

Health and Housing Snapshot: North Shore

Appendix to [The Road Forward: Framework for a Population Health Approach to Health and Housing Partnerships](#).

June 2020

Background and Overview

Increasing awareness of the impact of social and economic factors on health has encouraged a growing number of health care providers in New York to forge partnerships with social service providers and community-based organizations to address the social determinants of health. One such social factor is housing, where a complex array of needs (affordability, quality, overcrowding, homelessness, etc.) results in detrimental effects on the health of New Yorkers. The connection between poor quality housing conditions or unstable housing and poor health outcomes is well documented in the literature.ⁱ Poor quality and inadequate housing may contribute to, or worsen, adverse health outcomes, such as infection, chronic disease, and injury; homelessness and housing instability can contribute to difficulty in managing chronic illness and increased risk for premature mortality.ⁱⁱ The snapshot that follows contains a small subset of indicators¹ that might be included in broader community needs assessment and asset mapping efforts undertaken by community stakeholders to address health and housing.



¹ When conducting a community assessment, stakeholders should choose the indicators of most interest to them and their goals. The indicators highlighted in this snapshot were selected because they demonstrated clear disparities between the community-level rate as compared to borough-wide or citywide rates. Indicator categories reviewed for this snapshot include demographics, health, homelessness, housing affordability, and housing quality.

Identifying Community Needs

Demographics

The North Shore of Staten Island (SI Community District 1) includes the neighborhoods of Arlington, Castleton Corners, Clifton, Elm Park, Fox Hills, Graniteville, Grymes Hill, Howland Hook, Livingston, Mariner's Harbor, New Brighton, Old Place, Park Hill, Port Ivory, Port Richmond, Randall Manor, Rosebank, Shore Acres, Silver Lake, St. George, Stapleton, Sunnyside, Tompkinsville, Ward Hill, West Brighton, West New Brighton, Westerleigh, and Willowbrook. An estimated 174,606 residents live in the district, accounting for more than 36% of the borough's population.ⁱⁱⁱ The area's racial and ethnic makeup is predominantly white (37.4%), Latinx (28.8%), and Black (21.3%), with a smaller percentage of Asian residents (10.3%).^{iv} The median household income in the area (\$73,148) is below that of the borough (\$82,166) but above the citywide average (\$63,799).^v The percentage of the population living below the Federal Poverty Level (17%) is significantly higher in this area than in the borough as a whole (11.4%) and comparable to that of New York City (17.3%).^{vi}

Health and Housing Indicators

The North Shore experiences high disease burden and poor health outcomes, with higher rates of diseases such as obesity, diabetes, and hypertension than Staten Island or New York City overall.^{vii} The rate of lower respiratory disease deaths per 100,000 residents in North Shore (33.8) is higher than the citywide rate (20.5) and ranks fourth among the city's 59 community districts.^{viii} The rate of chronic obstructive pulmonary disease (COPD) hospitalizations per 100,000 residents is also much higher (40.5) than the citywide average (23.8) and ranks ninth among all community districts.^{ix}

In addition to poorer health outcomes, a large proportion of North Shore residents face financial burdens that often affect housing quality and affordability. The percentage of North Shore residents living in housing with more than three maintenance deficiencies (7.2%) is twice the borough-wide rate.^x The advanced age of the housing stock (34% built in 1939 or earlier) may contribute to the high rate of housing defects, such as maintenance deficiencies, since older homes often need some rehabilitation.^{2, xi} It may also account for the estimated 3.6% of households in the area living in pre-1960 homes with peeling paint, a known lead exposure hazard which is more than twice the borough-wide rate. This is likely responsible for the higher rates of children under age 6 per 1,000 in the Port Richmond (19) and Stapleton-St. George (16.8) neighborhoods with elevated blood lead levels (at or above 5µg/dL), substantially above the borough-wide rate (12.1).^{xii}

² For example, a 2006 analysis of the American Housing Survey by the U.S. Department of Housing and Urban Development estimated that 27% of all housing built before 1939 requires moderate to substantial rehabilitation. U.S. Department of Housing and Urban Development. 2006. *Best Practices for Effecting the Rehabilitation of Affordable Housing, Volume 1: Framework and Findings*.

Community Asset Mapping and Considerations

Local stakeholders using community needs data to develop strategic plans should conduct a community asset mapping effort to identify potential resources or partners to further explore or address issues identified during the community needs assessment process. Typical community asset mapping activities engage a broad range of community members and organizations in identifying as many resources as possible that may not be known to everyone. Organizations to consider as part of an initial asset mapping process include neighborhood associations and faith-based organizations, community-based social service organizations, health care services, cultural organizations, recreation centers and programs, food systems, and employers, as well as organizations focused on public safety, transportation, housing, and education.^{3,xiii}

In the North Shore of Staten Island, stakeholders could consider some of the following resources when strategizing their health and housing partnership and approach:

Health Resources	Housing Resources	Other Social Services	Other Community Assets
Staten Island University Hospital	HomeBase	HRA Job Center	Staten Island Urban Center
Richmond University Medical Center	Department of Youth and Community Development	Financial empowerment programs	Staten Island Partnership for Community Wellness
Staten Island PPS	Housing Assistance	Staten Island Family Services Center	The Staten Island Foundation
	Free legal services, such as Legal Aid	The New York Foundling	
	Project Hospitality		
	Neighborhood Housing Services of Staten Island, Inc.		

³ Adapted from *Healthy! Capital Counties Asset Inventory Worksheet* <https://nciph.sph.unc.edu/cha-learning-congress/Asset-Mapping.pdf>

Strategic Planning: Interpreting Data and Leveraging Assets

The North Shore’s high rates of respiratory mortality and COPD-related morbidity, combined with high rates of dilapidated housing and lead exposure in children, suggest that the area could potentially benefit from a targeted, community-wide strategy to address housing quality and maintenance deficiencies. Improving housing quality could help reduce negative health outcomes, including the number of lower respiratory disease deaths and COPD-related hospitalizations.

Taking Action

In addition to developing local initiatives and interventions to address the specific health and housing problems facing Staten Island’s North Shore residents, stakeholders may also leverage their network to track community-wide needs, as well as the need for health- and housing-focused interventions. When local stakeholders gather, analyze, and document information on the discrete drivers of their community’s needs, they are better positioned to use that information to collectively advocate for services, resources, and policy change.

This snapshot was produced by UHF as part of its 2019 New York City Population Health Improvement Program project, “Strategic Planning for Health and Housing Consortia in More NYC Neighborhoods.” We convened health care, housing, and community-based organization stakeholders in and around New York City to learn how stakeholders could collaborate to address the health-related housing needs of City residents in various communities.

The snapshots are intended as examples of the kind of data assessment community stakeholders could conduct to help identify, prioritize, and address issues of concern. They include indicators from publicly available data sources readily available to communities that might conduct a needs assessment. The snapshots appear as appendices to the PHIP project’s final report, *The Road Forward: Framework for a Population Health Approach to Health and Housing Partnerships*. [\[Link\]](#)



Endnotes

- ⁱ Taylor L. June 7, 2018. Housing and health: an overview of the literature. *Health Affairs*. <https://www.healthaffairs.org/doi/10.1377/hpb20180313.396577/full/>
- ⁱⁱ Medicaid and CHIP Payment and Access Commission. October 2018. *Medicaid's Role in Housing: Issue Brief*; Robert Wood Johnson Foundation. 2011, *Exploring the Social Determinants of Health. Issue Brief 7: Housing and Health*; National Coalition for the Homeless, 2009. *Health Care and Homelessness*. <https://www.nationalhomeless.org/factsheets/Health.pdf>
- ⁱⁱⁱ U.S. Census Bureau. *American Community Survey Demographic and Housing Estimates, Table DP05, 2018: ACS 1-Year Estimates Data Profiles*.
- ^{iv} Ibid.
- ^v U.S. Census Bureau. *American Community Survey Selected Economic Characteristics, Table DP03, 2018: ACS 1-Year Estimates Data Profiles*.
- ^{vi} U.S. Census Bureau. *American Community Survey Poverty Status in the Last 12 Months, Table S1701, 2018: ACS 1-Year Estimates Subject Tables*.
- ^{vii} New York City Department of Health and Mental Hygiene. *Community Health Profiles 2018: Staten Island Community District 1*. <https://www1.nyc.gov/assets/doh/downloads/pdf/data/2018chp-si1.pdf>
- ^{viii} NYC Department of Health and Mental Hygiene, Bureau of Vital Statistics. 2019. *Summary of Vital Statistics 2017, The City of New York*. <https://www1.nyc.gov/assets/doh/downloads/pdf/vs/2017sum.pdf>
- ^{ix} The City of New York. *Environmental and Health Data Portal Chronic Obstructive Pulmonary Disease Hospitalization 2016*. <http://a816-dohbesp.nyc.gov/IndicatorPublic/PublicTracking.aspx>
- ^x The City of New York. *Environmental and Health Data Portal, Homes with 3 or More Maintenance Deficiencies 2017*. <http://a816-dohbesp.nyc.gov/IndicatorPublic/PublicTracking.aspx>
- ^{xi} U.S. Census Bureau. *American Community Survey Selected Housing Characteristics, Table DP04, 2018: ACS 1-Year Estimates Data Profiles*.
- ^{xii} The City of New York. *Environmental and Health Data Portal, Children under 6 years with elevated blood lead levels (BLL) 2018*. <http://a816-dohbesp.nyc.gov/IndicatorPublic/PublicTracking.aspx>.
- ^{xiii} Center for Community Health and Development at the University of Kansas. *Community Assessment (chapter 3, section 8) "Identifying Community Assets and Resources."* Available from Community Toolbox <https://ctb.ku.edu/en/table-of-contents/assessment/assessing-community-needs-and-resources/identify-community-assets/main>