

	5 drive time minute	10 drive time minute	15 drive time minute
Population			
2010 Population	1,315	28,894	82,278
2020 Population	1,710	39,622	107,443
2024 Population	1,991	42,103	116,254
2029 Population	2,184	45,779	122,977
2010-2020 Annual Rate	2.66%	3.21%	2.70%
2020-2024 Annual Rate	3.64%	1.44%	1.87%
2024-2029 Annual Rate	1.87%	1.69%	1.13%
2020 Male Population	42.0%	45.3%	45.5%
2020 Female Population	58.0%	54.7%	54.5%
2020 Median Age	36.2	36.9	36.0
2024 Male Population	43.0%	46.3%	46.4%
2024 Female Population	57.0%	53.7%	53.6%
2024 Median Age	36.6	37.6	36.7

In the identified area, the current year population is 116,254. In 2020, the Census count in the area was 107,443. The rate of change since 2020 was 1.87% annually. The five-year projection for the population in the area is 122,977 representing a change of 1.13% annually from 2024 to 2029. Currently, the population is 46.4% male and 53.6% female.

Median Age

The median age in this area is 36.7, compared to U.S. median age of 39.3.

Race and Ethnicity

2024 White Alone	3.1%	5.7%	5.5%
2024 Black Alone	91.5%	85.7%	86.4%
2024 American Indian/Alaska Native Alone	0.3%	0.2%	0.2%
2024 Asian Alone	0.3%	0.5%	0.6%
2024 Pacific Islander Alone	0.1%	0.0%	0.0%
2024 Other Race	1.7%	3.4%	3.0%
2024 Two or More Races	3.2%	4.5%	4.2%
2024 Hispanic Origin (Any Race)	3.2%	6.0%	5.5%

Persons of Hispanic origin represent 5.5% of the population in the identified area compared to 19.6% 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 32.6 in the identified area, compared to 72.5 for the U.S. as a whole.

Households

2024 Wealth Index	51	87	84
2010 Households	376	10,195	30,155
2020 Households	516	13,848	39,423
2024 Households	671	14,907	43,100
2029 Households	754	16,568	46,599
2010-2020 Annual Rate	3.22%	3.11%	2.72%
2020-2024 Annual Rate	6.38%	1.75%	2.12%
2024-2029 Annual Rate	2.36%	2.14%	1.57%
2024 Average Household Size	2.96	2.81	2.69

The household count in this area has changed from 39,423 in 2020 to 43,100 in the current year, a change of 2.12% annually. The five-year projection of households is 46,599, a change of 1.57% annually from the current year total. Average household size is currently 2.69, compared to 2.72 in the year 2020. The number of families in the current year is 28,755 in the specified area.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units. The Gini index measures the extent to which the distribution of income or consumption among individuals or households within an economy deviates from a perfectly equal distribution. A Gini index of 0 represents perfect equality, while an index of 100 implies perfect inequality.

Source: U.S. Census Bureau. Esri forecasts for 2024 and 2029. Esri converted Census 2010 into 2020 geography and Census 2020 data.

	5 drive time minute	10 drive time minute	15 drive time minute
Mortgage Income			
2024 Percent of Income for Mortgage	38.4%	24.9%	25.2%
Median Household Income			
2024 Median Household Income	\$60,758	\$84,329	\$79,927
2029 Median Household Income	\$87,783	\$100,452	\$95,872
2024-2029 Annual Rate	7.64%	3.56%	3.70%
Average Household Income			
2024 Average Household Income	\$75,331	\$105,986	\$103,469
2029 Average Household Income	\$100,487	\$129,790	\$126,003
2024-2029 Annual Rate	5.93%	4.14%	4.02%
Per Capita Income			
2024 Per Capita Income	\$29,143	\$37,449	\$38,354
2029 Per Capita Income	\$39,760	\$46,932	\$47,733
2024-2029 Annual Rate	6.41%	4.62%	4.47%
GINI Index			
2024 Gini Index	43.1	35.6	38.4
Households by Income			
Current median household income is \$79,927 in the area, compared to \$79,068 for all U.S. households. Median household income is projected to be \$95,872 in five years, compared to \$91,442 all U.S. households.			
Current average household income is \$103,469 in this area, compared to \$113,185 for all U.S. households. Average household income is projected to be \$126,003 in five years, compared to \$130,581 for all U.S. households.			
Current per capita income is \$38,354 in the area, compared to the U.S. per capita income of \$43,829. The per capita income is projected to be \$47,733 in five years, compared to \$51,203 for all U.S. households.			
Housing			
2024 Housing Affordability Index	63	98	97
2010 Total Housing Units	412	11,452	34,175
2010 Owner Occupied Housing Units	268	8,124	20,857
2010 Renter Occupied Housing Units	109	2,071	9,298
2010 Vacant Housing Units	36	1,257	4,020
2020 Total Housing Units	533	14,572	41,926
2020 Owner Occupied Housing Units	286	10,206	25,466
2020 Renter Occupied Housing Units	230	3,642	13,957
2020 Vacant Housing Units	17	708	2,486
2024 Total Housing Units	686	15,652	45,717
2024 Owner Occupied Housing Units	384	11,531	29,512
2024 Renter Occupied Housing Units	287	3,376	13,588
2024 Vacant Housing Units	15	745	2,617
2029 Total Housing Units	772	17,389	49,227
2029 Owner Occupied Housing Units	467	13,033	32,746
2029 Renter Occupied Housing Units	287	3,535	13,853
2029 Vacant Housing Units	18	821	2,628
Socioeconomic Status Index			
2024 Socioeconomic Status Index	52.3	53.0	50.3

Currently, 64.6% of the 45,717 housing units in the area are owner occupied; 29.7%, renter occupied; and 5.7% are vacant. Currently, in the U.S., 57.9% of the housing units in the area are owner occupied; 32.1% are renter occupied; and 10.0% are vacant. In 2020, there were 41,926 housing units in the area and 5.9% vacant housing units. The annual rate of change in housing units since 2020 is 2.06%. Median home value in the area is \$321,625, compared to a median home value of \$355,577 for the U.S. In five years, median value is projected to change by 4.73% annually to \$405,187.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units. The Gini index measures the extent to which the distribution of income or consumption among individuals or households within an economy deviates from a perfectly equal distribution. A Gini index of 0 represents perfect equality, while an index of 100 implies perfect inequality.

Source: U.S. Census Bureau. Esri forecasts for 2024 and 2029. Esri converted Census 2010 into 2020 geography and Census 2020 data.