

Building Mixed-Income Communities: Documenting the Experience in Chicago

The University of Chicago/Case Western Reserve University

Qualitative Analysis Study
Case Studies at 5 New Mixed-Income Developments in Chicago

Primary Research Questions:

- What are the strategies implemented to create well-functioning mixed-income developments and what are the early results?
- What are the perspectives and experiences of residents of the development?

Methods:

- In-depth panel interviews, focus groups
- Observations of meetings and community activities
- Review of documents

Case Study Sites:

Research Initiated

Jazz on the Boulevard (Lakefront Properties)	2004
Oakwood Shores (Madden Wells)	2006
Park Boulevard (Stateway Gardens)	2006
Westhaven Park (Henry Horner)	2006
Roosevelt Square (ABLA)	2010

Data Sources

In-depth panel interviews with residents	
- pre-relocation public housing residents	72
- renters of public housing units in mixed-income developments	54
- renters of affordable/market-rate housing in mixed-income	26
- owners of affordable/market-rate housing in mixed-income	43
In-depth panel interviews with key stakeholders	
- private developers, service providers, property managers	51
- community stakeholders	33
- public agency staff and other informed observers	20
Observations of meetings and community activities	300+

Available papers:

- The Theories Underlying Mixed-Income Development
- Conceptualizing the Role of Schools in Mixed-Income Communities
- Early Resident Experiences at Jazz on the Boulevard
- Developer and Service Provider Perspectives on Mixed-Income Development
- Building Community in Mixed-Income Developments*
- Resident Perceptions of Life in Mixed-Income Developments*
- Social Interaction in Mixed-Income Developments*
- Public Space and Social Control in Mixed-Income Developments*
- Public Housing Resident Decision-Making about Their “Right to Return”
- The New Stigma of Public Housing Residents in Mixed-Income Developments

*Research Brief also available

Quantitative Analysis Study
Public Housing Transformation and Resident Relocation
(With Chapin Hall at the University of Chicago)

Primary Research Questions:

- To what housing contexts have public housing residents relocated through the Chicago Housing Authority (CHA) Plan for Transformation in Chicago?
- Are there systematic background differences among households that move to different housing contexts?
- Are there early differences in indicators of well-being?

Methods:

- Analysis of administrative data using the Chapin Hall Integrated Database

Sample

- 16,826 households living in CHA at Transformation launch in October 1999
 - 9,980 households in CHA-subsidized housing in November 2008
 - 3,978 (40%) - housing choice voucher in the private market
 - 3,153 (32%) - traditional family developments
 - 1,571 (16%) - scattered-site public housing
 - 1,278 (13%) - new mixed-income developments
 - 6,846 households not in CHA-subsidized housing in 2008 (2010 data)

Data Sources

- Chicago Housing Authority
- Illinois Department of Employment Security
- Illinois Department of Human Services
- Illinois Department of Children and Family Services
- Circuit Court of Cook County's Juvenile Justice Division

Paper in revision for Cityscape:

Public Housing Transformation and Resident Relocation

RESEARCH TEAM CONTACTS AND FUNDING

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