London State of the City Survey

OREA/LSTAR Survey of London Residents| Summary

Conducted by Nanos for the Ontario Real Estate Association, October 2019
Submission 2019-1498

London residents give the highest score to London as a place to raise a family and the lowest score to London as a place to take public transit; a minority think municipal leaders in London are doing a good job at anything

SUMMARY

> Residents give the highest mean score to London as a place to raise a family and give the lowest to London as a place to take public transit

London residents rate London the highest in terms of being a place to raise a family, the quality of healthcare, and the overall quality of life, and rate it lowest as a place to take public transit. They generally feel municipal leaders do an average job of tacking issues, most often saying they do a very good or good job at helping attract jobs to London and a poor or very poor job at addressing homelessness. A majority of residents believe there will be no change in the personal finances or in the economy in London in the next six months, and are 10 times more likely to think the value of real estate in their neighbourhood will increase rather than decrease.

Rating the City of London

- **London most often say that improved infrastructure/roadways would make the City of London a better place** – When asked if they had one piece of advice to make the City of London a better place, residents most often mention improved infrastructure/roadways (25%), followed by improved public transit (17%), solutions for homelessness/supporting low income persons (9%), improved local government (7%), improvements to downtown area (6%) and more green space/parks/recreational activities(4%) Five per cent say other. Sixteen per cent are unsure.

- **Residents of London give the highest score to London as a place to raise a family; give the lowest score to London as a place to take public transit** – Asked to rate the City of London on scale of 1 to 10, where 1 is a very poor rating and 10 is a very good rating, residents gave London as a place to raise a family the highest mean score (8.0), followed by the overall quality of life in London and the quality of healthcare in London with a mean score of 7.8 each. London as a safe place to live and London as a place to have a business received 7.5 and 7.0 respectively as mean scores. London as a place to take public transit and London as a place where one can afford to buy a home received the lowest score (5.8 and 6.3 respectively).

Performance of municipal leaders on various issues

- **London residents most often say municipal leaders do an average job at helping attract jobs to London** – More than four in ten residents say municipal leaders do an average job (45%) at helping attract jobs to London, while just under one in three say they are doing a good (28%) or very good job (four per cent) at this, and under two in ten say they do a poor (12%) or very poor job (four per cent). Six per cent are unsure.

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SUMMARY

{ A majority of London residents say the municipal leaders do a poor or very poor job at addressing the issue of homelessness }

- **London residents most often say municipal leaders do a poor or very poor job at creating an environment for affordable housing** – When asked how well the municipal leaders do in terms of providing support for creating an environment for affordable housing , nearly four in ten residents say they do a poor (33%) or very poor (six per cent) job at this, followed by average(37%), while over one in ten say good (17%) or very good job at this (one per cent). Five per cent are unsure.

- **London residents are divided over the performance of municipal leaders at building a strong public transit system** – Nearly four in ten residents say municipal leaders do a poor (29%) or very poor (eight per cent) job at providing support for building a strong public transit system, while 36 per cent say they are doing an average job, and over two in ten say good (19%) or very good job at this (four per cent). Four per cent are unsure.

- **London residents most often say municipal leaders are doing an average job at improving traffic by investing in roads** – Four in ten residents say municipal leaders do an average job (40%) at investing in roads to improve traffic, while one in three say they are doing a poor (24%) or very poor (nine per cent) job at this, and just over one in four say they are doing a good (21%) or very good job (five per cent). One per cent are unsure.

- **London residents most frequently say municipal leaders are doing an average job at working together as a group to find solutions** – Over four in ten residents say municipal leaders do an average job (44%) at working together as a group to find solutions, while one in four say they are doing a poor (20%) or very poor (five per cent) job at this, and just under one in four say they are doing a good (22%) or very good job (two per cent). Seven per cent are unsure.

- **London residents most often say municipal leaders do a poor or very poor job at addressing the issue of homelessness** – Nearly half of residents say municipal leaders do a poor (39%) or very poor (10%) job at addressing the issue of homelessness, while 35 per cent say they are doing an average job, and just over one in ten say good (nine per cent) or very good job at this (two per cent). Six per cent are unsure.

SUMMARY

Residents are 10 times more likely to think the value of real estate in their neighbourhood will increase rather than decrease

Economic stability

- **The majority of London residents report there has been no change in their personal finances over the past year** – Asked to think of their personal finances, nearly two in three residents (64%) report there has been no change over the past year, while 21 per cent say they are better off and 14 per cent say their finances are worse off (23% of Ontarians and Canadians, respectively). One per cent are unsure.

- **The majority of residents of London think there will be no change in the economy in London in the next six months** – Over seven in ten residents (71%) think the economy in London in will not change in the next six months while over one in ten (13%) think the economy will be stronger and 12 per cent think it will be weaker (30% of Ontarians and 27% of Canadians thinking of the national economy). Four per cent are unsure.

- **More than seven in ten London residents say their job is secure or somewhat secure** – Just over seven in ten residents say they would describe their job as secure (51%) or somewhat secure (20%), while just over one in ten say its somewhat not secure (four per cent) or not at all secure (eight per cent). Seventeen per cent are unsure.

- **London residents are 10 times more likely to think the value of real estate in their neighbourhood will increase rather than decrease** – Nearly six in ten residents (58%) believe that the value of real estate in their neighborhood will increase in the next six months (43% of Canadians say the same) while one in three (34%) believe it will stay the same and 6 per cent think the value of real estate will decrease in the next six months. Three per cent are unsure.

These observations are based on an RDD dual frame (land- and cell-lines) telephone random survey of 501 residents of the City of London, 18 years of age or older, conducted between , September 15th to 23rd, 2019. Participants were randomly recruited by telephone using live agents and administered a survey. The margin of error for this survey is ±4.4 percentage points, 19 times out of 20.

This study was commissioned by Ontario Real Estate Association and the research was conducted by Nanos Research.

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At a glance

Rating aspects of the City of London (score from 1-10)	Mean (n=501)
London as a place to raise a family	8.0
The overall quality of life in London	7.8
The quality of healthcare in London	7.8
London as a safe place to live	7.5
London as a place to have a business	7.0
The quality of the airport connections between London and other cities	6.8
The job market in London	6.5
The quality of the rail connections between London and other cities	6.5
London as a place where one can afford to buy a home	6.3
London as a place to take public transit	5.8

Performance of municipal leaders at… (n=501)	Very good/ Good	Average	Very poor/ Poor
Helping attract jobs to London	32%	45%	17%
Investing in roads to improve traffic	26%	40%	33%
Working together as a group to find solutions	24%	44%	25%
Building a strong public transit system	23%	36%	36%
Creating an environment for affordable housing	18%	37%	40%
Addressing the issue of homelessness	11%	35%	49%

At a glance

Thinking of your personal finances, are you...	Frequency (n=501)
Better off	22%
Worse off	14%
No change	64%
Unsure	1%

Security of current job	Frequency (n=501)
Secure	51%
Somewhat secure	20%
Somewhat not secure	4%
Not at all secure	8%
Unsure	17%

In the next six months, do you think the economy in London will become...	Frequency (n=501)
Stronger	13%
Weaker	12%
No change	71%
Unsure	4%

In the next six months, do you believe that the value of real estate in your neighborhood will...	Frequency (n=501)
Increase	58%
Stay the same	34%
Decrease	6%
Unsure	3%

Making the City of London a better place

Top mentions	Frequency (n=501)
Improved infrastructure/roadways	25.1%
Improved public transit	16.6%
Solutions for homelessness/supporting low income persons	8.7%
Improved local government	7.4%
Improvements to downtown area	6.2%
More green space/parks/recreational activities	4.0%
Better access to public services/shops	2.4%
Increased law enforcement	2.4%
More jobs/industry	2.1%
Unsure	16.1%

QUESTION – If you had one piece of advice to make the City of London a better place, what would that advice be? [OPEN]
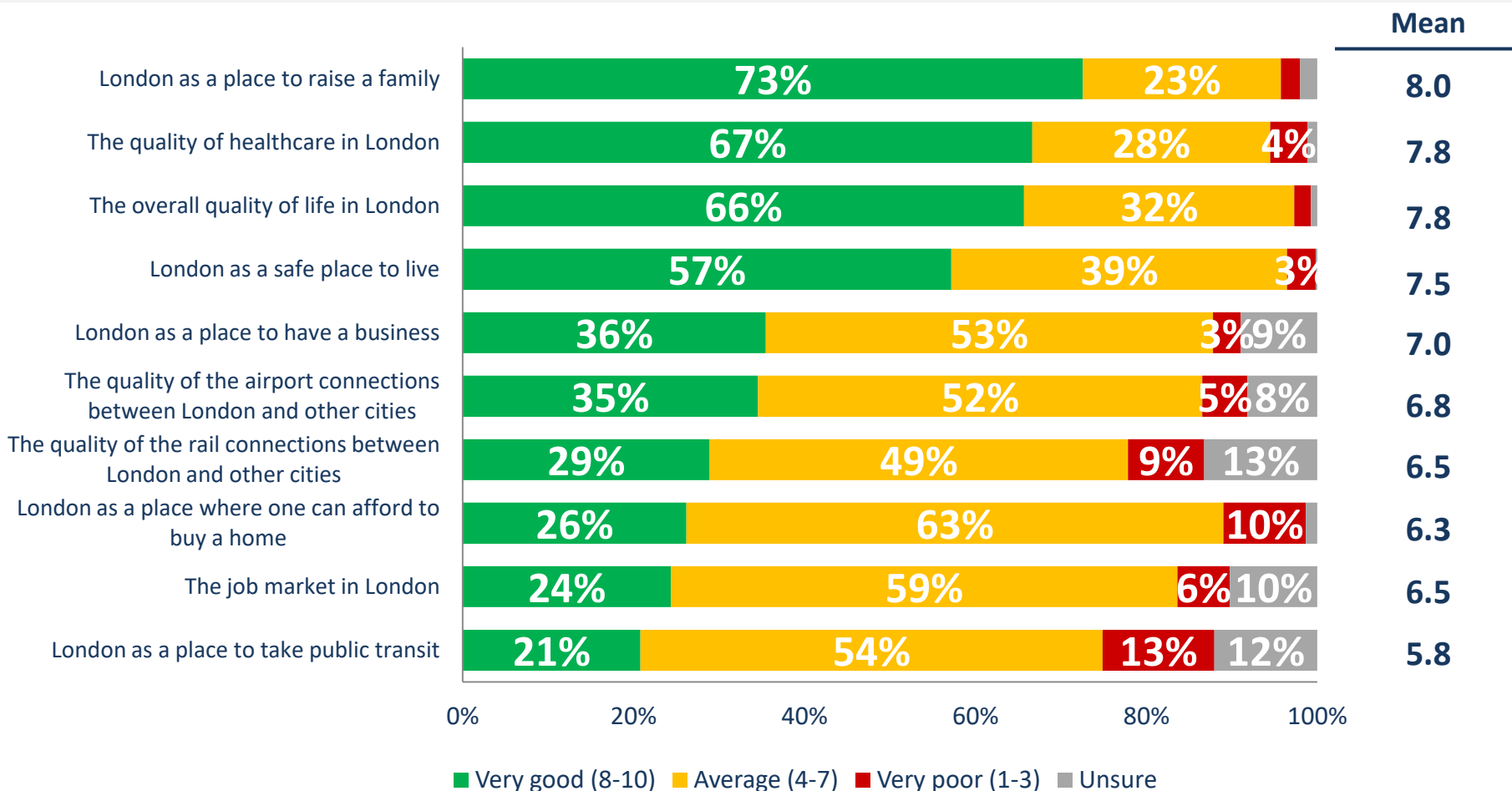
Rating the City of London

"

London residents gave London the highest ratings in terms of being a place to raise a family, the quality of healthcare, and the overall quality of life

"

Rating aspects of the City of London

Aspect	Very good (8-10)	Average (4-7)	Very poor (1-3)	Unsure	Mean
London as a place to raise a family	73%	23%			8.0
The quality of healthcare in London	67%	28%	4%		7.8
The overall quality of life in London	66%	32%			7.8
London as a safe place to live	57%	39%	3%		7.5
London as a place to have a business	36%	53%	3%	9%	7.0
The quality of the airport connections between London and other cities	35%	52%	5%	8%	6.8
The quality of the rail connections between London and other cities	29%	49%	9%	13%	6.5
London as a place where one can afford to buy a home	26%	63%	10%		6.3
The job market in London	24%	59%	6%	10%	6.5
London as a place to take public transit	21%	54%	13%	12%	5.8

Legend: ■ Very good (8-10) ■ Average (4-7) ■ Very poor (1-3) ■ Unsure

QUESTION – How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

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Rating the quality of life in London

	Mean
Male (n=234)	7.6
Female (n=267)	7.9
18 to 34 (n=105)	7.6
35 to 54 (n=160)	7.7
55 plus (n=236)	8.0

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

■ Very good (8-10) ■ Average (4-7) ■ Very poor (1-3) ■ Unsure
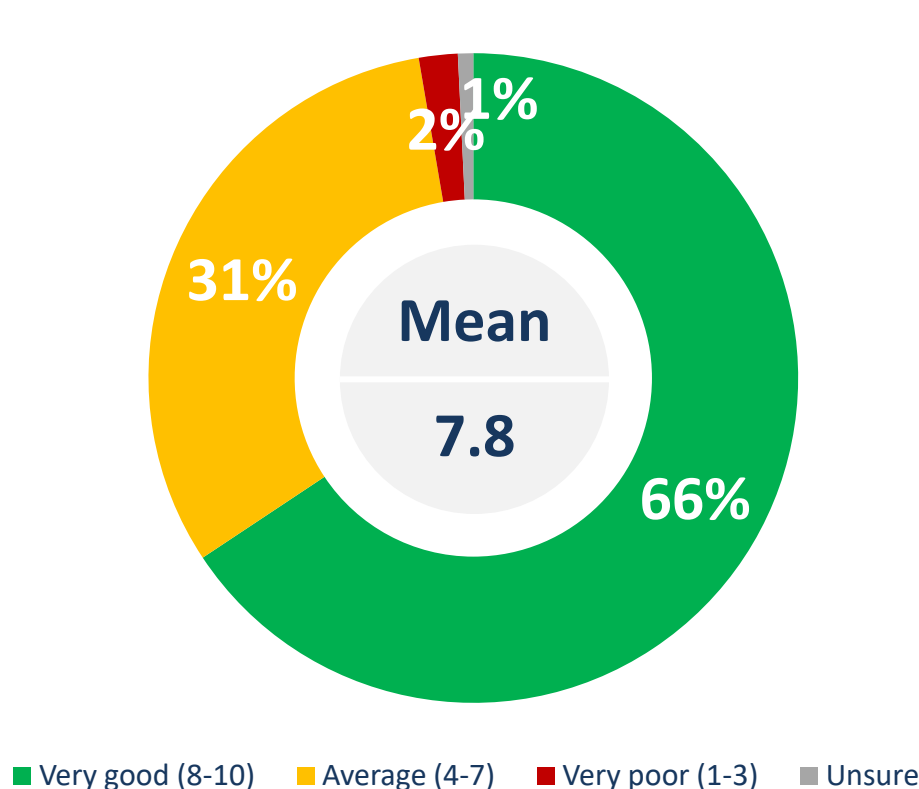
QUESTION – How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

The overall quality of life in London

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Rating the job market in London

Mean

6.5

- ■ Very good (8-10)
- ■ Average (4-7)
- ■ Very poor (1-3)
- ■ Unsure

24%
60%
6%
10%

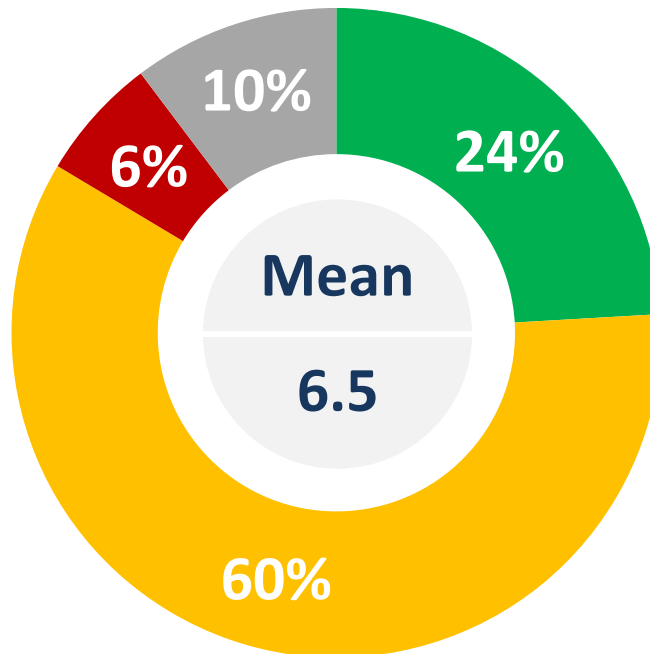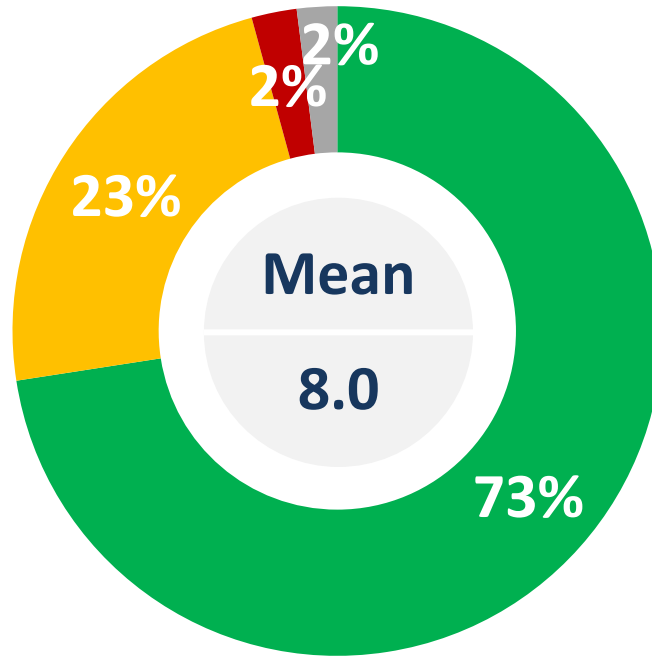|	Mean
Male (n=234)	6.5
Female (n=267)	6.4
18 to 34 (n=105)	6.3
35 to 54 (n=160)	6.5
55 plus (n=236)	6.6

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

QUESTION – How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

The job market in London

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Rating London as a place to raise a family

	Mean
Male (n=234)	8.0
Female (n=267)	8.1
18 to 34 (n=105)	7.8
35 to 54 (n=160)	8.1
55 plus (n=236)	8.2

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

Mean
8.0

- 2%
- 2%
- 23%
- 73%

- ■ Very good (8-10)
- ■ Average (4-7)
- ■ Very poor (1-3)
- ■ Unsure

QUESTION – How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

London as a place to raise a family

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Rating London as a safe place to live

	Mean
Male (n=234)	7.5
Female (n=267)	7.4
18 to 34 (n=105)	7.3
35 to 54 (n=160)	7.5
55 plus (n=236)	7.6

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

Donut chart:
- 3% (Very poor 1-3)
- 40% (Average 4-7)
- 57% (Very good 8-10)
- Mean: 7.5

Legend:
- ■ Very good (8-10)
- ■ Average (4-7)
- ■ Very poor (1-3)
- ■ Unsure

QUESTION – How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

London as a safe place to live

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Rating London as a place to have a business

	Mean
Male (n=234)	6.9
Female (n=267)	7.1
18 to 34 (n=105)	6.7
35 to 54 (n=160)	6.9
55 plus (n=236)	7.3

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

Mean 7.0

36%

52%

3%

9%

- ■ Very good (8-10)
- ■ Average (4-7)
- ■ Very poor (1-3)
- ■ Unsure

QUESTION – How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

London as a place to have a business

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Rating London as a place to take public transit

	Mean
Male (n=234)	5.8
Female (n=267)	5.8
18 to 34 (n=105)	6.1
35 to 54 (n=160)	5.7
55 plus (n=236)	5.7

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

Mean
5.8

21%
54%
13%
12%

- Very good (8-10)
- Average (4-7)
- Very poor (1-3)
- Unsure

QUESTION – How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

London as a place to take public transit

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Rating London as a place where one can afford a home

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Mean

26%

63%

10% **1%**
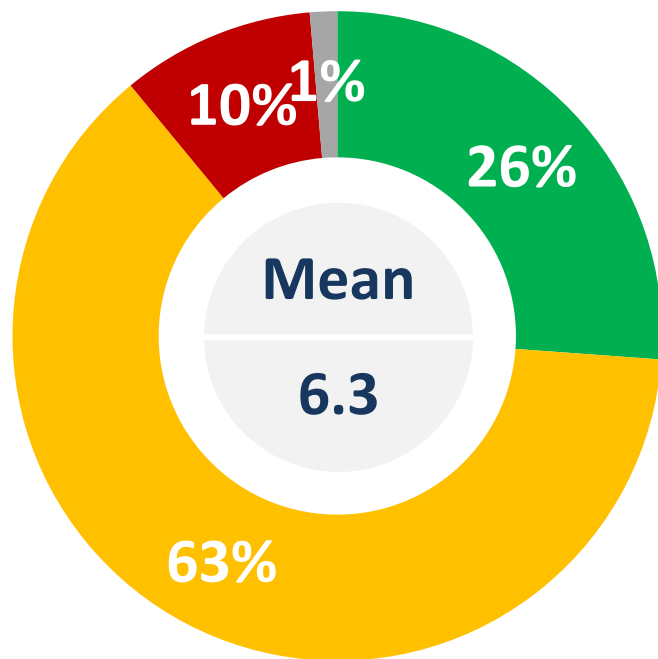
Mean
6.3

■ Very good (8-10)   ■ Average (4-7)   ■ Very poor (1-3)   ■ Unsure

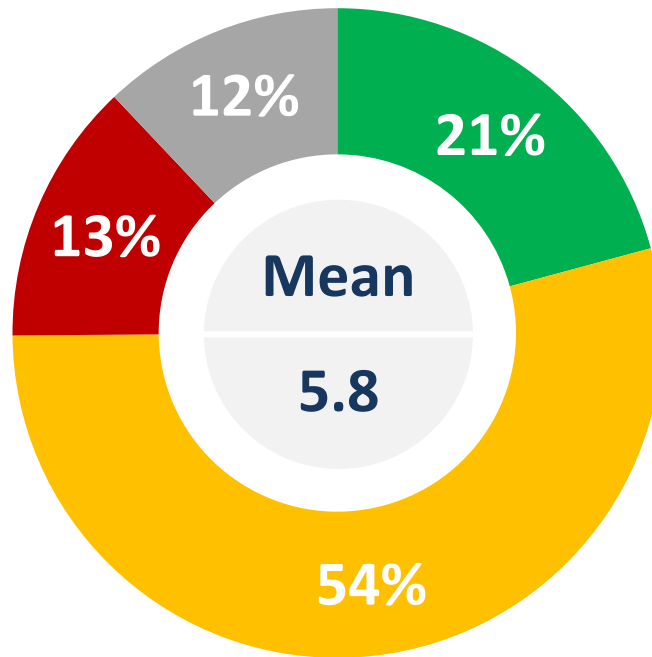|	Mean
Male (n=234)	6.5
Female (n=267)	6.1
18 to 34 (n=105)	6.0
35 to 54 (n=160)	6.2
55 plus (n=236)	6.5

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

QUESTION – How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

London as a place where one can afford to buy a home

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Rating the quality of healthcare in London

	Mean
Male (n=234)	7.8
Female (n=267)	7.8
18 to 34 (n=105)	7.6
35 to 54 (n=160)	7.7
55 plus (n=236)	8.0

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

Mean
7.8

- 1%
- 4%
- 28%
- 67%

■ Very good (8-10) ■ Average (4-7) ■ Very poor (1-3) ■ Unsure

QUESTION – How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

The quality of healthcare in London

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Rating the quality of rail connections between London and other cities

	Mean
Male (n=234)	6.5
Female (n=267)	6.4
18 to 34 (n=105)	6.6
35 to 54 (n=160)	6.6
55 plus (n=236)	6.2

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

Mean
6.5

29%

49%

9%

13%

■ Very good (8-10)   ■ Average (4-7)   ■ Very poor (1-3)   ■ Unsure

QUESTION – How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

The quality of the rail connections between London and other cities

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Rating the quality of airport connections between London and other cities

	Mean
Male (n=234)	6.7
Female (n=267)	6.8
18 to 34 (n=105)	6.7
35 to 54 (n=160)	6.8
55 plus (n=236)	6.8

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

Mean 6.8

35%

52%

5%

8%

- Very good (8-10)
- Average (4-7)
- Very poor (1-3)
- Unsure

QUESTION – How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

The quality of the airport connections between London and other cities

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Performance of municipal leaders on various issues

" *London residents say municipal leaders do the best job at attracting jobs to London* "

Rating the performance of municipal leaders

Net score

Category	Net score
Helping attract jobs to London	+15.9
Investing in roads to improve traffic	-7.6
Working together as a group to find solutions	-0.7
Building a strong public transit system	-13.0
Creating an environment for affordable housing	-21.3
Addressing the issue of homelessness	-38.4

Helping attract jobs to London: 4% Very good, 28% Good, 45% Average, 12% Poor, 4% Very poor, 6% Unsure

Investing in roads to improve traffic: 5%, 21%, 40%, 24%, 9%

Working together as a group to find solutions: 22%, 44%, 20%, 5%, 7%

Building a strong public transit system: 4%, 19%, 36%, 29%, 8%, 4%

Creating an environment for affordable housing: 17%, 37%, 33%, 6%, 5%

Addressing the issue of homelessness: 9%, 35%, 39%, 10%, 6%

Legend: ■ Very good ■ Good ■ Average ■ Poor ■ Very poor ■ Unsure

*Charts may not add up to 100 due to rounding

QUESTION – Would you say that municipal leaders do a very good, good, average, poor or very poor job at supporting the following. [RANDOMIZE]

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Helping attract jobs to London

Net score

+15.9

- ■ Very good
- ■ Good
- ■ Average
- ■ Poor
- ■ Very poor
- ■ Unsure

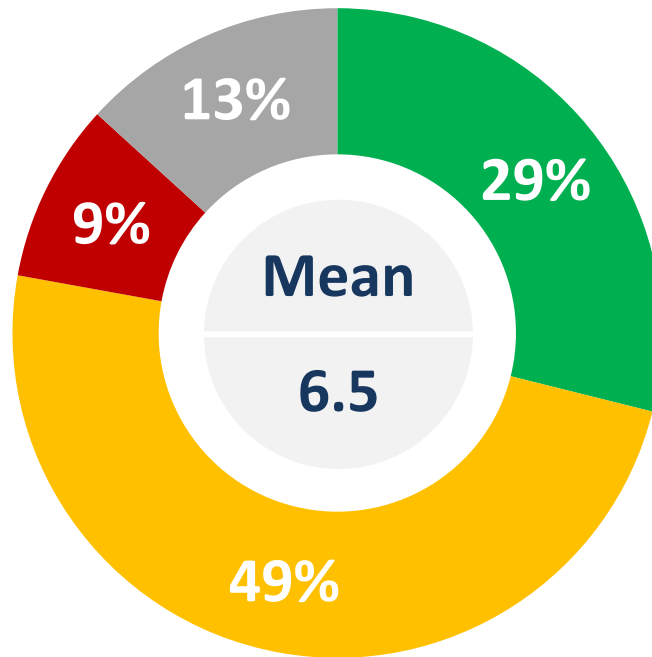|	Very good/ Good
Male (n=234)	32.1%
Female (n=267)	32.6%
18 to 34 (n=105)	32.2%
35 to 54 (n=160)	32.5%
55 plus (n=236)	32.6%

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

QUESTION – Would you say that municipal leaders do a very good, good, average, poor or very poor job at supporting the following. [RANDOMIZE]

Helping attract jobs to London

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Creating an environment for affordable housing

Net score

-21.3

- 2% (Very good)
- 17% (Good)
- 37% (Average)
- 33% (Poor)
- 6% (Very poor)
- 5% (Unsure)

■ Very good ■ Good ■ Average ■ Poor ■ Very poor ■ Unsure

	Very good/ Good
Male (n=234)	**18.7%**
Female (n=267)	**17.9%**
18 to 34 (n=105)	**25.0%**
35 to 54 (n=160)	**14.4%**
55 plus (n=236)	**16.2%**

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

QUESTION – Would you say that municipal leaders do a very good, good, average, poor or very poor job at supporting the following. [RANDOMIZE]

Creating an environment for affordable housing

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Building a strong transit system

Net score
-13.0

Legend: ■ Very good ■ Good ■ Average ■ Poor ■ Very poor ■ Unsure

	Very good/ Good
Male (n=234)	24.7%
Female (n=267)	21.8%
18 to 34 (n=105)	28.6%
35 to 54 (n=160)	21.9%
55 plus (n=236)	20.1%

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

QUESTION – Would you say that municipal leaders do a very good, good, average, poor or very poor job at supporting the following. [RANDOMIZE]

Building a strong public transit system

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Improving traffic by investing in roads

Net score
-7.6

- ■ Very good
- ■ Good
- ■ Average
- ■ Poor
- ■ Very poor
- ■ Unsure

5%
21%
40%
24%
9%
1%

	Very good/ Good
Male (n=234)	**24.1%**
Female (n=267)	**26.9%**
18 to 34 (n=105)	**31.3%**
35 to 54 (n=160)	**22.5%**
55 plus (n=236)	**23.6%**

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.
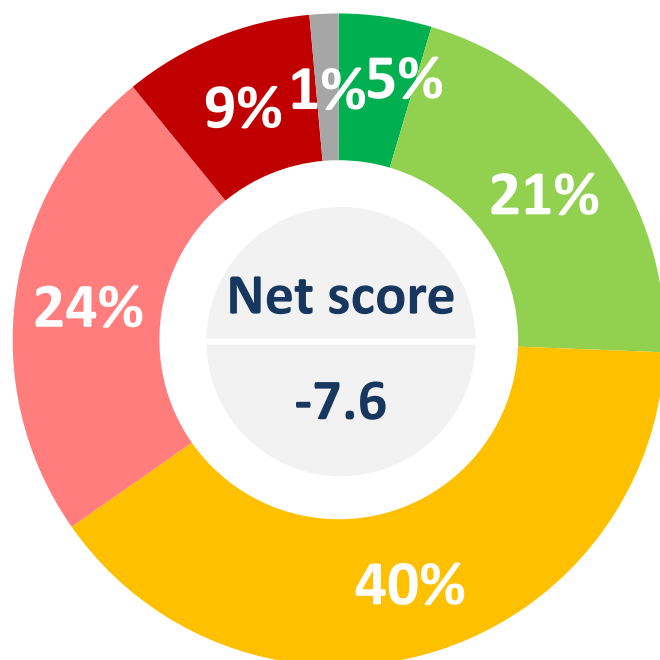
QUESTION – Would you say that municipal leaders do a very good, good, average, poor or very poor job at supporting the following. [RANDOMIZE]

Investing in roads to improve traffic

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Source: Nanos Research, RDD dual frame random telephone survey, September 15th to 23rd, 2019, n=501, accurate 4.4 percentage points plus or minus, 19 times out of 20.

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Working together to find solutions

Net score
-0.7

Legend:
- Very good
- Good
- Average
- Poor
- Very poor
- Unsure

Chart values: 2% (Very good), 22% (Good), 44% (Average), 20% (Poor), 5% (Very poor), 7% (Unsure)
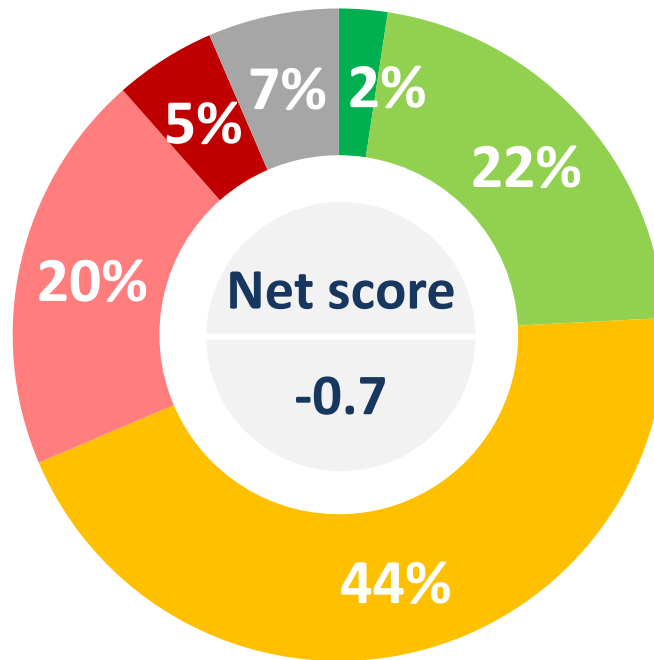
	Very good/ Good
Male (n=234)	23.1%
Female (n=267)	25.2%
18 to 34 (n=105)	31.0%
35 to 54 (n=160)	20.0%
55 plus (n=236)	22.3%

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

QUESTION – Would you say that municipal leaders do a very good, good, average, poor or very poor job at supporting the following. [RANDOMIZE]
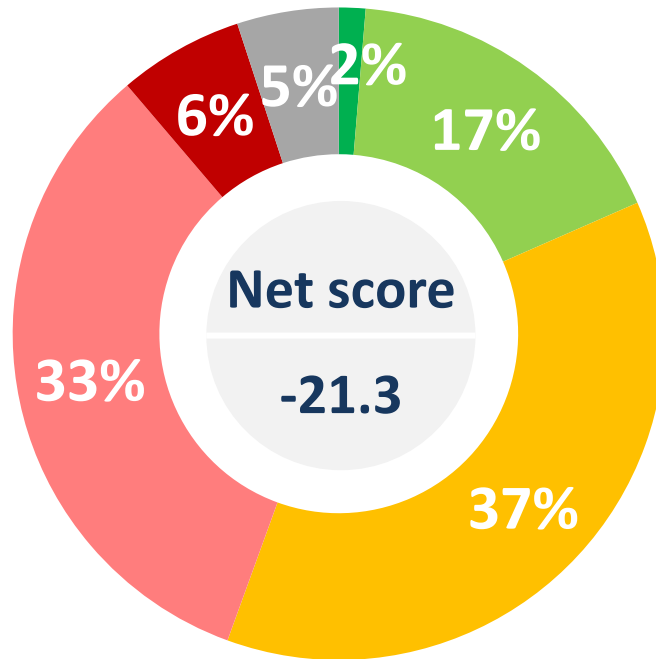
Working together as a group to find solutions

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Addressing homelessness

Net score

-38.4
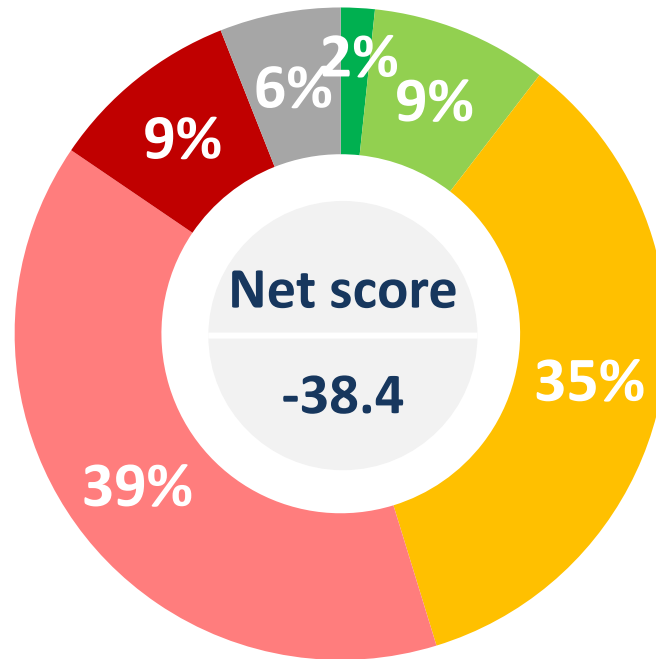
- Very good
- Good
- Average
- Poor
- Very poor
- Unsure

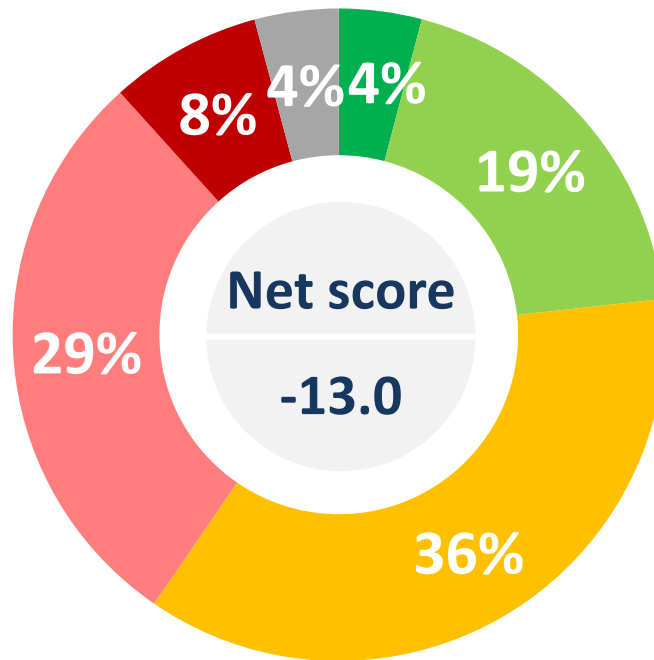|	Very good/ Good
Male (n=234)	**11.1%**
Female (n=267)	**9.9%**
18 to 34 (n=105)	**12.3%**
35 to 54 (n=160)	**12.0%**
55 plus (n=236)	**7.8%**

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

QUESTION – Would you say that municipal leaders do a very good, good, average, poor or very poor job at supporting the following. [RANDOMIZE]

Addressing the issue of homelessness

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Economic stability

" *Residents are 10 times more likely to think the value of real estate in their neighbourhood will increase rather than decrease* "

Change in personal finances
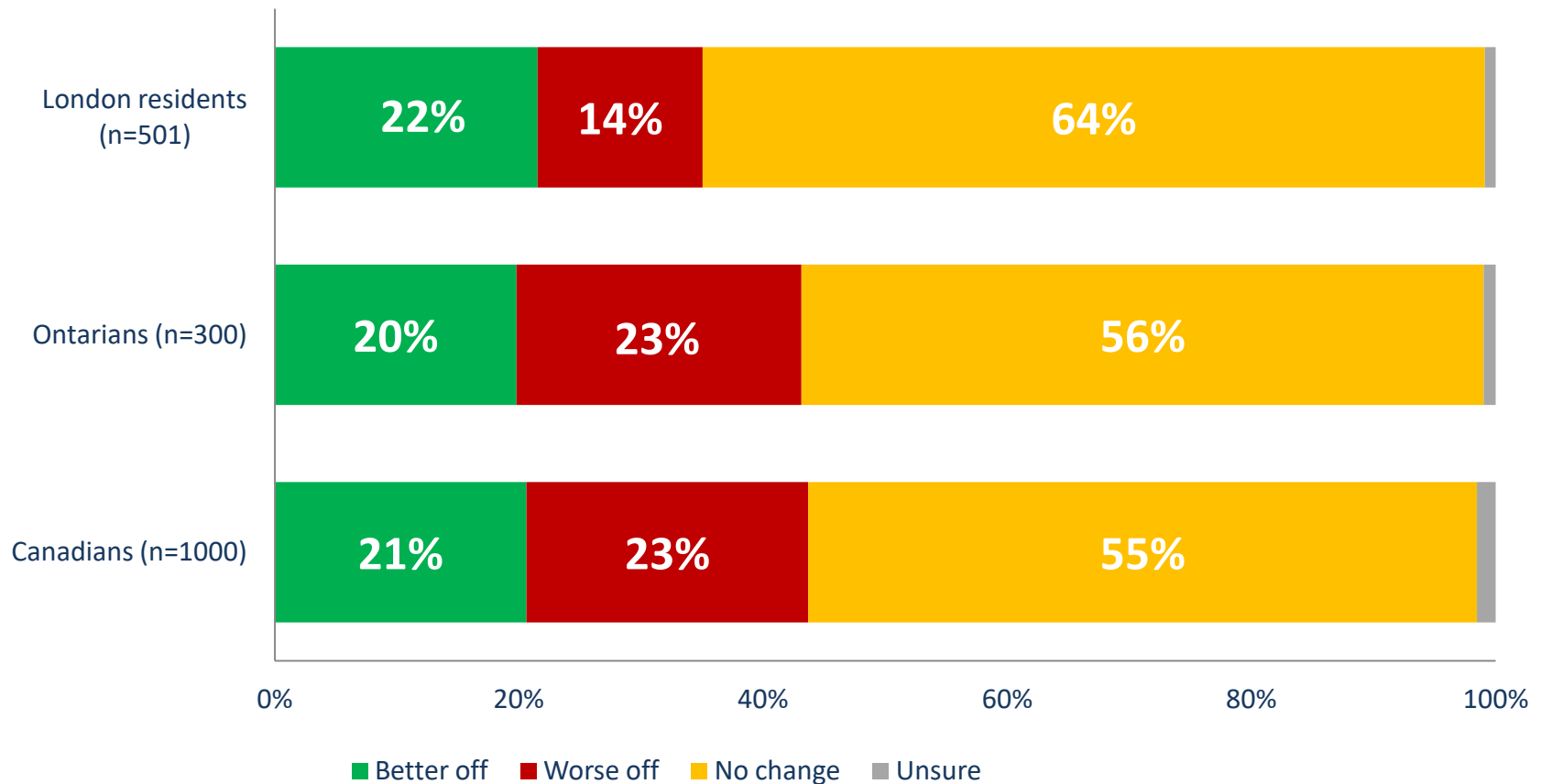
QUESTION – Thinking of your personal finances, are you better off, worse off or has there been no change over the past year?

Change in personal finances

Net score

+8.0

- 21% (green)
- 14% (red)
- 64% (yellow)
- 1% (grey)

■ Better off   ■ Worse off   ■ No change   ■ Unsure
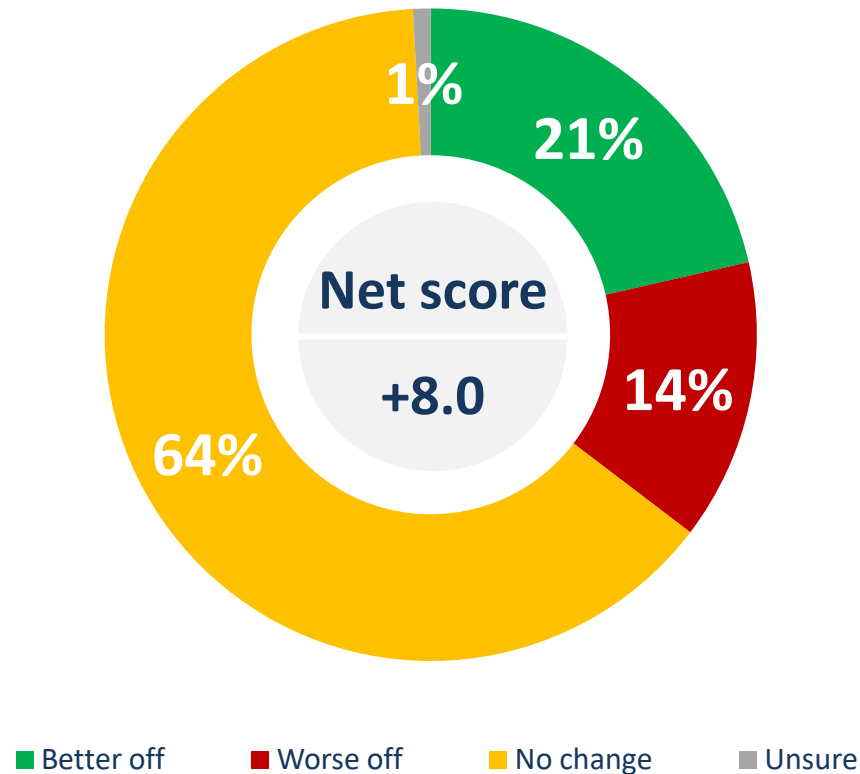
	Better off	Worse off	No change
Male (n=234)	25.5%	13.2%	60.3%
Female (n=267)	17.9%	13.8%	67.5%
18 to 34 (n=105)	32.5%	16.7%	50.0%
35 to 54 (n=160)	25.0%	11.2%	63.1%
55 plus (n=236)	9.4%	12.9%	76.5%

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

QUESTION – Thinking of your personal finances, are you better off, worse off or has there been no change over the past year?

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Source: Nanos Research, RDD dual frame random telephone survey, September 15th to 23rd, 2019, n=501, accurate 4.4 percentage points plus or minus, 19 times out of 20.

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Strength of the economy

London residents (n=501)
Stronger 13% | Weaker 12% | No change 71% | Unsure 4%

Ontarians (n=300)
Stronger 18% | Weaker 30% | No change 40% | Unsure 12%

Canadians (n=1000)
Stronger 18% | Weaker 27% | No change 43% | Unsure 12%

Legend: ■ Stronger ■ Weaker ■ No change ■ Unsure
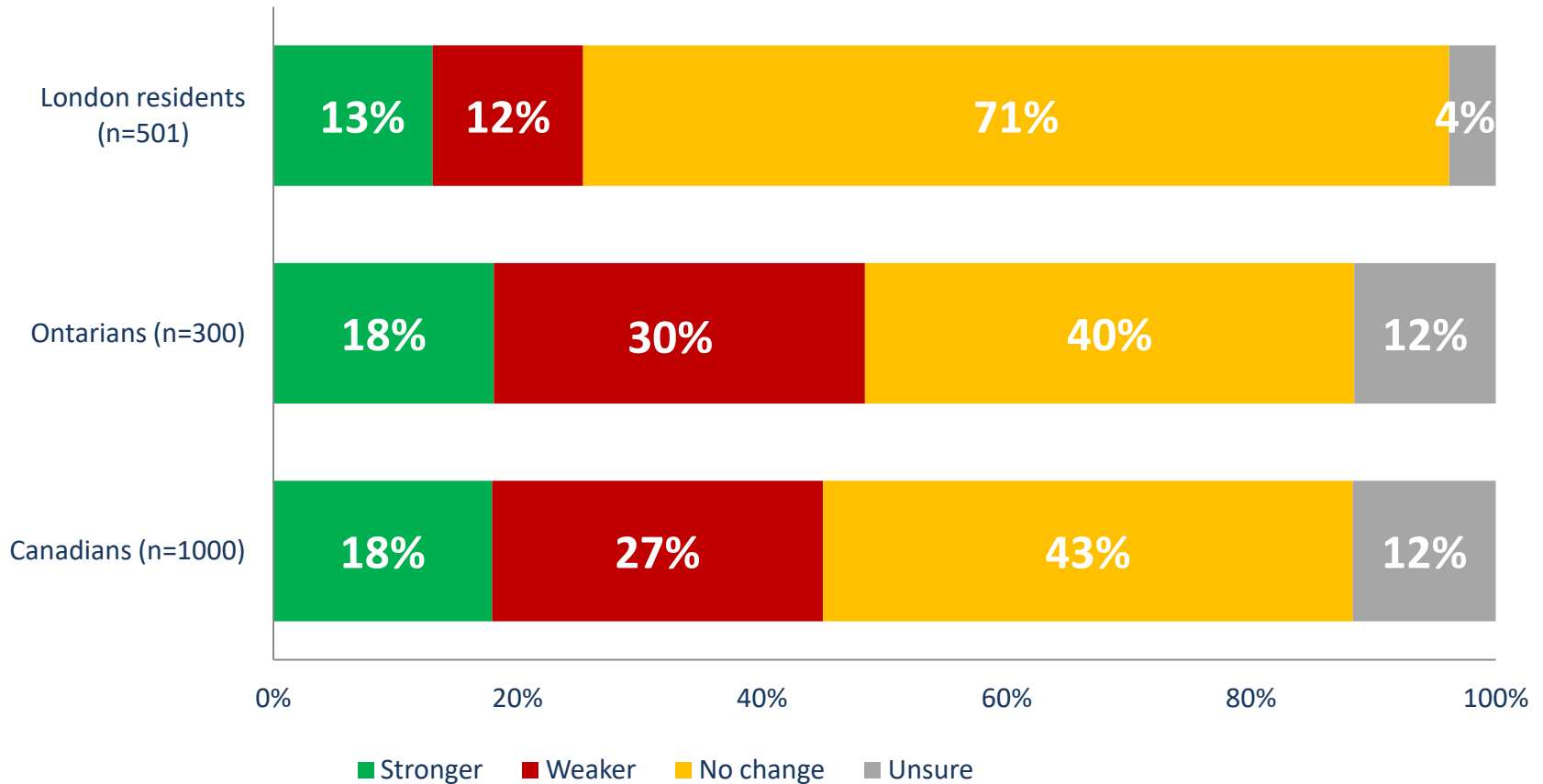
QUESTION – In the next six months, do you think the economy in London will become stronger, weaker or will there be no change?

QUESTION – [ON AND CANADA] Thinking of the upcoming year do you think the Canadian economy will become stronger, weaker or will there be no change?

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Strength of the London economy
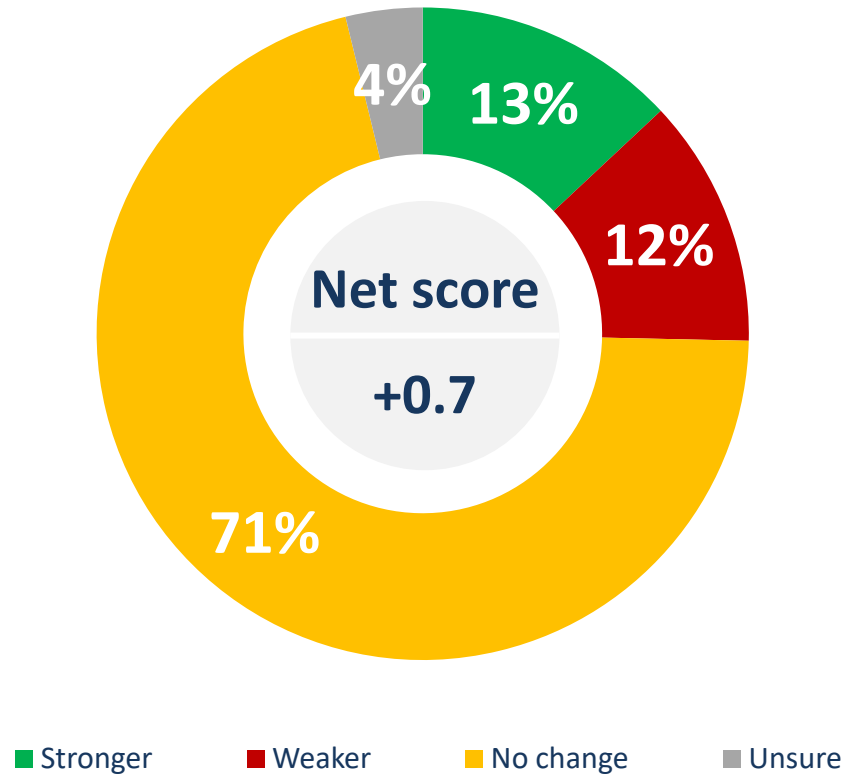
	Stronger	Weaker	No change
Male (n=234)	16.7%	14.8%	63.9%
Female (n=267)	9.7%	10.0%	77.1%
18 to 34 (n=105)	17.8%	9.1%	67.9%
35 to 54 (n=160)	11.3%	15.7%	71.8%
55 plus (n=236)	10.6%	12.0%	72.4%

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

Net score

+0.7

4% 13% 12% 71%

■ Stronger   ■ Weaker   ■ No change   ■ Unsure

QUESTION – In the next six months, do you think the economy in London will become stronger, weaker or will there be no change?

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33
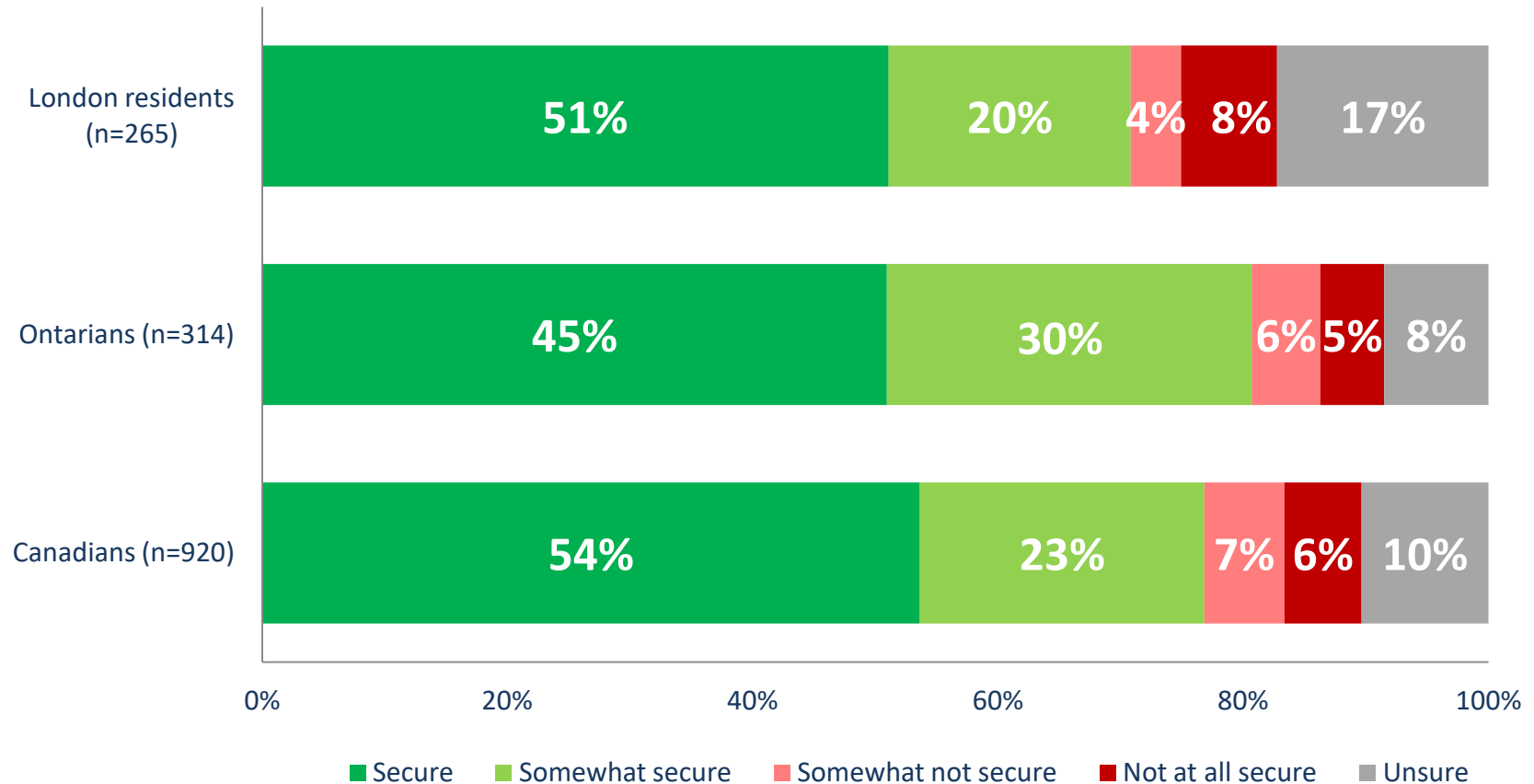
Job security

QUESTION – Would you describe your job, at this time, as secure, somewhat secure, somewhat not secure or not at all secure?

Job security

	Secure/ Somewhat secure
Male (n=140)	70.2%
Female (n=125)	71.4%
18 to 34 (n=105)	77.0%
35 to 54 (n=160)	65.1%

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

Net score +58.9

17%

8%

4%

51%

20%
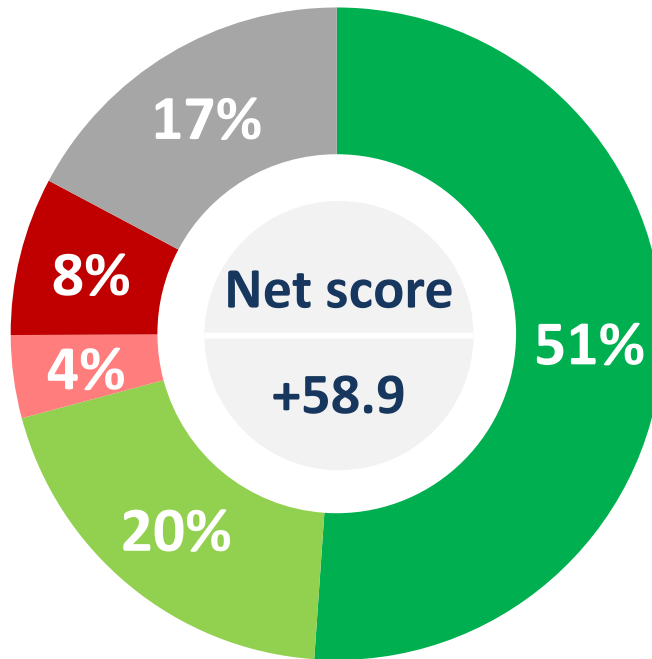
- ■ Secure
- ■ Somewhat secure
- ■ Somewhat not secure
- ■ Not at all secure
- ■ Unsure

QUESTION – Would you describe your job, at this time, as secure, somewhat secure, somewhat not secure or not at all secure?

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Value of real estate

London residents (n=501): Increase 58%, Stay the same 34%, Decrease 6%, Unsure 3%

Ontarians (n=300): Increase 57%, Stay the same 32%, Decrease 9%

Canadians (n=1000): Increase 43%, Stay the same 39%, Decrease 14%, Unsure 5%

Legend: ■ Increase ■ Stay the same ■ Decrease ■ Unsure

QUESTION – In the next six months, do you believe that the value of real estate in your neighborhood will increase, stay the same or decrease?

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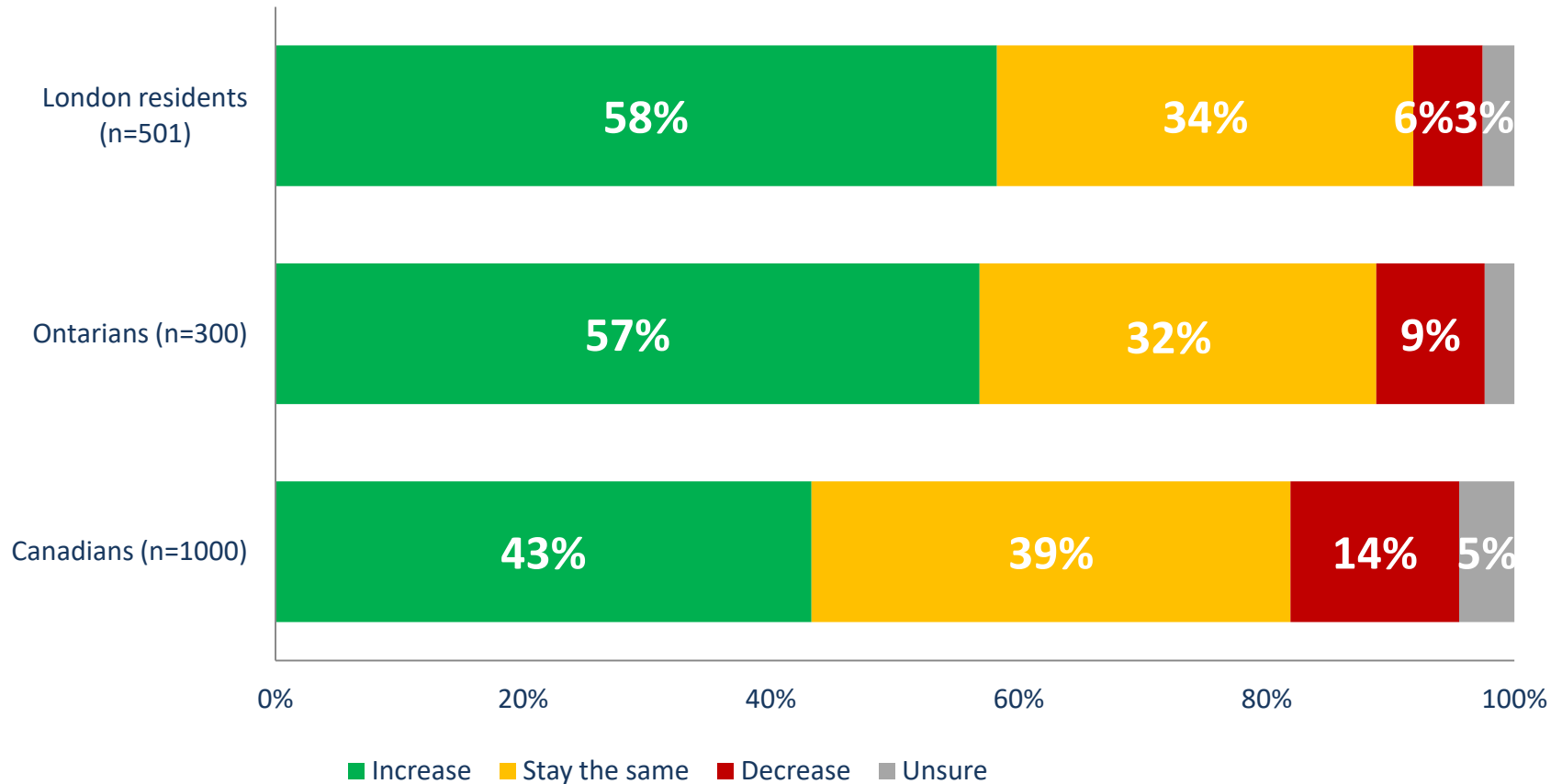
Value of real estate
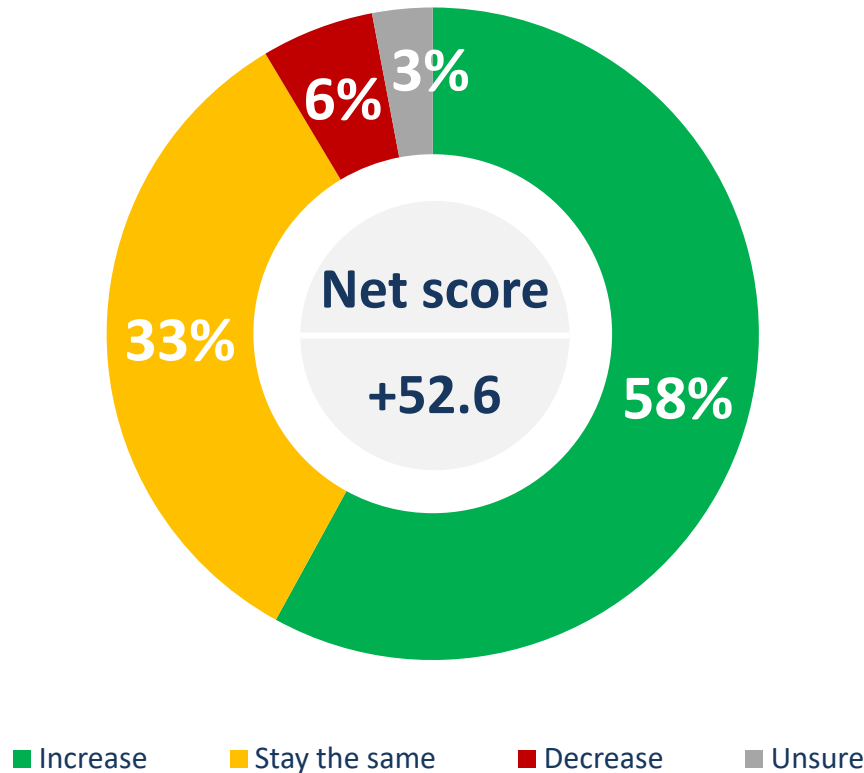
	Increase	Stay the same	Decrease
Male (n=234)	**61.3%**	**31.7%**	**5.0%**
Female (n=267)	**55.4%**	**35.3%**	**6.2%**
18 to 34 (n=105)	**54.0%**	**37.3%**	**5.2%**
35 to 54 (n=160)	**53.1%**	**39.4%**	**5.6%**
55 plus (n=236)	**66.3%**	**25.5%**	**6.0%**

*Weighted to the true population proportion.
*Charts may not add up to 100 due to rounding.

Net score
+52.6

■ Increase ■ Stay the same ■ Decrease ■ Unsure

QUESTION – In the next six months, do you believe that the value of real estate in your neighborhood will increase, stay the same or decrease?

Source: Nanos Research, RDD dual frame random telephone survey, September 15th to 23rd, 2019, n=501, accurate 4.4 percentage points plus or minus, 19 times out of 20.

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Nanos conducted an RDD dual frame (land- and cell-lines) random telephone survey of 501 residents of the City of London, 18 years of age or older, between September 15th and 23rd, 2019. Participants were randomly recruited by telephone using live agents and administered a survey. The sample is geographically stratified to be representative of London.

Individuals were randomly called using random digit dialling with a maximum of five call backs.

The margin of error for this survey is ±4.4 percentage points, 19 times out of 20.

The research was commissioned by the Ontario Real Estate Association (OREA) and the London and St. Thomas Association of Realtors (LSTAR) and was conducted by Nanos Research.

Note: Charts may not add up to 100 due to rounding.

TECHNICAL NOTE

Element	Description
Research sponsor	OREA and LSTAR
Population and Final Sample Size	501 Randomly selected individuals.
Source of Sample	Dynata
Type of Sample	Probability
Margin of Error	±4.4 percentage points, 19 times out of 20.
Mode of Survey	RDD dual frame (land- and cell-lines) random telephone survey
Sampling Method Base	The sample included both land- and cell-lines RDD (Random Digit Dialed) across London.
Demographics (Captured)	City of London; Men and Women; 18 years and older. Six digit postal code was used to validate geography.
Fieldwork/Validation	Live CATI interviews with live supervision to validate work.
Number of Calls	Maximum of five call backs.
Time of Calls	Individuals were called between 6:30-9:30pm local time for the respondent.
Field Dates	September 15th to 23rd, 2019.
Language of Survey	The survey was conducted in English.
Standards	Nanos Research is a member of the Canadian Research Insights Council (CRIC) and confirms that this research fully complies with all CRIC Standards including the CRIC Public Opinion Research Standards and Disclosure Requirements. https://canadianresearchinsightscouncil.ca/standards/

Element	Description
Weighting of Data	The results were weighted by age and gender using the latest Census information (2016) and the sample is geographically stratified to ensure a distribution across London. See tables for full weighting disclosure
Screening	Screening ensured potential respondents did not work in the market research industry, in the advertising industry, in the media or a political party prior to administering the survey to ensure the integrity of the data.
Excluded Demographics	Individuals younger than 18 years old; individuals without land or cell lines could not participate.
Stratification	By age and gender using the latest Census information (2016) and the sample is geographically stratified to be representative of London.
Estimated Response Rate	Seven percent, consistent with industry norms.
Question Order	Question order in the preceding report reflects the order in which they appeared in the original questionnaire.
Question Content	All questions asked are contained in the report.
Question Wording	The questions in the preceding report are written exactly as they were asked to individuals.
Research/Data Collection Supplier	Nanos Research
Contact	Contact Nanos Research for more information or with any concerns or questions. http://www.nanos.co Telephone:(613) 234-4666 ext. 237 Email: info@nanosresearch.com.

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				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 1 - So we can group your responses, about how many years have you lived in London?	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
		Mean	31.0	29.0	32.8	16.8	34.1	39.9
		Median	30.0	28.0	30.0	18.0	35.0	40.0

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 2 - If you had one piece of advice to make the City of London a better place, what would that advice be? [Open]	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
	Improved infrastructure/roadways	%	25.1	27.4	23.0	22.2	26.9	25.8
	Improvements to downtown area	%	6.2	5.3	7.1	6.4	5.0	7.2
	More green space/parks/recreational activities	%	4.0	2.7	5.3	6.4	3.8	2.4
	More jobs/industry	%	2.1	2.1	2.1	2.0	2.5	1.8
	Better access to public services/shops	%	2.4	1.9	2.9	3.6	1.9	2.0
	Increased law enforcement	%	2.4	3.2	1.6	3.2	1.9	2.1
	Solutions for homelessness/supporting low income persons	%	8.7	5.8	11.2	11.9	9.3	5.4
	Improved local government	%	7.4	9.9	5.0	0.0	10.7	10.6
	Improved public transit	%	16.6	18.8	14.6	18.3	16.3	15.5
	Improved housing/more affordable housing	%	1.8	0.4	3.2	0.0	2.5	2.8
	Improved support for seniors	%	1.0	0.0	1.9	1.2	0.6	1.2
	Ensure the City grows at a manageable rate	%	1.3	0.9	1.6	0.8	1.2	1.6
	Other	%	4.9	3.6	6.1	4.8	4.4	5.5
	Unsure	%	16.1	18.1	14.3	19.4	13.1	16.0

How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 3 - The overall quality of life in London	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
		Mean	7.8	7.6	7.9	7.6	7.7	8.0
		Median	8.0	8.0	8.0	8.0	8.0	8.0
	Very poor (1)	%	0.9	1.8	0.0	1.6	0.6	0.5
	2	%	0.2	0.4	0.0	0.0	0.6	0.0
	3	%	0.9	0.0	1.7	2.4	0.0	0.4
	4	%	2.3	2.6	2.0	4.0	1.3	1.8
	5	%	2.6	1.7	3.3	1.2	5.0	1.5
	6	%	6.3	7.3	5.5	5.9	5.6	7.3
	7	%	20.6	22.4	18.9	23.0	23.2	16.4
	8	%	38.1	40.3	36.2	32.1	41.8	39.9
	9	%	17.6	15.3	19.7	18.7	13.1	20.7
	Very good (10)	%	9.7	8.1	11.2	9.9	7.5	11.5
	Unsure	%	0.8	0.0	1.5	1.2	1.2	0.0

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How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 4 - The job market in London	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
		Mean	6.5	6.5	6.4	6.3	6.5	6.6
		Median	7.0	7.0	7.0	7.0	7.0	7.0
	Very poor (1)	%	0.4	0.5	0.4	0.8	0.6	0.0
	2	%	3.0	1.8	4.1	4.4	3.8	1.2
	3	%	2.7	2.2	3.1	2.8	2.5	2.8
	4	%	4.2	5.3	3.2	4.4	5.0	3.4
	5	%	11.4	12.1	10.9	10.7	11.2	12.2
	6	%	16.6	17.8	15.5	18.6	18.1	13.7
	7	%	27.0	28.9	25.2	32.9	23.7	24.9
	8	%	19.1	18.5	19.6	17.5	23.8	16.3
	9	%	3.6	3.7	3.6	3.2	3.8	3.9
	Very good (10)	%	1.6	2.8	0.5	0.0	2.5	2.2
	Unsure	%	10.2	6.4	13.8	4.8	5.0	19.4

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How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 5 - London as a place to raise a family	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
		Mean	8.0	8.0	8.1	7.8	8.1	8.2
		Median	8.0	8.0	8.0	8.0	8.0	8.0
	Very poor (1)	%	1.0	1.3	0.7	0.8	1.3	0.9
	2	%	0.9	0.4	1.4	2.4	0.6	0.0
	3	%	0.3	0.4	0.3	0.0	0.6	0.4
	4	%	1.1	0.5	1.7	3.2	0.0	0.4
	5	%	3.9	4.3	3.6	4.0	5.0	3.0
	6	%	4.6	3.5	5.5	7.1	4.4	2.6
	7	%	13.6	16.7	10.8	14.3	10.6	15.6
	8	%	31.6	34.1	29.4	27.4	34.4	32.7
	9	%	24.2	26.6	22.0	23.0	27.5	22.2
	Very good (10)	%	16.7	11.4	21.6	15.5	15.0	19.3
	Unsure	%	2.0	0.7	3.1	2.4	0.6	2.9

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How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 6 - London as a safe place to live	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
		Mean	7.5	7.5	7.4	7.3	7.5	7.6
		Median	8.0	8.0	8.0	8.0	8.0	8.0
	Very poor (1)	%	1.3	1.4	1.2	2.8	0.6	0.8
	2	%	0.9	0.4	1.4	1.2	1.3	0.4
	3	%	1.1	0.9	1.2	2.0	0.6	0.8
	4	%	2.4	4.1	0.8	1.6	2.5	2.9
	5	%	5.1	4.4	5.7	3.2	4.4	7.2
	6	%	9.4	6.6	11.9	8.7	11.8	7.7
	7	%	22.5	22.0	23.0	26.2	24.4	17.9
	8	%	32.4	33.6	31.4	34.1	26.9	35.9
	9	%	16.9	18.6	15.4	13.1	19.4	17.9
	Very good (10)	%	7.8	7.6	8.0	7.1	8.1	8.0
	Unsure	%	0.2	0.4	0.0	0.0	0.0	0.5

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How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 7 - London as a place to have a business	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
		Mean	7.0	6.9	7.1	6.7	6.9	7.3
		Median	7.0	7.0	7.0	7.0	7.0	7.0
	Very poor (1)	%	0.6	0.9	0.4	0.8	0.6	0.5
	2	%	0.9	0.0	1.7	2.4	0.0	0.4
	3	%	1.8	3.0	0.7	0.8	3.8	0.9
	4	%	3.9	5.0	3.0	6.3	3.8	2.1
	5	%	8.1	8.4	7.8	7.9	8.1	8.2
	6	%	12.6	13.8	11.4	12.7	15.0	10.4
	7	%	28.0	27.9	28.1	30.2	29.4	25.0
	8	%	21.7	18.8	24.4	20.2	23.1	21.8
	9	%	8.8	10.0	7.6	4.8	7.5	13.2
	Very good (10)	%	5.1	4.2	6.0	4.0	3.1	7.8
	Unsure	%	8.5	8.0	8.9	9.9	5.6	9.8

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How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 8 - London as a place to take public transit	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
		Mean	5.8	5.8	5.8	6.1	5.7	5.7
		Median	6.0	6.0	6.0	6.0	6.0	6.0
	Very poor (1)	%	4.5	4.7	4.3	2.8	6.9	3.8
	2	%	3.4	3.2	3.5	2.0	3.1	4.7
	3	%	5.2	4.9	5.5	6.3	5.0	4.5
	4	%	10.1	13.3	7.1	7.1	10.6	11.9
	5	%	15.4	12.7	17.9	19.8	13.1	13.7
	6	%	12.3	10.0	14.4	17.5	11.9	8.4
	7	%	16.4	19.2	13.7	14.3	18.8	16.0
	8	%	12.1	10.0	13.9	15.1	11.3	10.3
	9	%	4.2	6.3	2.4	3.2	4.4	5.0
	Very good (10)	%	4.5	4.1	4.8	7.9	3.1	2.8
	Unsure	%	12.0	11.5	12.6	4.0	11.8	18.9

Nanos conducted an RDD dual frame (land- and cell- lines) random telephone survey of 501 London residents 18 years of age or older, between September 15th and 23rd, 2019. The margin of error this survey is ±4.4 percentage points, 19 times out of 20.

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How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 9 - London as a place where one can afford to buy a home	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
		Mean	6.3	6.5	6.1	6.0	6.2	6.5
		Median	7.0	7.0	6.0	6.0	7.0	7.0
	Very poor (1)	%	2.5	0.5	4.4	2.0	3.7	1.9
	2	%	2.7	2.6	2.8	1.6	2.5	3.8
	3	%	4.4	4.9	3.9	8.7	3.8	1.4
	4	%	8.3	8.0	8.6	13.1	7.5	5.0
	5	%	13.3	11.4	15.0	7.1	15.0	16.9
	6	%	14.9	14.0	15.7	18.3	14.4	12.5
	7	%	26.4	28.0	24.9	27.4	28.2	24.1
	8	%	15.6	18.0	13.4	10.3	14.4	21.0
	9	%	7.0	8.0	6.1	6.3	6.3	8.2
	Very good (10)	%	3.6	3.0	4.0	2.8	3.8	4.1
	Unsure	%	1.4	1.5	1.2	2.4	0.6	1.2

Nanos conducted an RDD dual frame (land- and cell- lines) random telephone survey of 501 London residents 18 years of age or older, between September 15th and 23rd, 2019. The margin of error this survey is ±4.4 percentage points, 19 times out of 20.

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How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 10 - The quality of healthcare in London	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
		Mean	7.8	7.8	7.8	7.6	7.7	8.0
		Median	8.0	8.0	8.0	8.0	8.0	8.0
	Very poor (1)	%	1.1	1.4	0.9	1.6	0.6	1.3
	2	%	0.8	1.2	0.4	0.0	1.9	0.5
	3	%	2.4	2.1	2.7	3.6	3.1	0.9
	4	%	1.4	1.6	1.2	0.8	0.6	2.6
	5	%	4.9	3.9	5.8	5.2	5.6	4.1
	6	%	7.6	7.7	7.4	7.5	7.5	7.6
	7	%	14.1	15.4	12.9	15.5	15.7	11.7
	8	%	27.5	26.2	28.6	32.9	26.2	24.1
	9	%	23.2	24.1	22.5	17.1	22.5	29.0
	Very good (10)	%	15.8	14.3	17.1	12.7	15.6	18.4
	Unsure	%	1.2	2.0	0.4	3.2	0.6	0.0

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How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 11 - The quality of the rail connections between London and other cities	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
		Mean	6.5	6.5	6.4	6.6	6.6	6.2
		Median	7.0	7.0	7.0	7.0	7.0	7.0
	Very poor (1)	%	2.1	1.8	2.3	4.0	0.6	1.7
	2	%	2.8	3.9	1.8	3.6	3.8	1.4
	3	%	4.0	4.3	3.8	2.4	3.1	6.2
	4	%	5.7	5.8	5.7	4.0	5.6	7.2
	5	%	9.8	10.8	8.8	7.5	6.9	14.1
	6	%	13.1	11.5	14.6	18.3	11.2	10.5
	7	%	20.4	19.0	21.7	17.9	25.6	17.9
	8	%	17.7	20.3	15.3	18.6	17.6	17.0
	9	%	6.3	8.3	4.4	9.1	6.9	3.4
	Very good (10)	%	5.0	5.2	4.7	6.7	5.0	3.5
	Unsure	%	13.2	9.2	16.9	7.9	13.7	17.2

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How would you rate the City of London on the following where 1 is a very poor rating and 10 is a very good rating. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 12 - The quality of the airport connections between London and other cities	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
		Mean	6.8	6.7	6.8	6.7	6.8	6.8
		Median	7.0	7.0	7.0	7.0	7.0	7.0
	Very poor (1)	%	1.1	1.3	1.0	2.0	0.6	0.9
	2	%	1.3	1.3	1.2	0.8	1.3	1.6
	3	%	2.9	3.7	2.1	2.0	4.4	2.3
	4	%	4.2	4.9	3.5	5.6	3.8	3.4
	5	%	10.1	6.8	13.0	8.7	8.7	12.3
	6	%	15.1	16.6	13.7	17.5	15.6	12.7
	7	%	22.7	25.5	20.1	20.2	24.4	23.2
	8	%	21.3	23.4	19.4	22.2	21.3	20.6
	9	%	8.4	7.0	9.7	6.0	8.1	10.6
	Very good (10)	%	4.8	3.5	6.1	5.2	5.0	4.4
	Unsure	%	8.2	6.1	10.1	9.9	6.8	7.9

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Would you say that municipal leaders do a very good, good, average, poor or very poor job at supporting the following. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 13 - Helping attract jobs to London	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
	Very good	%	4.2	3.9	4.4	4.4	3.1	5.0
	Good	%	28.2	28.2	28.2	27.8	29.4	27.6
	Average	%	45.2	44.2	46.0	45.6	46.2	43.8
	Poor	%	12.4	12.4	12.3	9.5	16.3	11.3
	Very poor	%	4.1	5.7	2.7	7.5	2.5	2.8
	Unsure	%	5.9	5.6	6.2	5.2	2.5	9.5

Would you say that municipal leaders do a very good, good, average, poor or very poor job at supporting the following. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 14 - Creating an environment for affordable housing	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
	Very good	%	1.3	2.3	0.4	2.4	1.3	0.5
	Good	%	17.0	16.4	17.5	22.6	13.1	15.7
	Average	%	36.9	41.1	33.0	36.1	35.6	38.6
	Poor	%	33.4	29.9	36.5	26.2	40.0	33.5
	Very poor	%	6.2	4.8	7.4	7.9	6.2	4.6
	Unsure	%	5.3	5.5	5.2	4.8	3.8	7.1

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Would you say that municipal leaders do a very good, good, average, poor or very poor job at supporting the following. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 15 - Building a strong public transit system	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
	Very good	%	4.1	6.2	2.1	4.8	3.8	3.9
	Good	%	19.1	18.5	19.7	23.8	18.1	16.2
	Average	%	36.3	31.5	40.7	43.3	31.2	35.1
	Poor	%	28.7	29.5	28.1	21.0	31.8	32.4
	Very poor	%	7.5	8.8	6.4	4.8	11.3	6.5
	Unsure	%	4.2	5.5	3.0	2.4	3.8	6.0

Would you say that municipal leaders do a very good, good, average, poor or very poor job at supporting the following. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 16 - Investing in roads to improve traffic	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
	Very good	%	4.6	5.6	3.6	6.3	3.1	4.4
	Good	%	21.0	18.5	23.3	25.0	19.4	19.2
	Average	%	39.7	38.3	40.9	40.5	40.0	38.7
	Poor	%	23.8	25.9	22.0	20.6	26.3	24.4
	Very poor	%	9.4	10.2	8.7	6.0	10.6	11.3
	Unsure	%	1.4	1.4	1.5	1.6	0.6	2.0

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Would you say that municipal leaders do a very good, good, average, poor or very poor job at supporting the following. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 17 - Working together as a group to find solutions	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
	Very good	%	2.4	3.4	1.5	1.6	2.5	3.0
	Good	%	21.8	19.7	23.7	29.4	17.5	19.3
	Average	%	44.4	42.4	46.2	39.7	47.5	45.6
	Poor	%	19.9	21.2	18.7	15.5	19.4	24.0
	Very poor	%	5.0	7.0	3.2	6.3	6.9	2.3
	Unsure	%	6.5	6.3	6.6	7.5	6.2	5.9

Would you say that municipal leaders do a very good, good, average, poor or very poor job at supporting the following. [RANDOMIZE]

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 18 - Addressing the issue of homelessness	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
	Very good	%	1.7	1.4	1.9	2.8	1.3	1.2
	Good	%	8.8	9.7	8.0	9.5	10.7	6.6
	Average	%	34.5	38.5	30.9	35.7	31.3	36.4
	Poor	%	39.4	33.9	44.5	35.3	40.6	41.9
	Very poor	%	9.5	9.7	9.4	11.1	11.2	6.7
	Unsure	%	6.0	6.7	5.4	5.6	5.0	7.3

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				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 19 - Thinking of your personal finances, are you better off, worse off or has there been no change over the past year?	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
	Better off	%	21.5	25.5	17.9	32.5	25.0	9.4
	Worse off	%	13.5	13.2	13.8	16.7	11.2	12.9
	No change	%	64.1	60.3	67.5	50.0	63.1	76.5
	Unsure	%	0.9	0.9	0.8	0.8	0.6	1.2

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 20 - In the next six months, do you think the economy in London will become stronger, weaker or will there be no change?	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
	Stronger	%	13.0	16.7	9.7	17.8	11.3	10.6
	Weaker	%	12.3	14.8	10.0	9.1	15.7	12.0
	No change	%	70.8	63.9	77.1	67.9	71.8	72.4
	Unsure	%	3.8	4.5	3.2	5.2	1.3	4.9

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 21 - Would you describe your job, at this time, as secure, somewhat secure, somewhat not secure or not at all secure?	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
	Secure	%	43.0	49.9	36.7	53.6	48.8	29.2
	Somewhat secure	%	14.2	14.0	14.3	23.4	16.3	4.7
	Somewhat not secure	%	2.7	3.5	2.0	7.1	1.3	0.4
	Not at all secure	%	5.7	5.9	5.5	9.5	6.3	2.1
	Unsure	%	34.4	26.7	41.4	6.3	27.5	63.6

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				Gender		Age	
			London 2019-09	Male	Female	18 to 34	35 to 54
Question 21 - Would you describe your job, at this time, as secure, somewhat secure, somewhat not secure or not at all secure?	Total	Unwgt N	265	140	125	105	160
		Wgt N	315	155	160	153	162
	Secure	%	51.1	51.5	50.7	53.6	48.8
	Somewhat secure	%	19.7	18.7	20.7	23.4	16.3
	Somewhat not secure	%	4.1	5.3	2.9	7.1	1.3
	Not at all secure	%	7.8	8.0	7.7	9.5	6.3
	Unsure	%	17.2	16.4	18.0	6.3	27.5

				Gender		Age		
			London 2019-09	Male	Female	18 to 34	35 to 54	55 plus
Question 22 - In the next six months, do you believe that the value of real estate in your neighborhood will increase, stay the same or decrease?	Total	Unwgt N	501	234	267	105	160	236
		Wgt N	500	239	261	153	162	185
	Increase	%	58.2	61.3	55.4	54.0	53.1	66.3
	Stay the same	%	33.6	31.7	35.3	37.3	39.4	25.5
	Decrease	%	5.6	5.0	6.2	5.2	5.6	6.0
	Unsure	%	2.6	2.0	3.1	3.6	1.9	2.3