Housing

The metrics on this page provide information about housing in the community - the number of owner-occupied, renter-occupied, and vacant units as compared to the county overall; the change in home values since 2000; and the age of the housing stock. Housing wage looks at the amount of money a person working a full-time job would have to make in order to afford rental housing (in this case a one or two bedroom unit) without having to pay more than 30% of their income. Finally, housing cost as a percent of income shows the percentage of renters and owners in the community whose housing costs are considered affordable, unaffordable, and severely unaffordable.

Housing Wage

Housing wage for a one bedroom apartment in Dutchess County: 18.92 per hour $37,846 per year
Housing wage for a two bedroom apartment in Dutchess County: 23.29 per hour $46,577 per year

Housing Tenure

source: 2009-13 American Community Survey

<table>
<thead>
<tr>
<th></th>
<th>Beacon</th>
<th>Dutchess County</th>
</tr>
</thead>
<tbody>
<tr>
<td>Owner</td>
<td>2,767 / 47%</td>
<td>32,792 / 28%</td>
</tr>
<tr>
<td>Renter</td>
<td>366 / 6%</td>
<td>10,721 / 9%</td>
</tr>
<tr>
<td>Vacant</td>
<td>2,761 / 47%</td>
<td>75,038 / 63%</td>
</tr>
</tbody>
</table>

Age of Housing Stock

source: 2009-13 American Community Survey

- Built 2010 or later: 10 / 0%
- 2000 to 2009: 341 / 6%
- 1990 to 1989: 804 / 14%
- 1980 to 1979: 610 / 10%
- 1970 to 1969: 537 / 9%
- 1960 to 1959: 478 / 8%
- 1950 to 1949: 660 / 11%
- 1949 or earlier: 2,114 / 36%

Changing Home Values

source: 2009-13 American Community Survey, 2000 Census

<table>
<thead>
<tr>
<th>Income Range</th>
<th>2000</th>
<th>2013</th>
</tr>
</thead>
<tbody>
<tr>
<td>0-$99,999</td>
<td>25%</td>
<td>70%</td>
</tr>
<tr>
<td>$100,000-$199,999</td>
<td>17%</td>
<td>52%</td>
</tr>
<tr>
<td>$200,000-$299,999</td>
<td>13%</td>
<td>52%</td>
</tr>
<tr>
<td>$300,000-$399,999</td>
<td>0%</td>
<td>22%</td>
</tr>
<tr>
<td>$400,000 to $499,999</td>
<td>2%</td>
<td>0%</td>
</tr>
<tr>
<td>$500,000 to $749,999</td>
<td>0%</td>
<td>0%</td>
</tr>
<tr>
<td>$750,000 to $999,999</td>
<td>0%</td>
<td>0%</td>
</tr>
<tr>
<td>$1,000,000 or more</td>
<td>0%</td>
<td>0%</td>
</tr>
</tbody>
</table>

Housing Cost as Percent of Income

source: 2008-2012 HUD CHAS

Renters

- Affordable (less than 30% income): 58%
- Unaffordable (30-50% income): 22%
- Severely Unaffordable (more than 50% income): 20%

Owners

- Affordable (less than 30% income): 65%
- Unaffordable (30-50% income): 20%
- Severely Unaffordable (more than 50% income): 16%
INCOME AND POVERTY

The metrics on this page provide information about income and poverty in the community. Median household income, income distribution, and the percentage of households in poverty in 2000 and 2013 for the community and the county are shown. The employment rate, the percentage of residents not in the labor force, and the unemployment rate in 2000 and 2013 for the community and the county are also shown. Finally, the percentage of households receiving food assistance for the community and the county is based on the distribution of USDA Supplemental Nutrition Assistance Program (SNAP) benefits.

Median Household Income

Source: 2009-13 American Community Survey, Census 2000 (adjusted to 2013 dollars)

Income Distribution

Source: 2009-13 American Community Survey, Census 2000

Households in Poverty

Source: 2009-13 American Community Survey, Census 2000

Households Receiving Food Assistance

Source: 2009-13 American Community Survey, Snap Benefits

Beacon

2013

City of Beacon 19%

Dutchess County 8%
EDUCATION

The metrics on this page provide information about education in the community. The school district or districts that are located in the community are illustrated on the map; and annual spending per pupil for years 2005-2013 is shown for each of the school districts. Communitywide educational attainment and its relation to employment for those aged 25-64 is shown. Select demographics for each school district – enrollment, the percentage of students who are eligible for free or reduced lunch, and the number of students with limited English proficiency – are shown. Finally, annual school performance for each district is demonstrated by the graduation rate and a college and career readiness measure established by the NYS Department of Education starting in 2010.

Expenditures Per Pupil

source: New York State Department of Education

Employment and Education

source: 2009-2013 American Community Survey

Graduation Rate & Career Readiness

source: New York State Department of Education

note: College and career readiness data only available for 2010-2014
QUALITY OF LIFE

Indicators on this page provide information about the quality of life in the community. The annual number of reported crimes going back to 1990 is broken down into two categories – violent and property crimes. Obesity prevalence by zip code in comparison to the county provides an indicator of public health. The percent of the population that lives within walking distance of a park as well as the total acres of parks in close proximity of the municipality are expressed. And finally, access to quality food looks at the proximity of people in low-income neighborhoods to the nearest supermarket, supercenter, or large grocery store. Areas that are highlighted demonstrate poor access to quality food.

Access to Parks

source: open space data from The Nature Conservancy

Access To Parks

90% of Beacon Residents live within 1/2 mile of a park

 Acres of Parks

Beacon has 71 acres of parkland within 1/2 mile of the municipal boundary*

* The full area for all parks was counted here even if some portion of the park lies further than 1/2 mile from the municipality

Number of Crimes

source: New York State Division of Criminal Justice Services
agency: Beacon City Police Department

Access to Quality Food

source: USDA, Food Environment Atlas. Low-income tracts with at least 500 people or 33 percent of the population living more than 1 mile (urban areas) or more than 10 miles (rural areas) from the nearest supermarket, supercenter, or large grocery store.

Obesity Prevalence

source: D-Atlas with data from the 2000-2010 Centers for Disease Control Behavioral Risk Factor Surveillance System Survey
ECONOMY

The metrics on this page provide information about the local economy. The estimated amount and distribution of property taxes among taxing jurisdictions (local, county, and school district) is shown for a home with the community’s median home value. Employment by industry is shown for the years 2000 and 2013. The annual number of residential building permits (in terms of both buildings and units) from 2000 to 2014, and the total annual value of residential building permits is provided. And finally, the top five places of employment for residents of the community are listed along with the primary modes of transportation to work and the average commute time for all workers who live in the community.

Employment by Industry

<table>
<thead>
<tr>
<th>Industry</th>
<th>2000</th>
<th>2013</th>
</tr>
</thead>
<tbody>
<tr>
<td>Agriculture, forestry, fishing and hunting, and mining</td>
<td>37</td>
<td>40</td>
</tr>
<tr>
<td>Construction</td>
<td>351</td>
<td>399</td>
</tr>
<tr>
<td>Manufacturing</td>
<td>806</td>
<td></td>
</tr>
<tr>
<td>Wholesale trade</td>
<td>176</td>
<td>161</td>
</tr>
<tr>
<td>Retail trade</td>
<td>656</td>
<td>911</td>
</tr>
<tr>
<td>Transportation and warehousing, and utilities</td>
<td>382</td>
<td>467</td>
</tr>
<tr>
<td>Information</td>
<td>187</td>
<td>139</td>
</tr>
<tr>
<td>Finance, insurance, real estate, and rental and</td>
<td>459</td>
<td>358</td>
</tr>
<tr>
<td>Professional, scientific, management, and waste</td>
<td>525</td>
<td>638</td>
</tr>
<tr>
<td>Educational, health and social services</td>
<td>1,452</td>
<td>1,684</td>
</tr>
<tr>
<td>Arts, entertainment, recreation, accommodation</td>
<td>308</td>
<td>704</td>
</tr>
<tr>
<td>Other services (except public administration)</td>
<td>285</td>
<td>293</td>
</tr>
<tr>
<td>Public administration</td>
<td>465</td>
<td>471</td>
</tr>
</tbody>
</table>

Taxes based on $246,300 Home

- Town or City Tax: $2,281 / 32%
- County Tax: $4,034 / 56%
- School Tax: $879 / 12%

Note: Excludes local fire and other special taxing districts.

Annual Residential Building Permits

- Buildings: $5,000,000 to $10,000,000
- Units: $15,000,000
- Value: $10,000,000 to $15,000,000

Place of Work & Mode of Travel

- Top 5 Places of Employment
  - Dutchess County, New York: 48.1%
  - Westchester County, New York: 17.1%
  - New York City, New York: 14.1%
  - Orange County, New York: 12.7%
  - Putnam County, New York: 3.8%

- Mode of Travel to Work
  - Drove Alone in a Car, Truck or Van: 70.1%
  - Carooled in a Car, Truck or Van: 11.9%
  - Used Public Transportation: 10.1%

- Average Commute Time: 34 minutes
ABOUT THIS PROJECT

The Urban Action Agenda (UAA) is a three-year initiative led by Hudson Valley Pattern for Progress (Pattern) to promote the revitalization of urban centers throughout the nine-county Hudson Valley Region. Though it is part of the larger NYC Metropolitan Region, the Hudson Valley does not have a single urban center that acts as the region’s heart but instead consists of a constellation of urban centers, large and small, located along the Hudson River and other historic transportation corridors. Today, these places face a number of challenges; but some of the Hudson Valley’s urban centers are starting to turn the corner. Nationally, trends show a renewed interest in urban living. Vibrant downtowns and waterfronts, walkable neighborhoods, access to high quality public spaces and other amenities are bringing people back to cities and other urban places.

Hudson Valley Pattern for Progress sees this as an historic moment to focus attention on the revitalization of the region’s urban centers. With their existing infrastructure, these communities are best suited to accommodate the region’s future growth. A focus on urban centers is consistent with our region’s environmental ethos and also serves to aid in the preservation of the Valley’s special landscape.

The UAA seeks to place the revitalization of our urban centers squarely at the forefront of the region’s policy and investment priorities at the local, regional and state level. Through the UAA we will assess the state of the region and monitor progress; convene and collaborate with local officials, regional agencies, and organizations; use public engagement to solicit ideas; prepare a regional strategy based on local and national best practices that can guide revitalization efforts; integrate UAA research with complementary activities in the larger New York Region; and educate stakeholders through UAA reports and by periodically hosting urban experts to speak on a variety of topics facing our communities.

Twenty-five communities in the Hudson Valley have agreed to participate directly in the UAA initiative. As part of the project we developed these data profiles for each of the UAA communities. Pattern is also collaborating with each UAA community to identify revitalization strategies that are working and which may be transferable, unique amenities and assets that should be promoted, and transformative projects that can be advocated for under the UAA banner.

The UAA is funded in part through a grant from the Ford Foundation in partnership with the Regional Plan Association (RPA) as part of RPA’s Fourth Regional Plan initiative.

About Hudson Valley Pattern for Progress

Celebrating our 50th Anniversary in 2015, Hudson Valley Pattern for Progress is a not-for-profit policy, planning, advocacy and research organization whose mission is to promote regional, balanced and sustainable solutions that enhance the growth and vitality of the Hudson Valley. Pattern brings together business, nonprofit, academic and government leaders from across as many as nine counties to collaborate on regional issues. For more information, please visit www.pattern-for-progress.org

About Regional Plan Association

Regional Plan Association is America’s most distinguished independent urban research and advocacy organization. RPA improves the New York metropolitan region’s economic health, environmental sustainability and quality of life through research, planning and advocacy. Since the 1920s, RPA has produced three landmark plans for the region and is working on a fourth plan that will tackle challenges related to sustained economic growth and opportunity, climate change, infrastructure and the fiscal health of our state and local governments. For more information, please visit www.rpa.org.

Citation
