

	5 drive time minute	10 drive time minute	15 drive time minute
<b>Population</b>			
2010 Population	6,739	52,400	137,571
2020 Population	8,829	62,842	160,786
2024 Population	9,655	65,608	167,804
2029 Population	10,294	67,783	171,493
2010-2020 Annual Rate	2.74%	1.83%	1.57%
2020-2024 Annual Rate	2.13%	1.02%	1.01%
2024-2029 Annual Rate	1.29%	0.65%	0.44%
2020 Male Population	46.9%	48.5%	48.8%
2020 Female Population	53.1%	51.5%	51.2%
2020 Median Age	39.5	40.2	40.4
2024 Male Population	47.7%	49.4%	49.5%
2024 Female Population	52.3%	50.6%	50.5%
2024 Median Age	40.3	40.9	41.0

In the identified area, the current year population is 167,804. In 2020, the Census count in the area was 160,786. The rate of change since 2020 was 1.01% annually. The five-year projection for the population in the area is 171,493 representing a change of 0.44% annually from 2024 to 2029. Currently, the population is 49.5% male and 50.5% female.

### Median Age

The median age in this area is 41.0, compared to U.S. median age of 39.3.

### Race and Ethnicity

2024 White Alone	68.1%	70.9%	69.9%
2024 Black Alone	9.3%	8.4%	9.5%
2024 American Indian/Alaska Native Alone	0.1%	0.3%	0.4%
2024 Asian Alone	6.0%	5.1%	5.6%
2024 Pacific Islander Alone	0.1%	0.0%	0.0%
2024 Other Race	5.2%	4.6%	4.3%
2024 Two or More Races	11.2%	10.8%	10.3%
2024 Hispanic Origin (Any Race)	12.6%	11.7%	11.2%

Persons of Hispanic origin represent 11.2% 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 58.9 in the identified area, compared to 72.5 for the U.S. as a whole.

### Households

2024 Wealth Index	110	146	150
2010 Households	2,748	19,369	50,200
2020 Households	3,416	23,116	58,685
2024 Households	3,653	24,193	61,805
2029 Households	3,913	25,233	63,818
2010-2020 Annual Rate	2.20%	1.78%	1.57%
2020-2024 Annual Rate	1.59%	1.08%	1.23%
2024-2029 Annual Rate	1.38%	0.85%	0.64%
2024 Average Household Size	2.59	2.70	2.70

The household count in this area has changed from 58,685 in 2020 to 61,805 in the current year, a change of 1.23% annually. The five-year projection of households is 63,818, a change of 0.64% annually from the current year total. Average household size is currently 2.70, compared to 2.72 in the year 2020. The number of families in the current year is 45,205 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
<b>Mortgage Income</b>			
2024 Percent of Income for Mortgage	22.0%	24.8%	25.0%
<b>Median Household Income</b>			
2024 Median Household Income	\$108,432	\$113,339	\$114,611
2029 Median Household Income	\$118,267	\$127,428	\$128,764
2024-2029 Annual Rate	1.75%	2.37%	2.36%
<b>Average Household Income</b>			
2024 Average Household Income	\$132,280	\$150,120	\$152,860
2029 Average Household Income	\$149,858	\$171,211	\$173,876
2024-2029 Annual Rate	2.53%	2.66%	2.61%
<b>Per Capita Income</b>			
2024 Per Capita Income	\$49,899	\$55,295	\$56,282
2029 Per Capita Income	\$56,791	\$63,660	\$64,661
2024-2029 Annual Rate	2.62%	2.86%	2.81%
<b>GINI Index</b>			
2024 Gini Index	30.5	32.3	32.6
<b>Households by Income</b>			
Current median household income is \$114,611 in the area, compared to \$79,068 for all U.S. households. Median household income is projected to be \$128,764 in five years, compared to \$91,442 all U.S. households.			
Current average household income is \$152,860 in this area, compared to \$113,185 for all U.S. households. Average household income is projected to be \$173,876 in five years, compared to \$130,581 for all U.S. households.			
Current per capita income is \$56,282 in the area, compared to the U.S. per capita income of \$43,829. The per capita income is projected to be \$64,661 in five years, compared to \$51,203 for all U.S. households.			
<b>Housing</b>			
2024 Housing Affordability Index	114	101	100
2010 Total Housing Units	2,897	20,573	53,226
2010 Owner Occupied Housing Units	2,025	16,195	41,713
2010 Renter Occupied Housing Units	722	3,173	8,487
2010 Vacant Housing Units	149	1,204	3,026
2020 Total Housing Units	3,519	23,980	61,106
2020 Owner Occupied Housing Units	2,453	18,525	46,745
2020 Renter Occupied Housing Units	963	4,591	11,940
2020 Vacant Housing Units	107	842	2,374
2024 Total Housing Units	3,725	24,887	63,969
2024 Owner Occupied Housing Units	2,725	19,880	50,266
2024 Renter Occupied Housing Units	928	4,313	11,539
2024 Vacant Housing Units	72	694	2,164
2029 Total Housing Units	3,998	26,031	66,093
2029 Owner Occupied Housing Units	2,994	21,056	52,614
2029 Renter Occupied Housing Units	919	4,178	11,204
2029 Vacant Housing Units	85	798	2,275
<b>Socioeconomic Status Index</b>			
2024 Socioeconomic Status Index	63.3	62.2	59.8

Currently, 78.6% of the 63,969 housing units in the area are owner occupied; 18.0%, renter occupied; and 3.4% 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 61,106 housing units in the area and 3.9% vacant housing units. The annual rate of change in housing units since 2020 is 1.08%. Median home value in the area is \$457,129, compared to a median home value of \$355,577 for the U.S. In five years, median value is projected to change by 1.86% annually to \$501,216.

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