

**NARRATIVE PROFILE OF
THE CITY OF KENOSHA**

LINCOLN NEIGHBORHOOD

INTRODUCTION

The following profile is a computer produced narrative based on the results of the 2000 Census of Population and Housing. Each profile highlights general population and housing characteristics for each Census Defined Area (CDA).

Lincoln Neighborhood is one of 32 CDAs in the City of Kenosha. The Census Defined Areas are areas of the City of Kenosha that, while not recognized by the U.S. Census, are locally recognized as distinct parts of the city. See the map accompanying this profile for exact boundaries of the Census Defined Area and the City of Kenosha.

GENERAL AND FAMILY CHARACTERISTICS: 2000 (TABLE 1)

According to the U.S. Census, 3,484 persons lived in Lincoln Neighborhood in the year 2000. This neighborhood comprised 3.84 percent of the total population of 90,668 in the City of Kenosha.

Age

The age structure of the population is an important component in the demographic analysis of the population. This information is essential for determining the needs of specific age groups in the population.

Among the 3,484 persons in Lincoln Neighborhood 32 percent, or 1,129; were under 18 years of age and 7 percent, or 250, were 65 years and older. As a whole the City of Kenosha had 27 percent under the age of 18 and 12 percent 65 years and older.

Of the 1,691 females in the CDA, 33 percent were under 18 years of age and 10 percent were 65 years and older. For the

1,793 males in the neighborhood 32 percent were under 18 years of age, while 5 percent were 65 years and over.

Table 1.1 Age Distribution (Males)

	<i>Under 18</i>	<i>18 to 29</i>	<i>30 to 39</i>	<i>40 to 49</i>	<i>50 to 59</i>	<i>60 to 64</i>	<i>65 and older</i>
CT16 BG1	218	179	89	59	42	12	16
CT16 BG2	161	135	133	112	67	23	28
CT17 BG1	129	29	33	61	6	0	31
CT17 BG2	65	28	32	47	43	7	8
Neighborhood Total:	573	371	287	279	158	42	83

Table 1.2 Age Distribution (Females)

	<i>Under 18</i>	<i>18 to 29</i>	<i>30 to 39</i>	<i>40 to 49</i>	<i>50 to 59</i>	<i>60 to 64</i>	<i>65 and older</i>
CT16 BG1	183	116	37	72	40	5	29
CT16 BG2	206	110	116	104	22	21	51
CT17 BG1	102	43	78	34	8	0	56
CT17 BG2	65	21	51	39	44	7	31
Neighborhood Total:	556	290	282	249	114	33	167

For the City of Kenosha as a whole, 28 percent of the 44,242 males were under the age of 18 and 10 percent were 65 years and older. With a female population of 46,423 in the year 2000, 26 percent were under the age of 18 and 15 percent were 65 years and above.

Household Type and Relationship

Data on the household type and relationship are important for understanding household composition and for identifying changes in household structure over time. This can include tracking the increases in single occupant households and single parent families. A household includes all persons who occupy a housing unit. Persons per household is a measure obtained by the number of households (householders) in the CDA. A family household consists of a householder – the person under whose name the unit is owned or rented - and one or more other persons living in the same residence who are related to the householder by birth, marriage, or adoption.

Of the 3,484 persons in Lincoln Neighborhood 96 percent lived in households, 3 percent lived in institutions and 1 percent lived in non-institutional group quarters.

The average household size was 2.89 persons per household in the 1,162 households in this CDA. Of the total households 825, or 71 percent, were family households and 337, or 29 percent, were non-family households. The average family household size was 3.57 persons per family household in Lincoln Neighborhood.

All persons 65 years and older lived in households. Additionally, everyone 65 years and older in non-family households lived alone.

Family Type by Presence of Own Children

Changes in family type and the presence of a family's own children are key measures to following trends in family living. This data can be used for studying child welfare, allocating funds for supplemental food programs and providing services to low-income families with children.

Lincoln Neighborhood had 825 family households, of which 64 percent were maintained by a married couple and 24 percent were by a female householder with no husband present. Among the 499 families in the Lincoln Neighborhood with children under 18 years, 29 percent were maintained by a female householder with no husband present.

Marital Status

Marital Status is another variable that influences family life and its changing patterns.

Among persons 15 years and older in Lincoln Neighborhood, 55 percent of the 1,322 men and 54 percent of the 1,232 women were married (excluding those who were separated) at the time of the census. Comparable percentages for the City of

Kenosha were 56 percent for married men and 51 percent for married women.

Of the 876 males 15 years of age and older in the CDA who had ever been married, 19 percent were either currently separated or divorced, compared to 17 percent in the City of Kenosha. Twenty-five percent of the 947 females 15 years of age and older in the CDA who had ever been married were either separated or divorced, compared to 20 percent for the City of Kenosha.

SOCIAL CHARACTERISTICS: 2000 (TABLE 2)

Place of Birth

Data on place of birth are useful for studying migration patterns as well as for evaluating and designing affirmative action and other programs to assist persons born abroad.

The percent of native persons – those born in the United States and its territories - in Lincoln Neighborhood born in Wisconsin was 58 percent. Forty percent were born in a different state and one percent was born abroad. Of all persons in the CDA 5 percent were foreign born. (Persons born in Puerto Rico, the U.S. Virgin Islands, or the Pacific Outlying Areas of the United States are not considered foreign born.)

Language Spoken at Home and Ability to Speak English

Language spoken at home and the ability to speak English are significant indicators of the need for bilingual education programs and the enforcement of bilingual election requirements of the Voting Rights Act. They also are important for delivering products and services to non-English speaking persons.

Among the 3,127 persons 5 years of age and older in Lincoln Neighborhood 524, or 17 percent, reported speaking a language other than English at home. Of those, 30 percent reported that they did not speak

English “very well”, and 3 percent were linguistically isolated. Among the persons in this age group who spoke a language other than English at home, 88 percent reported that they spoke Spanish, 9 percent spoke another Indo-European language and 3 percent reported that they spoke some other language.

Of the persons 5 years and older who spoke a language other than English, the proportion who did not speak English “very well” by age group was:

- 13 percent of persons 5 to 17 years
- 36 percent of persons 18 to 64 years
- no persons 65 years and older

School Enrollment and Type of School

School enrollment information is used for allocating funds for education, locating schools and child care services, and developing vocational and job training programs to meet the needs of selected segments of the population.

In Lincoln Neighborhood, 1,050 persons 3 years and over were enrolled in school. This included 81 in nursery and pre-school, 77 in kindergarten, 487 in elementary school, 245 in high school and 160 persons enrolled in college. Eight percent of all persons enrolled in school were enrolled in private schools. This only included those students living in the CDA while attending schools.

Table 2.1 School Enrollment (Males)

	Nursery	Kindergarten	Grade 1-4	Grade 5-8	Grade 9-12	College	Post-Grad.
<i>CT16 BG1</i>	11	25	32	39	62	21	0
<i>CT16 BG2</i>	16	0	65	22	26	36	6
<i>CT17 BG1</i>	14	6	25	45	17	0	0
<i>CT17 BG2</i>	12	0	9	18	23	6	0
<i>Neighborhood Total:</i>	53	31	131	124	128	63	6

Table 2.2 School Enrollment (Females)

	Nursery	Kindergarten	Grade 1-4	Grade 5-8	Grade 9-12	College	Post-Grad.
<i>CT16 BG1</i>	19	17	35	47	34	32	11
<i>CT16 BG2</i>	9	0	45	39	34	21	0
<i>CT17 BG1</i>	0	7	38	16	25	14	0
<i>CT17 BG2</i>	0	22	8	4	24	13	0
<i>Neighborhood Total:</i>	28	46	126	106	117	80	11

(These enrollment figures do not include students who attended schools in the CDA but lived elsewhere, or those students whose parental homes were in the CDA but lived elsewhere while attending college.)

Educational Attainment

The educational attainment of the population is an indicator of the quality of the labor market, and is usually positively correlated with income levels and earnings potential. Data on educational attainment are used to develop products and services to help meet the needs of the CDA.

Among persons 16 to 19 years of age in Lincoln Neighborhood, 2 percent were dropouts; that is, they were neither enrolled in school nor high school graduates (refer to Table 4, Labor Force Characteristics).

Of persons 25 years of age and older, 29 percent had not graduated from high school or received an equivalency, while 9 percent held a bachelor’s degree or higher. Overall 18 percent of the population held the following degrees beyond high school:

- 9 percent Associate’s degree
- 7 percent Bachelor’s degree
- 2 percent Graduate or Professional degree

Residence in 1995

Data on residence in 1995 can be used for analysis of migration patterns between counties, states and regions of country and from areas outside of the United States.

A total of 3,127 persons 5 years and older were living in Lincoln Neighborhood in 2000. Of those, 44 percent lived in a different house in the United States 5 years earlier. Among those who lived in a different house, 17 percent lived in the same state but a different county, and 23 percent lived in a different state. Data on regions of previous residence and residence abroad in 1995 are found in Table 2.

Means of Transportation to Work and Travel Time to Work

Data on means of transportation to work can be used by local, county and state governments for road, highway and public transportation planning.

Of the 1,389 workers 16 years and older residing in Lincoln Neighborhood who travel to work, 80 percent drove alone, 17 percent carpooled and one percent used some form of public transportation.

The average travel time to work for the CDA was 23 minutes, the same as the City of Kenosha.

Veteran Status

Veteran status data are used to develop and implement programs to meet the needs of veterans of all ages; including services such as job training and health care.

In Lincoln Neighborhood, 264 civilians 18 years and older were veterans. Of these, 24 percent were 65 years and older.

Disability

Data on disability are useful for designing services to meet the needs of individuals with a work disability or mobility or self-care limitations.

In Lincoln Neighborhood, among civilian non-institutionalized persons 16 to 64 years of age with disabilities, 5 percent had a sensory disability such as blindness, deafness or a severe vision or hearing impairment; 26 percent had a condition that substantially limits one or more basic

physical activities such as walking, climbing stairs, reaching, lifting, or carrying; 16 percent had a mental disability such as learning, remembering or concentrating; 5 percent had a self-care disability such as dressing, bathing or getting around inside the home; 19 percent had a disability that prevented them from going outside the home; and 29 percent had an employment disability.

Table 2.3 Disabilities (Ages 16 to 64)

	<i>Sensory</i>	<i>Physical</i>	<i>Mental</i>	<i>Self-Care</i>	<i>Go-Outside</i>	<i>Employment</i>
<i>CT16 BG 1</i>	8	35	18	0	19	48
<i>CT16 BG 2</i>	21	101	68	21	68	107
<i>CT17 BG1</i>	5	34	7	5	12	27
<i>CT17 BG2</i>	6	56	46	22	72	73
<i>Neighborhood Total:</i>	40	226	139	48	171	255

Among civilian non-institutionalized persons 65 years and older with disabilities 20 percent had a sensory disability, 36 percent had a physical disability, 4 percent had a mental disability, 7 percent had a self-care disability and 33 percent had a disability that prevented them from going outside the home.

Table 2.4 Disabilities (Ages 65 & Older)

	<i>Sensory</i>	<i>Physical</i>	<i>Mental</i>	<i>Self-Care</i>	<i>Go-Outside</i>
<i>CT16 BG 1</i>	0	17	0	6	17
<i>CT16 BG 2</i>	14	13	0	0	21
<i>CT17 BG1</i>	30	37	9	9	29
<i>CT17 BG2</i>	0	15	0	0	8
<i>Neighborhood Total:</i>	44	82	9	15	75

RACE AND HISPANIC ORIGIN: 2000 (TABLE 3)

Race and Hispanic Origin

Data on race and Hispanic origin are important for a wide range of purposes. These include activities such as establishing and evaluating guidelines for federal affirmative action programs, assisting minority businesses, planning education and

guaranteeing the civil rights of the population.

Lincoln Neighborhood was made up as follows:

- 66 percent Caucasian alone
- 20 percent African-American alone
- less than one percent American Indian, Eskimo, or Aleut alone
- 11 percent some other race alone
- 3 percent two or more races
- 21 percent of whom were of Hispanic origin (of any race)

Table 3.1 Race

	<i>White alone</i>	<i>African American alone</i>	<i>Am. Indian Eskimo or Aleut</i>	<i>Some other race</i>	<i>Two or more races</i>
<i>CT16 BG 1</i>	469	418	0	159	51
<i>CT16 BG 2</i>	1043	152	0	56	38
<i>CT17 BG 1</i>	399	112	0	81	18
<i>CT17 BG2</i>	381	8	8	82	9
<i>Neighborhood Total:</i>	2292	690	8	378	116

LABOR FORCE CHARACTERISTICS: 2000 (TABLE 4)

Labor Force Status

Labor force status indicates the working-age population considered to be economically active and, of those, the proportions employed and unemployed. Data on labor force status are used to measure labor supply and employment levels. They can be used for a variety of purposes, such as attracting industries to the area and establishing employment training programs. Information on the economic situation of persons in the CDA begins on Table 4.

In Lincoln Neighborhood, 65 percent of all working-age persons (16 years and older) were in the labor force. By gender, 60 percent of all working-age females and 69 percent of males were in the labor force. Twelve percent of persons in the civilian labor force were unemployed.

Among the 284 children under 6 years living with two parents in families and subfamilies, 67 percent had both parents in the labor force. Of the 104 children under 6 years living with only one parent, 78 percent had that parent in the labor force.

Among the 395 children 6 to 17 years of age in the CDA living with two parents in families and subfamilies, 80 percent had both parents in the labor force. Of the 317 children 6 to 17 years of age living with only one parent, 93 percent had that parent in the labor force.

Class of Worker

Class of worker categorizes persons according to the type of ownership of the employing organization. It is the principal indicator of the relative importance of employment in the private and public sectors in the CDA.

Of the 1,419 persons employed in Lincoln Neighborhood, 79 percent worked for wages or salary for a private company, business, or individual. Another 8 percent of these people held federal, state and local government jobs. Self-employed persons represented 2 percent of all employed persons.

Occupation

Occupation describes a person's field of work. In conjunction with data on class of worker and industry, it describes the economic bases of the CDA. This data can be used to study labor supply and demand, promote business, allocate funds for work-related training programs, determine eligibility for local public works projects, as well as many other purposes.

Lincoln Neighborhood residents were employed in a variety of occupations in 2000. The percent distribution of persons in the summary occupation groups listed in Table 4 is:

- 19 percent management, professional, and related occupations
- 21 percent service occupations

- 26 percent sales and office occupations
- 7 percent construction, extraction, and maintenance occupations
- 26 percent production, transportation, and material moving occupations

Industry

The industry classification of a person's occupation describes the main activity of the employer. Consult Table 4 for the industries in which residents of the CDA were employed.

Work Status in 1999

Work status in 1999 refers to the usual hours and weeks worked by individuals 16 years and older, who worked 1 or more weeks in 1999. Data on work status provides an indicator of the economic utilization of human resources in the CDA.

Of persons 16 years of age and older in Lincoln Neighborhood, 74 percent worked in 1999. Among those who worked, 56 percent usually worked 35 or more hours per week for the last 50 weeks.

INCOME AND POVERTY STATUS IN 1999: 2000 (TABLE 5)

Income in 1999

Perhaps the main indicator of a population's economic well-being is its income measures. This information can be used by federal, state and local governments to allocate funds for social and other programs. The data is also used by the private sector to market goods and services.

The median household income in 1999 in Lincoln Neighborhood was \$37,817. Eighteen percent of households had incomes less than \$15,000, while households with incomes of \$50,000 or more constituted 32 percent of the households. The remaining 49 percent of households had incomes between \$15,000 and \$49,999.

The median family income in 1999 in the CDA was \$41,032. On a per capita basis every man, woman and child in the CDA had an average income of \$15,047 in 1999.

Poverty Status in 1999

The poverty status of individuals and families is important for locating persons in need of public and private assistance.

The poverty definition used here is the one adopted for official government use and consists of a set of money income thresholds that vary by family size and composition. Families or individuals with incomes below their appropriate threshold are classified as poor. The poverty threshold in 1999 for a four-person family was \$17,029. Depending on the number of persons, the poverty threshold varied from \$8,501 for a person living alone to \$34,417 for a family of nine or more members.

In Lincoln Neighborhood, 10 percent of the families had incomes below the poverty level. Of the 79 families below the poverty level, 53 percent had a female householder with no husband present.

In 1999, 504 persons were below the poverty level in the CDA or 15 percent of all persons for whom poverty status was determined. Of the total number of persons for whom poverty status was determined, 4 percent were below 50 percent of the poverty level, and 25 percent were below 125 percent of the poverty level.

Among the major concerns in many areas is the economic situation of children and the older population. In 1999, 222 persons under 18 years were below the poverty level, or 20 percent of all persons under 18 in the CDA. In 1999, 14 persons 65 years and older were below the poverty level, or 6 percent of all elderly persons in the CDA.

TENURE, VACANCY STATUS, AND PHYSICAL CHARACTERISTICS OF HOUSING UNITS: 2000 (TABLE 6)

On April 1, 2000, there were 1,240 housing units in Lincoln Neighborhood. They comprise 3.43 percent of the 36,162 housing units in the City of Kenosha.

Tenure by Race and Hispanic Origin of Householder

Tenure refers to the terms under which housing units are held by the occupants. Data on tenure are basic to most housing analyses. They provide a measure of the extent to which home ownership is achieved. They can also be used for determining fair market rents and housing values, home mortgage loans and insurance, supplemental rental assistance, and other assistance to construct, repair or purchase dwelling units.

Of the 1,135 occupied housing units in Lincoln Neighborhood, 58 percent were owner-occupied and 42 percent were renter-occupied. Of the 34,546 occupied housing units in the City of Kenosha, 62 percent were owner-occupied and 38 percent were renter-occupied.

The percentages of owner-occupied housing units, by race of householder, in Lincoln Neighborhood were:

- 76 percent Caucasian alone
- 18 percent African-American alone
- 1 percent American Indian, Eskimo, or Aleut alone
- 4 percent some other race alone
- 11 percent of whom were of Hispanic origin (of any race)

The percentages of renter-occupied housing units by race of householder in Lincoln Neighborhood were:

- 68 percent Caucasian alone
- 22 percent African-American alone
- 7 percent some other race alone
- 3 percent two or more races
- 16 percent whom were of Hispanic origin (of any race)

Comparable percentages of owner-occupied housing units by race in the City of Kenosha were:

- 94 percent Caucasian alone
- 3 percent African-American alone
- less than one percent American Indian, Eskimo, or Aleut alone
- less than one percent Asian alone
- 2 percent some other race alone
- less than one percent two or more races
- 4 percent of whom were of Hispanic origin (of any race)

The percentages of renter-occupied housing units by race of householder in the City of Kenosha were:

- 80 percent Caucasian alone
- 11 percent African-American alone
- 1 percent American Indian, Eskimo, or Aleut alone
- 1 percent Asian alone
- 5 percent some other race alone
- 2 percent two or more races
- 10 percent of whom were of Hispanic origin (of any race)

Vacancy Status

Vacancy status is one indicator of the availability of local housing units. Areas that have large number of seasonal or recreational housing units are likely to have higher vacancy rates in the census than areas that do not.

Lincoln Neighborhood had 105 vacant housing units: 10 percent were for sale only; 45 percent were for rent; 20 percent were sold or rented, but unoccupied and 25 percent were vacant for an unspecified reason.

Units in Structure

The number of housing units in a structure gives an idea of the types of communities in which the population lives. General socioeconomic conditions and population density may be correlated with the number of units in a structure.

Of the 1,240 housing units in Lincoln Neighborhood, 61 percent were single detached units and 3 percent were single attached units. The percentage of total housing units in structures with more than 1 unit were: 25 percent in structures with 2 units, 7 percent in structures with 3 to 4 units, 2 percent in structures with 5 to 9 units and 1 percent in structures with 10 to 19 units. Mobile homes and trailers made up 1 percent of the total number of housing units in the CDA.

Bedrooms and Room

The number of bedrooms and the number of rooms per unit are the best indicators produced by the census of the size of the housing units in the area.

Of the owner-occupied housing units in Lincoln Neighborhood, 83 percent had three or more bedrooms. Seventy-four percent of the renter-occupied housing units had two or more bedrooms.

Of the total number of housing units in the CDA, 19 percent had four rooms or fewer, and 81 percent had five or more rooms. The median number of rooms per housing unit was 6 in Lincoln Neighborhood.

Tenure by Year Structure Built

Data on the year in which structures were built are useful for determining the age of the housing stock and identifying areas with new construction within the CDA. The data can also be used to identify housing units targeted for rehabilitation or demolition and to allocate funds for housing assistance.

Of the housing units in Lincoln Neighborhood, 1 percent were built in 1995 or later, while 69 percent were built prior to 1940. The median year these structures in the CDA were built was prior to 1940, compared to 1960 for the City of Kenosha.

EQUIPMENT AND FUELS: 2000 (TABLE 7)

Vehicles

The number of vehicles available for use by household members is useful for local transportation planning, for monitoring emissions standards, and for a variety of other purpose including meeting future fuel requirements.

At least one vehicle was available for use in 95 percent of the owner-occupied housing units and 89 percent of the renter occupied housing units in Lincoln Neighborhood.

OCCUPANCY, UTILIZATION, AND FINANCIAL CHARACTERISTICS: 2000 (TABLE 8)

Persons in Unit

The number of persons per household unit used in conjunction with other variables, such as: the number of persons per room, the number of rooms, and the number of bedrooms, gives an indication of the living conditions of the population in the CDA.

In Lincoln Neighborhood, 19 percent of owner-occupied housing units were inhabited by one person and 16 percent by five or more persons. In renter-occupied housing units, 29 percent of the units were inhabited by one person and 20 percent by five or more persons.

Persons per Room

The number or persons per room is an indicator of how crowded the housing units are. Crowded housing is usually defined as having more than one person per room.

The percentage of housing units with more than one person per room was 1 percent for owner-occupied housing units and 8 percent for renter-occupied units in Lincoln Neighborhood. Comparable statistics for the City of Kenosha were 2

percent for owner-occupied units and 6 percent for renter-occupied units.

Year Householder Moved Into Unit

The year the householder moved into the unit is important because it is a measure of housing turnover and mobility in the area.

In Lincoln Neighborhood, 57 percent of householders in owner-occupied housing units and 10 percent in renter-occupied housing units had lived in their housing unit for 10 or more years. Ten percent of the owner-occupied housing units and 52 percent of the renters moved into their units in the 15 months preceding the census.

The median year that householders moved into their units, by tenure, for owner-occupied houses in the CDA was 1986, and for renter-occupied houses it was 1998.

Age of Householder

The age of a householder has a strong correlation with the ability of households to buy a house. Generally, we expect the ability to afford a median-priced house to increase as age increases.

In Lincoln Neighborhood, 4 percent of the owner-occupied housing units were occupied by householders 15 to 24 years of age, 17 percent were occupied by householders 55 to 64 years of age and 19 percent were occupied by householders 65 years of age and older.

Of the renter-occupied housing units, 21 percent were occupied by householders 15 to 24 years of age, 4 percent were occupied by householders 55 to 64 years of age and 8 percent were occupied by householders 65 years of age and older.

Value and Gross Rent

The median and mean value of specified owner-occupied housing units can be used to determine the fair market value of housing units in the CDA. The number of

housing units valued at selective levels gives an indication of relative value of the housing stock in the CDA compared to other areas.

Similarly, the median and mean gross rent for specified renter-occupied housing units and the number of units per level of rent are useful for determining the fair market rent of housing units in the CDA. Gross rent is the contract rent plus the estimated average monthly cost of utilities (fuel and water).

These data can be used by real estate, mortgage and insurance businesses to analyze the housing market. The public sector can use the data for many purposes, such as allocating housing assistance and determining if conversion of rental units to non-rental units (condominiums, cooperatives, etc.) would have an adverse effect on housing availability for low-income and elderly tenants.

Financial data for Lincoln Neighborhood shows that the median value of specified owner-occupied homes (one-family houses on less than 10 acres without a commercial establishment or medical office on the property) was \$84,400 as compared to \$108,000 for the City of Kenosha. Of the specified owner-occupied housing units, 20 percent were valued at less than \$60,000; 67 percent were valued between \$60,000 and \$99,999 and 13 percent were valued at \$100,000 or more. Comparable statistics for the City of Kenosha were: 4 percent valued at less than \$60,000, 38 percent from \$60,000 to \$99,999, and 58 percent at \$100,000 or more.

The median gross rent paid for specified renter-occupied housing units in the CDA was \$699 as compared to \$571 for the City of Kenosha. The gross rent for the renter-occupied housing units in the CDA with cash rent was less than \$300 for 6 percent of the units, \$300 to \$599 for 42 percent of the units, \$600 to \$999 for 50 percent of the units and \$1,000 or more for 2 percent of the units.

**HOMEOWNER AND RENTAL
FINANCIAL CHARACTERISTICS:
2000 (TABLE 9)**

**Mortgage Status and Selected Monthly
Owner Costs**

Selected monthly owner costs include utilities and fuels, real estate taxes, insurance, and mortgage payments (if applicable). Data on the mortgage status and number of housing units per level of cost are useful for measuring the relative cost of owning a housing unit in one area compared to another.

In Lincoln Neighborhood, 79 percent of the specified owner-occupied housing units were mortgaged and 21 percent were not mortgaged. In this CDA 67 percent of mortgaged housing units had a selected monthly owner cost of less than \$1,000 and 33 percent had a selected monthly owner cost between \$1,000 and \$1,999. Sixty-four percent of non-mortgaged housing units had a selected monthly owner cost of less than \$350 and 36 percent had a selected monthly owner cost between \$350 and \$699.

**Household Income in 1999 by Selected
Monthly Owner Costs as a Percentage of
Household Income in 1999**

The measure of costs as a percentage of household income by selected levels of income is useful when determining the percentage of income required to own a housing unit for low-, medium-, and high-income households (a measure of affordability). This data can be used to set rates of mortgage assistance and to develop housing assistance program for low- and medium-income households.

In 1999, 60 percent of the 102 owner-occupied households with incomes less than \$20,000 used more than 35 percent of their income toward monthly owner's costs in Lincoln Neighborhood. All households with incomes of \$50,000 or more used less than 34 percent of their income toward monthly owner's costs.

**Household Income in 1999 by Gross Rent
as a Percentage of Housing Income in
1999**

The measure of gross rent as a percentage of household income by selected levels of income is useful to determine the percentage of income required to rent a housing unit for low-, medium-, and high-income households. These data can be used to set rates of rental assistance and to develop rental assistance programs for low- and medium-income households.

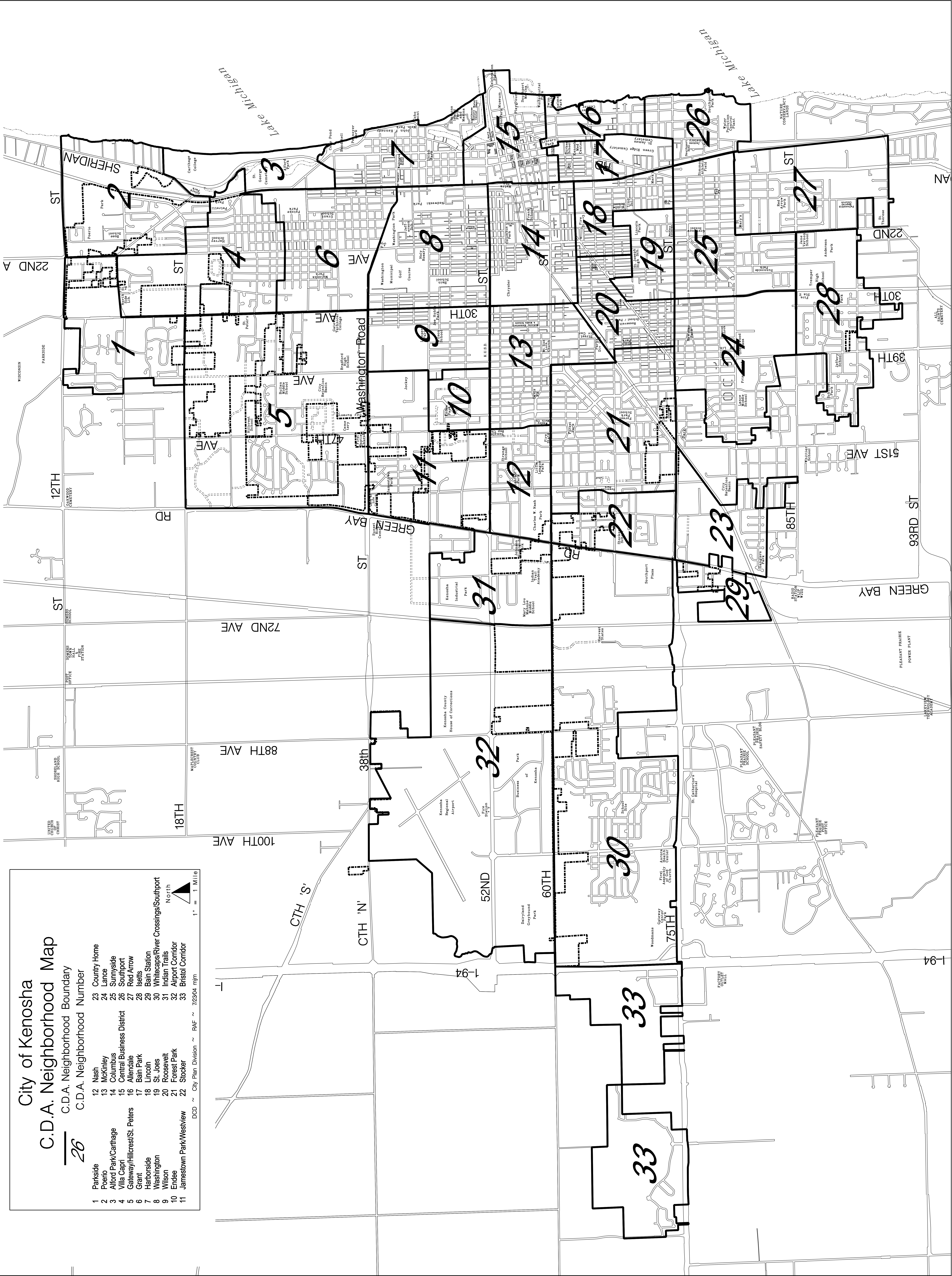
In 1999, 84 percent of the 44 renter-occupied households with incomes less than \$10,000 used more than 35 percent of their income toward monthly rent costs in Lincoln Neighborhood. All households with incomes of \$35,000 or more used less than 34 percent of their income toward monthly rent costs.

City of Kenosha C.D.A. Neighborhood Map

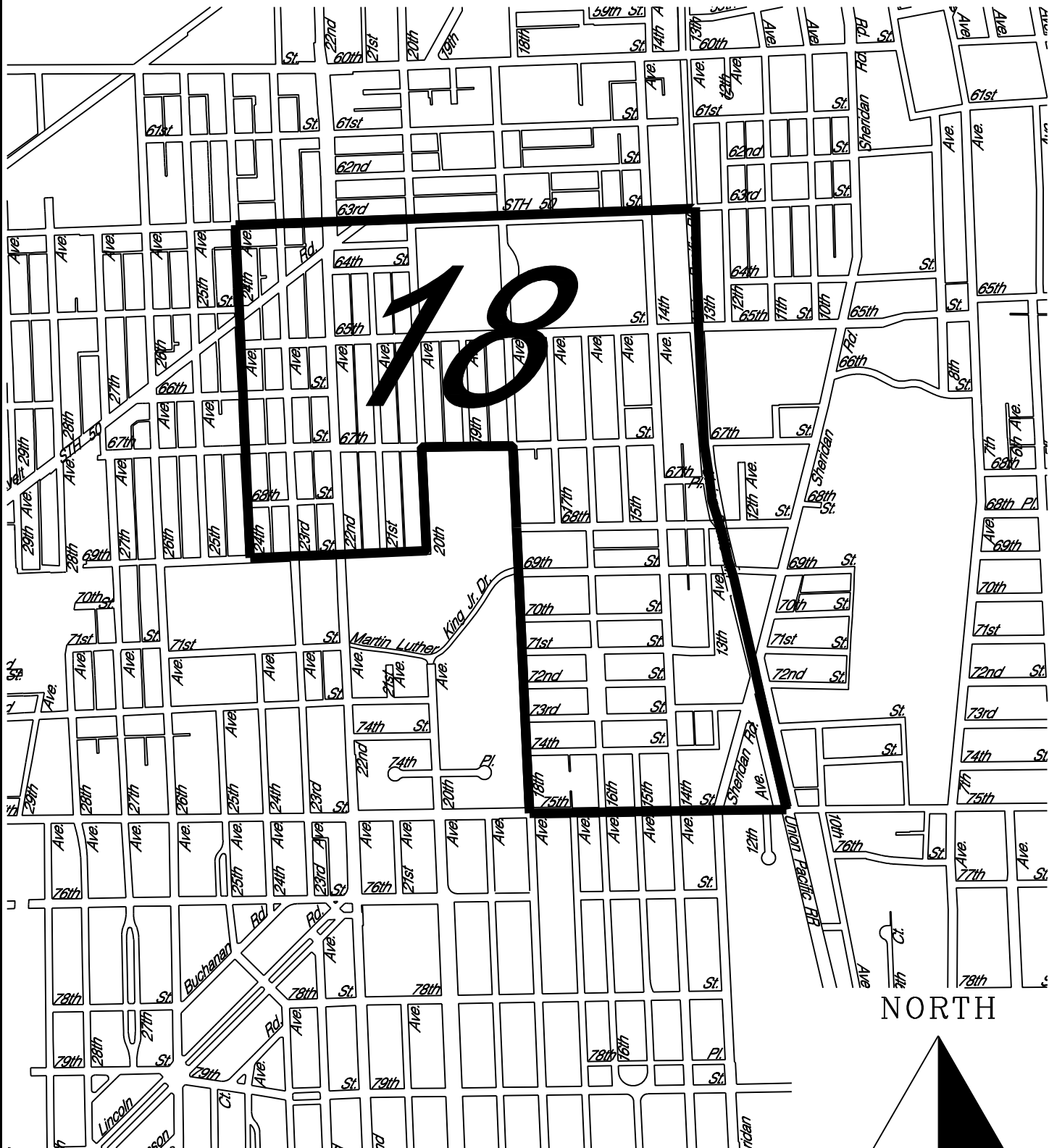
26
C.D.A. Neighborhood Boundary
C.D.A. Neighborhood Number

- | | |
|-------------------------------|--|
| 1 Parkside | 23 Country Home |
| 2 Poggio | 24 Lance |
| 3 Alford Park/Carthage | 25 Sunnyside |
| 4 Villa Capri | 26 Southport |
| 5 Gateway/Hilcrest/St. Peters | 27 Red Arrow |
| 6 Grant | 28 Isetts |
| 7 Harborside | 29 Bain Station |
| 8 Washington | 30 Whitecaps/River Crossings/Southport |
| 9 Wilson | 31 Indian Trails |
| 10 Endee | 32 Airport Corridor |
| 11 Jamestown Park/Westview | 33 Bristol Corridor |

DCD ~ City Plan Division ~ BAF ~ 7/23/04 mjm
1" = 1 Mile



City of Kenosha
CDA Vicinity Map
Lincoln Neighborhood



CDA Boundary