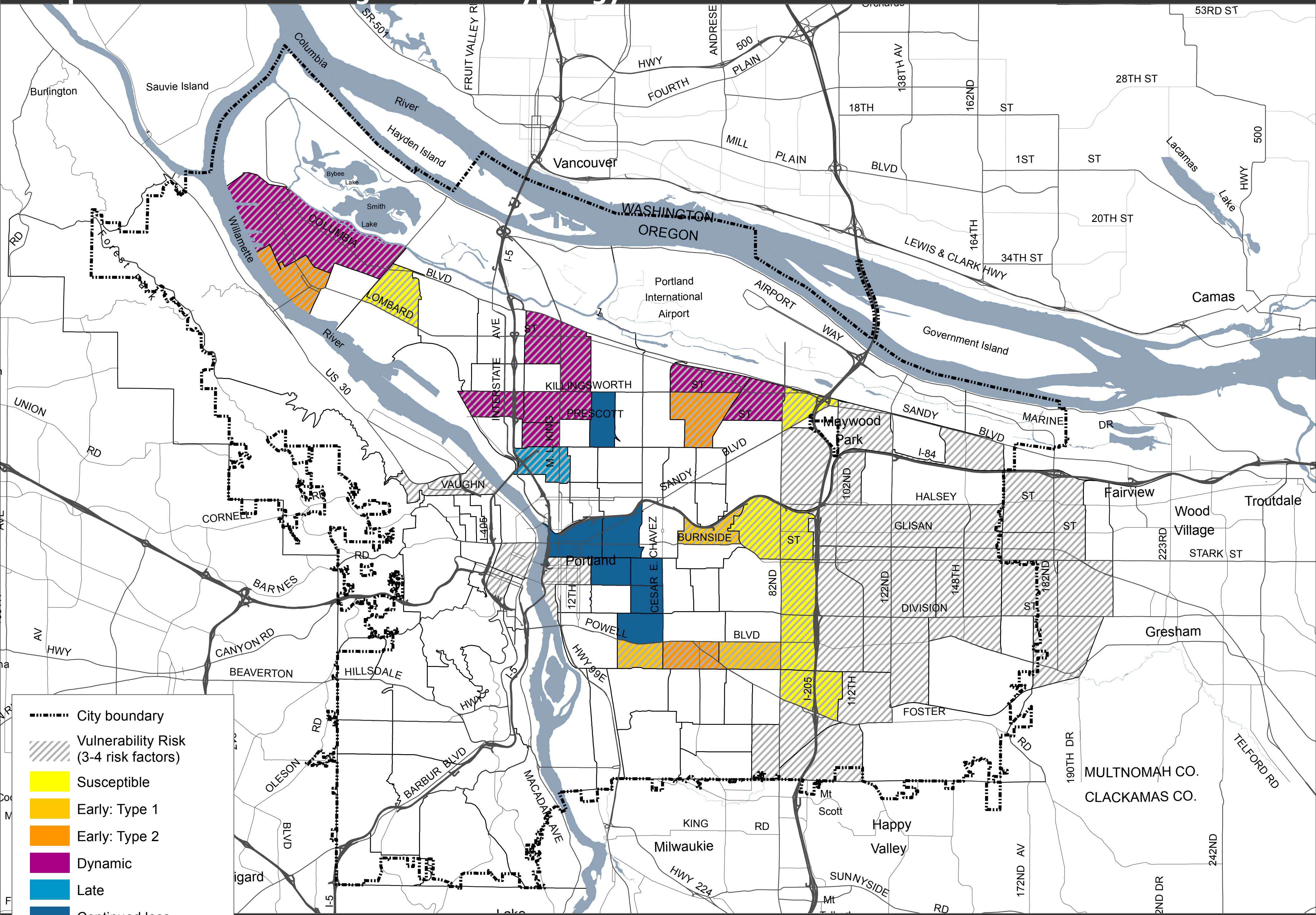


# Map 1. Gentrification Neighborhood Typology

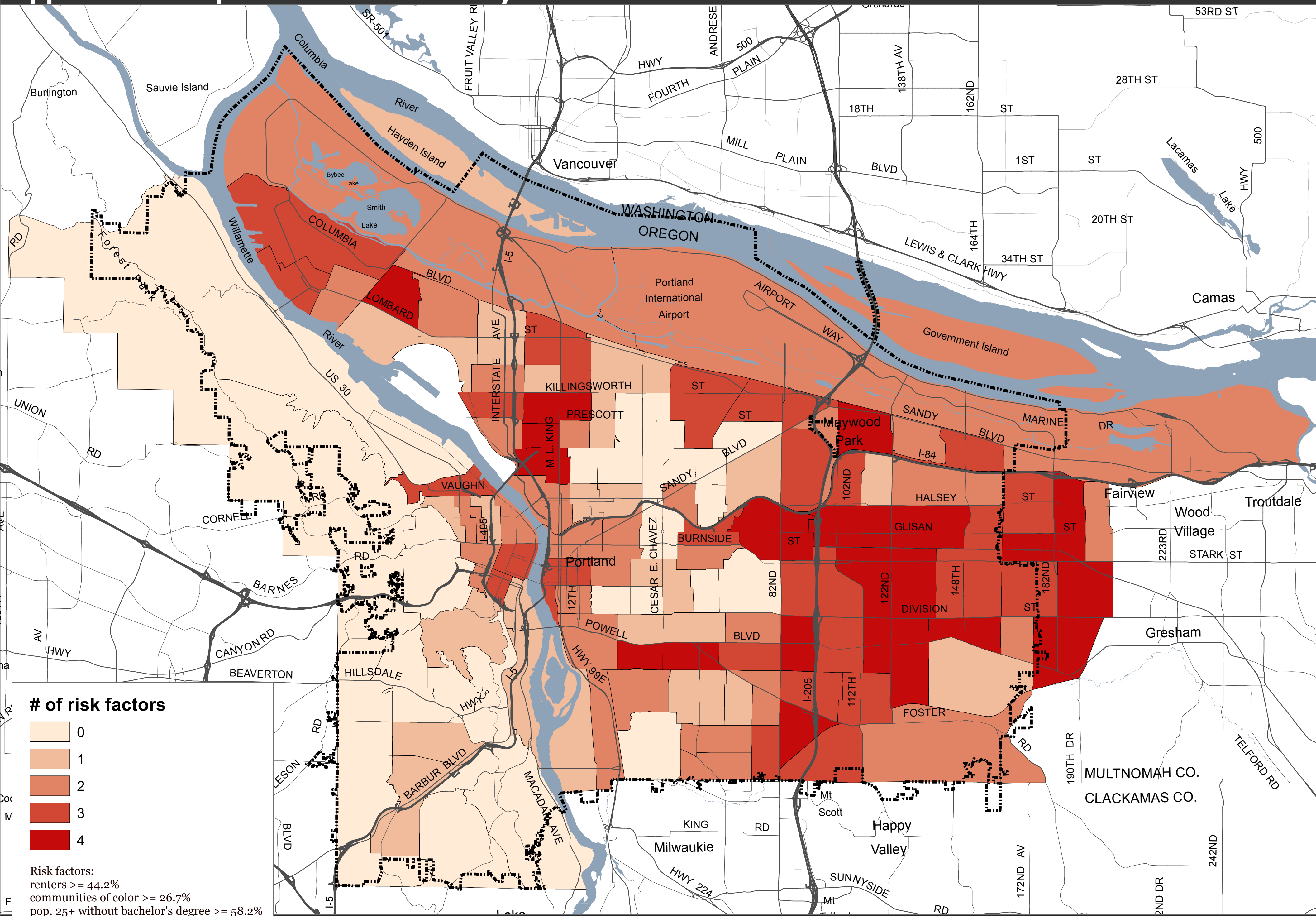


- City boundary
- Vulnerability Risk (3-4 risk factors)
- Susceptible
- Early: Type 1
- Early: Type 2
- Dynamic
- Late
- Continued loss





# Appendix A: Map 1. 2010 Vulnerability



**# of risk factors**

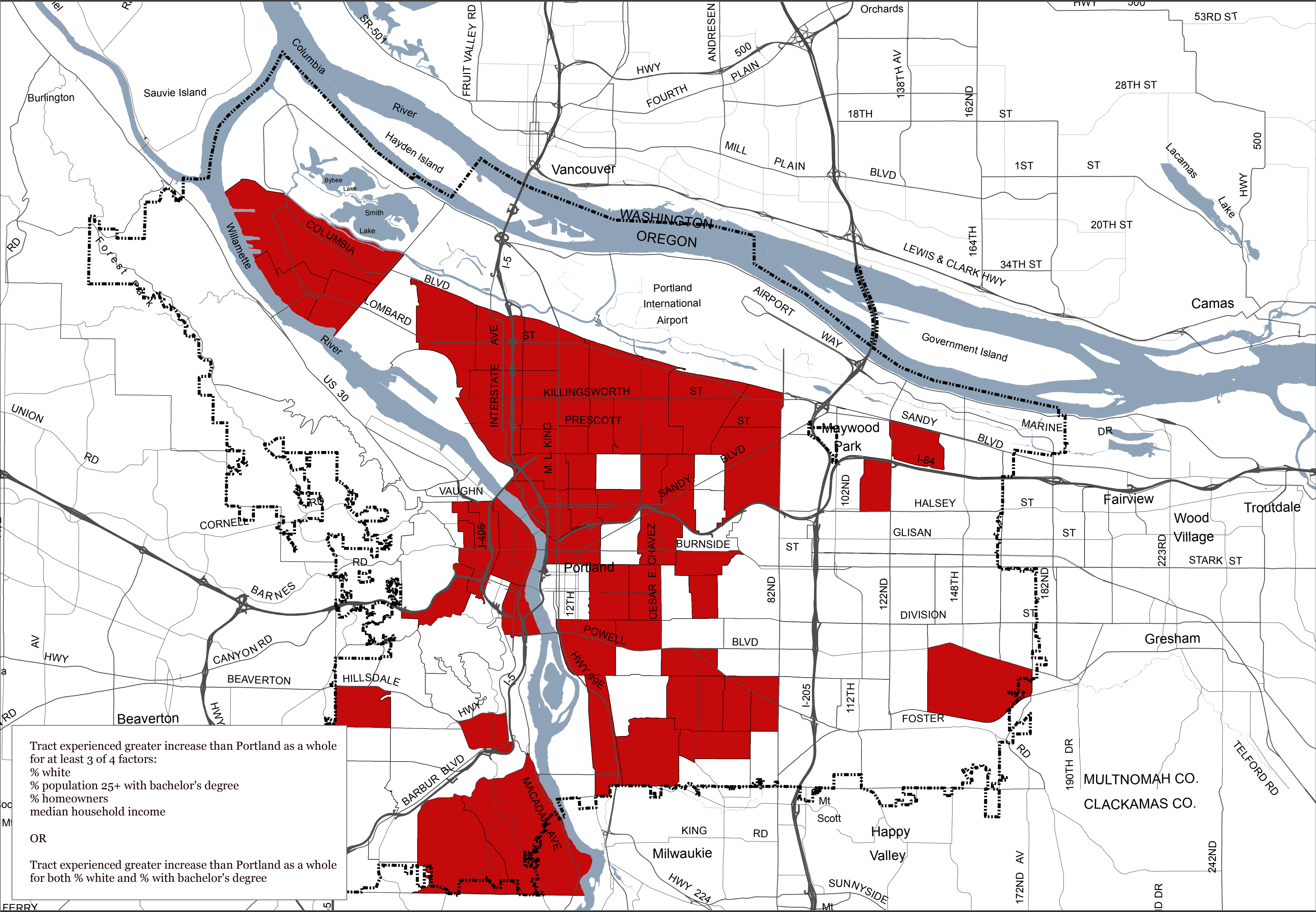
Lightest Orange	0
Light Orange	1
Orange	2
Dark Orange	3
Dark Red	4

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 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

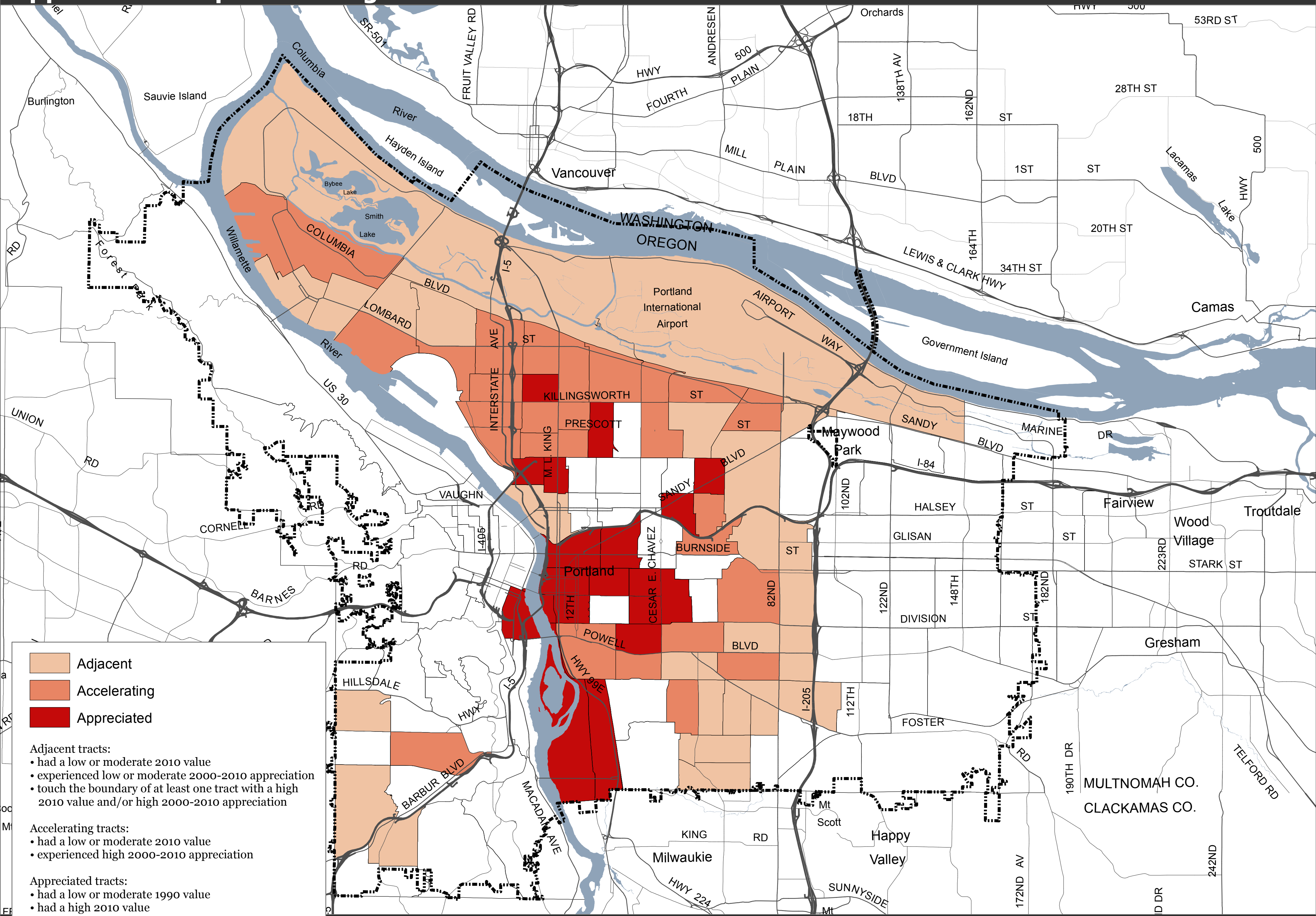
OR

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





# Appendix A: Map 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

