

Account: W00001  
 Site: 26631

*Demographic and Income Forecast*

6/7/00

PREPARED FOR:

ABC Company

1st & Main  
 Any City, VA

Coords: 38.88287 -77.117539

Area 1: 1 Mile Radius

| Snapshot                 | 1990 Census | 2000 Update | 2005 Forecast |
|--------------------------|-------------|-------------|---------------|
| Population               | 25,860      | 27,197      | 27,688        |
| Households               | 11,354      | 12,091      | 12,351        |
| Families                 | 5,609       | 5,646       | 5,614         |
| Average Household Size   | 2.26        | 1.33        | 2.23          |
| Owner-occupied HHs       | 5,258       | 5,466       | 5,540         |
| Renter-occupied HHs      | 6,096       | 6,624       | 6,811         |
| Median Household Income  | 46,520      | 64,570      | 76,765        |
| Average Household Income | 53,218      | 79,432      | 99,509        |
| Per Capita Income        | 23,593      | 35,481      | 44,573        |
| Median Age               | 34.4        | 37.7        | 38.7          |

**Annual Percent Change for 2000-2005**

| Trends            | Area   | National |
|-------------------|--------|----------|
| Population        | 0.36%  | 0.88%    |
| Households        | 0.43%  | 1.04%    |
| Families          | -0.11% | 0.74%    |
| Owner HHs         | 0.27%  | 1.41%    |
| Per Capita Income | 5.12%  | 4.57%    |

| Households by Income  | 1990 Census |         | 2000 Update |         | 2005 Forecast |         |
|-----------------------|-------------|---------|-------------|---------|---------------|---------|
|                       | Number      | Percent | Number      | Percent | Number        | Percent |
| < \$15,000            | 1,209       | 10.6%   | 581         | 5.3%    | 443           | 3.6%    |
| \$15,000 - \$24,999   | 1,400       | 12.3%   | 837         | 6.9%    | 563           | 4.6%    |
| \$25,000 - \$34,999   | 1,576       | 13.9%   | 1,180       | 9.8%    | 1,044         | 8.5%    |
| \$35,000 - \$49,999   | 2,135       | 18.8%   | 1,914       | 15.8%   | 1,633         | 13.2%   |
| \$50,000 - \$74,999   | 2,498       | 22.0%   | 2,719       | 22.5%   | 2,545         | 20.6%   |
| \$75,000 - \$99,999   | 1,386       | 12.2%   | 1,970       | 16.3%   | 2,160         | 17.5%   |
| \$100,000 - \$149,999 | 987         | 8.7%    | 1,987       | 16.4%   | 2,501         | 20.2%   |
| \$150,000+            | 203         | 1.8%    | 903         | 7.5%    | 1,592         | 12.9%   |

| Population by Age | 1990 Census | 2000 Update | 2005 Forecast |
|-------------------|-------------|-------------|---------------|
| < 5               | 1,484 5.7%  | 1,402 5.2%  | 1,383 5.0%    |
| 5 - 14            | 1,775 6.9%  | 2,234 8.2%  | 2,163 7.8%    |
| 15 - 19           | 1,019 3.9%  | 1,172 4.3%  | 1,210 4.4%    |
| 20 - 24           | 2,643 10.2% | 1,968 7.2%  | 2,115 7.6%    |
| 25 - 34           | 6,634 25.7% | 5,236 19.3% | 5,024 18.1%   |
| 35 - 44           | 4,657 18.0% | 5,766 21.2% | 5,313 19.2%   |
| 45 - 64           | 4,465 17.3% | 6,232 22.9% | 7,139 25.8%   |
| 65 - 74           | 1,597 6.2%  | 1,370 5.0%  | 1,378 5.0%    |
| 75 - 84           | 1,209 4.7%  | 1,317 4.8%  | 1,385 5.0%    |
| 85+               | 377 1.5%    | 500 1.8%    | 578 2.1%      |

| Race and Ethnicity     | 1990 Census  | 2000 Update  | 2005 Forecast |
|------------------------|--------------|--------------|---------------|
| White                  | 20,435 79.0% | 19,900 73.2% | 19,391 70.0%  |
| Black                  | 1,715 6.6%   | 1,868 6.9%   | 1,902 6.9%    |
| Asian/Pacific Islander | 1,661 6.4%   | 2,477 9.1%   | 2,942 10.6%   |
| Other Races            | 1,969 7.6%   | 2,861 10.5%  | 3,358 12.1%   |
| Hispanic (Any Race)    | 4,254 16.5%  | 6,230 22.9%  | 7,347 26.5%   |

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Area 2: 3 Mile Radius

| Snapshot                 | 1990 Census | 2000 Update | 2005 Forecast |
|--------------------------|-------------|-------------|---------------|
| Population               | 185,287     | 193,087     | 198,002       |
| Households               | 79,303      | 83,928      | 86,414        |
| Families                 | 40,536      | 41,692      | 42,283        |
| Average Household Size   | 2.23        | 1.43        | 2.21          |
| Owner-occupied HHs       | 37,930      | 39,703      | 40,687        |
| Renter-occupied HHs      | 41,373      | 44,225      | 45,727        |
| Median Household Income  | 47,006      | 63,489      | 74,191        |
| Average Household Income | 56,062      | 84,816      | 105,733       |
| Per Capita Income        | 24,434      | 37,327      | 46,643        |
| Median Age               | 34.3        | 37.3        | 38.2          |

**Annual Percent Change for 2000-2005**

| Trends            | Area  | National |
|-------------------|-------|----------|
| Population        | 0.51% | 0.88%    |
| Households        | 0.59% | 1.04%    |
| Families          | 0.28% | 0.74%    |
| Owner HHs         | 0.50% | 1.41%    |
| Per Capita Income | 4.99% | 4.57%    |

| Households by Income  | 1990 Census |         | 2000 Update |         | 2005 Forecast |         |
|-----------------------|-------------|---------|-------------|---------|---------------|---------|
|                       | Number      | Percent | Number      | Percent | Number        | Percent |
| < \$15,000            | 8,544       | 10.8%   | 4,421       | 6.8%    | 3,470         | 4.0%    |
| \$15,000 - \$24,999   | 9,939       | 12.5%   | 6,024       | 7.2%    | 4,334         | 5.0%    |
| \$25,000 - \$34,999   | 11,806      | 14.9%   | 8,787       | 10.5%   | 7,064         | 8.2%    |
| \$35,000 - \$49,999   | 15,252      | 19.2%   | 14,438      | 17.2%   | 12,767        | 14.8%   |
| \$50,000 - \$74,999   | 16,343      | 20.6%   | 18,786      | 22.4%   | 18,700        | 21.6%   |
| \$75,000 - \$99,999   | 8,890       | 11.2%   | 12,417      | 14.8%   | 13,817        | 16.0%   |
| \$100,000 - \$149,999 | 6,212       | 7.8%    | 12,044      | 14.4%   | 15,252        | 17.6%   |
| \$150,000+            | 2,672       | 3.4%    | 7,012       | 8.4%    | 11,111        | 12.9%   |

| Population by Age | 1990 Census | 2000 Update | 2005 Forecast |
|-------------------|-------------|-------------|---------------|
| < 5               | 10,638      | 10,117      | 10,110        |
| 5 - 14            | 15,002      | 18,281      | 17,975        |
| 15 - 19           | 9,912       | 10,677      | 11,040        |
| 20 - 24           | 19,494      | 14,835      | 15,953        |
| 25 - 34           | 44,801      | 35,544      | 34,369        |
| 35 - 44           | 32,156      | 37,868      | 35,091        |
| 45 - 64           | 31,922      | 43,221      | 49,681        |
| 65 - 74           | 12,085      | 10,999      | 11,191        |
| 75 - 84           | 7,327       | 8,757       | 9,322         |
| 85+               | 1,950       | 2,788       | 3,270         |

| Race and Ethnicity     | 1990 Census | 2000 Update | 2005 Forecast |
|------------------------|-------------|-------------|---------------|
| White                  | 139,645     | 134,150     | 131,917       |
| Black                  | 18,201      | 19,482      | 19,906        |
| Asian/Pacific Islander | 14,461      | 20,650      | 24,050        |
| Other Races            | 12,410      | 18,150      | 21,433        |
| Hispanic (Any Race)    | 28,378      | 42,013      | 49,873        |

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Area 3: 5 Mile Radius

| Snapshot                 | 1990 Census | 2000 Update | 2005 Forecast |
|--------------------------|-------------|-------------|---------------|
| Population               | 476,783     | 486,439     | 499,650       |
| Households               | 216,829     | 225,451     | 233,548       |
| Families                 | 100,795     | 103,959     | 106,691       |
| Average Household Size   | 2.11        | 1.30        | 2.06          |
| Owner-occupied HHs       | 100,041     | 109,597     | 115,700       |
| Renter-occupied HHs      | 116,788     | 115,854     | 117,848       |
| Median Household Income  | 48,222      | 63,420      | 72,704        |
| Average Household Income | 60,247      | 87,591      | 105,646       |
| Per Capita Income        | 27,755      | 41,001      | 49,820        |
| Median Age               | 35.1        | 38.3        | 39.2          |

**Annual Percent Change for 2000-2005**

| Trends            | Area  | National |
|-------------------|-------|----------|
| Population        | 0.54% | 0.88%    |
| Households        | 0.72% | 1.04%    |
| Families          | 0.53% | 0.74%    |
| Owner HHs         | 1.11% | 1.41%    |
| Per Capita Income | 4.30% | 4.57%    |

| Households by Income  | 1990 Census |         | 2000 Update |         | 2005 Forecast |         |
|-----------------------|-------------|---------|-------------|---------|---------------|---------|
|                       | Number      | Percent | Number      | Percent | Number        | Percent |
| < \$15,000            | 23,194      | 10.7%   | 13,005      | 7.6%    | 10,574        | 4.5%    |
| \$15,000 - \$24,999   | 25,724      | 11.9%   | 16,729      | 7.4%    | 12,789        | 5.5%    |
| \$25,000 - \$34,999   | 31,495      | 14.5%   | 23,232      | 10.3%   | 19,456        | 8.3%    |
| \$35,000 - \$49,999   | 41,179      | 19.0%   | 38,790      | 17.2%   | 34,907        | 14.9%   |
| \$50,000 - \$74,999   | 44,161      | 20.4%   | 49,551      | 22.0%   | 50,175        | 21.5%   |
| \$75,000 - \$99,999   | 23,200      | 10.7%   | 32,161      | 14.3%   | 36,093        | 15.5%   |
| \$100,000 - \$149,999 | 17,712      | 8.2%    | 31,067      | 13.8%   | 39,312        | 16.8%   |
| \$150,000+            | 10,612      | 4.9%    | 20,916      | 9.3%    | 30,104        | 12.9%   |

| Population by Age | 1990 Census | 2000 Update | 2005 Forecast |
|-------------------|-------------|-------------|---------------|
| < 5               | 24,775      | 22,910      | 23,055        |
| 5 - 14            | 36,470      | 42,439      | 42,068        |
| 15 - 19           | 24,696      | 24,664      | 25,619        |
| 20 - 24           | 50,436      | 36,566      | 39,070        |
| 25 - 34           | 113,666     | 90,328      | 87,096        |
| 35 - 44           | 83,811      | 93,877      | 87,290        |
| 45 - 64           | 87,676      | 114,915     | 132,040       |
| 65 - 74           | 31,251      | 30,678      | 31,167        |
| 75 - 84           | 18,215      | 22,101      | 23,166        |
| 85+               | 5,786       | 7,959       | 9,079         |

| Race and Ethnicity     | 1990 Census | 2000 Update | 2005 Forecast |
|------------------------|-------------|-------------|---------------|
| White                  | 367,309     | 352,397     | 349,447       |
| Black                  | 50,888      | 50,046      | 50,579        |
| Asian/Pacific Islander | 33,058      | 48,189      | 57,464        |
| Other Races            | 24,137      | 34,287      | 40,577        |
| Hispanic (Any Race)    | 57,438      | 83,120      | 99,230        |