

# Kris Nelson Community-Based Research Program

*...a program of the Center for Urban and Regional Affairs (CURA)*

## West Side Community Indicators Project

Prepared in partnership with  
West Side Community Organization

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# West Side Initiative Community Indicators

*This report was completed in 2013 as part of an effort by the West Side Initiative to bring to life the objectives and strategies outlined in the ten-year West Side Community Plan. By monitoring key community indicators, West Siders can better understand community changes with respect to their vision of a thriving, successful and sustainable West Side.*

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WEST SIDE  
community organization

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# Executive Summary

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*The West Side Initiative Community Indicators were developed in 2013 to monitor community changes on the West Side over the next ten years. This effort to create and monitor indicators began following the West Side Community Plan and the formation of the West Side Initiative, which was created to bring to life the objectives and strategies set forth in the plan. For the purpose of this project, indicators are defined as evidence that helps us assess where we stand and where we are going with respect to our values and goals. This report contains baseline data on key community indicators related to strategy areas such as housing, land use and community economic development. Future data collection and analysis with respect to the baseline data in this report can be used to measure the ways that characteristics of the West Side change over the years. Leaders of the West Side Initiative can use this data to assess the impacts of their efforts and to adapt their strategies in response to changes. The report also includes documentation of the process used to select indicators. This project will be of particular interest to other neighborhood and district council groups interested in tracking indicators that are related to community planning goals.*

# Introduction

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The bulk of this report includes baseline data on fourteen different community indicators for the West Side. The indicators were selected through analysis of the West Side Community Plan and through a community survey of community leaders who are part of the West Side Initiative. Each indicator provides a different piece of evidence about the current characteristics of the West Side. The indicators are intended to correspond to each of the 8 strategy areas in the plan, so the data in this report is diverse. For example, the report includes information about recycling and waste management, affordable housing and walkability.

Community indicators are important because they tie the West Side Plan – the community’s official planning document – to individual activities, initiatives and projects by residents, developers and institutional leaders on the West Side. For example, efforts to increase community gardening space in the neighborhood, to distribute recycle bins, or build affordable housing units are all tied to individual objectives and strategies in the plan. By looking at changes for each of the fourteen indicators in this report every one to two years, West Side residents will be able to tell whether certain objectives and strategies have made a difference in terms of larger neighborhood trends.

A few issues should be considered when monitoring these indicators moving forward. First, community characteristics such as the number of jobs on the West Side are impacted by broad economic trends that go beyond the scope of neighborhood initiatives. In addition, certain data points are more “up to date” than others. For example, American Community Survey data on demographic and economic characteristics is based on a five year trend, and the survey data in this report is more than one year old. Other data sources of data need to be put in context to be properly understood. For example, data on educational attainment is for West Side schools, but does not necessarily represent the educational attainment of all West Side children, due to busing to and from magnet schools in and outside the neighborhood. Thus changes in these indicators could result for a variety of reasons. Neighborhood initiatives to impact certain characteristics of the West Side play an important role in neighborhood change, but any one initiative may or may not be the *cause* of changes in a particular measure.

With this context in mind, the West Side Community Indicators report here can play an important role in implementing the West Side Plan. West Siders will better understand community change each time that indicators are compared to the baseline. Over the next ten years, this project can help neighborhood leaders and residents approach their vision for a thriving, successful and sustainable West Side.

## ***Research framework and constraints***

### *The West Side Plan and the West Side Initiative*

The official purpose of the West Side Plan is “to provide a 10 year vision, policy priorities and strategies to guide growth, investment, and development in the district” (City of St. Paul small area plan guidelines; 3). The city’s guidelines also mention that the plan can be used to guide decisions of several city departments, focus neighborhood programming and set investment priorities for private, public and nonprofit sector investment (3). In 2012, neighborhood residents, stakeholders and West Side Community Organization staff completed the West Side Community Plan, which was approved by the St. Paul City Council in January 2013 as an addendum to the St. Paul comprehensive plan.

The West Side Initiative is a collaborative of “institutional leaders” who came together in 2012 to bring life to the plan. The vision outlined in the plan includes several themes, such as thriving business and economic development and multi-modal mobility and transportation, with numerous objectives and strategies aimed at working toward this articulated vision for the neighborhood. The West Side Community Indicators project is an effort to support the West Side Initiative in collecting and publicizing data about the ways the West Side Neighborhood is changing with respect to the vision, objectives and strategies set forth in the community plan.

### *What is an indicator?*

For the purpose of this project, indicators are conceptualized in the following way:

- Evidence that helps us assess where we stand and where we are going with respect to our values and goals

An indicator can be defined as “statistics, statistical series, and all other forms of evidence...that enable us to assess where we stand and are going with respect to our values and goals, and to evaluate specific programs and determine their impact” (Raymond Bauer 1966, p.1). There are numerous indicators projects in existence that track movement towards values-based goals (Sawicki 1996, p. 168). Most indicators reflect “a particular theory or set of value judgements about the society and what is important and that may not be shared.” (Innes and Booher 2000, p. 25). Although residents in a neighborhood may not agree on all values, participatory small area planning processes can help to establish a common vision and goals that relate to neighborhood quality. In this case, the West Side Plan is the deliberative process to develop a vision for the area and is the basis for the West Side Initiative indicators, which will be used to evaluate neighborhood quality over the next

ten years. The indicator system includes quantitative and qualitative measures for each indicator, and may include visual and graphic elements that help tell the story about neighborhood change as it relates to a certain indicator.

### *Project research methods*

There are a vast number of indicator systems that exist for measuring quality of life and/or sustainability in communities. In order to develop an indicator system best suited to the needs of the West Side Community organization, I took the following research approach. 1) Analyze the goals of the West Side Plan, outcome roadmaps completed by implementation partners, and priorities of WSCO's funders to develop an understanding of the purpose of the indicators project. 2) Consult with WSCO staff and the WSI Advisory committee to understand how the indicators will be used. 3) Consult literature on neighborhood quality of life indicators to understand the implications of community indicators. 4) Review existing local indicators efforts and determine how this indicators project will interact with local sustainability and quality of place indicators and monitoring efforts. 5) Assess the availability of data and ease of collection for potential indicators. 6) Present a "long list" of 30-40 potential neighborhood indicators to community stakeholders based on research. 7) Narrow the long list down to 10-12 indicators based on a participatory process with stakeholders. 8) Generate baseline data for the final indicators.

The methods above were used to develop a system for tracking indicators on the West Side Neighborhood and to assess potential indicators. A long list of 30+ neighborhood indicators was developed and then narrowed based on feasibility of tracking and relative importance of certain measures to neighborhood residents and WSI work group members. The result is a set of indicators that will be tracked annually and reported back to the West Side Neighborhood, funders, the academic community and residents at large. Over the next ten years, progress towards these indicators will help these audiences understand where the neighborhood is at in terms of quality of life and sustainability.

### *Conceptual and theoretical issues*

In developing this indicator system, a few theoretical issues were considered with respect to academic scholarship on community indicators. First, with the increasing importance of Geographic Information Systems (GIS) and other ways of monitoring place-based data, it is easy to run the risk of information saturation (Sawicki and Flynn 1996; Sawicki 2002). In addition, indicators can be misleading. This is because indicators used as a tool to measure the efficacy of neighborhood initiatives can also be impacted by regional and national economic and social trends, or by neighborhood-level demographic change (Sawicki and Flynn 1996). For example when a younger, more affluent population replaces a lower income, aging population, indicators of community health would improve, even if the quality of healthcare facilities and other health facilities remains static. Further, indicators

are subjective and values-based. For example, increasing the number of urban farms could be a positive indicator of economic development but some argue this has negative impacts on congestion, etc. With respect to these caveats, indicators used for this project were selected based on their relationship to the West Side Plan. The values in the plan were used to guide the selection of indicators. In addition, indicators should not be used as the sole evaluation tool for neighborhood initiatives, for the reasons mentioned above. They should instead be used as a general guide to understand the ways the neighborhood is changing with respect to the values set forth in the plan.

### *Qualitative, quantitative and spatial data*

The majority of neighborhood indicator systems, including this one, rely on quantitative (e.g. number of elementary schools or grocery stores in an area) and spatial data (e.g. maps of vacant properties). The neighborhood indicators framework for the West Side should include quantitative data and spatial data, since doing so will enable this indicator system to be compared with other neighborhoods. In addition, many types of quantitative data are readily available at the neighborhood level for free or at low costs (Galster, Hayes and Johnson 2005). For example, the American Community Survey (ACS) releases quantitative data for many indicators at the census tract level, which makes it feasible to analyze this type of data for the West Side neighborhood. In addition, GIS technologies make it feasible to create maps that visualize neighborhood-level trends. For example, it is theoretically possible to create a unique map of the West Side Neighborhood that shows where vacant commercial properties are located. The caveat for this particular example is that the researcher must be able to determine which properties are vacant, which may be time consuming. The lesson is that when selecting indicators, the feasibility of annual data collection and assembly for that indicator must be weighed alongside the explanatory value of a particular indicator.

Beyond quantitative and spatial data, a neighborhood indicators framework for the West Side will have greater value if it includes a qualitative component. The use of qualitative local knowledge emphasizes multiple ways of knowing and achieves community-organizing goals that align with WSCOs mission. Researchers in community participation emphasize that there are multiple ways of knowing about a particular topic (Quick and Feldman 2011). In other words, neighborhood residents might have a perspective on something that cannot be ascertained by examining a map or looking at census data. Qualitative indicators have value for participation-based organizations since they emphasize greater neighborhood involvement in monitoring a particular piece of data (Ed Goetz, personal conversation 1/31/2013). In addition, utilizing qualitative, place-based data such as stories told by neighborhood residents recognizes that the community is a valuable source of knowledge. This acknowledgement helps to empower residents and can increase the potential of the indicators system in promoting resident engagement and action (CURA community based research training). Thus, the West Side indicators effort should incorporate qualitative data alongside quantitative data to increase resident involvement with the project and to represent the perspectives of neighborhood residents about the ways their community is changing.

## Selecting a “long list” of indicators

A large part of the research process was the selection of a “long list” of 30+ indicators to share with the West Side Initiative Advisory committee. In selecting these indicators I considered the theoretical issues discussed above, as well as a key practical consideration: the time and cost involved with collecting this data on an annual or semi-annual basis.

- Indicators can be measured with a ratio, baseline comparison, percentage, score, a map or another piece of qualitative data that enables measurement of change; for the most part, data used is likely to be quantitative and spatial, but qualitative data (e.g. community stories, pictures) can have a powerful impact when paired with this data.
- The indicator is related to one or more objectives in the West Side Community Plan
  - Indicators related to a WSCO program, an West Side Initiative Advisory member activity, or related to multiple objectives in the plan are given priority
  - The West Side Plan has 8 strategy areas<sup>1</sup>. I worked to develop at least one indicator for each area of the plan, and developed more indicators for areas of the plan that were particularly lengthy and/or of particular interest to WSCO or the West Side Initiative Advisory Committee
- Data is free of charge, easy to collect, available at neighborhood scale
- The indicator has been tested through other local or national indicators efforts.<sup>2</sup>

In addition, since many community indicators (e.g. the foreclosure rate) are impacted by a wide variety of variables, I made an effort to consider whether neighborhood programs and initiatives could be clearly tied to community change. For example, a community foreclosure prevention program should reduce the foreclosure rate, which would make data on foreclosures valuable to initiative leaders.

With these criteria in mind, I selected a long list of 32 community indicators that I presented to WSCO staff and the West Side Initiative Advisory committee for input. I kept track of the following information for each indicator, with respect to the criteria above: strategy area, indicator, measure, sub-area (of the West Side plan), related strategies in the plan, data sources, whether the data is easy to collect and interpret at the neighborhood

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<sup>1</sup> Strategy areas in the plan include: Community Economic Development, Community Vitality, Environment/Water/Natural Resources, Historic Preservation, Housing, Land use, Parks and Recreation, Transportation

<sup>2</sup> Indicators efforts consulted include: Tigan, Jane E. *Central Corridor Key Outcomes: 2012 Indicators*. Wilder Research and the Central Corridor Funders Collaborative, Apr. 2012. Web. Feb. 2013.; *Profiles - Minneapolis Saint Paul Neighborhoods*. Wilder Research, 2009. Web. Feb. 2013.; Porter, Dean. *Saint Paul Market Watch*. City of Saint Paul Planning and Economic Development, May 2013. Web. June 2013.; *2011 Minnesota Baseline Housing Measures*. The McKnight Foundation, Dec. 2012. Web. Feb. 2013.; *Parks and Recreation Goals*. City of Kirkland, Washington, 2012. Web. 2013.

<<http://www.kirklandwa.gov/Assets/CMO/CMO+PDFs/Parks+Recreation+PM2011.pdf>>.

scale (yes or no), data availability and schedule, the relationship of the indicator to other existing community indicators efforts (I listed the name of the indicators project). The full list of 32 indicators, along with this information, can be found in Appendix B.

## **Selecting the final indicators: a community engagement process**

It was important to engage WSCO staff, and West Side Initiative Advisory Committee members in developing and choosing the indicators for this project, since they will be using the indicators moving forward. I engaged WSCO staff through weekly meetings with WSCO Executive Director Elena Gaarder, and also discussed the effort with other WSCO staff and volunteers. In addition, I attend a West Side Initiative Advisory Committee meeting in February, which was partway through my effort to complete a long list of indicators. At the meeting I shared information how I selected the long list of indicators and asked for feedback on some initial indicators. I used this feedback in selecting the remaining indicators on the long list. Finally I conducted a survey of the West Side Initiative Advisory Committee members which asked respondents to rank their top indicators for each strategy area of the plan. The survey text and results can be found in Appendix C.

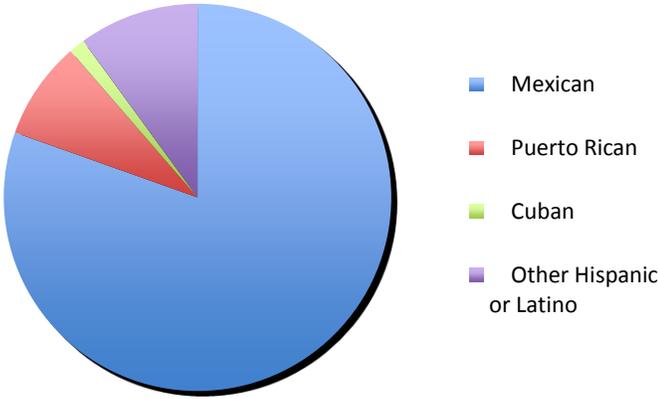
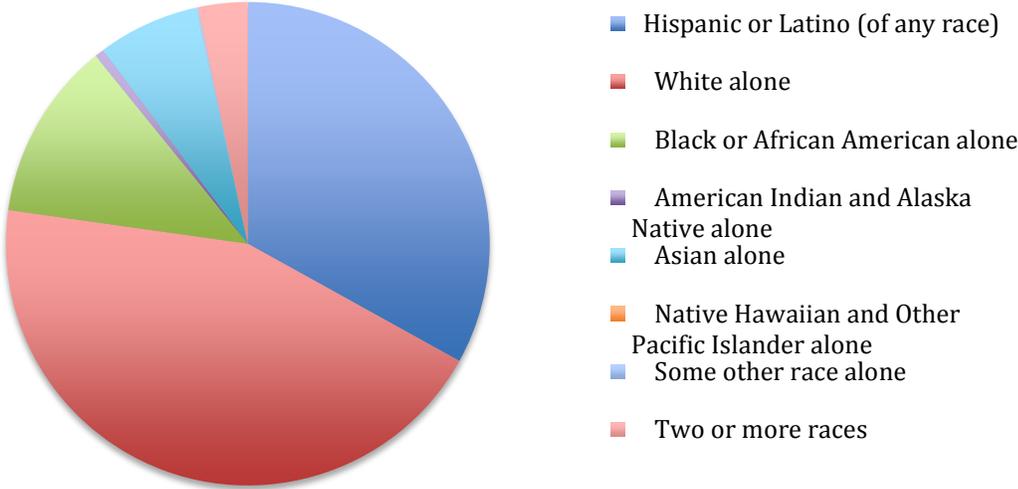
Next, indicators were ranked based on the number of votes they received in the survey. Indicators that were in multiple categories were counted based on their total votes in all categories. This is because these indicators provide benchmarks for multiple sections of the plan and combining their total votes gives a more accurate picture of the importance of each particular indicator when compared with others. In combination with the category-based survey method, this selection method allowed us to select the indicators that were most preferred while maintaining a balanced profile of indicators with respect to strategy areas in the plan. I also considered the preference of WSCO staff who would be working most closely to follow up on the efforts. As a result, certain indicators were included that were of particular interest to WSCO staff but did not necessary receive the highest ranking in the survey.

The final result was 13 total indicators with the following breakdown: Land Use – 3; Housing – 4; Historic Preservation – 1; Environment/Water/Natural Resources – 2; Community Vitality – 2; Community Economic Development – 4; Transportation – 2; Parks and Recreation – 1. These indicators were used as the starting point to create a baseline community indicators report for the West Side Initiative.

West Side Initiative  
Community Indicators  
2012 Baseline

# Race and Ethnicity

## Demographics



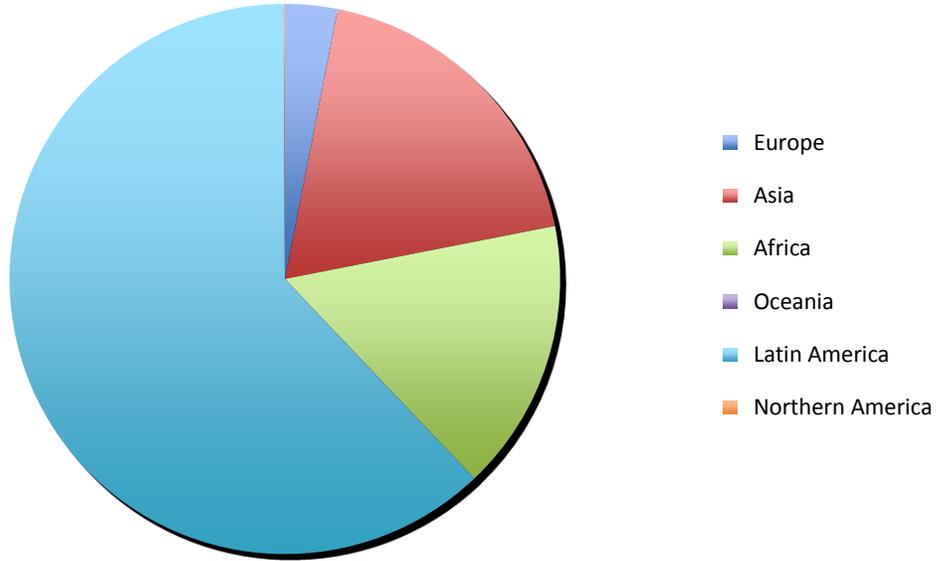
*West Side residents are racially and ethnically diverse. Non-white residents and Hispanic or Latino residents of any race make up more than 55% of the total population.*

*Source: 2007-2011 American Community Survey (ACS)*

<b>Race and Ethnicity</b>		
Total population	15,707	100.0%
Hispanic or Latino (of any race)	5,193	33.1%
White alone	6,937	44.2%
Black or African American alone	1,877	12.0%
American Indian and Alaska Native alone	95	0.6%
Asian alone	1,067	6.8%
Native Hawaiian and Other Pacific Islander alone	0	0.0%
Some other race alone	18	0.1%
Two or more races	520	3.3%

# Foreign-Born Residents

## Demographics



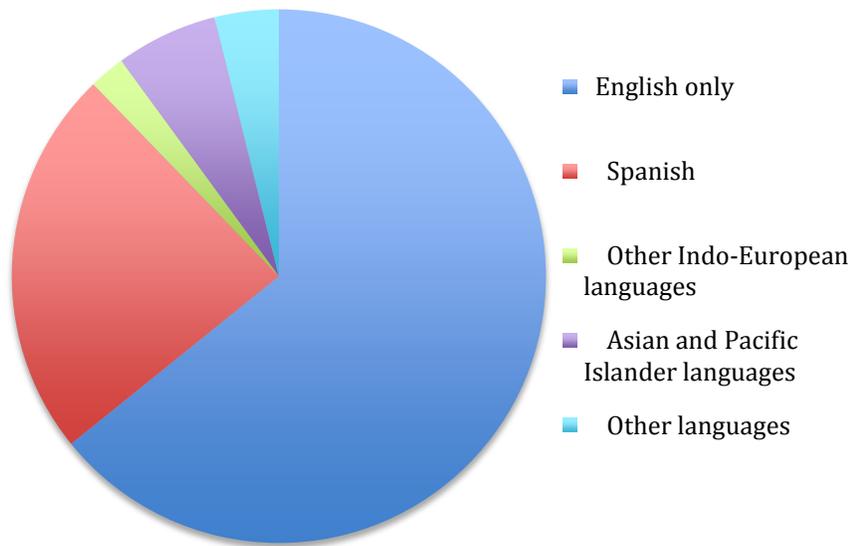
Place of birth, foreign born residents		
Foreign born population	3,149	100.0%
Europe	97	3.1%
Asia	593	18.8%
Africa	504	16.0%
Oceania	0	0.0%
Latin America	1,953	62.0%
Northern America	2	0.1%

*Foreign-born residents make up 20% of the West Side's population. The majority of foreign-born residents were born in Latin America, with sizeable numbers of residents also from Asia and Africa.*

Source: 2007-2011 ACS

# Language Spoken at Home

## Demographics



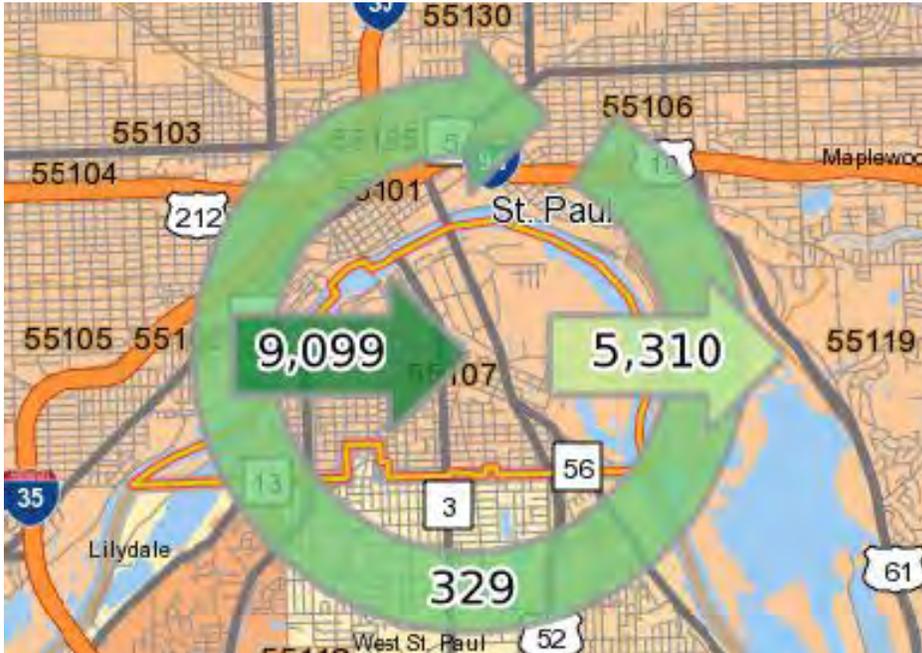
Language spoken at home		
Population 5 years and over	14,261	
English only	9,154	64.2%
Spanish	3,363	23.6%
Other Indo-European languages	312	2.2%
Asian and Pacific Islander languages	878	6.2%
Other languages	554	3.9%

*Nearly 36% of West Side residents speak a language other than English at home. Spanish is the most common language, other than English, spoken in the homes of West Side residents.*

# Neighborhood Economic Opportunity

## Community Economic Development

### Inflow/Outflow Jobs report for the West Side



Source: U.S. Census Bureau, OnTheMap Application and LEHD Origin-Destination Employment Statistics (Beginning of Quarter Employment, 2011).

Note: Overlay arrows do not indicate directionality of worker flow between home and employment locations.

- Employed and Live in Selection Area
- Employed in Selection Area, Live Outside
- Live in Selection Area, Employed Outside

Unemployment rate, West Side residents (2007-2011 ACS):

**10.7%**

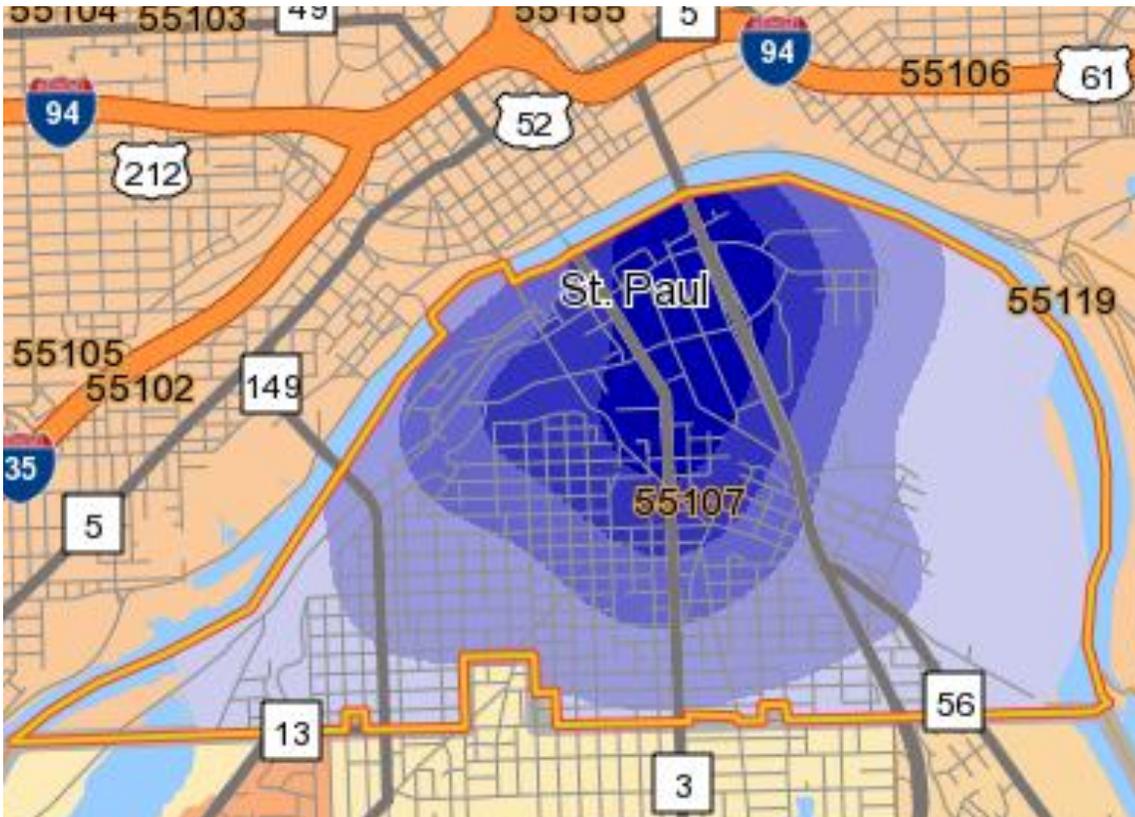
These measures help us understand the following: ***Do West Siders benefit from economic opportunities in their neighborhood? To what degree do West Siders work where they live?***

This data shows that **most West Siders, 5,310 or 96.5% of employed residents, work outside their neighborhood.** Likewise, jobs on the West Side are predominately filled by workers commuting from outside the neighborhood. This analysis demonstrates that few West Siders benefit from employment in their neighborhood. A relatively high unemployment rate further shows that many West Siders are not well matched with economic opportunities, whether in or outside the district.

# Neighborhood Economic Vitality

## Community Economic Development

### Density of West Side Jobs, 2011



- 5 - 335 Jobs/Sq.Mile
- 336 - 1,326 Jobs/Sq.Mile
- 1,327 - 2,978 Jobs/Sq.Mile
- 2,979 - 5,292 Jobs/Sq.Mile
- 5,293 - 8,266 Jobs/Sq.Mile

*The highest density of jobs is located directly across the river from Downtown Saint Paul. There is considerable density of workers along and near the Northern sections of Highway 52, Robert St., Wabasha St and Cesar Chavez St.*

**West Side:**  
 9,428 total jobs  
 2,031 jobs/sq. mile

**Saint Paul (City):**  
 175,002  
 3,115 jobs/sq. mile

Source: U.S. Census Bureau, OnTheMap Application and LEHD Origin-Destination Employment Statistics (Beginning of Quarter Employment, 2011).

# Neighborhood Economic Vitality

## Community Economic Development



All Images Lunning Wende Associates

The West Side Initiative seeks to achieve economic vitality by promoting commercial corridors that offer quality employment opportunities, such as the District Del Sol corridor shown here.

*Photo credit: District del Sol Plan, City of Saint Paul PED*

*Image by Lunning Wende Associates*

Keeping track of data on neighborhood economic vitality helps answer the following questions about the West Side:

***How many jobs are located on the West Side? How much do employed workers earn? Is the neighborhood adding jobs or losing jobs? What are the characteristics of workers employed on the West Side?***

# Neighborhood Economic Vitality

## Community Economic Development

The data below show us the following:

- *The West Side lost more than 1,000 jobs between 2009 and 2010, likely due to the economic recession, and the neighborhood rebounded somewhat by adding nearly 350 jobs between 2010 and 2011*
- *Workers on the West Side are predominately white, and more than half have some level of college education*
- *More than half of jobs pay \$3,333 or more per month, or \$40,000 per year*

### Total # of jobs on the West Side

2009: 10,202

2010: 9,082

2011: 9,428

### Race of workers

% White alone: 84%

% Hispanic/Latino: 7.8%

% Black, Asian, or other race (not Hispanic): 8.1%

### Worker educational attainment

% with high school equivalent or less: 25.8%

% with some college or more: 54.5%

% unknown education level: 19.8%

### Worker earnings

% earning \$1,250 per month or less: 11.6%

% earning \$1,251 - \$3,333: 33.4%

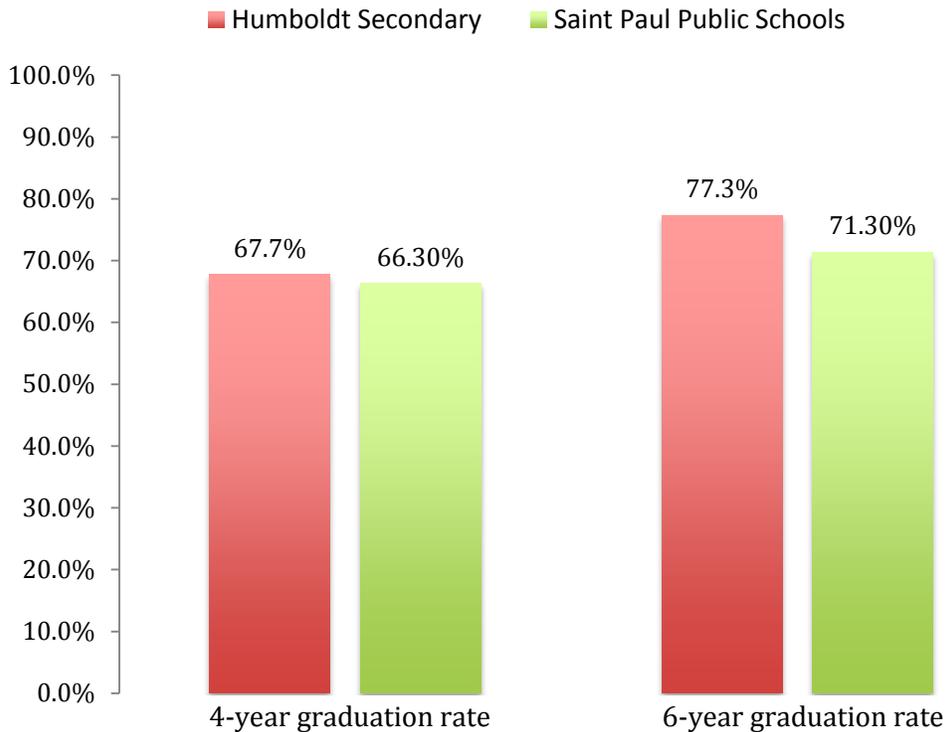
% earning \$3,333 or more: 55%

Source: U.S. Census Bureau, OnTheMap Application and LEHD Origin-Destination Employment Statistics (Beginning of Quarter Employment, 2011).

# Educational Attainment

## Community Vitality

### 2012 Graduation Rates



The West Side Initiative promotes community vitality by increasing involvement in West Side schools, ensuring academic quality, supporting after school programming, and providing opportunities for youth and family engagement. The academic indicators on the following pages are just one piece of information that may be used to track progress towards these goals. Youth engagement goals in the plan, such as youth engagement and career development, may be related to educational attainment but also have other impacts that are not fully addressed by this indicator.

Source: Minnesota Dept. of Education Data Center; Data for Parents and Educators

Note: education data in this report comes from performance indicators for Saint Paul Public Schools located on the West Side. These schools include Humboldt Secondary School, Cherokee Heights Magnet Elementary, Guadalupe Alternative Programs, and Riverview Magnet Elementary School. Some students who attend these schools live on the West Side and others live in other parts of the city. Likewise, some school age children who live on the West Side attend schools in other parts of the city.

# Educational Attainment

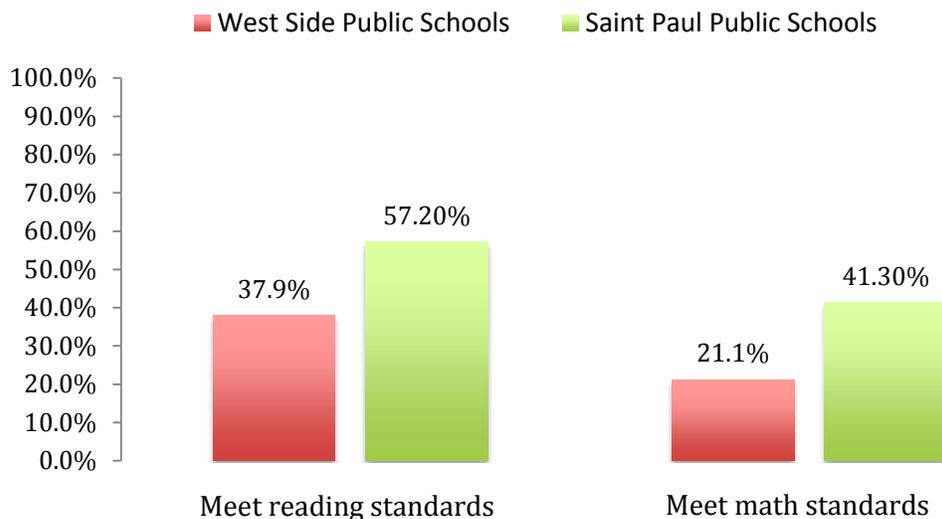
## Community Vitality



*The Youth Farm and Market project is one effort to engage West Side youth outside of school. This photo shows the first farm on the West Side in 2000.*

Photo credit:  
*youthfarmmn.org*

### 2012 Students Achieving Subject Proficiencies



Most students attending school on the West Side did not perform well enough on standardized math and reading tests to meet state standards set by educators. In addition, these students were less likely than Saint Paul Public Schools students to meet standards. ***Encouragingly, the same data set shows that 70% of West Side students had medium or high growth in reading achievement and 66% had medium or high growth math achievement.***

Source: Minnesota Dept. of Education Data Center; Data for Parents and Educators

Note: this report shows the percent of tested students who meet or exceed achievement standards set by Minnesota educators.

# Zero Waste Efforts

## Environment, Water and Natural Resources



*“Recycling and composting, as well as engaging in reuse programs like the Twin Cities Free Market, are all important ways that residents on the West Side can take action to have a positive impact on the environment in which they live.” – Christopher Goodwin, Customer Relations and Education Manager, Eureka Recycling*

### 2012 West Side Zero Waste Statistics

**Number of bins distributed by WSCO staff:** 420\*

**Free Market usage:** 709 residents participated, 24 items exchanged, 1,857 pounds of material re-used\*\*

**Total Recycling:** 784 tons\*\*\*

Source: all data from Eureka Recycling

\*Eureka’s Green Corps member distributed an additional 141 bins. This should be included in future year totals.

\*\*the Free Market is a resident materials exchange program that provides an opportunity to exchange durable goods like appliances and furniture. It prevents unnecessary waste of these materials by finding them a new home.

\*\*\*note that tonnage can be somewhat misleading as an indicator of recycling program participation. For example, companies are making efforts to reduce packaging weight and poor economic conditions can lead to less consumption and less recycling. Thus, a reduction in tonnage does not necessarily mean that fewer people are participating in recycling programs or that people are recycling less. However, tonnage is still a key indicator to calculate the positive environmental impacts of recycling on the West Side.

# Impact of recycling efforts

According to the United States Environmental Protection Agency WARM calculator, West Side efforts to recycling 784 tons of material in 2012 are equivalent to the following:

**Carbon Equivalent Reduction:** 476 metric tons

**Carbon Dioxide Equivalent Reduction:** 1744 metric tons

This is equivalent to removing 342 cars from the road for a year, or 6.5% of West Side households giving up a car for a year. The energy savings could also power 83 homes for one year.



## Jeffrey Morris Calculator

The Morris model shows that recycling materials with zero waste in mind recognizes not just the value of the resource itself, but the contribution to the health of the community when materials are kept out of landfills and incinerators, avoiding the toxic and carcinogenic emissions.

By saving 784 tons of material, West Siders contributed to the following human health impacts:

**Non-carcinogen toxins reduction:** 868.3 tons

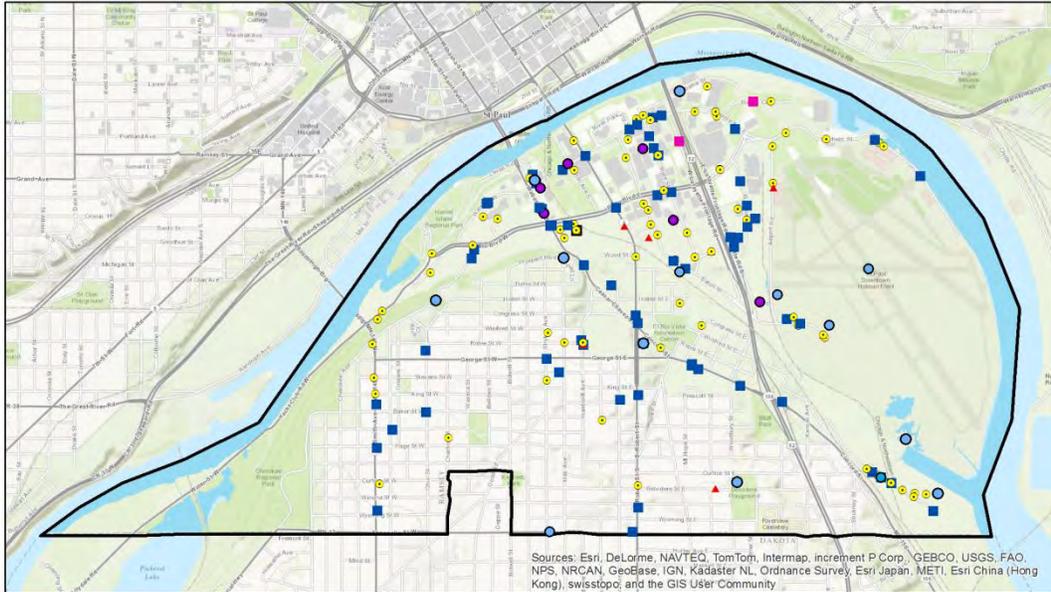
**Acidification (SO<sub>2</sub>) reduction:** 4.8 tons

**Particulates reduction:** 0.7 tons

**Carcinogens reduction:** 0.4 tons

# Monitored and Contaminated Sites

## Environment, Natural and Water Resources, Land Use



### Minnesota Pollution Control Agency (MPCA) Monitored Sites

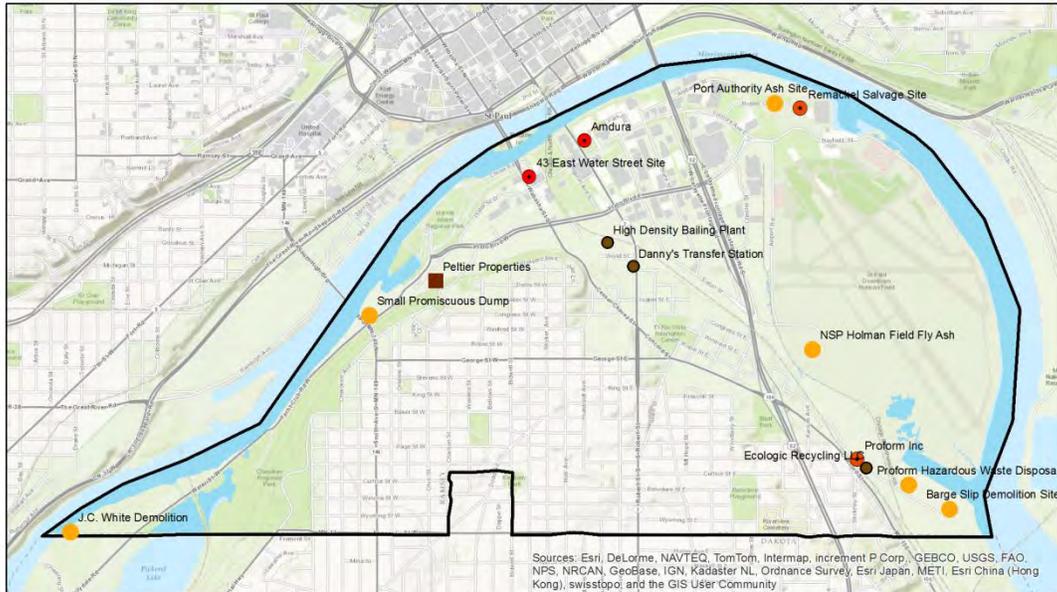
### MPCA Site Activity

- Air Permit
- Construction Stormwater Permit
- Hazardous Waste, Small to Minimal QG
- Industrial Stormwater Permit
- ▲ Leak Site
- Multiple Activities
- Solid Waste Utilization Project
- ▲ Tank Site
- Voluntary Investigation & Cleanup (VIC)
- Wastewater Discharger

**Number of active MPCA sites: 190**

*Active sites on the West Side include a variety of activities that the MPCA monitors. Many monitored activities do not pose safety risks for residents, but residents involved with particular activities or projects may be interested in this information. For example, the production of certain types of hazardous waste on a site, for example, may impact the viability of future land uses on the site.*

## Inactive sites of major significance



### Monitored Activity

- CERCLIS Site
- Landfill, Closed
- Petroleum Brownfield
- Superfund Project
- Unpermitted Dump Site

### Total # of significant inactive sites: 14

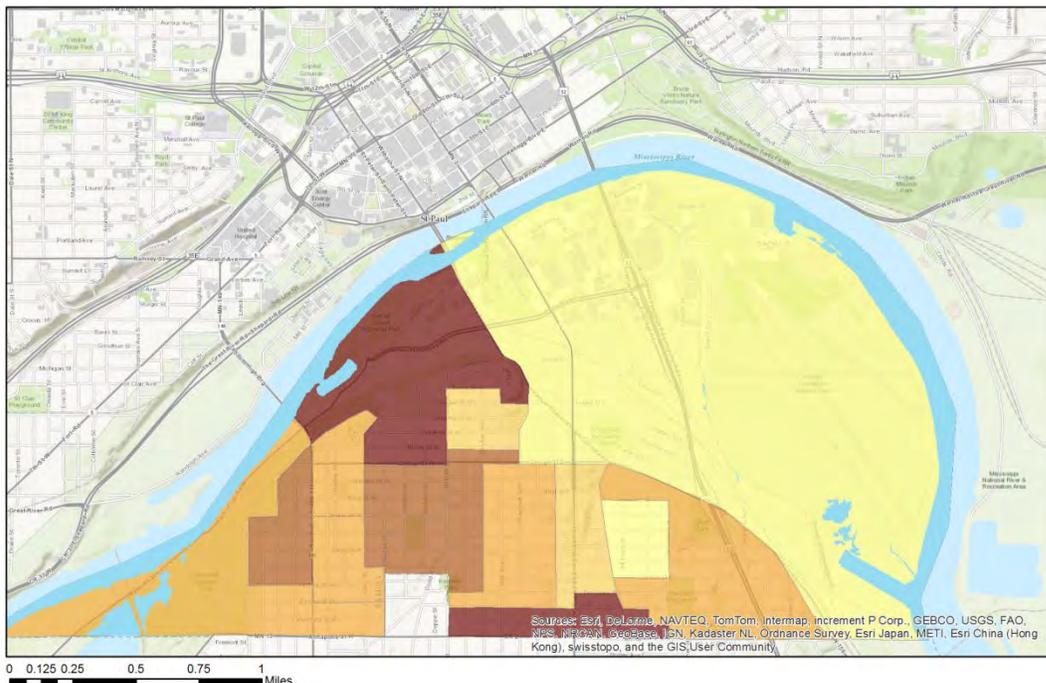
Although these sites are considered remediated and are no longer actively monitored by the MPCA, West Side residents may be interested in major contamination of these sites in past years. Some sites that are no longer monitored may need additional remediation to become suitable for certain land uses.

# Housing Cost

## Housing

### Median Household Income

#### Median Income, by block group

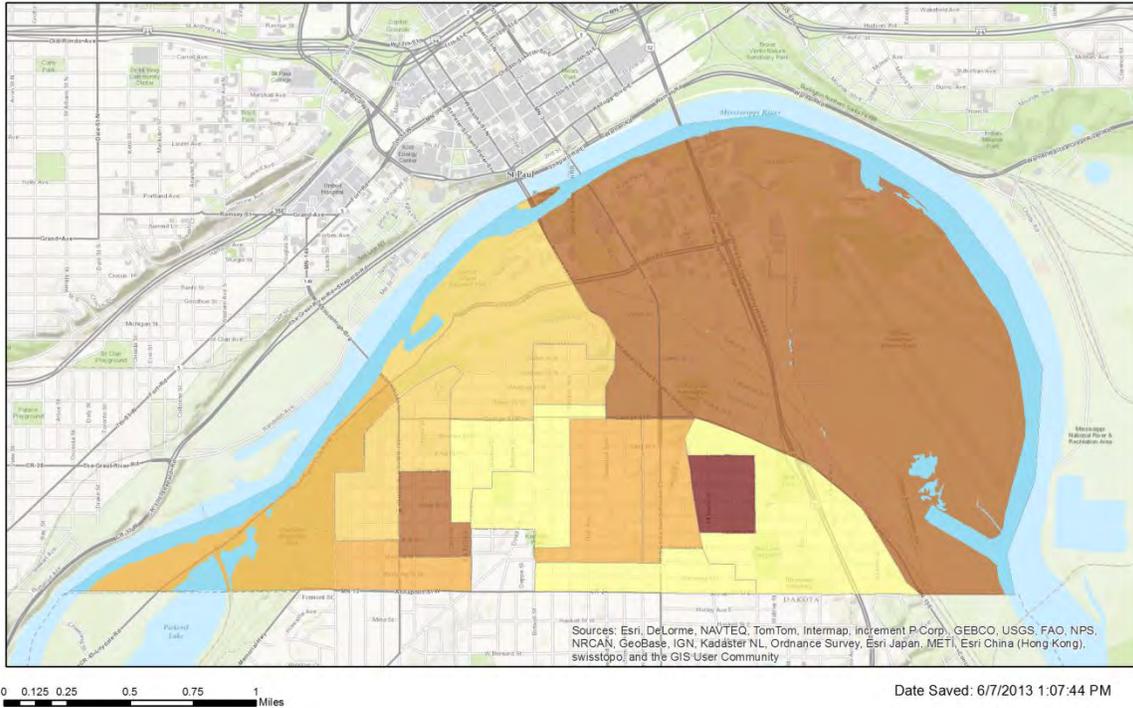
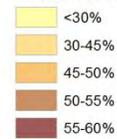


The median household income on the West Side is \$46,025 annually or \$3,835 monthly. However, the map demonstrates pockets of higher and lower income households on the West Side. For example, residents along the Mississippi bluffs in the West-Central part of the neighborhood have a median income (by block group) of \$80,000+ whereas residents in other areas have a median income of less than \$25,000.

Source: 2007-2011 ACS; map created by Dean Porter

## Cost Burdened Households

% HH cost-burdened



**Median Gross Rent: \$743 per month (2007-2011 ACS)**

**Median Estimated Market Value of Single Family Home: \$124,250 (Ramsey County Assessor's report, 2013 tax assessment)**

Cost burdened households spent more than 30% of income on housing alone. This means that households making the annual median income of \$46,000 on the West Side (\$3,835 per month) and spending more than \$1,150 per month on housing are considered cost burdened.

According to the 2007-2011 American Community Survey, approximately 2,200 households, or 41% of all households on the West Side, are considered cost burdened. About 35% of homeowners are cost burdened whereas nearly 50% of renters spend 30%+ of household income on housing. The map shows that more than 50% of households in the NE part of the West Side are cost burdened. As the map on the previous page demonstrates, the median household income in this area is less than \$25,000. This challenge can be addressed through providing more affordable rental and homeownership opportunities in this and other cost burdened parts of the neighborhood.

# Affordable Housing Availability

## Housing



The 178-unit West Side Flats development will include 36 new units of affordable housing. The project is schedule for a 2014 completion.

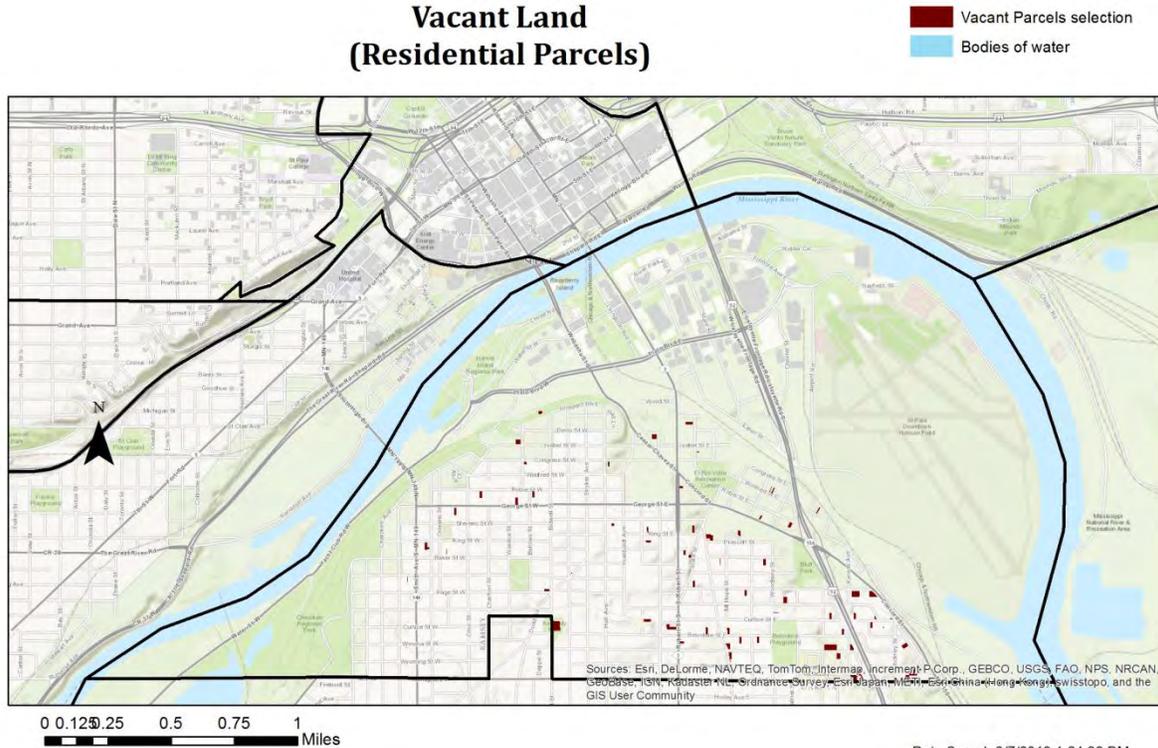
**# of subsidized affordable housing units: 1,027**  
**# of properties with subsidized units: 25**  
**Total housing units on the West Side: 5,400**  
**% of total units subsidized: 19%**

Affordability levels of units	30% AMI	50% AMI	60% AMI	80% AMI
<b>number of units</b>	367	120	517	23
<b>% of all affordable units</b>	36%	12%	50%	2%

Data sources: 2007-2011 ACS and MN Housing Link “streams” database

# Vacancy Housing, Land use

## Vacant Land (Residential Parcels)



The map shows **87 vacant residential parcels** (of a total 3,836 parcels on the West Side) making up **11.9 acres**, for an average size of about 0.14 acres per parcel. In addition, ACS 2007-2011 data reported **602 vacant housing units** or about 10% of units on the West Side.

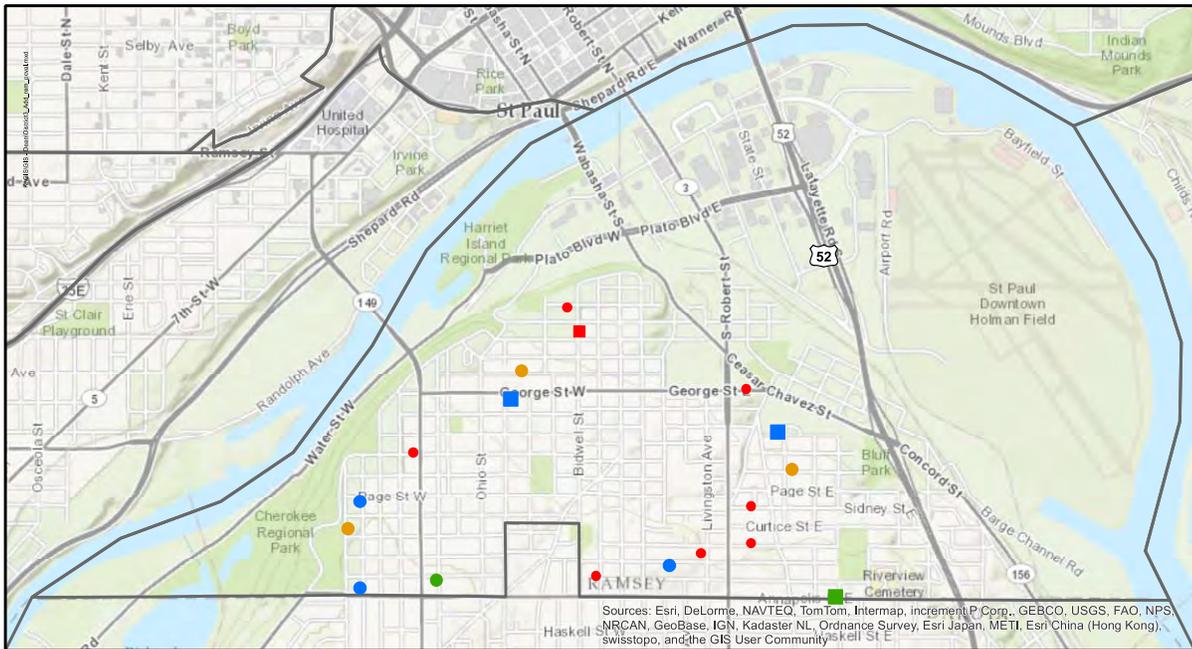
*Vacant residential land is of particular interest to the West Side Plan for two reasons. First, these parcels may provide potential opportunities for new construction in order to meet housing needs for residents of various income levels. These parcels are also relevant to the plans land use and community economic development goals associated with community gardening and urban agriculture. Although parcels may be vacant for a variety of reasons and not all are accessible or suitable for growing food, this can be a temporary or long term use for vacant land on the West Side.*

Source: Ramsey County Assessor's office, parcel dataset; data procured by the Center for Urban and Regional Affairs (CURA)

# Home renovation

## Housing, Land use, Historic preservation

2012 Locations of additions and remodels to single family homes exceeding 10% of building value



West Side - total number of projects exceeding 10% of building value

Additions: 4

Remodels: 15

### Additions

- 10-15%
- 15-20%
- 20-30%
- 30-50%
- >50%

### Remodels

- 10-15%
- 15-20%
- 20-30%
- 30-50%
- >50%

Planning Districts

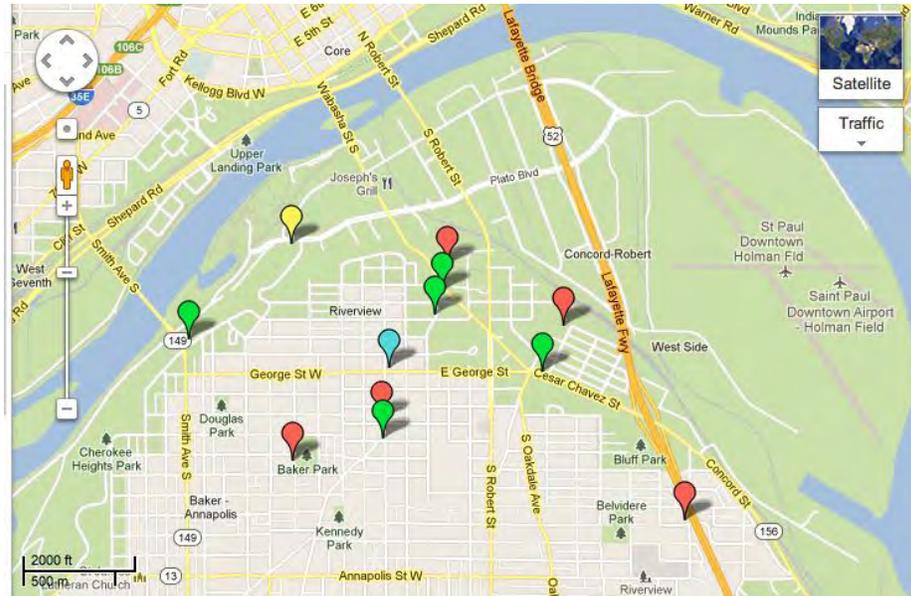
Source: St. Paul Dept of Safety and Inspections and Ramsey County Assessor's office; map prepared by Dean Porter

Land use and historic preservation goals in the West Side Plan seek to promote development that maintains the West Side's traditional urban form on the West Side and when possible emphasizes the preservation of existing structures over demolition and new construction. Since single-family homes make up a large part of the West Side's traditional development, monitoring investment in existing homes is useful in tracking progress towards these goals.

# Gardening opportunities

## Community economic development, Land use

Map of public gardens, community gardens, farmers market, and school gardens



### West Side Gardening Facts

**5** community gardens provide **13,800 sq. ft.** of space to grow food  
**5** public gardens, **9,090 sq. ft.**, beautify the neighborhood  
That's **.53 total acres** of public and community garden space total!



Photo: West Side Farmers Market

Sources: Growingwestside.com; acreage calculated using findlotsize.com

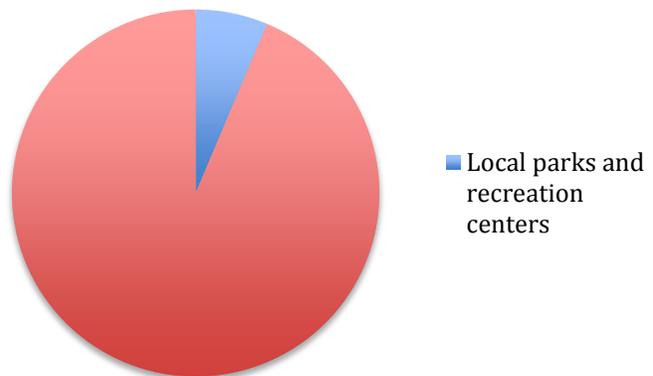
# Parks and Recreation Spending

## Parks and Recreation

In 2012, the City of St. Paul spent over \$3 million on West Side parks, about \$192 for each West Side resident. Although the city spent about the same amount operating regional and local parks, most of the \$2.6 million spent on capital projects (major improvements or repairs) went to regional parks.

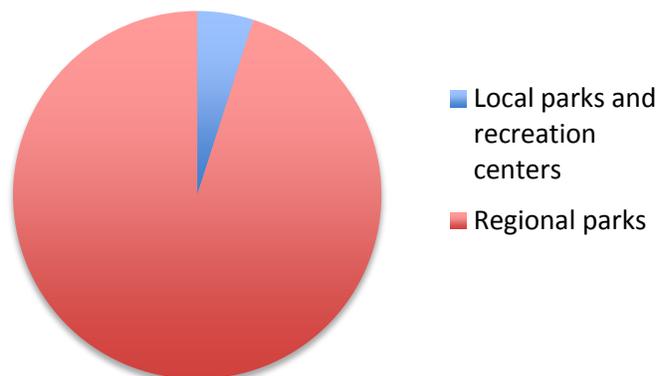
Improvements to regional parks have taken priority over local parks for the past three years. The city spent a total of \$5.7 million on capital projects for regional parks and only \$295,000 on improving local (neighborhood) parks and recreation centers.

### 2012 Total Spending, West Side Parks



*Several hundred West Siders marching to city hall for the Ballfield and Parque Castillo improvements. Residents hope that a greater share of city parks funding will go towards maintaining and improving these neighborhood amenities.*

### 2010-2012 Capital Projects, West Side



Source: St. Paul Parks and Recreation Department

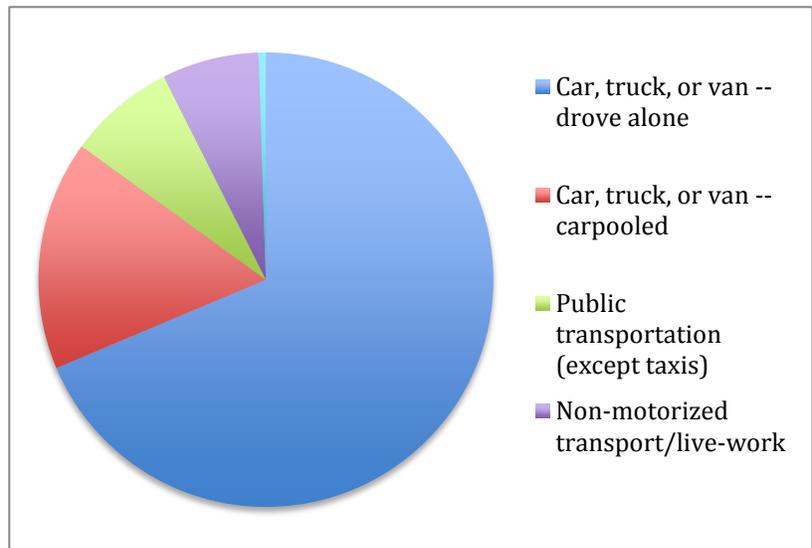
# Mode of transportation to work

## Transportation

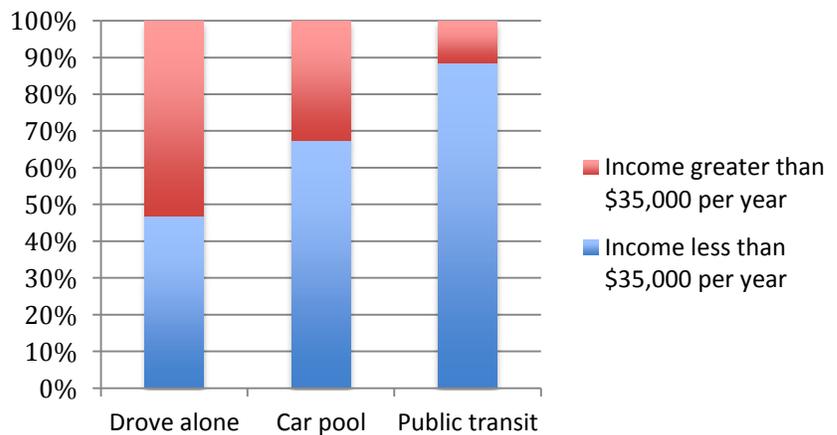
According to the latest data, 69% of 6,647 West Side commuters over age 16 drove to work alone. Other workers carpooled (16%), took public transportation (7.6%), worked at home (3.6%), walked (2.7%) or biked (.5%). The remaining .5% took a taxi or used other means.



*The Robert St. Transitway Alternatives study, underway in 2012-2013, could impact transit service on the West Side.*



### Mode of transportation by income

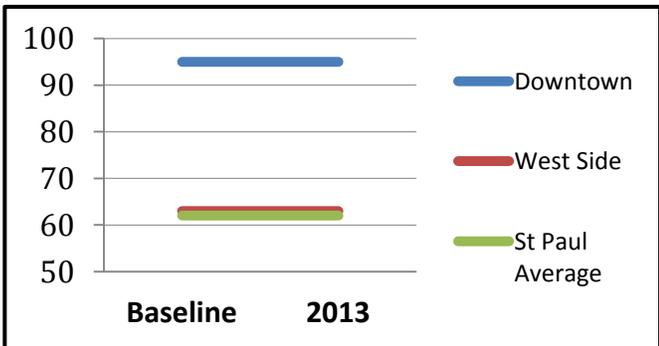
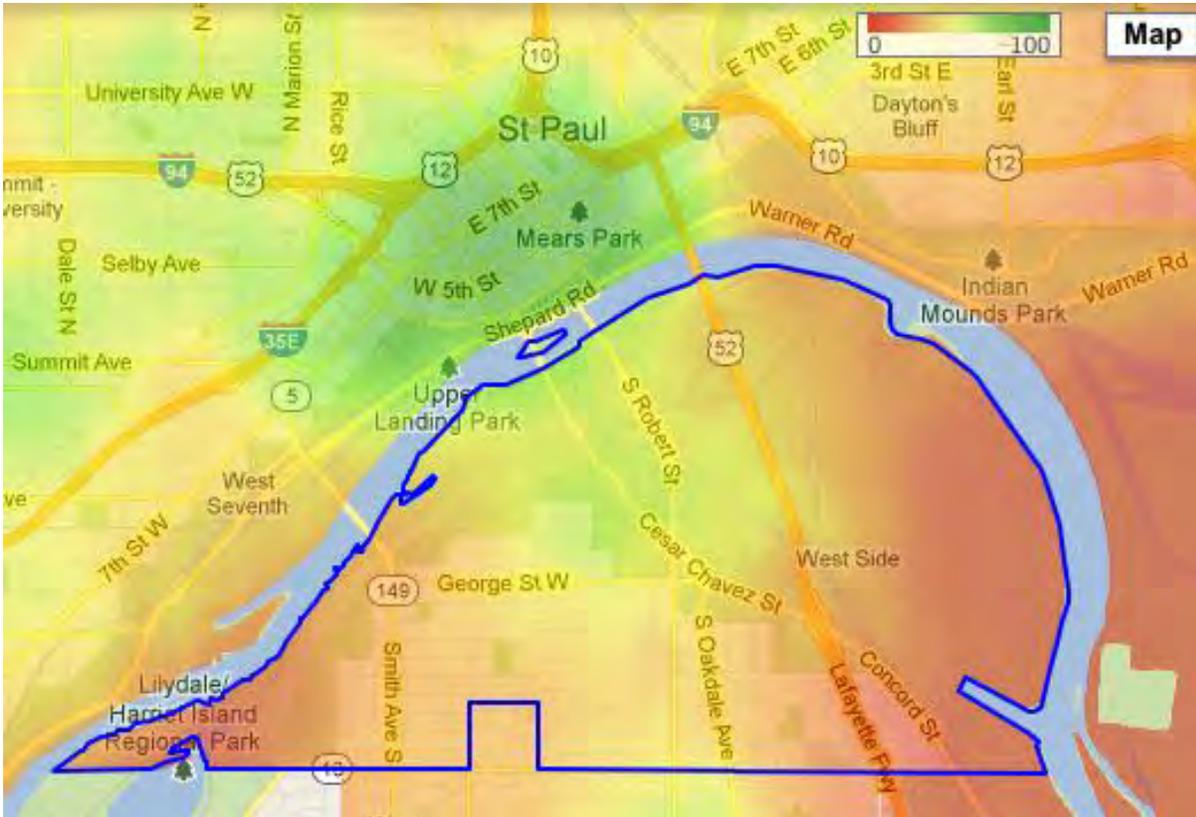


*50%+ of residents who drove alone have incomes greater than \$35,000*

*Nearly 90% of transit users make less than \$35,000*

# Walkability

Community economic development, Transportation



## Somewhat Walkable

Walkable places like Downtown have a wide range of amenities (groceries, restaurants, shops) within walking distance from homes and workplaces. The map shows that areas around George St., Robert St. and Cesar Chavez St. are the most walkable areas on the West Side, making the neighborhood more walkable than the St. Paul average. The walk score will improve as more amenities become available throughout the neighborhood.

## ***Works Consulted and Cited***

*2011 Minnesota Baseline Housing Measures*. The McKnight Foundation, Dec. 2012. Web. Feb. 2013.

<[http://www.mcknight.org/system/asset/document/341/hsg\\_measures\\_2011\\_report.pdf](http://www.mcknight.org/system/asset/document/341/hsg_measures_2011_report.pdf)>.

Galster, George, Chris Hayes, and Jennifer Johnson. "Identifying robust, parsimonious neighborhood indicators." *Journal of Planning Education and Research* 24.3 (2005): 265-280.

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*Profiles - Minneapolis Saint Paul Neighborhoods*. Wilder Research and the Central Corridor Funders Collaborative, 2009. Web. Feb. 2013.

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Sawicki, David S. "Improving community indicator systems: Injecting more social science into the folk movement." *Planning Theory & Practice* 3.1 (2002): 13-32.

West Side Community Organization. *West Side Community Plan*. City of Saint Paul, Feb. 2013. Web.

\*publicly available data sources, such as the 2007-2011 ACS, are cited in the text of the report

## ***Appendix A: Instructions for data collection***

\*Note that some data sources and website interfaces will change over the years. This guide is accurate as of June 2013. Most data sources are likely to remain publicly available but the method of collecting the data may be slightly different in future years.

### **Note about creating maps and completing spatial analysis:**

- maps for the past report were created using a basemap for the background which shows the location of major roads, water features, etc.
- The West Side boundary shapefile can be created for analysis and display purposes by obtaining a boundary file for Saint Paul planning districts; CURA should have this data on hand
- CURA should have a shapefile or other data source (excel spreadsheet) that has 5 year ACS data joined to census geography (block group). This should be used to create census block group maps for various pieces of data. This data can also be obtained from the Metro GIS datafinder.

### **West Side Demographics:**

Dataset: ACS 5-year estimates; **factfinder**2.census.gov/ (American Factfinder)

Instructions: go to American Factfinder.com; advanced search; topics-dataset - select the latest ACS 5-year estimates (e.g. 2007-2011 or 2008-2012). Select Geographies – 5 digit zip code tabulation area: 55107 Download "DP-02 Selected Social Characteristics in the U.S., DP03 Selected Economic Characteristics and DP05 ACS Demographic and Housing Estimates. You can use these spreadsheets to calculate the figures you need. Take note that some figures have large margins of error. Using 5-year estimates counteracts margins of error in ACS data to some degree, but the margin will still be fairly high for these datasets. Therefore, any generalizations about this data and future changes to the baseline should consider margins of error of 5%-10% for many figures. Some figures have even larger margins to consider. Keep in mind that ACS data is still highly reliable when compared to other types of data available on community indicators.

Calculate and/or report the following:

- Racial/ethnic breakdown for zip code 55107. The total number of Hispanic/Latino residents who are white can be subtracted from the White race group to get the total for “white alone.” This provides a more explanatory racial/ethnic breakdown without providing all racial breakdown for the Latino ethnic group.
- Breakdown of foreign born residents by place of birth
- Breakdown of language spoken at home for all residents over 5 years
- Unemployment rate (in Selected Economic Characteristics)

### **Neighborhood economic opportunity:**

**Data source: OnTheMap Application:** U.S. Census Bureau. 2013. OnTheMap Application.

Longitudinal-Employer Household Dynamics Program. <http://onthemap.ces.census.gov/>

**Instructions: go to Census on the Map** - <http://onthemap.ces.census.gov/>. Use the “search” tab and select ZIP Codes (ZCTA) for the search category. Type 55107 in the search box and click search. 55107 will come up as a search result, click on it. Next click “perform analysis on section area.”

Complete 2 separate analyses and insert data from the report

- Area Profile: Home/Work area is “Work”; Analysis type: “Area Profile”; Year, past three years to show changes; Job Type: “All jobs.”; Also complete the same analysis for the City of Saint Paul as a comparison. Zoom in/out on the map to the desired scale and then use the option on the right to “print” the map and export it as a PDF. Then export the “detailed report” which includes the following needed statistics; some calculation will be needed to duplicate the values in the report:
  - Total number of jobs
  - Density of jobs: total # of jobs/area of West Side (or City of St. Paul)
  - Race of workers
  - Worker education attainment
  - Worker earnings
- Inflow/Outflow: Analysis type: “Inflow/Outflow”; Year, past three years to show changes; Job Type: “All jobs.”

For both report: calculate and report changes from one year to the next for categories of interest

## **Educational Attainment**

Source: MN Dept. of Education Data Center: <http://education.state.mn.us/MDE/Data/> - select “Data for Parents and Educators”

Collect the following pieces of data:

Graduation rates, 4 and 6 years:

- Data for educators; select Saint Paul Public Schools and compare with Humboldt High School for both 4 and 6 year rates; create a bar chart in excel with the data outputs to visualize the comparison

How are students performing academically; data for Parents

- Select the following schools; : *Humboldt Secondary School, Cherokee Heights Magnet Elementary, Guadalupe Alternative Programs, and Riverview Magnet Elementary School.*
- *Collect the following data: total percent (%) of students who are proficient in MATH and READING; and total number of students tested in each subject area*
- *Use this data to calculate total number of proficient students in both MATH and READING for each school*

- *Add up the total number of students proficient in MATH and READING for all schools (cumulative total for Humboldt Secondary School, Cherokee Heights Magnet Elementary, Guadalupe Alternative Programs, and Riverview Magnet Elementary School)*
- *Add up total number of students tested at all schools (cumulative total for Humboldt Secondary School, Cherokee Heights Magnet Elementary, Guadalupe Alternative Programs, and Riverview Magnet Elementary School)*
- Divide total number of students proficient/total number of students tested (for both MATH and READING)
- Compare these numbers to the past year and/or to the baseline in order to see if there was a change

Are students making expected growth; data for educators

- Number of students with low, medium and high growth for MATH and READING *Humboldt Secondary School, Cherokee Heights Magnet Elementary, Guadalupe Alternative Programs, and Riverview Magnet Elementary School.*
- *Add up high and medium growth and divide by total number of students*
- *This is the percentage of students of students with medium or high growth in math and reading for the West Side*

Report the final figures and the change from the last time analysis was done.

### **Zero Waste Efforts**

Source: Eureka Recycling

Contact: Christopher Goodwin [christopherg@eurekarecycling.org](mailto:christopherg@eurekarecycling.org) or Caitlin Schwartz [caitlins@eurekarecycling.org](mailto:caitlins@eurekarecycling.org) or another contact at Eureka

Ask for the following pieces of data: Number of bins distributed by WSCO staff; Free Market usage: # of West Side residents who participated, # of items exchanged, # of pounds of material re-used; Total recycling tonnage for the West Side District

If possible and desired; ask for the EPA WARM calculations and Jeffrey Morris calculations: Carbon Equivalent Reduction; Carbon Dioxide Equivalent Reduction; equivalent to removing \_\_\_ cars from the road for a year; enough energy to power \_\_\_ homes for one year.

Calculate any changes up or down for all data points.

The previous report from Eureka is included as an appendix.

### **Monitored and Contaminated Sites**

Source: MPCA Whats in my neighborhood?

<http://www.pca.state.mn.us/index.php/data/wimn-whats-in-my-neighborhood/whats-in-my-neighborhood.html>

Create the following maps using the mapping application and downloading a shapefile to manipulate the data:

All active sites: zoom in on the map to the West Side neighborhood and use the “Tools” to select the zip code 55107

- Use the website to download the data; it should come as a shapefile
- Use ArcGIS to isolate the West Side geographic area (you may need to “clip” the point dataset by the West Side boundary)
- Select all of the “Active” sites in ArcGIS and create a layer from these features
- Use this layer to represent the data and create the output map of all active sites that appeared in the past report
- Look at the attribute table to determine the total number of active sites

Compare the total to the past year; input the map and any changes into the report

Inactive sites of major significance: use the same dataset in ArcGIS to collect the following information

- Select Inactive sites and create a layer
- Select the following site types in the attribute table and create a layer
- CERCLIS, Landfill, Petroluem Brownfield, Superfund Project, Unpermitted Dump Site --- this should not change unless new cleanup sites are identified by the MPCA
- Output a similar map and count the total number of inactive sites of major significance

## **Housing Cost**

Data sources

1) 5 year ACS estimates and census geography (block group level); CURA should have a shapefile or other data source (excel spreadsheet) that has 5 year ACS data joined to census geography (block group). This should be used to create census block group maps for various pieces of data.

2) Download from American Factfinder: DP04: SELECTED HOUSING CHARACTERISTICS; ACS 5 year estimates; B25106: TENURE BY HOUSING COSTS AS A PERCENTAGE OF HOUSEHOLD INCOME IN THE PAST 12 MONTHS; ACS 5 year estimates

3) Ramsey County Assessor’s Report: find the most recent report from “reports” by scrolling down at the following web address -

<http://www.co.ramsey.mn.us/prr/assessor/index.htm>

Create the following maps and calculate the following figures: analyze any changes from the baseline and/or past years

*Median Household income level, by census block group:* the symbology should separate income levels into the following five categories for comparison with the past report: \$0 – 25,000; \$25,000 – median income level (this was \$46,025 for 2007-2011); median income - \$60,000; \$60,000 - \$80,000; \$80,000+

*% of cost burdened households –these are households spending more than 30% of income on housing:* the symbology should separate income levels into the following five categories for comparison with the past report: less than 30%, 30-45%, 45-50%; 50-55%, 55-60%

Data points (are they going up or down?):

- median gross rent (take from DP04: SELECTED HOUSING CHARACTERISTICS; ACS 5 year estimates)
- Median Estimated Market Value of Single Family Home: find this in the Assessor’s report for the West Side Planning district (it was approximately \$124,000 for the 2013 assessment)

Calculate using the following table from the 5-year ACS estimates; or another housing dataset: B25106: TENURE BY HOUSING COSTS AS A PERCENTAGE OF HOUSEHOLD INCOME IN THE PAST 12 MONTHS

- Total # of cost burdened households; total % of households on the West Side that are cost burdened
- % of renters that are cost burdened
- % of homeowners that are cost burdened

## **Housing Affordability**

Source: Housing Link Streams <http://www.housinglink.org/streams/>

This tool is a bit difficult to use since the website does not allow the user to precisely select by neighborhood area. The following instructions can be used to collect data for the West Side, although they are not completely elegant! Use the map to zoom in on the West Side neighborhood as precisely as possible. Click “show results” and export the data as a spreadsheet. From there, eliminate any properties that are not in Saint Paul, and test the addresses/property name for the properties in your final list by checking to see if the address or property name is located on the West Side (you can do this by just typing the name of the property into the streams map, and you will see whether the property is located on the West Side or not).

# of subsidized affordable housing units: 1,027

# of properties with subsidized units: 25

Total housing units on the West Side: 5,400

% of total units subsidized

Breakdown by affordability level: 30%, 50%, 60% and 80% AMI; calculate the number at each affordability level and the percent at that affordability level (with respect to the total # of affordable units)

## **Vacancy**

Source: Ramsey County parcel data (get the up to date shapefile from CURA – Jeff Matson)

5 Year ACS estimates: DP04: SELECTED HOUSING CHARACTERISTICS

Create a map of “Vacant Residential Land” on the West Side by selecting all vacant residential parcels and creating a layer from this data (Res V Land is a type of parcel use in the parcels attribute table). Visually represent the vacant parcels as a layer.

Calculate the following pieces of data:

# of vacant parcels

total acreage of parcels

% of housing units vacant – from ACS 5 year estimates

## **Home renovation**

Source: Saint Paul PED, specific source is the Market Watch report:

<http://www.stpaul.gov/DocumentCenter/View/65545>

Staff contact: [kate.reilly@ci.stpaul.mn.us](mailto:kate.reilly@ci.stpaul.mn.us)

Pieces of data needed: 2012 Locations of additions and remodels to single family homes exceeding 10% of building value; number of additions and remodels exceeding 10% for the West Side neighborhood

This data should be calculated for each annual Market Watch report and should be a relatively simple data request for Kate or a City intern to complete

## **Gardening opportunities**

Source: Growing West Side <http://growingwestside.com/> map at <http://growingwestside.com/community-map/>

Take a screen shot of the map, count the total number of community and public gardens

Use the web site [www.findlotsize.com](http://www.findlotsize.com) to calculate the area of each community and public garden. Add up the total area and calculate any changes from the past reporting period.

## **Parks and Recreation spending**

Source: Saint Paul Parks and Recreation Dept.; contact [david.meissner@ci.stpaul.mn.us](mailto:david.meissner@ci.stpaul.mn.us) or another WSCO contact for this information. The department said they should be able to provide this data in future years.

- Total spending (for last year) on all parks in West Side district; break this down by “local parks” on the West Side and “regional parks” located in the West Side
- Total capital projects spending for the past three years; break this down by “local parks” on the West Side and “regional parks” located in the West Side

## **Mode of transportation to work**

Dataset: ACS 5-year estimates

Instructions: go to American Factfinder.com; advanced search; topics-dataset - select the latest ACS 5-year estimates (e.g. 2007-2011). Select Geographies – 5 digit zip code tabulation area, select 55107 and add to your selections. Download S0802: MEANS OF TRANSPORTATION TO WORK BY SELECTED CHARACTERISTICS. You can use these spreadsheets to calculate the figures you need. Take note that some figures have large margins of error. Using 5-year estimates counteracts margins of error in ACS data to some degree, but the margin will still be fairly high for these datasets.

Calculate the following pieces of data:

- Mode of transportation to work for residents
- Income levels of residents using public transit, driving alone and carpooling (% over 35,000 and under 35,000)

## **Walk Score**

Go to [www.walkscore.com](http://www.walkscore.com). Navigate to the West Side, St. Paul neighborhood. Take a screen shot of the walk score heat map (you will need to take a high quality screen shot using a program such as “Grab” for mac or another software application that can take screen shots that can be expanded). Edit the screen shot so that it is at the same geographic scale as the screen shot in the previous report (this is why you will need a screen shot that enables you to expand the image without losing resolution). To create an updated comparison trend line in excel, add a row to the original excel table (or create a new one) so that you can compare walk scores for St. Paul, Downtown (highest walk score in St. Paul) and the West Side.

## ***Appendix B: Long List of Indicators***

Strategy area	Indicator	Measure	Sub-area	Related WSI strategies*	Data source(s)	Data easy to collect & interpret, neighborhood scale	Data availability and schedule
All	qualitative survey of community members	what do people think about the indicators measured in the neighborhood	all	all	5 questions; basic questions that people could answer via the email list-serve and/or at the annual meeting	yes	annual basis
Community economic development	Walkability	Average walk score in the neighborhood; walk score heat map; resident perceptions of walkability;	Business development	T1.5(PED, PW, WSCO), T3.2 (NEDA), also Community Econ Dev. B1.5, B2.1, B2.2,B2.3 (WSCO, NEDA, PED, SPPA)	Walkscore website <a href="http://www.walkscore.com/MN/St._Paul">www.walkscore.com/MN/St._Paul</a>	free, very easy to collect. Can compare: baseline, St. Paul rank (#10 now), compare w/other neighborhoods	Not sure about schedule
Community Economic Development	Neighborhood economic opportunity	percentage of West Siders who hold jobs on the West Side	Business development	B1.3, 1.6	Census on the Map - inflow-outflow analysis	Complicated, cost for data	annual
Community Economic Development	Neighborhood economic vitality	number of total jobs located on West Side (by worker age, average earnings, and educational attainment); jobs per square mile; "heat map" of jobs	Business development	B1.1-1.5, 1.7, B2.1-2.3 (WSCO, NEDA,PED,SPPA)	Census on the Map - work area profile	free; might require access to ArcGIS shapefiles to get this data for the West Side	based on ACS data, annual with 2-3 year lag
Community Economic Development, Land Use	Gardening opportunities	<i>Map; number, location, and total acreage of registered community gardens; survey question about how you use community your garden space?</i>	<i>Urban Agriculture</i>	<i>LU1.4 (WSCO, CEED),</i>	<i>Gardening Matters community gardens map, WSCO data on community garden participation (for number of plots), <a href="http://findlotsize.com">findlotsize.com</a> to measure lot size</i>	<i>Gmatters data is free, easy to collect; <a href="http://findlotsize.com">findlotsize.com</a> is very easy to use; garden must be visible on google earth</i>	<i>Gmatters database updated annually, <a href="http://findlotsize.com">findlotsize.com</a> uses google earth data, approximately annual update</i>

<b>Community vitality</b>	Educational investment	Humboldt Secondary, Cherookee Elementary, Riverview Elementary, Gaudelupe Alternative Programs - revenues and expenditures per student; percentage of teachers who are highly qualified	Education	all education E1.1-E5.6	<a href="http://w20.education.state.mn.us/MDEAnalytics/Reports.jsp">http://w20.education.state.mn.us/MDEAnalytics/Reports.jsp</a>	free, easy to collect	annual basis
<b>Community vitality</b>	Youth engagement and leadership	<b>Extra-curricular youth involvement (% people under 18 who are employed)</b> , map of enrichment and after school programs for youth	Transportation, Environment and Natural Resources - Energy, Community Vitality	T2.4 (youth circulator), Energy 1.2, ZeroWaste3.2 (educational materials for home waste reduc.), UrbanAg1.4-1.6, Youth and Family (all), E2 (all - after school programs)	% of youth employed comes from census ACS data, location of after school programs will be more difficult; various sources	ACS data will be easy; program data will require some knowledge of the neighborhood and/or google searching; creating a map requires intermediate GIS skills	ongoing basis
<b>Community vitality</b>	Educational attainment and success	Humboldt Secondary, Cherookee Elementary, Riverview Elementary, Gaudelupe Alternative	Youth and Family Objectives, Education	all youth-related objectives in plan directly or indirectly related to this; directly YF3.3, YF3.5; all Education goals impact this E1.1-	<a href="http://w20.education.state.mn.us/MDEAnalytics/Reports.jsp">http://w20.education.state.mn.us/MDEAnalytics/Reports.jsp</a>	free, easy to collect	annual basis
<b>Community vitality</b>	Voluntarism	qualitative survey of why people volunteer on the West Side & what they accomplish		YF3.5, E3.1, 3.2	at all annual meeting and via listserve; this will have to be anecdotal and self-reported		annual basis
<b>Environment, Natural and Water Resources</b>	Water quality	Water quality measures at MPCA monitored sites: typical - turbidity and visibility (secchi disk), chlorophyll, total phosphorus; also instance of toxins	Water Resource Obj. and Strategies	WR 1(all)	<a href="http://pca-gis02.pca.state.mn.us/eda_surfacewater/index.html">http://pca-gis02.pca.state.mn.us/eda_surfacewater/index.html</a>		

<b>Environment, Natural and Water Resources</b>	Curbside recycling participation	Total number and percentage of households that participate in curbside recycling program		Zero Waste: ZW1 (all), ZW3 (all)				
<b>Environment, Natural and Water Resources</b>	Citizen engagement with the environment	How have residents worked to improve environmental resources on the West Side?						
<b>Environment, Natural and Water Resources; Land Use</b>	Contaminated sites and environmental cleanup efforts	total number of contaminated and cleanup sites compared with baseline number; map of contaminated sites and cleanup		LU 1.3, 1.4, LU2 (all), NR	<a href="http://www.pca.state.mn.us/index.php/data/contaminated-sites.html">http://www.pca.state.mn.us/index.php/data/contaminated-sites.html</a>			
<b>Environment, Natural and Water Resources; Land Use</b>	Soil quality			LU2 (all)				
<b>Historic Preservation</b>	Historic designation	Number/characteristics of historically designated sites; map if possible	All HP	HP 1 (mostly 1.4), HP2 (all), HP3 (all), HP4 (all), HP5 and HP6 (all)	City of St. Paul HPC Historic Districts & sites; combine "Downtown" and "East" <a href="http://www.stpaul.gov/index.aspx?NID=4080">http://www.stpaul.gov/index.aspx?NID=4080</a>	totaling up number of sites is free/simple through visual assessment; getting a map would require contacting HPC	update schedule is not clear; probably ongoing basis	City of St. Paul HPC
<b>Historic Preservation</b>	Remodels and additions to existing buildings	Map of new homes, map of Single Family Home remodels and additions worth 10%+ of home value, other residential and commercial would be interesting but maps not currently produced	<b>Housing, Land Use, Historic Preservation</b>	LU3.1, H2 (all), Historic Preservation - HP1 (1.1, 1.2), HP4 (4.1-4.4), HP6.2	City of St. Paul - St Paul Trends Report	free through St. Paul Trends report; need to zoom in on map; may have to contact St. Paul to have them reformat in GIS, could also do on own w/lower quality	annual release	St Paul Trends Report

<b>Housing</b>	Emerging market homeowner ship rate	% of non-white households that own a home	Housing	Homeownership - H3 (all)	US Census - ACS and decennial census	yes	ACS data published annually with a lag of less than 1 yr	MN Housing Link
<b>Housing</b>	affordable housing availability	number of NEW and EXISTING rental housing units affordable at 80% ami or less, map location of units	Housing	H1.4, H1.2, H1.3, H1.1, H3.2, H3.1, H3.3	variety of sources	not sure	MN housing link gets data from a number of sources, would have to contact them to see if it is available at neighborhood scale	MN Housing Link
<b>Housing</b>	Housing vacancy and foreclosure rates	% housing units vacant/foreclosed/occupied; neighborhood foreclosure	Housing	H2.1, H2.3, H3.3, H3.4		vacancy and occupied: ACS; foreclosure - ci.st.paul (DSI and PED)		National Neighborhood Indicators
<b>Housing</b>	Share of households by income	% households w/incomes under 10k, 10-30, 30-50, 50-100, 100+	Housing	H1, H3 (NEDA, N-House, Rondo LT)	ACS	should be fairly easy; margin of error might be high at this scale	annual ACS estimates (check table w/ci.StPaul)	Central Corridor Indicators
<b>Housing, Land use, Historic Preservation</b>	Home construction and renovation	Map of new homes, map of Single Family Home remodels and additions worth 10%+ of home value,	Housing, Land Use, Historic Preservation	LU3.1, H2 (all), Historic Preservation - HP1 (1.1, 1.2), HP4 (4.1-4.4), HP6.2	City of St. Paul - St Paul Trends Report	free through St. Paul Trends report; need to zoom in on map; may have to contact St. Paul to have them reformat in GIS,	annual release	St Paul Trends Report
<b>Housing, Transport</b>	Housing and Transport Affordability	% annual hh income on trans/housing costs. 45% is unaffordable. (could look at this figure for residents at 60 OR 80% ami) resident perceptions	Housing, Transportation	H1, H3 (NEDA, N-House, Rondo LT) T1, T2, T4WSCO, PED, Met Transit, Pub.works	Housing and Transportation Affordability Index;	free, easy to interpret	Most recent uses 2005-2009 ACS; not sure about next update	Central Corridor indicators

<b>Housing costs</b>	Housing cost	% income spent on housing by median income and by income categories. Based on avg housing cost on the West Side neighborhood - is this affordable to people in						
<b>Land Use, Housing</b>	Home construction and renovation	Map of new homes, map of Single Family Home remodels and additions worth 10%+ of home value, other residential and commercial would be interesting but maps not	Housing, Land Use, Historic Preservation	LU3.1, H2 (all), Historic Preservation - HP1 (1.1, 1.2), HP4 (4.1-4.4), HP6.2	City of St. Paul - St Paul Trends Report	free through St. Paul Trends report; need to zoom in on map; may have to contact St. Paul to have them reformat in GIS, could also do on own w/lower quality	annual release	St Paul Trends Report
<b>Land Use</b>	Gardening opportunities	Map; number, location, and total acreage of registered community gardens; survey question about how you use community your garden space?	Urban Agriculture	LU1.4 (WSCO, CEED),	Gardening Matters community gardens map, WSCO data on community garden participation (for number of plots), findlotsize.com to measure lot size	Gmatters data is free, easy to collect; findlotsize is very easy to use; garden must be visible on google earth	Gmatters database updated annually, findlotsize.com uses google earth data, approximately annual update	
<b>Parks and Recreation</b>	Parks and recreation investmnet	total parks spending per capita; spending on capital projects per capita; % of spending on regional parks vs. local parks in neighborhood; photos and/or quotes related to any parks improvements	<b>Parks and Recreation</b>	<b>All Parks and Recreation</b>	Contact Alice Messer or Jodi; qualitative data via annual meeting survey and listserve	<b>Should be free and easy to interpret if we can get the data</b>	Contact Alice Messer or Jodi; qualitative data via annual meeting survey and listserve; photo taken by a resident	<b>Kirkland, WA Parks and Rec indicators</b> <a href="http://www.kirklandwa.gov/Assets/CMO/CMO+PDFs/Parks+Recreation+PM2011.pdf">http://www.kirklandwa.gov/Assets/CMO/CMO+PDFs/Parks+Recreation+PM2011.pdf</a>

<b>Profile of the West Side</b>	Basic demographic measures	Population, % by race/ethnicity, % foreign born, % non-English speakers, % hh moved in	NA - the purpose of these indicators would be to provide a basic			ACS data		
<b>Transportation</b>	Housing and Transport Affordability	% annual hh income on trans/housing costs for residents at 60 OR 80% ami; resident perceptions	Housing, Transportation	H 1, H3 (NEDA, N-House, Rondo LT) T1, T2, T4 WSCO, PED, Met Transit, Pub.works	Housing and Transportation Affordability Index;	Cheap, easy to interpret	Most recent uses 2005-2009 ACS; not sure about next update	Central Corridor indicators
<b>Transport</b>	Walkability	Average walk score in the neighborhood; walk score heat map; resident perceptions of walkability;	Transportation	T1.5(PED, PW, WSCO), T3.2 (NEDA), also Community Econ Dev. B1.5, B2.1, B2.2, B2.3 (WSCO, NEDA, PED, SPPA)	Walkscore website www.walkscore.com/MN/St_Paul	free, very easy to collect. Can compare: baseline, St. Paul rank (#10 now), compare w/ other neighborhoods	Not sure about schedule	Central Corridor Indicators
<b>Transport</b>	Work destination and commute distance	proportion of residents who various commute distances; proportion of residents who work in Saint paul, Minneapolis and the suburbs	Transportation		Census on the Map	free; might require access to ArcGIS shapefiles to get this data for the West Side	based on ACS data, annual with 2-3 year lag	MN Compass
<b>Transport</b>	Mode of transportation to work	proportion of residents who drive, use transit and walk, bike, other	Transport		Census on the Map	free; might require access to ArcGIS shapefiles to get this data for the West Side	based on ACS data, annual with 2-3 year lag	MN Compass

## **Appendix C: West Side Initiative Advisory Committee survey**

### **West Side Initiative Community Indicators**

Please select the indicators you prefer for each strategy area in the West Side Plan

Indicators are formatted as follows: Indicator (e.g. walkability): Measure (average walk score in the neighborhood).

All of the indicators selected for this survey were selected based on a thorough analysis of the West Side Plan, through conversations with WSCO staff and WSI advisory committee members, and are based on data from reliable sources. Please complete the survey even if you have already spoke with Dean about the indicators. Data from this survey will help inform final choices about which indicators to include in the NEW WSI annual community indicators report. Some indicators are listed multiple times because they apply to more than one strategy area.

#### Response Summary

Total Started Survey:

13

Total Finished Survey:

13 (100%)

PAGE: PLEASE SELECT THE INDICATORS YOU PREFER FOR EACH STRATEGY AREA IN THE WEST

...

Pick two of the following "Community Economic Development" indicators.  
answered question 13

skipped question 0

Walkability (also transportation): average walk score in the neighborhood  
15.4% - 2

Neighborhood economic opportunity: % of West Siders who hold jobs on the West Side  
69.2% - 9

Neighborhood economic vitality: number total jobs (by worker age, average earnings, and educational attainment); jobs/square mile; "heat map" of jobs

92.3% - 12

Gardening opportunities (also land use): map; number, location, and total acreage of community gardens

15.4% - 2

Comments or questions about the indicators above? [Anything unclear](#) or anything you would change?

2. Please select one (1) or two (2) of the following Community Vitality Indicators answered question 13

skipped question 0

Response

Educational investment: average revenues and expenditures per student at all SPPS schools on the West Side; percentage of teachers classified as "highly qualified" by MN Dept. of Education

23.1% - 3

Educational attainment and success: 4 year graduation rate, 6 year graduation rates; math and reading proficiency levels and growth rates at elementary and junior high levels

92.3% - 12

Youth leadership and involvement: % of youth 16-19 employed; create and annually update a map of enrichment and after school programs for youth in the neighborhood

61.5% - 8

Comments or questions about the indicators above? [Anything unclear](#) or anything you would change?

3. Pick two (2) of the following Environment, Natural and Water Resources indicators.

answered question 12

skipped question 1

Response

Water quality: Water quality measures at MPCA monitored sites: typical - turbidity and visibility (using secchi disk), chlorophyll, total phosphorus; instance of toxins

33.3% - 4

Contaminated sites and environmental cleanup efforts (also land use): total number of MPCA monitored sites compared with baseline number; map of contaminated sites and cleanup efforts

58.3% - 7

Curbside recycling participation: Total number and percentage of households that participate in curbside recycling program

83.3% - 10

Citizen engagement with the environment: based on comments at each annual meeting and/or data from organizations - how have residents worked to improve environmental resources on the West Side?

25.0% - 3

Comments or questions about the indicators above? [Anything unclear](#) or anything you would change? 0

4. If the WSI decides to measure water quality, which measures interest you the most? Please select all that apply.

answered question 9

skipped question 4

Response

turbidity (how murky is the water) and visibility  
44.4% 4

chlorophyll  
11.1% 1

total phosphorus  
22.2% 2

instance of toxins  
55.6% 5

Are there specific sites in the neighborhood that you would like to monitor water quality at? Other comments?

Show Responses 2

5. If the WSI decides to map and track contaminated sites using "Whats in my neighborhood" data from the Minnesota Pollution Control Agency, which sites are most interesting to you? Please select all that apply.

answered question 12

skipped question 1

Response

storm water permits  
8.3% 1

air permits  
66.7% - 8

hazardous waste  
75.0% - 9

solid waste  
25.0% - 3

voluntary investigation and cleanup sites  
58.3% - 7

tanks and leaks

50.0% - 6  
Comments or questions about the indicators above?  
Anything unclear or anything you **would change?** 0

6. Pick one (1) of the following Historic Preservation indicators.

answered question 11  
skipped question 2

Response

Remodels and additions to existing homes (also housing, land use): map of all single family home remodels and additions worth 10%+ of home value  
36.4% - 4

Historic designation: number/characteristics of historically designated sites; include a map of sites  
63.6% - 7

Comments or questions about the indicators above? Anything unclear or anything you **would change?** 0

Pick three (3) of the following Housing indicators.

answered question 12

skipped question - 1

Response

Emerging market homeownership rate: % of non-white households that own a home  
33.3% - 4

Affordable housing availability: number of NEW and EXISTING rental housing units affordable at 80% ami or less, map location of units  
75.0% - 9

Housing vacancy and foreclosure rates: % housing units vacant/foreclosed/occupied; neighborhood foreclosure map  
75.0% - 9

Home construction and renovation (also land use, historic preservation): map of new homes, map of single family home remodels and additions worth 10%+ of home value  
25.0% - 3

Housing and Transport Affordability Index (also transportation): % annual hh income on trans/housing costs. 45% is unaffordable. (displayed as a neighborhood map; data from <http://htaindex.cnt.org/>)  
16.7% - 2

Housing cost: % income spent on housing by median income and by income categories (incomes under 10k, 10-30, 30-50, 50-100, 100+)  
66.7% - 8

Comments or questions about the indicators above? Anything unclear or anything you would change? 0

8. Pick two (2) of the following Land Use indicators.

answered question 12

skipped question

1

Response

Home construction and renovation (also housing, historic preservation): map of new homes, map of single family home remodels and additions worth 10%+ of home value

58.3% - 7

Contaminated sites and environmental cleanup efforts (also environment, natural and water resources): total number of contaminated and cleanup sites compared with baseline number; map of contaminated sites and cleanup efforts

91.7% - 11

Gardening opportunities (also community economic development): map including number, location, and total acreage of registered community gardens

50.0% - 6

Comments or questions about the indicators above? Anything unclear or anything you would change? 0

9. Pick two (2) of the following Transportation indicators.

answered question 13

skipped question 0

Response

Housing and Transport Affordability (also housing): % of annual household income spent on transportation and housing costs

23.1% - 3

Walkability: average walk score in the neighborhood

61.5% - 8

Work destination and commute distance: proportion of residents who various commute distances; proportion of residents who work in St. Paul, Minneapolis and the suburbs

38.5% - 5

Mode of transportation to work: proportion of residents who drive, use transit and walk/bike/other

76.9% - 10