



1990-2000 Comparison Profile

Prepared by Carol Campbell

CCIM TECH
 5956 Sherry Ln, Dallas, TX 75225-6519, Dallas, TX
 Ring: 5 miles radius

Latitude: 32.861984
 Longitude: -96.809837

	1990		Census 2000		1990-2000 Annual Rate
	Number	Percent	Number	Percent	
Total Population	312,291	-	375,980	-	1.87%
Total Households	142,698	100.0%	157,182	100.0%	0.97%
Average Household Size	2.14	-	2.35	-	0.94%
Total Families	69,780	48.9%	81,301	51.7%	1.54%
Average Family Size	3	-	3.21	-	0.68%
Per Capita Income	\$25,134	-	\$34,230	-	3.14%
Total Housing Units	164,271	-	168,611	-	0.26%
Population by Sex					
Male	156,229	50.0%	195,797	52.1%	2.28%
Female	156,063	50.0%	180,183	47.9%	1.45%
Population by Age					
Total	312,294	100.0%	375,980	100.0%	1.87%
Age 0 - 4	21,493	6.9%	28,974	7.7%	3.03%
Age 5 - 9	16,723	5.4%	23,925	6.4%	3.65%
Age 10 - 14	13,217	4.2%	20,002	5.3%	4.23%
Age 15 - 19	16,477	5.3%	22,624	6.0%	3.22%
Age 20 - 24	29,766	9.5%	34,773	9.2%	1.57%
Age 25 - 29	40,766	13.1%	43,601	11.6%	0.67%
Age 30 - 34	34,843	11.2%	37,192	9.9%	0.65%
Age 35 - 39	26,647	8.5%	32,405	8.6%	1.98%
Age 40 - 44	21,506	6.9%	27,562	7.3%	2.51%
Age 45 - 49	16,238	5.2%	23,139	6.2%	3.61%
Age 50 - 54	12,721	4.1%	19,462	5.2%	4.34%
Age 55 - 59	11,587	3.7%	14,093	3.7%	1.98%
Age 60 - 64	11,663	3.7%	10,338	2.7%	-1.20%
Age 65 - 69	11,598	3.7%	8,890	2.4%	-2.62%
Age 70 - 74	9,146	2.9%	8,586	2.3%	-0.63%
Age 75 - 79	7,641	2.4%	8,320	2.2%	0.85%
Age 80 - 84	5,400	1.7%	6,044	1.6%	1.13%
Age 85+	4,862	1.6%	6,050	1.6%	2.21%
Median Age	32.5		31.9		-0.19%
Age 18+	252,554	80.9%	290,975	77.4%	1.43%
Age 65+	38,647	12.4%	37,890	10.1%	-0.20%
Households by Household Income					
Household Income Base	142,948	100.0%	157,042	100.0%	0.94%
<\$15,000	30,021	21.0%	20,451	13.0%	-3.77%
\$15,000 - \$24,999	26,072	18.2%	20,587	13.1%	-2.33%
\$25,000 - \$34,999	22,013	15.4%	21,075	13.4%	-0.43%
\$35,000 - \$49,999	21,183	14.8%	24,442	15.6%	1.44%
\$50,000 - \$74,999	18,062	12.6%	24,476	15.6%	3.09%
\$75,000 - \$99,999	9,033	6.3%	13,796	8.8%	4.33%
\$100,000 - \$149,999	7,577	5.3%	13,687	8.7%	6.09%
\$150,000+	8,987	6.3%	18,528	11.8%	7.50%
Median Household Income	\$31,451		\$44,365		3.50%
Average Household Income	\$54,395		\$81,110		4.08%

Data Note: Detail may not sum to totals due to rounding. Census 2000 medians are computed from reported data distributions. The "1990-2000 Annual Rate" is an annual compound rate.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI converted 1990 Census data into 2000 geography.



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	1990		Census 2000		1990-2000 Annual Rate
	Number	Percent	Number	Percent	
Families by Family Income					
Family Income Base	77,863	100.0%	82,204	100.0%	0.54%
<\$15,000	13,070	16.8%	8,762	10.7%	-3.92%
\$15,000 - \$24,999	11,200	14.4%	10,150	12.3%	-0.98%
\$25,000 - \$34,999	10,238	13.1%	9,303	11.3%	-0.95%
\$35,000 - \$49,999	11,576	14.9%	11,046	13.4%	-0.47%
\$50,000 - \$74,999	11,505	14.8%	11,657	14.2%	0.13%
\$75,000 - \$99,999	6,585	8.5%	7,494	9.1%	1.30%
\$100,000 - \$149,999	5,949	7.6%	9,082	11.0%	4.32%
\$150,000+	7,740	9.9%	14,710	17.9%	6.63%
Median Family Income	\$40,068		\$53,172		2.87%
Average Family Income	\$67,575		\$103,714		4.38%
Households by Poverty Status and Household Type					
Total	142,945	100.0%	157,043	100.0%	0.95%
Below Poverty Level	16,029	11.2%	17,198	11.0%	0.71%
Married-couple Family	3,695	2.6%	4,823	3.1%	2.70%
Other Family - Male Householder, No Wife	702	0.5%	1,151	0.7%	5.07%
Other Family - Female Householder, No Husband	3,213	2.2%	3,173	2.0%	-0.13%
Nonfamily Households	8,419	5.9%	8,051	5.1%	-0.45%
At or Above Poverty Level	126,916	88.8%	139,845	89.0%	0.97%
Married-couple Family	50,857	35.6%	56,367	35.9%	1.03%
Other Family - Male Householder, No Wife	3,709	2.6%	6,473	4.1%	5.73%
Other Family - Female Householder, No Husband	8,555	6.0%	10,218	6.5%	1.79%
Nonfamily Households	63,795	44.6%	66,787	42.5%	0.46%
Households by Type					
Total	142,699	100.0%	157,182	100.0%	0.97%
Family Households	69,780	48.9%	81,302	51.7%	1.54%
Married-couple Families	53,056	37.2%	59,949	38.1%	1.23%
With Related Children	22,198	15.6%	30,191	19.2%	3.12%
Other Family (No Spouse Present)	16,724	11.7%	21,353	13.6%	2.47%
With Related Children	9,315	6.5%	12,862	8.2%	3.28%
Nonfamily Households	72,919	51.1%	75,880	48.3%	0.40%
Householder Living Alone	59,204	41.5%	59,760	38.0%	0.09%
Householder not Living Alone	13,715	9.6%	16,120	10.3%	1.63%
Households with Related Children	31,513	22.1%	43,053	27.4%	3.17%
Households by Vehicles Available					
Total	142,698	100.0%	157,019	100.0%	0.96%
None	14,168	9.9%	14,712	9.4%	0.38%
1	65,749	46.1%	74,560	47.5%	1.27%
2	47,143	33.0%	53,158	33.9%	1.21%
3	11,710	8.2%	11,171	7.1%	-0.47%
4	3,063	2.1%	2,311	1.5%	-2.78%
5+	865	0.6%	1,107	0.7%	2.50%
Average Number of Vehicles Available	1.5		1.5		0.00%

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI converted 1990 Census data into 2000 geography.



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	1990		Census 2000		1990-2000 Annual Rate
	Number	Percent	Number	Percent	
Housing Units by Occupancy					
Total	164,278	100.0%	168,675	100.0%	0.26%
Occupied Housing Units	142,698	86.9%	157,182	93.2%	0.97%
Owner Occupied Housing Units	58,265	35.5%	64,559	38.3%	1.03%
Renter Occupied Housing Units	84,433	51.4%	92,623	54.9%	0.93%
Vacant Housing Units	21,580	13.1%	11,493	6.8%	-6.11%
For Rent	15,163	9.2%	6,928	4.1%	-7.53%
For Sale Only	1,638	1.0%	1,233	0.7%	-2.80%
Rented or Sold, not Occupied	1,140	0.7%	800	0.5%	-3.48%
For Seasonal/Recreational/Occasional Use	337	0.2%	766	0.5%	8.56%
For Migrant Workers	7	0.0%	17	0.0%	9.28%
Other Vacant	3,295	2.0%	1,749	1.0%	-6.14%
Housing Units by Units in Structure					
Total	164,270	100.0%	168,498	100.0%	0.25%
1, Detached	60,771	37.0%	62,135	36.9%	0.22%
1, Attached	7,153	4.4%	8,530	5.1%	1.78%
2	5,588	3.4%	5,501	3.3%	-0.16%
3 or 4	7,806	4.8%	8,708	5.2%	1.10%
5 to 9	16,545	10.1%	13,665	8.1%	-1.89%
10 to 19	22,245	13.5%	16,662	9.9%	-2.85%
20+	42,368	25.8%	52,807	31.3%	2.23%
Mobile Home	199	0.1%	411	0.2%	7.52%
Other	1,595	1.0%	79	0.0%	-25.96%
Specified Owner Occupied Housing Units by Value					
Total	49,120	100.0%	54,846	100.0%	1.11%
<\$50,000	1,770	3.6%	1,811	3.3%	0.23%
\$50,000 - \$99,999	11,494	23.4%	8,711	15.9%	-2.73%
\$100,000 - \$149,999	10,654	21.7%	8,104	14.8%	-2.70%
\$150,000 - \$199,999	8,091	16.5%	7,944	14.5%	-0.18%
\$200,000 - \$299,999	7,713	15.7%	10,222	18.6%	2.86%
\$300,000 - \$499,999	5,274	10.7%	8,949	16.3%	5.43%
\$500,000+	4,124	8.4%	9,105	16.6%	8.24%
Median Home Value	\$153,646		\$207,711		3.06%
Average Home Value	\$205,138		\$309,114		4.19%
Specified Renter Occupied Housing Units by Rent					
Total	83,988	100.0%	92,539	100.0%	0.97%
With Cash Rent	82,642	98.4%	91,229	98.6%	0.99%
<\$200	2,397	2.9%	1,575	1.7%	-4.11%
\$200 - \$499	58,715	69.9%	29,710	32.1%	-6.59%
\$500 - \$749	14,551	17.3%	36,339	39.3%	9.58%
\$750 - \$999	3,720	4.4%	12,957	14.0%	13.29%
\$1,000+	3,259	3.9%	10,648	11.5%	12.57%
No Cash Rent	1,346	1.6%	1,310	1.4%	-0.27%
Median Rent	\$389		\$582		4.11%
Average Rent	\$450		\$665		3.98%

Data Note: Specified owner occupied Housing Units include only single family units on less than 10 acres, with no business or medical office on site. Specified renter occupied HUs exclude single family units on 10+ acres. Average Rent excludes units paying no cash rent. Rent, Home Value, and Units in Structure data are complete counts in 1990 and sample counts in 2000, so changes in enumeration can affect comparability.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI converted 1990 Census data into 2000 geography.



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	1990		Census 2000		1990-2000 Annual Rate
	Number	Percent	Number	Percent	
Population 16+ by Employment Status					
Total	257,738	100.0%	299,078	100.0%	1.50%
In Labor Force	184,999	71.8%	200,907	67.2%	0.83%
Civilian Employed	174,335	67.6%	191,282	64.0%	0.93%
Civilian Unemployed	10,536	4.1%	9,603	3.2%	-0.92%
In Armed Forces	128	0.0%	22	0.0%	-16.15%
Not in Labor Force	72,739	28.2%	98,171	32.8%	3.04%
Workers 16+ by Place of Work					
Total	171,185	100.0%	187,974	100.0%	0.94%
Worked in State of Residence	169,814	99.2%	186,619	99.3%	0.95%
Worked in County of Residence	158,937	92.8%	170,067	90.5%	0.68%
Worked outside County of Residence	10,877	6.4%	16,552	8.8%	4.29%
Worked outside State of Residence	1,371	0.8%	1,355	0.7%	-0.12%
Workers 16+ by Transportation to Work					
Total	171,186	100.0%	187,975	100.0%	0.94%
Drove Alone - Car, Truck, or Van	127,725	74.6%	134,061	71.3%	0.49%
Carpooled - Car, Truck, or Van	20,047	11.7%	29,508	15.7%	3.94%
Public Transportation	9,972	5.8%	9,580	5.1%	-0.40%
Walked	6,217	3.6%	5,045	2.7%	-2.07%
Other Means	1,926	1.1%	2,394	1.3%	2.20%
Worked at Home	5,299	3.1%	7,387	3.9%	3.38%
Workers 16+ by Travel Time to Work					
Total	171,186	100.0%	187,974	100.0%	0.94%
Did not Work at Home	165,887	96.9%	180,587	96.1%	0.85%
Less than 5 minutes	3,861	2.3%	3,250	1.7%	-1.71%
5 to 9 minutes	15,741	9.2%	16,518	8.8%	0.48%
10 to 19 minutes	59,785	34.9%	62,701	33.4%	0.48%
20 to 24 minutes	32,624	19.1%	33,464	17.8%	0.25%
25 to 34 minutes	37,290	21.8%	40,469	21.5%	0.82%
35 to 44 minutes	5,601	3.3%	8,219	4.4%	3.91%
45 to 59 minutes	6,349	3.7%	7,820	4.2%	2.11%
60 to 89 minutes	2,838	1.7%	4,920	2.6%	5.66%
90 or more minutes	1,798	1.1%	3,226	1.7%	6.02%
Worked at Home	5,299	3.1%	7,387	3.9%	3.38%
Average Travel Time to Work (in minutes)	20.8		23.2		1.10%
Population 15+ by Sex and Marital Status					
Total	260,857	100.0%	302,798	100.0%	1.50%
Females	130,797	50.1%	144,951	47.9%	1.03%
Never Married	38,408	14.7%	43,488	14.4%	1.25%
Married, not Separated	56,574	21.7%	67,270	22.2%	1.75%
Married, Separated	3,875	1.5%	4,282	1.4%	1.00%
Widowed	15,128	5.8%	13,074	4.3%	-1.45%
Divorced	16,812	6.4%	16,837	5.6%	0.01%
Males	130,060	49.9%	157,847	52.1%	1.96%
Never Married	52,803	20.2%	64,885	21.4%	2.08%
Married, not Separated	59,276	22.7%	74,874	24.7%	2.36%
Married, Separated	3,208	1.2%	3,364	1.1%	0.48%
Widowed	2,543	1.0%	2,646	0.9%	0.40%
Divorced	12,230	4.7%	12,078	4.0%	-0.12%

Data Note: Marital status data are complete counts in 1990 and sample counts in Census 2000, so changes in enumeration can affect comparability.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI converted 1990 Census data into 2000 geography.



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	Number	Percent	Number	Percent	
Population by Race					
Total	312,292	100.0%	375,978	100.0%	1.87%
White Alone	228,750	73.2%	260,700	69.3%	1.32%
Black or African American Alone	37,254	11.9%	35,951	9.6%	-0.36%
American Indian or Alaskan Native Alone	1,376	0.4%	1,779	0.5%	2.60%
Asian Alone	7,094	2.3%	9,709	2.6%	3.19%
Pacific Islander Alone	151	0.0%	164	0.0%	0.83%
Some Other Race Alone	34,518	11.1%	57,940	15.4%	5.32%
Two or More Races	3,149	1.0%	9,735	2.6%	11.95%
Diversity Index	63.0		73.3		1.53%
Hispanic Population by Race					
Total	64,560	100.0%	132,716	100.0%	7.47%
White Alone	27,211	42.1%	68,126	51.3%	9.61%
Black or African American Alone	1,666	2.6%	637	0.5%	-9.17%
American Indian or Alaskan Native Alone	361	0.6%	752	0.6%	7.61%
Asian or Pacific Islander Alone	693	1.1%	192	0.1%	-12.05%
Some Other Race Alone	34,051	52.7%	57,519	43.3%	5.38%
Two or More Races	578	0.9%	5,490	4.1%	25.25%
Population 3+ by School Enrollment					
Total	298,745	100.0%	358,021	100.0%	1.83%
Enrolled in Public Preschool/Kindergarten	1,931	0.6%	6,966	1.9%	13.69%
Enrolled in Private Preschool/Kindergarten	3,082	1.0%	5,141	1.4%	5.25%
Enrolled in Public Elementary/High School	29,716	9.9%	40,879	11.4%	3.24%
Enrolled in Private Elementary/High School	6,765	2.3%	9,707	2.7%	3.68%
Enrolled in Public College	16,647	5.6%	13,238	3.7%	-2.27%
Enrolled in Private College	10,203	3.4%	9,916	2.8%	-0.28%
Not Enrolled in School	230,401	77.1%	272,174	76.0%	1.68%
Population 25+ by Educational Attainment					
Total	216,071	100.0%	246,534	100.0%	1.33%
Less than 9th Grade	20,159	9.3%	33,130	13.4%	5.09%
9th - 12th Grade, No Diploma	17,774	8.2%	24,763	10.0%	3.37%
High School Graduate	33,626	15.6%	31,825	12.9%	-0.55%
Some College, No Degree	44,731	20.7%	42,697	17.3%	-0.46%
Associate Degree	9,306	4.3%	9,021	3.7%	-0.31%
Bachelor's Degree	59,206	27.4%	65,816	26.7%	1.06%
Master's/Professional/Doctorate Degree	31,269	14.5%	39,282	15.9%	2.31%

Data Note: The 1990 Census reported population by single races only. ESRI estimates the multiracial population from 1990 Census data for the total population. In the 1990 Census, "Asian" and "Pacific Islander" were not reported separately for the Hispanic Origin population. To compare the data, "Asian" and "Pacific Islander" are combined in 2000. The Diversity Index summarizes racial and ethnic diversity. The index shows the likelihood that two persons, chosen at random from the same area, belong to different race or ethnic groups.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI converted 1990 Census data into 2000 geography.