

	2002 Estimates			2007 Projections			2002-2007 Change		
		Here	Houston Area		Here	Houston Area		Here	Houston Area
Total Population	64,329		4.3 mil	69,256		4.7 mil	4,927	7.7%	9.6%
In Households	51,889	80.7%	98.7%	56,816	82.0%	98.8%	4,927	9.5%	9.7%
In Families	24,664	38.3%	83.4%	26,494	38.3%	83.0%	1,830	7.4%	9.0%
In Non-families	27,225	42.3%	15.2%	30,322	43.8%	15.8%	3,097	11.4%	13.6%
In Group Quarters	12,440	19.3%	1.3%	12,440	18.0%	1.2%	0	0.0%	0.0%
People live in households or group quarters (nursing homes, prisons, etc). Households are families (2+ related persons) or non-families (living alone or with non-relatives).									
Population By Race/Ethnicity									
Anglo	40,586	63.1%	45.0%	43,478	62.8%	44.9%	2,893	7.1%	9.4%
Black	7,705	12.0%	17.5%	8,308	12.0%	17.7%	603	7.8%	10.8%
Hispanic	12,979	20.2%	30.2%	14,136	20.4%	30.2%	1,157	8.9%	9.4%
American Indian	216	0.3%	0.4%	245	0.4%	0.4%	29	13.4%	10.3%
Asian/Pacific Islander	2,144	3.3%	5.4%	2,319	3.3%	5.4%	175	8.2%	8.3%
Multi-Racial	700	1.1%	1.4%	770	1.1%	1.4%	71	10.1%	9.2%
Population By Age									
< 6 Years	2,737	4.3%	9.3%	3,146	4.5%	8.5%	409	14.9%	-0.1%
6 - 11 Years	2,423	3.8%	9.7%	2,977	4.3%	9.0%	554	22.9%	1.5%
12 - 17 Years	2,931	4.6%	9.3%	3,590	5.2%	9.1%	659	22.5%	7.0%
18 - 24 Years	8,053	12.5%	10.1%	8,313	12.0%	10.1%	260	3.2%	9.2%
25 - 34 Years	16,741	26.0%	15.9%	16,205	23.4%	15.2%	-536	-3.2%	5.3%
35 - 44 Years	12,059	18.7%	16.5%	11,717	16.9%	15.5%	-342	-2.8%	2.9%
45 - 54 Years	9,884	15.4%	13.9%	11,314	16.3%	15.1%	1,430	14.5%	18.5%
55 - 64 Years	5,141	8.0%	7.8%	6,734	9.7%	9.5%	1,593	31.0%	32.9%
65 - 74 Years	2,370	3.7%	4.3%	2,897	4.2%	4.7%	527	22.2%	19.7%
75 - 84 Years	1,465	2.3%	2.4%	1,770	2.6%	2.6%	305	20.8%	17.7%
85+ Years	525	0.8%	0.8%	593	0.9%	0.8%	68	13.0%	13.7%
Median Age	34.8		32.5	35.7		33.9	0.9		1.4
Population By Age & Gender									
Males	38,479	59.8%	49.9%	41,206	59.5%	49.9%	2,727	7.1%	9.7%
Females	25,850	40.2%	50.1%	28,050	40.5%	50.1%	2,200	8.5%	9.4%
Median Age, Males	34.6		31.8	35.3		33.3	0.7		1.5
Median Age, Female	35.1		33.2	36.2		34.6	1.1		1.4
Educational Attainment									
Population 25+ Years	48,185	74.9%	61.6%	51,230	74.0%	63.4%	3,045	6.3%	12.7%
No HS Diploma	6,642	13.8%	22.8%	7,017	13.7%	22.9%	375	5.6%	13.2%
HS Graduate	6,847	14.2%	22.0%	7,147	14.0%	22.0%	300	4.4%	12.8%
College, No Degree	9,175	19.0%	22.0%	9,725	19.0%	21.9%	550	6.0%	12.5%
Associate Degree	1,715	3.6%	5.1%	1,792	3.5%	5.1%	77	4.5%	13.0%
College Degree	13,539	28.1%	18.8%	14,527	28.4%	18.8%	988	7.3%	12.6%
Graduate/Prof Degree	10,267	21.3%	9.3%	11,022	21.5%	9.3%	755	7.4%	12.2%
Total Households	30,632			34,515			3,883	12.7%	8.7%
Average Household Size	1.7		2.8	1.6		2.9	0.0		0.0

Detailed Demographic Profile: 2002/2007
CSA #11: Downtown/Montrose/River Oaks
Zips: 77002, 77006, 77010, 77019, 77098

	2002 Estimates			2007 Projections			2002-2007 Change		
		Here	Houston Area		Here	Houston Area		Here	Houston Area
Total Family Households	9,196	30.0%	71.1%	10,204	29.6%	71.5%	1,008	11.0%	9.1%
Families With Children	3,344	36.4%	60.1%	3,742	36.7%	60.1%	398	11.9%	9.0%
Married Couples, Kids	2,366	25.7%	43.0%	2,613	25.6%	42.9%	247	10.4%	8.8%
Male Hhd,No Wife,Kids	272	3.0%	3.8%	305	3.0%	3.8%	33	12.1%	9.4%
Female Hhd,No Husb,Kids	704	7.7%	13.3%	824	8.1%	13.3%	120	17.0%	9.3%
Married Couple No Kids	4,846	52.7%	31.9%	5,326	52.2%	31.9%	480	9.9%	9.2%
Male Hhd,No Wife,No Kids	413	4.5%	2.8%	464	4.5%	2.8%	51	12.3%	9.2%
Female Hhd,No Husb,No Kids	595	6.5%	5.2%	672	6.6%	5.2%	77	12.9%	9.7%
Average Family Size	2.7		3.4	2.6		3.4	-0.1		
Total Non-family Households	21,436	70.0%	28.9%	24,311	70.4%	28.5%	2,875	13.4%	7.4%
Non-families With Children	61	0.3%	1.2%	72	0.3%	1.2%	11	18.0%	7.8%
1 Person, Male	9,635	44.9%	39.3%	11,000	45.2%	39.2%	1,365	14.2%	7.3%
1 Person, Female	7,559	35.3%	42.2%	8,547	35.2%	42.4%	988	13.1%	7.7%
2+ Prsn, Male Hhd, Kids	38	0.2%	0.9%	45	0.2%	0.9%	7	18.4%	8.1%
2+ Prsn, Female Hhd, Kids	23	0.1%	0.3%	27	0.1%	0.3%	4	17.4%	6.7%
2+ Prsn, Male Hhd, No Kids	2,676	12.5%	10.5%	3,021	12.4%	10.4%	345	12.9%	6.8%
2+ Prsn, Female Hhd, No Kids	1,505	7.0%	6.7%	1,671	6.9%	6.7%	166	11.0%	7.2%
Average Non-family Size	1.3		1.5	1.2		1.6	0.0		
Summary of Household Types	30,632	100.0%	100.0%	34,515	100.0%	100.0%	3,883	12.7%	8.6%
Married Couples, Kids	2,366	7.7%	30.6%	2,613	7.6%	30.7%	247	10.4%	8.8%
Married Couple No Kids	4,846	15.8%	22.7%	5,326	15.4%	22.8%	480	9.9%	9.2%
Single-parent households	976	3.2%	12.2%	1,129	3.3%	12.2%	153	15.7%	9.3%
Other families	1,008	3.3%	5.7%	1,136	3.3%	5.7%	128	12.7%	9.5%
Persons living alone (nonfamily)	17,194	56.1%	23.5%	19,547	56.6%	23.3%	2,353	13.7%	7.5%
Roommates (nonfamily)	4,242	13.8%	5.3%	4,764	13.8%	5.3%	522	12.3%	7.0%
Households By Income Level									
< \$15,000	4,103	13.4%	12.2%	3,298	9.6%	8.3%	-805	-19.6%	-26.7%
\$15,000 - \$24,999	3,102	10.1%	11.2%	3,528	10.2%	11.0%	426	13.7%	7.0%
\$25,000 - \$34,999	3,313	10.8%	12.0%	3,200	9.3%	10.1%	-113	-3.4%	-8.8%
\$35,000 - \$49,999	4,607	15.0%	15.9%	4,764	13.8%	14.3%	157	3.4%	-2.5%
\$50,000 - \$74,999	4,948	16.2%	18.8%	5,959	17.3%	19.5%	1,011	20.4%	12.8%
\$75,000 - \$99,999	3,006	9.8%	11.9%	4,070	11.8%	14.1%	1,064	35.4%	28.5%
\$100,000 - \$149,999	3,248	10.6%	10.9%	3,762	10.9%	12.3%	514	15.8%	22.5%
\$150,000 - \$199,999	1,352	4.4%	3.1%	2,000	5.8%	5.0%	648	47.9%	77.6%
\$200,000 - \$249,999	565	1.8%	1.2%	843	2.4%	1.8%	278	49.2%	65.8%
\$250,000+	2,388	7.8%	2.8%	3,091	9.0%	3.7%	703	29.4%	40.4%
Median HH Income	\$52,305		\$52,462	\$59,329		\$60,444	\$7,024	13.4%	15.2%
Median Family Income	\$88,003		\$61,391	\$97,632		\$70,018	\$9,628	10.9%	14.1%
Median Non-family Income	\$43,577		\$34,908	\$50,723		\$41,485	\$7,146	16.4%	18.8%
Total Per Capita Income	\$45,343		\$23,402	\$51,266		\$26,390	\$5,923	13.1%	12.8%
Households By Age Of Householder									
< 25 Years	2,427	7.9%	5.8%	2,712	7.9%	5.7%	285	11.7%	6.8%
25 - 34 Years	9,572	31.2%	21.4%	10,696	31.0%	21.3%	1,124	11.7%	7.9%
35 - 44 Years	6,807	22.2%	26.2%	7,642	22.1%	26.2%	835	12.3%	8.5%
45 - 54 Years	5,748	18.8%	21.8%	6,493	18.8%	21.8%	745	13.0%	8.8%
55 - 64 Years	3,088	10.1%	12.0%	3,504	10.2%	12.0%	416	13.5%	9.1%
65 - 74 Years	1,576	5.1%	7.4%	1,827	5.3%	7.5%	251	15.9%	9.8%
75 - 84 Years	1,039	3.4%	4.2%	1,205	3.5%	4.3%	166	16.0%	10.4%
85+ Years	375	1.2%	1.1%	436	1.3%	1.1%	61	16.3%	10.6%

Detailed Demographic Profile: 2002/2007
CSA #11: Downtown/Montrose/River Oaks
Zips: 77002, 77006, 77010, 77019, 77098

	2002 Estimates			2007 Projections			2002-2007 Change		
	Here		Houston Area	Here		Houston Area	Here		Houston Area
Households By Count of Persons									
1 Person	17,187	56.1%	23.5%	19,538	56.6%	23.3%	2,351	13.7%	7.5%
2 Persons	9,273	30.3%	28.3%	10,160	29.4%	28.4%	887	9.6%	8.8%
3 Persons	2,078	6.8%	17.5%	2,348	6.8%	17.5%	270	13.0%	9.0%
4 Persons	1,126	3.7%	16.1%	1,304	3.8%	16.2%	178	15.8%	9.2%
5 Persons	551	1.8%	8.4%	660	1.9%	8.4%	109	19.8%	9.0%
6+ Persons	417	1.4%	6.2%	505	1.5%	6.3%	88	21.1%	9.0%
Households By Count of Vehicles Available									
Total	41,043			46,329			5,286	12.9%	9.4%
0 Vehicles	3,081	10.1%	7.7%	3,460	10.0%	7.4%	379	12.3%	5.1%
1 Vehicle	16,756	54.7%	36.6%	18,795	54.5%	36.1%	2,039	12.2%	7.3%
2 Vehicles	8,621	28.1%	41.0%	9,818	28.4%	41.5%	1,197	13.9%	9.9%
3+ Vehicles	2,174	7.1%	14.8%	2,442	7.1%	15.0%	268	12.3%	10.1%
Total Housing Units									
Owner-Occupied	9,913	28.0%	55.6%	11,727	29.3%	57.0%	1,814	18.3%	11.6%
Renter-Occupied	20,719	58.6%	37.4%	22,788	57.0%	35.8%	2,069	10.0%	4.1%
Vacant	4,722	13.4%	7.1%	5,483	13.7%	7.2%	761	16.1%	11.1%

THE FOLLOWING DATA COME FROM THE 2000 CENSUS

Total Housing Units, 2000	32,723	100.0%	100.0%
Housing Units by Type			
1 Detached	7,511	23.0%	59.1%
1 Attached	3,066	9.4%	3.8%
2 Units	2,584	7.9%	1.4%
3-4 Units	2,672	8.2%	3.1%
5-9 Units	2,333	7.1%	4.5%
10-19 Units	2,989	9.1%	6.1%
20-49 Units	2,795	8.5%	3.4%
50+ Units	8,766	26.8%	14.3%
Mobile Homes	7	0.0%	4.2%
Boats, RVs, Vans, Etc.	0	0.0%	0.1%
Units by Year Built			
1999 - March 2000	2,588	7.9%	3.7%
1995 - 1998	3,203	9.8%	8.7%
1990 - 1994	1,188	3.6%	7.4%
1980 - 1989	2,022	6.2%	23.1%
1970 - 1979	3,771	11.5%	26.5%
1960 - 1969	5,948	18.2%	13.7%
1950 - 1959	3,719	11.4%	9.4%
1940 - 1949	3,237	9.9%	4.2%
1939 or Earlier	7,047	21.5%	3.3%
Median Age of Housing (yrs)	36		24
Median Length of Occupancy			
Owner-occupied (years)	5.9		8.5
Renter-occupied (years)	1.0		1.6
Median Home Value	\$266,516		\$105,209
Median Gross Rent	\$704		\$607