

	5 drive time minute	10 drive time minute	15 drive time minute
<b>Population</b>			
2010 Population	1,354	22,836	123,758
2020 Population	1,482	26,293	141,283
2025 Population	1,501	29,901	149,012
2030 Population	1,824	31,781	152,927
2010-2020 Annual Rate	0.91%	1.42%	1.33%
2020-2025 Annual Rate	0.24%	2.48%	1.02%
2025-2030 Annual Rate	3.97%	1.23%	0.52%
2020 Male Population	41.5%	44.9%	44.8%
2020 Female Population	58.5%	55.1%	55.2%
2020 Median Age	34.5	35.4	35.5
2025 Male Population	43.2%	45.7%	45.6%
2025 Female Population	56.8%	54.3%	54.4%
2025 Median Age	35.9	36.1	36.6

In the identified area, the current year population is 149,012. In 2020, the Census count in the area was 141,283. The rate of change since 2020 was 1.02% annually. The five-year projection for the population in the area is 152,927 representing a change of 0.52% annually from 2025 to 2030. Currently, the population is 45.6% male and 54.4% female.

### Median Age

The median age in this area is 36.6, compared to U.S. median age of 39.6.

### Race and Ethnicity

2025 White Alone	2.3%	8.6%	7.9%
2025 Black Alone	92.5%	81.3%	81.9%
2025 American Indian/Alaska Native Alone	0.1%	0.2%	0.3%
2025 Asian Alone	0.5%	0.7%	0.8%
2025 Pacific Islander Alone	0.0%	0.0%	0.0%
2025 Other Race	1.3%	4.4%	4.1%
2025 Two or More Races	3.1%	4.8%	5.0%
2025 Hispanic Origin (Any Race)	2.7%	7.1%	7.1%

Persons of Hispanic origin represent 7.1% of the population in the identified area compared to 19.7% 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 40.9 in the identified area, compared to 72.7 for the U.S. as a whole.

### Households

2025 Wealth Index	57	56	63
2010 Households	684	9,073	45,560
2020 Households	760	10,473	52,164
2025 Households	762	11,938	55,452
2030 Households	926	12,769	57,136
2010-2020 Annual Rate	1.06%	1.45%	1.36%
2020-2025 Annual Rate	0.05%	2.53%	1.17%
2025-2030 Annual Rate	3.98%	1.35%	0.60%
2025 Average Household Size	1.97	2.46	2.67

The household count in this area has changed from 52,164 in 2020 to 55,452 in the current year, a change of 1.17% annually. The five-year projection of households is 57,136, a change of 0.60% annually from the current year total. Average household size is currently 2.67, compared to 2.69 in the year 2020. The number of families in the current year is 35,847 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 2025 and 2030. 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>			
2025 Percent of Income for Mortgage	28.2%	28.3%	26.4%
<b>Median Household Income</b>			
2025 Median Household Income	\$77,743	\$64,156	\$68,429
2030 Median Household Income	\$81,950	\$75,178	\$77,408
2025-2030 Annual Rate	1.06%	3.22%	2.50%
<b>Average Household Income</b>			
2025 Average Household Income	\$90,517	\$82,890	\$87,418
2030 Average Household Income	\$102,568	\$93,850	\$98,643
2025-2030 Annual Rate	2.53%	2.51%	2.45%
<b>Per Capita Income</b>			
2025 Per Capita Income	\$45,219	\$33,300	\$32,605
2030 Per Capita Income	\$51,593	\$37,829	\$36,926
2025-2030 Annual Rate	2.67%	2.58%	2.52%
<b>GINI Index</b>			
2025 Gini Index	36.8	45.9	43.3
<b>Households by Income</b>			
Current median household income is \$68,429 in the area, compared to \$81,624 for all U.S. households. Median household income is projected to be \$77,408 in five years, compared to \$92,476 all U.S. households.			
Current average household income is \$87,418 in this area, compared to \$116,179 for all U.S. households. Average household income is projected to be \$98,643 in five years, compared to \$128,612 for all U.S. households.			
Current per capita income is \$32,605 in the area, compared to the U.S. per capita income of \$45,360. The per capita income is projected to be \$36,926 in five years, compared to \$50,744 for all U.S. households.			
<b>Housing</b>			
2025 Housing Affordability Index	82	82	87
2010 Total Housing Units	799	10,408	51,906
2010 Owner Occupied Housing Units	61	3,914	26,522
2010 Renter Occupied Housing Units	624	5,158	19,038
2010 Vacant Housing Units	115	1,335	6,346
2020 Total Housing Units	830	11,428	55,750
2020 Owner Occupied Housing Units	162	4,846	27,574
2020 Renter Occupied Housing Units	598	5,627	24,590
2020 Vacant Housing Units	64	979	3,503
2025 Total Housing Units	830	12,976	59,224
2025 Owner Occupied Housing Units	182	5,875	31,373
2025 Renter Occupied Housing Units	580	6,063	24,079
2025 Vacant Housing Units	68	1,038	3,772
2030 Total Housing Units	978	13,624	60,940
2030 Owner Occupied Housing Units	193	6,545	33,604
2030 Renter Occupied Housing Units	733	6,224	23,532
2030 Vacant Housing Units	52	855	3,804
<b>Socioeconomic Status Index</b>			
2025 Socioeconomic Status Index	55.2	42.1	44.5

Currently, 53.0% of the 59,224 housing units in the area are owner occupied; 40.7%, renter occupied; and 6.4% are vacant. Currently, in the U.S., 57.9% of the housing units in the area are owner occupied; 32.3% are renter occupied; and 9.8% are vacant. In 2020, there were 55,750 housing units in the area and 6.3% vacant housing units. The annual rate of change in housing units since 2020 is 1.16%. Median home value in the area is \$288,330, compared to a median home value of \$370,578 for the U.S. In five years, median value is projected to change by 3.96% annually to \$350,046.

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