Source: American Community Survey, 2010-2014, per Esri; data represents Market Area for each community

Sample Housing Types in Jefferson Park

- **Bungalows**
- **Multi-Family**
- **Townhouses**
- **Senior Living Facilities**

<table>
<thead>
<tr>
<th>Community</th>
<th>Median Home Price 2015-2016</th>
<th>Change 2015-2016</th>
<th>Median Rent</th>
<th>Median Time Householder Has Lived in Unit</th>
<th>Population Density (People/Acre)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Jefferson Park</td>
<td>$297,000</td>
<td>8%</td>
<td>$879</td>
<td>11 years</td>
<td>20.7</td>
</tr>
<tr>
<td>Portage Park</td>
<td>$280,000</td>
<td>10%</td>
<td>$834</td>
<td>10 years</td>
<td>24.8</td>
</tr>
<tr>
<td>Edison Park</td>
<td>$360,400</td>
<td>3%</td>
<td>$982</td>
<td>14 years</td>
<td>12.6</td>
</tr>
<tr>
<td>Forest Glen</td>
<td>$445,000</td>
<td>11%</td>
<td>$962</td>
<td>7 years</td>
<td>31.0</td>
</tr>
</tbody>
</table>

Source: Chicago Magazine based on Midwest Real Estate Data; American Community Survey 2010-2014; data represents Community Areas as defined by Midwest Real Estate

Housing Market

Jefferson Park Station Area Master Plan

Community Meeting #1 | June 19, 2017 | www.accessjeffpark.org
JEFFERSON PARK STATION AREA MASTER PLAN
COMMUNITY MEETING #1 | JUNE 19, 2017 | www.accessjeffpark.org

BUSINESS DISTRICTS

JEFFERSON PARK STATION AREA MASTER PLAN
COMMUNITY MEETING #1 | JUNE 19, 2017 | www.accessjeffpark.org

Total Establishments

- Jefferson Park: 72
- Six Corners: 52
- Edison Park: 24
- Lincoln Square: 151

Businesses per 1,000 people

- Jefferson Park: 2.32
- Six Corners: 1.43
- Edison Park: 1.26
- Lincoln Square: 3.39

2016 Population

- Jefferson Park: 30,983
- Six Corners: 36,272
- Edison Park: 19,099
- Lincoln Square: 44,503

2016 Median Household Disposable Income

- Jefferson Park: $49,155
- Six Corners: $44,087
- Edison Park: $57,546
- Lincoln Square: $50,648

Total Retail Trade Demand

- Jefferson Park: $439M
- Six Corners: $466M
- Edison Park: $378M
- Lincoln Square: $893M

Total Retail Trade Supply

- Jefferson Park: $175M
- Six Corners: $569M
- Edison Park: $104M
- Lincoln Square: $259M

Total Retail Trade Gap

- Jefferson Park: $264M
- Six Corners: ($103M)
- Edison Park: $274M
- Lincoln Square: $633M

Supply as % of Demand

- Jefferson Park: 40%
- Six Corners: 122%
- Edison Park: 28%
- Lincoln Square: 29%

Total Food & Drink Gap

- Jefferson Park: $10M
- Six Corners: $12M
- Edison Park: ($4M)
- Lincoln Square: $27M

Source: Esri; data represents Business District area for each community

1 A gap is shown as a positive number. A negative number (denoted by parentheses) indicates that the area is attracting sales from outside of the area and has a surplus.
JEFFERSON PARK STATION AREA MASTER PLAN
COMMUNITY MEETING #1 | JUNE 19, 2017 | www.accessjeffpark.org

JEFFERSON PARK MARKET AREA
RETAIL GAP BY CATEGORY

<table>
<thead>
<tr>
<th>RETAIL CATEGORY</th>
<th>GAP</th>
</tr>
</thead>
<tbody>
<tr>
<td>Motor Vehicle and Parts Dealers</td>
<td>$85.9M</td>
</tr>
<tr>
<td>General Merchandise</td>
<td>$79.2M</td>
</tr>
<tr>
<td>Restaurants</td>
<td>$20.4M</td>
</tr>
<tr>
<td>Food and Beverage</td>
<td>$18.5M</td>
</tr>
<tr>
<td>Clothing and Accessories</td>
<td>$17.0M</td>
</tr>
<tr>
<td>Gasoline Stations</td>
<td>$14.3M</td>
</tr>
<tr>
<td>Electronics and Appliances</td>
<td>$14.0M</td>
</tr>
<tr>
<td>Miscellaneous Store Retailers</td>
<td>$12.7M</td>
</tr>
<tr>
<td>Building Materials, Garden &amp; Supply</td>
<td>$11.3M</td>
</tr>
<tr>
<td>Sporting Goods, Hobby, Books &amp; Music</td>
<td>$6.6M</td>
</tr>
<tr>
<td>Furniture and Furnishings</td>
<td>$5.7M</td>
</tr>
</tbody>
</table>

Source: Esri

RETAIL BUSINESS LICENCES

LEGEND
- Jefferson Park Study Area
- Schools
- Parks
- Auto
- Eating & Drinking
- Merchandise
- Service

AUTO
Auto Sales, Services & Filling Stations (4)

GROCERY
Food & Beverage Stores (11)

EATING & DRINKING
Eating, Drinking, Entertainment (29)

34%

30%

21%

11%

10%

6%

JEFFERSON PARK STATION AREA MASTER PLAN
COMMUNITY MEETING #1 | JUNE 19, 2017 | www.accessjeffpark.org

SERVICE
- Dry Cleaners, Laundry, Tailors (4)
- Financial Services (4)
- Fitness (2)
- Health, Personal Care, Pharmacies (6)
- Household Services (3)
- Personal & Other Services (12)
- Pet Services (2)

MERCHANDISE
- Clothing & Accessories (1)
- Electronics & Appliance Stores (3)
- Furniture & Home Furnishings (2)
- General Merchandise (3)
- Home Improvement Stores (3)
- Misc. Retail Stores (2)
- Sports, Hobby, Books, Music, Florist (7)

Sources: Valerie S. Kretchmer Associates, Inc. based on City of Chicago business license data for the Jefferson Park Study Area