**HC5 - Summary Presentation:**

**Intro:** The four Brooklyn neighborhoods that we chose to analyze were Brownsville, Sunset (high pop) Park, Sheepshead Bay, and Prospect Heights. In our decision to focus on these neighborhoods, we decided to pop density/rich/poor.

**HC2:** The characteristic we chose to analyze between our 4 neighborhoods was median household income. Using this metric, we could get a picture of how expensive it might be to live in each neighborhood and how desirable government affordable housing programs might be. The median household income for Brooklyn as a whole in 2020 was $67,000. Using this statistic as a baseline to compare our neighborhoods, two are roughly on par with the borough median and two are extreme outliers. Households in Sunset park and Sheepshead Bay have slightly higher than average median incomes at $71,000 and $73,000 respectively. Prospect Heights, a historically affluent neighborhood, has a high median household income at $111,000 and Brownsville, one of the poorest neighborhoods in the city, has the lowest median household income of the bunch at $26,000.

**HC3:**

We chose to rank our neighborhoods based on 3 qualities: walkability, cost of living, and crime rates. These were chosen because our definition of affordable housing includes decent housing, meaning that accommodations must be of sufficient quality, not just relatively inexpensive. For example, affordable housing in an area with high crime rates would not fit our definition. In walkability, the ranking was as follows: a tie between Prospect Heights (A-) and Sunset Park (A-), followed by Sheepshead Bay (B+) and Brownsville (B). For cost of living, Brownsville leads (C), with a tie between Sheepshead Bay, Sunset Park, and Prospect Heights (C-). Of all the neighborhoods, Prospect Heights has the lowest crime rates (B-) compared to Sheepshead Bay (C+), Sunset Park (C), and Brownsville (C-).

**HC4:**

Record-high rent prices have caused many NYC residents to expand their housing search outside of Manhattan. Thus, Brooklyn has now become an equally competitive and expensive market as Manhattan. Since many landlords have implemented unprecedented rent hikes (especially for non rent-stabilized units), current residents are being pushed out of Brooklyn’s most desirable neighborhoods, accelerating the rate of gentrification in these areas. Nearly all Brooklyn neighborhoods, especially more affordable regions like Brownsville and Sunset Park, are experiencing exponential growth in their StreetEasy searches. Prospect Heights, Sheepshead Bay, and Sunset Park have all seen median rent prices increase by at least 20% in the past year. This directly harms their low-income, immigrant communities, including Sheepshead Bay’s Eastern European and Asian residents, and Sunset Park’s predominantly Hispanic population. Brownsville, Brooklyn’s poorest neighborhood, has not experienced this same widespread displacement quite yet, but its relatively low-cost rental units have become more expensive over time, which has made it much harder for its residents to find quality housing, especially those relying on government stipends. Furthermore, rising costs have also caused much of Brooklyn’s affordable housing to diminish in quality as landlords fail to contribute sufficient maintenance funds, making these units less desirable. Overall, Brooklyn neighborhoods are currently facing rapid gentrification as affordable housing units become increasingly rare. Many working class households in Brooklyn are barely scraping by in an effort to meet these rent hikes.