

Site Map

499 Snelling Ave N, St Paul, Minnesota, 55104 4

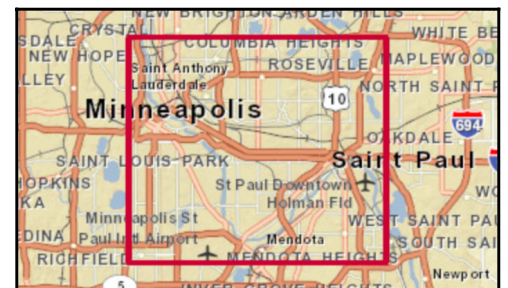
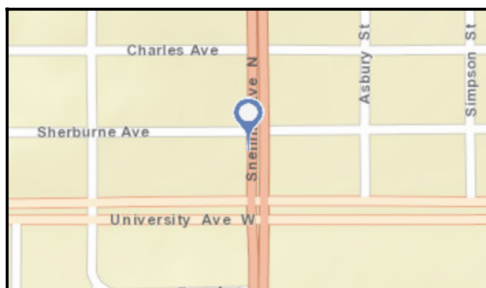
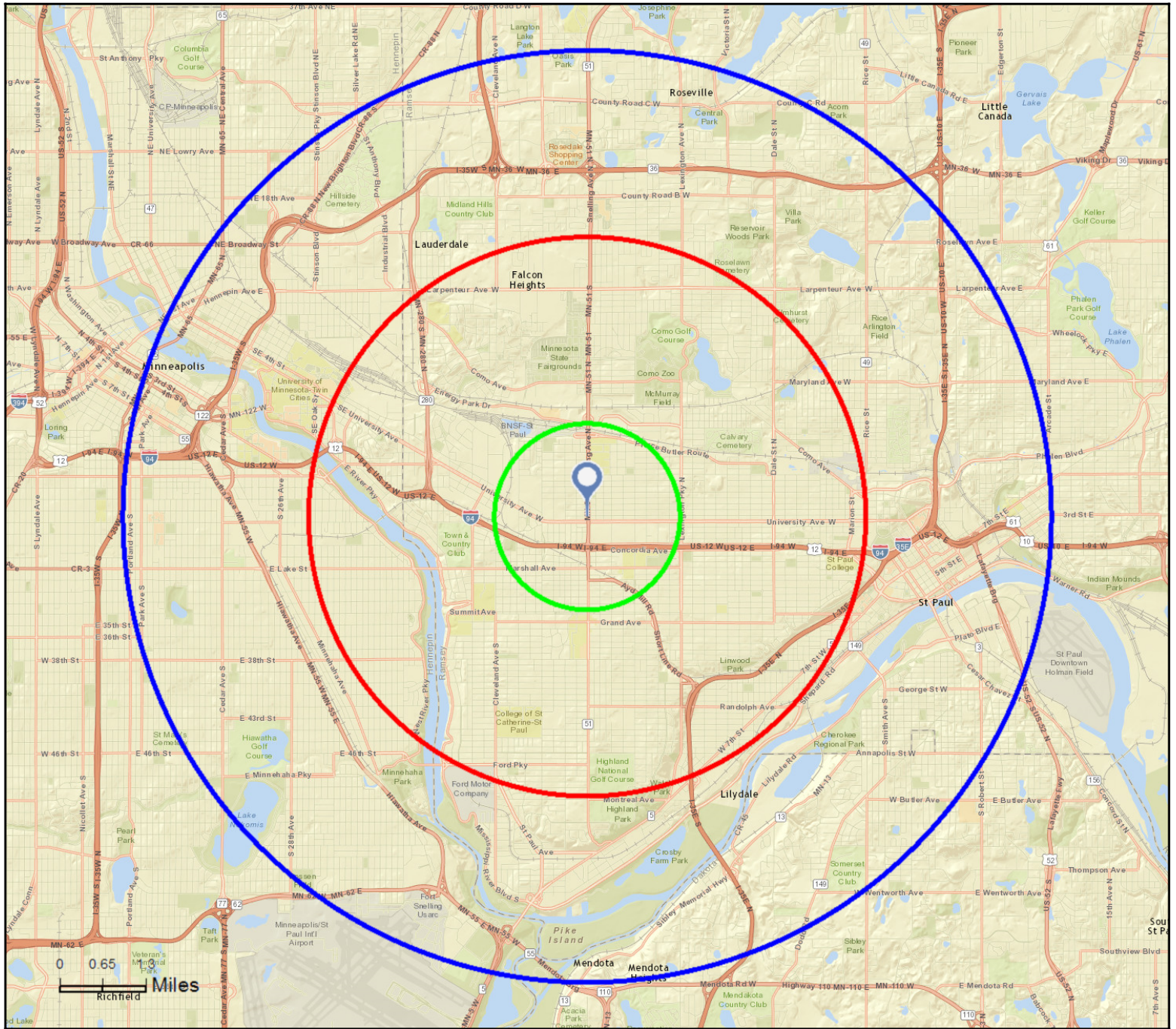
499 Snelling Ave N, St Paul, Minnesota, 55104

Rings: 1, 3, 5 mile radii

Prepared by Sam Svendahl

Latitude: 44.95634

Longitude: -93.16712



March 07, 2016



Executive Summary

499 Snelling Ave N, St Paul, Minnesota, 55104 4
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Rings: 1, 3, 5 mile radii

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Latitude: 44.95634
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	1 mile	3 miles	5 miles
Population			
2000 Population	21,474	166,120	395,673
2010 Population	20,750	163,519	399,600
2015 Population	20,586	166,182	411,784
2020 Population	20,964	172,198	429,849
2000-2010 Annual Rate	-0.34%	-0.16%	0.10%
2010-2015 Annual Rate	-0.15%	0.31%	0.57%
2015-2020 Annual Rate	0.36%	0.71%	0.86%
2015 Male Population	50.1%	48.4%	49.4%
2015 Female Population	49.9%	51.6%	50.6%
2015 Median Age	31.9	33.3	32.4

In the identified area, the current year population is 411,784. In 2010, the Census count in the area was 399,600. The rate of change since 2010 was 0.57% annually. The five-year projection for the population in the area is 429,849 representing a change of 0.86% annually from 2015 to 2020. Currently, the population is 49.4% male and 50.6% female.

Median Age

The median age in this area is 31.9, compared to U.S. median age of 37.9.

Race and Ethnicity

2015 White Alone	68.7%	69.8%	62.6%
2015 Black Alone	17.7%	13.2%	15.9%
2015 American Indian/Alaska Native Alone	1.0%	0.8%	1.6%
2015 Asian Alone	5.4%	10.2%	10.8%
2015 Pacific Islander Alone	0.1%	0.1%	0.0%
2015 Other Race	2.4%	1.9%	4.7%
2015 Two or More Races	4.7%	4.0%	4.3%
2015 Hispanic Origin (Any Race)	6.3%	5.3%	9.9%

Persons of Hispanic origin represent 9.9% of the population in the identified area compared to 17.6% 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 64.7 in the identified area, compared to 63.0 for the U.S. as a whole.

Households

2000 Households	8,939	67,965	159,958
2010 Households	8,698	67,567	161,998
2015 Total Households	8,671	69,099	167,927
2020 Total Households	8,841	71,783	175,958
2000-2010 Annual Rate	-0.27%	-0.06%	0.13%
2010-2015 Annual Rate	-0.06%	0.43%	0.69%
2015-2020 Annual Rate	0.39%	0.77%	0.94%
2015 Average Household Size	2.20	2.27	2.31

The household count in this area has changed from 161,998 in 2010 to 167,927 in the current year, a change of 0.69% annually. The five-year projection of households is 175,958, a change of 0.94% annually from the current year total. Average household size is currently 2.31, compared to 2.32 in the year 2010. The number of families in the current year is 81,221 in the specified area.

Data Note: Income is expressed in current dollars

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2015 and 2020. Esri converted Census 2000 data into 2010 geography.

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Median Household Income			
2015 Median Household Income	\$45,515	\$52,172	\$44,994
2020 Median Household Income	\$51,983	\$60,223	\$52,245
2015-2020 Annual Rate	2.69%	2.91%	3.03%
Average Household Income			
2015 Average Household Income	\$59,499	\$72,680	\$63,887
2020 Average Household Income	\$67,380	\$83,180	\$72,876
2015-2020 Annual Rate	2.52%	2.74%	2.67%
Per Capita Income			
2015 Per Capita Income	\$25,687	\$30,684	\$26,590
2020 Per Capita Income	\$29,028	\$35,117	\$30,352
2015-2020 Annual Rate	2.48%	2.74%	2.68%
Households by Income			

Current median household income is \$44,994 in the area, compared to \$53,217 for all U.S. households. Median household income is projected to be \$52,245 in five years, compared to \$60,683 for all U.S. households

Current average household income is \$63,887 in this area, compared to \$74,699 for all U.S. households. Average household income is projected to be \$72,876 in five years, compared to \$84,910 for all U.S. households

Current per capita income is \$26,590 in the area, compared to the U.S. per capita income of \$28,597. The per capita income is projected to be \$30,352 in five years, compared to \$32,501 for all U.S. households

Housing			
2000 Total Housing Units	9,273	69,935	165,156
2000 Owner Occupied Housing Units	4,583	39,840	84,964
2000 Renter Occupied Housing Units	4,357	28,125	74,994
2000 Vacant Housing Units	333	1,970	5,198
2010 Total Housing Units	9,301	72,086	175,194
2010 Owner Occupied Housing Units	4,118	37,668	82,000
2010 Renter Occupied Housing Units	4,580	29,899	79,997
2010 Vacant Housing Units	603	4,519	13,196
2015 Total Housing Units	9,392	74,130	181,986
2015 Owner Occupied Housing Units	4,124	38,330	84,245
2015 Renter Occupied Housing Units	4,547	30,769	83,682
2015 Vacant Housing Units	721	5,031	14,059
2020 Total Housing Units	9,580	76,987	190,510
2020 Owner Occupied Housing Units	4,222	39,691	87,780
2020 Renter Occupied Housing Units	4,619	32,092	88,178
2020 Vacant Housing Units	739	5,204	14,552

Currently, 46.3% of the 181,986 housing units in the area are owner occupied; 46.0%, renter occupied; and 7.7% are vacant. Currently, in the U.S., 55.7% of the housing units in the area are owner occupied; 32.8% are renter occupied; and 11.6% are vacant. In 2010, there were 175,194 housing units in the area - 46.8% owner occupied, 45.7% renter occupied, and 7.5% vacant. The annual rate of change in housing units since 2010 is 1.70%. Median home value in the area is \$221,130, compared to a median home value of \$200,006 for the U.S. In five years, median value is projected to change by 3.33% annually to \$260,438.

Data Note: Income is expressed in current dollars

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2015 and 2020. Esri converted Census 2000 data into 2010 geography.

March 07, 2016



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Ring: 1 mile radius

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	2000	2010	2000-2010 Annual Rate
Population	21,474	20,750	-0.34%
Households	8,939	8,698	-0.27%
Housing Units	9,273	9,301	0.03%
Population by Race			
Total		20,750	100.0%
Population Reporting One Race		19,885	95.8%
White		14,877	71.7%
Black		3,436	16.6%
American Indian		205	1.0%
Asian		893	4.3%
Pacific Islander		19	0.1%
Some Other Race		455	2.2%
Population Reporting Two or More Races		865	4.2%
Total Hispanic Population		1,207	5.8%
Population by Sex			
Male		10,343	49.8%
Female		10,407	50.2%
Population by Age			
Total		20,750	100.0%
Age 0 - 4		1,291	6.2%
Age 5 - 9		1,050	5.1%
Age 10 - 14		948	4.6%
Age 15 - 19		1,631	7.9%
Age 20 - 24		3,206	15.5%
Age 25 - 29		2,039	9.8%
Age 30 - 34		1,584	7.6%
Age 35 - 39		1,383	6.7%
Age 40 - 44		1,276	6.1%
Age 45 - 49		1,329	6.4%
Age 50 - 54		1,320	6.4%
Age 55 - 59		1,169	5.6%
Age 60 - 64		832	4.0%
Age 65 - 69		486	2.3%
Age 70 - 74		373	1.8%
Age 75 - 79		283	1.4%
Age 80 - 84		241	1.2%
Age 85+		308	1.5%
Age 18+		16,887	81.4%
Age 65+		1,691	8.1%
Median Age by Sex and Race/Hispanic Origin			
Total Population		30.7	
Male		29.8	
Female		31.6	
White Alone		33.0	
Black Alone		28.4	
American Indian Alone		32.2	
Asian Alone		26.8	
Pacific Islander Alone		20.0	
Some Other Race Alone		24.4	
Two or More Races		17.9	
Hispanic Population		23.6	

Data Note: Hispanic population can be of any race. Census 2010 medians are computed from reported data distributions.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri converted Census 2000 data into 2010 geography.



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Households by Type		
Total	8,698	100.0%
Households with 1 Person	3,379	38.8%
Households with 2+ People	5,319	61.2%
Family Households	4,000	46.0%
Husband-wife Families	2,595	29.8%
With Own Children	1,214	14.0%
Other Family (No Spouse Present)	1,405	16.2%
With Own Children	766	8.8%
Nonfamily Households	1,319	15.2%
All Households with Children	2,139	24.6%
Multigenerational Households	150	1.7%
Unmarried Partner Households	685	7.9%
Male-female	571	6.6%
Same-sex	114	1.3%
Average Household Size	2.21	
Family Households by Size		
Total	4,000	100.0%
2 People	1,682	42.1%
3 People	1,036	25.9%
4 People	777	19.4%
5 People	313	7.8%
6 People	103	2.6%
7+ People	89	2.2%
Average Family Size	3.00	
Nonfamily Households by Size		
Total	4,697	100.0%
1 Person	3,379	71.9%
2 People	889	18.9%
3 People	212	4.5%
4 People	140	3.0%
5 People	50	1.1%
6 People	17	0.4%
7+ People	10	0.2%
Average Nonfamily Size	1.44	
Population by Relationship and Household Type		
Total	20,750	100.0%
In Households	19,222	92.6%
In Family Households	12,446	60.0%
Householder	3,991	19.2%
Spouse	2,589	12.5%
Child	4,795	23.1%
Other relative	633	3.1%
Nonrelative	437	2.1%
In Nonfamily Households	6,776	32.7%
In Group Quarters	1,528	7.4%
Institutionalized Population	231	1.1%
Noninstitutionalized Population	1,297	6.3%

Data Note: Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography. Average family size excludes nonrelatives.

Source: U.S. Census Bureau, Census 2010 Summary File 1.



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Family Households by Age of Householder

Total	4,000	100.0%
Householder Age 15 - 44	2,037	50.9%
Householder Age 45 - 54	921	23.0%
Householder Age 55 - 64	624	15.6%
Householder Age 65 - 74	223	5.6%
Householder Age 75+	195	4.9%

Nonfamily Households by Age of Householder

Total	4,698	100.0%
Householder Age 15 - 44	2,416	51.4%
Householder Age 45 - 54	762	16.2%
Householder Age 55 - 64	737	15.7%
Householder Age 65 - 74	394	8.4%
Householder Age 75+	389	8.3%

Households by Race of Householder

Total	8,698	100.0%
Householder is White Alone	6,523	75.0%
Householder is Black Alone	1,482	17.0%
Householder is American Indian Alone	72	0.8%
Householder is Asian Alone	297	3.4%
Householder is Pacific Islander Alone	5	0.1%
Householder is Some Other Race Alone	113	1.3%
Householder is Two or More Races	206	2.4%
Households with Hispanic Householder	310	3.6%

Husband-wife Families by Race of Householder

Total	2,593	100.0%
Householder is White Alone	2,146	82.8%
Householder is Black Alone	251	9.7%
Householder is American Indian Alone	16	0.6%
Householder is Asian Alone	97	3.7%
Householder is Pacific Islander Alone	1	0.0%
Householder is Some Other Race Alone	38	1.5%
Householder is Two or More Races	44	1.7%
Husband-wife Families with Hispanic Householder	96	3.7%

Other Families (No Spouse) by Race of Householder

Total	1,406	100.0%
Householder is White Alone	781	55.5%
Householder is Black Alone	464	33.0%
Householder is American Indian Alone	23	1.6%
Householder is Asian Alone	46	3.3%
Householder is Pacific Islander Alone	1	0.1%
Householder is Some Other Race Alone	34	2.4%
Householder is Two or More Races	57	4.1%
Other Families with Hispanic Householder	79	5.6%

Nonfamily Households by Race of Householder

Total	4,698	100.0%
Householder is White Alone	3,596	76.5%
Householder is Black Alone	767	16.3%
Householder is American Indian Alone	33	0.7%
Householder is Asian Alone	153	3.3%
Householder is Pacific Islander Alone	3	0.1%
Householder is Some Other Race Alone	41	0.9%
Householder is Two or More Races	105	2.2%
Nonfamily Households with Hispanic Householder	135	2.9%

Source: U.S. Census Bureau, Census 2010 Summary File 1.



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Total Housing Units by Occupancy

Total	9,296	100.0%
Occupied Housing Units	8,698	93.6%
Vacant Housing Units		
For Rent	303	3.3%
Rented, not Occupied	19	0.2%
For Sale Only	66	0.7%
Sold, not Occupied	17	0.2%
For Seasonal/Recreational/Occasional Use	18	0.2%
For Migrant Workers	0	0.0%
Other Vacant	175	1.9%
Total Vacancy Rate	6.5%	

Households by Tenure and Mortgage Status

Total	8,698	100.0%
Owner Occupied	4,118	47.3%
Owned with a Mortgage/Loan	3,328	38.3%
Owned Free and Clear	790	9.1%
Average Household Size	2.48	
Renter Occupied	4,580	52.7%
Average Household Size	1.97	

Owner-occupied Housing Units by Race of Householder

Total	4,118	100.0%
Householder is White Alone	3,705	90.0%
Householder is Black Alone	200	4.9%
Householder is American Indian Alone	21	0.5%
Householder is Asian Alone	96	2.3%
Householder is Pacific Islander Alone	2	0.0%
Householder is Some Other Race Alone	29	0.7%
Householder is Two or More Races	65	1.6%
Owner-occupied Housing Units with Hispanic Householder	99	2.4%

Renter-occupied Housing Units by Race of Householder

Total	4,580	100.0%
Householder is White Alone	2,819	61.6%
Householder is Black Alone	1,282	28.0%
Householder is American Indian Alone	50	1.1%
Householder is Asian Alone	201	4.4%
Householder is Pacific Islander Alone	3	0.1%
Householder is Some Other Race Alone	84	1.8%
Householder is Two or More Races	141	3.1%
Renter-occupied Housing Units with Hispanic Householder	211	4.6%

Average Household Size by Race/Hispanic Origin of Householder

Householder is White Alone	2.18
Householder is Black Alone	2.16
Householder is American Indian Alone	2.33
Householder is Asian Alone	2.58
Householder is Pacific Islander Alone	2.20
Householder is Some Other Race Alone	3.37
Householder is Two or More Races	2.32
Householder is Hispanic	2.88

Source: U.S. Census Bureau, Census 2010 Summary File 1.



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	2000	2010	2000-2010 Annual Rate
Population	166,120	163,519	-0.16%
Households	67,965	67,567	-0.06%
Housing Units	69,935	72,086	0.30%
Population by Race			
Total		163,518	100.0%
Population Reporting One Race		157,736	96.5%
White		118,732	72.6%
Black		20,455	12.5%
American Indian		1,372	0.8%
Asian		14,114	8.6%
Pacific Islander		76	0.0%
Some Other Race		2,987	1.8%
Population Reporting Two or More Races		5,782	3.5%
Total Hispanic Population		8,152	5.0%
Population by Sex			
Male		78,915	48.3%
Female		84,604	51.7%
Population by Age			
Total		163,518	100.0%
Age 0 - 4		10,059	6.2%
Age 5 - 9		9,140	5.6%
Age 10 - 14		8,400	5.1%
Age 15 - 19		12,987	7.9%
Age 20 - 24		20,164	12.3%
Age 25 - 29		15,662	9.6%
Age 30 - 34		11,735	7.2%
Age 35 - 39		10,171	6.2%
Age 40 - 44		10,173	6.2%
Age 45 - 49		10,585	6.5%
Age 50 - 54		10,905	6.7%
Age 55 - 59		10,401	6.4%
Age 60 - 64		8,023	4.9%
Age 65 - 69		4,705	2.9%
Age 70 - 74		3,226	2.0%
Age 75 - 79		2,547	1.6%
Age 80 - 84		2,169	1.3%
Age 85+		2,468	1.5%
Age 18+		130,648	79.9%
Age 65+		15,115	9.2%
Median Age by Sex and Race/Hispanic Origin			
Total Population		32.3	
Male		31.6	
Female		33.0	
White Alone		36.0	
Black Alone		27.3	
American Indian Alone		29.8	
Asian Alone		24.4	
Pacific Islander Alone		25.3	
Some Other Race Alone		25.1	
Two or More Races		18.1	
Hispanic Population		24.1	

Data Note: Hispanic population can be of any race. Census 2010 medians are computed from reported data distributions.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri converted Census 2000 data into 2010 geography.



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Households by Type		
Total	67,567	100.0%
Households with 1 Person	24,398	36.1%
Households with 2+ People	43,169	63.9%
Family Households	34,042	50.4%
Husband-wife Families	24,228	35.9%
With Own Children	10,637	15.7%
Other Family (No Spouse Present)	9,814	14.5%
With Own Children	5,342	7.9%
Nonfamily Households	9,127	13.5%
All Households with Children	17,216	25.5%
Multigenerational Households	1,349	2.0%
Unmarried Partner Households	5,094	7.5%
Male-female	4,141	6.1%
Same-sex	953	1.4%
Average Household Size	2.28	
Family Households by Size		
Total	34,043	100.0%
2 People	14,928	43.9%
3 People	8,019	23.6%
4 People	6,339	18.6%
5 People	2,717	8.0%
6 People	988	2.9%
7+ People	1,052	3.1%
Average Family Size	3.05	
Nonfamily Households by Size		
Total	33,525	100.0%
1 Person	24,398	72.8%
2 People	6,601	19.7%
3 People	1,204	3.6%
4 People	959	2.9%
5 People	252	0.8%
6 People	63	0.2%
7+ People	48	0.1%
Average Nonfamily Size	1.40	
Population by Relationship and Household Type		
Total	163,518	100.0%
In Households	154,117	94.3%
In Family Households	107,162	65.5%
Householder	33,954	20.8%
Spouse	24,154	14.8%
Child	41,125	25.2%
Other relative	4,708	2.9%
Nonrelative	3,222	2.0%
In Nonfamily Households	46,955	28.7%
In Group Quarters	9,401	5.7%
Institutionalized Population	1,165	0.7%
Noninstitutionalized Population	8,237	5.0%

Data Note: Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography. Average family size excludes nonrelatives.

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Family Households by Age of Householder		
Total	34,041	100.0%
Householder Age 15 - 44	15,386	45.2%
Householder Age 45 - 54	7,780	22.9%
Householder Age 55 - 64	6,311	18.5%
Householder Age 65 - 74	2,643	7.8%
Householder Age 75+	1,921	5.6%
Nonfamily Households by Age of Householder		
Total	33,526	100.0%
Householder Age 15 - 44	17,030	50.8%
Householder Age 45 - 54	5,274	15.7%
Householder Age 55 - 64	5,530	16.5%
Householder Age 65 - 74	2,632	7.9%
Householder Age 75+	3,060	9.1%
Households by Race of Householder		
Total	67,567	100.0%
Householder is White Alone	53,527	79.2%
Householder is Black Alone	7,587	11.2%
Householder is American Indian Alone	480	0.7%
Householder is Asian Alone	3,848	5.7%
Householder is Pacific Islander Alone	20	0.0%
Householder is Some Other Race Alone	766	1.1%
Householder is Two or More Races	1,339	2.0%
Households with Hispanic Householder	2,140	3.2%
Husband-wife Families by Race of Householder		
Total	24,229	100.0%
Householder is White Alone	20,320	83.9%
Householder is Black Alone	1,497	6.2%
Householder is American Indian Alone	97	0.4%
Householder is Asian Alone	1,690	7.0%
Householder is Pacific Islander Alone	6	0.0%
Householder is Some Other Race Alone	277	1.1%
Householder is Two or More Races	342	1.4%
Husband-wife Families with Hispanic Householder	743	3.1%
Other Families (No Spouse) by Race of Householder		
Total	9,814	100.0%
Householder is White Alone	5,472	55.8%
Householder is Black Alone	2,830	28.8%
Householder is American Indian Alone	173	1.8%
Householder is Asian Alone	733	7.5%
Householder is Pacific Islander Alone	5	0.1%
Householder is Some Other Race Alone	224	2.3%
Householder is Two or More Races	377	3.8%
Other Families with Hispanic Householder	559	5.7%
Nonfamily Households by Race of Householder		
Total	33,525	100.0%
Householder is White Alone	27,736	82.7%
Householder is Black Alone	3,260	9.7%
Householder is American Indian Alone	210	0.6%
Householder is Asian Alone	1,425	4.3%
Householder is Pacific Islander Alone	9	0.0%
Householder is Some Other Race Alone	265	0.8%
Householder is Two or More Races	620	1.8%
Nonfamily Households with Hispanic Householder	838	2.5%

Source: U.S. Census Bureau, Census 2010 Summary File 1.



2010 Census Profile

499 Snelling Ave N, St Paul, Minnesota, 55104 4
499 Snelling Ave N, St Paul, Minnesota, 55104
Ring: 3 mile radius

Prepared by Sam Svendahl

Latitude: 44.95634

Longitude: -93.16712

Total Housing Units by Occupancy

Total	72,098	100.0%
Occupied Housing Units	67,567	93.7%
Vacant Housing Units		
For Rent	1,987	2.8%
Rented, not Occupied	127	0.2%
For Sale Only	673	0.9%
Sold, not Occupied	172	0.2%
For Seasonal/Recreational/Occasional Use	258	0.4%
For Migrant Workers	0	0.0%
Other Vacant	1,314	1.8%
Total Vacancy Rate	6.3%	

Households by Tenure and Mortgage Status

Total	67,567	100.0%
Owner Occupied	37,668	55.7%
Owned with a Mortgage/Loan	28,805	42.6%
Owned Free and Clear	8,863	13.1%
Average Household Size	2.44	
Renter Occupied	29,899	44.3%
Average Household Size	2.09	

Owner-occupied Housing Units by Race of Householder

Total	37,667	100.0%
Householder is White Alone	33,863	89.9%
Householder is Black Alone	1,692	4.5%
Householder is American Indian Alone	158	0.4%
Householder is Asian Alone	1,181	3.1%
Householder is Pacific Islander Alone	6	0.0%
Householder is Some Other Race Alone	272	0.7%
Householder is Two or More Races	495	1.3%
Owner-occupied Housing Units with Hispanic Householder	848	2.3%

Renter-occupied Housing Units by Race of Householder

Total	29,898	100.0%
Householder is White Alone	19,664	65.8%
Householder is Black Alone	5,895	19.7%
Householder is American Indian Alone	322	1.1%
Householder is Asian Alone	2,666	8.9%
Householder is Pacific Islander Alone	13	0.0%
Householder is Some Other Race Alone	494	1.7%
Householder is Two or More Races	844	2.8%
Renter-occupied Housing Units with Hispanic Householder	1,292	4.3%

Average Household Size by Race/Hispanic Origin of Householder

Householder is White Alone	2.15
Householder is Black Alone	2.52
Householder is American Indian Alone	2.62
Householder is Asian Alone	3.34
Householder is Pacific Islander Alone	2.55
Householder is Some Other Race Alone	3.46
Householder is Two or More Races	2.50
Householder is Hispanic	3.03

Source: U.S. Census Bureau, Census 2010 Summary File 1.



2010 Census Profile

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Ring: 5 mile radius

Prepared by Sam Svendahl

Latitude: 44.95634

Longitude: -93.16712

	2000	2010	2000-2010 Annual Rate
Population	395,673	399,600	0.10%
Households	159,958	161,998	0.13%
Housing Units	165,156	175,194	0.59%
Population by Race			
Total		399,599	100.0%
Population Reporting One Race		383,884	96.1%
White		261,762	65.5%
Black		60,169	15.1%
American Indian		6,830	1.7%
Asian		36,885	9.2%
Pacific Islander		176	0.0%
Some Other Race		18,062	4.5%
Population Reporting Two or More Races		15,715	3.9%
Total Hispanic Population		38,300	9.6%
Population by Sex			
Male		197,081	49.3%
Female		202,519	50.7%
Population by Age			
Total		399,600	100.0%
Age 0 - 4		27,283	6.8%
Age 5 - 9		23,053	5.8%
Age 10 - 14		20,433	5.1%
Age 15 - 19		31,623	7.9%
Age 20 - 24		49,720	12.4%
Age 25 - 29		39,639	9.9%
Age 30 - 34		30,708	7.7%
Age 35 - 39		24,966	6.2%
Age 40 - 44		23,750	5.9%
Age 45 - 49		24,311	6.1%
Age 50 - 54		24,592	6.2%
Age 55 - 59		22,954	5.7%
Age 60 - 64		18,081	4.5%
Age 65 - 69		11,336	2.8%
Age 70 - 74		8,181	2.0%
Age 75 - 79		6,581	1.6%
Age 80 - 84		5,685	1.4%
Age 85+		6,704	1.7%
Age 18+		316,010	79.1%
Age 65+		38,487	9.6%
Median Age by Sex and Race/Hispanic Origin			
Total Population		31.3	
Male		30.8	
Female		31.9	
White Alone		35.9	
Black Alone		27.2	
American Indian Alone		26.8	
Asian Alone		24.1	
Pacific Islander Alone		27.8	
Some Other Race Alone		25.4	
Two or More Races		18.6	
Hispanic Population		24.8	

Data Note: Hispanic population can be of any race. Census 2010 medians are computed from reported data distributions.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri converted Census 2000 data into 2010 geography.



2010 Census Profile

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Households by Type		
Total	161,998	100.0%
Households with 1 Person	60,819	37.5%
Households with 2+ People	101,179	62.5%
Family Households	79,529	49.1%
Husband-wife Families	52,999	32.7%
With Own Children	23,008	14.2%
Other Family (No Spouse Present)	26,530	16.4%
With Own Children	15,060	9.3%
Nonfamily Households	21,650	13.4%
All Households with Children	41,505	25.6%
Multigenerational Households	3,940	2.4%
Unmarried Partner Households	13,041	8.1%
Male-female	10,790	6.7%
Same-sex	2,251	1.4%
Average Household Size	2.32	
Family Households by Size		
Total	79,529	100.0%
2 People	33,881	42.6%
3 People	18,250	22.9%
4 People	14,095	17.7%
5 People	6,703	8.4%
6 People	3,012	3.8%
7+ People	3,588	4.5%
Average Family Size	3.14	
Nonfamily Households by Size		
Total	82,469	100.0%
1 Person	60,819	73.7%
2 People	15,473	18.8%
3 People	3,040	3.7%
4 People	2,029	2.5%
5 People	736	0.9%
6 People	201	0.2%
7+ People	171	0.2%
Average Nonfamily Size	1.40	
Population by Relationship and Household Type		
Total	399,600	100.0%
In Households	375,219	93.9%
In Family Households	259,842	65.0%
Householder	79,401	19.9%
Spouse	52,904	13.2%
Child	101,984	25.5%
Other relative	15,512	3.9%
Nonrelative	10,042	2.5%
In Nonfamily Households	115,377	28.9%
In Group Quarters	24,381	6.1%
Institutionalized Population	4,026	1.0%
Noninstitutionalized Population	20,355	5.1%

Data Note: Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography. Average family size excludes nonrelatives.

Source: U.S. Census Bureau, Census 2010 Summary File 1.



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Family Households by Age of Householder		
Total	79,530	100.0%
Householder Age 15 - 44	38,839	48.8%
Householder Age 45 - 54	16,566	20.8%
Householder Age 55 - 64	13,225	16.6%
Householder Age 65 - 74	6,119	7.7%
Householder Age 75+	4,781	6.0%
Nonfamily Households by Age of Householder		
Total	82,469	100.0%
Householder Age 15 - 44	40,819	49.5%
Householder Age 45 - 54	13,086	15.9%
Householder Age 55 - 64	13,274	16.1%
Householder Age 65 - 74	7,008	8.5%
Householder Age 75+	8,282	10.0%
Households by Race of Householder		
Total	161,998	100.0%
Householder is White Alone	119,329	73.7%
Householder is Black Alone	22,365	13.8%
Householder is American Indian Alone	2,078	1.3%
Householder is Asian Alone	10,112	6.2%
Householder is Pacific Islander Alone	49	0.0%
Householder is Some Other Race Alone	4,337	2.7%
Householder is Two or More Races	3,728	2.3%
Households with Hispanic Householder	9,572	5.9%
Husband-wife Families by Race of Householder		
Total	52,999	100.0%
Householder is White Alone	41,467	78.2%
Householder is Black Alone	4,230	8.0%
Householder is American Indian Alone	349	0.7%
Householder is Asian Alone	4,238	8.0%
Householder is Pacific Islander Alone	15	0.0%
Householder is Some Other Race Alone	1,827	3.4%
Householder is Two or More Races	873	1.6%
Husband-wife Families with Hispanic Householder	3,704	7.0%
Other Families (No Spouse) by Race of Householder		
Total	26,529	100.0%
Householder is White Alone	12,994	49.0%
Householder is Black Alone	7,950	30.0%
Householder is American Indian Alone	958	3.6%
Householder is Asian Alone	1,993	7.5%
Householder is Pacific Islander Alone	10	0.0%
Householder is Some Other Race Alone	1,470	5.5%
Householder is Two or More Races	1,154	4.4%
Other Families with Hispanic Householder	3,034	11.4%
Nonfamily Households by Race of Householder		
Total	82,468	100.0%
Householder is White Alone	64,867	78.7%
Householder is Black Alone	10,185	12.4%
Householder is American Indian Alone	771	0.9%
Householder is Asian Alone	3,881	4.7%
Householder is Pacific Islander Alone	24	0.0%
Householder is Some Other Race Alone	1,040	1.3%
Householder is Two or More Races	1,700	2.1%
Nonfamily Households with Hispanic Householder	2,834	3.4%

Source: U.S. Census Bureau, Census 2010 Summary File 1.



2010 Census Profile

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Ring: 5 mile radius

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Total Housing Units by Occupancy

Total	175,173	100.0%
Occupied Housing Units	161,998	92.5%
Vacant Housing Units		
For Rent	6,012	3.4%
Rented, not Occupied	368	0.2%
For Sale Only	2,025	1.2%
Sold, not Occupied	403	0.2%
For Seasonal/Recreational/Occasional Use	956	0.5%
For Migrant Workers	4	0.0%
Other Vacant	3,407	1.9%
Total Vacancy Rate	7.5%	

Households by Tenure and Mortgage Status

Total	161,997	100.0%
Owner Occupied	82,000	50.6%
Owned with a Mortgage/Loan	62,554	38.6%
Owned Free and Clear	19,447	12.0%
Average Household Size	2.41	
Renter Occupied	79,997	49.4%
Average Household Size	2.22	

Owner-occupied Housing Units by Race of Householder

Total	82,000	100.0%
Householder is White Alone	72,589	88.5%
Householder is Black Alone	3,475	4.2%
Householder is American Indian Alone	481	0.6%
Householder is Asian Alone	2,977	3.6%
Householder is Pacific Islander Alone	19	0.0%
Householder is Some Other Race Alone	1,212	1.5%
Householder is Two or More Races	1,247	1.5%
Owner-occupied Housing Units with Hispanic Householder	3,022	3.7%

Renter-occupied Housing Units by Race of Householder

Total	79,997	100.0%
Householder is White Alone	46,740	58.4%
Householder is Black Alone	18,889	23.6%
Householder is American Indian Alone	1,597	2.0%
Householder is Asian Alone	7,135	8.9%
Householder is Pacific Islander Alone	30	0.0%
Householder is Some Other Race Alone	3,125	3.9%
Householder is Two or More Races	2,481	3.1%
Renter-occupied Housing Units with Hispanic Householder	6,550	8.2%

Average Household Size by Race/Hispanic Origin of Householder

Householder is White Alone	2.11
Householder is Black Alone	2.50
Householder is American Indian Alone	3.05
Householder is Asian Alone	3.38
Householder is Pacific Islander Alone	2.53
Householder is Some Other Race Alone	3.98
Householder is Two or More Races	2.67
Householder is Hispanic	3.57

Source: U.S. Census Bureau, Census 2010 Summary File 1.



Demographic and Income Profile

499 Snelling Ave N, St Paul, Minnesota, 55104 4
499 Snelling Ave N, St Paul, Minnesota, 55104
Ring: 1 mile radius

Prepared by Sam Svendahl
Latitude: 44.95634
Longitude: -93.16712

Summary	Census 2010		2015		2020			
Population	20,750		20,586		20,964			
Households	8,698		8,671		8,841			
Families	4,000		3,954		4,016			
Average Household Size	2.21		2.20		2.20			
Owner Occupied Housing Units	4,118		4,124		4,222			
Renter Occupied Housing Units	4,580		4,547		4,619			
Median Age	30.7		31.9		33.1			
Trends: 2015 - 2020 Annual Rate	Area		State		National			
Population	0.36%		0.67%		0.75%			
Households	0.39%		0.73%		0.77%			
Families	0.31%		0.65%		0.69%			
Owner HHs	0.47%		0.71%		0.70%			
Median Household Income	2.69%		3.18%		2.66%			
Households by Income				2015		2020		
				Number	Percent	Number	Percent	
	<\$15,000			1,680	19.4%	1,620	18.3%	
	\$15,000 - \$24,999			922	10.6%	699	7.9%	
	\$25,000 - \$34,999			756	8.7%	684	7.7%	
	\$35,000 - \$49,999			1,281	14.8%	1,254	14.2%	
	\$50,000 - \$74,999			1,461	16.8%	1,441	16.3%	
	\$75,000 - \$99,999			1,146	13.2%	1,323	15.0%	
	\$100,000 - \$149,999			947	10.9%	1,223	13.8%	
	\$150,000 - \$199,999			311	3.6%	389	4.4%	
	\$200,000+			166	1.9%	207	2.3%	
Median Household Income			\$45,515		\$51,983			
Average Household Income			\$59,499		\$67,380			
Per Capita Income			\$25,687		\$29,028			
Population by Age	Census 2010		2015		2020			
	Number	Percent	Number	Percent	Number	Percent		
	0 - 4		1,291	6.2%	1,166	5.7%	1,161	5.5%
	5 - 9		1,050	5.1%	1,118	5.4%	1,038	5.0%
	10 - 14		948	4.6%	916	4.4%	969	4.6%
	15 - 19		1,631	7.9%	1,578	7.7%	1,536	7.3%
	20 - 24		3,206	15.5%	2,517	12.2%	2,489	11.9%
	25 - 34		3,623	17.5%	4,039	19.6%	4,055	19.3%
	35 - 44		2,659	12.8%	2,633	12.8%	2,705	12.9%
	45 - 54		2,649	12.8%	2,421	11.8%	2,293	10.9%
	55 - 64		2,001	9.6%	2,210	10.7%	2,267	10.8%
	65 - 74		859	4.1%	1,134	5.5%	1,489	7.1%
	75 - 84		524	2.5%	533	2.6%	627	3.0%
	85+		308	1.5%	320	1.6%	335	1.6%
Race and Ethnicity	Census 2010		2015		2020			
	Number	Percent	Number	Percent	Number	Percent		
	White Alone		14,877	71.7%	14,145	68.7%	13,650	65.1%
	Black Alone		3,436	16.6%	3,647	17.7%	4,060	19.4%
	American Indian Alone		205	1.0%	203	1.0%	203	1.0%
	Asian Alone		893	4.3%	1,110	5.4%	1,384	6.6%
	Pacific Islander Alone		19	0.1%	19	0.1%	19	0.1%
	Some Other Race Alone		455	2.2%	485	2.4%	535	2.6%
	Two or More Races		865	4.2%	977	4.7%	1,112	5.3%
	Hispanic Origin (Any Race)		1,207	5.8%	1,289	6.3%	1,430	6.8%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2015 and 2020.

March 07, 2016

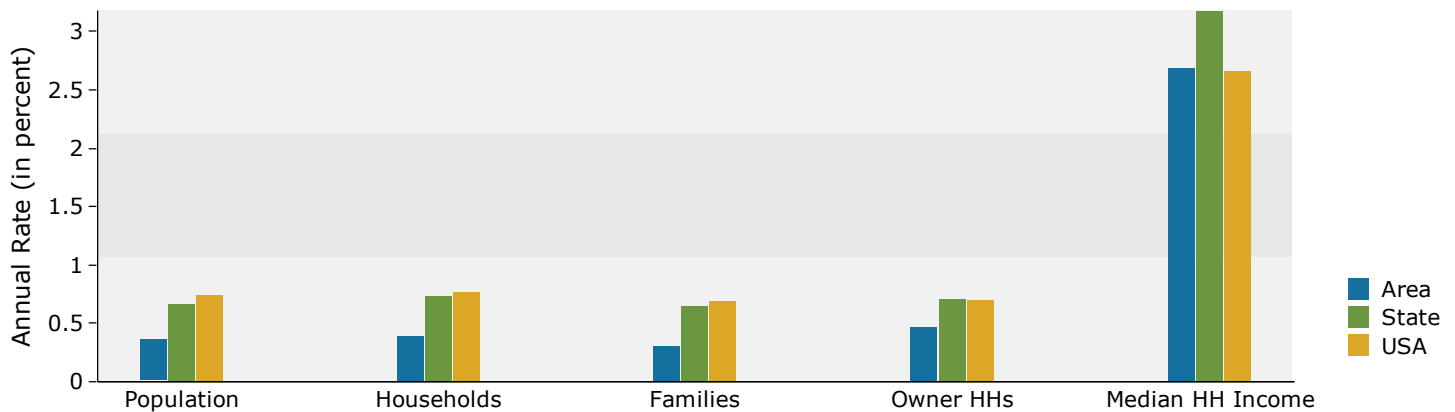


Demographic and Income Profile

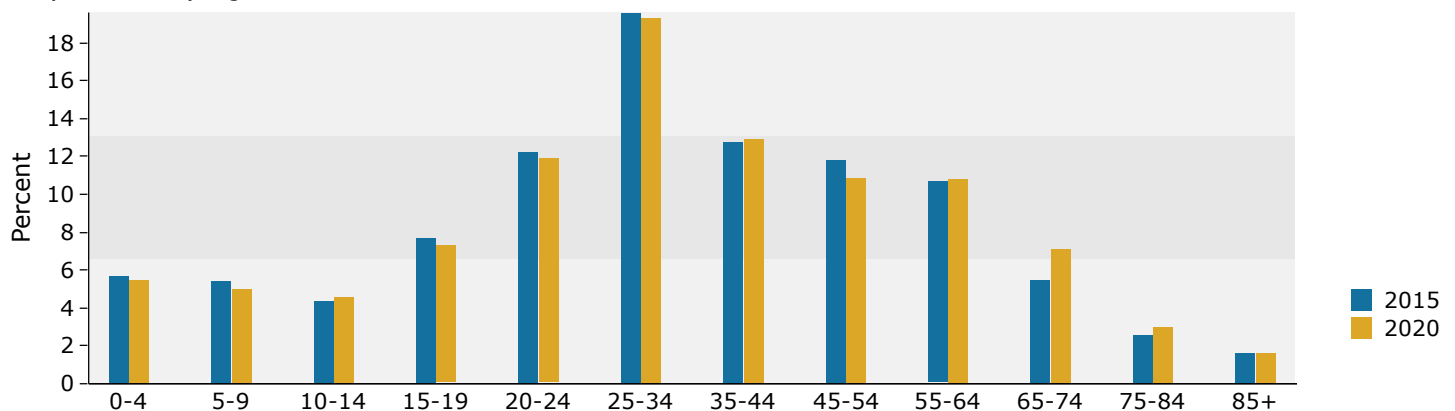
499 Snelling Ave N, St Paul, Minnesota, 55104 4
499 Snelling Ave N, St Paul, Minnesota, 55104
Ring: 1 mile radius

Prepared by Sam Svendahl
Latitude: 44.95634
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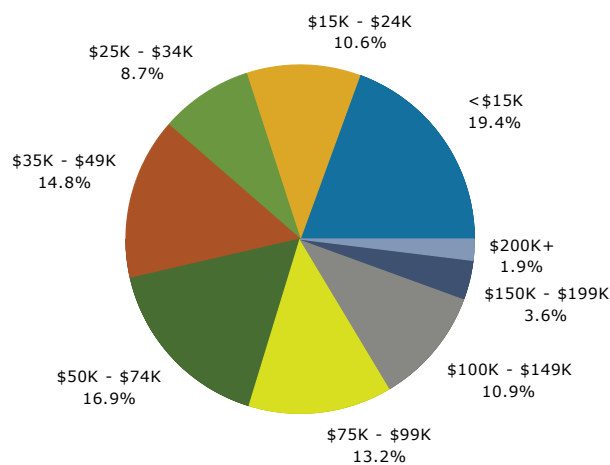
Trends 2015-2020



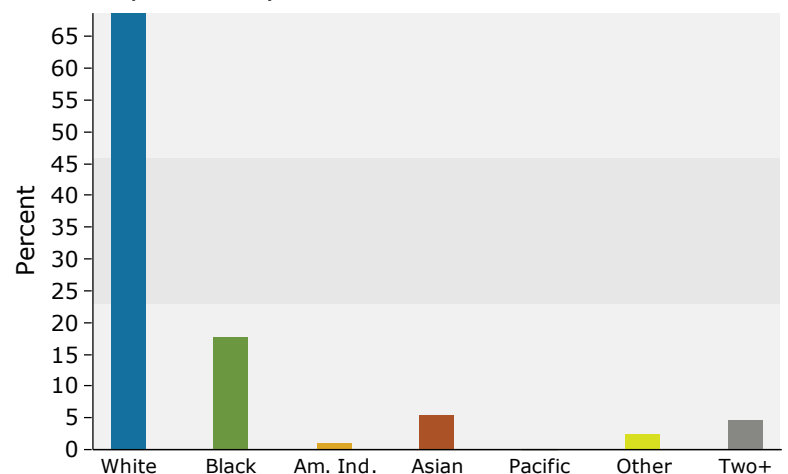
Population by Age



2015 Household Income



2015 Population by Race



2015 Percent Hispanic Origin: 6.3%



Demographic and Income Profile

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499 Snelling Ave N, St Paul, Minnesota, 55104
Ring: 3 mile radius

Prepared by Sam Svendahl
Latitude: 44.95634
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Summary	Census 2010		2015		2020	
Population	163,519		166,182		172,198	
Households	67,567		69,099		71,783	
Families	34,042		34,407		35,497	
Average Household Size	2.28		2.27		2.27	
Owner Occupied Housing Units	37,668		38,330		39,691	
Renter Occupied Housing Units	29,899		30,769		32,092	
Median Age	32.3		33.3		34.0	
Trends: 2015 - 2020 Annual Rate	Area		State		National	
Population	0.71%		0.67%		0.75%	
Households	0.77%		0.73%		0.77%	
Families	0.63%		0.65%		0.69%	
Owner HHs	0.70%		0.71%		0.70%	
Median Household Income	2.91%		3.18%		2.66%	
Households by Income	2015		2020			
	Number	Percent	Number	Percent		
<\$15,000	9,786	14.2%	9,580	13.3%		
\$15,000 - \$24,999	6,469	9.4%	4,936	6.9%		
\$25,000 - \$34,999	7,125	10.3%	6,145	8.6%		
\$35,000 - \$49,999	9,699	14.0%	9,213	12.8%		
\$50,000 - \$74,999	11,815	17.1%	12,014	16.7%		
\$75,000 - \$99,999	8,538	12.4%	10,185	14.2%		
\$100,000 - \$149,999	8,237	11.9%	10,711	14.9%		
\$150,000 - \$199,999	4,261	6.2%	5,122	7.1%		
\$200,000+	3,169	4.6%	3,876	5.4%		
Median Household Income	\$52,172		\$60,223			
Average Household Income	\$72,680		\$83,180			
Per Capita Income	\$30,684		\$35,117			
Population by Age	Census 2010		2015		2020	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	10,059	6.2%	9,515	5.7%	9,832	5.7%
5 - 9	9,140	5.6%	9,220	5.5%	9,046	5.3%
10 - 14	8,400	5.1%	8,616	5.2%	8,765	5.1%
15 - 19	12,987	7.9%	12,734	7.7%	12,732	7.4%
20 - 24	20,164	12.3%	18,907	11.4%	19,024	11.0%
25 - 34	27,397	16.8%	28,835	17.4%	29,483	17.1%
35 - 44	20,344	12.4%	19,960	12.0%	22,174	12.9%
45 - 54	21,490	13.1%	19,764	11.9%	18,468	10.7%
55 - 64	18,424	11.3%	20,006	12.0%	19,574	11.4%
65 - 74	7,931	4.9%	11,308	6.8%	14,725	8.6%
75 - 84	4,716	2.9%	4,732	2.8%	5,761	3.3%
85+	2,468	1.5%	2,585	1.6%	2,613	1.5%
Race and Ethnicity	Census 2010		2015		2020	
	Number	Percent	Number	Percent	Number	Percent
White Alone	118,732	72.6%	116,042	69.8%	114,893	66.7%
Black Alone	20,455	12.5%	21,960	13.2%	24,429	14.2%
American Indian Alone	1,372	0.8%	1,356	0.8%	1,364	0.8%
Asian Alone	14,114	8.6%	16,953	10.2%	20,354	11.8%
Pacific Islander Alone	76	0.0%	87	0.1%	97	0.1%
Some Other Race Alone	2,987	1.8%	3,169	1.9%	3,463	2.0%
Two or More Races	5,782	3.5%	6,615	4.0%	7,598	4.4%
Hispanic Origin (Any Race)	8,152	5.0%	8,751	5.3%	9,760	5.7%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2015 and 2020.

March 07, 2016

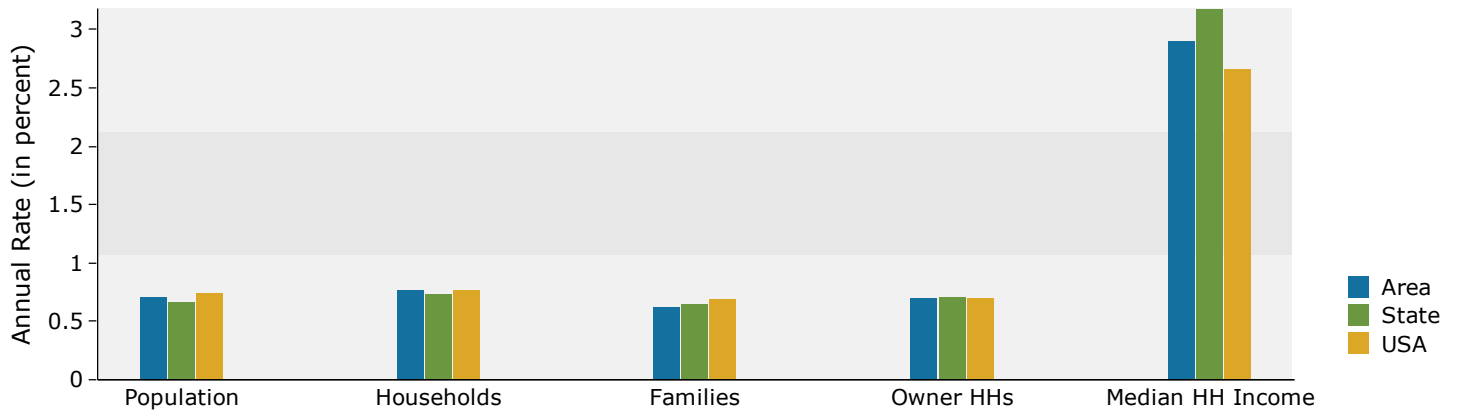


Demographic and Income Profile

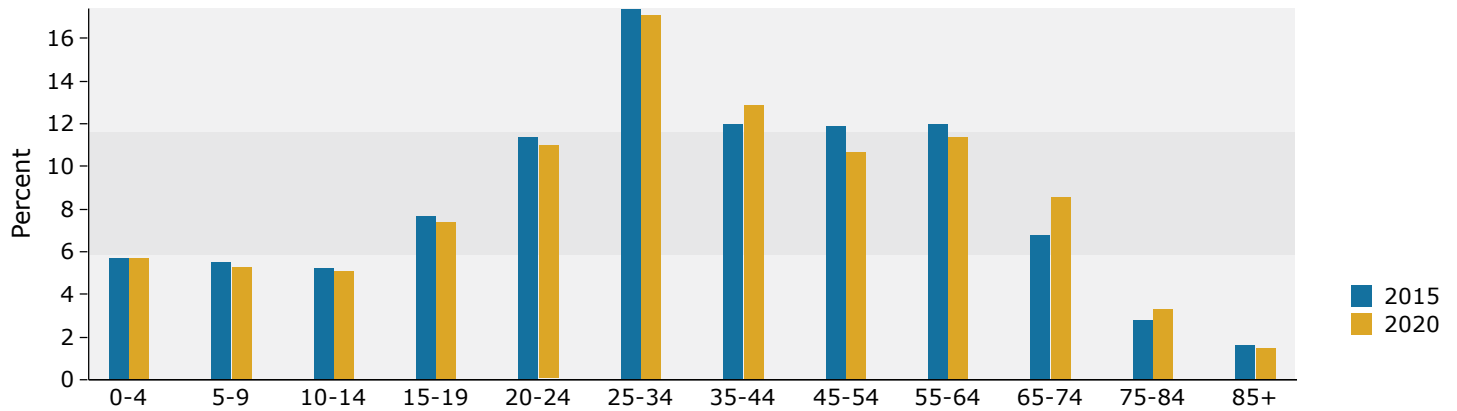
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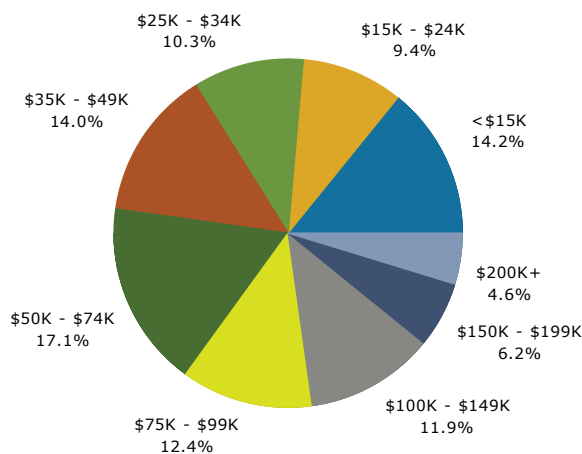
Trends 2015-2020



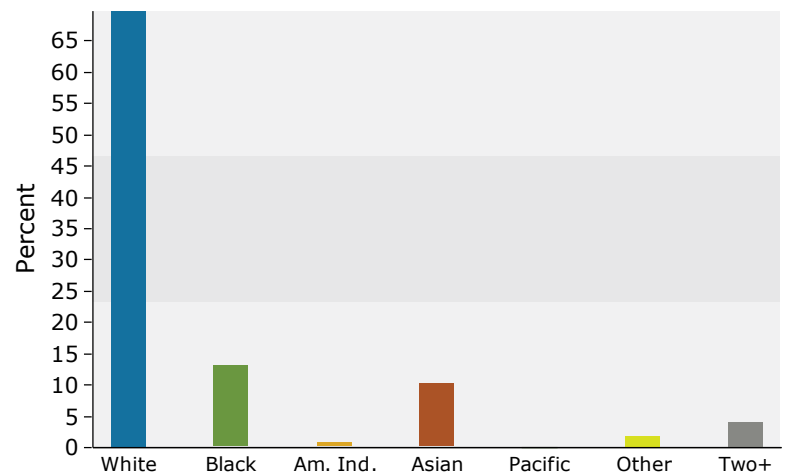
Population by Age



2015 Household Income



2015 Population by Race



2015 Percent Hispanic Origin: 5.3%



Demographic and Income Profile

499 Snelling Ave N, St Paul, Minnesota, 55104 4
499 Snelling Ave N, St Paul, Minnesota, 55104
Ring: 5 mile radius

Prepared by Sam Svendahl
Latitude: 44.95634
Longitude: -93.16712

Summary	Census 2010	2015	2020
Population	399,600	411,784	429,849
Households	161,998	167,927	175,958
Families	79,529	81,221	84,330
Average Household Size	2.32	2.31	2.31
Owner Occupied Housing Units	82,000	84,245	87,780
Renter Occupied Housing Units	79,997	83,682	88,178
Median Age	31.3	32.4	33.1
Trends: 2015 - 2020 Annual Rate	Area	State	National
Population	0.86%	0.67%	0.75%
Households	0.94%	0.73%	0.77%
Families	0.75%	0.65%	0.69%
Owner HHs	0.83%	0.71%	0.70%
Median Household Income	3.03%	3.18%	2.66%

Households by Income	2015		2020	
	Number	Percent	Number	Percent
<\$15,000	29,374	17.5%	29,836	17.0%
\$15,000 - \$24,999	18,523	11.0%	14,732	8.4%
\$25,000 - \$34,999	18,344	10.9%	16,444	9.3%
\$35,000 - \$49,999	24,212	14.4%	23,327	13.3%
\$50,000 - \$74,999	27,701	16.5%	28,605	16.3%
\$75,000 - \$99,999	19,328	11.5%	23,752	13.5%
\$100,000 - \$149,999	17,207	10.2%	22,888	13.0%
\$150,000 - \$199,999	7,704	4.6%	9,496	5.4%
\$200,000+	5,535	3.3%	6,879	3.9%

Median Household Income	\$44,994	\$52,245
Average Household Income	\$63,887	\$72,876
Per Capita Income	\$26,590	\$30,352

Population by Age	Census 2010		2015		2020	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	27,283	6.8%	26,325	6.4%	27,150	6.3%
5 - 9	23,053	5.8%	24,590	6.0%	24,331	5.7%
10 - 14	20,433	5.1%	21,613	5.2%	23,182	5.4%
15 - 19	31,623	7.9%	30,827	7.5%	31,585	7.3%
20 - 24	49,720	12.4%	49,426	12.0%	49,014	11.4%
25 - 34	70,347	17.6%	71,118	17.3%	72,194	16.8%
35 - 44	48,716	12.2%	50,326	12.2%	55,995	13.0%
45 - 54	48,903	12.2%	46,166	11.2%	44,748	10.4%
55 - 64	41,035	10.3%	45,047	10.9%	45,052	10.5%
65 - 74	19,517	4.9%	26,700	6.5%	34,228	8.0%
75 - 84	12,266	3.1%	12,504	3.0%	14,995	3.5%
85+	6,704	1.7%	7,139	1.7%	7,375	1.7%

Race and Ethnicity	Census 2010		2015		2020	
	Number	Percent	Number	Percent	Number	Percent
White Alone	261,762	65.5%	257,976	62.6%	255,861	59.5%
Black Alone	60,169	15.1%	65,493	15.9%	72,922	17.0%
American Indian Alone	6,830	1.7%	6,699	1.6%	6,654	1.5%
Asian Alone	36,885	9.2%	44,396	10.8%	52,884	12.3%
Pacific Islander Alone	176	0.0%	192	0.0%	212	0.0%
Some Other Race Alone	18,062	4.5%	19,242	4.7%	21,183	4.9%
Two or More Races	15,715	3.9%	17,785	4.3%	20,134	4.7%

Hispanic Origin (Any Race)	38,300	9.6%	40,851	9.9%	45,109	10.5%
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Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2015 and 2020.

March 07, 2016

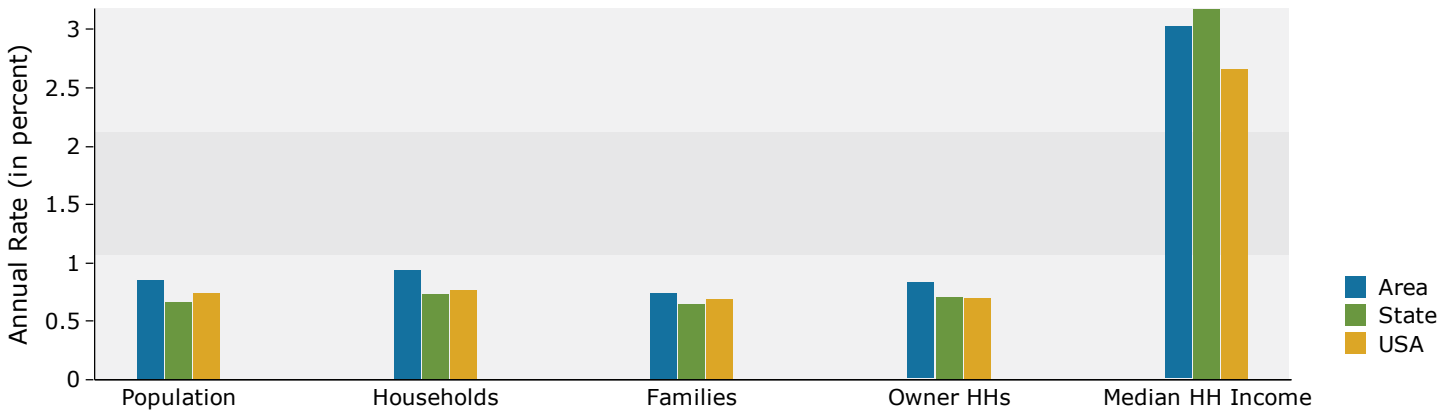


Demographic and Income Profile

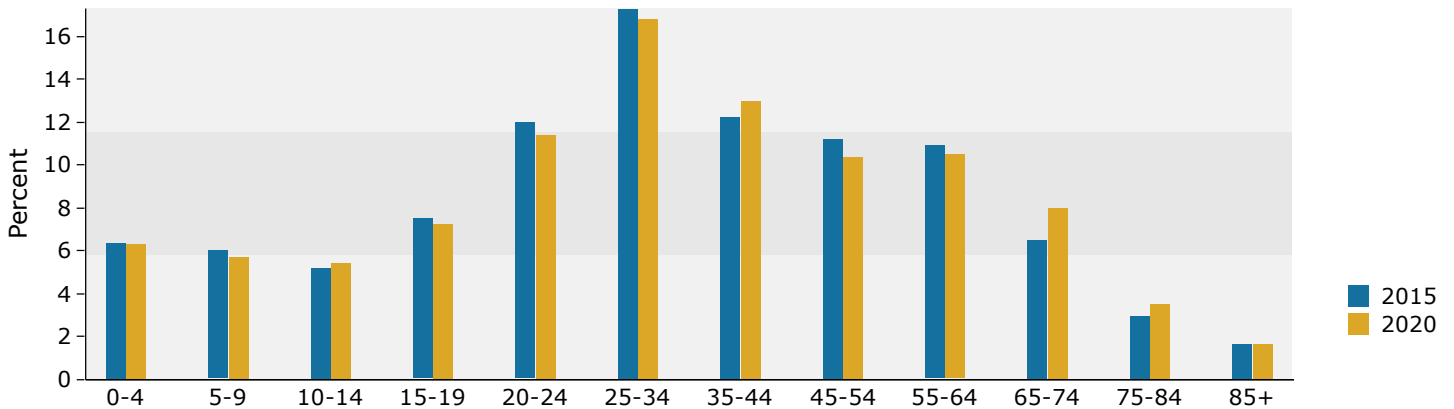
499 Snelling Ave N, St Paul, Minnesota, 55104 4
499 Snelling Ave N, St Paul, Minnesota, 55104
Ring: 5 mile radius

Prepared by Sam Svendahl
Latitude: 44.95634
Longitude: -93.16712

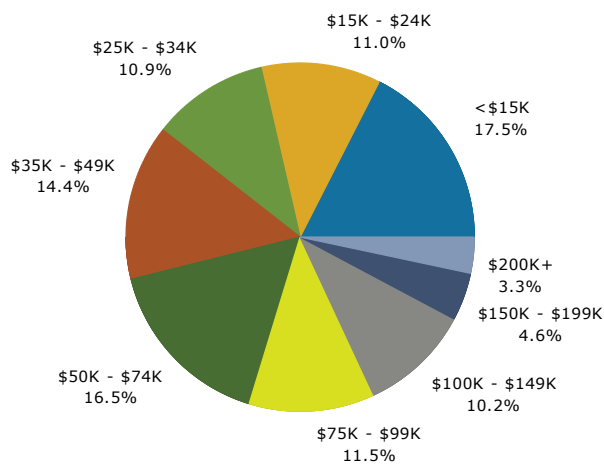
Trends 2015-2020



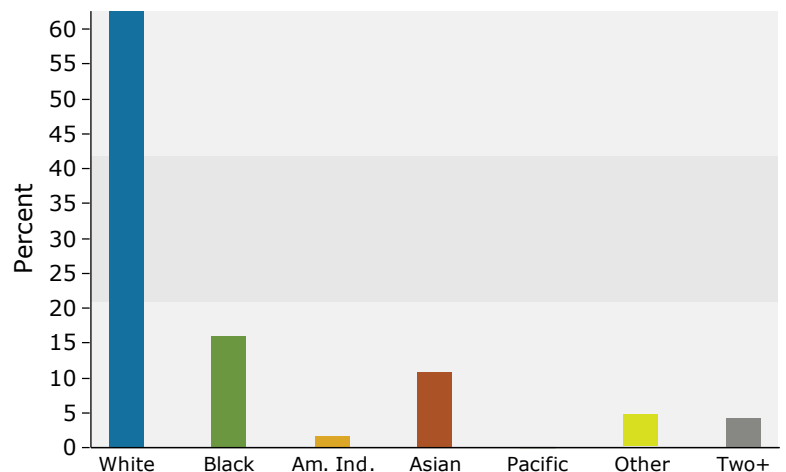
Population by Age



2015 Household Income



2015 Population by Race



2015 Percent Hispanic Origin: 9.9%



Market Profile

499 Snelling Ave N, St Paul, Minnesota, 55104 4
499 Snelling Ave N, St Paul, Minnesota, 55104
Rings: 1, 3, 5 mile radii

Prepared by Sam Svendahl
Latitude: 44.95634
Longitude: -93.16712

	1 mile	3 miles	5 miles
Population Summary			
2000 Total Population	21,474	166,120	395,673
2010 Total Population	20,750	163,519	399,600
2015 Total Population	20,586	166,182	411,784
2015 Group Quarters	1,488	9,180	24,200
2020 Total Population	20,964	172,198	429,849
2015-2020 Annual Rate	0.36%	0.71%	0.86%
Household Summary			
2000 Households	8,939	67,965	159,958
2000 Average Household Size	2.22	2.31	2.33
2010 Households	8,698	67,567	161,998
2010 Average Household Size	2.21	2.28	2.32
2015 Households	8,671	69,099	167,927
2015 Average Household Size	2.20	2.27	2.31
2020 Households	8,841	71,783	175,958
2020 Average Household Size	2.20	2.27	2.31
2015-2020 Annual Rate	0.39%	0.77%	0.94%
2010 Families	4,000	34,042	79,529
2010 Average Family Size	3.00	3.05	3.14
2015 Families	3,954	34,407	81,221
2015 Average Family Size	3.00	3.05	3.14
2020 Families	4,016	35,497	84,330
2020 Average Family Size	3.00	3.05	3.14
2015-2020 Annual Rate	0.31%	0.63%	0.75%
Housing Unit Summary			
2000 Housing Units	9,273	69,935	165,156
Owner Occupied Housing Units	49.4%	57.0%	51.4%
Renter Occupied Housing Units	47.0%	40.2%	45.4%
Vacant Housing Units	3.6%	2.8%	3.1%
2010 Housing Units	9,301	72,086	175,194
Owner Occupied Housing Units	44.3%	52.3%	46.8%
Renter Occupied Housing Units	49.2%	41.5%	45.7%
Vacant Housing Units	6.5%	6.3%	7.5%
2015 Housing Units	9,392	74,130	181,986
Owner Occupied Housing Units	43.9%	51.7%	46.3%
Renter Occupied Housing Units	48.4%	41.5%	46.0%
Vacant Housing Units	7.7%	6.8%	7.7%
2020 Housing Units	9,580	76,987	190,510
Owner Occupied Housing Units	44.1%	51.6%	46.1%
Renter Occupied Housing Units	48.2%	41.7%	46.3%
Vacant Housing Units	7.7%	6.8%	7.6%
Median Household Income			
2015	\$45,515	\$52,172	\$44,994
2020	\$51,983	\$60,223	\$52,245
Median Home Value			
2015	\$188,497	\$237,255	\$221,130
2020	\$218,665	\$281,129	\$260,438
Per Capita Income			
2015	\$25,687	\$30,684	\$26,590
2020	\$29,028	\$35,117	\$30,352
Median Age			
2010	30.7	32.3	31.3
2015	31.9	33.3	32.4
2020	33.1	34.0	33.1

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 the total population.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2015 and 2020. Esri converted Census 2000 data into 2010 geography.

March 07, 2016



Market Profile

499 Snelling Ave N, St Paul, Minnesota, 55104 4
499 Snelling Ave N, St Paul, Minnesota, 55104
Rings: 1, 3, 5 mile radii

Prepared by Sam Svendahl

Latitude: 44.95634

Longitude: -93.16712

	1 mile	3 miles	5 miles
2015 Households by Income			
Household Income Base	8,671	69,099	167,927
<\$15,000	19.4%	14.2%	17.5%
\$15,000 - \$24,999	10.6%	9.4%	11.0%
\$25,000 - \$34,999	8.7%	10.3%	10.9%
\$35,000 - \$49,999	14.8%	14.0%	14.4%
\$50,000 - \$74,999	16.8%	17.1%	16.5%
\$75,000 - \$99,999	13.2%	12.4%	11.5%
\$100,000 - \$149,999	10.9%	11.9%	10.2%
\$150,000 - \$199,999	3.6%	6.2%	4.6%
\$200,000+	1.9%	4.6%	3.3%
Average Household Income	\$59,499	\$72,680	\$63,887
2020 Households by Income			
Household Income Base	8,841	71,783	175,958
<\$15,000	18.3%	13.3%	17.0%
\$15,000 - \$24,999	7.9%	6.9%	8.4%
\$25,000 - \$34,999	7.7%	8.6%	9.3%
\$35,000 - \$49,999	14.2%	12.8%	13.3%
\$50,000 - \$74,999	16.3%	16.7%	16.3%
\$75,000 - \$99,999	15.0%	14.2%	13.5%
\$100,000 - \$149,999	13.8%	14.9%	13.0%
\$150,000 - \$199,999	4.4%	7.1%	5.4%
\$200,000+	2.3%	5.4%	3.9%
Average Household Income	\$67,380	\$83,180	\$72,876
2015 Owner Occupied Housing Units by Value			
Total	4,114	38,319	84,206
<\$50,000	0.3%	0.6%	0.9%
\$50,000 - \$99,999	2.7%	4.5%	5.6%
\$100,000 - \$149,999	15.5%	10.3%	12.0%
\$150,000 - \$199,999	40.8%	19.9%	21.9%
\$200,000 - \$249,999	16.7%	19.8%	22.6%
\$250,000 - \$299,999	8.8%	14.8%	13.5%
\$300,000 - \$399,999	8.1%	15.0%	11.6%
\$400,000 - \$499,999	3.1%	7.0%	4.9%
\$500,000 - \$749,999	2.3%	5.5%	4.5%
\$750,000 - \$999,999	0.6%	1.3%	1.1%
\$1,000,000 +	1.0%	1.5%	1.4%
Average Home Value	\$229,386	\$284,111	\$263,090
2020 Owner Occupied Housing Units by Value			
Total	4,212	39,680	87,738
<\$50,000	0.3%	0.5%	0.7%
\$50,000 - \$99,999	1.9%	3.7%	4.4%
\$100,000 - \$149,999	7.6%	5.1%	5.7%
\$150,000 - \$199,999	33.0%	13.4%	14.5%
\$200,000 - \$249,999	19.3%	17.2%	21.3%
\$250,000 - \$299,999	11.4%	16.2%	16.5%
\$300,000 - \$399,999	11.9%	19.8%	16.6%
\$400,000 - \$499,999	6.6%	11.0%	8.4%
\$500,000 - \$749,999	5.3%	8.4%	7.3%
\$750,000 - \$999,999	1.7%	2.9%	2.8%
\$1,000,000 +	1.0%	1.8%	1.8%
Average Home Value	\$275,961	\$334,996	\$318,295

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.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2015 and 2020. Esri converted Census 2000 data into 2010 geography.

March 07, 2016

Market Profile

499 Snelling Ave N, St Paul, Minnesota, 55104 4
 499 Snelling Ave N, St Paul, Minnesota, 55104
 Rings: 1, 3, 5 mile radii

Prepared by Sam Svendahl
 Latitude: 44.95634
 Longitude: -93.16712

	1 mile	3 miles	5 miles
2010 Population by Age			
Total	20,750	163,518	399,600
0 - 4	6.2%	6.2%	6.8%
5 - 9	5.1%	5.6%	5.8%
10 - 14	4.6%	5.1%	5.1%
15 - 24	23.3%	20.3%	20.4%
25 - 34	17.5%	16.8%	17.6%
35 - 44	12.8%	12.4%	12.2%
45 - 54	12.8%	13.1%	12.2%
55 - 64	9.6%	11.3%	10.3%
65 - 74	4.1%	4.9%	4.9%
75 - 84	2.5%	2.9%	3.1%
85 +	1.5%	1.5%	1.7%
18 +	81.4%	79.9%	79.1%
2015 Population by Age			
Total	20,585	166,182	411,781
0 - 4	5.7%	5.7%	6.4%
5 - 9	5.4%	5.5%	6.0%
10 - 14	4.4%	5.2%	5.2%
15 - 24	19.9%	19.0%	19.5%
25 - 34	19.6%	17.4%	17.3%
35 - 44	12.8%	12.0%	12.2%
45 - 54	11.8%	11.9%	11.2%
55 - 64	10.7%	12.0%	10.9%
65 - 74	5.5%	6.8%	6.5%
75 - 84	2.6%	2.8%	3.0%
85 +	1.6%	1.6%	1.7%
18 +	81.8%	80.5%	79.4%
2020 Population by Age			
Total	20,964	172,197	429,849
0 - 4	5.5%	5.7%	6.3%
5 - 9	5.0%	5.3%	5.7%
10 - 14	4.6%	5.1%	5.4%
15 - 24	19.2%	18.4%	18.8%
25 - 34	19.3%	17.1%	16.8%
35 - 44	12.9%	12.9%	13.0%
45 - 54	10.9%	10.7%	10.4%
55 - 64	10.8%	11.4%	10.5%
65 - 74	7.1%	8.6%	8.0%
75 - 84	3.0%	3.3%	3.5%
85 +	1.6%	1.5%	1.7%
18 +	82.3%	81.1%	79.6%
2010 Population by Sex			
Males	10,343	78,915	197,081
Females	10,407	84,604	202,519
2015 Population by Sex			
Males	10,306	80,500	203,567
Females	10,280	85,682	208,216
2020 Population by Sex			
Males	10,525	83,595	212,556
Females	10,440	88,603	217,293

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2015 and 2020. Esri converted Census 2000 data into 2010 geography.

March 07, 2016

Market Profile

499 Snelling Ave N, St Paul, Minnesota, 55104 4
 499 Snelling Ave N, St Paul, Minnesota, 55104
 Rings: 1, 3, 5 mile radii

Prepared by Sam Svendahl
 Latitude: 44.95634
 Longitude: -93.16712

	1 mile	3 miles	5 miles
2010 Population by Race/Ethnicity			
Total	20,750	163,518	399,599
White Alone	71.7%	72.6%	65.5%
Black Alone	16.6%	12.5%	15.1%
American Indian Alone	1.0%	0.8%	1.7%
Asian Alone	4.3%	8.6%	9.2%
Pacific Islander Alone	0.1%	0.0%	0.0%
Some Other Race Alone	2.2%	1.8%	4.5%
Two or More Races	4.2%	3.5%	3.9%
Hispanic Origin	5.8%	5.0%	9.6%
Diversity Index	51.6	50.2	61.9
2015 Population by Race/Ethnicity			
Total	20,586	166,182	411,783
White Alone	68.7%	69.8%	62.6%
Black Alone	17.7%	13.2%	15.9%
American Indian Alone	1.0%	0.8%	1.6%
Asian Alone	5.4%	10.2%	10.8%
Pacific Islander Alone	0.1%	0.1%	0.0%
Some Other Race Alone	2.4%	1.9%	4.7%
Two or More Races	4.7%	4.0%	4.3%
Hispanic Origin	6.3%	5.3%	9.9%
Diversity Index	55.3	53.6	64.7
2020 Population by Race/Ethnicity			
Total	20,963	172,198	429,850
White Alone	65.1%	66.7%	59.5%
Black Alone	19.4%	14.2%	17.0%
American Indian Alone	1.0%	0.8%	1.5%
Asian Alone	6.6%	11.8%	12.3%
Pacific Islander Alone	0.1%	0.1%	0.0%
Some Other Race Alone	2.6%	2.0%	4.9%
Two or More Races	5.3%	4.4%	4.7%
Hispanic Origin	6.8%	5.7%	10.5%
Diversity Index	59.3	57.2	67.6
2010 Population by Relationship and Household Type			
Total	20,750	163,518	399,600
In Households	92.6%	94.3%	93.9%
In Family Households	60.0%	65.5%	65.0%
Householder	19.2%	20.8%	19.9%
Spouse	12.5%	14.8%	13.2%
Child	23.1%	25.2%	25.5%
Other relative	3.1%	2.9%	3.9%
Nonrelative	2.1%	2.0%	2.5%
In Nonfamily Households	32.7%	28.7%	28.9%
In Group Quarters	7.4%	5.7%	6.1%
Institutionalized Population	1.1%	0.7%	1.0%
Noninstitutionalized Population	6.3%	5.0%	5.1%

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. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2015 and 2020. Esri converted Census 2000 data into 2010 geography.

March 07, 2016



Market Profile

499 Snelling Ave N, St Paul, Minnesota, 55104 4
499 Snelling Ave N, St Paul, Minnesota, 55104
Rings: 1, 3, 5 mile radii

Prepared by Sam Svendahl

Latitude: 44.95634

Longitude: -93.16712

	1 mile	3 miles	5 miles
2015 Population 25+ by Educational Attainment			
Total	13,292	107,192	259,002
Less than 9th Grade	3.8%	3.7%	6.2%
9th - 12th Grade, No Diploma	4.3%	3.5%	5.4%
High School Graduate	18.4%	13.8%	16.0%
GED/Alternative Credential	2.9%	2.3%	2.9%
Some College, No Degree	20.4%	16.4%	17.7%
Associate Degree	5.4%	6.1%	6.6%
Bachelor's Degree	26.1%	29.0%	26.0%
Graduate/Professional Degree	18.8%	25.2%	19.2%
2015 Population 15+ by Marital Status			
Total	17,385	138,833	339,255
Never Married	49.4%	47.1%	49.0%
Married	33.4%	38.9%	36.6%
Widowed	4.3%	3.7%	4.2%
Divorced	12.8%	10.3%	10.2%
2015 Civilian Population 16+ in Labor Force			
Civilian Employed	94.3%	95.2%	94.4%
Civilian Unemployed	5.7%	4.8%	5.6%
2015 Employed Population 16+ by Industry			
Total	11,746	93,006	215,272
Agriculture/Mining	0.5%	0.6%	0.6%
Construction	3.2%	2.7%	3.1%
Manufacturing	7.9%	7.8%	8.3%
Wholesale Trade	1.6%	1.7%	1.8%
Retail Trade	9.8%	10.3%	10.5%
Transportation/Utilities	3.0%	3.2%	3.8%
Information	2.6%	2.6%	2.4%
Finance/Insurance/Real Estate	6.0%	6.7%	7.1%
Services	62.8%	60.8%	58.8%
Public Administration	2.5%	3.8%	3.6%
2015 Employed Population 16+ by Occupation			
Total	11,746	93,003	215,272
White Collar	67.9%	72.8%	66.9%
Management/Business/Financial	13.2%	16.5%	14.9%
Professional	30.7%	33.7%	29.1%
Sales	11.5%	10.3%	10.1%
Administrative Support	12.5%	12.3%	12.9%
Services	18.3%	16.1%	19.1%
Blue Collar	13.8%	11.0%	14.0%
Farming/Forestry/Fishing	0.2%	0.1%	0.3%
Construction/Extraction	2.9%	2.1%	2.7%
Installation/Maintenance/Repair	0.9%	1.5%	1.6%
Production	5.8%	3.8%	4.8%
Transportation/Material Moving	4.0%	3.5%	4.6%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2015 and 2020. Esri converted Census 2000 data into 2010 geography.

March 07, 2016



Market Profile

499 Snelling Ave N, St Paul, Minnesota, 55104 4
499 Snelling Ave N, St Paul, Minnesota, 55104
Rings: 1, 3, 5 mile radii

Prepared by Sam Svendahl

Latitude: 44.95634

Longitude: -93.16712

	1 mile	3 miles	5 miles
2010 Households by Type			
Total	8,698	67,567	161,998
Households with 1 Person	38.8%	36.1%	37.5%
Households with 2+ People	61.2%	63.9%	62.5%
Family Households	46.0%	50.4%	49.1%
Husband-wife Families	29.8%	35.9%	32.7%
With Related Children	14.4%	16.2%	14.7%
Other Family (No Spouse Present)	16.2%	14.5%	16.4%
Other Family with Male Householder	4.5%	3.6%	4.2%
With Related Children	2.1%	1.8%	2.1%
Other Family with Female Householder	11.7%	10.9%	12.2%
With Related Children	7.7%	7.1%	8.4%
Nonfamily Households	15.2%	13.5%	13.4%
All Households with Children	24.6%	25.5%	25.6%
Multigenerational Households	1.7%	2.0%	2.4%
Unmarried Partner Households	7.9%	7.5%	8.1%
Male-female	6.6%	6.1%	6.7%
Same-sex	1.3%	1.4%	1.4%
2010 Households by Size			
Total	8,697	67,568	161,998
1 Person Household	38.9%	36.1%	37.5%
2 Person Household	29.6%	31.9%	30.5%
3 Person Household	14.3%	13.6%	13.1%
4 Person Household	10.5%	10.8%	10.0%
5 Person Household	4.2%	4.4%	4.6%
6 Person Household	1.4%	1.6%	2.0%
7 + Person Household	1.1%	1.6%	2.3%
2010 Households by Tenure and Mortgage Status			
Total	8,698	67,567	161,997
Owner Occupied	47.3%	55.7%	50.6%
Owned with a Mortgage/Loan	38.3%	42.6%	38.6%
Owned Free and Clear	9.1%	13.1%	12.0%
Renter Occupied	52.7%	44.3%	49.4%

Data Note: Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2015 and 2020. Esri converted Census 2000 data into 2010 geography.

March 07, 2016



Market Profile

499 Snelling Ave N, St Paul, Minnesota, 55104 4
499 Snelling Ave N, St Paul, Minnesota, 55104
Rings: 1, 3, 5 mile radii

Prepared by Sam Svendahl
Latitude: 44.95634
Longitude: -93.16712

	1 mile	3 miles	5 miles
Top 3 Tapestry Segments			
1.	Emerald City (8B)	Emerald City (8B)	Emerald City (8B)
2.	Social Security Set (9F)	In Style (5B)	In Style (5B)
3.	Set to Impress (11D)	Urban Chic (2A)	College Towns (14B)
2015 Consumer Spending			
Apparel & Services: Total \$	\$16,607,770	\$160,057,300	\$346,156,370
Average Spent	\$1,915.32	\$2,316.35	\$2,061.35
Spending Potential Index	83	100	89
Computers & Accessories: Total \$	\$1,895,376	\$18,291,102	\$39,225,447
Average Spent	\$218.59	\$264.71	\$233.59
Spending Potential Index	84	101	90
Education: Total \$	\$11,150,272	\$112,333,824	\$241,369,568
Average Spent	\$1,285.93	\$1,625.69	\$1,437.35
Spending Potential Index	84	107	94
Entertainment/Recreation: Total \$	\$22,328,265	\$218,543,756	\$463,882,948
Average Spent	\$2,575.05	\$3,162.76	\$2,762.41
Spending Potential Index	78	96	83
Food at Home: Total \$	\$36,877,540	\$352,324,331	\$764,379,189
Average Spent	\$4,252.97	\$5,098.83	\$4,551.85
Spending Potential Index	81	98	87
Food Away from Home: Total \$	\$23,370,655	\$225,714,186	\$486,041,163
Average Spent	\$2,695.27	\$3,266.53	\$2,894.36
Spending Potential Index	82	99	88
Health Care: Total \$	\$30,631,290	\$299,641,202	\$634,232,433
Average Spent	\$3,532.61	\$4,336.40	\$3,776.83
Spending Potential Index	74	91	80
HH Furnishings & Equipment: Total \$	\$12,623,236	\$122,668,112	\$261,369,016
Average Spent	\$1,455.80	\$1,775.25	\$1,556.44
Spending Potential Index	79	96	85
Investments: Total \$	\$17,765,231	\$178,333,159	\$360,732,228
Average Spent	\$2,048.81	\$2,580.84	\$2,148.15
Spending Potential Index	74	94	78
Retail Goods: Total \$	\$172,545,076	\$1,673,918,566	\$3,578,962,094
Average Spent	\$19,899.10	\$24,224.93	\$21,312.61
Spending Potential Index	78	95	84
Shelter: Total \$	\$120,605,206	\$1,161,155,423	\$2,505,099,109
Average Spent	\$13,909.03	\$16,804.23	\$14,917.79
Spending Potential Index	85	102	91
TV/Video/Audio: Total \$	\$9,295,563	\$89,014,221	\$192,457,110
Average Spent	\$1,072.03	\$1,288.21	\$1,146.08
Spending Potential Index	82	98	88
Travel: Total \$	\$12,911,080	\$129,241,968	\$269,981,780
Average Spent	\$1,489.00	\$1,870.39	\$1,607.73
Spending Potential Index	76	96	82
Vehicle Maintenance & Repairs: Total \$	\$7,745,910	\$74,837,396	\$159,688,318
Average Spent	\$893.31	\$1,083.05	\$950.94
Spending Potential Index	80	97	85

Data Note: Consumer spending shows the amount spent on a variety of goods and services by households that reside in the area. Expenditures are shown by broad budget categories that are not mutually exclusive. Consumer spending does not equal business revenue. Total and Average Amount Spent Per Household represent annual figures. The Spending Potential Index represents the amount spent in the area relative to a national average of 100.

Source: Consumer Spending data are derived from the 2011 and 2012 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2015 and 2020. Esri converted Census 2000 data into 2010 geography.

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