

	1 mile	2 mile
<b>Population Summary</b>		
2010 Total Population	11,807	69,405
2020 Total Population	15,049	76,324
2020 Group Quarters	1,195	2,779
2025 Total Population	16,509	79,251
2025 Group Quarters	1,164	2,696
2030 Total Population	17,586	80,929
2025-2030 Annual Rate	1.27%	0.42%
2025 Total Daytime Population	79,807	135,593
Workers	73,177	96,035
Residents	6,630	39,558
<b>Household Summary</b>		
2010 Households	6,723	27,922
2010 Average Household Size	1.60	2.38
2020 Total Households	8,652	31,578
2020 Average Household Size	1.60	2.33
2025 Households	9,388	32,571
2025 Average Household Size	1.63	2.35
2030 Households	9,963	33,207
2030 Average Household Size	1.65	2.36
2025-2030 Annual Rate	1.20%	0.39%
2010 Families	1,817	13,344
2010 Average Family Size	2.76	3.47
2025 Families	2,624	14,434
2025 Average Family Size	2.82	3.59
2030 Families	2,759	14,484
2030 Average Family Size	2.83	3.61
2025-2030 Annual Rate	1.01%	0.07%
<b>Housing Unit Summary</b>		
2000 Housing Units	5,709	28,965
Owner Occupied Housing Units	19.8%	40.8%
Renter Occupied Housing Units	75.0%	54.9%
Vacant Housing Units	5.3%	4.2%
2010 Housing Units	7,719	31,376
Owner Occupied Housing Units	25.2%	36.3%
Renter Occupied Housing Units	61.9%	52.7%
Vacant Housing Units	12.9%	11.0%
2020 Housing Units	9,604	34,043
Owner Occupied Housing Units	21.4%	34.9%
Renter Occupied Housing Units	68.7%	57.9%
Vacant Housing Units	10.1%	7.3%
2025 Housing Units	10,510	35,399
Owner Occupied Housing Units	19.9%	33.2%
Renter Occupied Housing Units	69.4%	58.8%
Vacant Housing Units	10.7%	8.0%
2030 Housing Units	10,810	35,882
Owner Occupied Housing Units	20.3%	33.8%
Renter Occupied Housing Units	71.9%	58.8%
Vacant Housing Units	7.8%	7.5%

**Data Note:** Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.

**Source:** Esri forecasts for 2025 and 2030. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

	1 mile	2 mile
<b>2025 Households by Income</b>		
Household Income Base	9,383	32,565
<\$15,000	10.7%	10.2%
\$15,000 - \$24,999	8.1%	8.8%
\$25,000 - \$34,999	6.8%	6.7%
\$35,000 - \$49,999	8.9%	10.0%
\$50,000 - \$74,999	18.1%	18.0%
\$75,000 - \$99,999	12.5%	13.6%
\$100,000 - \$149,999	18.2%	16.7%
\$150,000 - \$199,999	7.1%	7.6%
\$200,000+	9.6%	8.4%
Average Household Income	\$98,391	\$94,995
<b>2030 Households by Income</b>		
Household Income Base	9,958	33,201
<\$15,000	9.7%	9.1%
\$15,000 - \$24,999	7.1%	7.5%
\$25,000 - \$34,999	5.8%	5.7%
\$35,000 - \$49,999	8.0%	9.1%
\$50,000 - \$74,999	18.0%	17.7%
\$75,000 - \$99,999	13.1%	14.0%
\$100,000 - \$149,999	18.8%	17.6%
\$150,000 - \$199,999	8.1%	8.8%
\$200,000+	11.4%	10.4%
Average Household Income	\$106,364	\$104,066
<b>2025 Owner Occupied Housing Units by Value</b>		
Total	2,075	11,725
<\$50,000	0.2%	1.8%
\$50,000 - \$99,999	3.0%	1.7%
\$100,000 - \$149,999	6.2%	3.9%
\$150,000 - \$199,999	9.3%	7.1%
\$200,000 - \$249,999	15.7%	12.2%
\$250,000 - \$299,999	11.1%	17.3%
\$300,000 - \$399,999	13.7%	24.1%
\$400,000 - \$499,999	15.2%	11.0%
\$500,000 - \$749,999	19.9%	13.5%
\$750,000 - \$999,999	3.8%	5.2%
\$1,000,000 - \$1,499,999	1.6%	1.1%
\$1,500,000 - \$1,999,999	0.1%	0.5%
\$2,000,000 +	0.1%	0.7%
Average Home Value	\$389,559	\$395,086
<b>2030 Owner Occupied Housing Units by Value</b>		
Total	2,180	12,090
<\$50,000	0.1%	1.8%
\$50,000 - \$99,999	1.5%	0.8%
\$100,000 - \$149,999	1.5%	1.2%
\$150,000 - \$199,999	3.2%	2.5%
\$200,000 - \$249,999	13.3%	7.0%
\$250,000 - \$299,999	13.5%	14.7%
\$300,000 - \$399,999	12.5%	26.3%
\$400,000 - \$499,999	16.7%	14.2%
\$500,000 - \$749,999	29.2%	20.3%
\$750,000 - \$999,999	5.7%	8.0%
\$1,000,000 - \$1,499,999	2.2%	1.4%
\$1,500,000 - \$1,999,999	0.3%	0.6%
\$2,000,000 +	0.3%	1.1%
Average Home Value	\$466,985	\$470,346

**Data Note:** Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest dividends, net rents, pensions, SSI and welfare payments, child support, and alimony.

**Source:** Esri forecasts for 2025 and 2030. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

	1 mile	2 mile
<b>Median Household Income</b>		
2025	\$70,344	\$68,628
2030	\$77,137	\$76,182
<b>Median Home Value</b>		
2025	\$332,281	\$325,009
2030	\$426,849	\$383,600
<b>Per Capita Income</b>		
2025	\$55,045	\$39,008
2030	\$59,249	\$42,640
<b>Median Age</b>		
2010	36.5	31.3
2020	37.9	33.8
2025	38.5	34.9
2030	39.1	36.1
<b>2020 Population by Age</b>		
Total	15,049	76,324
0 - 4	3.2%	6.3%
5 - 9	3.3%	6.7%
10 - 14	3.3%	6.9%
15 - 24	11.2%	13.3%
25 - 34	24.2%	19.1%
35 - 44	14.3%	13.7%
45 - 54	12.3%	11.2%
55 - 64	13.5%	11.1%
65 - 74	10.0%	7.9%
75 - 84	3.7%	2.9%
85 +	1.0%	1.0%
18 +	88.0%	76.3%
<b>2025 Population by Age</b>		
Total	16,510	79,250
0 - 4	3.4%	6.2%
5 - 9	3.0%	5.9%
10 - 14	3.2%	6.1%
15 - 24	11.4%	14.4%
25 - 34	23.4%	17.6%
35 - 44	14.8%	14.7%
45 - 54	11.7%	11.1%
55 - 64	12.5%	10.4%
65 - 74	10.7%	8.6%
75 - 84	4.8%	3.9%
85 +	1.1%	1.1%
18 +	88.1%	77.8%
<b>2030 Population by Age</b>		
Total	17,584	80,930
0 - 4	3.4%	6.0%
5 - 9	3.0%	5.6%
10 - 14	2.9%	5.5%
15 - 24	11.5%	14.3%
25 - 34	22.2%	16.7%
35 - 44	15.2%	14.7%
45 - 54	12.0%	12.1%
55 - 64	11.7%	9.9%
65 - 74	10.8%	8.7%
75 - 84	5.9%	5.0%
85 +	1.4%	1.3%
18 +	88.7%	79.3%

**Source:** Esri forecasts for 2025 and 2030. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

	1 mile	2 mile
<b>2020 Population by Sex</b>		
Males	7,707	38,096
Females	7,342	38,228
<b>2025 Population by Sex</b>		
Males	8,500	39,927
Females	8,009	39,324
<b>2030 Population by Sex</b>		
Males	8,991	40,588
Females	8,595	40,341
<b>2010 Population by Race/Ethnicity</b>		
Total	11,807	69,405
White Alone	65.8%	52.0%
Black Alone	18.4%	20.6%
American Indian Alone	1.3%	1.6%
Asian Alone	8.0%	15.8%
Pacific Islander Alone	0.1%	0.1%
Some Other Race Alone	2.4%	5.2%
Two or More Races	4.0%	4.9%
Hispanic Origin	8.9%	13.7%
Diversity Index	60.2	73.8
<b>2020 Population by Race/Ethnicity</b>		
Total	15,049	76,324
White Alone	60.7%	44.9%
Black Alone	19.9%	21.9%
American Indian Alone	1.6%	1.5%
Asian Alone	7.3%	17.2%
Pacific Islander Alone	0.0%	0.0%
Some Other Race Alone	3.3%	6.1%
Two or More Races	7.1%	8.3%
Hispanic Origin	8.6%	12.6%
Diversity Index	64.6	77.3
<b>2025 Population by Race/Ethnicity</b>		
Total	16,509	79,251
White Alone	58.3%	43.4%
Black Alone	20.9%	22.5%
American Indian Alone	1.6%	1.5%
Asian Alone	7.9%	17.6%
Pacific Islander Alone	0.0%	0.0%
Some Other Race Alone	3.7%	6.5%
Two or More Races	7.6%	8.6%
Hispanic Origin	9.4%	13.2%
Diversity Index	67.1	78.3
<b>2030 Population by Race/Ethnicity</b>		
Total	17,586	80,928
White Alone	55.9%	41.6%
Black Alone	21.5%	22.6%
American Indian Alone	1.6%	1.5%
Asian Alone	8.6%	18.4%
Pacific Islander Alone	0.1%	0.0%
Some Other Race Alone	4.1%	6.8%
Two or More Races	8.2%	9.0%
Hispanic Origin	10.4%	13.9%
Diversity Index	69.5	79.4

**Data Note:** Persons of Hispanic Origin may be of any race. The Diversity Index measures the probability that two people from the same area will be from different race/ethnic groups.

**Source:** Esri forecasts for 2025 and 2030. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

	1 mile	2 mile
<b>2020 Population by Relationship and Household Type</b>		
Total	15,049	76,324
In Households	92.1%	96.4%
Householder	56.4%	41.1%
Opposite-Sex Spouse	9.7%	10.4%
Same-Sex Spouse	0.5%	0.4%
Opposite-Sex Unmarried Partner	4.6%	3.6%
Same-Sex Unmarried Partner	0.5%	0.3%
Biological Child	13.6%	27.4%
Adopted Child	0.3%	0.4%
Stepchild	0.3%	0.7%
Grandchild	0.7%	2.0%
Brother or Sister	0.8%	1.9%
Parent	0.5%	1.2%
Parent-in-law	0.1%	0.3%
Son-in-law or Daughter-in-law	0.1%	0.4%
Other Relatives	0.6%	1.8%
Foster Child	0.1%	0.1%
Other Nonrelatives	3.5%	4.4%
In Group Quarters	7.9%	3.6%
Institutionalized	1.5%	1.1%
Noninstitutionalized	6.5%	2.5%
<b>2025 Population 25+ by Educational Attainment</b>		
Total	13,028	53,421
Less than 9th Grade	1.4%	5.5%
9th - 12th Grade, No Diploma	4.6%	5.0%
High School Graduate	14.7%	18.4%
GED/Alternative Credential	2.8%	4.2%
Some College, No Degree	17.5%	17.3%
Associate Degree	9.3%	9.5%
Bachelor's Degree	28.9%	25.2%
Graduate/Professional Degree	21.0%	14.9%
<b>2025 Population 15+ by Marital Status</b>		
Total	14,917	64,812
Never Married	52.2%	49.0%
Married	32.0%	35.6%
Widowed	3.5%	3.1%
Divorced	12.3%	12.4%
<b>2025 Civilian Population 16+ in Labor Force</b>		
Civilian Population 16+	10,373	42,431
Population 16+ Employed	95.8%	95.0%
Population 16+ Unemployment rate	4.2%	5.0%
Population 16-24 Employed	11.0%	15.5%
Population 16-24 Unemployment rate	16.2%	11.7%
Population 25-54 Employed	70.1%	67.6%
Population 25-54 Unemployment rate	1.8%	3.1%
Population 55-64 Employed	12.1%	11.6%
Population 55-64 Unemployment rate	4.5%	4.2%
Population 65+ Employed	6.9%	5.2%
Population 65+ Unemployment rate	5.9%	8.8%

	1 mile	2 mile
<b>2025 Employed Population 16+ by Industry</b>		
Total	9,933	40,316
Agriculture/Mining	0.1%	0.7%
Construction	2.7%	4.2%
Manufacturing	11.2%	11.2%
Wholesale Trade	2.4%	2.0%
Retail Trade	7.4%	8.1%
Transportation/Utilities	3.8%	4.5%
Information	1.4%	1.4%
Finance/Insurance/Real Estate	9.9%	6.8%
Services	55.0%	55.9%
Public Administration	6.1%	5.2%
<b>2025 Employed Population 16+ by Occupation</b>		
Total	9,932	40,316
White Collar	77.6%	62.9%
Management/Business/Financial	28.5%	18.8%
Professional	35.5%	28.3%
Sales	6.1%	6.2%
Administrative Support	7.5%	9.5%
Services	13.3%	19.5%
Blue Collar	9.1%	17.6%
Farming/Forestry/Fishing	0.1%	0.3%
Construction/Extraction	1.2%	2.8%
Installation/Maintenance/Repair	1.6%	1.3%
Production	3.1%	6.3%
Transportation/Material Moving	3.2%	6.9%
<b>2020 Households by Type</b>		
Total	8,652	31,578
Married Couple Households	18.2%	26.1%
With Own Children <18	3.6%	10.9%
Without Own Children <18	14.6%	15.2%
Cohabiting Couple Households	9.0%	9.6%
With Own Children <18	0.9%	2.6%
Without Own Children <18	8.1%	7.0%
Male Householder, No Spouse/Partner	34.6%	27.8%
Living Alone	30.4%	21.0%
65 Years and over	5.6%	4.5%
With Own Children <18	0.8%	1.6%
Without Own Children <18, With Relatives	1.3%	2.7%
No Relatives Present	2.1%	2.6%
Female Householder, No Spouse/Partner	38.2%	36.6%
Living Alone	29.0%	21.7%
65 Years and over	7.5%	6.3%
With Own Children <18	4.3%	7.6%
Without Own Children <18, With Relatives	3.2%	5.4%
No Relatives Present	1.7%	1.8%
<b>2020 Households by Size</b>		
Total	8,652	31,578
1 Person Household	59.4%	42.7%
2 Person Household	28.6%	27.4%
3 Person Household	5.4%	10.9%
4 Person Household	3.5%	8.5%
5 Person Household	1.6%	4.7%
6 Person Household	0.7%	2.7%
7 + Person Household	0.7%	3.1%

Source: Esri forecasts for 2025 and 2030. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

	1 mile	2 mile
<b>2020 Households by Tenure and Mortgage Status</b>		
Total	8,652	31,578
Owner Occupied	23.7%	37.6%
Owned with a Mortgage/Loan	16.8%	28.5%
Owned Free and Clear	6.9%	9.1%
Renter Occupied	76.3%	62.4%
<b>2025 Affordability, Mortgage and Wealth</b>		
Housing Affordability Index	76	74
Percent of Income for Mortgage	29.6%	29.6%
Wealth Index	57	59
<b>2020 Housing Units By Urban/ Rural Status</b>		
Total	9,604	34,043
Urban Housing Units	100.0%	100.0%
Rural Housing Units	0.0%	0.0%
<b>2020 Population By Urban/ Rural Status</b>		
Total	15,049	76,324
Urban Population	100.0%	100.0%
Rural Population	0.0%	0.0%

**Data Note:** Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography.

**Source:** Esri forecasts for 2025 and 2030. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

	1 mile	2 mile
<b>Top 3 Tapestry Segments</b>		
1.	Metro Renters (D4)	Metro Renters (D4)
2.	Emerging Hub (D1)	Emerging Hub (D1)
3.	Social Security Set (A3)	Diverse Horizons (C5)
<b>2025 Consumer Spending</b>		
Apparel & Services: Total \$	\$21,499,280	\$71,335,341
Average Spent	\$2,290.08	\$2,190.15
Spending Potential Index	94	89
Education: Total \$	\$15,258,815	\$50,593,264
Average Spent	\$1,625.35	\$1,553.32
Spending Potential Index	91	87
Entertainment/Recreation: Total \$	\$31,776,997	\$107,441,614
Average Spent	\$3,384.85	\$3,298.69
Spending Potential Index	82	80
Food at Home: Total \$	\$62,436,563	\$210,090,552
Average Spent	\$6,650.68	\$6,450.23
Spending Potential Index	89	87
Food Away from Home: Total \$	\$35,468,151	\$115,769,111
Average Spent	\$3,778.03	\$3,554.36
Spending Potential Index	92	86
Health Care: Total \$	\$55,707,713	\$193,661,012
Average Spent	\$5,933.93	\$5,945.81
Spending Potential Index	77	77
HH Furnishings & Equipment: Total \$	\$22,587,006	\$76,455,623
Average Spent	\$2,405.94	\$2,347.35
Spending Potential Index	83	81
Personal Care Products & Services: Total \$	\$8,911,409	\$29,276,782
Average Spent	\$949.23	\$898.86
Spending Potential Index	91	86
Shelter: Total \$	\$225,763,845	\$747,403,491
Average Spent	\$24,048.13	\$22,946.90
Spending Potential Index	90	86
Support Payments/Cash Contributions/Gifts in Kind: Total \$	\$21,695,931	\$76,471,397
Average Spent	\$2,311.03	\$2,347.84
Spending Potential Index	70	71
Travel: Total \$	\$26,954,808	\$91,255,383
Average Spent	\$2,871.20	\$2,801.74
Spending Potential Index	80	78
Vehicle Maintenance & Repairs: Total \$	\$10,774,311	\$36,454,484
Average Spent	\$1,147.67	\$1,119.23
Spending Potential Index	85	83

**Data Note:** Consumer spending shows the amount spent on a variety of goods and services by households that reside in the area. Expenditures are shown by broad budget categories that are not mutually exclusive. Consumer spending does not equal business revenue. Total and Average Amount Spent Per Household represent annual figures. The Spending Potential Index represents the amount spent in the area relative to a national average of 100.

**Source:** Consumer Spending data are derived from the 2022 and 2023 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.

**Source:** Esri forecasts for 2025 and 2030. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.