



Tucson, AZ

226.7 mi² | Pop: 531,641 | 33rd Most Populous U.S. City | Est. 1877

Blocks of older, smaller, mixed-age buildings play a critical role in fostering robust local economies, inclusive neighborhoods, and sustainable cities. The Preservation Green Lab report, *Older, Smaller, Better*, leveraged the ideas of **Jane Jacobs** to show why preservation and building reuse matter for successful communities. The *Atlas of ReUrbanism* expands this research to 50 U.S. cities, demonstrating that **Character Counts**.

In **Tucson**, compared to areas with large, new structures, character-rich **blocks of older, smaller, mixed-age buildings** contain...



57% greater population density



67% more jobs in small businesses and 50% more jobs in new businesses



42% more women and minority-owned businesses

The building blocks for an inclusive, diverse, economically vibrant city, Tucson's older, smaller buildings are irreplaceable assets. For more information about Tucson's high-character areas, **please see reverse**.

■ **The Atlas of ReUrbanism** | *A Tool for Discovery*

Developed by the **Preservation Green Lab**, the Atlas of ReUrbanism is part of the National Trust for Historic Preservation's **ReUrbanism** initiative. Explore the buildings and blocks of Tucson and other American cities further by visiting:

www.atlasofreurbanism.com

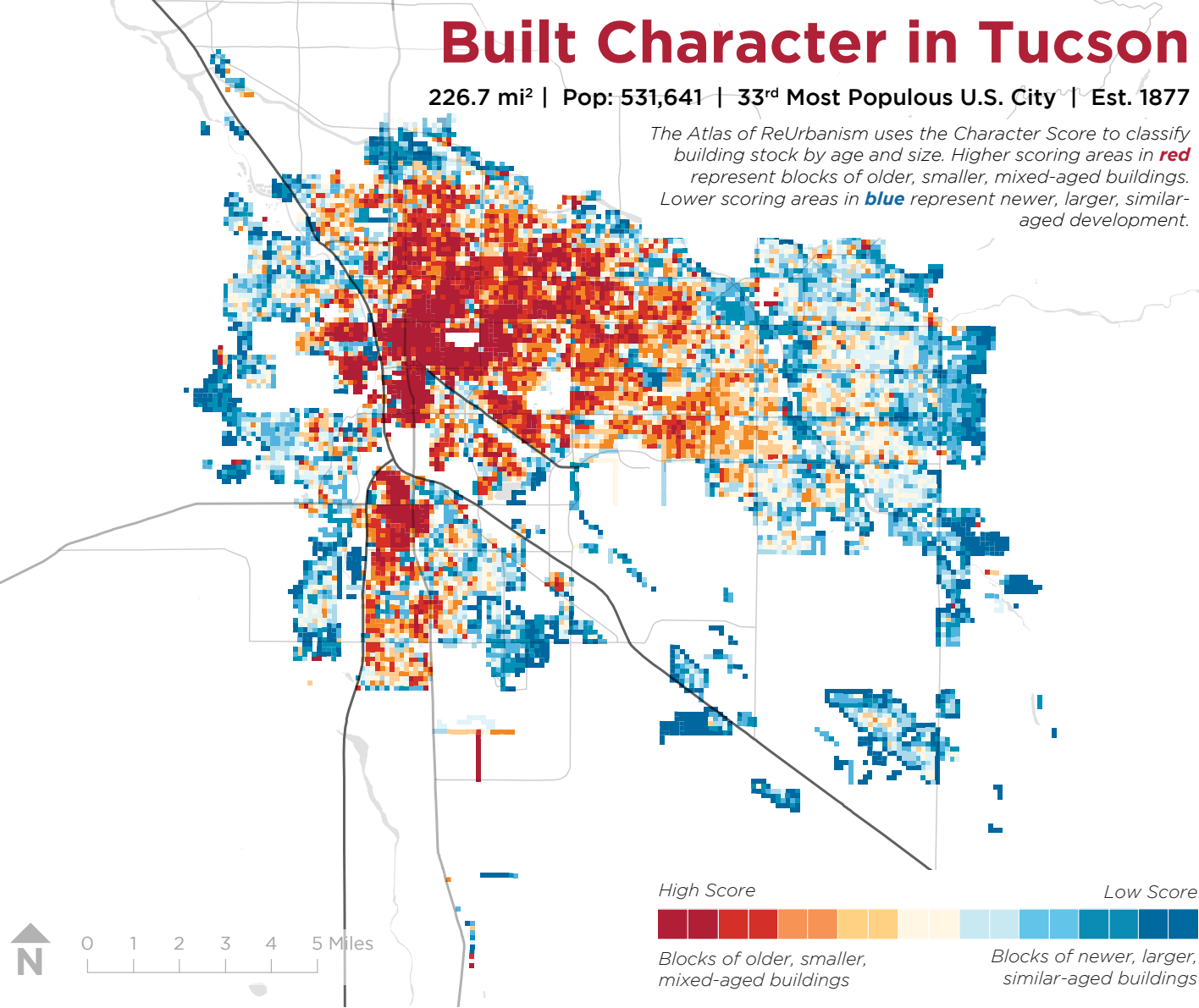


National Trust for Historic Preservation
Preservation Green Lab

Built Character in Tucson

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The Atlas of ReUrbanism uses the Character Score to classify building stock by age and size. Higher scoring areas in **red** represent blocks of older, smaller, mixed-aged buildings. Lower scoring areas in **blue** represent newer, larger, similar-aged development.



High v. Low Character Score

Use the table below to compare high- and low-character score areas in terms of their density and diversity, inclusiveness, and economic vitality.

High Character Score Areas (Red square) | Low Character Score Areas (Blue square)



Density & Diversity

	High Character Score Areas	Low Character Score Areas
Avg. Population/Grid Square [†]	56.9	36.3
Median Age (Years) [†]	36.9	39.0
Avg. Between Age 18-34 [†]	27.4%	23.8%
Avg. Foreign Born ^{††}	15.5%	13.4%
Avg. New to County ^{††}	5.1%	3.8%
Avg. People of Color [†]	51.3%	44.9%
Avg. Housing Units/Grid Square [†]	25.2	16.7
Avg. Vacant Homes [†]	9.4%	9.0%
Avg. Owned Homes [†]	57.1%	65.3%



Inclusiveness

	High Character Score Areas	Low Character Score Areas
Total Women and Minority-Owned Businesses ^{†††}	1,360	954
Avg. Affordable Rental Housing Units [†]	89.0%	84.5%



Economic Vitality

	High Character Score Areas	Low Character Score Areas
Total Jobs in Small Businesses ^{††††}	19,768	11,780
Total Jobs in New Businesses ^{††††}	2,497	1,670
Total Jobs in Creative Industries ^{††††}	9,447	7,782

[†]Data from the 2010 Census
^{††}Data from the 2010-2014 5-Year Estimates of the American Community Survey
^{†††}Data from Dun & Bradstreet, 2016.
^{††††}Data from LEHD LODES, 2014

Building and Preservation Facts

Parcels/Buildings	Tucson	50-City Average
Total	134,012	204,038
Per Square Mile	591	1,436
Median Year Built	1972	1952
On Nat'l Register of Historic Places	4.8%	6.8%
Locally Designated	1.5%	4.3%
Historic Tax Credit Projects	12	27.5

Year Built By Period, Tucson | 50-City Average

