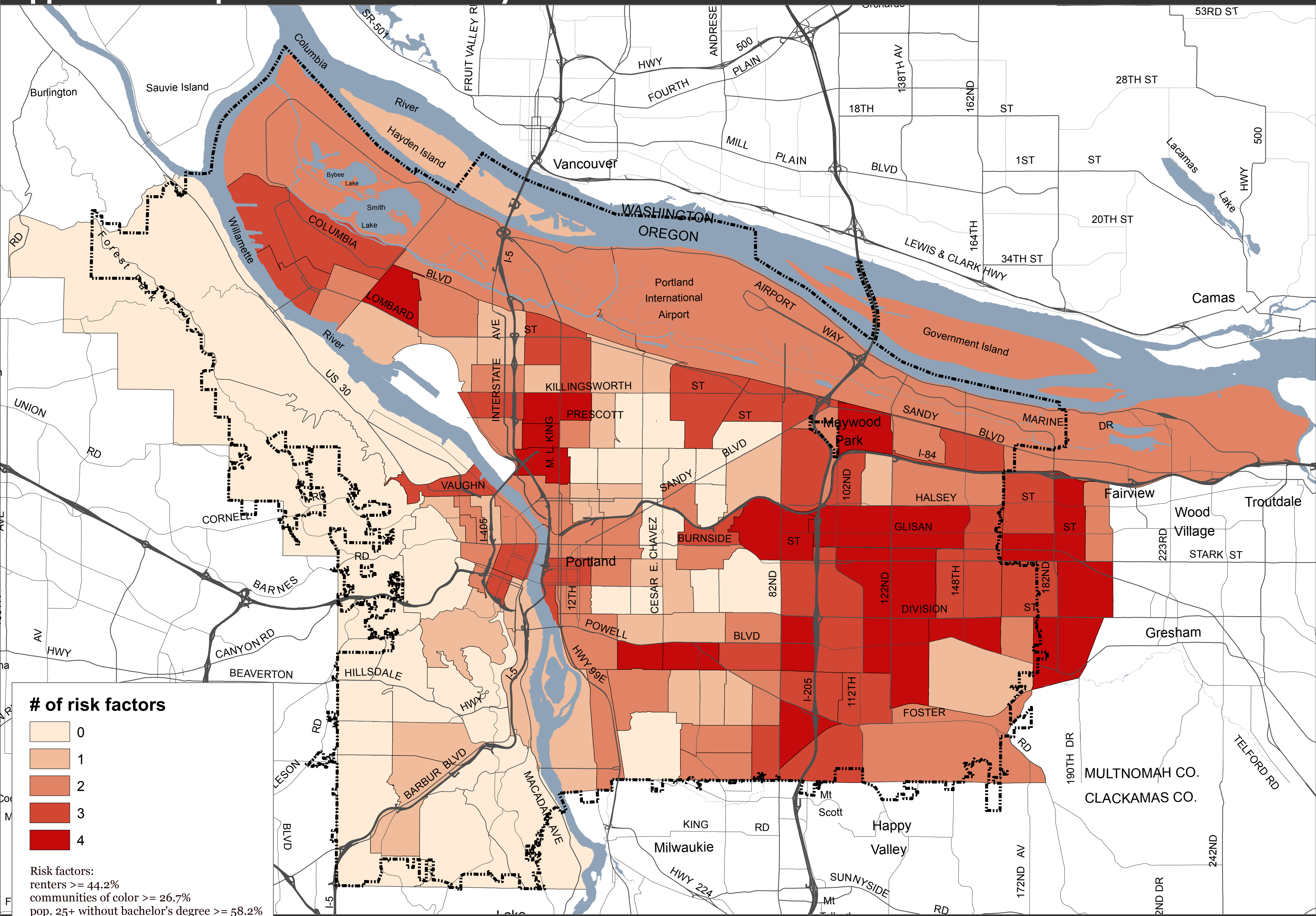
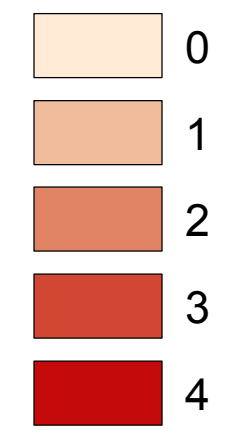


Appendix A: Map 1. 2010 Vulnerability



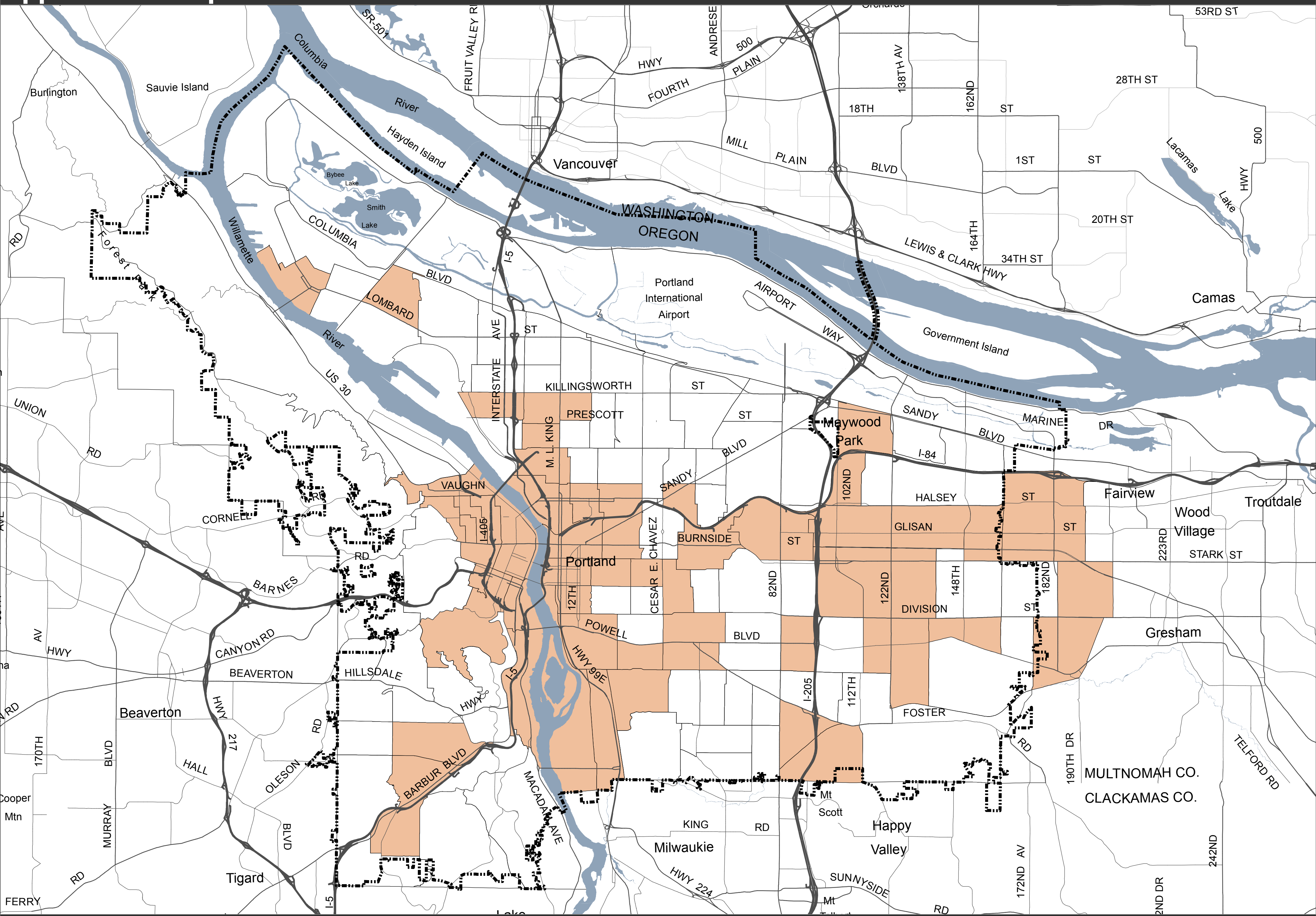
of risk factors



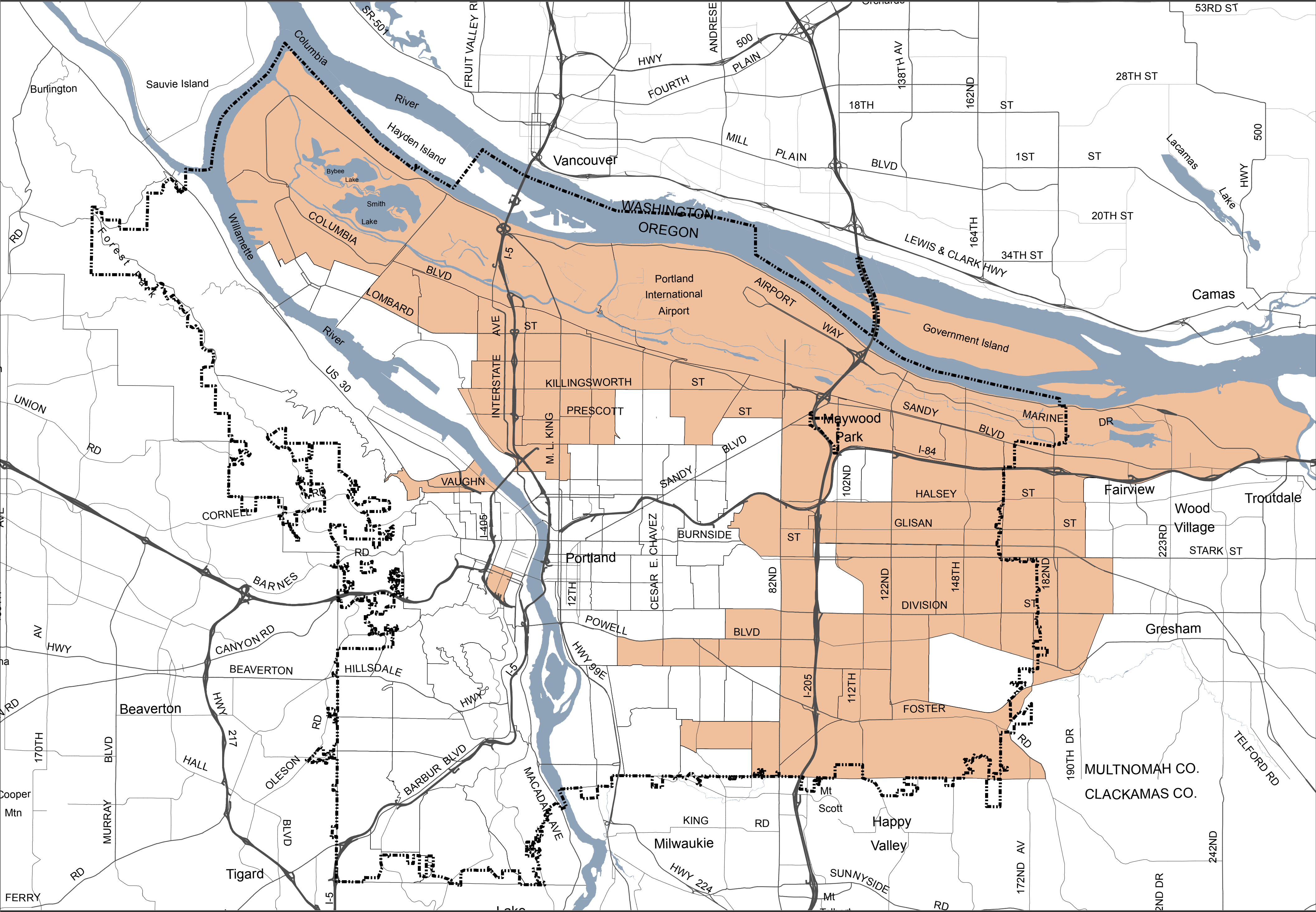
Risk factors:
 renters \geq 44.2%
 communities of color \geq 26.7%
 pop. 25+ without bachelor's degree \geq 58.2%
 at or below 80% MFI \geq 47.0%



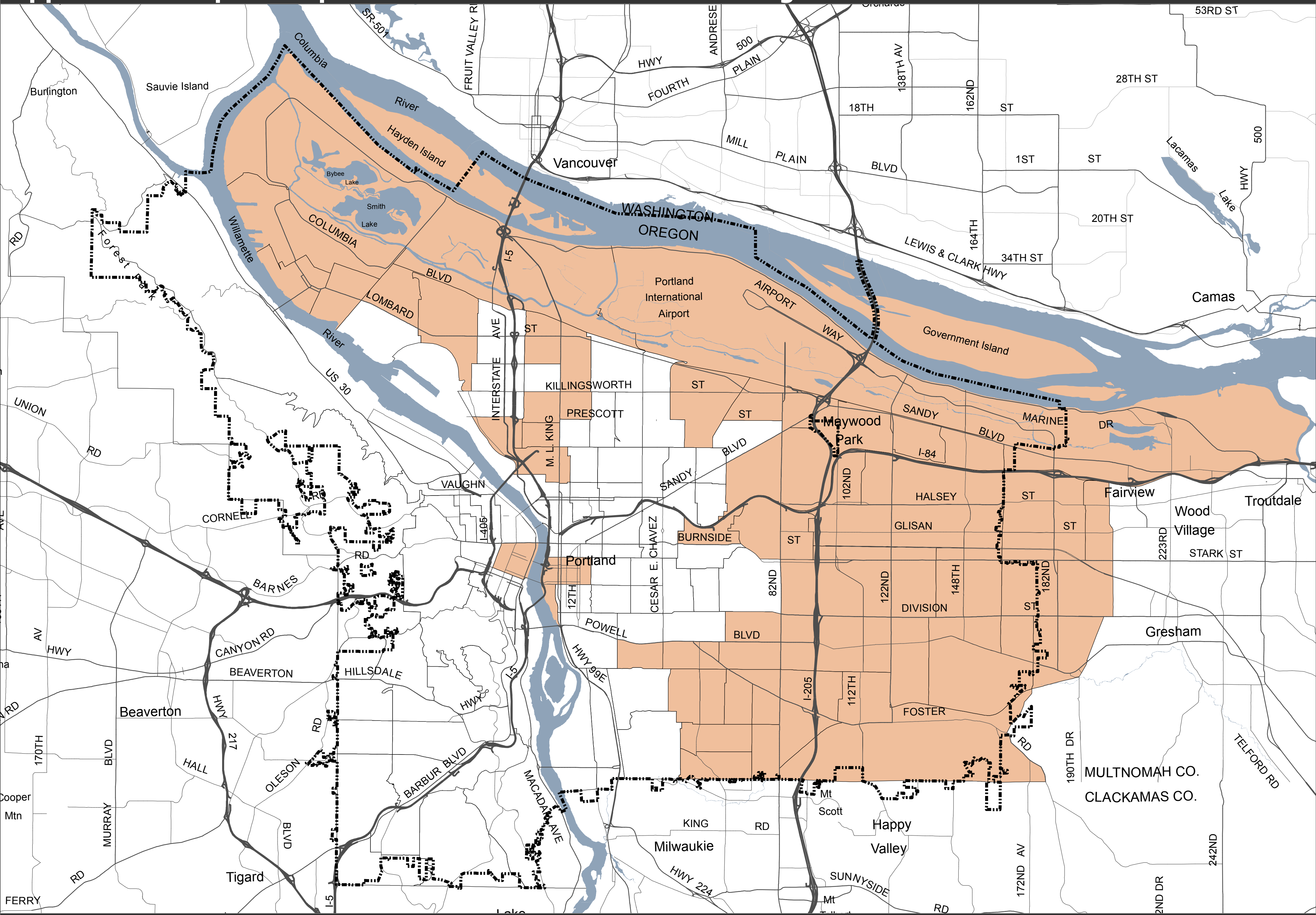
Appendix A: Map 1a. Renters > 44.2%



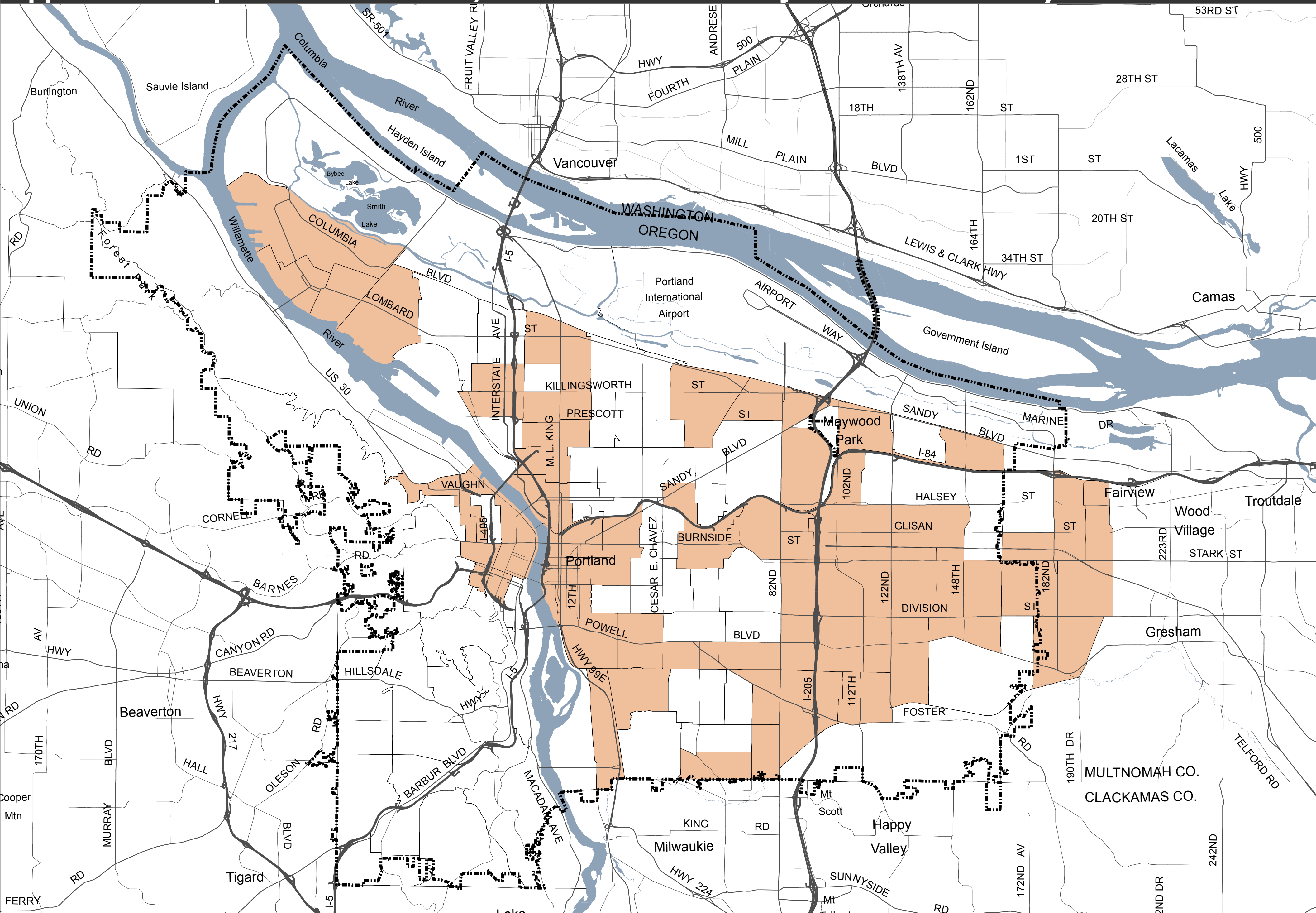
Appendix A: Map 1b. Communities of color > 26.7%



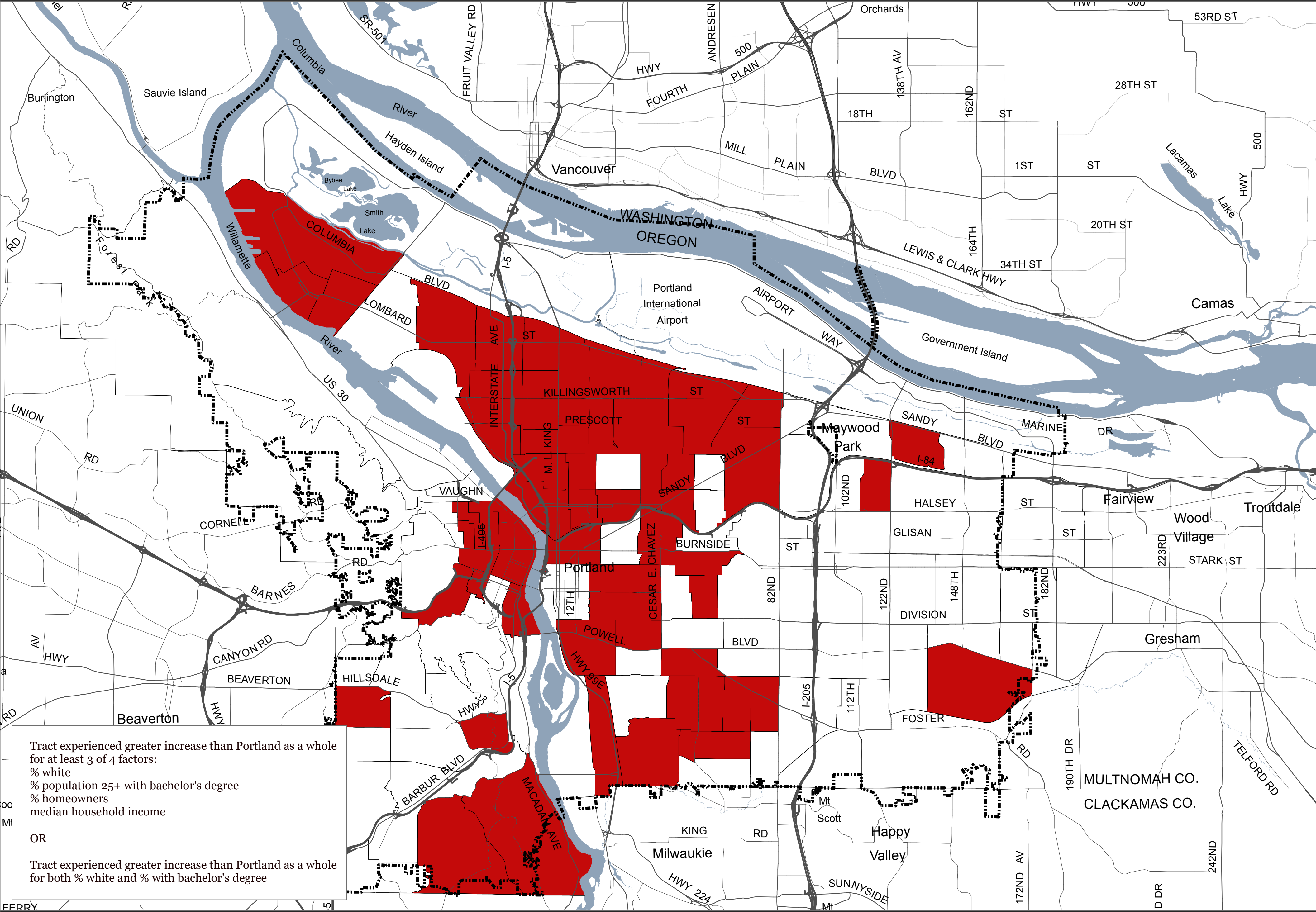
Appendix A: Map 1c. Population 25+ without bachelor's degree > 58.2%



Appendix A: Map 1d. Households at/below 80% of HUD-adjusted median family income > 47.0%



Appendix A: Map 2. 2000-2010 Demographic Change



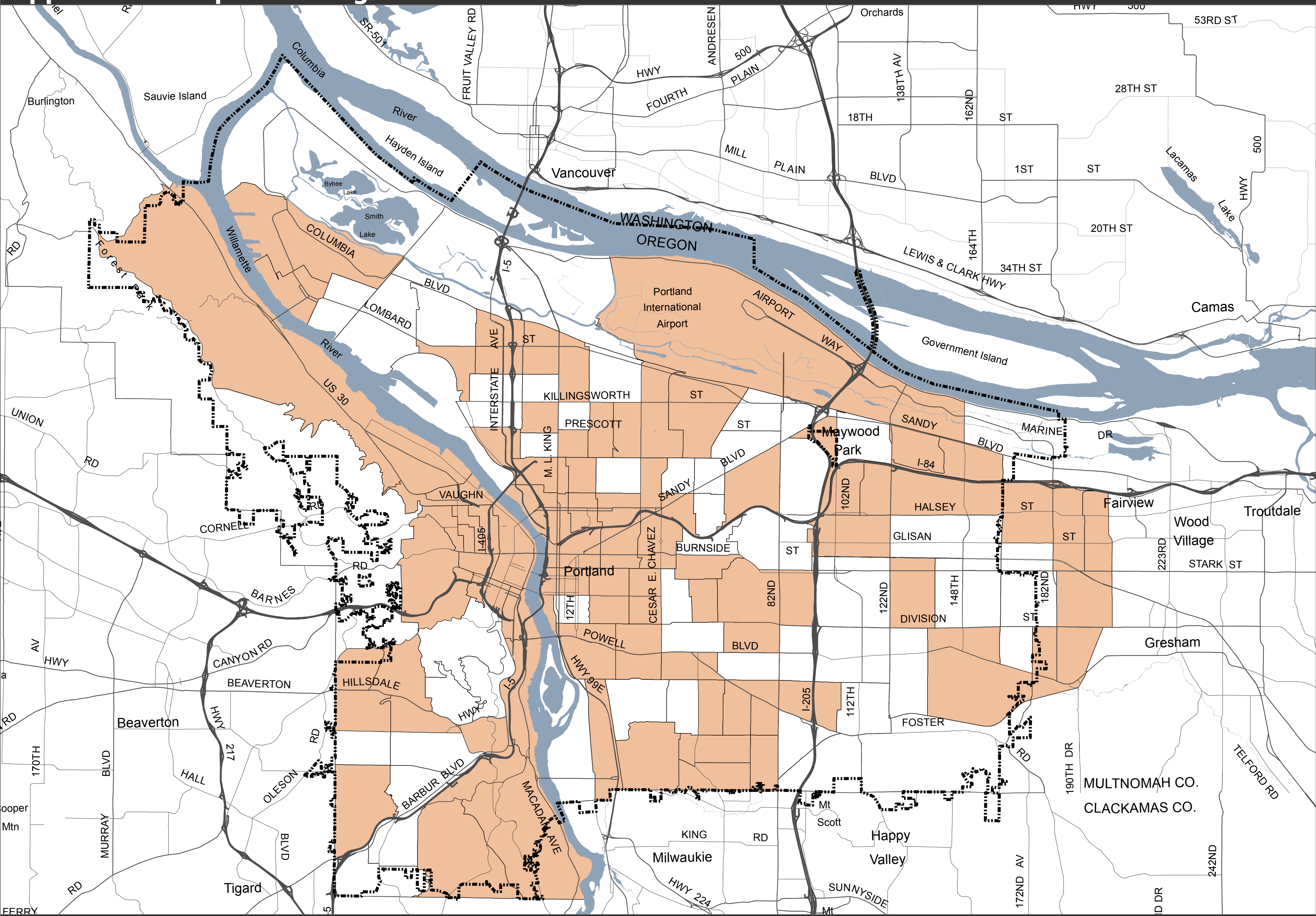
Tract experienced greater increase than Portland as a whole for at least 3 of 4 factors:
 % white
 % population 25+ with bachelor's degree
 % homeowners
 median household income

OR

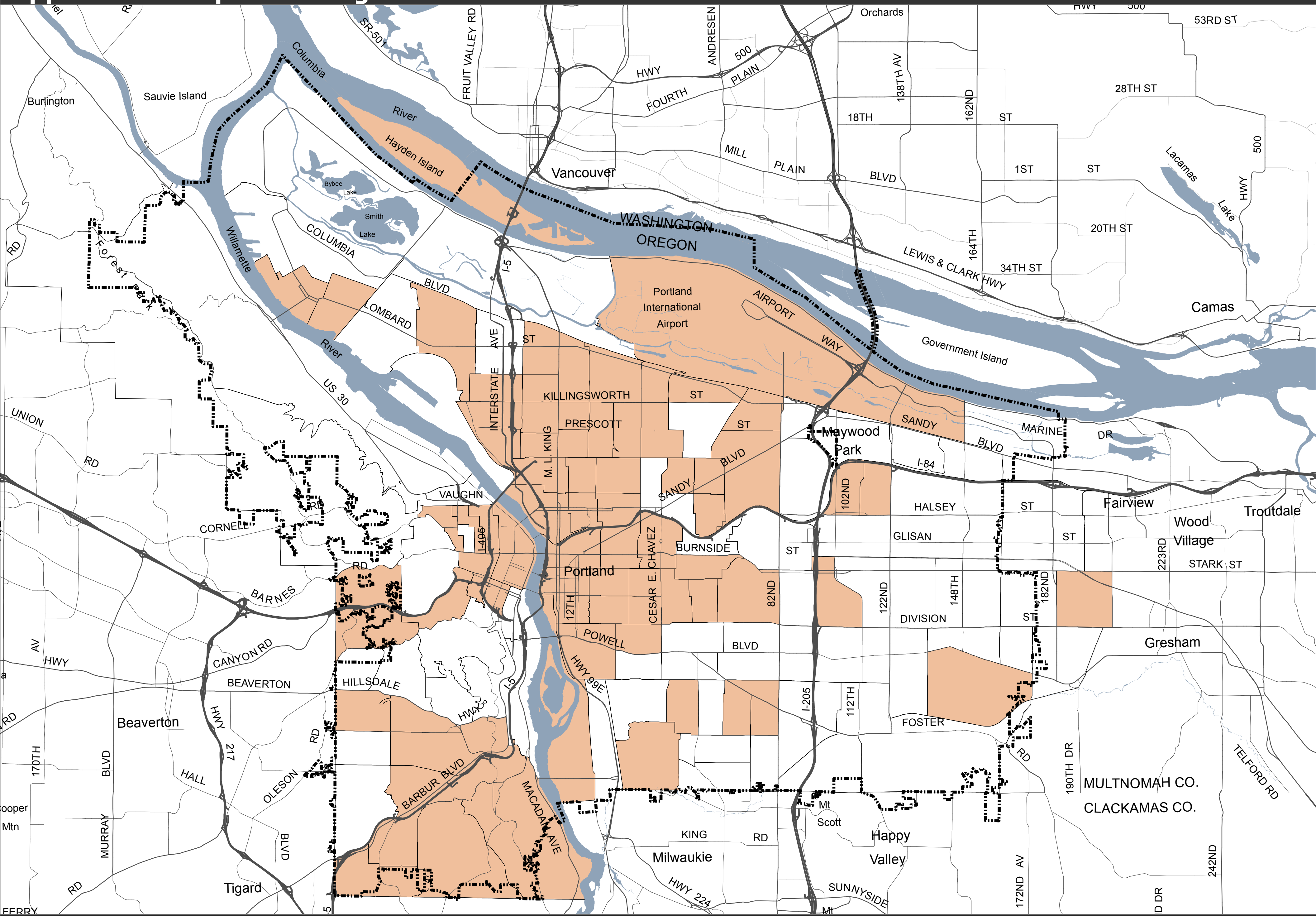
Tract experienced greater increase than Portland as a whole for both % white and % with bachelor's degree



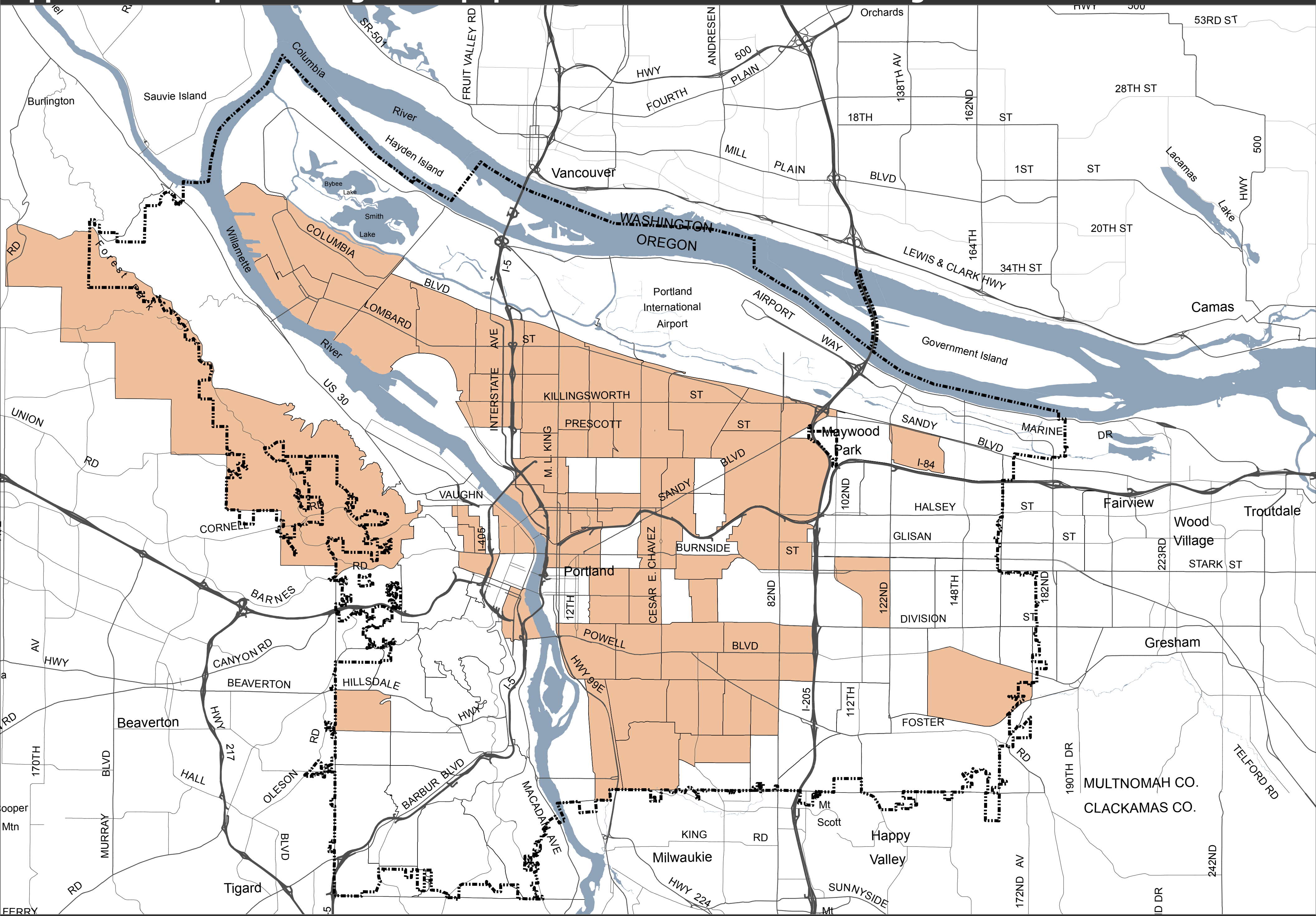
Appendix A: Map 2a. Change in % homeowners > -1.2%



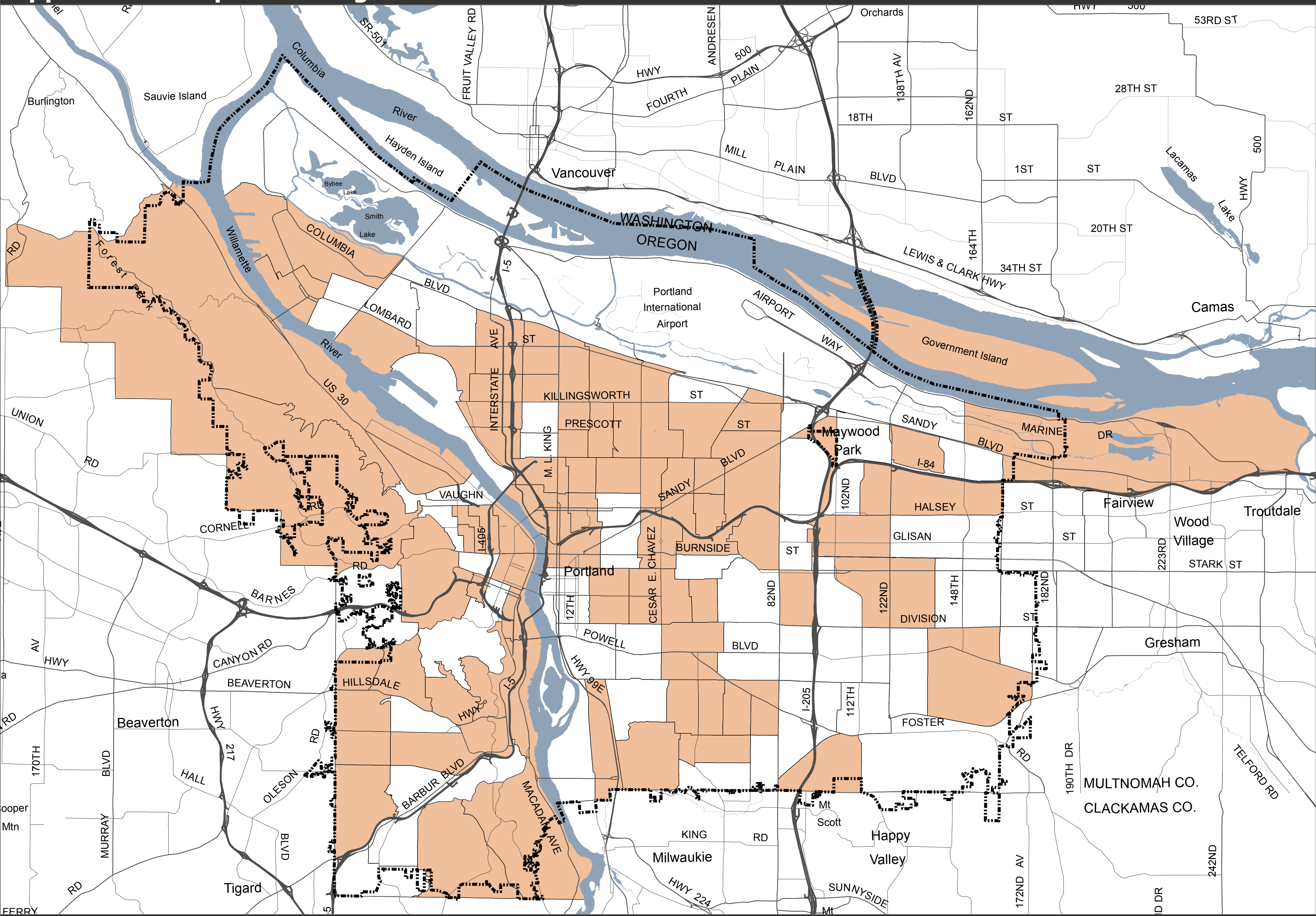
Appendix A: Map 2b. Change in % white > -3.0%



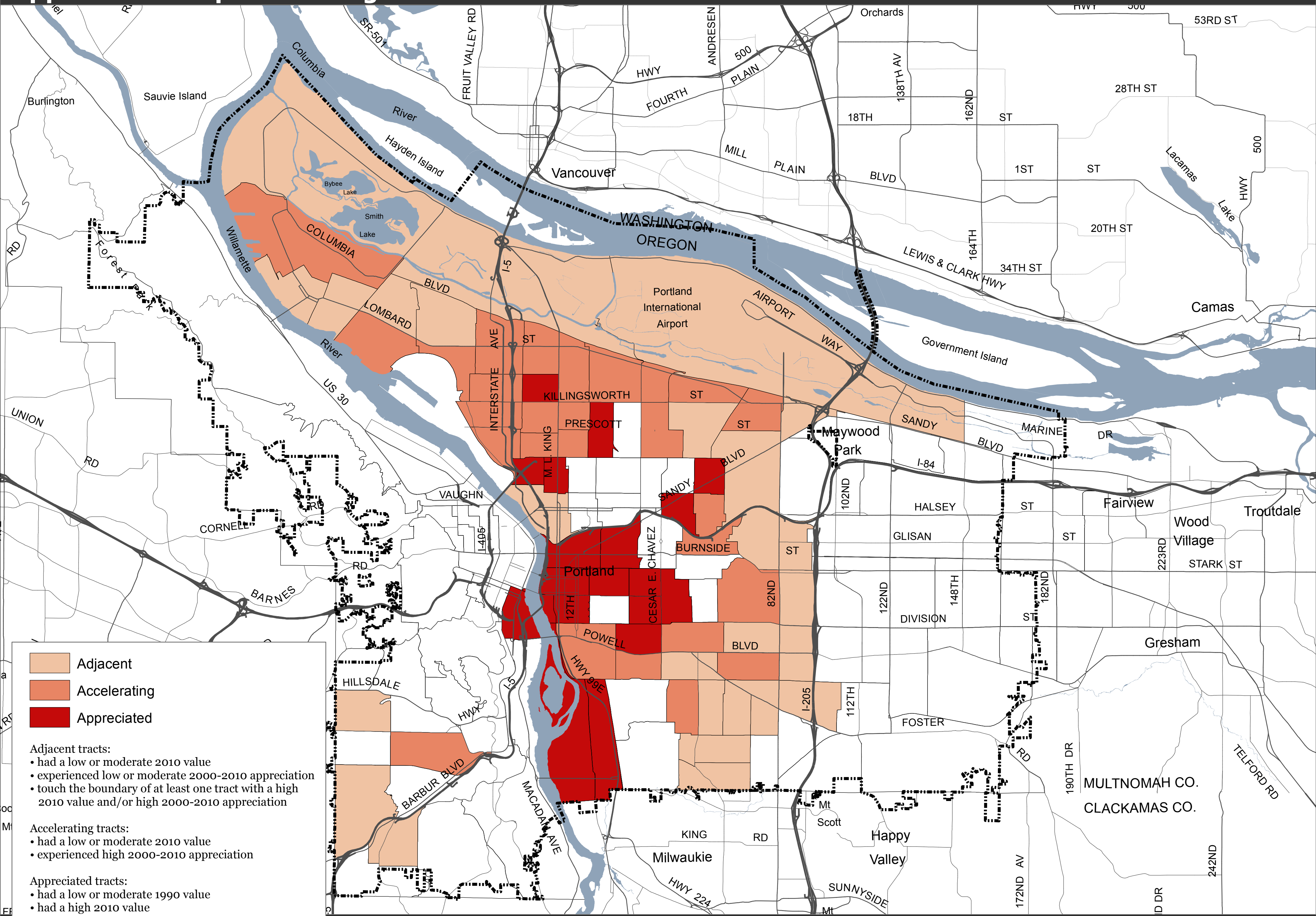
Appendix A: Map 2c. Change in % population 25+ with bachelor's degree > 7.9%



Appendix A: Map 2d. Change in median household income > -8.5%



Appendix A: Map 3. Housing Market Conditions



Adjacent
 Accelerating
 Appreciated

Adjacent tracts:

- had a low or moderate 2010 value
- experienced low or moderate 2000-2010 appreciation
- touch the boundary of at least one tract with a high 2010 value and/or high 2000-2010 appreciation

Accelerating tracts:

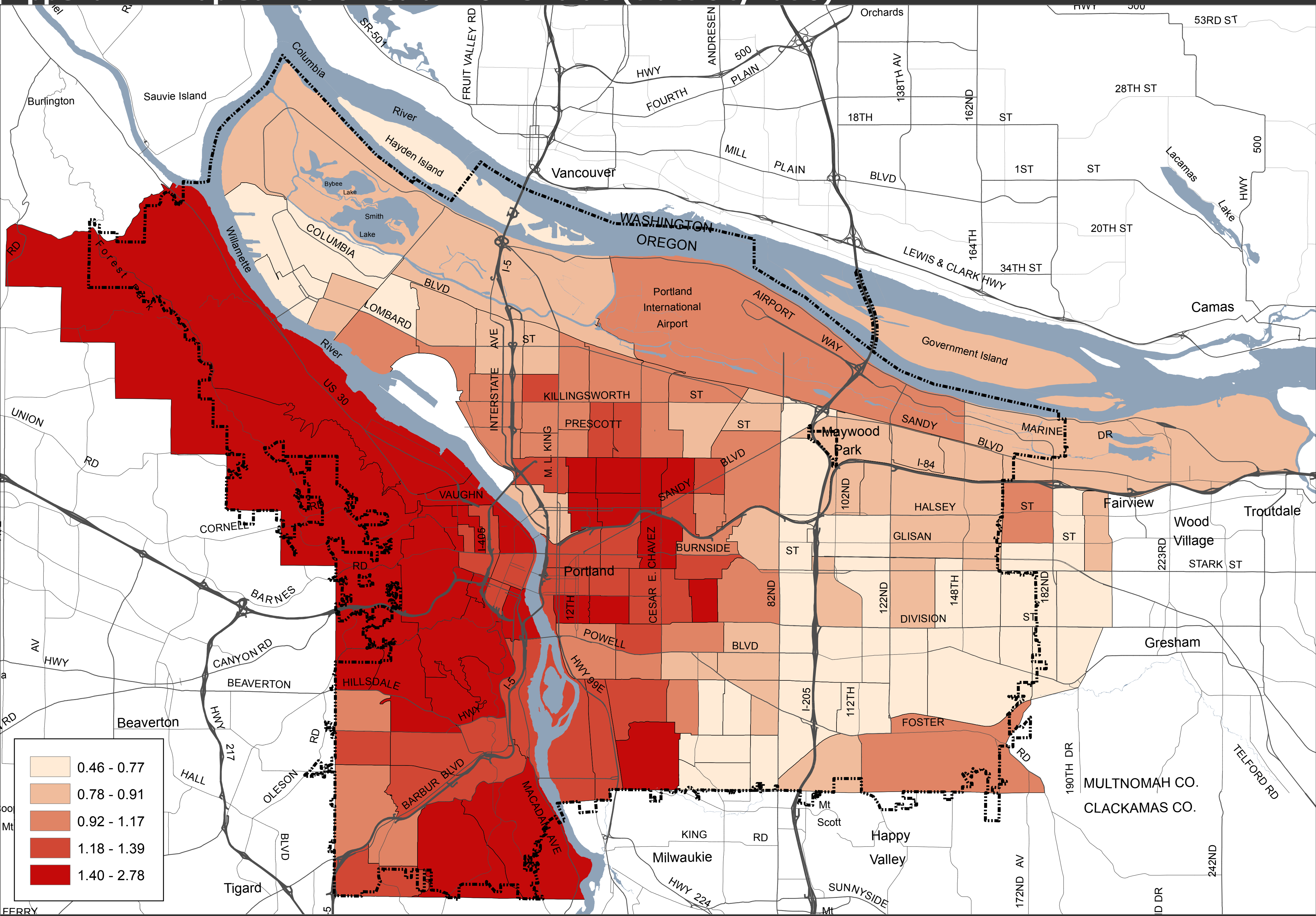
- had a low or moderate 2010 value
- experienced high 2000-2010 appreciation

Appreciated tracts:

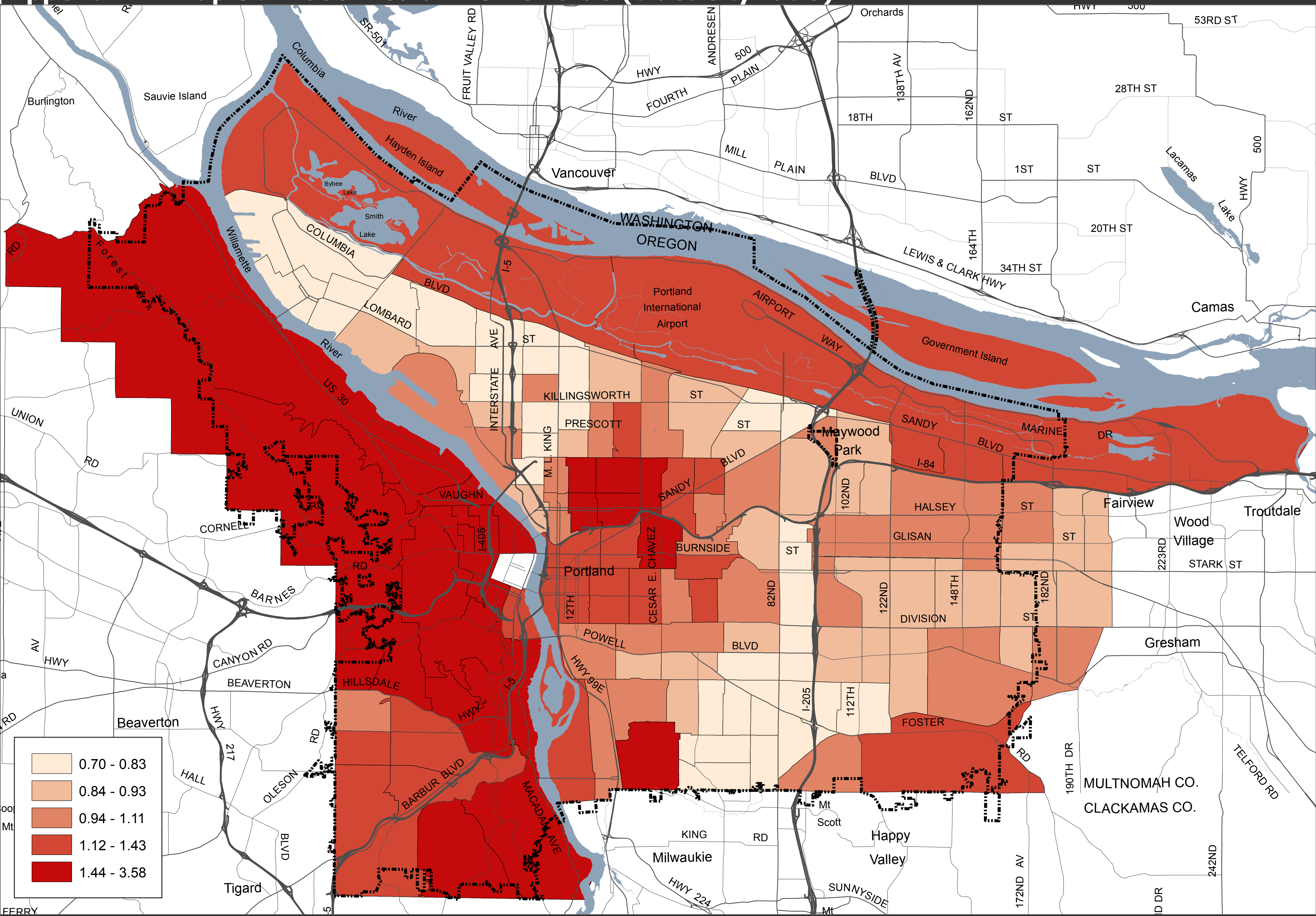
- had a low or moderate 1990 value
- had a high 2010 value
- experienced high 1990-2010 appreciation



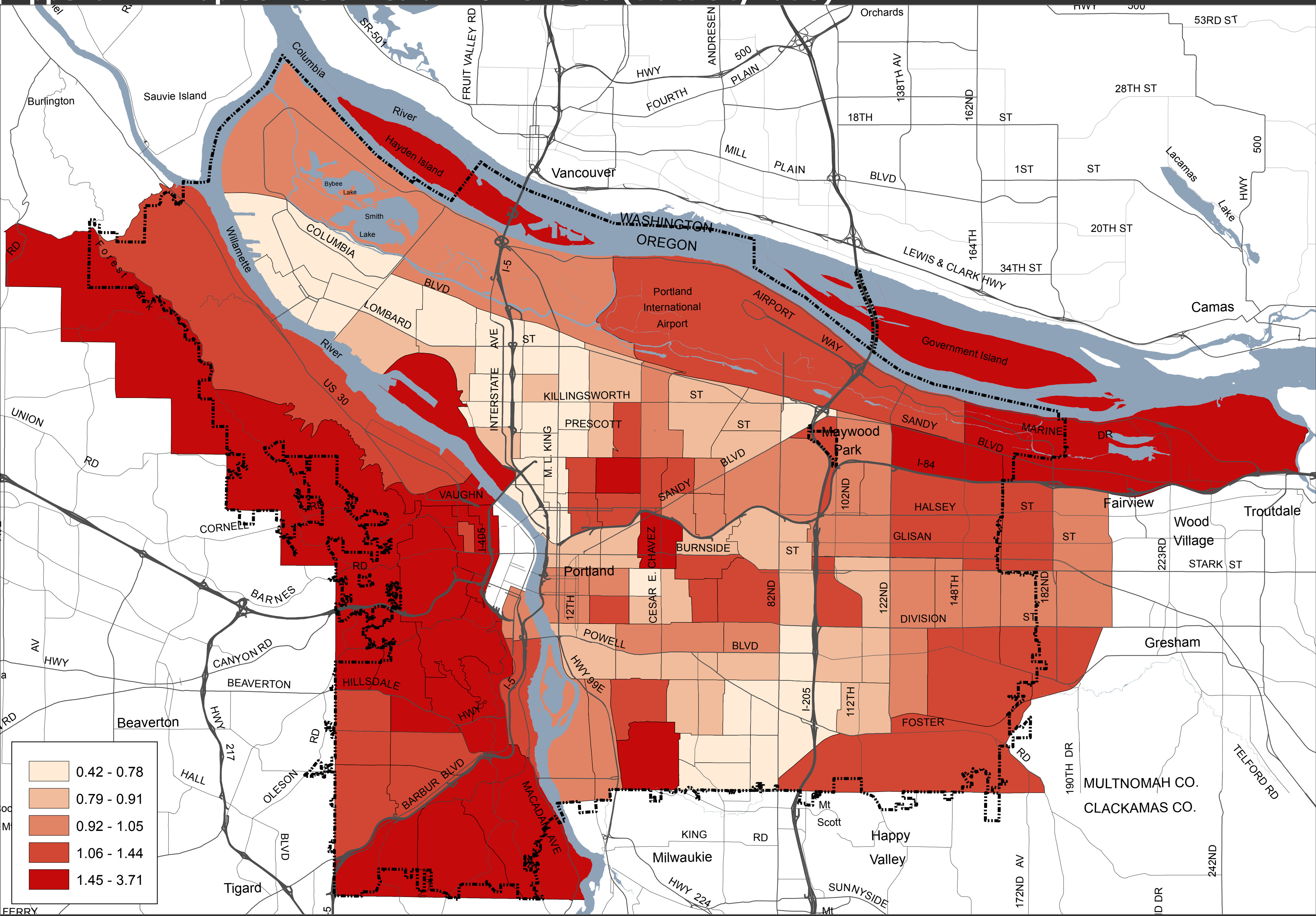
Appendix A: Map 3a. 2010 Median home value (tract:city ratio)



Appendix A: Map 3b. 2000 Median home value (tract:city ratio)



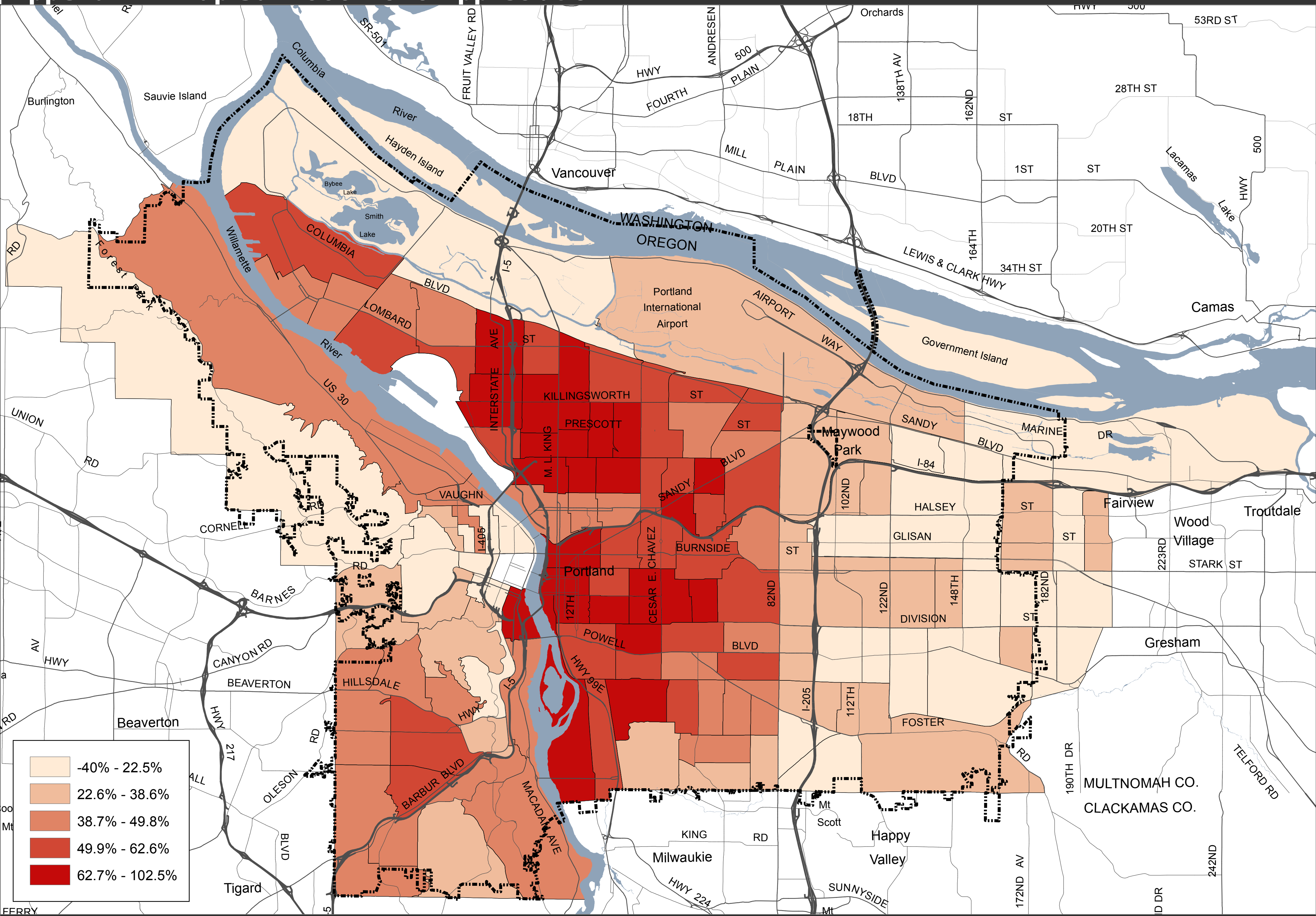
Appendix A: Map 3c. 1990 Median home value (tract:city ratio)



	0.42 - 0.78
	0.79 - 0.91
	0.92 - 1.05
	1.06 - 1.44
	1.45 - 3.71



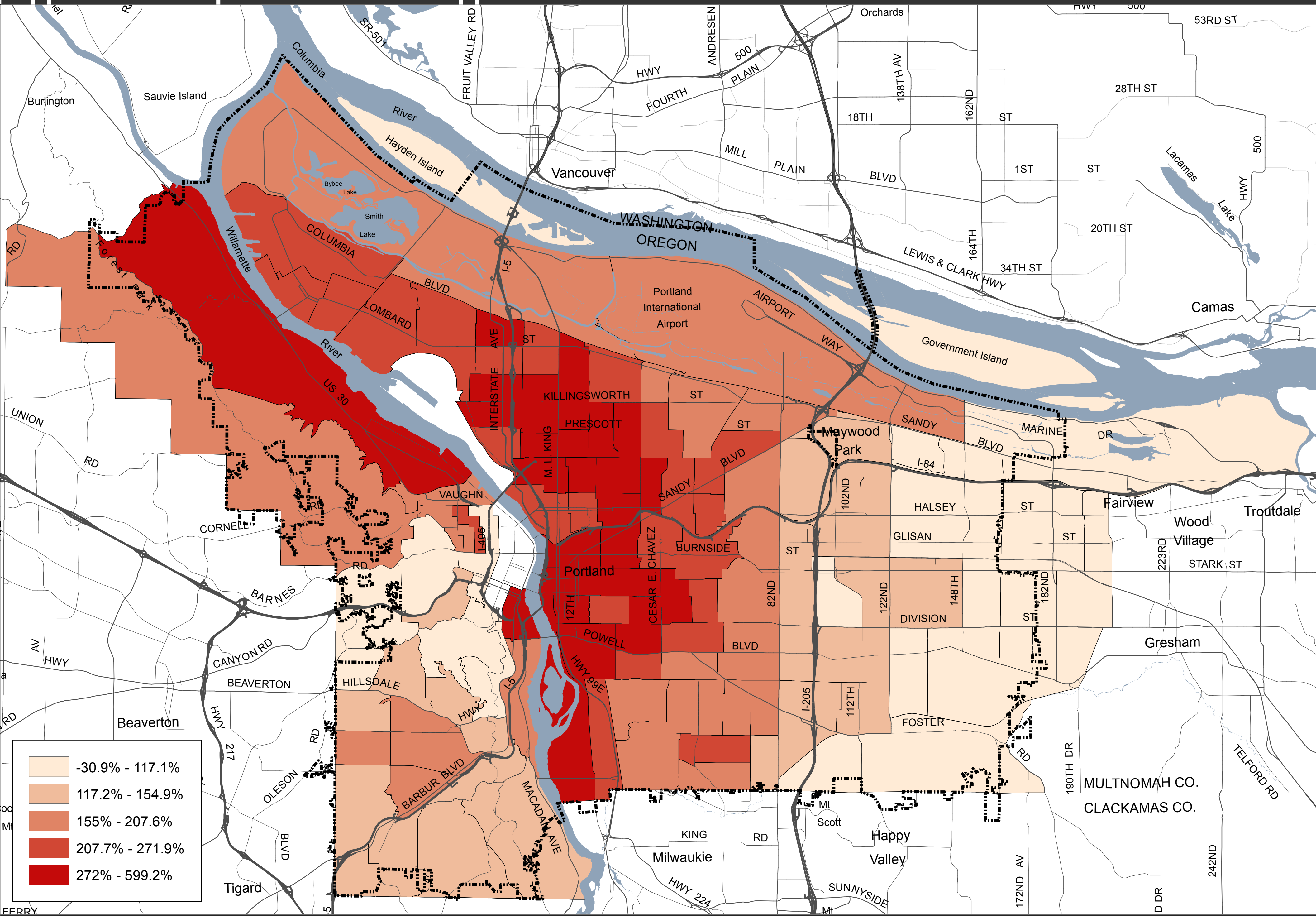
Appendix A: Map 3d. 2000-2010 Appreciation



	-40% - 22.5%
	22.6% - 38.6%
	38.7% - 49.8%
	49.9% - 62.6%
	62.7% - 102.5%



Appendix A: Map 3e. 1990-2010 Appreciation



	-30.9% - 117.1%
	117.2% - 154.9%
	155% - 207.6%
	207.7% - 271.9%
	272% - 599.2%

