

Equity and Opportunity Assessment



July 2014



Equity and Opportunity Assessment

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Community
Planning
Workshop



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Executive Summary

The Equity and Opportunity Assessment (EOA) of the Lane Livability Consortium (LLC) seeks to identify and analyze issues of equity, access, and opportunity and consider how these findings can inform agency plans, policies, and major investments. The geographic focus for this analysis is the boundary of the Central Lane Metropolitan Plan Organization Area, which includes the Cities of Eugene, Springfield, and Coburg as well as unincorporated land surrounding these jurisdictions.

Like other efforts of the Consortium, this process was designed to engage multiple agencies and sectors. The Equity and Opportunity Assessment Project is primarily supported through a Sustainable Communities Regional Planning Grant provided through the U.S. Department of Housing and Urban Development. Other resources include in-kind time, data, and expertise provided by over 30 participating agencies as well as resources created through other Lane Livability Consortium projects.

This Assessment broadly defines opportunity as a condition or situation that places individuals in a position to be more likely to succeed or excel. Through the Assessment process, participating agencies sought to:

- Establish a common understanding of how different community agencies approach issues of access, equity, and opportunity;
- Examine and consider related data and analyses and create a set of data resources related to equity, access, and opportunity;
- Incorporate qualitative needs and community perspectives gathered through multiple forms of engagement;
- Identify policies, plans, investments, and public engagement strategies among multiple sectors that can be informed by the analysis; and
- Develop recommendations for policies, programs, and investments based on the analysis.

Building upon the existing efforts and plans within participating agencies, this Assessment intends to provide data and analysis that can be used by multiple agencies to inform future plans, programs, and decision-making processes.

The project is led by a core team working on behalf of the Lane Livability Consortium, which is composed of members including LLC Project Manager (Stephanie Jennings), City of Eugene staff (Sarah Zaleski and Jason Dedrick), City of Springfield staff (Kevin Ko), and staff from the Community Planning Workshop at the University of Oregon (Maddie Phillips and Bob Parker). This team has expertise in public participation, data analysis and mapping, community planning, fair housing, HUD programs, and diversity and equity issues.

1.1. Project Approach

The Equity and Opportunity Assessment included five major process steps, as shown in Figure 1.1. These are outlined below.

Identify Key Issues and Data. Individual interviews with agencies participating in the Lane Livability Consortium and other community partners provided a baseline understanding of how each stakeholder agency approaches equity and access issues, related plans and analyses, potential sources of data and applications, and an understanding of desired outcomes for the Assessment. A total of nine interviews were conducted that included 58 participants from governmental jurisdictions, affordable housing providers, school districts, transportation agencies, and United Way of Lane County. In addition, a review of how equity and access issues are currently addressed within area plans was completed.

Data Selection, Mapping, and Analysis. The Assessment drew upon regional data resources to: 1) compose a broad understanding of where different groups of people live within our community; 2) identify how jobs, schools, and services are distributed through the region; and 3) uncover disparities in access and opportunity. Each stage of engagement with stakeholders provided further feedback resulting in greater refinement of the data sets and analysis.

Engage and Interpret Data. Through two multi-agency interactive workshops, 48 participants from over 20 agencies considered mapped data and analysis by identifying key trends, questions, conclusions, and possible applications to policies, programs, and investments. Workshop meetings included interdisciplinary representatives of jurisdictions, schools, affordable housing organizations, transportation agencies, public health, agencies representing vulnerable populations, and local funders. Based on these workshops, additional data was gathered to more completely describe access to opportunities.

Community Consultations. Following the initial review and interpretation of data, stakeholder agencies identified opportunities for presentation, discussion and feedback from community stakeholder boards and commissions (i.e. Housing Policy Board, the Eugene Human Rights Commission, and Eugene and Springfield Planning Commissions). Where possible, consultations leveraged existing networks, forums, and gathering places. Qualitative needs and perspectives were also gathered through the Latino Public Participation and Community Indicators Project and the Equity and Opportunity Assessment of Affordable Housing Residents.

Identify Key Investments and Apply Findings. Another step in the Assessment process identified applications of the EOA to enhance equity, access, and opportunity to specific issue areas. The core team worked with lead staff and agencies in the areas of land use and transportation; affordable housing, community development, and human services; economic development; and health to organize each workshop. Four workshops were held with a total of 64 participants. These workshops generated specific ideas for applying the findings of the analysis to plans, policies, investments, and public engagement strategies.

Develop Final Maps, Analysis Recommendations and Report. The final step in the process was the synthesis of the quantitative data, qualitative data, and community needs into a final set of maps and report. During this phase additional consultation occurred with multiple agencies and community stakeholder groups to identify and refine recommendations and applications.

1.2. Agency Perspectives on Equity, Access and Opportunity

A number of themes emerged from the key informant interviews and feedback provided through workshops and consultations. They are as follows:

- There are significant variations both among and within agencies in how they consider issues of equity, access, and opportunity. For example, technological, educational, and financial barriers surfaced in many discussions (in addition to geography) as key issues to accessing opportunities within the metropolitan area. At the same time, most agencies expressed a desire for better common understanding of these issues across agencies.
- Most agencies have performed some level of equity, access, or opportunity analysis independently, some for federal or state requirements, others in response to local priorities. There are significant variations in the scope, methods, and key indicators used for these analyses. Some of these documents are used and updated on a regular basis, though it is clear that such analyses are not often shared across disciplines (i.e. transportation planning efforts are not often used by health professionals).
- Most agencies would like better access to broader range of both data analyses and raw datasets related to equity, access, and opportunity. Many asked if there are ways to layer data to better understand trends and patterns across multiple sets of data.
- Many interagency and cross-sector partnerships already exist to address the needs of vulnerable populations and advance equity, access, and opportunity. Some of those interviewed would like to be able to use the Assessment to identify additional common interests and initiate collaborations with other agencies.
- Multiple agencies identified increasing needs among vulnerable residents but also described the negative impacts of declining resources. Reductions in school funding and social services have had significant impacts on services for vulnerable populations.
- Community residents were involved in the Assessment process through several projects. These included the Equity and Opportunity Assessment of Affordable Housing Residents, where residents were surveyed on many different aspects of access and opportunity. Another method of communication with community members involved the Latino Public Participation and Community Indicators Project, where members in the Latino community were able to share their experiences and opinions.

Figure 1.1. Equity and Opportunity Assessment process steps



1.3. Equity, Access, and Opportunity in Area Plans and Analyses

The Equity and Opportunity Assessment builds on a number of previously completed analyses and plans. The data gathered and recommendations will help inform the development of future plans in multiple areas.

- For over 20 years, Eugene and Springfield have collaboratively developed the Eugene-Springfield Consolidated Plan to analyze community needs and guide use of HUD funding for affordable housing, human services, economic development, and improvements to low-income neighborhoods. The two jurisdictions completed their first joint Analysis of Impediments and Fair Housing Plan in 2010 and will commence development of their next Consolidated Plan and Fair Housing Plan in 2014. The results of the Equity and Opportunity Assessment will be largely incorporated into both of these plans.
- In the transportation area, the Regional Transportation Plan has provided a regional framework for understanding transportation equity issues across jurisdictional boundaries. Both Eugene and Springfield have developed separate Bicycle and Pedestrian Plans to advance support for use of alternative modes of travel. The Regional Transportation Options Plan and Long-Range Transit Plan are both additional resources and plans that will be informed by the results of this analysis.
- In the health area, Lane County Public Health and PeaceHealth have created the first Community Health Improvement Plan for our region. This plan identifies health equity as a critical issue of concern and creates a key point of connection between public health and other issue areas.
- In the economic area, multiple agencies have come together to develop a Plan for Regional Economic Prosperity. Over several years of planning, workforce development and brownfields have emerged as critical focus areas of economic prosperity and these areas can be informed the EOA.
- The City of Eugene's Diversity and Equity Strategic Plan 2009-2014 identifies a series of goals and actions to enhance access, remove barriers, and create an inclusive environment for all community members and employees. The current plan includes goals and strategies for leadership, capacity, workforce and work environment, service delivery, communications and engagement, and measurement and accountability. The data and conclusions of the EOA provide valuable information for the ongoing efforts of equity and human rights staff as well as future plans and initiatives.

While existing plans provide a wealth of information and significant foundation for the EOA, agencies recognize additional work is needed to bridge those plans and analyses. Most of the plans have been developed to meet specific funding requirements by state or federal entities or tailored to fit an organizational framework, making for difficult translation across disciplines. Furthermore, the geographic scale and extent of each plan varies, leading to data sets that cover different areas in the region. The region's Metropolitan Plan has served to connect many community issues but has a strong land use and regulatory focus. There is great potential for the Metropolitan Plan to serve as the connecting framework.

1.4. Key Findings from Assessment

Through the collective efforts of participating agencies, over 50 geographic datasets from federal, state, and local sources were identified for consideration as a part of the Assessment. Ultimately, 70 indicators were organized into seven topical indicator categories and were selected for the Assessment. These indicator categories are: social and demographic characteristics; income and poverty; housing access; educational opportunity; employment opportunity; transportation access; and safety, health, and wellness. The diagram below illustrates the 7 topical indicator categories.

Data is presented and analyzed at the census tract level and there are 62 census tracts included in the Assessment area. A data range was established for each data set, and the range is divided equally into low, medium, and high categories. The tract was assigned a low, medium, or high ranking based on where it falls in the data range. For some datasets, the range is very small when there is not much difference between the highest and lowest tracts. The degree of opportunity or vulnerability was then identified in the maps by a light (greater opportunity/less vulnerability) to dark (lesser opportunity/ more vulnerability) color scheme. Not all data is representative of an opportunity or vulnerability, but is provided for regional context, renter and owner occupancy is a good example of this.



This method of analysis with equal intervals allows for a **relative** analysis of tracts based on their distribution within the metropolitan area. Data within each topic area has been compiled into composite indices, which again present a **relative** analysis of conditions among the census tracts within the metropolitan area.

In addition to the data analysis, this report and its process draws information from previously completed plans and analyses including the 2010 Eugene-Springfield Consolidated Plan, the 2010 Eugene-Springfield Fair Housing Plan, the Travel Demand model for the Central Lane Metropolitan Planning Organization, Equity and Opportunity Assessment of Affordable Housing Residents, and the Latino Public Participation and Community Indicators Project.

Overall Findings

For the first time in our region, the information and maps developed for the Equity & Opportunity Assessment have been grouped together and analyzed using common methods for all categories of data. This systematic analysis allows for comparison of factors within and across categories. Each category provides an assessment of access to opportunity for residents of a census tract. With this information, decision-makers are able to view and compare a wide range of characteristics of opportunity among places within our region.

Throughout this Assessment, characteristics of different neighborhoods have been examined to look at residents' access to opportunities. Overall findings indicate that there are some differences in geographic access to opportunities for residents. However, the compact size of our region and overall disbursement of lower income populations has limited these differences. Nevertheless, there are some areas in the community with both higher percentages of vulnerable populations and greater economic vulnerability across multiple factors. These areas do not meet the HUD criteria for racially or ethnically concentrated areas of poverty (RCAPs/ECAPs) at this point in time but could in the future.

The following sections identify conclusions from the geographic analysis of equity, access, and opportunity; describes how this body of work may be incorporated into the overall regional structure of planning and investment decision making; and identifies specific opportunities associated with the four core areas of economic prosperity, housing and community development, transportation, and public health.

Community Profile

- The geographic area for the Equity and Opportunity Assessment is the Central Lane Metropolitan Planning Organization Area (MPO), which includes the cities of Eugene, Springfield, Coburg as well as adjacent unincorporated areas totaling 123 square miles.
- The area includes numerous geographic features including the Willamette and McKenzie Rivers; surrounded by foothills and forest; wetlands to the west, and farmland to the northwest and north. All of these features, along with Oregon's strong land use regulations have encouraged compact growth over time.
- The MPO area contains 251,721 people and has grown by 9% since 2000. Eugene has a population of 158,335 and has grown 14.8% since 2000. Springfield has a population of 59,840 and grown 13% since 2000.
- Population density is greatest in downtown Eugene and in areas adjacent to University of Oregon. Areas outside the urban growth boundaries, near natural hazards, and areas preserved for parks have the least population density.

Social and Demographic Characteristics

- The MPO's population is aging and growing more diverse while household sizes are slowly shrinking.
- Latino residents make up 8% of the Assessment area's population (21,795 people). The number of Latino residents has increased by 82% between 2000 and 2010. In the 17 tracts with the highest percentages, 11% to 15.3% of residents identify with Latino ethnicity. These tracts are clustered in West Eugene Hwy 99 and West 11th Corridors, and in Springfield along Pioneer Parkway and Main Street.

- Persons of a minority race make up 13% of the area's population (34,288 people). The number of Minority residents has increased by 37% between 2000 and 2010. In the 8 tracts with the highest percentages, 17% to 22.8% of residents identify with a non-white race. These tracts are located in West Eugene, around University of Oregon, and along Pioneer Parkway in Springfield.
- Persons with a disability make up 18% of the area's population. In the 9 tracts with the highest percentages, 23% to 30.5% of residents have a disability. These are clustered in West Eugene along the Hwy 99 and West 11th Corridors, and along Pioneer Parkway and Main Street in Springfield.
- Children make up 20% of the area's population. In the 35 census tracts with the highest concentrations of children, they make up 20% to 29% of the population by tract. These tracts are located throughout the community except downtown Eugene and near University of Oregon.
- Single female headed households make up 11% of households in the area. In the 11 tracts with the highest percentages, 15% to 21.5% of households are headed by a single female. These tracts are located along Pioneer Parkway and Main Street in Springfield, and in certain areas of West Eugene.
- There are multiple tracts with greater percentages of Latinos, Minorities, youth, populations with disabilities, and single headed households. These areas also tend to have fewer seniors. These more vulnerable and historically marginalized populations are consistently found along West 11th and Highway 99 in Eugene and along Pioneer Parkway and Main Street in Springfield.
- Areas within the MPO but outside of urban growth boundaries of the cities tend to have very low densities and are occupied primarily by older white residents.

Income and Poverty

- 19% of the population is in poverty. The inclusion of college students in the poverty calculations has the potential to alter the overall poverty rate since the dynamics of college student finances can be much different than the general population. About 25% of the population in poverty lives in the 5 tracts with the highest percentages (40% to 68.7%). These are also areas of extreme poverty. These tracts are located around the University area and in the West Eugene Hwy 99 area. When off-campus college students are excluded from the poverty calculations there is one tract in the area with extreme poverty, found in the West Eugene Hwy 99 area.
- The median household incomes of the Assessment area's two main cities of Eugene and Springfield are below the county, state, and national income levels.
- The degree and extent of children in poverty is more difficult to measure. Information on lunch eligibility and the HUD poverty index show that poverty for children is greater. Around half of elementary students qualify for the free or reduced lunch program at school and areas with high percentages for elementary school students who qualify for the school meal program show 63% to 94.1% of students eligible.
- About 19% of households receive SNAP benefits. In the 7 tracts with the highest percentages 33%-49.4% of households receive SNAP benefits and 25% of households that receive benefits live in these tracts. These tracts are located around West-central Eugene, and include the Hwy 99 and Roosevelt Boulevard tracts and along Main Street in Springfield.
- More vulnerable populations tend to live in areas with economic vulnerability.

- Areas with greater economic vulnerability tend to have higher percentages of Latino populations, youth, older populations age 60 to 79, more populations with disabilities, and single headed households.

The picture of where opportunity exists in the Assessment area varies for housing, education, employment, transportation, and safety, health, and wellness. As a result, there are no areas that have the greatest access to opportunity across all these factors. Again, the compact development patterns and disbursed employment, education, transportation, and park/recreational facilities improve access to opportunity for the community as whole.

There are some variations that can be identified. In general, more central areas have greater access to transportation, housing, and employment opportunities but lesser access to educational opportunities and positive health and wellness influences. Areas along major transportation corridors have a concentration of industrial uses that offer significant access to employment opportunities but also have more negative safety, health, and wellness influences. These areas include West Eugene West 11th, Roosevelt Boulevard, and Hwy 99 areas, and in Springfield along the Pioneer Parkway, Gateway Street, and Main Street areas. Variations by specific factors are summarized below.

Housing Access and Affordability

Housing is more affordable in core areas although subsidized affordable housing and manufactured home parks are scattered throughout the region. Renter housing cost burden indicators are quite high, but are strongly impacted by the presence of many college students. Even for those living in subsidized affordable housing, these costs remain a significant challenge.

- Areas with greater housing affordability are not necessarily areas without housing hardship.
- Areas with more housing affordability tend to have more economically and demographically vulnerable populations. These areas also tend to have lower priced units, older housing stock, and a greater percentage of rental units and renter households. These are all centrally located with more access to public transportation, services, and jobs.
- Renter households make up 45% of occupied housing and are concentrated in downtown and mid-central Eugene, including the University and Hwy 99 areas. The area around the University of Oregon has the highest percentage of rental units with many developments that cater to college students.
- Areas with less housing affordability are also areas with fewer demographically and economically vulnerable populations. These areas have high percentages of youth and older populations, but low percentages of Minority, Latino, populations with disabilities, and single headed households. These areas tend to have less access to public transportation, services, and jobs but greater education opportunity, and more positive health and wellness influences.
- Renter housing affordability is an issue. There are not any tracts with characteristics of affordable rental housing in the Assessment area. These characteristics include lower monthly rental housing costs and low percentages (less than 25%) of renter households experiencing housing cost burdens.
- The majority of tracts have over 25% of renter or owner households with a cost burden.
- Regionally, the growth of housing costs has exceeded the growth of incomes.

- About 3.6% (4,040) of housing are affordable subsidized housing units in the MPO. In the 3 tracts with the highest percentages, affordable subsidized housing makes up 18% to 27.3% of housing units. In these tracts, 25% of affordable subsidized housing units are found. There are 23 tracts with no subsidized affordable housing developments.
- About 5% (5,540 units) of housing units are located in manufactured home parks. These developments vary in size and unit quality and are located throughout the MPO with concentrations in West Eugene, Glenwood, and East Springfield.
- Homelessness is a prevalent issue in the community, with a one night winter count in 2013 finding 1,751 people on the streets or in emergency shelters in the County. In the 2011-12 school year, Lane County schools reported 2,262 children homeless.

Educational Opportunity

Educational opportunity tends to be greatest in outlying areas where there children make up a greater proportion of the population and there is better access to elementary schools. There are two tracts in west Eugene and multiple tracts in Springfield along Pioneer Parkway and Main Street where 14 to 20 percent of the residents do not have a high school diploma. There is a strong correlation between the educational achievement of adults and their children.

- Education trends show a community with more higher education degrees, however, a large segment of the population over age 25 (9%) still does not have a high school diploma or equivalent.
- Residents in affordable housing developments reported that language was a barrier when trying to communicate with school staff on behalf of their children.
- Areas with less educational opportunity are also areas with demographically and economically vulnerable populations with higher percentages of Latinos, youth, and single headed households (male and female). These also tend to be areas of poverty and have greater need of food assistance.
- Areas with high percentages of people without a high school diploma are also similar to the areas with lower school proficiency, have higher percentage of students eligible for free or reduced lunches (63% to 94.1% in school attendance areas), and over half of the tracts are areas of poverty.
- Affordable housing residents identified transportation and costs as challenges and barriers for children accessing after school activities.
- Greater percentages of Latino populations have less than a high school diploma and there are higher percentages of Latino populations living in areas with less educational opportunity.
- Areas with more educational opportunity tend be areas with less economically vulnerable populations.
- Areas with less educational opportunity tend to have more demographically vulnerable populations.
- A few of the tracts with greater educational opportunity have less housing affordability, lower use of alternate modes, and fewer employment opportunities.
- Most residents of affordable housing were satisfied with their children's schools.
- Affordable housing residents reported that three reasons schools were chosen were: reputation, ability to get there, and closeness to home.
- Overall, areas with educational opportunity are found in mid-south and northeast Eugene, and mid-north and east Springfield.

Employment Opportunity

The core areas and areas along major transportation corridors have more employment opportunities and better access to transportation than outer portions of the region. While there is greater access in core areas, these areas also have varying labor force participation and unemployment rates. The lower participations rates are due in part to a larger number of college students, seniors, and persons with disabilities. There are two tracts with unemployment rates exceeding 18% including the Highway 99 tract and a tract along Pioneer Parkway.

- Employment in the region, while diversifying towards areas like education and health services is increasingly comprised of lower wage work.
- Areas with the greatest overall employment opportunity are in the central core areas of Eugene in Downtown and the University area; and in Springfield in Glenwood, and along Pioneer Parkway and Gateway St.
- The Hwy 99 and Gateway Street tracts have high labor force participation but they are also areas of high unemployment.
- The areas with higher employment are around the Roosevelt Boulevard West 11th area, north of Downtown by the regional mall Valley River Center, and the Downtown and University area of Eugene. In Springfield these areas are the northern Pioneer Parkway area, around the Gateway area, and south in Glenwood.
- Residents in affordable housing developments identified certain barriers in looking for work: childcare, transportation, low salaries offered by available jobs, not having the experience or education needed for available jobs (computer skills), language, age, and disability.
- Tracts that have fewer employment opportunities tend to also have less housing affordability.
- There are areas in the community where even though there is access to jobs by commute or the presence of employment, residents are still experiencing economic distress. These tracts also tend to have more vulnerable populations. These tracts are located in the Roosevelt Boulevard West 11th Corridor area, and Pioneer Parkway and Gateway St in Springfield.

Transportation Access

As a whole, the Assessment Area has a very low average commute time and a very high rate for use of alternative modes of travel in comparison with other metropolitan areas. The areas with the highest rates of alternative modes are in core areas including around the University of Oregon, downtown Eugene, and in the tract along Highway 99. It is difficult to determine where reliance on alternative modes is an active choice or an indicator of economic hardship based on qualitative data alone. Through outreach to Latino residents and residents of affordable housing, it apparent that economic hardship does play a role in some areas. In addition, the inability to legally obtain a drivers license also impacts undocumented persons.

- More people seem to be using alternative transportation, and this is primarily found around the University and Downtown areas of Eugene, locations that also have more employment opportunity.
- Areas where there is greater use of alternate modes of transportation have less demographically vulnerable populations.

- There is a greater use of alternate modes of transportation in the Hwy 99 area where there are also more economically vulnerable populations.
- A majority (70%) of commuters drive alone to work, while 15% of commuters use an alternative transportation (bus, bike, or walk).
- Qualitative surveys identify traffic safety as a significant concern. Both Latino residents and affordable housing residents identified numerous concerns about speeding, sidewalks, crosswalks, lighting, and traffic signals. Cost and convenience of public transportation was also identified as a significant barrier.
- Affordable housing residents reported transportation as a barrier to accessing schools through the district school choice program and for after school programs or activities. Cost and transportation were cited as barriers to children accessing afterschool activities.

Need for Emergency Services

- Areas with greater need for emergency services tend to have demographically vulnerable populations.
- Areas with the greatest need for emergency services are located around the University.
- Outside the University areas with more need for Emergency Services are in the west Eugene Roosevelt Boulevard - Trainsong areas and Gateway in Springfield.

Health and Wellness Influences

- The core areas have less positive health and wellness influences, including downtown Eugene, the areas along Highway 99 and West 11th Avenue in Eugene, and along Main Street in Springfield. Most of the less positive health and wellness influences in the core areas include greater need for emergency services and greater potential exposure to pollutants. In comparison, the regions outside these core areas have lower percentages of vulnerable populations in the south, southwest, and northeast Eugene, and in East and south Springfield. These are all locations, with the exception for the University area, that also have lower economic stress and vulnerability.
- Areas with less positive health influences have more economically and demographically vulnerable populations and are located in West Eugene around the Hwy 99 corridor and in mid-central Springfield. In Springfield, areas with less positive health and wellness influences have less employment opportunities.
- Areas with more positive health and wellness influences have greater educational opportunities and are located in south Eugene, northeast Eugene, and north Springfield.
- The accessibility of parks and recreation is a positive influence on the health and wellbeing of residents in a community. Most of the area's households (97%) have some form of parks and recreation available within a 1/2 mile.
- About 38% of households have a major grocery store within a 1/2 mile.
- Overall, most of adults in the region have a high mean body mass index (BMI) of over 25, indicating a more overweight population, with the highest BMI (27-28.3) in West Eugene, northwest Eugene, and along Main Street and Pioneer Parkway in Springfield.
- About 45% of households live in areas where noise pollution from transit and rail could be impacting their lives.
- In the Assessment area, almost 2/3 or 65% of housing was built before 1980.

1.5. Incorporating Equity into Plans, Policies, and Investments

As part of the process of development the Equity and Opportunity Assessment, four workshops were conducted to specifically consider where and how issues of equity, access, and opportunity might be considered in the region's plans, investments, and decision-making processes. Other ideas were gleaned from key informant interviews, community consultations, as well as from engagement with Latino residents and residents of affordable housing.

First and foremost, the Assessment process highlighted many community core values, especially those held in common by many community stakeholder agencies and organizations. Alignment of these goals could help and be helped by opening lines of communication across disciplines. Additionally, developing common language can help cross-disciplinary communication, allowing stakeholders to understand the nuances of equity issues, especially as factors compound and influence choices of residents in this region.

Stakeholders also asserted the importance of sharing data and contributing to upkeep of certain data sets. Frequent requests for maps initially displayed during this process indicate there is intense community interest without the resources to share and distribute this data. Participants consistently identified opportunities to incorporate issues of equity, access, and opportunity into public engagement, plans, policies, investments, and leveraging resources. Specific ideas and recommendations related to each of these topics are provided below.

Public Engagement

Use of maps of different factors offer critical information not only inform public engagement efforts but also to engage the public and increase the community's understanding of issues of equity, access and opportunity. Participants in many workshops identified opportunities to leverage resources in public engagement, especially in outreach to areas of the community affected by multiple investments.

- Data can help agencies and organizations identify and target outreach and education strategies to engage the public and/or specific vulnerable populations.
- The visual nature of this data can help residents relate to and contextualize data.
- Data can help residents engage perceptions of community characteristics.
- Data can help diversify the voices heard and included in community discussions and create a culture of civic engagement

Plans

Most agencies have started to intentionally recognize interconnections across multiple planning areas and are seeking data and information from other areas and sources beyond their central focus area as they develop plans. For example, some organizations have begun to shift towards consideration of triple bottom-line principles in the development of their plans and need better information on equity issues. A number of agency staff have already utilized the maps and data generated to inform current planning efforts.

Similar to the results of the Key Informant Interviews, equity is embedded in many of the Eugene-Springfield region's governing documents and has been examined through many lenses. Plans and analyses are often developed in "silos" to meet specific funding requirements or are tailored to fit an organizational framework, making for difficult translation across disciplines. Furthermore, the geographic scale and extent of each plan

varies, leading to incomplete data sets at the regional level in some categories. To fill these information gaps, an analysis such as the Equity and Opportunity Assessment can provide a connection between these somewhat isolated efforts.

Participants were interested in applying EOA data to the work they do through agency and organizational planning in the following ways.

- Using EOA mapped data, stakeholders can define and understand the factors that contribute to vulnerability of specific populations, especially when trying to plan for these populations. These vulnerabilities can be identified based on the concentration of multiple factors in specific geographic areas in the region or for a population as a whole.
- Help staff and decision-makers better-understand the geographic distribution and gradation of issues facing certain areas of the Eugene-Springfield region.
- Integrate data from other disciplines into upcoming plan revisions to achieve coordinated regional goals.
- Inform mandated planning activities to consider equity and access as the region accommodates change and growth over the next planning horizon.

Lastly, the Assessment offers critical insights that will benefit the region as it revises and updates its core regional plans including the Metro Plan, Regional Transportation System Plan, Economic Prosperity Plan, and Consolidated Plan.

Policies

Several agencies have started to apply a triple-bottom line lens as elected officials and leaders make specific policy decisions. Readily available data on equity issues that is broadly available make it much easier to incorporate such data into these policy decisions. Specific recommendations and ideas are described below.

- Help staff transparently describe the need for specific policies.
- Identify issues and align policies in multiple disciplines to achieve regionally-desired equity and access outcomes.
- Inform the siting of services to assure access by all users, especially target populations.
- Establish regionally-relevant eligibility thresholds for funding and/or programs.

Investments

Data and information provided through this report offer a finer grain of context to decision-makers as they strategically allocate funding resources throughout the region. Investments can help those residents disproportionately affected by policy decisions achieve greater access to areas of higher opportunity, as well as make “good” geographic areas “great.”

- Identify geographic areas or specific populations ripe for investments across many disciplines and funding resources.
- Leverage investments across disciplines.

- Comprehensively address disproportionate exposure or impact on certain geographies and/or populations
- Make greater positive impacts (greater return on investment) to increase opportunities for residents.
- Sustain and improve access to and quality of existing services and infrastructure
- Disburse and ameliorate endemic conditions, such as poverty
- Data can help organizations serving the region to strategically build capacity

Leveraging Resources

The data and findings offered through this report has already supported multiple grant applications by public and nonprofit organizations. Many partners have commented on the time spent searching for such information and the difficulty of piecing together data from a variety of sources. This resource offers a one-stop shop for grant seekers and also helps to raise awareness of the data resources and information that are available.

1.6. Recommendations by Issue Area

The following section summarizes ways to specifically incorporate issues of equity, access, and opportunity into the areas of housing, transportation, economic prosperity, and public health. Each subsection identifies the major organizations and major investments on the horizon.

As context, it is important to understand there are a number of public agencies and other supporting organizations that are responsible for the functions of government within the Metropolitan Area. Some agencies, such as units of city and county government, play roles in most areas. Some other agencies may only be involved in one specific area. These agencies work together through a number of different decision making forums, intergovernmental agreements, and plans to advance transportation, land use, affordable housing, human services, economic development, public health, and other community goals. Understanding the roles of various community agencies and plans is critical to the identification of places where to add considerations of issues of equity, access, and opportunity.

Stakeholders offered fairly specific recommendations in four workshops and through subsequent consultations. Recommendations made in each category of our Assessment provide more tangible ways data from this process can be applied to work in our region. This section includes a selection of specific, timely ways to apply the data and findings to specific topic areas.

Transportation

- A number of opportunities have been identified to utilize Equity and Opportunity Assessment to inform an array of transportation plans, investments, and public participations processes.
- Incorporate EOA data and findings into regional scenario planning for transportation related greenhouse gas emissions.
- Utilize Assessment data and findings in transportation investments decisions such as prioritization of road improvements and transit investments.
- EOA data can also serve a useful resource for corridor transportation plans and specific projects. The City of Eugene and Lane Transit District plan to utilize this data to inform their approach to planning for the next Bus Rapid Transit corridor.
- Utilize EOA data in multiple regional and citywide planning process including transportation system plans, regional transportation options plans, transit plans, and bicycle and pedestrian plans.
- Consider using EOA data to develop criteria for prioritization of project funding.
- Utilize EOA data to inform development of comprehensive plans.
- Identify opportunities for connecting transportation and land use concerns with other community concerns such as economic development and health.
- Given that the cost of public transportation emerged as a key barrier in the EOA, there is a need to identify and advance strategies to ameliorate this issue. In particular, the loss of the free student bus pass has had a host of negative impacts for students as well as their families. Many expressed interest in the idea of residential group passes and support for reinstitution of the free student bus pass program.

- In particular, the perspectives gleaned from affordable housing residents point to significant concerns about traffic safety and provide support for greater and targeted investments to address issues such as sidewalk connectivity, cross walks, signals, speed, and lighting concerns.

Land Use

- Both Eugene and Springfield are in the process of adopting 20-year comprehensive plans. As these plans move into implementation, the EOA provides a wealth of community information to inform almost every planning effort.
- Specifically, efforts in Eugene are underway to determine the best approach for expansion of the industrial lands inventory.
- Another project is underway to better understand current environmental justice issues in Northwest Eugene.
- Identify opportunities for connecting transportation and land use concerns with other community concerns such as economic development and health.

Economic Development, Workforce, and Financial Stability

- Use EOA data to inform economic development, workforce, and financial stability plans, investments, and public participations processes. In particular, EOA can be used to identify linkages between education, workforce development, and economic development.
- Utilize EOA data to draw connections between existing workforce characteristics, training resources, and site planning.
- Use EOA data in the prioritization of brownfield redevelopment opportunities. This recommendation has already been implemented by the regional Brownfields Coalition which received a Brownfields Assessment Grant from the U.S. Environmental Protection Agency.
- Identify types, locations, and mix of desired businesses and services appropriate for neighborhood business development and recruitment.
- Identify “hot spots” within the community that are eligible for funding programs or could be ripe for private business investment, including redevelopment of brownfields.
- Use data to identify environmental justice impacts related to existing and proposed industrial expansion areas.
- Support the development of area plans for economic prosperity where there is greater economic vulnerability.

Housing, Human Services, and Community Development

- Utilize EOA data to inform a broad array of affordable housing, human services, and community development plans, programs, investments, and public participation strategies.
- Specifically, EOA data will be incorporated into the development of the 2015 Eugene-Springfield Consolidated Plan, which guides the use of federal Community Development Block Grant (CDBG) and HOME Investment Partnership Program funds.

- The EOA also provides additional insights in the multitude of challenges faced by specific neighborhoods with concentrations of demographically and economically vulnerable people. While these areas have already been targeted for assistance by public and nonprofit agencies, the EOA will support new actions and partnerships to benefit these areas.
- EOA data combined with the qualitative research on the perspectives of Latinos and affordable housing residents will inform the development of the 2015 Eugene-Springfield Fair Housing Plan. The Fair Housing Plan identifies impediments to fair housing as well as specific strategies to address those impediments.
- The EOA data combined with information about the location of existing affordable housing developments identifies key gaps and opportunities for future investments. EOA data could inform Eugene's process for identification of sites for new affordable housing development and other projects, including Eugene's Housing Dispersal Policy and use of CDBG and HOME funds for affordable housing.
- Use EOA data to better understand the impacts of affordable housing on other community concerns such as health, employment, and educational outcomes. In particular, the comments from affordable housing residents identify how these areas interconnect.

Health

- Use EOA data for outreach strategies in enrollment of vulnerable populations in the expansion of health care coverage (Coordinated Care Organizations). This may include siting of services and specific programming.
- EOA data is a tool for helping the community to understand the social determinants of health, while identifying targeted approaches (especially with neighborhood associations and other existing grassroots organizations) to improve health outcomes.
- Data can be used as an evaluation tool to analyze the costs and benefits of policy and planning activities for health of residents and identify opportunities for connecting with health issues.

1.7. Recommendations by Application

Participants in the EOA process identified a number of uses for the data presented in the EOA. First and foremost, stakeholders asserted the importance of sharing data and contributing to the upkeep of certain data sets. Frequent requests for maps initially displayed during this process indicate that there is intense community interest without the resources to share and distribute this data.

Participants consistently identified several recommendations regarding ways to use the EOA data in their work around plans, policies, investments, and public engagement.

Public Engagement

Use of EOA maps can proactively engage the community around emerging issues. Participants in many workshops identified opportunities to leverage resources in public engagement, especially in outreach to areas of the community affected by multiple investments.

Policies

The EOA process highlighted many community core values, especially those held in common by many community stakeholder agencies and organizations. Alignment of these goals could help and be helped by opening lines of communication across disciplines. Additionally, developing common language can help cross-disciplinary communication, allowing stakeholders to understand the nuances of equity issues, especially as factors compound and influence choices of residents in this region.

Plans

A high-level application of the EOA's findings identifies a shift in conventional process, enhancing the paradigm of how we plan. Many organizations have begun to shift towards consideration of triple bottom-line principles, making equity a core planning value. This will immediately help LLC efforts around scenario planning. Participants were interested in applying EOA data to the work they do through agency and organizational planning.

Investments

EOA data can provide a finer grain of context to decision-makers as they strategically allocate funding resources throughout the region. Investments can help those residents disproportionately affected by policy decisions achieve greater access to areas of higher opportunity, as well as make "good" geographic areas "great."

Leveraging Resources

EOA data and findings offer critical information to support grant applications by public and nonprofit organizations. Many partners have commented on the time spent searching for such information and the difficulty of piecing together data from a variety of sources. The EOA offers a one-stop shop for grant seekers and also helps to raise awareness of the data resources and information that are available.

2.0 Project Approach

The following Equity and Opportunity Assessment (EOA) was initiated by a coalition of local public, nonprofit, and educational agencies called the Lane Livability Consortium (LLC). These entities are working together through the LLC to find new ways to advance community growth and prosperity in the Eugene-Springfield metropolitan area. The Lane Livability Consortium was established in 2010 in order to apply for and receive a Sustainable Communities Regional Planning Grant from the U.S. Department of Housing and Urban Development (HUD). The Consortium's efforts are funded through the Regional Planning Grant and with leveraged resources contributed by local partner agencies. Work through the Consortium commenced in 2011 and will conclude in 2014.

Partner agencies include City of Eugene, City of Springfield, Lane County, Eugene Water and Electric Board, Housing and Community Services Agency of Lane County, Lane Council of Governments, Central Lane Metropolitan Planning Organization, Lane Transit District, Oregon Department of Transportation, St. Vincent de Paul Society of Lane County, University of Oregon Sustainable Cities Initiative, and the University of Oregon Community Planning Workshop. The geographic boundary of the grant is the Central Lane Metropolitan Planning Organization Area, which includes Eugene, Springfield, Coburg, and unincorporated areas located adjacent to these jurisdictions.

The primary focus of the Lane Livability Consortium is to identify opportunities for greater impacts and linkages among our region's core plans and investments related to land use, transportation, housing, and economic development. Other Consortium initiatives include work on public engagement, scenario planning, use of data for decision-making, regional investments, organizational capacity building, and catalytic projects.

This document is organized to highlight the process and products of the Equity and Opportunity Assessment. The list below outlines the document chapters.

Chapter 1. Executive Summary. Provides a general overview of the project, findings, and recommendations.

Chapter 2. Project Approach. Reviews project purpose, goals and process, including key findings.

Chapter 3. Data Development, Mapping and Analysis. Provides an explanation of the data analysis and

Chapter 4. Community Profile. Provides an overview demographics in the region.

Chapters 5-11. Reviews and discusses data and analysis performed for this Assessment.

Chapter 12. Agency and Planning Framework. Highlights specific issue areas, documents recommendations, reviews agency planning, and describes conclusions.

Chapter 13. Conclusions and Recommendations. Provides topic area recommendations and conclusions.

Appendix A. Includes a complete set of maps, data matrices, and a description of the data methodology.

Appendix B. Provides detailed information on stakeholder engagement activity carried out through the Assessment process.

Appendix C. Eugene-Springfield 2010-2015 HUD Consolidated Plan

2.1. Purpose and Goals

The Equity and Opportunity Assessment (EOA) of the Lane Livability Consortium (LLC) seeks to identify and analyze issues of equity, access, and opportunity within the Eugene-Springfield metropolitan area and consider how these findings can inform agency plans, policies, and major investments. Like other efforts of the Consortium, this process was designed to engage multiple agencies and to help address the needs of those agencies. The Equity and Opportunity Assessment Project is primarily supported through a Sustainable Communities Regional Planning Grant provided through the U.S. Department of Housing and Urban Development. Other resources include in-kind time, data, and expertise provided by over 30 participating agencies.

This Assessment broadly defines **opportunity as a condition or situation that places individuals in a position to be more likely to succeed or excel**. Through the Assessment process, participating agencies sought to:

- Establish a common understanding of how different community agencies approach issues of access, equity, and opportunity;
- Examine and consider related data and analyses and create a set of data resources related to equity, access, and opportunity;
- Incorporate qualitative community needs and perspectives gathered through multiple forms of engagement;
- Identify policies, plans, investments, and public engagement strategies among multiple sectors that can be informed by the analysis; and
- Develop recommendations for policies, programs, and investments based on the analysis.

Building upon the existing efforts and plans within participating agencies, this Assessment intends to provide data and analysis that can be used by multiple agencies to inform future plans, programs, and decision-making processes. It is also intended to fulfill the requirement set forth by HUD to complete a “Fair Housing and Equity Assessment” as a recipient of the HUD Sustainable Communities Regional Planning Grant.

The Assessment was staffed by a core team working on behalf of the Lane Livability Consortium, which included LLC Project Manager - Stephanie Jennings, City of Eugene staff - Sarah Zaleski and Jason Dedrick, City of Springfield staff - Kevin Ko, and staff from the Community Planning Workshop at the University of Oregon - Maddie Phillips and Bob Parker. Team members brought a range of skills and expertise in public participation, data analysis and mapping, community planning, fair housing, HUD programs, and diversity and equity issues.

2.2. Process

To ensure that the Equity and Opportunity Assessment generated relevant and meaningful results for local partners, the Assessment process relied heavily on the participation of Lane Livability Consortium (LLC) member organizations and other community stakeholders. Member agencies and organizations provided guidance at all levels and stages of the process to ensure relevance and ownership of both the process and its results.

The Equity and Opportunity Assessment included five major process steps, as shown in Figure 2.1. Components included key informant interviews; data gathering, mapping, and analysis, stakeholder review workshops, community consultations, and development of draft and final report. These steps are described in greater detail below.

- **Identify Key Issues and Data.** Individual interviews with agencies participating in the Lane Livability Consortium and other community partners provided a baseline understanding of how each stakeholder agency approaches equity and access issues, related plans and analyses, potential sources of data and applications, and an understanding of desired outcomes for the Assessment. A total of nine interviews were conducted that included 58 participants from governmental jurisdictions, affordable housing providers, school districts, transportation agencies, and United Way of Lane County. In addition, a review of how equity and access issues are currently addressed within area plans was completed.
- **Data Selection, Mapping, and Analysis.** The Assessment drew upon regional data resources to: 1) compose a broad understanding of where different groups of people live within our community; 2) identify how jobs, schools, and services are distributed through the region; and 3) uncover disparities in access and opportunity. Each stage of engagement with stakeholders provided further feedback resulting in greater refinement of the data sets and analysis.
- **Engage and Interpret Data.** Through two multi-agency interactive workshops, 48 participants from over 20 agencies considered mapped data and analysis by identifying key trends, questions, conclusions, and possible applications to policies, programs, and investments. Workshop meetings included interdisciplinary representatives of jurisdictions, schools, affordable housing organizations, transportation agencies, public health, agencies representing vulnerable populations, and local funders. Based on these workshops, additional data was gathered to more completely describe access to opportunities.
- **Community Consultations.** Following the initial review and interpretation of data, stakeholder agencies identified opportunities for presentation, discussion and feedback from community stakeholder boards and commissions. Where possible, consultations leveraged existing networks, forums, and gathering places. Community consultations were conducted with Eugene Planning Commission, Springfield Planning Commission, Eugene Human Rights Commission, Eugene Sustainability Commission, and the Financial Stability Partnership of United Way of Lane County. Qualitative needs and perspectives were also gathered through the Latino Public Participation and Community Indicators Project and the Equity and Opportunity Assessment of Affordable Housing Residents.
- **Identify Key Investments and Apply Findings.** The final step in the Assessment process identified applications of the EOA to enhance equity, access, and opportunity to specific issue areas. The core team worked with lead staff and agencies in the areas land use and transportation; affordable housing, community development, and human services; economic development; and health to organize each

workshop. Four workshops were held with a total of 64 participants. These workshops generated specific ideas for applying the findings of the analysis to plans, policies, investments, and public engagement strategies. A final workshop was held in July 2013 to refine and prioritize recommendations.

- **Develop final maps, analysis recommendations and report.** The final step in the process was the synthesis of the quantitative data, qualitative data, and community needs into a final set of maps and report. During this phase additional consultation occurred with multiple agencies and community stakeholder groups to identify and refine recommendations and applications.

Figure 2.1. Equity and Opportunity Assessment Process Steps



2.3. Understanding Agency Perspectives

The initial phase of the Equity and Opportunity Assessment included key informational interviews with agencies, divisions, and organizations associated within the Lane Livability Consortium. This phase focused on understanding the perspective of each member agency specifically regarding access and opportunity. The initial phase included meetings with the following groups:

1. Lane Transit District
2. City of Eugene
3. City of Springfield
4. Springfield, 4J, and Bethel School Districts
5. United Way of Lane County
6. Lane Council of Governments
7. St. Vincent de Paul Society of Lane County
8. Housing and Community Services Agency of Lane County
9. Lane County
10. Lane Workforce Partnership
11. Regional Solutions Team

The core team took a broad-question approach to learn more about how opportunity and access are defined and considered by each group. Each of these organizations work explicitly or implicitly with components of access and opportunity within the Eugene-Springfield community. Examples and pertinent details expressed through these interviews helped to scope and define the objectives of subsequent phases of the Assessment.

Findings from Key Informant Interviews

- Though some commonalities exist, the interviews show that each organization considers access in a different way. Interviewees produced a diversity of responses, exemplifying the spectrum of ways Lane Livability Consortium members work around access to opportunity. The following points generally capture the range of ways key interviewees describe or consider “access.” Many organizations recognize the complexity and cross-disciplinary nature of equity issues within the Eugene-Springfield region. All of the organizations saw the issues of access and opportunity through the lens of their organization. Thus, many different definitions of access and opportunity were suggested by meeting participants.
- Broadly, each agency or organization connects in one or more ways with access and opportunity for the population within the Metropolitan Planning Organization (MPO).
- Due to the constraints of their mission and/or limited resources, organizations struggle to fill gaps in necessary services.
- Access is considered by many organizations as a means to opportunity. In many cases interviewees cited inextricable links between transportation, housing, employment, and services for youth and seniors.
- Opportunities can be commonly considered, in the Eugene-Springfield community, as conditions or situations that place individuals in a position to be more likely to succeed or excel. Each key interviewee maintained unique details in what constitutes opportunity for our community; however it became clear throughout the interview process that opportunities are linked directly to core community values (i.e. basic needs, employment, health, safety).

- Each organization or agency has performed some level of equity, access, or opportunity analysis independently; some for federal or state requirements, others out of community demand. Many of these documents are used and updated on a regular basis, though it is clear that such analyses are not often shared across disciplines (i.e. transportation planning efforts are rarely used by health professionals).
- Interviews furthermore revealed that many organizations have sought out partnerships or understandings between service providers to help target populations achieve access to what they view as key opportunities. These partnerships, however, may not comprehensively address access to opportunity due to resource limitations and/or operational constraints.
- Technological, educational, and financial literacy surfaced in many discussions as key to accessing opportunities within the Eugene-Springfield region.

See Appendix B for a complete summary of the nine Key Informant Interviews.

Workshop Sessions

Two workshop sessions were held with a variety of agencies and organizations with the following objectives in mind:

- Identify mapped data sets that display reliable information at the regional scale,
- Observe and record trends seen in the data,
- Promote interaction between participants of different disciplines, and
- Highlight, generally, how this mapped data could be applied to plans, policies, investments, and public engagement activities.

These first two Stakeholder Review workshops provided opportunities for participants to review and consider trends both in socio-demographic and economic data as well as access to opportunity data sets. With a diverse attendance ranging from those who work closely with maps to those who have little experience with mapped data, conversation touched a wide range of themes, subjects, and issues. Each participant was able to relate the work that they do to many different maps, offering their perspective through small group discussion. In addition to discussing the data, participants were asked questions related to data analysis including:

- What data are representative of the issues we deal with on a regular basis in the work that we do?
- How can understanding the levels of access compared across topics inform future decision-making?
- Which data sets can be assembled to describe our community's narrative around access to opportunity?

Throughout the EOA process, many participating stakeholders became interested in the relationships of the data mapped. It is important to remember when looking at the maps in the document and appendix (Appendix A-1) that **the co-occurrence of factors does not provide evidence of causality**. The confluence of factors however can identify geographies with compounded vulnerability characteristics. In many cases, these co-occurring

factors can significantly impact choice and access to key opportunities. A complete summary of workshop Meetings 1 and 2 can be found in Appendix B.

How this informed our process

Knowing the common and unique interpretations of equity, access, and opportunity within the context of the Eugene-Springfield MPO, the Core Team was able to identify data resources and create momentum for further participation in the EOA process. Agencies and organizations identified guiding documents used within their spheres to inform the core team's understanding of equity and access. These guiding documents are captured in Chapter 13.

2.4. Understanding Perspectives and Experiences of Vulnerable Populations

The perspectives of vulnerable community residents are a critical source of information for better understanding the equity, opportunity, and access challenges within our community. Two other efforts of the Lane Livability Consortium were utilized to gain a better understanding of the needs and perspectives of specific populations – The Latino Public Participation and Community Indicators Project and the Equity and Opportunity Assessment of Affordable Housing Residents. Also, data gathered through fair housing complaints and paired fair housing testing provides additional information for consideration. Other documents and previous efforts to gather community perspectives were also considered in the development of the EOA.

Key Findings from the Latino Public Participation and Community Indicators Project

The Latino Public Participation and Community Indicators Project led by University of Oregon Professor Gerardo Sandoval in partnership with the Sightline Institute was completed in the Spring of 2013. The project developed best practices and tested outreach strategies to reach the Latino community and identified economic and social indicators of importance to the Latino community through outreach and participation with the Latino community. The project utilized a wide range of methods including individual interviews with Latino leaders and immigrants, small focus groups, and two interactive community planning workshops that engaged almost 100 people. Two local community-based organizations that serve the Latino Community, Huerto de la Familia and Downtown Languages, helped organize and recruit participants for the community workshops. A number of key findings emerged from the project, which are summarized below.

- The area's Latino community is quite diverse and some Mexican and Guatemalan residents are not Spanish speakers. Their native tongues include Nahuatl, Zapotec, Mixteco Alto, Mixteco Bajo, Trique, or another of 14 indigenous Mesoamerican languages.
- There is a sense of insecurity and lack of community belonging, particularly among unauthorized Latino residents that are fearful of deportation. They report experiences of discrimination when they visit parks and other public spaces and during contact with law enforcement officials. Denial of service or reports of substandard service were also identified as common forms of discrimination.
- Housing unaffordability and housing discrimination continue to have significant effects on the Latino community with more than half experiencing a housing cost burden.
- Transportation is a critical issue particularly for undocumented persons given requirements of citizenship or legal status for driver's licenses.

- Latinos are less likely to know about health care services that are available to them because they are fearful to inquire about support.

A number of recommendations also emerged from the project, which are summarized below.

- Informal networks within the Latino community can play a valuable role in successfully disseminating information and knowledge.
- Trust is an important value within the Latino community. Agencies and organizations interested in increasing Latino engagement should collaborate with organizations that have already built relationships with the Latino community and provide direct services to them.
- Train or hire staff that are culturally competent and also provide cultural competency training for all public agency staff.
- There are number of data indicators that can be used to track concerns identified by Latino residents.

Key Findings from the Equity and Opportunity Assessment of Affordable Housing Residents

The Lane Livability Consortium (LLC) completed an assessment of low-income residents of subsidized and affordable rental housing developments within Eugene and Springfield in 2014, in partnership with St. Vincent de Paul Society of Lane County (SVDP), Metropolitan Affordable Housing Corporation (Metro), the Housing and Community Services Agency of Lane County (HACSA), the City of Eugene, and the City of Springfield. The purpose of this assessment is to solicit resident input to identify and analyze the issues of equity, access, and opportunity within the region and to consider how the findings could inform agency plans, policies, and major investments. This assessment expands on previous surveys of area affordable housing residents (conducted in 2008 and 2005) by focusing on issues of access, equity, and opportunity.

The project gathered perspectives through 12 focus groups conducted in affordable housing development as well as a written survey (available in English and Spanish) that was distributed to 2,380 housing units. A total of 128 affordable housing residents participated in focus groups and 692 surveys were returned (a 29% response rate). Participants in the focus groups and survey were asked to respond to questions in ten topic areas. Key findings from the responses are summarized below:

- Most residents believe their housing is conveniently located to services and appreciated the choice of housing types, amenities, and locations. They emphasized the importance of access to grocery stores, pharmacies, doctors, public transit, banks, schools, parks, and employment opportunities. While many residents are grateful to live in affordable housing units, many are having problems even affording subsidized rents as well as utilities, food, health care, child care, transportation and other basic needs.
- Affording food was identified as a serious concern for almost half of survey respondents. Many residents bypass closer grocery stores to shop at discount grocers such as Winco and Grocery Outlet. While almost 80% of respondents receive SNAP benefits, many still also access food pantry, on-site food programs, and community gardens.
- There are numerous barriers to increasing income and attaining employment including low salaries, unaffordable and/or inaccessible child care, transportation, and education or skills. Many did not know about existing resources available to help them gain employment.

- Residents identified significant concerns about traffic safety including car speeds, sidewalks, crosswalks, lighting, and crossing signals.
- While about 30% of respondents primarily ride the bus, many others identified the cost of bus passes as a barrier. Other concerns related to public transportation included bus frequency, lack of night and weekend service, and difficulty getting to and from bus stops.
- While the majority of residents have health insurance provided through Oregon Health Plan and Medicaid/Medicare, the costs of healthcare continue to be a serious concern. Most insurance does not cover costs of dental, vision, or prescriptions.
- Most respondents with children do not utilize childcare as it too expensive and/or does not offer care during the hours needed.
- Most respondents with children were pleased with the quality of schools. Some indicated that they were unable to access after-school activities and care options due to lack of transportation.

A number of recommendations also emerged from the project, which are summarized below.

- There are opportunities to enhance coordination and communication among residents, housing providers, and services providers to connect residents with existing services.
- There is support for continuing to emphasize choice of housing types, amenities, and locations in the development of future affordable housing and to also expand the number of affordable housing units in the region.
- Explore ways to increase availability and affordability of childcare options.
- Explore ways to improve traffic safety and enhance connectivity around existing affordable housing developments.
- Increase affordability and access of public transportation options for affordable housing residents.
- Explore community partnerships to better connect residents with employment training and opportunities.

3.0 Data Development, Mapping, and Analysis

A key objective of this Assessment is to identify and analyze issues of equity, access, and opportunity within our community and consider how these findings can inform agency plans, policies, and major investments. One method of approaching this objective was to generate maps with data related to access and opportunity. Seven categories of data for maps were identified through the key informant interviews, by looking at HUD Opportunity Dimensions, through focus group feedback and comments, and map sessions. These were:

- Social and Demographics Characteristics,
- Income and Poverty,
- Housing Access,
- Educational Opportunity,
- Employment Opportunities,
- Transportation Access, and

Safety, Health & Wellness. Using the identified categories, a series of maps were created with the goal of developing a broad understanding of where different social and demographic groups of people live within our community and assist with identifying how accessibility of and opportunities for jobs, schools, and services are distributed through the region.

Access to opportunity depends on a confluence of measures, making access relative to a resident's variety of needs. There are some elements, such as access to housing, work, food, and transportation that significantly affect opportunity for many residents of the Metropolitan Planning Organization area. Knowing this, decision-makers can use the findings of the Equity and Opportunity Assessment to help identify and prioritize needs of specific groups and/or geographies to create more equitable access to opportunities within our region.

In the following chapters, the first three look at an area overview, population demographics, and income and poverty, the subsequent chapters look at neighborhood opportunity and potential areas of vulnerability.



Data

The data in this Assessment is presented at the census tract level so that characteristics of the community can be understood in “broad brush-stroke” terms and compared at the regional level. This is intended to not only develop context around each characteristic, but to spur further investigation of these characteristics.

The collection of data, analysis and mapping followed a progressive and iterative process. Data provided by U.S. Department of Housing and Urban Development (HUD) for the Fair Housing and Equity Assessment (FHEA) provided the initial foundation and helped the process of structuring the assessment. The next step involved looking at other jurisdictions Fair Housing and Equity Assessments (FHEAs) and reviewing information from Policy Link on best practices in other FHEAs. In addition to the HUD FHEA provided data, supplemental data was identified at various geographies and from multiple sources. These varied data sources were used in the maps and data analysis. Another requirement for data collected in this Assessment was that the data be readily available.

HUD Opportunity Dimension Indices

HUD has provided a series of opportunity indices that seek to measure the level of opportunity for people in the community based on race and ethnicity. These measures of opportunity are:

- A poverty index,
- School proficiency index,
- Labor market engagement index,
- Job access index,
- Transit access index, and
- Health hazards exposure index.

These opportunity measures look at disparities present for individuals, families, and children of specific races or ethnic backgrounds. In addition to the measures of opportunity, the tables look at individuals, families, and children in poverty by race and ethnicity, and provide data about who experiences disparities compared to the white population.

Data Analysis Methods

For this Assessment, a data analysis method was developed that would create a systematic way to analyze data from different sources that is easily understood by the user and allows for comparison of characteristics.

Most of the data in this Assessment was classified with an equal interval classification of 3 breaks using a geographic information system (GIS). By using this equal interval classification, the broad range of data was easily categorized for further analysis into low, medium and high categories. The use of this standardized classification across tracts enables a user to compare one tract across many characteristics. This analysis method also allows census tracts to be compared to others throughout the region. Some of the data was classified using specific thresholds, such as poverty. As the data was classified into low, medium and high categories, it was assigned a numerical value of 1, 2, or 3 based on vulnerability or opportunity; this was then

used in the creation of the composite. The composite for each data category was created combining the low, medium, and high rankings of specific datasets.

How to Read the Equity and Opportunity Maps

The maps in this assessment illustrate general community information along with areas of opportunity and possible areas of vulnerability. On most of the maps, the darker colors represent a possible area of vulnerability or less opportunity in the community. This may be a high or low percentage or number value for that dataset. For example, when looking at distance to bus stops for households, the areas with low access to bus stops are a darker color which is a lower data percentage, and the locations with high access are light in color. Detailed maps for each category are in the appendix and contain more descriptive features.

How to understand the data

Data in the Opportunity Assessment chapters is provided at several different geographies. The tract level data is the geography for the Equity and Opportunity Assessment. Block and city level data was used for regional overview information as data was available. The three main cities in the Metropolitan Plan Organization Boundary are Eugene, Springfield, and Coburg. Throughout this document tracts may be referenced with a map identification number, which is available in the appendix.

In the appendix section of this document you will find more information on data analysis methodology, detailed category maps, tables for HUD provided data, and the Eugene-Springfield 2010-2015 HUD Consolidated Plan for more detailed discussions on poverty, income, housing, housing affordability, and general demographics of the region.

This Assessment uses data from variety of local to federal resources including the U.S. Census Bureau, US Environmental Protection Agency (EPA), and the U.S. Department of Housing and Urban Development (HUD). The following table shows the data mapped for each indicator category, although as the Assessment was completed additional maps were created to supplement information.

Table 3.1. Indicator Categories and Data

Social and Demographic Characteristics		
Dataset	Source	Geography
Latino Ethnicity	Census 2010	Census Tract
Minority	Census 2010	Census Tract
Latino Ethnicity and Minority	Census 2010	Census Tract
Single Female Headed Households	Census 2010	Census Tract
Single Male Headed Households	Census 2010	Census Tract
Population by Age (0-17, 60-79, 80+)	Census 2010	Census Tract
Disability	Census 2000	Census Tract
Income and Poverty		
Median Household Income	Census American Community Survey 2007-11	Census Tract
Free and Reduced Lunch by school	Oregon Department of Education, 2010-11	School Service Areas
Poverty Rate	Census American Community Survey 2007-11	Census Tract
Food Stamps/SNAP	Census American Community Survey 2007-11	Census Tract
Poverty by School Enrollment (College Students and non-College Population)	Census American Community Survey 2007-11	Census Tract
Employment Opportunity		
HUD Job Access Index	HUD Special Data Set	Block Group
Labor Force Participation	Census American Community Survey 2007-11	Census Tract
HUD Labor Market Index	HUD Special Data Set	Census Block Group
Unemployment Rate	Census American Community Survey 2007-11	Census Tract
Access to Jobs in 30 minutes Transit Travel, Bike and Walking	Lane Council of Governments	Census Tract
Educational Opportunity		
HUD School Proficiency Index	HUD Special Data Set	Block Group
Educational Attainment (Age 25+ without High School Diploma)	Census American Community Survey 2007-11	Census Tract
Elementary School Adequate Yearly Progress Reports	Oregon Department of Education, 2010-11	Point
Distance to Elementary Schools	Eugene, Springfield, Lane County	Census Tract
Transportation Access		
Means of Transportation to Work (Car, Public Transit, Carpool, Bike)	Census American Community Survey 2007-11	Census Tract
Households without Vehicles	Census American Community Survey 2007-11	Census Tract
Access to Public Transit Stops	Eugene, Springfield, Lane County	Census Tract
Safety, Health and Wellness		
Fire and EMS Calls for Service, 2012	Eugene-Springfield Fire District	Census Tract
Crime, 2012 (Personal, Behavior, Property)	City of Eugene and City of Springfield Police	Census Tract
Access to Recreation	Eugene, Springfield, Lane County	Census Tract
Access to Major Grocery Stores	Eugene, Springfield, Lane County	Census Tract
Body Mass Index	Lane County, State of Oregon	Census Tract
Housing Built Before 1980	Census American Community Survey 2007-11	Census Tract
Noise Impact Analysis Area	Eugene, Springfield, Lane County	Census Tract
Potential Environmental Hazards – Federal Data	U.S. Environmental Protection Agency (EPA) MyMap	Census Tract
Potential Environmental Hazards – State Data	Oregon Department of Environmental Quality (DEQ) Facility Profiler Database	Census Tract
Housing Access		
Renter Housing Cost Burden	Census American Community Survey 2007-11	Census Tract
Owner Housing Cost Burden	Census American Community Survey 2007-11	Census Tract
Renter Occupancy	Census American Community Survey 2007-11	Census Tract
Owner Occupancy	Census American Community Survey 2007-11	Census Tract
Median Monthly Rent	Census American Community Survey 2007-11	Census Tract
Median Monthly Owner Costs	Census American Community Survey 2007-11	Census Tract
Subsidized Affordable Housing Units	Eugene, Springfield, Lane County	Census Tract
Manufactured Home Park Spaces	Eugene, Springfield, Lane County	Census Tract

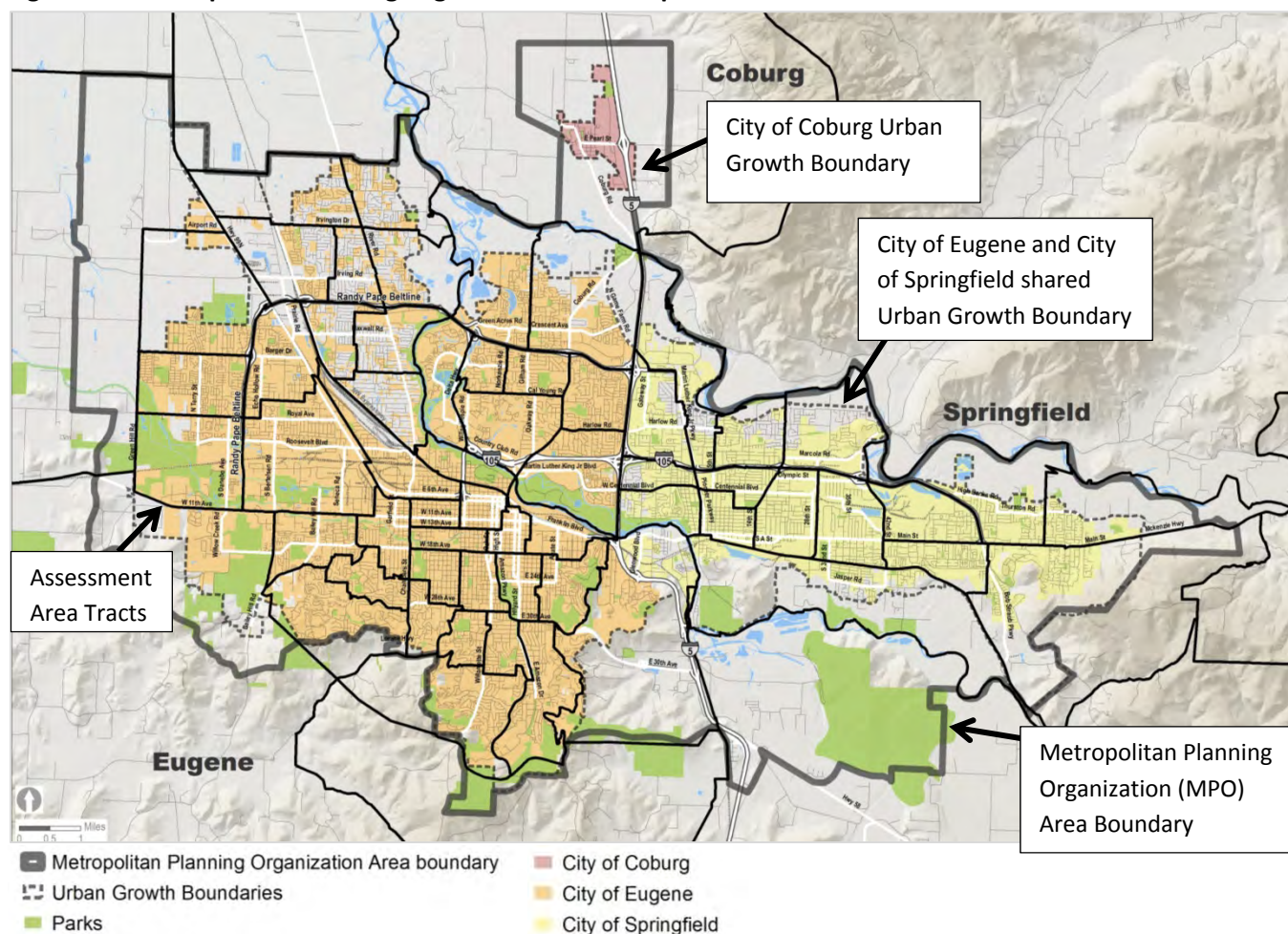
4.0 Community Profile

The geographic area for the Equity and Opportunity Assessment is the Central Lane Metropolitan Planning Organization (MPO) area, which includes the Cities of Eugene, Springfield, Coburg, and unincorporated areas totaling about 123 square miles. The planning area is located in Lane County, which is in the Willamette Valley of western Oregon. Interstate 5, which continues north-south along the west coast of the United States, runs through the middle of the MPO area, with Eugene to the west and Springfield to the east of the interstate. Other defining geographic features of the area include an abundance of wetlands and farmland, the Willamette and McKenzie Rivers, Cascade Mountains to the east and Coastal Mountains and Pacific Ocean to the west. These geographic features, along with Oregon's strong focus on preservation of farm and forest lands, have encouraged efficient use of land resources over time.

Figure 4.1. Context Map



Figure 4.2. Metropolitan Planning Organization Area Map



Every community in Oregon has an urban growth boundary (UGB), which provides a limit to how far cities can physically expand in order to protect farms and forest from unplanned development. In accordance with Oregon's state land use framework, each city's UGB must contain enough land for residential, industrial, and commercial needs for a 20 year period. There are significant restrictions on development for areas outside of a UGB. As a result, there are frequently stark differences in population and other characteristics of census tracts that are within the MPO boundary but not within a UGB.

The City of Eugene and City of Springfield currently have a shared regional urban growth boundary, which is smaller than the MPO area. The City of Coburg also has its own urban growth boundary that is separate from the Eugene and Springfield boundary. Figure 4 shows the current urban growth boundary which is shared by Eugene and Springfield as well as Coburg's urban growth boundary. There are areas that are within the MPO boundary, but are outside of urban growth boundaries. The Census tracts for these areas tend to be quite large given their rural character and significantly extend beyond the MPO boundary.

In 2007, Oregon House Bill 3337 directed the Cities of Eugene and Springfield to create separate urban growth boundaries based on projections from buildable land inventories.¹ This process is still underway. Thus far, the City of Eugene has created Envision Eugene, a 20 year comprehensive plan to accommodate projected growth within Eugene.² The City of Springfield similarly has created Springfield 2030, a 20 year comprehensive plan to accommodate projected growth within Springfield.³ The City of Coburg has a separate plan called Coburg Urbanization Study and a separate urban growth boundary.⁴

¹ Lane Council of Governments, Metropolitan Plan, <http://www.lcog.org/metroplanning.cfm>

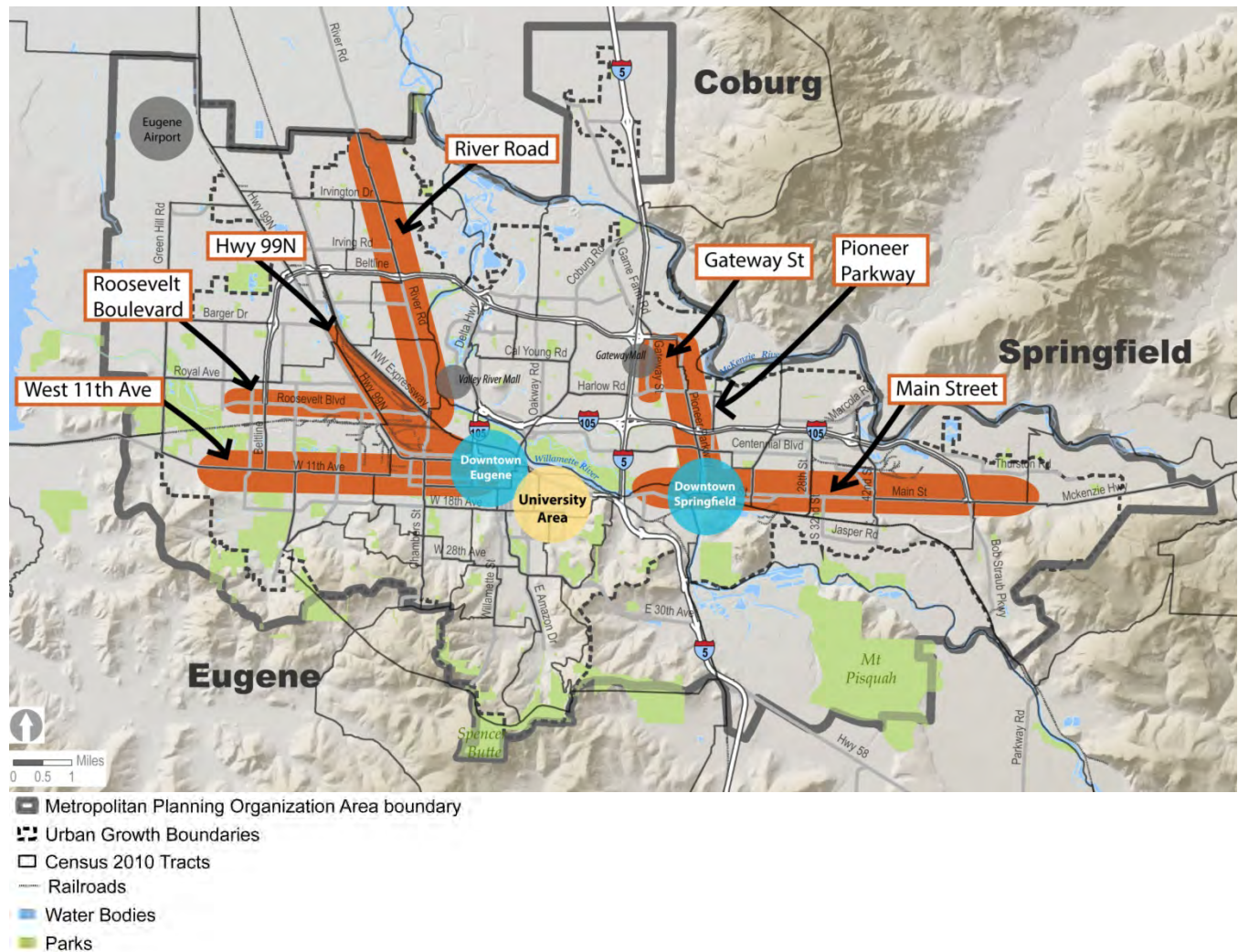
² City of Eugene, Envision Eugene <http://www.eugene-or.gov/FAQ.aspx?QID=65>

³ City of Springfield, Springfield 2030 Refinement Plan, , <http://www.springfield-or.gov/dpw/2030Plan.htm>

⁴ Lane Council of Governments, Final 2010 Coburg Urbanization Study <http://lcog.org/coburgurbanization/default.cfm>

The map below provides a reference for commonly discussed areas in the MPO including Downtown Eugene, Springfield, and University of Oregon. The map also identifies major streets that are commonly used as reference points in the document. Throughout the report, different parts of the community are referenced by the major thoroughfares. In Eugene, frequently referenced streets include Highway 99, Roosevelt Boulevard, and West 11th Avenue. In Springfield, frequently referenced streets include Pioneer Parkway, Gateway Street, and Main Street.

Figure 4.3. Corridors Map



Population

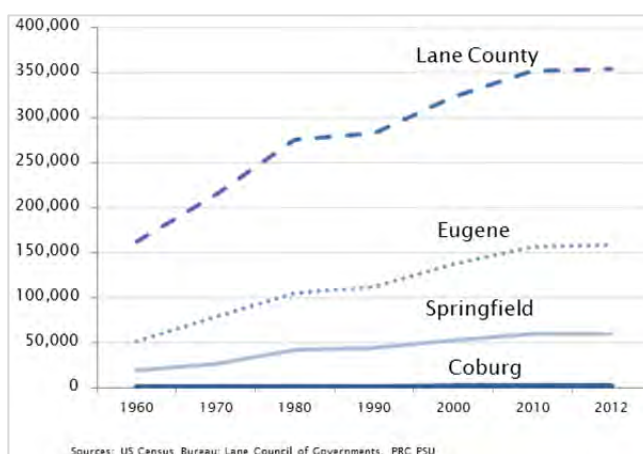
The Central Lane MPO area is the second largest metropolitan area by population in the State of Oregon with about 251,721 residents in 2010.⁵ About 86% of the MPO's area population resides in the three cities, with 62% in Eugene (156,185), 23.6% in Springfield (59,403), and less than 0.4% residing in Coburg (1,035).⁶ The remaining 14% reside in areas outside the three jurisdictions (35,098). The Central Lane MPO area falls entirely within Lane County which is the fourth largest county in the state by population with 351,715 people in 2010. About 72% of the Lane County's population resides within the Central Lane MPO.

The MPO area has experienced a population increase of about 9.8% between 2000 and 2010.⁷ The City of Eugene is the second largest city in Oregon and its population has increased 14.8% since 2000. Springfield is the ninth largest city in the state and its population has increased 13% since 2000.⁸ Coburg's population has increased by 8.9% since 2000. The population in areas outside the three jurisdictions has actually decreased by 6.4% since 2000. Overall, Lane County has seen a 10% increase in population from 2000-2012. See below for Population Trends 1960-2012 Chart.

The population of the region has gradually increased over the past decade, with an average annual growth rates between 2000 and 2012 of 1.2% for Eugene, 1% for Springfield, and 0.7% for Coburg.⁹

The Lane County Coordinated Population Projections, adopted June 2009, project a population increase of 24% by 2035 for the Eugene-Springfield Urban Growth Areas (this is the percent change in the total population from 2010 to 2035).¹⁰ Historic population trends show that people are moving more to urban areas and out of unincorporated rural regions.¹¹

Chart 4.1. Population Trends Chart, 1960-2012



⁵ U.S. Census Bureau, Census 2010, block level data for MPO boundary area

⁶ U.S. Census Bureau, Census 2010, SF1, DP1, Percentages may not equal 100 due to rounding

⁷ U.S. Census Bureau, Census 2000, Census 2010 *Change from 2000 to 2010 is approximate, block level data See methodology for more information

⁸ Population Research Center, PSU, Annual Population Report Tables 2012, April 2013

⁹ Lane Council of Governments, 2012 PSU Certified Population Estimates for Lane County and Its Cities, <http://lcog.org/store/PDFs/2012PSUpopEst.pdf>

¹⁰ Lane County, Lane County Coordinated Population Projections, Ordinance No. PA 1255, June 2009 Report http://www.lanecounty.org/departments/pw/lmd/landuse/pages/population_forecasts.aspx

¹¹ Lane County, Lane County Coordinated Population Projections, Ordinance No. PA 1255, June 2009 Report

Adjacent to the MPO area, the two small communities of Veneta and Creswell have experienced population growth rates that exceed the metro area, county, and state.¹² The largest population growth rates in the region were 4.4% (Veneta) and 2.8% (Creswell) during the 2000-2012 time period.¹³ While these two cities are outside the metropolitan area, their adjacency and population growth should be noted since it may impact the metropolitan area in employment, housing needs, and transportation. See below for Metropolitan Area Population information. Analysis for the Opportunity Assessment maps was done at the tract level, which covers a larger geography and represented 260,641 people in 2010.¹⁴

Table 4.1. Metropolitan Area Population Information

Population Change 2000-2012					
	2000	2010	2012	% Change	2000-2012 Annual Average Growth Rates
Oregon	3,421,399	3,831,074	3,883,735	13.5%	1.1%
Lane County	322,959	351,715	354,200	9.7%	0.8%
MPO area*	229,233	251,721	-	9.8%	-
MPO Area					
Eugene	137,893	156,185	158,335	14.8%	1.2%
Springfield	52,864	59,403	59,840	13.2%	1.0%
Coburg	969	1,035	1,055	8.9%	0.7%
Cities of Eugene, Springfield and Coburg	191,726	216,623	-	13%	-
Non-Urban areas**	37,507	35,098	-	-6.4%	-
Not in MPO Area					
Veneta	2,755	4,561	4,610	67.3%	4.4%
Creswell	3,579	5,031	4,990	39.4%	2.8%

Data: Portland State University, Certified Population Estimates, LCOG, U.S. Census Bureau

* Data is block level information for blocks in the MPO. Best effort was made to match block boundaries to MPO boundary, but there may be areas where blocks are partially outside MPO.

**Non-Urban areas are areas outside city limits but in MPO.

- indicates data not available or not calculated

This data does not include tract level information.

¹² Lane Council of Governments, 10 year annual growth rates, LCOG, 2012 PSU Certified Population Estimates for Lane County and its Cities, <http://lcog.org/store/Results.cfm?category=11>

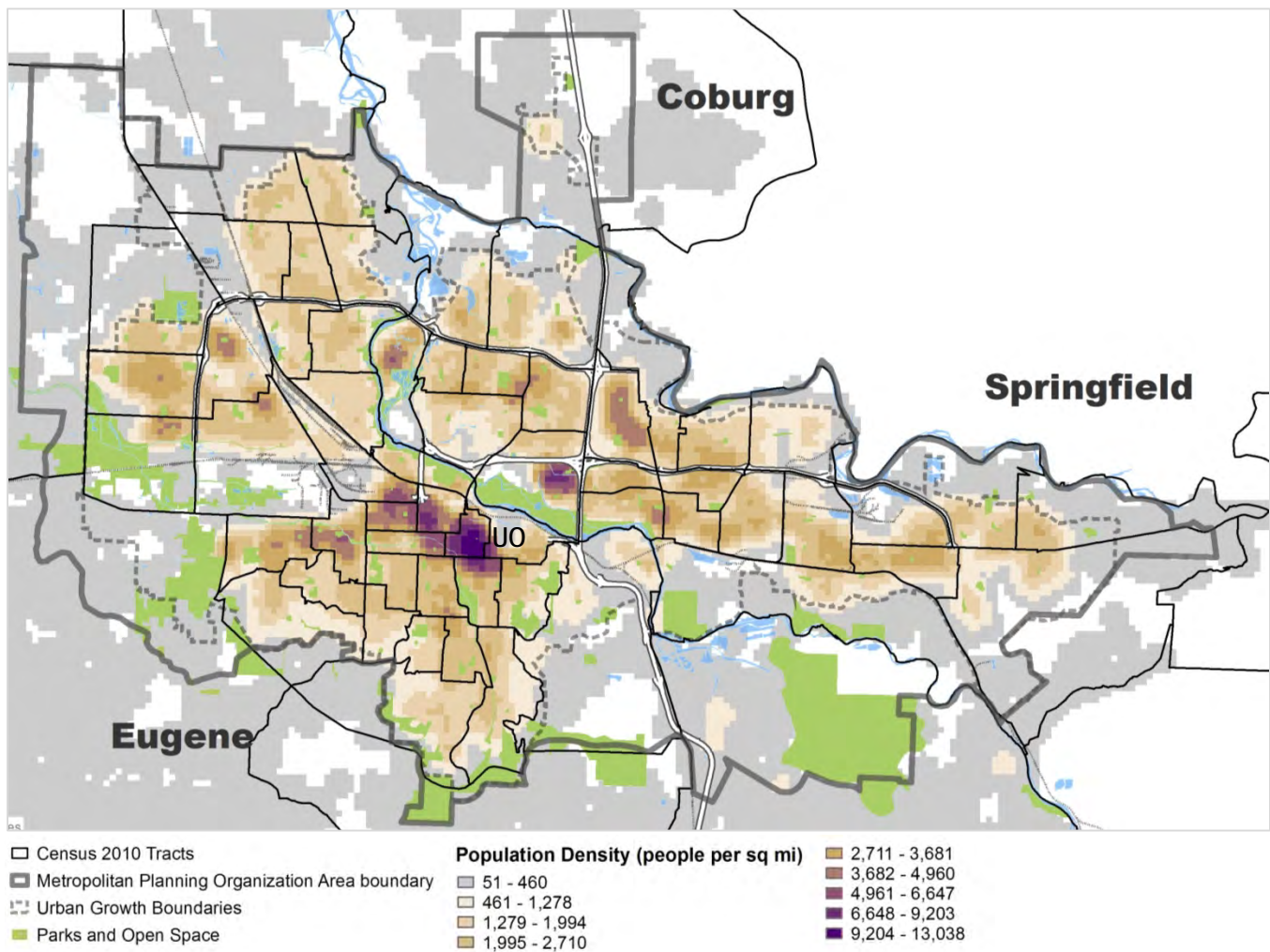
¹³ Lane Council of Governments, 2012 PSU Certified Population Estimates for Lane County and Its Cities

¹⁴ US Census Bureau, Census 2010

Population Distribution

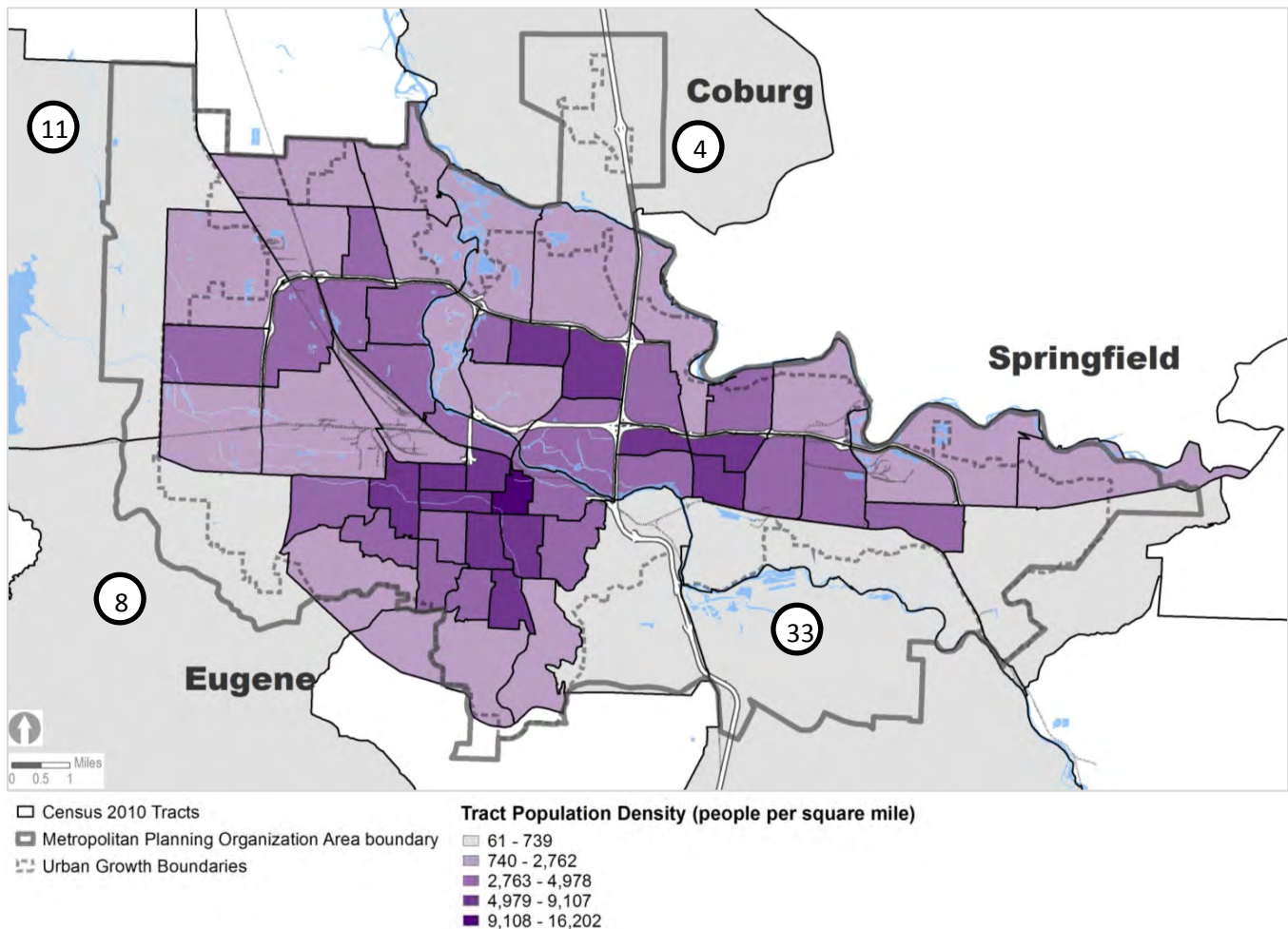
The Central Lane MPO area is a large geographic area, with a population that is distributed fairly generously across most of the region. As expected, there are greater population densities near the core areas of the two main cities of Eugene and Springfield with the densest population center near the University of Oregon (UO). Areas outside the UGBs have very low densities due to significant limitations on development as well as presence of natural areas and farmland. There are several areas within the UGBs with little or no population due to either the presence of sensitive natural areas, regional parks, or largely commercial and industrial uses. Sensitive natural areas and parks in Eugene include the West Eugene wetlands, the banks of the Willamette River, Delta Ponds, Skinner Butte, Amazon Creek, and the South Hills/Spencer Butte. Sensitive natural areas and parks in Springfield include the McKenzie River, Middle Fork of the Willamette, Nature Conservancy Property for the Willamette Confluence and Mt Pisgah Arboretum and Buford Park. Both Eugene and Springfield have areas that are devoted to industrial, commercial, and office park uses including the West Eugene Enterprise Zone, the University Riverfront Research Park, Valley River Center mall area, and Gateway mall area. The map below shows the approximate number of residents per square mile.

Figure 4.4. Population Density Map, 2010



The Equity and Opportunity Assessment area includes 62 tracts that cover the MPO area. Some of these tracts extend beyond the MPO boundary and include large areas with rural communities. These tracts are included in the Assessment because they also contain population in the MPO boundary. These are tract 11 (Fern Ridge), tract 4 (Coburg), tract 33 (south Springfield/Goshen), and tract 8 (southwest Eugene). For most of these tracts over 20% of the population lives within the MPO boundary, however for tract 11 only 8% of its population (205 people) resides in the MPO.

Figure 4.5. Population Density Map by Tract, 2010



Special Consideration: University Area

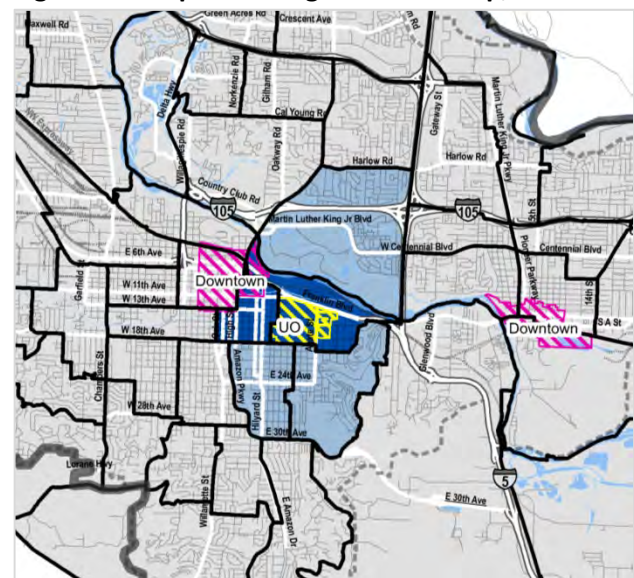
The MPO area is home to several universities and colleges, many of which are located in east Eugene. The largest of these is the University of Oregon (UO), which has 24,548 enrolled students.¹⁵ This area of the community has a more racially and ethnically diverse population, the UO describes their enrolled population to be 20.9% Minority, multi-ethnic and/or Latino. The largest non-white populations at the UO are Latinos (7.7%), Asian students (5.1% of the student body), and the multi-ethnic population makes up 5.1%.¹⁶ About 35% of students are out of state residents, and 10% are international students. There are approximately 3,938 students living in residence halls on campus, which leaves about 20,000 students living off campus.¹⁷

Tracts around the University area have the highest percentages (57% to 83%) of 18 to 24 year olds in the MPO (dark blue on map). About 41% of the population age 18 to 24 lives adjacent to the University area, these tracts are shown in blue in Figure 9.

University and college students have unique financial and living circumstances with a large percentage of students live off-campus. Some indicators such as households in poverty do not exclude full-time students living off-campus and thus identify the University area as an area of need or vulnerability. While some students are fully supported by family members, others struggle to complete their educations and meet their daily basic needs. Approximately 45% of all part and full-time undergraduates for the 2013-14 school year had need based on financial aid applications. About 46% of full-time undergraduates and 41% of part time undergraduates had financial need, and 49% of new freshmen were determined to have a financial need.¹⁸

While student financial and living situations can be complex, this Assessment does not exclude the population around the University area, but keeps the unique nature of the area under consideration. It should be noted that the University supports 10,000 full and part-time jobs.¹⁹ The presence of the University area adds an additional dynamic to the changing demographic needs of the population.

Figure 4.6. Population Age 18 to 24 Map, 2010



Percent of the Population Age 18-24 Years old

- Low: 5.9% - 31.9%
- Medium: 32% - 56.9%
- High: 57% - 83.2%

¹⁵ University of Oregon, UO Facts, Fall 2013, University of Oregon Admissions, <http://admissions.uoregon.edu/profile.html>

¹⁶ University of Oregon, UO Facts, Fall 2013

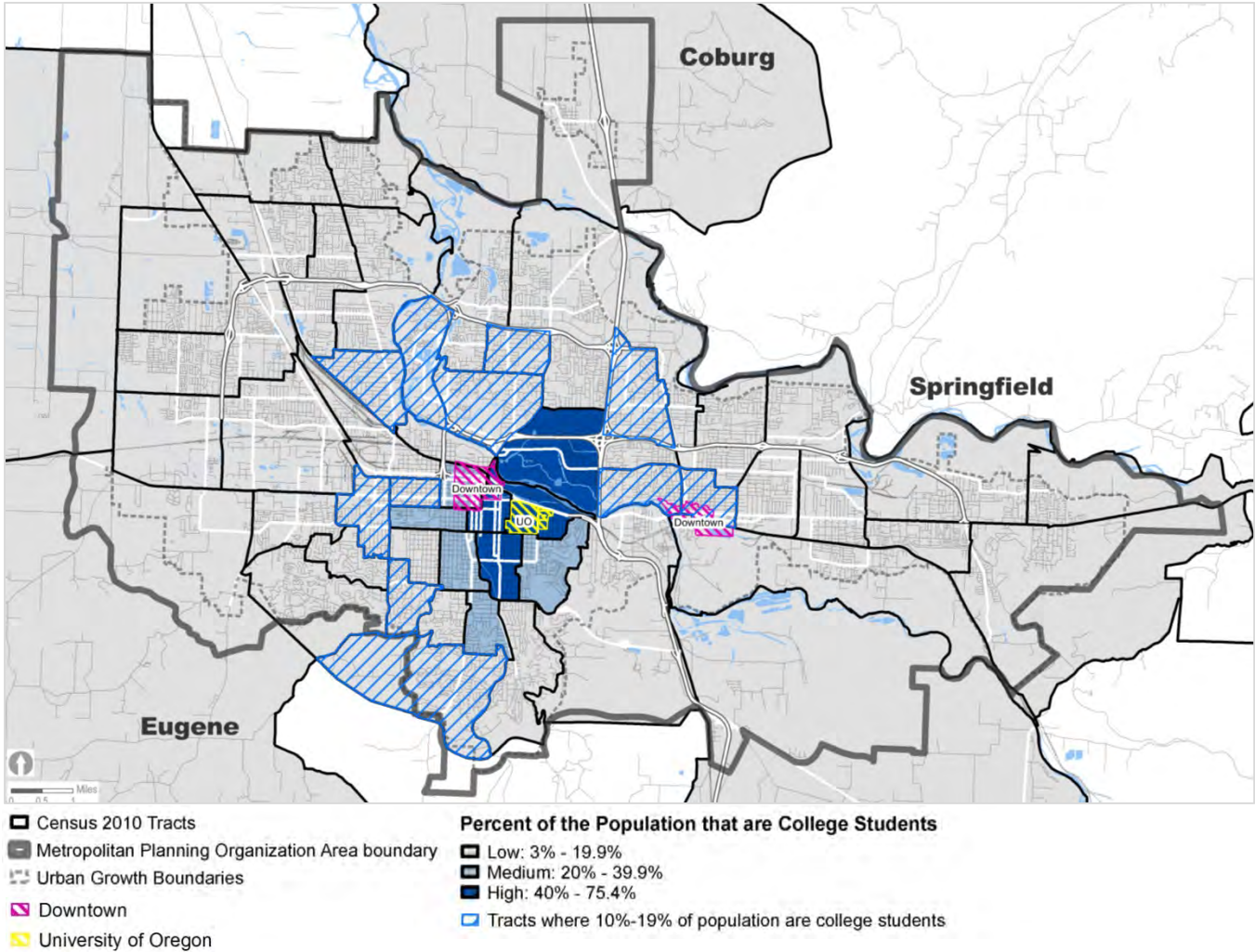
¹⁷ University of Oregon, UO Facts, Fall 2013

¹⁸ University of Oregon, Common Data Set 2013-14, <https://ir.uoregon.edu/cds>

¹⁹ University of Oregon, Economic Impact of the University of Oregon FY 2011-12 Update, January 2013, <https://gcr.uoregon.edu/powering-oregons-economy>

About 12% of the population in the Assessment area tracts attends a college or university. The majority of the population enrolled in college (47%) are living in areas clustered around the University.²⁰ Tracts with the highest percentages of college populations show that 40% to 75.4% of the population in those tracts are college students.²¹ This indicates that the majority of the population enrolled in college live near the University area.

Figure 4.7. Where College Students Live Map, 2007-2011



²⁰ Tracts with over 20% of the population enrolled in college in total contain 47% (14,411) of the people enrolled in college, these are shown in light and dark blue on the map.

²¹ This data is derived from the same ACS data table as the Poverty by College Enrollment, so it is an estimate and not a 100% count.

Land Use

The land use map shows major types of land uses in the MPO area. Clearly visible on the map are major industrial/commercial areas (pink and purple) and areas that are primarily residential (light yellow and orange). The 2010 census tract overlay shows how the land is generally used per tract. Labeled on the map for reference are the Eugene Airport, University of Oregon, and Lane Community College main campus.

Figure 4.8. Land Use Map

