



Area ID: 0

Demographic

Cornelius - ZIP 28031

Market Profile

Cornelius - ZIP 28031



2000 Total Population	14,160
2000 Group Quarters	0
2007 Total Population	21,244
2012 Total Population	26,339
2007-2012 Annual Rate	4.39%



2000 Households	5,966
2000 Average Household Size	2.37
2007 Households	9,004
2007 Average Household Size	2.36
2012 Households	11,169
2012 Average Household Size	2.36
2007-2012 Annual Rate	4.40%
2000 Families	3,966
2000 Average Family Size	2.85
2007 Families	5,724
2007 Average Family Size	2.91
2012 Families	6,879
2012 Average Family Size	2.93
2007-2012 Annual Rate	3.74%



2000 Housing Units	6,670
Owner Occupied Housing Units	68.5%
Renter Occupied Housing Units	20.3%
Vacant Housing Units	11.2%

2007 Housing Units	10,228
Owner Occupied Housing Units	65.6%
Renter Occupied Housing Units	22.4%
Vacant Housing Units	12.0%

2012 Housing Units	12,723
Owner Occupied Housing Units	64.4%
Renter Occupied Housing Units	23.4%
Vacant Housing Units	12.2%

Median Household Income

2000	\$75,045
2007	\$90,260
2012	\$108,752

Median Home Value

2000	\$228,916
2007	\$294,489
2012	\$337,806

Per Capita Income

2000	\$46,720
2007	\$55,717
2012	\$65,686

Median Age

2000	37.7
2007	38.0
2012	39.2

Data Note: Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by total population. Detail may not sum to totals due to rounding.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2007 and 2012.



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2000 Household by Income

Household Income Base	5,954
<15,000	5.2%
\$15,000 - \$24,999	6.6%
\$25,000 - \$34,999	6.9%
\$35,000 - \$49,999	11.6%
\$50,000 - \$74,999	19.7%
\$75,000 - \$99,999	13.9%
\$100,000 - \$149,999	16.3%
\$150,000 - \$199,999	7.0%
\$200,000+	12.8%
Average Household Income	\$109,158

2007 Household by Income

Household Income Base	9,006
<15,000	3.7%
\$15,000 - \$24,999	4.2%
\$25,000 - \$34,999	5.1%
\$35,000 - \$49,999	10.1%
\$50,000 - \$74,999	15.7%
\$75,000 - \$99,999	16.4%
\$100,000 - \$149,999	18.5%
\$150,000 - \$199,999	10.4%
\$200,000+	15.8%
Average Household Income	\$128,952

2012 Household by Income

Household Income Base	11,170
<15,000	3.1%
\$15,000 - \$24,999	2.7%
\$25,000 - \$34,999	4.0%
\$35,000 - \$49,999	7.7%
\$50,000 - \$74,999	14.7%
\$75,000 - \$99,999	12.0%
\$100,000 - \$149,999	25.2%
\$150,000 - \$199,999	9.9%
\$200,000+	20.6%
Average Household Income	\$151,937

2000 Owner Occupied HUs by Value

Total	4,620
<50,000	0.9%
\$50,000 - \$99,999	7.1%
\$100,000 - \$149,999	20.7%
\$150,000 - \$199,999	14.0%
\$200,000 - \$299,999	21.0%
\$300,000 - \$499,999	15.8%
\$500,000 - \$999,999	16.0%
\$1,000,000 +	4.6%
Average Home Value	\$333,864

2000 Specified Renter Occupied HUs by Contract Rent

Total	1,356
With Cash Rent	95.1%
No Cash Rent	4.9%
Median Rent	\$807
Average Rent	\$831

Data Note: Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest, dividends, net rents, pensions, SSI and welfare payments, child support and alimony. Specified Renter Occupied HUs exclude houses on 10+ acres. Average Rent excludes units paying no cash rent.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2007 and 2012.



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2000 Population by Age

Total	14,161
0 - 4	6.7%
5 - 9	6.5%
10 - 14	5.7%
15 - 24	8.6%
25 - 34	17.0%
35 - 44	19.8%
45 - 54	17.4%
55 - 64	10.5%
65 - 74	5.0%
75 - 84	2.2%
85 +	0.5%
18 +	77.9%

2007 Population by Age

Total	21,240
0 - 4	6.6%
5 - 9	7.4%
10 - 14	6.9%
15 - 24	10.0%
25 - 34	13.1%
35 - 44	18.7%
45 - 54	16.6%
55 - 64	12.8%
65 - 74	5.0%
75 - 84	2.1%
85 +	0.7%
18 +	75.7%

2012 Population by Age

Total	26,338
0 - 4	6.7%
5 - 9	6.1%
10 - 14	7.2%
15 - 24	11.3%
25 - 34	13.1%
35 - 44	16.2%
45 - 54	17.2%
55 - 64	12.9%
65 - 74	6.1%
75 - 84	2.3%
85 +	0.8%
18 +	76.4%

2000 Population by Sex

Males	50.7%
Females	49.3%

2007 Population by Sex

Males	50.4%
Females	49.6%

2012 Population by Sex

Males	50.1%
Females	49.9%

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2007 and 2012.



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2000 Population by Race/Ethnicity

Total	14,160
White Alone	92.6%
Black Alone	4.7%
American Indian Alone	0.2%
Asian or Pacific Islander Alone	1.3%
Some Other Race Alone	0.5%
Two or More Races	0.7%
Hispanic Origin	2.5%
Diversity Index	18.1

2007 Population by Race/Ethnicity

Total	21,244
White Alone	89.3%
Black Alone	6.7%
American Indian Alone	0.2%
Asian or Pacific Islander Alone	1.8%
Some Other Race Alone	0.9%
Two or More Races	1.0%
Hispanic Origin	4.0%
Diversity Index	25.9

2012 Population by Race/Ethnicity

Total	26,338
White Alone	87.4%
Black Alone	7.7%
American Indian Alone	0.2%
Asian or Pacific Islander Alone	2.2%
Some Other Race Alone	1.2%
Two or More Races	1.3%
Hispanic Origin	5.0%
Diversity Index	30.3

2000 Population 3+ by School Enrollment

Total	13,588
Enrolled in Nursery/Preschool	2.6%
Enrolled in Kindergarten	1.2%
Enrolled in Grade 1-8	9.8%
Enrolled in Grade 9-12	4.6%
Enrolled in College	3.7%
Enrolled in Grad/Prof School	1.7%
Not Enrolled in School	76.4%

2000 Population 25+ by Educational Attainment

Total	10,287
Less Than 9th Grade	1.5%
9th to 12th Grade, No Diploma	4.3%
High School Graduate	15.5%
Some College, No Degree	20.0%
Associate Degree	7.4%
Bachelor's Degree	37.3%
Master's/Prof/Doctorate Degree	13.9%

Data Note: Persons of Hispanic Origin may be of any race. The Diversity Index measures the probability that two people from the same area will be from different race/ethnic groups.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2007 and 2012.



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2000 Population 15+ by Sex and Marital Status

Total	11,496
Females	49.9%
Never Married	9.5%
Married, Not Separated	31.6%
Married, Separated	1.2%
Widowed	2.8%
Divorced	4.8%
Males	50.1%
Never Married	11.3%
Married, Not Separated	32.8%
Married, Separated	0.8%
Widowed	1.0%
Divorced	4.2%



2000 Population 16+ by Employment Status

Total	11,303
In Labor Force	74.9%
Civilian Employed	73.0%
Civilian Unemployed	1.9%
In Armed Forces	0.0%
Not In Labor Force	25.1%

2007 Civilian Population 16+ in Labor Force

Civilian Employed	96.0%
Civilian Unemployed	4.0%

2012 Civilian Population 16+ in Labor Force

Civilian Employed	95.9%
Civilian Unemployed	4.1%

2000 Females 16+ by Employment Status and Age of Children

Total	5,623
Own Children < 6 Only	8.8%
Employed/in Armed Forces	4.5%
Unemployed	0.1%
Not in Labor Force	4.2%
Own Children <6 and 6-17 Only	5.9%
Employed/in Armed Forces	3.1%
Unemployed	0.0%
Not in Labor Force	2.8%
Own Children 6-17 Only	14.6%
Employed/in Armed Forces	10.6%
Unemployed	0.2%
Not in Labor Force	3.7%
No Own Children < 18	70.7%
Employed/in Armed Forces	44.2%
Unemployed	1.5%
Not in Labor Force	25.0%

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2007 and 2012.



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2007 Employed Population 16+ by Industry

Total	11,159
Agriculture/Mining	0.1%
Construction	7.9%
Manufacturing	7.3%
Wholesale Trade	6.1%
Retail Trade	10.0%
Transportation/Utilities	6.1%
Information	2.8%
Finance/Insurance/Real Estate	14.5%
Services	42.9%
Public Administration	2.3%

2007 Employed Population 16+ by Occupation

Total	11,161
White Collar	76.3%
Management/Business/Financial	26.2%
Professional	22.7%
Sales	16.9%
Administrative Support	10.5%
Services	11.5%
Blue Collar	12.2%
Farming/Forestry/Fishing	0.0%
Construction/Extraction	4.7%
Installation/Maintenance/Repair	2.0%
Production	2.0%
Transportation/Material Moving	3.5%



2000 Workers 16+ by Means of Transportation to Work

Total	8,137
Drove Alone - Car, Truck, or Van	83.4%
Carpooled - Car, Truck, or Van	6.5%
Public Transportation	0.1%
Walked	0.8%
Other Means	1.3%
Worked at Home	7.9%

2000 Workers 16+ by Travel Time to Work

Total	8,137
Did not Work at Home	92.1%
Less than 5 minutes	2.0%
5 to 9 minutes	7.5%
10 to 19 minutes	18.6%
20 to 24 minutes	7.8%
25 to 34 minutes	18.8%
35 to 44 minutes	8.9%
45 to 59 minutes	16.3%
60 to 89 minutes	9.1%
90 or more minutes	3.2%
Worked at Home	7.9%
Average Travel Time to Work (in min)	33.9

2000 Households by Vehicles Available

Total	5,988
None	3.0%
1	27.5%
2	50.2%
3	16.1%
4	2.7%
5+	0.5%
Average Number of Vehicles Available	1.9

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2007 and 2012.



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2000 Households by Type

Total	5,967
Family Households	66.5%
Married-couple Family	58.2%
With Related Children	23.9%
Other Family (No Spouse)	8.3%
With Related Children	5.2%
Nonfamily Households	33.5%
Householder Living Alone	26.6%
Householder Not Living Alone	6.9%
Households with Related Children	29.1%
Households with Persons 65+	13.5%

2000 Households by Size

Total	5,966
1 Person Household	26.6%
2 Person Household	40.1%
3 Person Household	14.8%
4 Person Household	12.4%
5 Person Household	4.7%
6 Person Household	1.1%
7 + Person Household	0.3%

2000 Households by Year Householder Moved In

Total	5,987
Moved in 1999 to March 2000	26.3%
Moved in 1995 to 1998	42.0%
Moved in 1990 to 1994	12.9%
Moved in 1980 to 1989	10.2%
Moved in 1970 to 1979	4.6%
Moved in 1969 or Earlier	4.1%
Median Year Householder Moved In	1996



2000 Housing Units by Units in Structure

Total	6,687
1, Detached	65.2%
1, Attached	8.0%
2	0.7%
3 or 4	2.3%
5 to 9	7.9%
10 to 19	9.8%
20 +	4.9%
Mobile Home	1.3%
Other	0.0%

2000 Housing Units by Year Structure Built

Total	6,687
1999 to March 2000	6.6%
1995 to 1998	31.5%
1990 to 1994	20.6%
1980 to 1989	19.8%
1970 to 1979	8.7%
1969 or Earlier	12.7%
Median Year Structure Built	1992

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing.



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2007 Consumer Spending shows the amount spent on a variety of goods and services by households that reside in the market area. Expenditures are shown by broad budget categories that are not mutually exclusive. Consumer spending does not equal business revenue.

Apparel & Services: Total \$	\$39,759,348
Average Spent	\$4,415.74
Spending Potential Index	161
Computers & Accessories: Total \$	\$4,076,848
Average Spent	\$452.78
Spending Potential Index	182
Education: Total \$	\$21,448,221
Average Spent	\$2,382.08
Spending Potential Index	186
Entertainment/Recreation: Total \$	\$54,710,745
Average Spent	\$6,076.27
Spending Potential Index	177
Food at Home: Total \$	\$74,485,467
Average Spent	\$8,272.49
Spending Potential Index	164
Food Away from Home: Total \$	\$52,683,409
Average Spent	\$5,851.11
Spending Potential Index	173
Health Care: Total \$	\$55,963,543
Average Spent	\$6,215.41
Spending Potential Index	159
HH Furnishings & Equip: Total \$	\$35,906,063
Average Spent	\$3,987.79
Spending Potential Index	176
Investments: Total \$	\$27,339,521
Average Spent	\$3,036.38
Spending Potential Index	204
Retail Goods: Total \$	\$399,635,767
Average Spent	\$44,384.25
Spending Potential Index	167
Shelter: Total \$	\$249,008,425
Average Spent	\$27,655.31
Spending Potential Index	184
TV/Video/Sound Equipment: Total \$	\$17,716,817
Average Spent	\$1,967.66
Spending Potential Index	169
Travel: Total \$	\$30,908,606
Average Spent	\$3,432.76
Spending Potential Index	186
Vehicle Maintenance & Repairs: Total \$	\$16,573,642
Average Spent	\$1,840.70
Spending Potential Index	173

Data Note: The Spending Potential Index represents the amount spent in the area relative to a national average of 100.

Source: Expenditure data are derived from the 2002, 2003, and 2004 Consumer Expenditure Surveys, Bureau of Labor Statistics, ESRI forecasts for 2007 and 2012



Demographic and Income Profile

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Description: Cornelius - ZIP 28031

Summary	2000	2007	2012	Annual Rate
Population	14,160	21,244	26,339	4.39%
Households	5,966	9,004	11,169	4.40%
Families	3,966	5,724	6,879	3.74%
Average Household Size	2.37	2.36	2.36	
Owner-occupied HUs	4,602	6,710	8,198	
Renter-occupied HUs	1,364	2,293	2,972	
Median Age	37.7	38.0	39.2	

Households by Income	2000		2007		2012	
	Number	Percent	Number	Percent	Number	Percent
<\$15,000	309	5.2%	336	3.7%	346	3.1%
\$15,000 - \$24,999	393	6.6%	375	4.2%	300	2.7%
\$25,000 - \$34,999	412	6.9%	461	5.1%	451	4.0%
\$35,000 - \$49,999	691	11.6%	909	10.1%	865	7.7%
\$50,000 - \$74,999	1,170	19.7%	1,417	15.7%	1,644	14.7%
\$75,000 - \$99,999	827	13.9%	1,480	16.4%	1,336	12.0%
\$100,000 - \$149,999	971	16.3%	1,662	18.5%	2,816	25.2%
\$150,000 - \$199,999	419	7.0%	941	10.4%	1,109	9.9%
\$200,000+	762	12.8%	1,425	15.8%	2,303	20.6%
Median Household Income	\$75,045		\$90,260		\$108,752	
Average Household Income	\$109,158		\$128,952		\$151,937	
Per Capita Income	\$46,720		\$55,717		\$65,686	

Population by Age	2000		2007		2012	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	950	6.7%	1,412	6.6%	1,760	6.7%
5 - 14	1,730	12.2%	3,031	14.3%	3,509	13.3%
15 - 19	651	4.6%	1,121	5.3%	1,527	5.8%
20 - 24	571	4.0%	1,013	4.8%	1,447	5.5%
25 - 34	2,413	17.0%	2,789	13.1%	3,455	13.1%
35 - 44	2,799	19.8%	3,963	18.7%	4,267	16.2%
45 - 54	2,460	17.4%	3,523	16.6%	4,538	17.2%
55 - 64	1,491	10.5%	2,728	12.8%	3,402	12.9%
65 - 74	708	5.0%	1,064	5.0%	1,610	6.1%
75 - 84	318	2.2%	452	2.1%	618	2.3%
85+	70	0.5%	144	0.7%	205	0.8%

Race and Ethnicity	2000		2007		2012	
	Number	Percent	Number	Percent	Number	Percent
White Alone	13,117	92.6%	18,973	89.3%	23,022	87.4%
Black Alone	670	4.7%	1,432	6.7%	2,019	7.7%
American Indian Alone	25	0.2%	45	0.2%	62	0.2%
Asian Alone	171	1.2%	365	1.7%	559	2.1%
Pacific Islander Alone	7	0.0%	16	0.1%	24	0.1%
Some Other Race Alone	68	0.5%	194	0.9%	319	1.2%
Two or More Races	102	0.7%	219	1.0%	333	1.3%
Hispanic Origin (Any Race)	350	2.5%	851	4.0%	1,328	5.0%

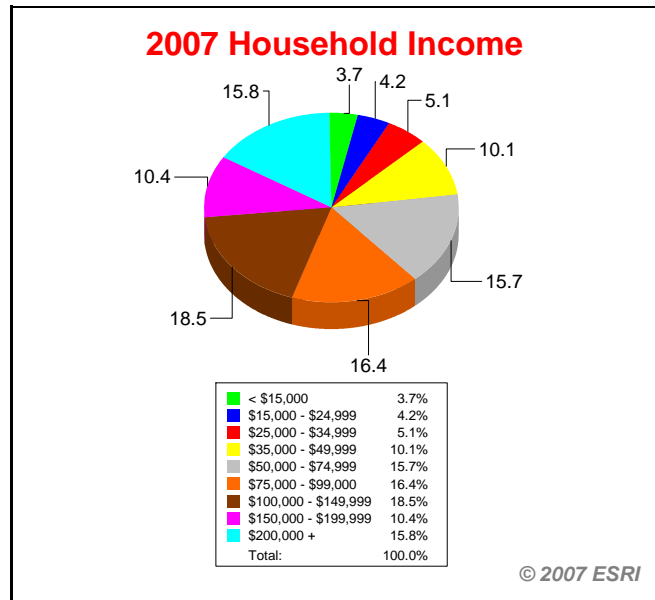
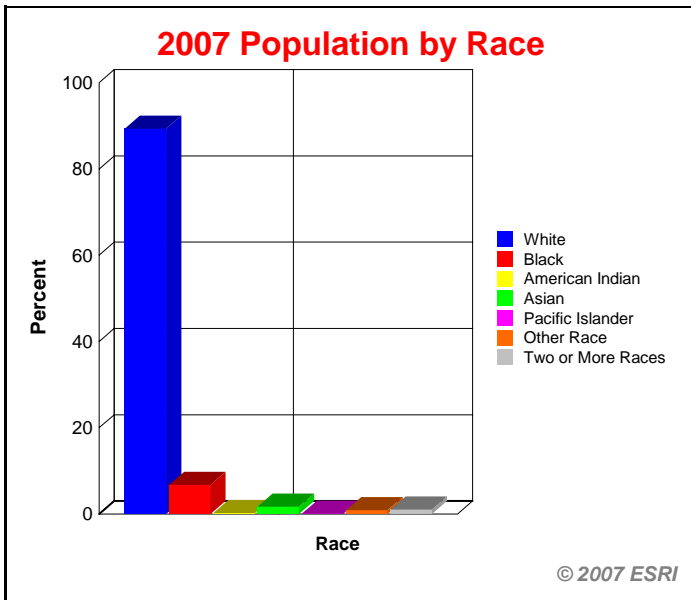
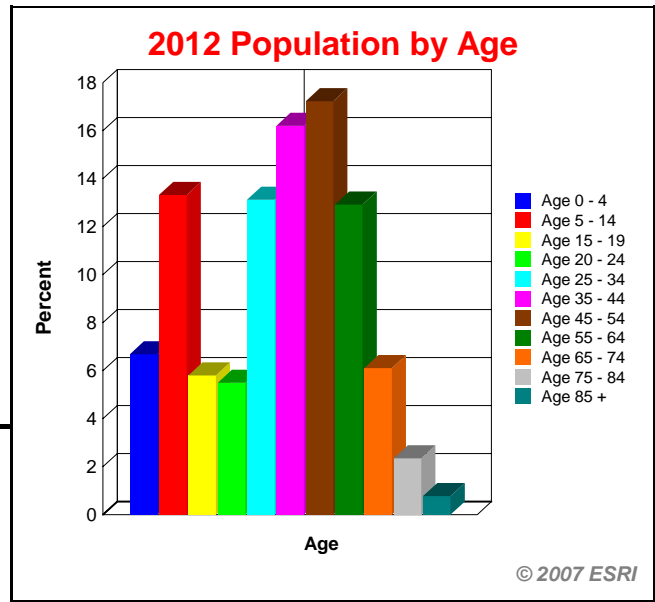
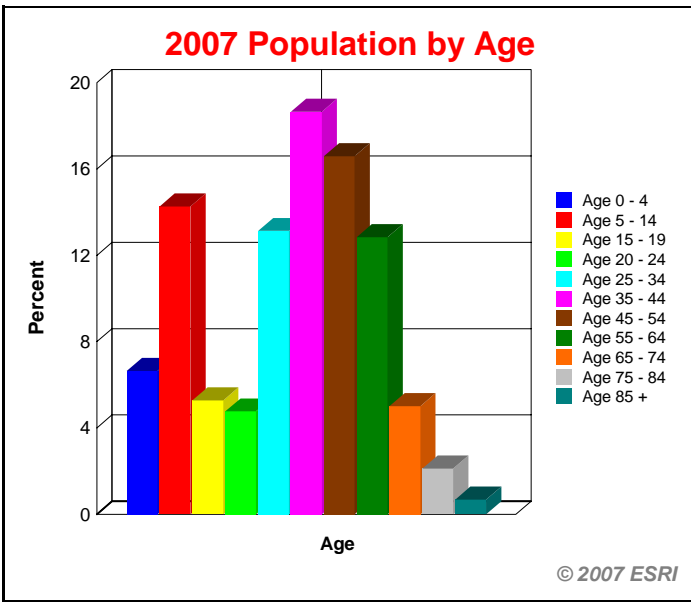


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Source: ESRI, 2007 Estimates and Projections