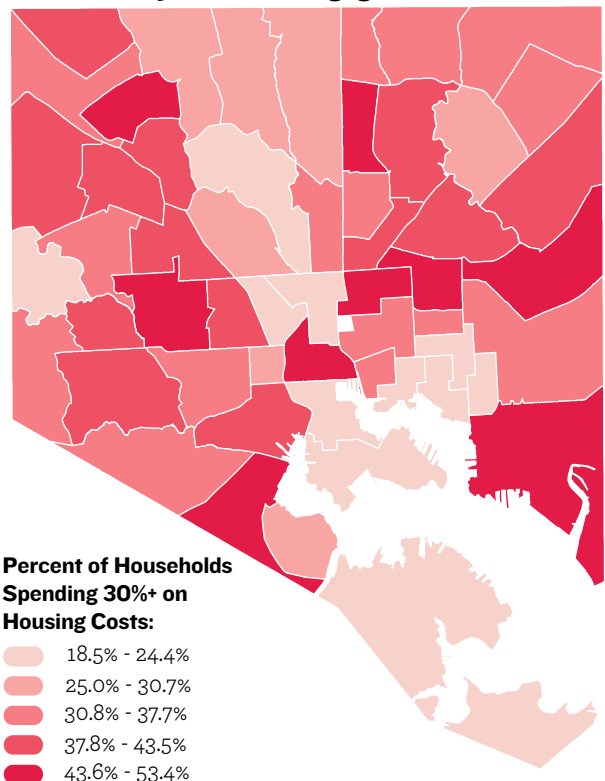
Housing Voucher Use

Between 2016 and 2017, the rate of housing vouchers used per 1,000 rental units in Baltimore City **increased** from 124.6 to 126.4. The CSAs with the highest rates of housing voucher use per 1,000 rental units were Belair-Edison (373.6), Madison/East End (291.8), and Washington Village (268.3).

Housing Tax Credits¹¹

Although Baltimore City has one of the highest property tax rates in the State of Maryland, many residents avail

Affordability Index - Mortgage, 2013-2017



10. Sources for Housing Affordability indicators are the American Community Survey (ACS) and the Picture of Subsidized Housing (US Department of Housing and Urban Development).

11. Tax credit data has been provided by the Baltimore City Department of Finance.

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themselves to tax credit programs based on ownership status, income eligibility and/or rehabilitation of historic properties. Baltimore City residential property owners can apply for two property tax credits in order for owner-occupants to manage fluctuations in assessed value (homestead tax credit) and to ensure their tax bill does not exceed a percentage of household gross income (homeowner's tax credit). Property owners must apply for these credits and many homeownership preservation strategies are aimed at raising awareness about how and when to apply. For property owners in designated historic districts, Historic Tax credits help incentivize renovation of buildings located in these districts. *Vital Signs 17* tracks the percentage of properties that receive each of these credits to show the rate of uptake of these potential credits in different parts of the city.

Homestead Tax credit

From 2016 to 2017, the rate of residential properties receiving the Homestead Tax credit in Baltimore **declined** from 251.7 to 228.1 per 1,000 residential properties. In 2017, the CSAs with the **highest** rates of residential properties that received the Homestead Tax credit were located in Cross-Country/Cheswolde (530.0 per 1,000 residential units), Northwood (454.4 per 1,000), and Dorchester/Ashburton (416.6 per 1,000). The CSAs with the **lowest** rates of residential properties that received the Homestead Tax credit were located in Greater Rosemont (48.2 per 1,000), Southwest Baltimore (63.3 per 1,000), and Sandtown-Winchester/Harlem Park (70.4 per 1,000).

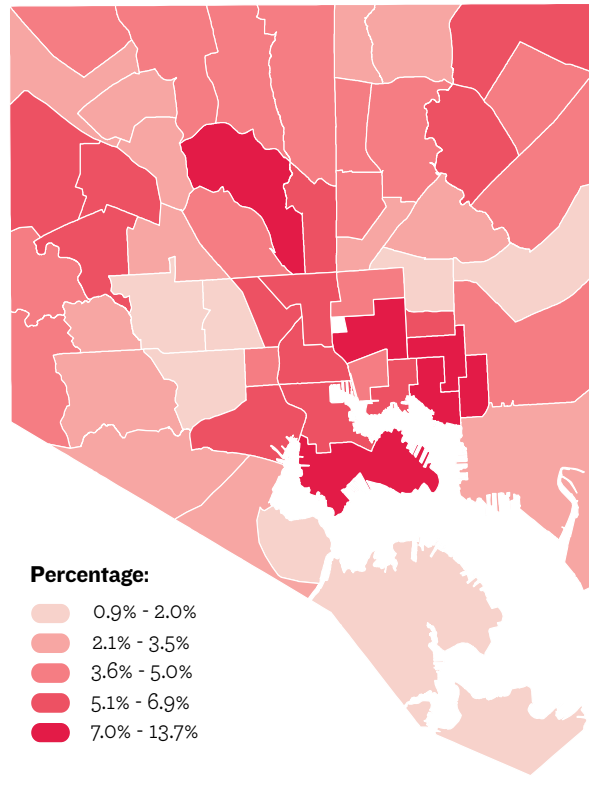
Homeowners Tax credit

From 2016 to 2017, the rate of residential properties in Baltimore that received the Homeowners Tax credit **increased** from 45.3 to 48.9 per 1,000 residential properties. In 2017, the **highest** rates of Homeowners Tax credit were located in Glen-Fallstaff (107.3 per 1,000), The Waverlies (105.8 per 1,000 residential units), and Edmondson Village (101.8 per 1,000). The CSAs with the lowest rates were Claremont/Armistead (8.3 per 1,000) and Downtown/Seton Hill (10.0 per 1,000).

Historic Tax Credits

Between 2016 and 2017, the rate of Historic Tax credits per 1,000 residential units **increased** slightly from 11.6 to 11.7 per 1,000 residential properties. In 2017, the CSAs with the **highest** rates of Historic Tax credits were Oldtown/Middle East (85.6 per 1,000 residential units), Canton (72.1 per 1,000 residential units), and Patterson Park North & East (71.6 per 1,000 residential units). There were 20 CSAs that did not have any utilization of historic tax credits in 2017.

Percent of Residential Properties with Rehabilitation Permits Over \$5,000, 2017



Housing Permits and Code Enforcement

Baltimore City's Department of Housing and Community Development is responsible for issuing permits for rehabilitation, new construction, and demolition, as well as enforcing the building code and issuing violations. *Vital Signs 17* uses these datasets to track both investment in and/or potential neglect of a neighborhood's housing stock. In 2017, the CSAs with the highest rate of new construction permits occurred in Harbor East/Little Italy (16.9 per 1,000 homes), Glen-Fallstaff (5.1 per 1,000 homes), and Medfield/Hampden/Woodberry/Remington (3.4 per 1,000 homes). Thirty-two CSAs experienced no new construction permits in 2017.

New construction permits

Between 2016 and 2017, the rate of new construction permits decreased from 1.3 to 0.5 per 1,000 homes. In 2017, the CSAs with the highest rate of new construction permits occurred in Harbor East/Little Italy (16.9 per 1,000 homes), Glen-Fallstaff (5.1 per 1,000 homes), and Medfield/Hampden/Woodberry/Remington (3.4 per 1,000 homes). Thirty-two CSAs experienced no new construction permits in 2017.

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Rehabilitation permits

Between 2016 and 2017, the percentage of residential properties with rehabilitation permits in excess of \$5,000 in Baltimore **increased** from 3.2% to 4.4%. The CSAs that experienced the largest **increases** in the rate of rehabilitation permits were Highlandtown (+5.4%) and South Baltimore (+5.1%).

In 2017, the CSAs that had the **highest** (10.8%) and Medfield/ Hampden/ Woodberry/ Remington (8.4%). The CSAs that had the **lowest** percentage of residential properties with rehabilitation permits were Cherry Hill (0.9%), Brooklyn/Curtis Bay/Hawkins Point (1.1%), and Sandtown-Winchester /Harlem Park (1.4%).

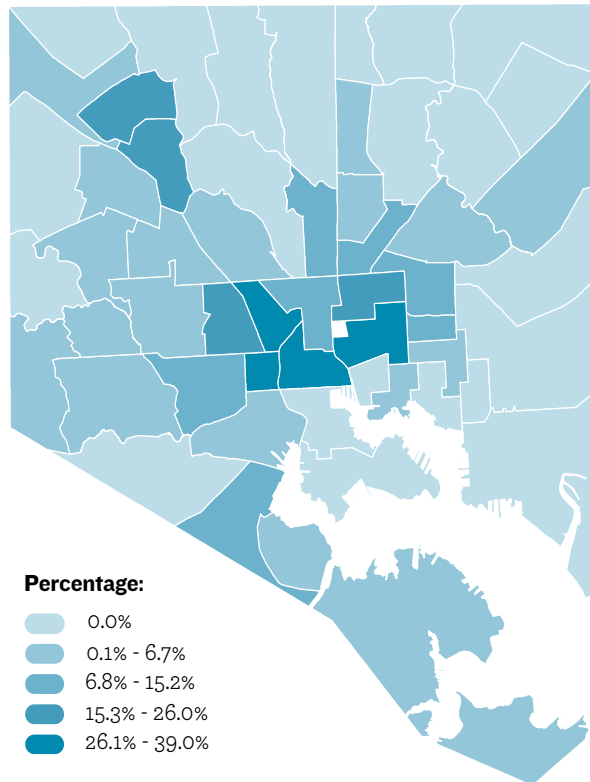
Demolition permits

Given that Baltimore has significantly declined in population over the years, the supply of housing in the city today greatly outnumbers current demand, which over many decades, has resulted in deferred maintenance of residential properties and ultimately abandonment. In 2015, Maryland Governor Hogan announced funding for Project C.O.R.E.¹² to support the City's ability to demolish buildings deemed unsafe. Removal of buildings through deconstruction of properties is growing as a means of a more sustainable way to reuse materials from vacant property.¹³

Between 2016 and 2017, the rate of demolition permits **decreased** from 3.5 to 3.0 per 1,000 homes. In 2017, the **greatest** rate of demolition permits occurred in Upton/Druid Heights (22.3 per 1,000 homes), Greenmount East (21.1 per 1,000 homes), and Clifton-Berea (12.5 per 1,000 homes). Thirteen CSAs did not have any demolition permits in 2017.

Housing violations**(other than vacant and abandoned notices)**

Between 2016 and 2017, the percentage of properties in Baltimore receiving a housing violation (excluding a violation for vacancy-see below) **increased** from 2.7% to 4.5%. In 2017, the CSAs with the **highest** percentage of properties receiving a housing violation included were Oldtown/Middle East (12.1%) and Greenmount East (10.8%). The CSAs with the **lowest** percentage of housing violations include South Baltimore and Inner Harbor/Federal Hill (0.3%), and Greater Roland Park/Poplar Hill (0.5%).

Percent of Vacant and Abandoned Properties Owned by Baltimore City, 2017**Vacant Buildings and Unoccupied Housing**

Baltimore is one of few cities in the country that tracks vacant housing based on an official violation notice from the City's Department of Housing and Community Development. Vacant and abandoned housing is relatively easy to identify with boarded up windows and/or other signs of disrepair that makes the structure uninhabitable.

Homes that are habitable but still do not have anyone living in them are less obvious from appearance alone, but are a growing concern for many neighborhoods. Homes that the United States Postal Service no longer delivers mail to can be considered unoccupied.

Vacant and Abandoned Housing

Between 2016 and 2017, the percentage of homes receiving a vacant house notice (VHN) in Baltimore City **increased** from 8.0% to 8.2%. The percentage of vacant and abandoned

12. For more information on Project C.O.R.E. (Creating Opportunities for Renewal and Enterprise), visit the Maryland Department of Housing and Community Development website <http://dhcd.maryland.gov/ProjectCORE/>

13. Urban Wood Project—Room and Board <https://www.roomandboard.com/about-us/craftspeople/urban-wood-project.ftl>



properties **increased** most in Sandtown-Winchester/Harlem Park (+5.2%) and Southwest Baltimore (+3.8%). The CSAs with the largest **decreases** in vacant and abandoned housing were Midway/Coldstream (-7.7%) and Downtown/Seton Hill (-5.5%).

In 2017, the CSAs with **highest** percentage of vacant and abandoned homes were Sandtown-Winchester/Harlem Park (35.1%), Greenmount East (30.0%), and Southwest Baltimore (29.7%). In 2017, 15 CSAs had less than 1% vacant and abandoned properties.

Vacant Housing Owned by Baltimore City

In 2017, 13.5% of the vacant and abandoned properties were owned by the City, down from 15.2% in 2013, which was the last time this indicator was reported in *Vital Signs*. The CSAs with the **greatest** percentage of vacant and abandoned properties owned by the City in 2017 were in Upton/Druid Heights (39.0%), Poppleton/The Terraces/Hollins Market (36.9%), and Oldtown/Middle East (36.3%).

Homes Receiving No Mail

Between 2016 and 2017, the percent of residential addresses that did not receive mail from the U.S. Postal Service identified as unoccupied for more than 90 days **increased** from 8.2% to 8.3%. The CSAs with the **highest** percentages of addresses not receiving mail were Greenmount East (24.3%), Southwest Baltimore (20.4%), and Greater Mondawmin (18.9%). The lowest percentages occurred in Mount Washington/Coldspring (1.0%) and North Baltimore/Guilford/Homeland (1.2%).

From 2016 to 2017, the CSAs with the greatest **increase** in the percentage of addresses not receiving mail were Harbor East/Little Italy (+4.8%) and Greenmount East (+4.2%). The CSAs with the greatest **decrease** in the percentage of homes not receiving mail were Penn North/Reservoir Hill (-3.6%) and Patterson Park North & East (-4.0%).

Housing and Community Development

Indicator Definitions and Rankings

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Indicator Definitions and Rankings

For each indicator reported in *Vital Signs 17*, we provide the data source, the years for which it is reported, and the five CSAs with the highest and lowest values for the indicator; these may not correspond to positive or negative trends.

Housing Market Indicators

Total Number of Homes Sold

Measures housing market activity in an area.

Definition: The total number of homes and condominiums that are sold within a full calendar year. This includes both market and private transactions of single family homes, rowhouses/townhouses, mid- and high-rise condominiums, apartments, duplexes, and multi-family dwellings.

(SOURCE: FIRST AMERICAN REAL ESTATE SOLUTIONS (FARES), 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017)

Five Highest:

1. Patterson Park
North & East
2. Medfield/Hampden/
Woodberry/Remington
3. Inner Harbor/
Federal Hill
4. Canton
5. North Baltimore/
Guilford/Homeland

Five Lowest:

1. Cherry Hill
2. Dickeyville/
Franklintown
3. Claremont/Armistead
4. Downtown/Seton Hill
5. Oldtown/Middle East

Median Price of Homes Sold

Measures the value of residential properties in an area.

Definition: The median home sales price is the middle value of the prices for which homes are sold (both market and private transactions) within a calendar year. The median value is used as opposed to the average so that both extremely high and extremely low prices do not distort the prices for which homes are sold. This measure does not take into account the assessed value of a property.

(SOURCE: FIRST AMERICAN REAL ESTATE SOLUTIONS (FARES), 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017)

Five Highest:

1. North Baltimore/
Guilford/Homeland
2. South Baltimore
3. Greater Roland
Park/Poplar Hill
4. Canton
5. Harbor East/Little
Italy, Inner Harbor/
Federal Hill

Five Lowest:

1. Sandtown-Winchester/
Harlem Park
2. Greater Rosemont
3. Midway/Coldstream
4. Southwest Baltimore
5. Clifton-Berea

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Median Number of Days on the Market

Measures the demand for housing in an area.

Definition: The median number of days that homes listed for sale sits on the public market in a given area. This time period is from the date it is listed for sale till the day the contract of sale is signed. Private (non-listed) home sale transactions are not included in this indicator. The median days on market is used as opposed to the average so that both extremely high and extremely low days on the market do not distort the length of time for which homes are listed on the market. (SOURCE: RBINTEL, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017)

Five Highest:

1. Downtown/Seton Hill
2. Upton/Druid Heights
3. Claremont/Armistead, Dorchester/Ashburton
4. Chinquapin Park/Belvedere
5. Forest Park/Walbrook

Five Lowest:

1. South Baltimore
2. Poppleton/The Terraces/Hollins Market
3. Medfield/Hampden/Woodberry/Remington
4. The Waverlies
5. Mount Washington/Coldspring

Percentage of Residential Tax Lien Sales

Measures the percentage of residential properties with city liens sold.

Definition: The percentage of residential properties with city liens sold as tax certificates at the annual tax lien certificate sale held in May. Tax sales are used to collect delinquent real property taxes and other unpaid charges to the city, which are liens against the real property. The tax certificate sale is a public online auction of City lien interests on properties that occurs annually in May. (SOURCE: BIDBALTIMORE, 2015, 2016, 2017)

Five Highest:

1. Sandtown-Winchester/Harlem Park
2. Southwest Baltimore
3. Midway/Coldstream
4. Clifton-Berea
5. Southern Park Heights

Five Lowest:

1. Greater Roland Park/Poplar Hill
2. Mount Washington/Coldspring
3. South Baltimore
4. North Baltimore/Guilford/Homeland
5. Claremont/Armistead

Percent of Homes Sold in Foreclosure

Measures sales of homes by banks owning foreclosed properties

Definition: The portion of the homes and condominiums sold that were identified as being owned by the bank (REO) out of all residential properties sold in a calendar year. (SOURCE: RBINTEL, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017)

Five Highest:

1. Claremont/Armistead
2. Clifton-Berea
3. Brooklyn/Curtis Bay/Hawkins Point
4. Belair-Edison
5. Southeastern

Five Lowest:

Nineteen CSAs had zero homes sold in foreclosure

Percent of Homes Sold for Cash

Measures the purchasing of homes in cash, without a mortgage.

Definition: The portion of homes and condominiums sold for cash out of all residential properties sold in a calendar year. These types of sales tend to signify investor-based purchases as homes purchased for cash either become rental properties or later sold again in an effort to generate a profit. (SOURCE: RBINTEL, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017)

Five Highest:

1. Sandtown-Winchester/Harlem Park
2. Clifton-Berea
3. Southwest Baltimore
4. Greater Rosemont
5. Madison/East End

Five Lowest:

1. South Baltimore
2. Dickeyville/Franklinton
3. Canton
4. Highlandtown
5. Medfield/Hampden/Woodberry/Remington

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Percent of Properties Receiving Mortgage Foreclosure Filing

Measures properties for which foreclosure proceedings are underway due to mortgage delinquencies.

Definition: The percentage of properties where the lending company or loan servicer has filed a foreclosure proceeding with the Baltimore City Circuit Court out of all residential properties within an area. This is not a measure of actual foreclosures since not every property that receives a filing results in a property dispossession. (SOURCE: BALTIMORE CITY CIRCUIT COURT, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017; MD PROPERTY VIEW 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017)

Five Highest:

1. Poppleton/The Terraces/Hollins Market
2. Oldtown/Middle East
3. Howard Park/West Arlington
4. Greenmount East
5. Belair-Edison

Five Lowest:

1. Southwest Baltimore
2. Greater Roland Park/Poplar Hill
3. Claremont/Armistead
4. Canton
5. Cross-Country/Cheswolde

Percent of Properties that are Owner-Occupied

Measures property occupancy by owners.

Definition: The percentage of homeowners that are the principal residents of a particular residential property out of all residential properties. It is important to note that a portion of these owner-occupied properties may be subdivided and have tenants that pay rent and are not included in the calculation. (SOURCE: MD PROPERTY VIEW 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017)

Five Highest:

1. Claremont/Armistead
2. Cross-Country/Cheswolde
3. Mount Washington/Coldspring
4. Northwood
5. Harford/Echodale

Five Lowest:

1. Madison/East End
2. Southwest Baltimore
3. Greenmount East
4. Sandtown-Winchester/Harlem Park
5. Poppleton/The Terraces/Hollins Market

Percent of Addresses that Do Not Receive Mail (USPS No Stat)

Measures housing units where mail delivery has been discontinued.

Definition: The percentage of residential addresses for which the United States Postal Service has identified as being unoccupied (no mail collection) for a period of at least 90 days or longer. These properties may be habitable, but are not currently being occupied. It is important to note that a single residential property can contain more than one address. (SOURCE: UNITED STATES POSTAL SERVICE, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017)

Five Highest:

1. Greenmount East
2. Southwest Baltimore
3. Greater Mondawmin
4. Penn North/Reservoir Hill
5. Greater Rosemont

Five Lowest:

1. Mount Washington/Coldspring
2. North Baltimore/Guilford/Homeland
3. Cross-Country/Cheswolde
4. Dickeyville/Franklintown
5. Greater Roland Park/Poplar Hill

Housing Affordability Indicators**Affordability Index: Mortgage**

Measures housing burden for households with mortgages in an area.

Definition: The percentage of households that pay more than 30% of their total household income on mortgage and other housing-related expenses. (SOURCE: AMERICAN COMMUNITY SURVEY, 2013-2017)

Five Highest:

1. Greenmount East
2. Downtown/Seton Hill
3. Southeastern
4. Clifton-Berea
5. Greater Rosemont

Five Lowest:

1. Highlandtown
2. Canton
3. Midtown
4. South Baltimore
5. Dickeyville/Franklintown

Affordability Index: Rent

Measures housing burden for households paying rent in an area.

Definition: The percentage of households that pay more than 30% of their total household income on rent and related expenses out of all households in an area. (SOURCE: AMERICAN COMMUNITY SURVEY, 2013-2017)

Five Highest:

1. Belair-Edison
2. Edmondson Village
3. Washington Village/Pigtown
4. Southwest Baltimore
5. Upton/Druid Heights

Five Lowest:

1. Canton
2. South Baltimore
3. Fells Point
4. Mount Washington/Coldspring
5. Harbor East/Little Italy

Rate of Housing Vouchers Per 1,000 Rental Units

Measures the ability of housing voucher holders to find housing in the private rental market

Definition: The Housing Choice Voucher (HCV) program is the federal government's largest low-income housing assistance program where people can seek housing in the private market. The maximum housing assistance is generally the lesser of the payment standard minus 30% of the family's monthly adjusted income or the gross rent for the unit minus 30% of monthly adjusted income. (SOURCE: US DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, PICTURE OF SUBSIDIZED HOUSING, 2014, 2016, 2017)

Five Highest:

1. Belair-Edison
2. Madison/East End
3. Washington Village/Pigtown
4. Greater Govans
5. Patterson Park North & East

Five Lowest:

1. Greater Roland Park/Poplar Hill
2. South Baltimore
3. Canton
4. Fells Point
5. Mount Washington/Coldspring

Housing Tax Credit

Rate of Properties Receiving Homestead Tax Credit

Measures homeownership and residential properties receiving a tax credit.

Definition: The number of residential properties that received the homestead tax credit per 1,000 residential properties within an area. The Homestead Credit limits the increase in taxable assessments each year to a fixed percentage. Every county and municipality in Maryland is required to limit taxable assessment increases to 10% or less each year, with the Baltimore City rate capped at 4%. (SOURCE: BALTIMORE CITY DEPARTMENT OF FINANCE, 2011, 2012, 2013, 2014, 2015, 2016, 2017; MDPROPERTY VIEW 2011, 2012, 2013, 2014, 2016, 2017)

Five Highest:

1. Cross-Country/Cheswolde
2. Northwood
3. Dorchester/Ashburton
4. Medfield/Hampden/Woodberry/Remington
5. Glen-Fallstaff

Five Lowest:

1. Greater Rosemont
2. Southwest Baltimore
3. Sandtown-Winchester/Harlem Park
4. Clifton-Berea
5. Poppleton/The Terraces/Hollins Market

Rate of Properties Receiving Homeowners Tax Credit

Measures homeownership and residential properties receiving a tax credit.

Definition: The number of residential properties that received the homeowners tax credit per 1,000 residential properties within an area. The homeowner's tax credit sets a limit on the amount of property taxes any homeowner must pay based upon his or her income. (SOURCE: BALTIMORE CITY DEPARTMENT OF FINANCE, 2011, 2012, 2013, 2014, 2015, 2016 2017; MD PROPERTY VIEW 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017)

Five Highest:

1. Glen-Fallstaff
2. The Waverlies
3. Edmondson Village
4. Southeastern
5. Howard Park/West Arlington

Five Lowest:

1. Claremont/Armistead
2. Downtown/Seton Hill
3. Poppleton/The Terraces/Hollins Market
4. South Baltimore
5. Greenmount East

Housing and Community Development

Historic Tax Credit

Measures number of residential properties receiving historic tax credits.

Definition: The number of residential properties that received the Historic Tax Credit per 1,000 residential properties within an area. The credit is granted on the increased assessment directly resulting from qualified improvements. The duration of the credit is for 10 years, and is applicable to properties located in designated areas of significant historical value. (SOURCE: BALTIMORE CITY DEPARTMENT OF FINANCE, 2012, 2013, 2014, 2015, 2016 2017; MDPROPERTY VIEW, 2012, 2013, 2014, 2016, 2016, 2017)

Five Highest:

1. Oldtown/Middle East
2. Canton
3. Patterson Park
North & East
4. Highlandtown
5. Fells Point

Five Lowest:

Twenty CSAs did not have any allocations of credits.

Housing Permits and Code Enforcement Indicators

Percent of Residential Properties with Rehabilitation Permits Exceeding \$5,000

Measure of interest, demand, and financial ability to invest in residential properties in an area.

Definition: The portion of residential properties that have applied for and received a permit to renovate the interior and/or exterior of a property where the cost of renovation will exceed \$5,000. The threshold of \$5,000 is used to differentiate a minor and more significant renovation project. (SOURCE: BALTIMORE CITY DEPARTMENT OF HOUSING, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017; MDPROPERTY VIEW 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017)

Five Highest:

1. Highlandtown
2. South Baltimore
3. Medfield/Hampden/
Woodberry/Remington
4. Patterson Park
North & East
5. Canton

Five Lowest:

1. Cherry Hill
2. Brooklyn/Curtis Bay/
Hawkins Point
3. Sandtown-Winchester/
Harlem Park
4. Southwest Baltimore
5. Greater Rosemont

Rate of New Construction Permits

Measures new construction and residential investment in an area.

Definition: The number of permits issued for new residential buildings per 1,000 existing residential properties within a community. The permits are analyzed by date of issue and not date of completion. (SOURCE: BALTIMORE CITY DEPARTMENT OF HOUSING, 2011, 2012, 2013, 2014, 2015, 2016, 2017; MDPROPERTY VIEW 2011, 2012, 2013, 2014, 2015, 2016, 2017)

Five Highest:

1. Harbor East/Little Italy
2. Glen-Fallstaff
3. Medfield/Hampden/
Woodberry/Remington
4. Downtown/Seton Hill
5. Inner Harbor/
Federal Hill

Five Lowest:

Thirty-two CSAs did not have any permits issued for new residential construction.

Rate of New Demolition Permits

Measures residential demolition permits issued by area.

Definition: The number of permits issued for the demolition of residential buildings per 1,000 existing residential properties. The permits are analyzed by date of issue and not date of actual demolition. (SOURCE: BALTIMORE CITY DEPARTMENT OF HOUSING, 2011, 2012, 2013, 2014, 2015, 2016, 2017; MDPROPERTY VIEW 2011, 2012, 2013, 2014, 2015, 2016, 2017)

Five Highest:

1. Upton/Druid Heights
2. Greenmount East
3. Clifton-Berea
4. Oldtown/Middle East
5. Sandtown-
Winchester/Harlem

Five Lowest:

Thirteen CSAs did not have any permits issued for demolition.

Housing and Community Development

Percent of Residential Properties that are Vacant and Abandoned

Measure of homes with an official Vacant House Notice (VHN) issued by Baltimore Housing.

Definition: The percentage of residential properties that have been classified as being vacant and abandoned by the Baltimore City Department of Housing out of all properties. Properties are classified as being vacant and abandoned if: the property is not habitable and appears boarded up or open to the elements; the property was designated as being vacant prior to the current year and still remains vacant; and the property is a multi-family structure where all units are considered to be vacant. (SOURCE: BALTIMORE CITY DEPARTMENT OF HOUSING, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017; MDPROPERTY VIEW 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017)

Five Highest:

1. Sandtown-Winchester/ Harlem Park
2. Greenmount East
3. Upton/Druid Heights
4. Southwest Baltimore
5. Clifton-Berea

Five Lowest:

1. Cross-Country/ Cheswolde
2. Greater Roland Park/Poplar Hill
3. Mount Washington/ Coldspring
4. Claremont/Armistead
5. South Baltimore

Percent of Vacant Properties Owned by Baltimore City

Measure of local government ownership of vacant residential properties.

Definition: The percent of properties that are classified as being vacant and abandoned that are owned by Baltimore City. Baltimore City has come to own these properties through a variety of ways including (but not limited to) eminent domain, unpaid tax or water bills, and purchase. (SOURCE: BALTIMORE CITY DEPARTMENT OF HOUSING, 2011, 2012, 2013, 2017)

Five Highest:

1. Upton/Druid Heights
2. Poppleton/The Terraces/Hollins Market
3. Oldtown/Middle East
4. Downtown/Seton Hill
5. Southern Park Heights

Five Lowest:

Twenty-two CSAs have no vacant properties identified as being owned by Baltimore City.

Percent of Residential Properties with Housing Violations

Measure of homes receiving housing violations (excluding vacancy).

Definition: The percentage of residential properties that have received at least one housing code violation from the Baltimore City Department of Housing out of all properties. Properties whose facade, structure, and/or surrounding area violate the City's Housing Code are issued a notice and are considered open till the property is found in compliance. A property may receive multiple violations. (SOURCE: BALTIMORE CITY DEPARTMENT OF HOUSING, 2010, 2011, 2012, 2013, 2015, 2016, 2017; MDPROPERTY VIEW 2010, 2011, 2012, 2013, 2015, 2016, 2017)

Five Highest:

1. Oldtown/Middle East
2. Greenmount East
3. Upton/Druid Heights
4. Clifton-Berea
5. Downtown/Seton Hill

Five Lowest:

1. South Baltimore
2. Inner Harbor/ Federal Hill
3. Greater Roland Park/Poplar Hill
4. Mount Washington/ Coldspring
5. Canton

Total Residential Properties**Number of Residential Properties**

The number of residential properties is used as a denominator in several of the indicators.

Definition: The total number of residential properties located within an area as identified by Maryland Property View. It is important to note that this indicator is a count of properties (single family homes, condominiums, and duplexes) and that a property can be comprised of multiple housing units. (SOURCE: MDPROPERTY VIEW, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017)

Five Highest:

1. Southwest Baltimore
2. Greater Rosemont
3. Medfield/Hampden/ Woodberry/Remington
4. Patterson Park North & East
5. Belair-Edison

Five Lowest:

1. Dickeyville/ Franklinton
2. Downtown/Seton Hill
3. Cherry Hill
4. Poppleton/The Terraces/ Hollins Market
5. Oldtown/Middle East

Housing and Community Development Data Tables

Housing and Community Development

Housing Market

Total Number of Homes Sold

Community Statistical Area (CSA)	2010	2011	2012	2013	2014	2015	2016	2017	% Change (16-17)
Allendale/Irvington/S. Hilton	118	80	76	74	184	116	174	161	-7.5
Beechfield/Ten Hills/West Hills	72	84	64	62	117	102	178	174	-2.2
Belair-Edison	153	127	132	117	184	161	222	208	-6.3
Brooklyn/Curtis Bay/Hawkins Point	104	86	84	77	113	95	177	155	-12.4
Canton	230	199	288	244	315	271	324	327	0.9
Cedonia/Frankford	195	171	141	132	262	224	315	319	1.3
Cherry Hill	9	8	6	2	18	7	16	11	-31.3
Chinquapin Park/Belvedere	74	59	63	55	89	70	115	128	11.3
Claremont/Armistead	16	18	6	7	17	25	29	28	-3.4
Clifton-Berea	87	76	40	40	63	73	88	67	-23.9
Cross-Country/Cheswolde	53	69	86	119	117	105	154	170	10.4
Dickeyville/Franklintown	4	8	11	9	10	20	17	25	47.1
Dorchester/Ashburton	84	73	57	60	148	127	181	185	2.2
Downtown/Seton Hill	20	17	30	25	34	33	37	45	21.6
Edmondson Village	70	39	49	40	87	83	109	119	9.2
Fells Point	170	173	178	191	241	216	310	292	-5.8
Forest Park/Walbrook	81	87	55	49	129	93	141	125	-11.3
Glen-Fallstaff	90	73	55	92	138	142	147	140	-4.8
Greater Charles Village/Barclay	110	108	121	121	177	130	173	231	33.5
Greater Govans	92	61	54	73	100	98	153	134	-12.4
Greater Mondawmin	75	52	44	42	67	60	76	93	22.4
Greater Roland Park/Poplar Hill	90	98	120	116	157	123	149	174	16.8
Greater Rosemont	190	141	83	85	145	137	140	127	-9.3
Greenmount East	93	54	41	52	118	52	73	122	67.1
Hamilton	120	123	134	104	203	186	268	301	12.3
Harbor East/Little Italy	46	42	47	51	99	55	77	79	2.6
Harford/Echodale	124	139	154	130	269	238	321	283	-11.8
Highlandtown	145	135	177	158	237	196	274	280	2.2
Howard Park/West Arlington	71	60	73	50	109	109	136	155	14.0
Inner Harbor/Federal Hill	313	263	336	321	373	321	402	392	-2.5
Lauraville	129	111	132	118	199	174	215	229	6.5
Loch Raven	99	88	64	68	125	105	173	201	16.2
Madison/East End	110	77	48	34	71	63	94	88	-6.4
Medfield/Hampden/Woodberry/Remington	223	187	260	226	334	314	483	474	-1.9
Midtown	81	105	159	126	149	117	169	203	20.1
Midway/Coldstream	86	75	52	43	70	77	86	83	-3.5
Morrell Park/Violetville	73	68	78	71	118	115	141	165	17.0
Mt. Washington/Coldspring	32	52	69	58	58	64	90	82	-8.9
North Baltimore/Guilford/Homeland	151	174	183	196	271	195	306	322	5.2
Northwood	83	85	98	77	176	142	207	210	1.4
Oldtown/Middle East	48	67	48	41	51	48	81	49	-39.5
Orangeville/East Highlandtown	107	98	83	85	155	104	183	197	7.7
Patterson Park North & East	424	270	256	291	441	362	500	487	-2.6
Penn North/Reservoir Hill	117	84	66	72	137	86	111	127	14.4
Pimlico/Arlington/Hilltop	72	67	38	34	79	63	88	88	0.0
Poppleton/The Terraces/Hollins Market	41	31	39	30	44	19	69	55	-20.3
Sandtown-Winchester/Harlem Park	107	120	68	67	88	62	90	100	11.1
South Baltimore	186	179	196	218	299	231	272	281	3.3
Southeastern	49	46	37	39	69	53	86	90	4.7
Southern Park Heights	107	83	50	40	82	82	88	86	-2.3
Southwest Baltimore	187	153	119	105	152	143	154	125	-18.8
The Waverlies	74	60	50	69	84	100	92	105	14.1
Upton/Druid Heights	61	59	59	43	40	55	52	57	9.6
Washington Village/Pigtown	109	86	79	59	151	104	166	175	5.4
Westport/Mt. Winans/Lakeland	53	33	32	30	62	40	66	73	10.6
Baltimore City	5,913	5,188	5,166	4,935	7,822	6,583	9,034	9,267	2.6

For more information on these indicators please visit <http://www.bniajfi.org>.

Housing and Community Development

Housing Market

Median Sales Price

Community Statistical Area (CSA)	2010	2011	2012	2013	2014	2015	2016	2017	% Change (16-17)
Allendale/Irvington/S. Hilton	\$42,500	\$30,000	\$47,500	\$31,806	\$33,250	\$35,500	\$46,640	\$55,000	17.9
Beechfield/Ten Hills/West Hills	\$142,250	\$120,000	\$144,501	\$139,500	\$130,000	\$126,000	\$118,450	\$139,950	18.2
Belair-Edison	\$56,000	\$44,000	\$60,000	\$45,100	\$41,975	\$42,000	\$45,550	\$59,075	29.7
Brooklyn/Curtis Bay/Hawkins Point	\$58,005	\$42,950	\$47,050	\$45,000	\$40,000	\$37,500	\$45,000	\$52,000	15.6
Canton	\$251,000	\$231,000	\$261,200	\$285,500	\$275,000	\$302,900	\$286,500	\$306,500	7.0
Cedonia/Frankford	\$103,225	\$88,000	\$94,500	\$97,250	\$78,575	\$69,950	\$85,000	\$112,750	32.6
Cherry Hill	\$69,000	\$61,050	\$16,000	\$34,850	\$23,500	\$19,109	\$38,000	\$45,000	18.4
Chinquapin Park/Belvedere	\$117,450	\$130,000	\$124,000	\$125,000	\$120,000	\$109,500	\$125,000	\$145,000	16.0
Claremont/Armistead	\$139,000	\$135,000	\$79,200	\$97,000	\$90,000	\$104,900	\$76,786	\$88,820	15.7
Clifton-Berea	\$13,250	\$16,050	\$21,250	\$24,000	\$20,000	\$19,000	\$13,000	\$42,786	229.1
Cross-Country/Cheswolde	\$165,000	\$143,500	\$111,250	\$131,250	\$165,000	\$200,000	\$180,000	\$172,500	-4.2
Dickeyville/Franklinton	\$245,000	\$140,625	\$225,000	\$235,000	\$227,550	\$210,000	\$172,500	\$230,000	33.3
Dorchester/Ashburton	\$68,150	\$80,000	\$100,000	\$88,500	\$86,250	\$84,000	\$75,000	\$103,000	37.3
Downtown/Seton Hill	\$210,450	\$157,600	\$197,500	\$220,000	\$235,250	\$215,000	\$182,000	\$207,000	13.7
Edmondson Village	\$49,100	\$41,000	\$60,000	\$56,444	\$55,000	\$45,500	\$53,000	\$73,500	38.7
Fells Point	\$215,500	\$205,000	\$226,500	\$244,000	\$249,000	\$255,000	\$271,250	\$280,000	3.2
Forest Park/Walbrook	\$60,250	\$50,000	\$50,000	\$70,000	\$65,500	\$50,150	\$89,900	\$85,000	-5.5
Glen-Fallstaff	\$102,600	\$90,000	\$127,500	\$127,450	\$87,500	\$63,500	\$80,000	\$107,500	34.4
Greater Charles Village/Barclay	\$146,000	\$135,000	\$185,000	\$170,000	\$189,900	\$167,000	\$170,000	\$185,000	8.8
Greater Govans	\$47,094	\$37,000	\$62,750	\$60,000	\$50,600	\$50,000	\$73,000	\$71,300	-2.3
Greater Mondawmin	\$34,000	\$41,950	\$28,000	\$57,000	\$40,500	\$36,100	\$41,500	\$53,610	29.2
Greater Roland Park/Poplar Hill	\$380,000	\$335,000	\$316,250	\$320,000	\$310,000	\$269,900	\$300,000	\$317,763	5.9
Greater Rosemont	\$29,700	\$20,000	\$39,900	\$21,875	\$20,000	\$17,500	\$25,358	\$34,784	37.2
Greenmount East	\$12,900	\$19,000	\$18,508	\$32,450	\$30,000	\$39,500	\$45,581	\$107,875	136.7
Hamilton	\$139,175	\$105,975	\$116,600	\$120,000	\$106,000	\$88,500	\$115,000	\$136,000	18.3
Harbor East/Little Italy	\$242,500	\$202,500	\$242,000	\$292,900	\$298,000	\$284,000	\$319,600	\$300,000	-6.1
Harford/Echodale	\$154,950	\$134,500	\$134,950	\$144,950	\$123,999	\$144,450	\$140,900	\$150,000	6.5
Highlandtown	\$215,000	\$191,500	\$220,000	\$250,000	\$265,000	\$265,000	\$272,750	\$259,688	-4.8
Howard Park/West Arlington	\$115,000	\$74,250	\$115,000	\$115,000	\$70,000	\$78,000	\$75,038	\$101,000	34.6
Inner Harbor/Federal Hill	\$275,000	\$280,000	\$284,950	\$314,000	\$320,000	\$290,000	\$291,000	\$300,000	3.1
Lauraville	\$137,000	\$92,900	\$114,450	\$128,750	\$132,000	\$106,000	\$129,000	\$134,000	3.9
Loch Raven	\$134,000	\$94,000	\$98,500	\$109,000	\$73,100	\$104,400	\$90,000	\$123,500	37.2
Madison/East End	\$25,000	\$16,000	\$34,500	\$26,250	\$25,000	\$19,000	\$29,000	\$74,000	155.2
Medfield/Hampden/Woodberry/Remington	\$164,950	\$139,000	\$144,600	\$178,000	\$175,000	\$184,950	\$194,000	\$210,000	8.2
Midtown	\$195,000	\$190,000	\$229,900	\$207,450	\$200,000	\$220,000	\$246,500	\$270,000	9.5
Midway/Coldstream	\$24,500	\$17,500	\$19,400	\$22,000	\$17,005	\$18,250	\$49,500	\$35,000	-29.3
Morrell Park/Violetville	\$103,000	\$63,250	\$80,700	\$65,000	\$69,000	\$59,000	\$70,000	\$80,000	14.3
Mt. Washington/Coldspring	\$280,000	\$250,000	\$280,000	\$308,000	\$287,000	\$265,000	\$298,500	\$276,500	-7.4
North Baltimore/Guilford/Homeland	\$347,500	\$352,000	\$340,000	\$370,000	\$325,000	\$305,000	\$373,875	\$377,500	1.0
Northwood	\$138,000	\$115,000	\$110,050	\$109,900	\$90,000	\$120,000	\$115,000	\$129,950	13.0
Oldtown/Middle East	\$173,750	\$57,500	\$50,000	\$102,000	\$149,900	\$94,250	\$190,000	\$173,500	-8.7
Orangeville/East Highlandtown	\$84,000	\$70,000	\$75,000	\$94,500	\$90,000	\$84,950	\$88,000	\$102,000	15.9
Patterson Park North & East	\$189,950	\$114,750	\$162,200	\$201,000	\$172,000	\$189,750	\$205,000	\$220,000	7.3
Penn North/Reservoir Hill	\$44,000	\$39,950	\$70,000	\$83,500	\$65,000	\$78,950	\$130,000	\$127,500	-1.9
Pimlico/Arlington/Hilltop	\$48,094	\$21,500	\$18,653	\$57,500	\$30,000	\$19,800	\$40,000	\$48,600	21.5
Poppleton/The Terraces/Hollins Market	\$48,000	\$69,900	\$69,000	\$117,450	\$73,600	\$59,000	\$100,000	\$82,000	-18.0
Sandtown-Winchester/Harlem Park	\$12,886	\$26,000	\$34,500	\$32,000	\$18,000	\$12,550	\$24,400	\$34,500	41.4
South Baltimore	\$250,500	\$250,000	\$246,750	\$309,750	\$289,900	\$306,000	\$307,250	\$325,000	5.8
Southeastern	\$79,000	\$90,000	\$70,000	\$83,000	\$75,000	\$67,000	\$83,972	\$85,000	1.2
Southern Park Heights	\$21,000	\$18,800	\$19,553	\$28,500	\$19,900	\$18,050	\$30,600	\$45,000	47.1
Southwest Baltimore	\$22,500	\$17,000	\$21,150	\$22,000	\$23,250	\$15,600	\$29,144	\$40,000	37.3
The Waverlies	\$84,950	\$56,100	\$74,000	\$79,200	\$79,950	\$55,000	\$75,000	\$95,000	26.7
Upton/Druid Heights	\$20,100	\$30,000	\$50,000	\$30,000	\$71,202	\$60,000	\$53,465	\$100,000	87.0
Washington Village/Pigtown	\$70,000	\$58,450	\$92,000	\$80,000	\$113,000	\$107,750	\$127,500	\$129,900	1.9
Westport/Mt. Winans/Lakeland	\$62,250	\$39,000	\$52,900	\$37,700	\$35,500	\$32,300	\$50,000	\$55,000	10.0
Baltimore City	\$115,000	\$100,000	\$135,000	\$147,000	\$126,325	\$125,000	\$138,000	\$150,000	8.7

For more information on these indicators please visit <http://www.bniajfi.org>.

Housing and Community Development

Housing Market

Median Number of Days on the Market

Community Statistical Area (CSA)	2010	2011	2012	2013	2014	2015	2016	2017	% Change (16-17)
Allendale/Irvington/S. Hilton	85	55	58	57	43	56	38	33	-13.2
Beechfield/Ten Hills/West Hills	102	74	69	53	49	39	35	28	-20.0
Belair-Edison	94	66	46	39	39	34	32	29	-9.5
Brooklyn/Curtis Bay/Hawkins Point	108	68	59	51	36	36	34	32	-5.9
Canton	82	58	27	17	30	33	27	25	-5.7
Cedonia/Frankford	99	71	48	39	45	43	37	26	-28.8
Cherry Hill	141	92	28	36	38	48	27	37	35.2
Chinquapin Park/Belvedere	103	78	54	45	36	38	30	41	35.0
Claremont/Armistead	135	43	49	108	57	34	29	41	41.4
Clifton-Berea	71	45	36	50	32	52	36	25	-30.6
Cross-Country/Cheswolde	121	109	60	38	35	36	32	37	15.6
Dickeyville/Franklintown	219	81	114	45	126	66	42	30	-27.7
Dorchester/Ashburton	120	75	59	29	40	29	31	41	32.3
Downtown/Seton Hill	111	106	46	42	88	63	53	44	-17.0
Edmondson Village	95	79	59	40	39	29	31	27	-12.9
Fells Point	123	60	35	21	33	40	33	35	6.1
Forest Park/Walbrook	122	63	41	35	49	46	36	40	11.1
Glen-Fallstaff	120	60	61	54	47	35	37	24	-35.1
Greater Charles Village/Barclay	90	73	36	22	41	33	28	27	-3.6
Greater Govans	99	50	71	45	44	46	43	37	-14.0
Greater Mondawmin	88	69	41	40	33	34	24	31	29.2
Greater Roland Park/Poplar Hill	111	37	40	17	36	27	25	27	8.0
Greater Rosemont	102	50	41	32	54	54	39	39	0.0
Greenmount East	117	76	75	88	72	40	71	28	-60.6
Hamilton	106	58	57	40	45	37	44	30	-31.8
Harbor East/Little Italy	111	49	84	35	55	41	47	29	-39.4
Harford/Echodale	98	76	51	34	47	41	40	31	-22.5
Highlandtown	107	46	26	21	41	30	29	26	-10.3
Howard Park/West Arlington	105	51	22	40	34	41	34	37	10.4
Inner Harbor/Federal Hill	99	56	31	23	28	43	28	33	17.9
Lauraville	106	67	46	34	46	36	43	25	-41.9
Loch Raven	99	57	38	52	34	47	28	24	-14.3
Madison/East End	123	53	36	29	61	42	27	25	-7.4
Medfield/Hampden/Woodberry/Remington	97	58	37	28	29	27	21	19	-9.5
Midtown	83	77	54	33	33	37	34	39	16.4
Midway/Coldstream	85	55	60	26	28	44	29	31	6.9
Morrell Park/Violetville	91	63	72	47	35	41	31	33	6.5
Mt. Washington/Coldspring	115	79	29	26	34	27	26	22	-15.4
North Baltimore/Guilford/Homeland	122	57	47	28	33	34	38	37	-2.6
Northwood	96	55	52	42	36	44	36	35	-2.8
Oldtown/Middle East	111	79	48	31	35	42	30	35	16.7
Orangeville/East Highlandtown	108	59	35	28	37	32	39	31	-20.5
Patterson Park North & East	102	63	44	28	28	27	37	28	-24.3
Penn North/Reservoir Hill	101	59	40	30	36	37	37	36	-1.4
Pimlico/Arlington/Hilltop	80	52	41	35	48	37	31	34	9.7
Poppleton/The Terraces/Hollins Market	116	53	42	38	27	69	39	17	-56.4
Sandtown-Winchester/Harlem Park	90	56	41	26	39	35	38	33	-13.2
South Baltimore	82	59	31	15	23	28	22	15	-30.2
Southeastern	87	67	80	36	65	55	34	36	5.9
Southern Park Heights	82	57	40	57	47	56	40	32	-20.0
Southwest Baltimore	89	58	38	37	54	37	49	31	-36.7
The Waverlies	98	42	63	28	54	31	35	21	-40.0
Upton/Druid Heights	117	88	80	95	31	59	40	43	7.5
Washington Village/Pigtown	100	57	49	56	36	48	39	33	-15.4
Westport/Mt. Winans/Lakeland	103	48	51	41	30	26	30	20	-33.3
Baltimore City	101	60	43	33	38	37	33	29	-12.1

For more information on these indicators please visit <http://www.bniajfi.org>.

Housing and Community Development

Housing Market

Percent of Homes Sold in Foreclosure (REO)

Community Statistical Area (CSA)	2011	2012	2013	2014	2015	2016	2017	Change (16-17)
Allendale/Irvington/S. Hilton	53.5	29.3	8.3	4.4	3.7	1.1	1.2	0.1
Beechfield/Ten Hills/West Hills	38.5	9.0	3.2	1.7	2.4	1.2	0.5	-0.7
Belair-Edison	41.1	23.2	6.5	3.5	2.7	3.8	2.9	-0.9
Brooklyn/Curtis Bay/Hawkins Point	42.6	23.7	0.8	5.1	4.4	1.3	3.0	1.7
Canton	14.0	3.9	0.7	0.4	0.3	0.0	0.0	0.0
Cedonia/Frankford	42.6	16.9	6.7	1.8	1.1	3.4	1.0	-2.4
Cherry Hill	15.4	6.7	0.0	4.3	4.8	4.3	0.0	-4.3
Chinquapin Park/Belvedere	24.2	11.5	5.5	2.2	1.0	0.0	1.6	1.6
Claremont/Armistead	31.6	20.0	0.0	0.0	0.0	0.0	5.4	5.4
Clifton-Berea	53.1	14.6	7.4	2.0	2.5	0.0	3.4	3.4
Cross-Country/Cheswolde	7.4	4.2	1.7	1.1	2.1	0.9	0.0	-0.9
Dickeyville/Franklinton	62.5	15.4	0.0	0.0	4.8	0.0	0.0	0.0
Dorchester/Ashburton	45.9	27.3	7.8	3.6	1.3	0.6	0.9	0.4
Downtown/Seton Hill	16.7	13.0	3.7	0.0	7.4	0.0	0.0	0.0
Edmondson Village	42.1	20.0	7.5	3.7	1.8	0.9	2.7	1.8
Fells Point	21.8	8.0	1.0	0.0	0.5	0.0	0.0	0.0
Forest Park/Walbrook	45.1	16.7	4.0	2.0	0.8	1.6	1.7	0.1
Glen-Fallstaff	30.0	20.3	5.6	1.2	2.6	0.8	2.1	1.3
Greater Charles Village/Barclay	27.1	9.4	2.4	2.5	0.0	2.1	0.5	-1.6
Greater Govans	47.4	25.0	5.4	4.6	1.7	0.7	1.5	0.8
Greater Mondawmin	41.4	29.4	3.1	1.4	2.4	2.7	0.6	-2.1
Greater Roland Park/Poplar Hill	12.4	2.6	0.0	0.0	0.0	0.0	0.0	0.0
Greater Rosemont	52.5	34.9	9.4	3.0	2.0	0.0	1.2	1.2
Greenmount East	34.1	17.1	4.3	3.1	0.0	2.7	0.0	-2.7
Hamilton	41.6	18.9	3.8	1.6	2.2	1.1	0.3	-0.8
Harbor East/Little Italy	31.3	2.6	0.0	0.0	2.9	0.0	0.0	0.0
Harford/Echodale	30.7	12.6	2.3	4.4	1.8	0.3	0.8	0.5
Highlandtown	25.3	8.3	1.5	0.0	0.0	0.8	0.7	-0.2
Howard Park/West Arlington	47.8	21.1	9.1	2.0	2.5	0.7	0.5	-0.2
Inner Harbor/Federal Hill	10.6	4.8	0.8	0.7	0.6	0.0	0.2	0.2
Lauraville	35.8	22.6	2.9	2.7	0.5	0.5	2.6	2.2
Loch Raven	29.3	11.8	3.4	1.9	2.1	4.3	1.8	-2.6
Madison/East End	45.5	20.0	8.0	0.0	1.0	0.0	0.5	0.5
Medfield/Hampden/Woodberry/Remington	16.4	8.4	0.7	1.3	1.5	0.7	0.6	-0.2
Midtown	17.7	11.5	0.9	3.3	0.0	0.0	0.0	0.0
Midway/Coldstream	48.2	27.1	5.5	3.1	1.0	2.0	0.6	-1.4
Morrell Park/Violetville	44.9	22.5	3.8	2.5	2.0	0.8	2.4	1.6
Mt. Washington/Coldspring	7.8	7.2	0.0	0.0	1.4	4.1	1.1	-3.0
North Baltimore/Guilford/Homeland	8.0	4.0	1.3	1.3	0.0	0.0	0.3	0.3
Northwood	32.1	13.5	3.8	1.6	2.9	0.5	1.2	0.6
Oldtown/Middle East	28.6	8.0	2.1	0.0	1.9	0.0	1.8	1.8
Orangeville/East Highlandtown	34.6	7.1	4.0	0.8	2.0	2.6	0.0	-2.6
Patterson Park North & East	34.8	10.0	2.1	1.3	0.7	0.6	0.5	-0.1
Penn North/Reservoir Hill	58.4	18.3	4.0	2.4	3.0	2.9	0.0	-2.9
Pimlico/Arlington/Hilltop	52.2	44.6	1.4	4.7	5.5	1.8	0.0	-1.8
Poppleton/The Terraces/Hollins Market	37.9	26.1	9.7	6.1	3.2	1.5	0.0	-1.5
Sandtown-Winchester/Harlem Park	46.1	26.4	7.5	1.0	1.3	0.9	0.5	-0.3
South Baltimore	8.5	7.1	1.1	0.4	0.4	0.0	0.3	0.3
Southeastern	25.5	12.5	6.3	1.6	1.2	3.0	2.7	-0.3
Southern Park Heights	52.7	23.2	6.3	0.0	4.7	0.0	0.0	0.0
Southwest Baltimore	51.1	27.6	8.3	4.1	3.5	0.5	1.0	0.5
The Waverlies	43.1	15.2	5.1	0.0	2.8	2.4	0.0	-2.4
Upton/Druid Heights	51.1	20.0	7.9	0.0	3.7	1.8	0.0	-1.8
Washington Village/Pigtown	54.5	9.6	2.0	5.6	0.7	1.9	0.0	-1.9
Westport/Mt. Winans/Lakeland	37.8	17.1	4.8	2.9	3.3	0.0	0.0	0.0
Baltimore City	33.1	13.9	3.4	2.0	1.6	1.0	0.9	-0.2

For more information on these indicators please visit <http://www.bniajfi.org>.

Housing and Community Development

Housing Market

Percent of Homes Sold for Cash

Community Statistical Area (CSA)	2011	2012	2013	2014	2015	2016	2017	Change (16-17)
Allendale/Irvington/S. Hilton	78.2	76.1	78.8	76.6	78.3	71.0	64.2	-6.8
Beechfield/Ten Hills/West Hills	32.1	25.4	29.0	34.7	27.8	30.1	25.9	-4.2
Belair-Edison	66.7	67.4	67.7	69.2	68.5	59.7	53.6	-6.1
Brooklyn/Curtis Bay/Hawkins Point	73.4	72.0	76.9	75.4	74.8	73.2	69.3	-3.9
Canton	26.6	20.1	15.5	18.3	18.4	15.1	14.4	-0.6
Cedonia/Frankford	45.4	42.2	40.2	43.7	45.1	40.4	35.3	-5.1
Cherry Hill	61.5	86.7	76.5	95.7	85.7	78.3	77.8	-0.5
Chinquapin Park/Belvedere	40.3	31.1	43.8	40.0	40.6	38.5	33.3	-5.1
Claremont/Armistead	52.6	40.0	56.3	57.1	48.4	51.7	43.2	-8.5
Clifton-Berea	90.6	85.4	87.0	93.1	89.0	89.1	87.4	-1.7
Cross-Country/Cheswolde	55.6	55.6	52.5	49.4	54.3	40.2	47.8	7.7
Dickeyville/Franklintown	50.0	15.4	30.8	33.3	28.6	14.3	13.0	-1.2
Dorchester/Ashburton	55.3	50.0	47.6	52.9	46.8	46.7	36.0	-10.7
Downtown/Seton Hill	55.6	39.1	37.0	15.8	29.6	42.9	24.5	-18.4
Edmondson Village	63.2	58.2	73.1	51.9	61.9	51.4	41.6	-9.8
Fells Point	29.9	27.3	22.4	21.8	19.9	19.9	21.3	1.3
Forest Park/Walbrook	62.6	61.1	53.3	58.8	60.5	55.1	46.9	-8.3
Glen-Fallstaff	57.5	50.0	46.1	42.4	62.3	53.9	47.6	-6.3
Greater Charles Village/Barclay	46.9	47.9	45.6	36.1	40.0	38.6	41.2	2.6
Greater Govans	69.2	61.7	67.4	66.1	73.3	61.0	59.4	-1.6
Greater Mondawmin	74.1	82.4	70.3	68.1	65.1	68.5	58.3	-10.2
Greater Roland Park/Poplar Hill	33.3	28.2	25.2	34.1	35.3	27.6	32.3	4.8
Greater Rosemont	86.5	87.2	93.5	88.8	88.8	87.8	85.7	-2.1
Greenmount East	88.6	74.3	63.0	58.3	81.4	76.7	75.9	-0.8
Hamilton	41.6	28.8	30.1	35.9	39.7	32.1	21.8	-10.3
Harbor East/Little Italy	43.8	42.1	53.7	44.1	40.0	41.5	38.2	-3.3
Harford/Echodale	30.7	25.8	27.1	31.0	30.7	30.1	25.7	-4.4
Highlandtown	31.2	25.9	24.2	21.7	21.0	12.6	20.0	7.4
Howard Park/West Arlington	53.6	39.4	53.2	44.1	41.3	46.3	39.0	-7.3
Inner Harbor/Federal Hill	21.6	26.3	24.2	22.1	22.3	17.7	21.9	4.1
Lauraville	46.7	38.7	37.1	32.4	35.2	36.1	23.5	-12.6
Loch Raven	36.0	40.8	25.0	43.4	39.3	31.7	28.2	-3.5
Madison/East End	93.9	94.0	85.3	87.0	93.3	87.7	81.9	-5.9
Medfield/Hampden/Woodberry/Remington	35.0	31.2	24.3	23.2	24.5	20.4	20.6	0.2
Midtown	40.0	26.5	28.7	35.0	29.0	22.5	25.2	2.7
Midway/Coldstream	85.9	84.7	90.9	93.9	86.1	88.8	81.1	-7.7
Morrell Park/Violetville	44.9	51.3	50.0	56.8	54.2	47.9	46.8	-1.1
Mt. Washington/Coldspring	19.6	20.3	20.0	19.6	27.5	20.5	21.8	1.3
North Baltimore/Guilford/Homeland	21.1	26.0	28.5	33.8	27.2	26.2	28.3	2.2
Northwood	32.1	28.1	39.0	34.4	34.9	29.2	31.3	2.0
Oldtown/Middle East	47.6	48.0	54.2	40.0	39.6	21.3	42.1	20.9
Orangeville/East Highlandtown	54.6	57.6	48.0	47.9	49.3	46.5	41.6	-4.8
Patterson Park North & East	41.8	40.9	35.0	31.6	29.2	25.5	22.8	-2.7
Penn North/Reservoir Hill	71.4	60.6	53.3	62.2	65.7	49.0	51.6	2.6
Pimlico/Arlington/Hilltop	82.1	85.7	69.6	66.3	74.5	77.9	75.9	-2.0
Poppleton/The Terraces/Hollins Market	58.6	52.2	64.5	45.5	64.5	56.9	58.6	1.7
Sandtown-Winchester/Harlem Park	92.1	88.7	92.5	93.2	97.4	88.5	88.1	-0.4
South Baltimore	19.2	18.0	15.7	14.3	13.0	12.4	9.8	-2.6
Southeastern	41.2	47.5	60.4	57.8	50.6	45.5	40.5	-4.9
Southern Park Heights	91.9	73.2	84.4	80.4	84.9	81.1	67.1	-13.9
Southwest Baltimore	90.0	92.4	89.0	86.4	88.0	84.1	86.0	1.9
The Waverlies	51.7	65.2	55.7	48.7	46.2	54.1	51.5	-2.6
Upton/Druid Heights	76.6	52.7	73.7	68.8	68.5	71.4	66.7	-4.8
Washington Village/Pigtown	60.4	62.5	53.9	53.8	47.6	48.4	43.7	-4.7
Westport/Mt. Winans/Lakeland	71.1	73.2	82.3	75.7	83.3	84.4	74.4	-10.0
Baltimore City	50.8	44.4	44.4	45.9	46.3	42.1	41.3	-0.9

For more information on these indicators please visit <http://www.bniajfi.org>.

Housing and Community Development

Housing Market

Community Statistical Area (CSA)	Percent of Properties Receiving Mortgage Foreclosure Filing									Percentage of Residential Tax Lien Sales			
	2010	2011	2012	2013	2014	2015	2016	2017	Change (16-17)	2015	2016	2017	Change (16-17)
Allendale/Irvington/S. Hilton	2.6	1.3	2.0	3.3	2.8	2.0	2.1	1.5	-0.6	6.1	4.6	6.5	1.8
Beechfield/Ten Hills/West Hills	2.1	1.0	1.4	3.0	2.4	2.1	2.2	1.6	-0.6	2.9	2.0	2.8	0.8
Belair-Edison	3.2	1.7	2.3	4.7	3.1	3.2	2.6	2.3	-0.3	4.2	3.2	4.5	1.4
Brooklyn/Curtis Bay/Hawkins Point	2.8	1.3	1.8	3.6	2.5	2.1	1.9	1.6	-0.3	6.0	5.8	7.0	1.2
Canton	1.8	0.5	0.6	1.4	0.7	0.4	0.2	0.5	0.2	0.8	0.7	1.0	0.3
Cedonia/Frankford	2.9	1.3	2.4	4.1	3.2	3.2	2.3	2.2	-0.1	3.0	2.6	3.4	0.8
Cherry Hill	2.0	1.0	0.6	1.9	1.4	0.9	1.7	0.9	-0.8	7.7	5.6	7.8	2.2
Chinquapin Park/Belvedere	2.0	0.9	1.6	2.6	2.3	1.9	1.7	1.2	-0.6	2.5	2.2	2.9	0.7
Claremont/Armistead	4.7	0.8	2.0	2.9	1.3	0.7	0.7	0.4	-0.3	0.4	1.3	1.0	-0.3
Clifton-Berea	1.7	0.5	0.9	1.8	1.4	1.1	0.9	1.0	0.0	13.4	9.5	10.7	1.2
Cross-Country/Cheswolde	0.9	0.2	0.5	1.3	0.9	1.1	0.6	0.5	-0.1	0.8	0.7	1.1	0.3
Dickeyville/Franklinton	1.5	0.3	0.3	1.6	1.2	3.4	0.9	0.6	-0.3	8.4	3.7	3.4	-0.3
Dorchester/Ashburton	2.8	1.5	2.0	3.9	3.2	3.0	2.3	2.1	-0.1	6.0	4.6	5.8	1.1
Downtown/Seton Hill	5.1	3.9	3.4	2.1	2.5	2.5	0.4	1.1	0.7	1.6	10.6	9.7	-0.9
Edmondson Village	2.3	0.9	1.7	3.4	2.5	1.9	2.1	1.9	-0.1	5.3	3.4	5.1	1.7
Fells Point	1.6	0.8	0.7	1.1	1.0	0.7	0.6	0.6	0.1	1.1	2.2	1.6	-0.6
Forest Park/Walbrook	4.5	1.5	1.8	4.1	3.5	2.7	2.7	1.9	-0.8	8.1	6.4	6.2	-0.1
Glen-Fallstaff	2.2	0.9	1.4	1.9	2.0	1.6	1.8	1.7	-0.1	2.8	2.6	3.7	1.1
Greater Charles Village/Barclay	1.6	1.0	1.3	1.9	1.3	1.0	0.8	0.7	-0.1	2.9	5.5	5.1	-0.4
Greater Govans	2.1	1.1	1.5	2.9	2.5	2.8	2.1	1.8	-0.3	6.0	4.4	6.1	1.7
Greater Mondawmin	2.1	1.1	1.5	3.0	1.6	1.9	1.8	1.4	-0.3	10.3	8.2	8.0	-0.2
Greater Roland Park/Poplar Hill	0.4	0.2	0.3	0.4	0.2	0.2	0.5	0.2	-0.3	0.4	0.5	0.5	0.0
Greater Rosemont	2.3	1.0	1.6	2.8	2.2	1.6	1.5	1.4	-0.1	11.6	10.4	9.8	-0.6
Greenmount East	1.2	0.4	0.6	1.2	1.1	0.8	0.7	2.3	1.7	14.0	10.9	9.5	-1.4
Hamilton	3.1	1.2	2.0	3.8	3.3	3.0	2.4	1.9	-0.5	2.5	2.2	3.3	1.1
Harbor East/Little Italy	1.2	0.5	0.7	1.5	1.6	0.6	0.5	1.3	0.9	0.8	3.3	2.8	-0.5
Harford/Echodale	2.6	1.3	2.1	3.3	2.7	2.4	1.9	1.4	-0.5	2.1	1.8	2.2	0.4
Highlandtown	2.2	1.0	0.9	1.4	1.2	1.0	0.6	0.5	0.0	1.6	1.5	1.7	0.1
Howard Park/West Arlington	3.8	0.9	1.5	3.0	3.4	3.3	2.4	2.4	0.0	5.0	3.9	4.9	1.0
Inner Harbor/Federal Hill	1.3	0.4	0.7	1.2	0.9	0.3	0.5	1.1	0.6	0.7	0.8	1.2	0.5
Lauraville	2.5	1.3	2.0	3.0	2.6	2.4	1.9	0.9	-1.1	2.8	1.9	2.7	0.8
Loch Raven	2.7	1.0	1.4	3.5	2.3	2.8	1.8	0.7	-1.1	2.2	1.5	2.5	1.0
Madison/East End	2.4	1.0	1.3	2.9	1.9	1.9	1.3	1.1	-0.3	9.0	8.4	9.1	0.7
Medfield/Hampden/Woodberry/Remington	1.6	0.7	0.8	1.5	1.3	1.1	0.9	0.7	-0.2	1.6	1.5	2.0	0.6
Midtown	1.6	1.4	1.5	2.5	1.0	1.3	0.7	0.5	-0.2	1.8	3.8	3.7	-0.1
Midway/Coldstream	2.1	0.9	1.2	2.5	1.9	1.3	0.9	1.0	0.1	12.2	12.7	10.8	-1.9
Morrell Park/Violetville	2.3	1.5	1.6	3.4	2.8	2.3	2.3	2.3	0.0	3.0	2.5	3.3	0.8
Mt. Washington/Coldspring	0.9	0.5	0.8	1.5	1.0	1.0	0.9	1.2	0.4	0.8	0.7	0.5	-0.1
North Baltimore/Guilford/Homeland	0.8	0.3	0.4	0.6	0.9	0.5	0.5	1.1	0.6	0.7	0.6	0.9	0.3
Northwood	2.1	0.8	1.3	2.4	2.7	2.1	2.1	1.0	-1.1	2.9	1.8	3.0	1.1
Oldtown/Middle East	1.9	0.6	1.6	2.1	0.8	1.3	0.6	3.8	3.2	3.5	4.3	5.1	0.9
Orangeville/East Highlandtown	1.8	0.7	0.7	1.6	1.3	1.4	1.1	0.5	-0.6	2.0	2.5	2.5	0.0
Patterson Park North & East	2.9	1.1	1.7	2.1	1.6	1.1	1.2	0.8	-0.5	3.4	1.8	3.8	2.0
Penn North/Reservoir Hill	2.8	1.4	1.8	3.1	2.4	2.0	1.5	0.5	-0.9	10.2	7.7	9.5	1.8
Pimlico/Arlington/Hilltop	2.3	0.9	2.0	2.9	2.2	1.8	2.0	0.6	-1.4	7.5	7.7	8.3	0.7
Poppleton/The Terraces/Hollins Market	3.0	1.5	1.4	2.8	2.6	1.9	1.7	4.5	2.8	5.6	5.0	7.4	2.4
Sandtown-Winchester/Harlem Park	1.6	0.8	1.1	1.6	1.2	1.7	1.2	1.5	0.3	15.3	12.6	14.0	1.4
South Baltimore	1.4	0.4	0.7	1.1	0.6	0.5	0.3	1.0	0.7	0.8	0.7	0.8	0.2
Southeastern	1.6	1.2	1.0	2.3	2.0	1.8	1.2	1.3	0.1	2.8	2.1	3.4	1.4
Southern Park Heights	1.9	0.9	1.3	2.8	2.3	1.5	1.4	0.6	-0.8	9.0	7.3	10.1	2.8
Southwest Baltimore	2.5	0.9	1.2	1.8	1.5	1.3	1.0	0.0	-1.0	16.3	12.4	11.6	-0.7
The Waverlies	2.3	1.3	1.6	2.9	2.1	2.2	1.2	0.5	-0.7	4.8	3.3	4.5	1.2
Upton/Druid Heights	2.5	0.7	1.2	2.1	1.6	1.5	1.1	0.9	-0.1	7.8	9.7	9.1	-0.7
Washington Village/Pigtown	2.6	2.9	2.6	3.2	2.7	1.9	1.6	0.7	-0.9	4.4	4.4	4.5	0.1
Westport/Mt. Winans/Lakeland	2.5	0.8	2.0	3.8	3.1	2.1	1.7	1.4	-0.3	4.4	3.7	5.2	1.5
Baltimore City	2.2	1.0	1.4	2.5	2.0	1.7	1.4	1.2	-0.2	5.4	4.6	5.2	0.6

For more information on these indicators please visit <http://www.bnijafi.org>.

Housing and Community Development

Housing Occupancy

Community Statistical Area (CSA)	Percent of Properties that are Owner-Occupied								Change (15-16)
	2010	2011	2012	2013	2014	2015	2016	2017	
Allendale/Irvington/S. Hilton	66.0	61.6	61.8	60.3	58.1	58.1	55.8	55.5	-0.3
Beechfield/Ten Hills/West Hills	82.7	79.5	81.0	80.8	78.7	78.7	77.3	77.2	0.0
Belair-Edison	67.2	64.8	64.5	63.5	61.6	61.6	58.6	58.1	-0.5
Brooklyn/Curtis Bay/Hawkins Point	50.4	46.2	46.9	45.6	43.5	43.5	41.3	40.3	-1.0
Canton	69.9	67.9	68.7	68.4	66.6	66.6	67.6	66.9	-0.7
Cedonia/Frankford	79.2	76.5	76.1	75.2	73.1	73.1	71.1	71.3	0.3
Cherry Hill	54.7	53.0	53.0	52.2	49.5	49.5	47.5	46.1	-1.4
Chinquapin Park/Belvedere	74.0	70.3	71.6	70.5	68.9	68.9	67.3	67.1	-0.2
Claremont/Armistead	76.6	70.9	75.2	74.5	85.1	85.1	83.4	83.8	0.4
Clifton-Berea	35.8	34.4	34.0	33.5	33.0	33.0	30.6	29.6	-1.0
Cross-Country/Cheswolde	84.4	83.4	83.6	83.1	82.3	82.3	82.2	82.4	0.2
Dickeyville/Franklintown	70.9	45.6	69.2	68.3	66.9	66.9	65.0	63.7	-1.4
Dorchester/Ashburton	73.6	67.8	70.1	68.8	67.2	67.2	65.5	64.5	-1.0
Downtown/Seton Hill	43.3	40.7	40.2	39.9	37.6	37.6	39.5	39.7	0.2
Edmondson Village	70.9	64.8	66.6	66.1	64.5	64.5	62.4	61.6	-0.8
Fells Point	53.2	51.5	51.9	51.7	51.4	51.4	51.6	50.5	-1.1
Forest Park/Walbrook	63.4	59.9	60.1	58.1	56.4	56.4	54.3	53.6	-0.6
Glen-Fallstaff	78.5	75.6	76.5	75.5	73.7	73.7	72.7	72.8	0.1
Greater Charles Village/Barclay	44.9	43.6	43.4	43.0	43.2	43.2	42.8	43.7	0.9
Greater Govans	64.4	60.6	62.2	61.3	59.2	59.2	56.8	55.7	-1.0
Greater Mondawmin	55.3	51.6	52.5	51.5	50.0	50.0	47.2	46.8	-0.5
Greater Roland Park/Poplar Hill	76.7	73.2	75.7	75.7	75.4	75.4	76.2	76.4	0.3
Greater Rosemont	50.9	48.1	47.3	46.7	45.4	45.4	42.9	42.3	-0.5
Greenmount East	30.2	29.3	29.1	28.6	28.0	28.0	27.4	26.7	-0.7
Hamilton	83.1	79.3	80.1	78.9	76.4	76.4	74.6	75.0	0.3
Harbor East/Little Italy	41.9	40.6	37.8	37.6	36.9	36.9	37.3	36.6	-0.8
Harford/Echodale	84.5	80.6	81.3	80.5	78.1	78.1	77.6	77.7	0.1
Highlandtown	61.9	59.8	59.4	60.0	58.3	58.3	57.7	58.3	0.7
Howard Park/West Arlington	78.0	74.7	75.3	73.9	72.3	72.3	69.9	69.7	-0.2
Inner Harbor/Federal Hill	63.5	61.5	60.7	60.5	59.0	59.0	59.9	59.9	0.1
Lauraville	79.0	76.0	75.9	74.6	73.6	73.6	72.8	72.8	0.0
Loch Raven	81.5	80.5	79.8	79.1	77.7	77.7	76.1	76.8	0.6
Madison/East End	26.9	24.5	25.6	24.9	24.3	24.3	23.1	23.0	-0.1
Medfield/Hampden/Woodberry/Remington	68.7	64.5	67.3	66.8	64.8	64.8	63.8	64.3	0.5
Midtown	41.9	41.7	41.5	42.0	41.1	41.1	40.8	40.8	0.0
Midway/Coldstream	40.9	39.2	38.9	37.7	36.4	36.4	34.5	33.6	-0.9
Morrell Park/Violetville	77.2	71.3	72.6	71.1	67.8	67.8	65.2	63.9	-1.2
Mt. Washington/Coldspring	83.6	80.9	83.3	82.9	82.0	82.0	81.7	81.8	0.1
North Baltimore/Guilford/Homeland	76.4	74.5	75.7	75.5	74.7	74.7	74.6	74.5	-0.1
Northwood	84.2	82.5	82.7	82.0	80.4	80.4	79.2	79.2	0.0
Oldtown/Middle East	41.0	39.2	39.3	38.7	37.4	37.4	37.9	35.9	-2.1
Orangeville/East Highlandtown	56.9	53.9	52.5	52.5	50.0	50.0	51.1	49.2	-1.9
Patterson Park North & East	48.8	47.3	47.1	47.1	46.8	46.8	47.0	47.6	0.6
Penn North/Reservoir Hill	39.2	38.2	37.2	36.2	35.7	35.7	35.1	34.6	-0.5
Pimlico/Arlington/Hilltop	56.1	54.5	54.1	53.1	51.9	51.9	50.1	49.4	-0.7
Poppleton/The Terraces/Hollins Market	33.4	31.2	30.8	30.8	30.3	30.3	29.4	29.4	-0.1
Sandtown-Winchester/Harlem Park	33.0	31.4	31.0	30.8	30.3	30.3	28.9	28.2	-0.7
South Baltimore	71.1	70.0	69.8	70.4	70.9	70.9	71.7	71.9	0.2
Southeastern	69.2	62.8	65.5	65.2	63.1	63.1	59.6	60.3	0.7
Southern Park Heights	48.3	46.0	46.1	45.1	44.1	44.1	42.4	41.7	-0.7
Southwest Baltimore	29.4	27.2	26.5	26.1	25.0	25.0	23.6	23.3	-0.3
The Waverlies	63.5	61.5	61.1	60.3	58.6	58.6	55.8	55.2	-0.7
Upton/Druid Heights	32.4	31.4	31.5	31.1	30.4	30.4	29.8	29.4	-0.5
Washington Village/Pigtown	46.5	43.7	42.9	42.6	41.1	41.1	40.7	40.1	-0.7
Westport/Mt. Winans/Lakeland	55.8	52.6	51.8	50.3	48.5	48.5	46.2	45.3	-0.9
Baltimore City	60.2	57.6	57.8	57.2	56.1	56.1	54.9	54.6	-0.3

For more information on these indicators please visit <http://www.bniajfi.org>.

Housing and Community Development

Residential Properties

Total Residential Properties

Community Statistical Area (CSA)	2010	2011	2012	2013	2014	2015	2016	2017	% Change (16-17)
Allendale/Irvington/S. Hilton	5,568	5,551	5,554	5,568	5,589	5,589	5,660	5,689	0.5
Beechfield/Ten Hills/West Hills	3,557	3,575	3,599	3,599	3,612	3,612	3,609	3,608	0.0
Belair-Edison	6,295	6,296	6,292	6,295	6,296	6,296	6,295	6,294	0.0
Brooklyn/Curtis Bay/Hawkins Point	4,283	4,259	4,256	4,256	4,249	4,249	4,254	4,255	0.0
Canton	4,013	4,017	4,025	4,024	4,033	4,033	4,037	4,038	0.0
Cedonia/Frankford	6,294	6,290	6,286	6,290	6,285	6,285	6,290	6,292	0.0
Cherry Hill	988	985	985	984	984	984	985	985	0.0
Chinquapin Park/Belvedere	2,694	2,688	2,689	2,689	2,689	2,689	2,690	2,690	0.0
Claremont/Armistead	725	755	745	752	2,267	2,267	2,300	2,278	-1.0
Clifton-Berea	4,783	4,756	4,738	4,723	4,675	4,675	4,635	4,644	0.2
Cross-Country/Cheswolde	2,914	2,918	2,925	2,925	2,926	2,926	2,921	2,921	0.0
Dickeyville/Franklintown	333	319	318	322	323	323	323	322	-0.3
Dorchester/Ashburton	3,421	3,421	3,419	3,424	3,422	3,422	3,418	3,418	0.0
Downtown/Seton Hill	670	670	676	675	687	687	698	697	-0.1
Edmondson Village	2,843	2,835	2,832	2,832	2,831	2,831	2,829	2,829	0.0
Fells Point	4,058	4,073	4,076	4,080	4,096	4,096	4,095	4,170	1.8
Forest Park/Walbrook	2,883	2,881	2,879	2,882	2,879	2,879	2,881	2,883	0.1
Glen-Fallstaff	3,691	3,685	3,685	3,686	3,719	3,719	3,693	3,691	-0.1
Greater Charles Village/Barclay	3,675	3,675	3,690	3,694	3,681	3,681	3,753	3,757	0.1
Greater Govans	3,720	3,730	3,728	3,729	3,731	3,731	3,732	3,734	0.1
Greater Mondawmin	3,439	3,437	3,432	3,434	3,444	3,444	3,415	3,415	0.0
Greater Roland Park/Poplar Hill	3,030	3,020	3,021	3,023	3,023	3,023	3,021	3,021	0.0
Greater Rosemont	7,267	7,212	7,189	7,164	7,133	7,133	7,132	7,110	-0.3
Greenmount East	4,100	4,087	4,059	4,071	4,088	4,088	4,021	4,026	0.1
Hamilton	4,368	4,367	4,368	4,368	4,364	4,364	4,370	4,365	-0.1
Harbor East/Little Italy	1,596	1,595	1,695	1,695	1,698	1,698	1,728	1,728	0.0
Harford/Echodale	5,076	5,045	5,047	5,054	5,050	5,050	5,045	5,051	0.1
Highlandtown	3,163	3,168	3,168	3,169	3,211	3,211	3,230	3,246	0.5
Howard Park/West Arlington	3,165	3,157	3,157	3,157	3,154	3,154	3,148	3,143	-0.2
Inner Harbor/Federal Hill	5,894	5,927	5,949	5,954	5,992	5,992	5,999	5,991	-0.1
Lauraville	4,480	4,474	4,478	4,479	4,475	4,475	4,473	4,470	-0.1
Loch Raven	4,229	4,230	4,231	4,231	4,228	4,228	4,226	4,225	0.0
Madison/East End	3,220	3,445	3,212	3,238	3,237	3,237	3,228	3,233	0.2
Medfield/Hampden/Woodberry/Remington	6,750	6,739	6,728	6,747	6,810	6,810	6,864	6,867	0.0
Midtown	3,279	3,283	3,431	3,440	3,441	3,441	3,485	3,497	0.3
Midway/Coldstream	4,176	4,161	4,151	4,148	4,118	4,118	4,104	4,090	-0.3
Morrell Park/Violetville	3,165	3,150	3,153	3,154	3,154	3,154	3,151	3,152	0.0
Mt. Washington/Coldspring	1,825	1,822	1,827	1,827	1,830	1,830	1,841	1,841	0.0
North Baltimore/Guilford/Homeland	5,099	5,093	5,089	5,092	5,095	5,095	5,106	5,105	0.0
Northwood	4,670	4,670	4,669	4,667	4,667	4,667	4,665	4,661	-0.1
Oldtown/Middle East	1,423	1,430	1,430	1,445	1,499	1,499	1,526	1,694	11.0
Orangeville/East Highlandtown	3,505	3,509	3,625	3,625	3,806	3,806	3,849	3,977	3.3
Patterson Park North & East	6,342	6,347	6,359	6,365	6,377	6,377	6,393	6,395	0.0
Penn North/Reservoir Hill	2,976	2,976	2,980	2,981	2,984	2,984	3,009	3,006	-0.1
Pimlico/Arlington/Hilltop	3,980	3,962	3,940	3,933	3,915	3,915	3,881	3,877	-0.1
Poppleton/The Terraces/Hollins Market	1,367	1,370	1,369	1,369	1,363	1,363	1,363	1,366	0.2
Sandtown-Winchester/Harlem Park	6,076	6,079	6,070	6,064	6,057	6,057	6,026	6,037	0.2
South Baltimore	3,307	3,311	3,374	3,373	3,387	3,387	3,442	3,443	0.0
Southeastern	1,841	1,821	1,820	1,832	1,831	1,831	1,843	1,830	-0.7
Southern Park Heights	4,037	4,030	4,006	3,999	3,987	3,987	3,918	3,912	-0.2
Southwest Baltimore	8,243	8,254	8,227	8,217	8,252	8,252	8,234	8,233	0.0
The Waverlies	2,692	2,692	2,690	2,690	2,690	2,690	2,687	2,685	-0.1
Upton/Druid Heights	2,179	2,159	2,153	2,156	2,163	2,163	2,119	2,112	-0.3
Washington Village/Pigtown	2,752	2,758	2,760	2,759	2,777	2,777	2,771	2,769	-0.1
Westport/Mt. Winans/Lakeland	2,146	2,137	2,133	2,134	2,141	2,141	2,144	2,144	0.0
Baltimore City	202,265	202,309	202,387	202,362	204,295	204,295	204,435	204,792	0.2

For more information on these indicators please visit <http://www.bniajfi.org>.

Housing and Community Development

Housing Occupancy

Percent of Residential Properties that do not Receive Mail

Community Statistical Area (CSA)	2010	2011	2012	2013	2014	2015	2016	2017	Change (16-17)
Allendale/Irvington/S. Hilton	9.0	8.7	8.4	9.0	10.2	9.7	10.6	10.3	-0.3
Beechfield/Ten Hills/West Hills	2.3	2.6	2.8	2.4	2.9	2.4	3.1	3.1	0.0
Belair-Edison	6.2	6.7	8.7	9.8	11.3	8.4	10.5	9.4	-1.1
Brooklyn/Curtis Bay/Hawkins Point	8.9	8.8	9.9	9.9	11.3	10.3	11.3	14.6	3.3
Canton	7.7	7.4	6.4	5.6	4.9	4.3	4.9	4.9	-0.1
Cedonia/Frankford	4.8	5.2	6.2	6.1	6.0	5.0	4.9	4.8	0.0
Cherry Hill	3.1	3.3	4.4	4.3	3.7	3.7	3.8	4.4	0.6
Chinquapin Park/Belvedere	6.0	5.3	4.3	4.8	5.2	7.7	8.6	10.0	1.4
Claremont/Armistead	3.6	3.9	4.6	4.2	3.7	2.4	3.4	3.1	-0.3
Clifton-Berea	9.5	8.8	9.6	10.7	12.5	10.5	12.1	14.3	2.2
Cross-Country/Cheswolde	1.7	1.9	2.2	2.3	1.6	0.6	0.6	1.3	0.7
Dickeyville/Franklintown	0.9	0.9	1.8	2.0	1.9	1.0	1.8	1.6	-0.2
Dorchester/Ashburton	8.8	9.1	7.3	7.1	7.8	7.6	8.1	7.1	-1.0
Downtown/Seton Hill	4.8	4.7	4.3	3.8	1.8	1.0	1.0	2.0	1.0
Edmondson Village	7.8	8.4	8.0	8.1	9.2	8.8	9.1	7.5	-1.6
Fells Point	7.0	6.8	3.7	4.0	4.0	3.2	4.5	5.4	0.9
Forest Park/Walbrook	11.5	11.3	11.4	13.5	11.7	10.0	9.8	11.3	1.5
Glen-Fallstaff	4.1	4.3	4.1	4.0	4.9	4.7	4.8	4.1	-0.7
Greater Charles Village/Barclay	5.0	5.4	5.9	5.9	5.4	5.0	5.0	7.1	2.1
Greater Govans	8.5	8.5	7.9	8.7	11.1	11.3	12.0	11.5	-0.5
Greater Mondawmin	12.7	12.6	13.0	14.2	17.2	17.6	18.9	18.9	-0.1
Greater Roland Park/Poplar Hill	2.7	2.6	2.9	3.2	3.0	2.4	2.5	1.8	-0.7
Greater Rosemont	10.5	10.3	10.9	11.3	15.3	13.4	16.0	16.4	0.5
Greenmount East	16.6	16.3	15.8	16.3	17.5	16.3	20.2	24.3	4.2
Hamilton	5.4	5.8	4.8	4.7	6.0	4.7	5.3	5.5	0.2
Harbor East/Little Italy	4.6	5.0	3.6	3.6	3.8	3.6	3.4	8.2	4.8
Harford/Echodale	4.9	4.6	4.3	4.8	5.9	5.3	5.2	4.3	-0.9
Highlandtown	8.8	8.3	8.8	7.3	6.7	5.4	6.3	5.4	-0.9
Howard Park/West Arlington	6.4	7.1	6.9	7.7	9.6	9.2	9.2	8.2	-1.0
Inner Harbor/Federal Hill	3.6	3.4	2.8	2.8	2.9	1.9	2.3	2.7	0.4
Lauraville	7.1	6.9	6.8	7.2	8.0	7.3	7.7	6.8	-0.9
Loch Raven	2.2	2.1	2.7	2.9	2.9	2.3	3.2	3.0	-0.2
Madison/East End	13.0	11.2	11.5	12.7	15.0	12.1	12.9	16.2	3.2
Medfield/Hampden/Woodberry/Remington	5.0	5.1	4.7	3.9	3.9	3.5	3.1	2.8	-0.4
Midtown	6.7	6.9	6.4	5.8	5.8	3.8	3.9	7.3	3.4
Midway/Coldstream	16.5	17.0	15.4	15.8	16.4	14.7	14.8	15.8	1.0
Morrell Park/Violetville	4.4	4.4	5.8	5.6	5.5	5.8	6.1	5.1	-1.0
Mt. Washington/Coldspring	0.9	1.0	0.6	1.1	1.0	1.0	1.1	1.0	-0.1
North Baltimore/Guilford/Homeland	2.1	2.2	1.6	2.6	2.9	1.3	1.2	1.2	0.0
Northwood	3.4	3.9	3.5	3.6	4.2	3.7	3.5	3.4	-0.1
Oldtown/Middle East	4.6	4.4	7.3	7.1	3.1	3.4	3.2	5.7	2.5
Orangeville/East Highlandtown	9.1	8.7	7.0	6.6	6.0	4.9	5.2	6.2	1.0
Patterson Park North & East	13.5	12.2	13.2	12.0	12.6	10.2	13.4	9.4	-4.0
Penn North/Reservoir Hill	15.9	16.3	16.4	16.7	19.3	21.8	21.0	17.5	-3.6
Pimlico/Arlington/Hilltop	10.0	10.0	10.5	12.1	14.8	14.1	15.2	14.4	-0.8
Poppleton/The Terraces/Hollins Market	11.2	11.0	10.6	11.2	10.3	9.7	10.5	7.2	-3.4
Sandtown-Winchester/Harlem Park	11.9	12.4	12.7	12.3	16.2	17.4	17.7	16.2	-1.5
South Baltimore	4.2	3.7	2.6	2.2	3.7	2.0	1.9	2.2	0.3
Southeastern	5.0	4.9	5.8	5.8	6.6	6.1	7.2	5.6	-1.6
Southern Park Heights	11.9	12.1	14.0	13.8	16.9	16.1	16.6	14.6	-2.0
Southwest Baltimore	14.7	14.2	14.5	14.3	18.3	16.2	17.6	20.4	2.8
The Waverlies	6.4	6.3	6.8	8.2	8.4	6.5	6.3	7.6	1.3
Upton/Druid Heights	11.6	12.1	11.1	11.0	12.7	13.6	15.6	13.7	-1.9
Washington Village/Pigtown	12.5	12.0	12.7	11.9	11.6	9.4	10.4	8.8	-1.6
Westport/Mt. Winans/Lakeland	6.6	6.3	7.8	7.0	8.7	7.5	8.7	8.8	0.1
Baltimore City	7.5	7.5	7.5	7.6	8.4	7.5	8.2	8.3	0.1

For more information on these indicators please visit <http://www.bnajfi.org>.

Housing and Community Development

Housing Tax Credits

Homestead Tax Credits per 1,000 Residential Properties

Community Statistical Area (CSA)	2011	2012	2013	2014	2015	2016	2017	Change (16-17)
Allendale/Irvington/S. Hilton	599.9	550.8	501.4	499.7	222.0	163.4	122.2	-58.6
Beechfield/Ten Hills/West Hills	740.4	641.6	585.2	577.8	356.6	322.0	283.8	-34.6
Belair-Edison	613.7	582.8	443.4	444.4	207.1	295.8	256.4	88.7
Brooklyn/Curtis Bay/Hawkins Point	382.0	364.4	305.7	307.4	157.2	141.0	113.0	-16.2
Canton	448.3	355.8	321.1	320.6	291.8	272.7	249.4	-19.1
Cedonia/Frankford	720.5	683.4	528.1	528.2	333.5	367.6	299.4	34.1
Cherry Hill	510.7	500.5	470.5	470.5	304.9	305.6	277.2	0.7
Chinquapin Park/Belvedere	674.9	636.7	482.0	483.1	336.2	368.4	346.8	32.2
Claremont/Armistead	543.1	567.8	432.2	142.9	101.9	101.3	98.8	-0.6
Clifton-Berea	162.7	135.5	113.5	114.7	125.8	127.9	79.7	2.2
Cross-Country/Cheswolde	732.0	617.1	439.0	436.1	348.9	561.1	530.0	212.2
Dickeyville/Franklintown	551.7	506.3	475.2	448.9	306.5	269.3	226.7	-37.2
Dorchester/Ashburton	691.0	654.9	606.3	612.8	458.5	441.8	416.6	-16.7
Downtown/Seton Hill	210.5	284.0	232.6	228.5	148.5	153.3	137.7	4.8
Edmondson Village	662.8	558.3	464.3	465.2	433.8	415.7	399.8	-18.1
Fells Point	349.6	304.7	275.5	274.9	238.0	242.0	212.2	4.0
Forest Park/Walbrook	532.8	546.0	493.8	496.7	336.6	337.7	316.7	1.2
Glen-Fallstaff	629.0	675.2	587.4	580.8	409.5	420.5	403.7	11.0
Greater Charles Village/Barclay	369.5	365.3	319.7	325.5	244.0	250.2	244.1	6.2
Greater Govans	591.7	561.4	506.0	506.6	358.9	261.0	225.2	-97.9
Greater Mondawmin	438.5	376.5	293.5	293.3	238.4	235.1	188.9	-3.2
Greater Roland Park/Poplar Hill	608.3	541.5	403.9	406.2	307.6	345.9	311.5	38.3
Greater Rosemont	357.3	272.5	224.0	225.4	42.3	35.5	48.2	-6.9
Greenmount East	149.0	122.4	104.6	104.2	96.1	93.0	105.6	-3.1
Hamilton	733.2	680.2	609.2	609.3	406.0	282.6	219.0	-123.4
Harbor East/Little Italy	234.5	182.9	160.5	163.7	155.5	149.3	149.9	-6.2
Harford/Echodale	753.0	704.4	631.0	625.7	411.9	300.9	214.2	-111.0
Highlandtown	466.9	408.5	372.7	367.2	272.5	240.6	268.6	-31.9
Howard Park/West Arlington	703.5	650.3	584.1	577.4	399.8	436.5	393.3	36.7
Inner Harbor/Federal Hill	426.7	334.3	289.7	287.7	308.1	287.2	267.4	-20.9
Lauraville	684.4	675.3	608.8	610.9	413.0	372.0	305.6	-41.0
Loch Raven	762.7	724.4	600.1	602.6	344.6	247.3	198.8	-97.3
Madison/East End	164.9	162.8	152.9	153.8	116.8	111.5	106.4	-5.3
Medfield/Hampden/Woodberry/Remington	552.8	530.5	482.3	478.0	368.0	353.1	409.9	-14.8
Midtown	333.8	309.5	282.3	282.5	199.4	182.8	211.6	-16.6
Midway/Coldstream	217.0	236.3	148.0	149.1	132.1	138.6	117.4	6.5
Morrell Park/Violetville	701.6	647.6	595.8	594.8	300.9	267.2	204.3	-33.7
Mt. Washington/Coldspring	743.7	656.8	524.4	510.9	364.5	436.7	377.5	72.2
North Baltimore/Guilford/Homeland	600.4	557.3	478.2	477.9	348.6	416.0	388.4	67.4
Northwood	785.7	753.9	702.4	704.9	530.5	514.3	454.4	-16.3
Oldtown/Middle East	297.2	287.4	258.8	249.5	175.5	159.2	143.4	-16.2
Orangeville/East Highlandtown	525.8	450.5	419.0	396.7	253.5	207.1	160.2	-46.5
Patterson Park North & East	372.1	348.3	316.9	317.2	239.9	225.1	214.5	-14.8
Penn North/Reservoir Hill	320.6	305.7	277.8	278.2	247.7	251.2	229.9	3.6
Pimlico/Arlington/Hilltop	268.3	207.4	171.9	173.2	89.1	92.0	84.3	2.8
Poppleton/The Terraces/Hollins Market	132.9	144.6	130.8	131.3	77.0	88.0	84.2	11.0
Sandtown-Winchester/Harlem Park	175.5	159.5	114.6	115.2	75.9	73.3	70.4	-2.6
South Baltimore	452.4	382.6	343.6	340.4	393.6	394.5	368.9	1.0
Southeastern	575.5	559.3	522.9	515.0	345.7	293.0	155.2	-52.7
Southern Park Heights	295.3	272.8	229.3	232.8	67.7	99.0	158.2	31.3
Southwest Baltimore	202.5	175.6	138.2	138.0	70.2	68.3	63.3	-1.9
The Waverlies	541.2	514.1	461.7	462.1	361.3	338.3	308.8	-23.0
Upton/Druid Heights	192.7	173.7	150.7	150.7	127.1	124.1	159.6	-3.0
Washington Village/Pigtown	378.5	326.1	295.8	294.2	193.4	181.2	161.1	-12.2
Westport/Mt. Winans/Lakeland	485.7	453.4	415.7	411.5	273.2	257.9	234.6	-15.3
Baltimore City	481.8	441.3	380.2	376.2	258.5	251.7	228.1	-6.8

For more information on these indicators please visit <http://www.bniajfi.org>.

Housing and Community Development

Housing Tax Credits

Homeowner Tax Credits per 1,000 Residential Properties

Community Statistical Area (CSA)	2011	2012	2013	2014	2015	2016	2017	Change (16-17)
Allendale/Irvington/S. Hilton	69.0	62.3	71.3	72.5	63.2	59.9	67.0	-3.3
Beechfield/Ten Hills/West Hills	56.5	52.5	60.0	60.4	55.1	57.6	65.4	-5.3
Belair-Edison	57.5	52.6	57.7	58.3	55.3	55.9	64.3	-3.0
Brooklyn/Curtis Bay/Hawkins Point	51.0	47.2	52.9	53.2	52.0	49.6	49.4	-1.2
Canton	46.6	43.0	44.0	44.4	33.5	33.7	53.2	-10.9
Cedonia/Frankford	69.3	68.7	72.0	72.6	71.9	69.5	75.5	-0.6
Cherry Hill	67.0	66.0	74.2	74.2	66.1	68.0	71.1	-8.1
Chinquapin Park/Belvedere	61.0	58.0	62.5	62.8	61.0	58.0	62.8	-1.9
Claremont/Armistead	46.4	44.3	57.2	19.4	15.0	26.5	8.3	-4.4
Clifton-Berea	30.7	27.0	29.6	29.9	26.5	26.5	29.7	-3.4
Cross-Country/Cheswolde	71.6	61.2	63.2	63.6	62.5	58.5	56.1	-1.0
Dickeyville/Franklintown	37.6	34.6	49.7	49.5	49.5	58.8	65.2	0.0
Dorchester/Ashburton	86.5	73.1	82.9	84.7	86.2	84.0	92.2	1.5
Downtown/Seton Hill	0.0	7.4	7.4	7.3	7.3	11.5	10.0	0.0
Edmondson Village	107.9	94.3	96.8	97.8	100.0	96.1	101.8	2.1
Fells Point	37.1	28.9	33.6	33.7	31.3	30.5	31.7	-2.4
Forest Park/Walbrook	56.2	52.4	59.3	61.8	57.7	63.9	63.8	-4.2
Glen-Fallstaff	75.2	77.9	86.8	87.9	87.4	89.9	107.3	-0.5
Greater Charles Village/Barclay	21.2	20.3	22.5	22.8	25.8	23.7	25.0	3.0
Greater Govans	75.6	74.6	81.5	81.7	76.9	68.3	57.8	-4.8
Greater Mondawmin	45.7	39.9	45.4	45.6	41.5	44.2	55.3	-4.1
Greater Roland Park/Poplar Hill	19.9	21.2	18.2	18.5	17.2	14.6	21.8	-1.3
Greater Rosemont	50.9	44.1	50.4	50.8	37.6	33.9	32.5	-13.2
Greenmount East	8.3	11.6	13.5	13.7	12.5	16.4	13.7	-1.2
Hamilton	77.6	74.2	79.2	80.7	71.0	66.6	63.0	-9.6
Harbor East/Little Italy	5.6	19.5	21.8	21.8	24.7	23.1	28.9	2.9
Harford/Echodale	78.7	74.9	78.2	78.6	77.0	76.5	76.0	-1.6
Highlandtown	60.6	56.5	52.1	51.7	45.8	40.6	29.6	-5.9
Howard Park/West Arlington	88.4	83.3	86.5	88.8	85.0	90.9	98.0	-3.8
Inner Harbor/Federal Hill	32.7	29.6	30.4	30.4	28.2	26.0	39.9	-2.2
Lauraville	59.7	58.5	61.4	62.1	61.0	61.7	84.1	-1.1
Loch Raven	64.3	59.1	67.8	68.4	69.1	61.5	72.0	0.7
Madison/East End	10.2	12.8	13.3	13.6	18.2	12.7	20.7	4.6
Medfield/Hampden/Woodberry/Remington	53.4	55.6	52.0	51.7	52.0	49.1	53.0	0.3
Midtown	4.0	9.0	11.9	12.2	10.2	9.2	14.9	-2.0
Midway/Coldstream	24.5	27.0	27.7	28.4	19.9	21.2	27.4	-8.5
Morrell Park/Violetville	82.5	78.3	85.6	85.9	72.9	67.9	73.9	-13.0
Mt. Washington/Coldspring	28.0	24.1	26.3	26.2	27.9	27.2	33.1	1.6
North Baltimore/Guilford/Homeland	18.5	17.7	19.4	19.8	17.9	18.8	18.0	-2.0
Northwood	88.7	88.2	93.4	94.5	98.4	89.2	93.3	3.9
Oldtown/Middle East	11.9	17.5	23.5	23.3	24.7	26.9	27.7	1.3
Orangeville/East Highlandtown	88.9	74.5	80.8	77.2	77.5	64.4	69.1	0.3
Patterson Park North & East	38.4	38.8	39.6	40.0	38.3	38.8	21.4	-1.7
Penn North/Reservoir Hill	25.5	25.2	27.5	27.8	24.8	29.2	30.3	-3.0
Pimlico/Arlington/Hilltop	60.1	49.7	57.5	58.0	57.0	50.0	55.2	-1.0
Poppleton/The Terraces/Hollins Market	7.3	8.0	9.5	9.5	13.2	12.5	11.7	3.7
Sandtown-Winchester/Harlem Park	13.5	12.2	10.2	10.2	11.1	12.8	15.2	0.8
South Baltimore	53.5	50.4	47.7	47.8	37.2	37.2	12.8	-10.6
Southeastern	92.8	90.1	92.8	93.4	82.5	88.4	101.6	-10.9
Southern Park Heights	32.8	34.2	36.3	36.6	30.1	29.9	26.8	-6.5
Southwest Baltimore	18.3	15.8	16.3	16.5	14.4	14.9	15.9	-2.1
The Waverlies	44.6	45.0	52.8	53.9	51.7	49.1	105.8	-2.2
Upton/Druid Heights	11.1	12.1	16.7	16.6	18.0	14.6	18.0	1.4
Washington Village/Pigtown	37.4	38.0	39.1	38.9	40.7	41.1	40.4	1.8
Westport/Mt. Winans/Lakeland	56.2	51.6	52.0	51.8	53.2	48.0	55.0	1.4
Baltimore City	49.5	46.0	49.3	49.4	46.5	45.3	48.9	-2.9

For more information on these indicators please visit <http://www.bniajfi.org>.

Housing and Community Development

Housing Tax Credits

Community Statistical Area (CSA)	Historic Tax Credits per 1,000 Residential Properties						Change (16-17)
	2012	2013	2014	2015	2016	2017	
Allendale/Irvington/S. Hilton	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Beechfield/Ten Hills/West Hills	0.6	0.6	0.6	0.8	1.1	0.8	0.3
Belair-Edison	0.0	0.0	0.0	0.2	0.2	0.2	0.0
Brooklyn/Curtis Bay/Hawkins Point	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Canton	28.1	31.3	31.2	57.5	68.1	72.1	10.6
Cedonia/Frankford	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Cherry Hill	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Chinquapin Park/Belvedere	0.0	0.0	0.0	0.4	0.0	0.0	-0.4
Claremont/Armistead	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Clifton-Berea	0.2	0.0	0.0	0.4	0.9	0.6	0.4
Cross-Country/Cheswolde	0.3	0.3	0.3	0.3	0.3	0.3	0.0
Dickeyville/Franklintown	0.0	9.3	12.4	0.0	3.1	6.2	3.1
Dorchester/Ashburton	0.0	0.0	0.0	0.3	0.6	0.6	0.3
Downtown/Seton Hill	59.2	50.4	50.9	49.5	31.5	27.3	-18.0
Edmondson Village	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Fells Point	41.5	42.9	43.0	50.5	57.1	52.3	6.6
Forest Park/Walbrook	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Glen-Fallstaff	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Greater Charles Village/Bareclay	12.7	16.5	16.6	19.6	19.2	19.2	-0.4
Greater Govans	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Greater Mondawmin	0.0	0.0	0.0	0.0	0.3	0.0	0.3
Greater Roland Park/Poplar Hill	7.6	6.9	7.3	6.3	5.0	2.6	-1.3
Greater Rosemont	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Greenmount East	0.7	1.5	1.5	7.6	15.2	15.6	7.6
Hamilton	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Harbor East/Little Italy	33.6	18.3	18.3	19.4	13.9	10.4	-5.5
Harford/Echodale	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Highlandtown	18.0	22.7	22.4	50.5	54.8	66.5	4.3
Howard Park/West Arlington	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Inner Harbor/Federal Hill	14.3	16.1	16.4	21.7	25.2	26.2	3.5
Lauraville	0.4	0.4	0.4	0.7	0.9	1.3	0.2
Loch Raven	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Madison/East End	2.5	4.9	4.9	9.0	11.2	13.0	2.2
Medfield/Hampden/Woodberry/Remington	1.6	1.8	1.9	8.2	9.2	10.0	1.0
Midtown	63.5	62.2	62.8	72.1	71.2	47.2	-0.9
Midway/Coldstream	0.0	0.0	0.0	0.0	4.1	0.0	4.1
Morrell Park/Violetville	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Mt. Washington/Coldspring	3.3	2.2	2.2	2.2	1.6	1.6	-0.6
North Baltimore/Guilford/Homeland	2.9	3.3	3.3	3.3	5.1	4.3	1.8
Northwood	0.2	0.4	0.4	0.4	0.2	0.2	-0.2
Oldtown/Middle East	9.8	11.1	11.3	44.7	78.0	85.6	33.3
Orangeville/East Highlandtown	1.1	1.1	1.1	1.1	1.0	1.0	0.0
Patterson Park North & East	25.8	29.7	29.6	59.7	68.4	71.6	8.6
Penn North/Reservoir Hill	20.8	21.1	21.1	21.4	22.3	21.6	0.8
Pimlico/Arlington/Hilltop	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Poppleton/The Terraces/Hollins Market	28.5	29.9	30.1	36.7	36.0	35.9	-0.7
Sandtown-Winchester/Harlem Park	0.2	0.5	0.5	0.7	0.8	0.8	0.2
South Baltimore	1.2	3.3	3.2	26.3	34.6	42.4	8.3
Southeastern	0.5	1.1	1.1	1.6	2.2	2.7	0.5
Southern Park Heights	0.0	0.3	0.3	0.5	1.0	1.3	0.5
Southwest Baltimore	4.0	3.9	3.9	5.6	6.3	5.8	0.7
The Waverlies	1.1	1.1	1.1	1.5	1.5	1.9	0.0
Upton/Druid Heights	0.0	5.6	6.0	10.2	9.0	12.8	-1.2
Washington Village/Pigtown	4.0	11.2	11.9	13.0	15.9	15.9	2.9
Westport/Mt. Winans/Lakeland	12.2	0.0	0.0	0.0	0.0	0.0	0.0
Baltimore City	6.0	6.4	6.4	10.1	11.6	11.7	1.5

For more information on these indicators please visit <http://www.bniajfi.org>.

Housing and Community Development

Housing Affordability

Community Statistical Area (CSA)	Housing Vouchers Per 1,000 Rental Units					Affordability Index - Mortgage			Affordability Index - Rent		
	2014	2015	2016	2017	Change	2006-2010	2013-2017	Change	2006-2010	2013-2017	Change
Allendale/Irvington/S. Hilton	211.4	223.3	219.4	226.7	7.2	49.4	43.5	-6.0	57.4	45.9	-11.5
Beechfield/Ten Hills/West Hills	166.7	135.9	104.7	111.1	6.4	42.1	33.6	-8.4	49.6	42.9	-6.7
Belair-Edison	420.3	420.9	389.3	373.6	-15.7	40.4	40.1	-0.3	60.6	68.1	7.6
Brooklyn/Curtis Bay/Hawkins Point	54.5	55.6	66.1	66.5	0.4	43.7	23.5	-20.2	48.6	51.5	2.9
Canton	16.3	11.0	9.3	10.5	1.2	35.6	20.2	-15.4	40.7	28.3	-12.4
Cedonia/Frankford	132.0	139.5	141.5	145.9	4.4	49.8	39.4	-10.3	60.3	54.8	-5.6
Cherry Hill	99.6	94.7	89.5	80.3	-9.2	24.9	26.9	2.0	51.3	48.9	-2.4
Chinquapin Park/Belvedere	116.9	134.5	135.0	171.0	36.0	35.6	37.5	1.9	49.1	42.0	-7.0
Claremont/Armistead	270.3	227.1	205.1	219.4	14.3	46.1	46.8	0.7	50.1	51.3	1.2
Clifton-Berea	229.0	233.7	228.3	235.8	7.5	44.7	48.8	4.1	67.6	58.2	-9.4
Cross-Country/Cheswolde	25.1	27.1	28.9	38.5	9.6	43.3	39.2	-4.1	39.1	44.5	5.4
Dickeyville/Frankintown	143.2	123.5	93.0	69.2	-23.8	30.9	21.4	-9.5	53.6	52.6	-0.9
Dorchester/Ashburton	131.8	139.3	155.8	163.5	7.7	48.9	39.6	-9.3	62.8	57.3	-5.4
Downtown/Seton Hill	78.5	101.0	96.5	104.2	7.7	58.9	50.2	-8.7	45.9	48.3	2.4
Edmondson Village	184.6	205.3	222.2	224.7	2.5	58.1	43.3	-14.7	55.5	64.5	9.0
Fells Point	12.8	11.5	11.9	12.1	0.2	41.3	22.9	-18.4	50.9	35.6	-15.4
Forest Park/Walbrook	209.8	209.1	173.7	157.3	-16.4	49.9	33.7	-16.2	62.5	54.2	-8.2
Glen-Fallstaff	199.4	202.6	188.2	196.6	8.3	43.3	37.5	-5.9	55.1	54.1	-1.0
Greater Charles Village/Barclay	68.7	64.8	69.2	70.0	0.8	34.7	34.5	-0.2	47.8	49.8	2.0
Greater Govans	199.1	213.0	233.6	244.5	10.9	36.3	47.0	10.6	61.7	54.1	-7.6
Greater Mondawmin	250.5	208.9	213.2	226.1	13.0	40.1	40.9	0.8	46.9	54.2	7.3
Greater Roland Park/Poplar Hill	5.9	4.2	1.0	5.1	4.1	28.3	25.0	-3.2	43.9	40.5	-3.4
Greater Rosemont	245.4	228.2	207.9	194.9	-13.0	45.5	47.5	1.9	64.8	50.7	-14.1
Greenmount East	158.4	159.8	168.9	138.7	-30.2	43.5	53.4	9.9	60.4	56.8	-3.6
Hamilton	172.4	195.0	192.2	189.7	-2.5	41.3	35.7	-5.7	54.4	45.6	-8.7
Harbor East/Little Italy	50.0	55.2	55.0	62.0	7.0	36.4	37.5	1.1	59.9	38.7	-21.1
Harford/Echodale	120.4	119.2	113.8	105.0	-8.8	35.1	33.8	-1.3	58.1	44.1	-14.0
Highlandtown	66.1	60.4	57.0	51.0	-6.0	37.9	18.5	-19.4	40.3	48.0	7.7
Howard Park/West Arlington	149.8	168.1	169.9	174.2	4.3	55.0	42.7	-12.3	62.3	50.1	-12.2
Inner Harbor/Federal Hill	59.5	42.9	41.2	46.6	5.4	28.2	23.9	-4.3	39.1	42.4	3.3
Lauraville	198.3	181.1	181.5	204.9	23.5	46.2	27.9	-18.3	57.1	39.8	-17.3
Loch Raven	91.3	88.4	77.2	75.3	-1.9	31.6	34.8	3.2	48.3	43.2	-5.1
Madison/East End	328.8	300.1	301.4	291.8	-9.7	43.2	34.1	-9.1	58.0	58.5	0.5
Medfield/Hampden/Woodberry/Remington	21.5	19.0	20.8	21.6	0.8	33.1	24.4	-8.8	45.2	38.9	-6.3
Midtown	76.6	67.8	69.5	94.1	24.6	28.8	20.4	-8.5	46.9	43.7	-3.2
Midway/Coldstream	184.5	165.9	193.4	229.3	35.9	31.2	38.3	7.1	70.1	57.7	-12.4
Morrell Park/Violetville	123.5	142.6	153.5	173.0	19.6	40.2	35.2	-5.0	40.7	52.9	12.3
Mt. Washington/Coldspring	61.0	16.7	13.5	16.8	3.3	33.8	30.7	-3.1	47.7	35.6	-12.1
North Baltimore/Guilford/Homeland	42.4	40.2	44.0	43.0	-1.0	28.5	28.2	-0.3	51.7	56.1	4.3
Northwood	146.5	135.8	128.7	121.3	-7.4	35.7	40.7	5.0	55.4	55.5	0.1
Oldtown/Middle East	80.5	93.4	90.7	80.1	-10.6	51.9	37.1	-14.8	41.9	42.9	1.0
Orangeville/East Highlandtown	102.8	79.4	85.3	70.6	-14.7	47.8	34.9	-12.9	49.3	44.0	-5.3
Patterson Park North & East	260.4	245.5	233.9	238.1	4.2	36.5	23.5	-12.9	55.7	47.0	-8.7
Penn North/Reservoir Hill	195.7	203.2	196.5	188.5	-7.9	47.8	28.9	-18.9	57.2	53.0	-4.2
Pimlico/Arlington/Hilltop	178.3	165.8	162.5	168.0	5.5	43.0	45.4	2.5	55.7	53.0	-2.7
Poppleton/The Terraces/Hollins Market	84.0	72.5	73.2	74.3	1.1	30.5	26.2	-4.3	55.6	54.2	-1.4
Sandtown-Winchester/Harlem Park	78.1	81.2	84.2	89.0	4.8	37.6	41.3	3.6	56.3	53.0	-3.3
South Baltimore	14.4	7.7	8.1	7.7	-0.4	37.6	21.3	-16.3	44.5	33.8	-10.7
Southeastern	106.1	113.4	101.4	92.1	-9.3	42.3	50.2	7.9	62.2	53.0	-9.1
Southern Park Heights	158.0	156.3	139.1	132.2	-6.9	41.8	41.7	-0.1	45.9	58.4	12.5
Southwest Baltimore	139.2	134.9	120.4	114.5	-5.9	41.9	37.7	-4.2	54.5	60.4	6.0
The Waverlies	182.9	198.6	171.4	156.9	-14.5	37.9	32.7	-5.2	62.6	51.6	-10.9
Upton/Druid Heights	117.9	120.6	106.8	99.0	-7.8	49.1	22.0	-27.2	57.3	60.2	2.9
Washington Village/Pigtown	276.1	294.2	256.1	268.3	12.3	41.9	38.3	-3.7	48.8	63.4	14.6
Westport/Mt. Winans/Lakeland	119.1	107.9	98.1	90.1	-8.1	39.4	45.4	6.1	52.8	50.4	-2.5
Baltimore City	131.3	127.8	124.6	126.4	1.8	40.0	34.2	-5.8	52.7	49.8	-2.9

For more information on these indicators please visit <http://www.bniajfi.org>.

Housing and Community Development

Housing Permits and Enforcement

Percent of Residential Properties with Rehab Permits Over \$5,000

Community Statistical Area (CSA)	2010	2011	2012	2013	2014	2015	2016	2017	Change (16-17)
Allendale/Irvington/S. Hilton	1.3	1.6	1.4	1.6	1.4	1.8	1.7	2.5	0.7
Beechfield/Ten Hills/West Hills	1.9	3.1	1.8	2.4	2.6	2.3	2.8	3.9	1.1
Belair-Edison	1.4	1.9	1.8	1.5	1.9	1.7	1.8	3.1	1.3
Brooklyn/Curtis Bay/Hawkins Point	1.3	1.0	1.2	1.0	1.0	0.8	1.4	1.1	-0.3
Canton	4.0	5.3	6.6	6.5	5.3	4.4	5.9	8.0	2.2
Cedonia/Frankford	1.9	1.6	2.1	2.7	2.4	2.8	3.5	4.1	0.6
Cherry Hill	0.4	0.5	0.2	0.4	1.1	1.1	0.5	0.9	0.4
Chinquapin Park/Belvedere	2.3	1.8	1.3	2.2	2.8	2.6	3.6	2.9	-0.7
Claremont/Armistead	1.5	2.7	4.6	7.6	1.4	0.9	0.9	2.0	1.1
Clifton-Berea	1.7	1.2	1.5	1.6	1.2	1.2	1.2	1.8	0.6
Cross-Country/Cheswolde	2.8	2.8	3.1	4.2	6.0	3.3	4.1	4.7	0.5
Dickeyville/Franklintown	3.9	2.2	3.1	2.8	5.3	5.0	4.6	4.3	-0.3
Dorchester/Ashburton	1.9	2.4	2.8	3.2	3.0	3.7	5.0	6.9	1.9
Downtown/Seton Hill	0.9	1.0	0.9	2.4	3.3	3.2	3.6	6.0	2.4
Edmondson Village	2.1	1.7	1.7	2.4	2.0	2.3	2.7	3.5	0.8
Fells Point	4.4	3.7	4.7	5.3	4.8	4.9	3.9	5.5	1.6
Forest Park/Walbrook	3.8	2.7	2.7	4.3	3.6	3.3	5.3	5.3	0.1
Glen-Fallstaff	2.7	1.2	2.1	2.8	2.2	2.8	3.0	3.3	0.2
Greater Charles Village/Barclay	2.7	2.9	4.1	4.2	2.9	5.2	4.3	5.7	1.4
Greater Govans	1.5	1.4	2.0	2.1	2.6	2.6	3.3	4.2	0.9
Greater Mondawmin	1.3	1.8	1.5	1.4	1.8	1.5	2.0	2.6	0.6
Greater Roland Park/Poplar Hill	3.6	3.7	5.3	5.0	4.5	4.2	4.2	4.6	0.4
Greater Rosemont	2.0	1.4	1.5	1.6	1.1	1.4	0.8	1.7	0.9
Greenmount East	2.9	2.1	3.0	3.6	1.7	2.2	2.3	4.1	1.8
Hamilton	1.9	2.2	2.0	2.1	2.8	4.1	4.6	4.9	0.3
Harbor East/Little Italy	1.4	1.6	1.4	1.8	3.8	2.5	2.1	3.8	1.7
Harford/Echodale	1.9	1.9	2.1	2.1	2.5	3.6	4.9	5.1	0.3
Highlandtown	4.4	4.7	6.0	8.2	6.0	6.3	8.3	13.7	5.4
Howard Park/West Arlington	2.8	3.1	2.4	3.1	3.4	4.2	5.1	6.8	1.7
Inner Harbor/Federal Hill	3.9	3.7	4.4	4.6	4.8	4.9	4.4	5.4	1.0
Lauraville	2.0	2.6	2.5	3.6	3.4	3.4	4.2	5.2	1.0
Loch Raven	1.5	1.2	0.9	1.2	1.5	2.0	2.6	3.0	0.5
Madison/East End	3.7	2.8	3.0	1.8	1.2	2.7	2.0	5.6	3.6
Medfield/Hampden/Woodberry/Remington	2.4	1.9	2.9	3.6	3.8	3.5	4.0	8.4	4.4
Midtown	3.9	3.9	4.7	4.7	5.8	5.6	5.3	5.7	0.4
Midway/Coldstream	2.0	1.6	1.6	1.6	1.3	1.0	1.6	2.3	0.7
Morrell Park/Violetville	1.1	1.4	1.4	1.0	1.1	1.2	1.2	2.3	1.1
Mt. Washington/Coldspring	3.1	6.5	4.2	4.8	4.6	4.5	4.7	4.6	-0.1
North Baltimore/Guilford/Homeland	3.5	3.5	3.9	4.5	4.6	4.2	3.9	5.0	1.1
Northwood	1.4	1.4	1.6	1.7	2.1	2.4	2.9	3.6	0.8
Oldtown/Middle East	4.9	6.0	8.5	11.8	5.2	4.5	5.8	8.0	2.1
Orangeville/East Highlandtown	1.5	1.7	1.1	3.5	2.5	1.7	2.9	4.2	1.4
Patterson Park North & East	4.9	5.0	4.9	7.1	4.9	6.2	5.9	8.2	2.3
Penn North/Reservoir Hill	3.8	2.5	3.7	4.2	2.0	4.1	2.8	4.7	1.8
Pimlico/Arlington/Hilltop	1.7	1.5	1.7	1.5	1.4	1.5	1.8	2.6	0.8
Poppleton/The Terraces/Hollins Market	2.6	8.3	2.6	3.3	1.7	2.2	2.3	4.7	2.4
Sandtown-Winchester/Harlem Park	1.6	1.0	1.2	1.1	1.0	1.0	1.1	1.4	0.3
South Baltimore	6.0	5.4	7.3	7.3	5.5	6.3	5.7	10.8	5.1
Southeastern	2.0	2.3	1.2	1.7	1.3	1.7	2.9	2.8	-0.1
Southern Park Heights	2.2	1.6	1.6	2.0	1.4	1.4	1.9	2.7	0.8
Southwest Baltimore	1.7	1.5	1.3	1.4	0.8	1.0	1.0	1.5	0.5
The Waverlies	2.4	2.0	2.4	2.3	2.8	2.4	2.2	4.3	2.1
Upton/Druid Heights	5.0	2.1	2.4	3.5	1.5	2.5	3.3	5.1	1.8
Washington Village/Pigtown	4.0	3.0	3.3	4.6	2.5	2.7	4.4	5.9	1.5
Westport/Mt. Winans/Lakeland	1.8	1.2	0.8	1.2	0.5	1.1	1.9	3.3	1.4
Baltimore City	2.5	2.4	2.6	3.1	2.7	2.9	3.2	4.4	1.3

For more information on these indicators please visit <http://www.bniajfi.org>.

Housing and Community Development

Housing Permits and Enforcement

Community Statistical Area (CSA)	Number of New Construction Permits per 1,000 Properties							Change (16-17)
	2011	2012	2013	2014	2015	2016	2017	
Allendale/Irvington/S. Hilton	0.0	0.9	0.0	3.6	11.6	1.2	0.0	-1.2
Beechfield/Ten Hills/West Hills	4.8	0.8	6.1	0.6	0.3	0.3	0.0	-0.3
Belair-Edison	0.0	0.3	0.0	0.3	0.0	0.0	0.0	0.0
Brooklyn/Curtis Bay/Hawkins Point	0.5	0.5	0.5	0.2	0.0	0.0	0.2	0.2
Canton	0.3	1.0	0.7	1.5	1.0	0.5	0.2	-0.2
Cedonia/Frankford	0.5	1.1	0.2	0.2	0.0	0.5	0.8	0.3
Cherry Hill	0.0	0.0	0.0	1.0	0.0	1.0	0.0	-1.0
Chinquapin Park/Belvedere	0.0	0.0	0.4	0.4	0.4	1.1	0.0	-1.1
Claremont/Armistead	6.6	49.7	6.6	26.0	4.9	5.7	0.0	-5.7
Clifton-Berea	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Cross-Country/Cheswolde	0.7	2.1	3.1	0.7	0.3	2.1	0.3	-1.7
Dickeyville/Franklintown	0.0	0.0	6.2	3.1	12.4	9.3	0.0	-9.3
Dorchester/Ashburton	0.6	0.3	0.3	0.9	0.6	1.2	0.0	-1.2
Downtown/Seton Hill	0.0	0.0	0.0	1.5	2.9	0.0	2.9	2.9
Edmondson Village	0.4	0.4	0.0	0.0	0.4	0.0	0.0	0.0
Fells Point	0.3	0.0	0.0	0.7	2.0	0.2	0.2	0.0
Forest Park/Walbrook	0.7	0.3	1.0	0.7	0.7	0.7	0.0	-0.7
Glen-Fallstaff	2.2	0.5	0.5	1.3	2.2	0.0	5.1	5.1
Greater Charles Village/Barclay	0.0	0.3	0.0	0.0	1.6	2.9	0.0	-2.9
Greater Govans	0.0	0.0	0.5	0.8	0.3	0.3	0.5	0.3
Greater Mondawmin	0.0	0.3	0.0	0.9	0.6	0.0	1.2	1.2
Greater Roland Park/Poplar Hill	0.3	0.0	0.3	1.3	1.7	0.7	0.3	-0.3
Greater Rosemont	0.4	0.3	0.0	0.7	0.3	0.3	0.3	0.0
Greenmount East	0.0	0.5	0.0	0.2	0.5	0.0	0.0	0.0
Hamilton	0.9	0.7	0.7	1.1	0.9	1.1	0.0	-1.1
Harbor East/Little Italy	0.0	3.5	0.0	0.0	1.2	0.0	13.9	13.9
Harford/Echodale	0.6	0.8	0.4	0.2	2.4	0.4	0.0	-0.4
Highlandtown	0.3	0.3	1.3	8.4	7.2	6.8	0.9	-5.9
Howard Park/West Arlington	1.6	1.0	1.0	1.6	1.6	0.3	0.3	0.0
Inner Harbor/Federal Hill	0.5	0.8	0.8	2.5	3.8	1.8	1.5	-0.3
Lauraville	0.9	0.0	1.1	0.4	0.2	0.0	0.2	0.2
Loch Raven	0.7	0.2	0.0	0.0	0.2	0.0	0.0	0.0
Madison/East End	0.0	0.0	0.0	0.0	0.0	0.0	0.3	0.3
Medfield/Hampden/Woodberry/Remington	0.9	0.6	1.8	2.5	2.6	1.0	3.3	2.3
Midtown	0.3	2.0	0.6	1.5	2.3	0.9	0.0	-0.9
Midway/Coldstream	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Morrell Park/Violetville	1.0	2.5	0.3	1.0	1.6	1.0	0.0	-1.0
Mt. Washington/Coldspring	7.7	1.1	0.5	1.6	0.5	1.1	0.0	-1.1
North Baltimore/Guilford/Homeland	1.0	0.0	1.0	0.4	0.8	0.8	0.0	-0.8
Northwood	0.4	0.0	0.2	0.4	0.2	0.9	0.2	-0.6
Oldtown/Middle East	0.7	1.4	0.7	0.0	3.3	11.1	0.0	-11.1
Orangeville/East Highlandtown	0.3	3.0	12.7	37.0	31.5	12.5	0.3	-12.2
Patterson Park North & East	2.2	1.1	0.0	0.5	1.3	0.6	0.0	-0.6
Penn North/Reservoir Hill	0.3	0.3	0.0	0.0	0.0	0.0	0.0	0.0
Pimlico/Arlington/Hilltop	0.0	0.3	0.8	0.5	0.0	0.0	0.0	0.0
Poppleton/The Terraces/Hollins Market	0.0	1.5	0.0	2.2	0.0	0.0	0.0	0.0
Sandtown-Winchester/Harlem Park	0.0	0.2	0.0	0.0	0.0	0.0	0.0	0.0
South Baltimore	3.0	8.6	0.3	21.8	31.3	16.9	0.0	-16.9
Southeastern	0.6	0.0	0.5	0.0	0.0	0.5	1.1	0.6
Southern Park Heights	0.0	0.2	0.0	1.0	0.0	0.0	0.0	0.0
Southwest Baltimore	0.2	0.1	0.0	0.0	0.0	0.0	0.1	0.1
The Waverlies	0.4	0.7	0.7	0.0	0.0	0.0	0.0	0.0
Upton/Druid Heights	0.0	0.5	0.0	0.0	0.0	0.0	0.5	0.5
Washington Village/Pigtown	0.0	0.0	0.0	9.0	5.4	1.4	0.0	-1.4
Westport/Mt. Winans/Lakeland	0.0	1.4	0.0	0.0	0.0	4.2	0.0	-4.2
Baltimore City	0.7	0.9	0.8	2.3	2.4	1.3	0.5	-0.8

For more information on these indicators please visit <http://www.bniajfi.org>.

Housing and Community Development

Housing Permits and Enforcement

Number of Demolition Permits per 1,000 Properties

Community Statistical Area (CSA)	2011	2012	2013	2014	2015	2016	2017	Change (16-17)
Allendale/Irvington/S. Hilton	0.4	0.2	2.0	0.2	1.4	1.8	0.7	-1.1
Beechfield/Ten Hills/West Hills	0.0	0.0	0.6	0.0	0.0	0.2	0.0	-0.2
Belair-Edison	0.0	0.3	0.0	0.0	0.2	0.2	0.0	-0.2
Brooklyn/Curtis Bay/Hawkins Point	0.9	3.8	0.5	1.2	2.4	2.0	0.0	-2.0
Canton	0.0	0.5	0.0	0.5	0.7	0.6	0.0	-0.6
Cedonia/Frankford	0.2	0.0	0.6	0.5	0.3	0.5	0.3	-0.2
Cherry Hill	0.0	0.0	0.0	3.0	0.0	1.1	0.0	-1.1
Chinquapin Park/Belvedere	0.4	0.0	0.0	0.0	0.0	0.1	0.0	-0.1
Claremont/Armistead	0.0	0.0	0.0	0.4	0.0	0.5	0.4	-0.1
Clifton-Berea	4.8	4.0	2.8	6.4	16.3	12.3	12.5	0.2
Cross-Country/Cheswolde	0.0	1.0	0.7	0.3	0.7	1.1	0.0	-1.1
Dickeyville/Franklintown	0.0	0.0	3.1	0.0	0.0	0.6	0.0	-0.6
Dorchester/Ashburton	0.3	1.8	0.3	1.2	0.9	1.5	1.8	0.3
Downtown/Seton Hill	4.5	3.0	3.0	2.9	18.9	13.3	7.2	-6.2
Edmondson Village	0.0	0.0	1.1	0.0	0.0	0.3	0.0	-0.3
Fells Point	1.0	0.0	1.2	1.0	6.3	3.1	0.2	-2.8
Forest Park/Walbrook	1.0	0.0	1.7	0.0	1.0	3.0	0.0	-3.0
Glen-Fallstaff	0.3	0.8	0.8	0.8	0.0	1.4	0.8	-0.6
Greater Charles Village/Barclay	0.3	11.7	9.2	2.7	1.1	6.1	2.1	-4.0
Greater Govans	2.4	1.9	0.3	0.8	1.6	2.0	3.2	1.2
Greater Mondawmin	3.5	0.9	0.3	0.0	12.8	3.9	7.9	4.0
Greater Roland Park/Poplar Hill	0.3	0.3	0.0	0.3	0.0	0.5	0.0	-0.5
Greater Rosemont	0.1	4.3	1.7	3.4	1.1	3.6	6.8	3.2
Greenmount East	16.2	11.1	16.9	8.6	20.5	19.6	21.1	1.5
Hamilton	0.0	0.2	0.2	0.5	0.2	0.5	0.5	-0.1
Harbor East/Little Italy	0.0	1.2	1.8	2.4	4.7	5.2	0.0	-5.2
Harford/Echodale	0.2	0.4	0.2	1.0	0.8	0.5	0.4	-0.1
Highlandtown	0.6	0.3	2.5	0.9	0.6	1.8	0.6	-1.2
Howard Park/West Arlington	1.0	1.3	0.6	0.6	0.0	1.8	1.9	0.1
Inner Harbor/Federal Hill	0.5	0.2	0.8	1.0	1.7	1.0	1.3	0.4
Lauraville	0.0	0.7	0.7	0.0	2.5	0.6	0.2	-0.4
Loch Raven	0.0	0.0	0.0	0.0	0.5	0.0	0.0	0.0
Madison/East End	7.6	3.1	4.6	15.8	4.0	7.7	2.8	-4.9
Medfield/Hampden/Woodberry/Remington	1.0	0.6	0.6	0.1	2.2	1.0	0.6	-0.4
Midtown	0.3	0.0	2.3	0.6	2.0	2.2	0.6	-1.6
Midway/Coldstream	1.7	1.9	4.1	6.3	35.9	10.7	7.6	-3.1
Morrell Park/Violetville	0.3	0.6	0.6	0.6	0.0	1.1	1.3	0.2
Mt. Washington/Coldspring	0.6	0.5	0.0	0.0	1.6	0.3	0.5	0.2
North Baltimore/Guilford/Homeland	0.2	0.2	0.4	0.6	0.6	0.5	0.4	-0.1
Northwood	0.0	0.0	0.0	0.0	0.0	0.2	0.2	0.0
Oldtown/Middle East	5.6	7.7	6.2	5.3	30.7	43.5	11.8	-31.7
Orangeville/East Highlandtown	1.4	0.8	0.3	0.5	0.3	1.1	1.0	-0.1
Patterson Park North & East	0.2	0.0	0.0	0.2	0.5	1.0	0.3	-0.7
Penn North/Reservoir Hill	0.0	1.3	3.0	2.3	4.4	2.8	2.0	-0.8
Pimlico/Arlington/Hilltop	2.5	2.0	9.4	1.5	1.0	4.5	4.4	-0.1
Poppleton/The Terraces/Hollins Market	25.6	31.4	5.1	9.5	0.0	11.9	5.1	-6.8
Sandtown-Winchester/Harlem Park	0.5	2.6	4.8	4.8	4.0	8.0	11.1	3.1
South Baltimore	0.9	0.3	1.5	1.5	0.9	1.3	0.6	-0.7
Southeastern	0.6	1.1	1.6	1.1	1.1	2.6	1.1	-1.5
Southern Park Heights	7.9	3.5	0.3	2.8	4.3	7.6	6.9	-0.7
Southwest Baltimore	4.4	4.0	1.1	3.0	4.7	5.6	7.9	2.3
The Waverlies	0.4	3.7	0.4	1.5	1.9	2.1	1.1	-1.0
Upton/Druid Heights	2.3	1.4	11.6	2.8	40.2	15.8	22.3	6.4
Washington Village/Pigtown	0.0	2.2	2.5	0.0	3.2	1.7	0.7	-0.9
Westport/Mt. Winans/Lakeland	0.5	1.9	1.4	33.6	0.0	5.4	2.3	-3.0
Baltimore City	1.6	1.9	1.9	2.1	3.8	3.5	3.0	-0.5

For more information on these indicators please visit <http://www.bniajfi.org>.

Housing and Community Development

Housing Permits and Enforcement

Percent of Properties with Housing Violations

Community Statistical Area (CSA)	2010	2011	2012	2013	2015	2016	2017	Change (16-17)
Allendale/Irvington/S. Hilton	5.0	5.3	3.3	3.5	2.4	2.3	4.1	1.9
Beechfield/Ten Hills/West Hills	2.0	3.1	1.3	1.4	1.8	4.2	2.7	-1.4
Belair-Edison	2.2	3.2	2.6	2.5	1.3	3.1	5.3	2.3
Brooklyn/Curtis Bay/Hawkins Point	3.7	4.3	3.1	4.1	3.5	2.8	4.6	1.8
Canton	0.6	0.4	0.5	0.8	0.7	0.9	0.8	-0.1
Cedonia/Frankford	1.6	2.6	1.0	1.8	1.7	1.5	2.7	1.2
Cherry Hill	2.9	5.2	2.4	3.4	2.6	1.8	4.9	3.0
Chinquapin Park/Belvedere	2.3	3.8	2.9	2.9	1.6	1.7	2.3	0.7
Claremont/Armistead	3.3	2.8	3.6	3.1	0.4	0.3	1.0	0.7
Clifton-Berea	11.3	12.7	11.8	14.0	3.3	3.8	9.2	5.4
Cross-Country/Cheswolde	0.4	0.6	0.3	0.5	0.9	0.8	0.9	0.1
Dickeyville/Franklintown	4.5	5.0	1.6	2.2	2.8	5.6	2.8	-2.8
Dorchester/Ashburton	2.5	2.5	1.8	2.8	3.7	4.3	6.5	2.2
Downtown/Seton Hill	7.2	11.3	9.0	12.7	7.6	6.7	8.9	2.2
Edmondson Village	3.8	6.2	1.6	1.8	2.0	3.3	5.0	1.7
Fells Point	2.1	1.9	1.3	1.6	1.8	1.5	2.0	0.5
Forest Park/Walbrook	5.1	5.1	4.6	6.5	4.4	4.7	6.6	1.8
Glen-Fallstaff	1.1	1.3	1.4	1.4	3.0	1.9	3.6	1.7
Greater Charles Village/Barclay	3.6	6.3	8.4	9.3	3.9	2.9	5.6	2.8
Greater Govans	3.2	4.5	2.4	4.7	2.7	3.9	5.6	1.7
Greater Mondawmin	4.9	5.5	4.8	6.6	3.4	3.8	6.1	2.2
Greater Roland Park/Poplar Hill	0.5	0.8	0.9	0.9	0.4	0.3	0.5	0.2
Greater Rosemont	5.6	7.0	6.1	7.6	2.7	4.5	8.7	4.2
Greenmount East	15.5	19.2	23.2	27.1	4.4	6.7	10.8	4.0
Hamilton	1.6	2.1	1.4	2.0	1.2	1.6	2.2	0.6
Harbor East/Little Italy	2.8	2.5	2.7	6.7	3.7	2.2	3.6	1.4
Harford/Echodale	1.5	1.9	1.9	2.2	1.4	2.0	2.0	-0.1
Highlandtown	1.4	1.4	1.8	3.3	1.8	1.4	2.5	1.0
Howard Park/West Arlington	2.6	2.2	2.1	3.0	3.0	5.3	5.0	-0.3
Inner Harbor/Federal Hill	0.4	1.1	1.0	1.3	0.5	1.0	0.3	-0.7
Lauraville	1.3	2.1	1.3	2.5	2.5	3.1	2.9	-0.2
Loch Raven	1.4	2.2	2.6	2.8	1.4	1.5	1.8	0.3
Madison/East End	3.7	3.9	4.6	5.8	2.9	3.5	8.8	5.3
Medfield/Hampden/Woodberry/Remington	1.3	2.4	1.6	2.2	1.8	1.3	2.1	0.8
Midtown	5.3	5.1	6.3	8.6	3.5	2.7	4.3	1.5
Midway/Coldstream	7.0	9.0	7.5	8.8	4.4	5.7	7.8	2.0
Morrell Park/Violetville	2.5	2.7	1.6	2.7	1.4	1.1	3.1	2.0
Mt. Washington/Coldspring	0.1	0.4	0.3	0.5	0.8	0.5	0.5	-0.1
North Baltimore/Guilford/Homeland	1.0	1.3	1.4	1.1	0.4	0.5	1.3	0.7
Northwood	1.0	1.6	1.3	2.5	2.2	1.8	2.9	1.1
Oldtown/Middle East	4.9	6.0	7.7	12.5	3.3	5.3	12.1	6.8
Orangeville/East Highlandtown	1.1	2.1	1.4	2.6	2.2	1.6	2.4	0.9
Patterson Park North & East	2.2	1.8	1.7	2.9	1.6	1.9	2.9	1.0
Penn North/Reservoir Hill	8.1	9.8	11.1	15.6	4.3	4.0	7.5	3.4
Pimlico/Arlington/Hilltop	4.3	6.5	5.9	6.8	4.5	2.9	6.1	3.2
Poppleton/The Terraces/Hollins Market	7.2	9.5	21.1	28.9	7.2	6.4	8.5	2.1
Sandtown-Winchester/Harlem Park	10.5	10.2	16.3	18.7	3.0	3.3	8.2	4.9
South Baltimore	0.2	0.5	0.7	0.8	0.7	0.5	0.3	-0.2
Southeastern	0.7	2.0	5.2	2.6	1.5	1.8	2.3	0.5
Southern Park Heights	8.4	10.2	10.7	12.8	3.4	4.2	7.3	3.1
Southwest Baltimore	7.9	9.8	10.1	11.0	3.5	3.4	8.5	5.1
The Waverlies	4.0	4.5	3.2	5.3	3.6	4.6	4.7	0.1
Upton/Druid Heights	11.3	12.1	19.1	35.5	5.0	5.3	10.1	4.8
Washington Village/Pigtown	2.7	3.0	2.7	3.4	2.9	1.9	2.6	0.7
Westport/Mt. Winans/Lakeland	3.5	6.5	6.1	6.6	2.4	4.8	4.9	0.0
Baltimore City	3.8	4.7	4.7	5.9	2.4	2.7	4.5	1.8

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VITAL SIGNS 17