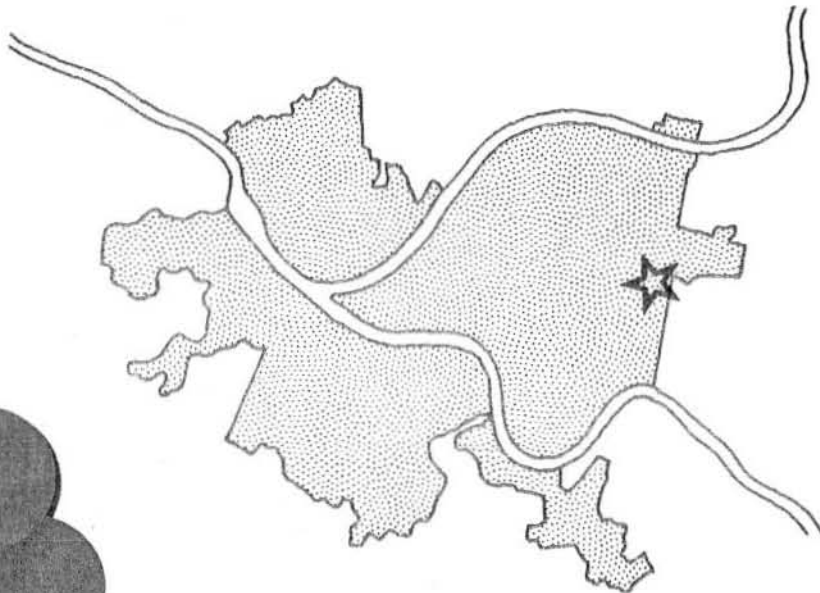


# a community profile of

*point*

*breeze*



prepared by ....  
the department of city planning  
pittsburgh, pa.      august 1974

0600



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## PREFACE

One thing that citizens need if they are to take part in planning for their neighborhoods is up-to-date information about their neighborhoods. This booklet is an attempt by the Pittsburgh Department of City Planning to present information, primarily from the United States Census of Population and Housing, for use by citizens and community groups. Unfortunately, census material is not perfect; it may not have all the information that you need and it may not be in the most useful form for your purposes. It is, however, the best that is available.

Where possible, comparisons have been made between 1960 and 1970 characteristics, and between neighborhood and city-wide values, in order to better understand present neighborhood conditions.

The material has been divided into four sections, Population, Housing, Socio-Economic characteristics and Community Facilities. Although most of the information comes from the 1970 Census of Population and Housing, the statistics on building permits (new, and alterations) come from the city's Bureau of Building Inspection; the crime data was compiled by the Bureau of Police; and the welfare data was provided by the Allegheny County Board of Public Assistance. The summary tapes from which much of the census information was extracted were provided by the Southwestern Pennsylvania Regional Planning Commission.

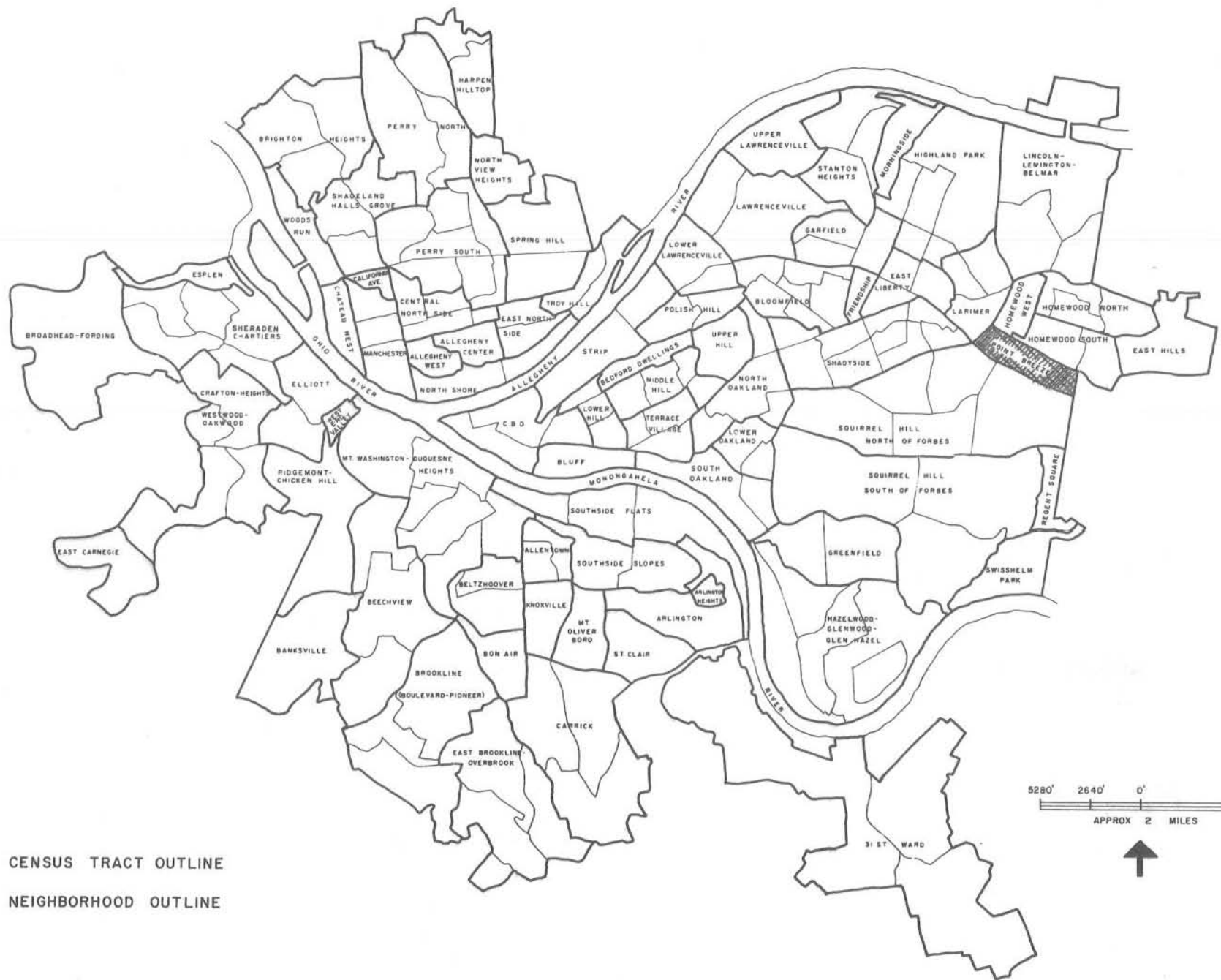
## POINT BREEZE

Point Breeze is identified as the area bounded by Penn Avenue on the south, Fifth Avenue on the west, the Penn Central Railroad on the north, and the city line on the east. It is composed of Census Tract 1405. Its flat topography, location along one of the primary easterly routes from downtown, and its distance from the pollution filled river valleys were three positive factors that led to its development. Some of Pittsburgh's most influential families have lived in the area.

There is some industry in the area, which is confined primarily to the eastern and northeastern sections of the community.

The area is now undergoing some change in its racial composition, and it is now a racially mixed community.

Point Breeze is known for its large well-kept homes, tree lined boulevards, landscaped islands, and Westinghouse Park, which is a unique recreational and aesthetic asset to this residential community.

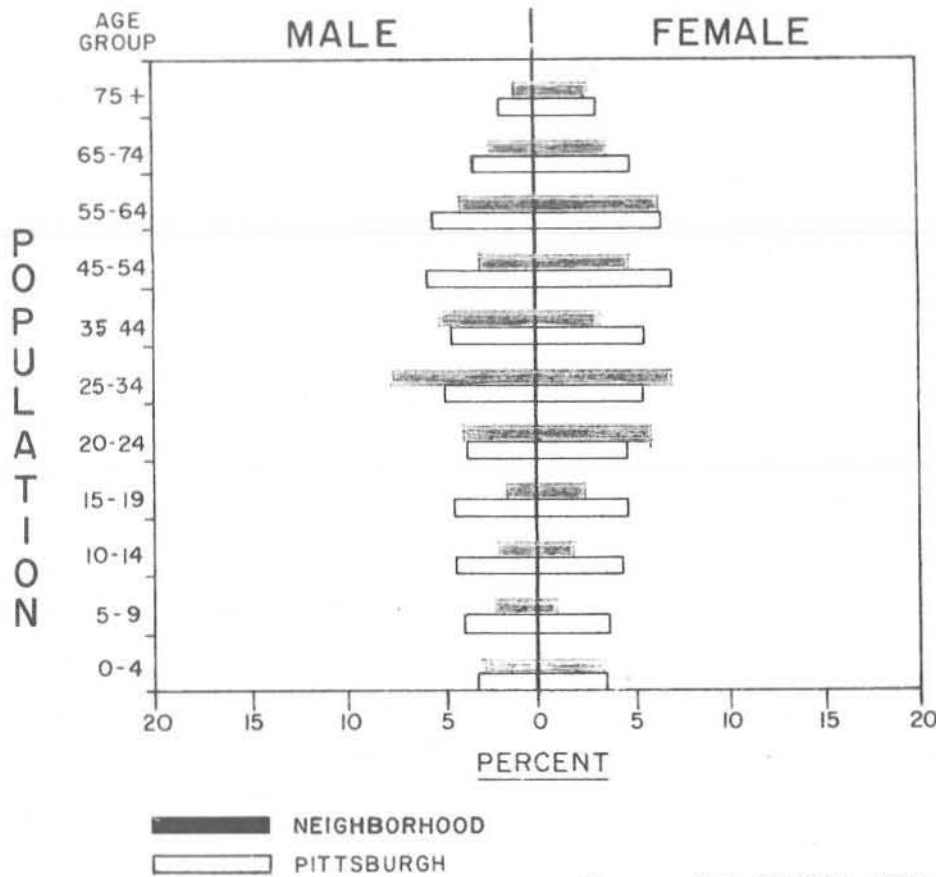


——— CENSUS TRACT OUTLINE  
 ——— NEIGHBORHOOD OUTLINE



31 ST WARD

## AGE - SEX COMPOSITION



Source: U. S. CENSUS 1970

### AGE-SEX COMPOSITION, 1970

According to the 1970 Census, the greatest portion of Point Breeze's population falls in the age 25-34 category, the smallest being the 5 to 9 age group. Citywide, more people are found in the age 45-54 group than in any other; the age 75 and older category is the smallest.

### POPULATION CHANGE, 1960-1970

The population of Point Breeze has changed from 3,552 in 1960 to 3,135 in 1970, representing a -11.8% change. This compares to an average citywide change of -13.9%, where population declined from 604,332 in 1960 to 520,117 in 1970.

### FAMILIES BY TYPE AND PRESENCE OF CHILDREN LESS THAN 18 YEARS OLD

The predominant family-type in this neighborhood is the Husband-Wife family (No Children less than 18) category. The highest portion of families with incomes below poverty level is the female head (Children less than 18) group.

### MEDIAN AGE, 1970

The median age for the neighborhood is 35.2 years; for the city it is 33.6 years.

### AGE-GROUP CHANGE, 1960-1970

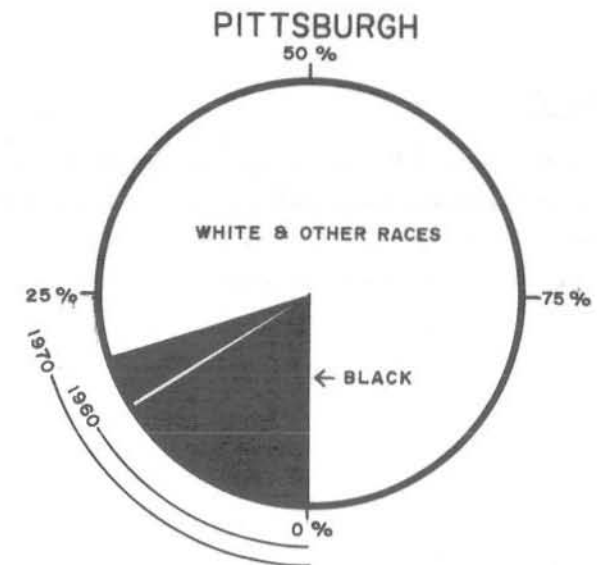
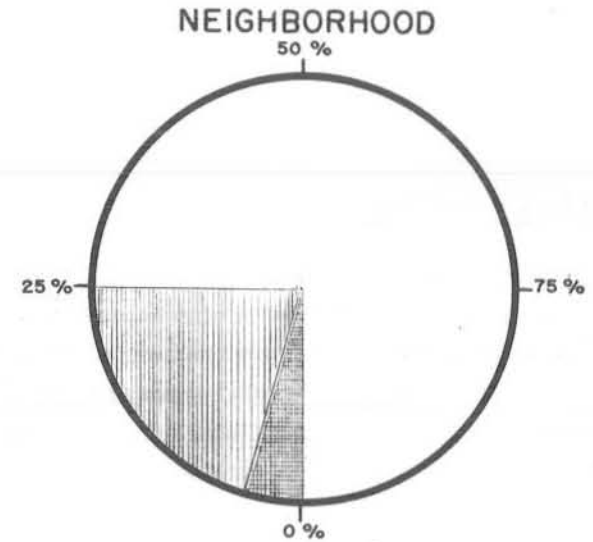
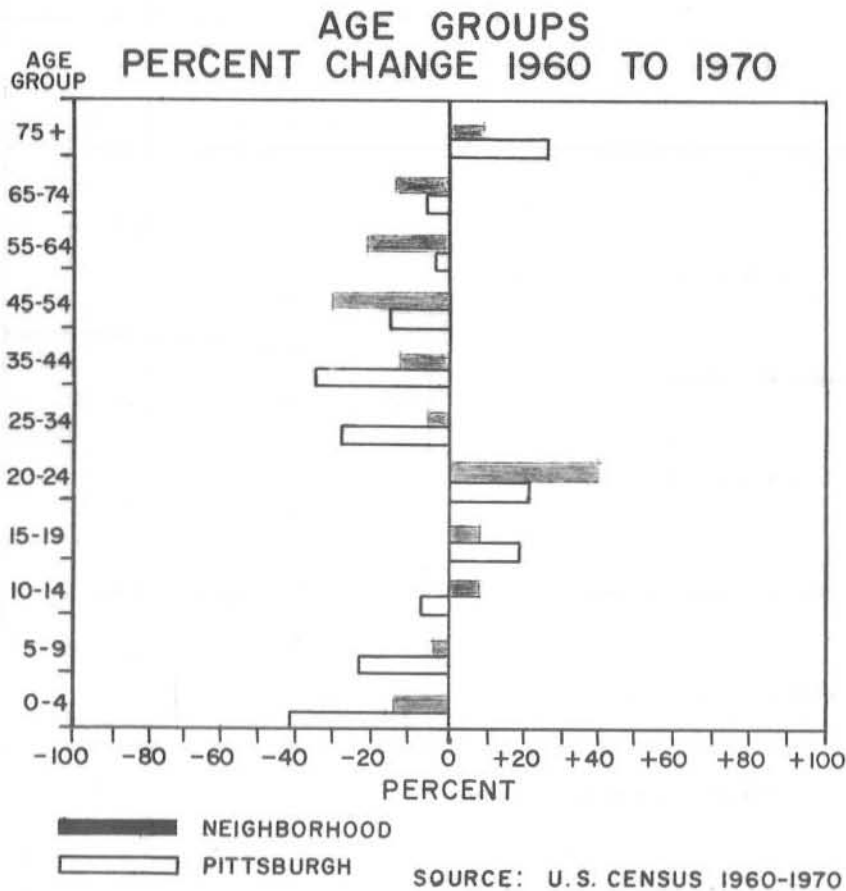
Four age brackets increased in population between 1960 and 1970 in the neighborhood. For the city, population in the 15-19, 20-24, and the 75 years and older age groups increased.



**RACE**

Black population in Point Breeze constituted 4.8% of its 1960 population, and 25.5% of its 1970 population. For Pittsburgh, the Black population increased from 16.7% in 1960, to 20.2% in 1970.

**BLACK POPULATION, 1960 - 1970**



SOURCE: U.S. CENSUS 1960 - 1970

POPULATION

**OCCUPANCY STATUS**

In 1960, total housing units numbered 1,424; in 1970, 1,384, representing a -2.8% change. A total of 32.5% were owner-occupied in 1970, compared to 47.2% citywide. In 1960, 75 units were vacant, as compared to 69 vacancies in 1970. This represents a 4.9% vacancy rate for 1970 as compared to the city's 6.2%. Overcrowded units comprised 2.4% of the 1960, and 1.5% of the 1970 neighborhood housing stock.

**MOBILITY**

For the neighborhood, 1,402 people over five years of age have changed their place of residence between 1965 and 1970. This represents 48% of its population. For the city, 159,774 changed their place of residency during those years, which is 33% of the total population.

**OCCUPANCY STATUS 1960 - 1970**

|                           | 1960     | 1970     | PERCENT CHANGE |
|---------------------------|----------|----------|----------------|
| TOTAL HOUSING UNITS       | 1424     | 1384     | -2.8           |
| TOTAL OCCUPIED UNITS      | 1349     | 1315     | -2.5           |
| OWNER OCCUPIED            | 456      | 450      | -1.3           |
| PERCENT OWNER OCCUPIED    | 32.0     | 32.5     |                |
| RENTER OCCUPIED           | 893      | 865      | -3.1           |
| PERCENT RENTER OCCUPIED   | 62.7     | 62.5     |                |
| VACANT UNITS              | 75       | 69       | -8.0           |
| PERCENT VACANT            | 5.2      | 4.9      |                |
| MEDIAN MARKET VALUE       | \$17,845 | \$20,410 | +14.4          |
| MEDIAN GROSS RENT         | \$91     | \$122    | +34.1          |
| PERCENT OVERCROWDED UNITS | 2.4      | 1.5      |                |

SOURCE: U.S. CENSUS 1960 - 1970

**BUILDING ACTIVITY, 1972**

In 1972, there were 16 building permit applications in this neighborhood, at an estimated construction cost of \$18,218. For the entire city, 4,002 permits were issued, accounting for construction in excess of \$53 million.

Also in 1972, there were 0.00 new housing units constructed per 1,000 existing units, and 11.55 alterations per 1,000 units in the neighborhood. City-wide 3.6 new housing units and 16.2 alterations were undertaken per every 1,000 existing units.

**BUILDING PERMITS ISSUED IN 1972**

|                        | NUMBER OF PERMITS | ESTIMATED COST |
|------------------------|-------------------|----------------|
| NEW HOUSING UNITS      |                   |                |
| OTHER NEW STRUCTURES   |                   |                |
| EXTENSIONS & ADDITIONS |                   |                |
| ALTERATIONS            | 16                | \$ 18,218      |
| TOTAL                  | 16                | \$ 18,218      |

SOURCE : BUREAU OF BUILDING INSPECTION

**EDUCATION: YEARS OF SCHOOL COMPLETED BY PERSONS  
25 YEARS AND OVER, 1960-1970**

The 1970 Census indicates that, of those local residents, aged 25 and over, the largest percentage have attained a High School education. In 1960, the largest percentage had attained a High School education.

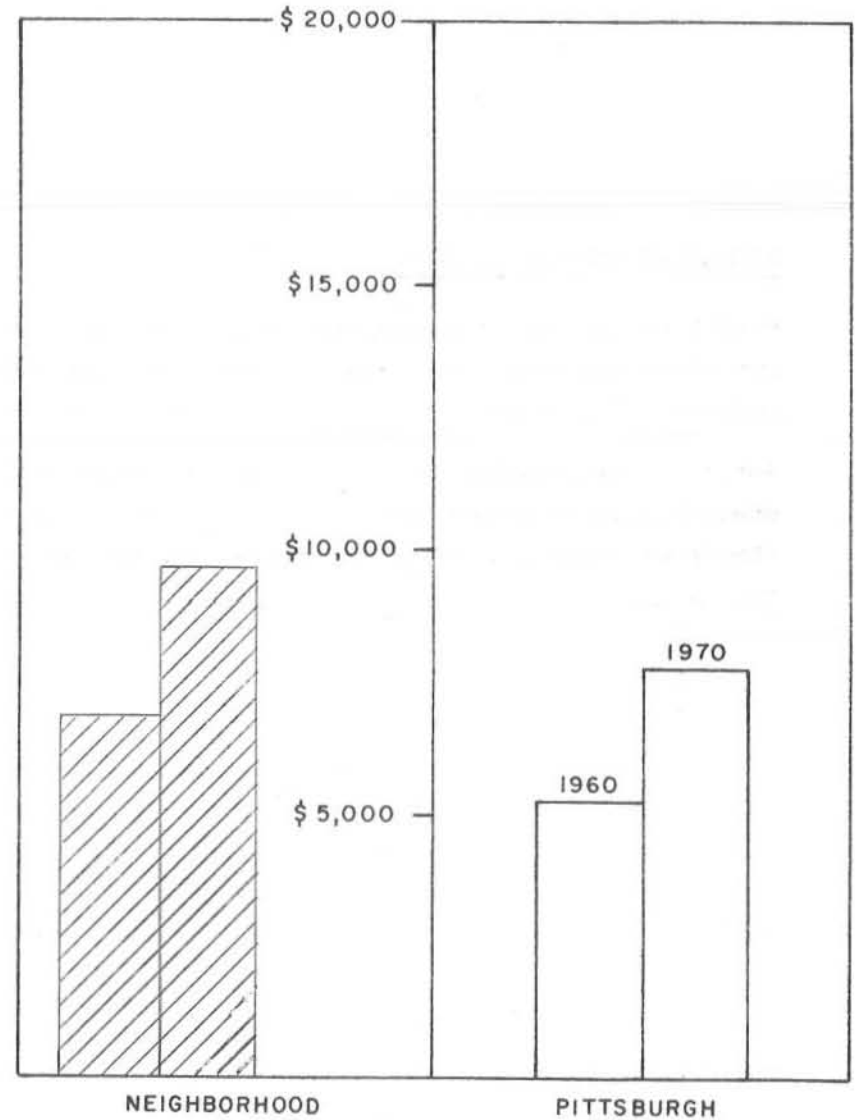
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**SCHOOL YEARS  
COMPLETED BY PERSONS  
25 YEARS & OVER  
1960-1970**

|                        | 1960 | PERCENT<br>OF TOTAL | 1970 | PERCENT<br>OF TOTAL |
|------------------------|------|---------------------|------|---------------------|
| NO SCHOOLING           | 17   | .7                  | 19   | .9                  |
| ELEMENTARY (1-8 YRS.)  | 633  | 25.0                | 381  | 18.2                |
| HIGH SCHOOL (1-3 YRS.) | 384  | 15.2                | 293  | 14.0                |
| HIGH SCHOOL (4 YRS.)   | 750  | 29.6                | 648  | 31.0                |
| COLLEGE (1-3 YRS.)     | 369  | 14.6                | 312  | 14.9                |
| COLLEGE (4 YRS.)       | 380  | 15.0                | 440  | 21.0                |
| TOTAL                  | 2533 | 100.0               | 2093 | 100.0               |

SOURCE: U.S. CENSUS 1960-1970

**MEDIAN FAMILY INCOME, 1960 - 1970**

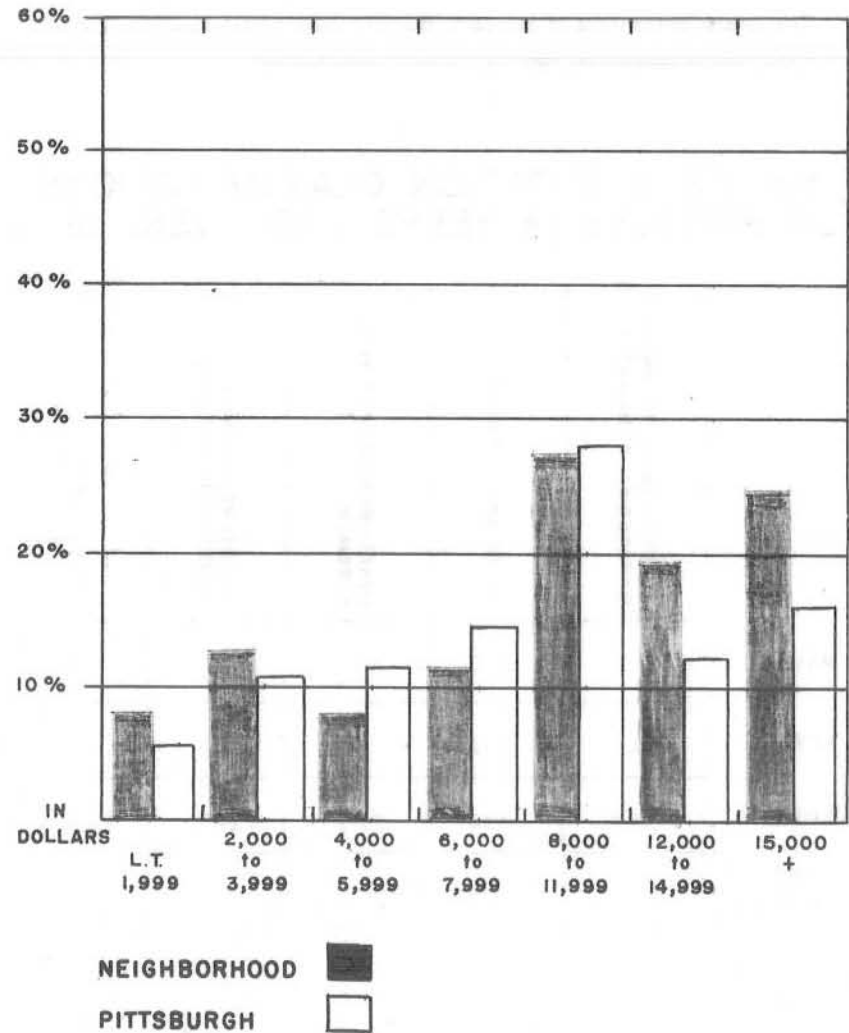


SOURCE: U.S. CENSUS 1960-1970

**PERCENT DISTRIBUTION  
OF FAMILY INCOME  
BY INCOME RANGES  
( IN DOLLARS )**

**INCOME, MEDIAN FAMILY INCOME, 1960-1970**

The median income for Point Breeze families was \$7,081 in 1960. In 1970, the median family income was \$9,626, representing a ten year change of 35.9%. Citywide, the median family income rose from \$5,605 in 1960, to \$8,800 in 1970, a 57% change.



SOURCE: U. S. CENSUS 1970

**OCCUPATION: MAJOR OCCUPATION CLASSIFICATIONS  
OF PERSONS 14 YEARS AND OVER, 1970**

The largest percentage of people in this neighborhood work in Professional positions. This group constitutes 36% of the employed population. The largest percentage of people in the city work in Sales and Clerical positions, which represents 28% of the total population.

**MAJOR OCCUPATION CLASSIFICATIONS  
OF PERSONS 14 YEARS AND OVER, 1970**

|                     | PROFESSIONAL, TECHNICAL,<br>MANAGERIAL, ADMINISTRATIVE | SALES AND CLERICAL | CRAFTSMEN, OPERATIVES,<br>FOREMEN | LABORERS, SERVICES,<br>HOUSEHOLD WORKERS | TOTAL EMPLOYED |
|---------------------|--|--------------------|-----------------------------------|--|----------------|
| MALE                | 311  | 143                | 233                               | 104                                      | 791            |
| FEMALE              | 211  | 251                | 40                                | 145                                      | 647            |
| TOTAL               | 522  | 394                | 273                               | 249                                      | 1438           |
| PERCENT<br>OF TOTAL | 36.29  | 27.39              | 18.97                             | 17.30                                    | 100.00         |

SOURCE: U. S. CENSUS 1970

**PERSONS RECEIVING  
PUBLIC ASSISTANCE IN 1972**

| ASSISTANCE TYPE                 | NUMBER OF<br>RECIPIENTS | PERCENT OF TOTAL<br>POPULATION |
|---------------------------------|-------------------------|--------------------------------|
| OLD AGE                         | 18                      | .57                            |
| BLIND                           | 1                       | .03                            |
| AID TO<br>DEPENDENT<br>CHILDREN | 307                     | 9.79                           |
| GENERAL                         | 98                      | 3.12                           |
| AID TO DISABLED                 | 20                      | .63                            |
| TOTAL                           | 444                     | 13.51                          |

SOURCE: DEPARTMENT OF PUBLIC WELFARE  
ALLEGHENY COUNTY  
BOARD OF ASSISTANCE  
MARCH 2, 1973

## ARRESTS FOR MAJOR CRIMES IN 1972

S O C I O - E C O N O M I C

### PUBLIC ASSISTANCE CASES, 1972

Of the neighborhood's total population, 14% received public assistance in 1972. Citywide, 14% of the population received some kind of assistance in the same year.

### ARRESTS FOR MAJOR CRIMES, 1972

The crime rate listed here represents the number of arrests that were made for major crimes in 1972 as a ratio of the total population of the area. Major crimes are defined as murder, rape, robbery, assault, burglary, and larceny. In 1972, the crime rate for this neighborhood was 4.79 ; for Pittsburgh, the rate was 4.71.

| CRIME    | NUMBER OF ARRESTS | CRIME RATE |
|----------|-------------------|------------|
| MURDER   | 0                 | .00        |
| RAPE     | 3                 | .10        |
| ROBBERY  | 29                | .93        |
| ASSAULT  | 9                 | .29        |
| BURGLARY | 60                | 1.91       |
| LARCENY  | 49                | 1.56       |
| TOTAL    | 150               | 4.79       |

SOURCE: ANNUAL REPORT OF MAJOR CRIMES  
CITY OF PITTSBURGH  
POLICE DEPARTMENT, 1972

**COMMUNITY FACILITIES**

Community facilities which serve Point Breeze are not limited to those located within the confines of Point Breeze. Although there are many community facilities in the general vicinity, this list is limited to police and fire stations, public libraries, public schools, City of Pittsburgh recreational facilities (indoor and outdoor), major hospitals, and major colleges and universities.

Community facilities for this neighborhood include:

Point Breeze

Public Facilities

Police Station No. 6

Fire Station No. 16

Recreation

Westinghouse Park

Frick Park

Mellon Park

Schools

Homewood Elementary

Sterret Elementary

Westinghouse High School

Taylor-Alderdice High School

Health

Homewood-Brushston Neighborhood Health Center

Pittsburgh Hospital

Shadyside Hospital



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