

## Population

2000 Population	33,058
2010 Population	44,065
2015 Population	47,883
2020 Population	52,625
2000-2010 Annual Rate	2.92%
2010-2015 Annual Rate	1.60%
2015-2020 Annual Rate	1.91%
2015 Male Population	50.5%
2015 Female Population	49.5%
2015 Median Age	56.7

In the identified area, the current year population is 47,883. In 2010, the Census count in the area was 44,065. The rate of change since 2010 was 1.60% annually. The five-year projection for the population in the area is 52,625 representing a change of 1.91% annually from 2015 to 2020. Currently, the population is 50.5% male and 49.5% female.

## Median Age

The median age in this area is 56.7, compared to U.S. median age of 37.9.

## Race and Ethnicity

2015 White Alone	87.6%
2015 Black Alone	0.9%
2015 American Indian/Alaska Native Alone	0.6%
2015 Asian Alone	1.2%
2015 Pacific Islander Alone	0.2%
2015 Other Race	7.9%
2015 Two or More Races	1.6%
2015 Hispanic Origin (Any Race)	24.5%

Persons of Hispanic origin represent 24.5% of the population in the identified area compared to 17.6% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 51.6 in the identified area, compared to 63.0 for the U.S. as a whole.

## Households

2000 Households	14,776
2010 Households	20,097
2015 Total Households	21,769
2020 Total Households	23,883
2000-2010 Annual Rate	3.12%
2010-2015 Annual Rate	1.53%
2015-2020 Annual Rate	1.87%
2015 Average Household Size	2.19

The household count in this area has changed from 20,097 in 2010 to 21,769 in the current year, a change of 1.53% annually. The five-year projection of households is 23,883, a change of 1.87% annually from the current year total. Average household size is currently 2.19, compared to 2.18 in the year 2010. The number of families in the current year is 14,110 in the specified area.

## Median Household Income

2015 Median Household Income	\$55,833
2020 Median Household Income	\$64,605
2015-2020 Annual Rate	2.96%

## Average Household Income

2015 Average Household Income	\$85,453
2020 Average Household Income	\$97,056
2015-2020 Annual Rate	2.58%

## Per Capita Income

2015 Per Capita Income	\$38,907
2020 Per Capita Income	\$44,118
2015-2020 Annual Rate	2.55%

## Households by Income

Current median household income is \$55,833 in the area, compared to \$53,217 for all U.S. households. Median household income is projected to be \$64,605 in five years, compared to \$60,683 for all U.S. households

Current average household income is \$85,453 in this area, compared to \$74,699 for all U.S. households. Average household income is projected to be \$97,056 in five years, compared to \$84,910 for all U.S. households

Current per capita income is \$38,907 in the area, compared to the U.S. per capita income of \$28,597. The per capita income is projected to be \$44,118 in five years, compared to \$32,501 for all U.S. households

## Housing

2000 Total Housing Units	23,131
2000 Owner Occupied Housing Units	11,912
2000 Renter Occupied Housing Units	2,864
2000 Vacant Housing Units	8,355
2010 Total Housing Units	31,939
2010 Owner Occupied Housing Units	15,476
2010 Renter Occupied Housing Units	4,621
2010 Vacant Housing Units	11,842
2015 Total Housing Units	34,590
2015 Owner Occupied Housing Units	16,013
2015 Renter Occupied Housing Units	5,756
2015 Vacant Housing Units	12,821
2020 Total Housing Units	37,466
2020 Owner Occupied Housing Units	17,460
2020 Renter Occupied Housing Units	6,423
2020 Vacant Housing Units	13,583

Currently, 46.3% of the 34,590 housing units in the area are owner occupied; 16.6%, renter occupied; and 37.1% are vacant. Currently, in the U.S., 55.7% of the housing units in the area are owner occupied; 32.8% are renter occupied; and 11.6% are vacant. In 2010, there were 31,939 housing units in the area - 48.5% owner occupied, 14.5% renter occupied, and 37.1% vacant. The annual rate of change in housing units since 2010 is 3.61%. Median home value in the area is \$215,253, compared to a median home value of \$200,006 for the U.S. In five years, median value is projected to change by 4.57% annually to \$269,081.