



Demographic and Income Profile

Oak Forest Commons
 Lat.: 41.603852 Long.: -87.754383
 Ring: 1 mile radius

Pine Tree Demographics
 Latitude: 41.60385
 Longitude: -87.75438

Summary	Census 2010	2020	2025
Population	12,489	12,052	11,814
Households	4,679	4,547	4,461
Families	3,200	3,082	3,016
Average Household Size	2.66	2.64	2.64
Owner Occupied Housing Units	3,416	3,297	3,239
Renter Occupied Housing Units	1,263	1,250	1,222
Median Age	36.5	38.8	40.0
Trends: 2020-2025 Annual Rate	Area	State	National
Population	-0.40%	-0.10%	0.72%
Households	-0.38%	-0.05%	0.72%
Families	-0.43%	-0.15%	0.64%
Owner HHs	-0.35%	0.00%	0.72%
Median Household Income	0.64%	1.51%	1.60%

Households by Income	2020		2025	
	Number	Percent	Number	Percent
<\$15,000	330	7.3%	309	6.9%
\$15,000 - \$24,999	292	6.4%	278	6.2%
\$25,000 - \$34,999	363	8.0%	337	7.6%
\$35,000 - \$49,999	419	9.2%	389	8.7%
\$50,000 - \$74,999	661	14.5%	632	14.2%
\$75,000 - \$99,999	800	17.6%	755	16.9%
\$100,000 - \$149,999	997	21.9%	1,019	22.8%
\$150,000 - \$199,999	442	9.7%	481	10.8%
\$200,000+	243	5.3%	260	5.8%
Median Household Income	\$80,027		\$82,634	
Average Household Income	\$92,760		\$99,537	
Per Capita Income	\$35,327		\$37,940	

Population by Age	Census 2010		2020		2025	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	804	6.4%	692	5.7%	684	5.8%
5 - 9	760	6.1%	687	5.7%	638	5.4%
10 - 14	878	7.0%	767	6.4%	726	6.1%
15 - 19	889	7.1%	722	6.0%	700	5.9%
20 - 24	854	6.8%	727	6.0%	668	5.7%
25 - 34	1,801	14.4%	1,711	14.2%	1,601	13.6%
35 - 44	1,720	13.8%	1,724	14.3%	1,801	15.2%
45 - 54	2,019	16.2%	1,601	13.3%	1,514	12.8%
55 - 64	1,481	11.9%	1,670	13.9%	1,495	12.7%
65 - 74	737	5.9%	1,098	9.1%	1,202	10.2%
75 - 84	404	3.2%	485	4.0%	621	5.3%
85+	142	1.1%	167	1.4%	163	1.4%

Race and Ethnicity	Census 2010		2020		2025	
	Number	Percent	Number	Percent	Number	Percent
White Alone	10,116	81.0%	9,469	78.6%	9,122	77.2%
Black Alone	733	5.9%	625	5.2%	565	4.8%
American Indian Alone	25	0.2%	23	0.2%	25	0.2%
Asian Alone	575	4.6%	741	6.1%	833	7.1%
Pacific Islander Alone	1	0.0%	1	0.0%	1	0.0%
Some Other Race Alone	761	6.1%	863	7.2%	919	7.8%
Two or More Races	280	2.2%	329	2.7%	349	3.0%
Hispanic Origin (Any Race)	1,678	13.4%	1,907	15.8%	2,053	17.4%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2020 and 2025.

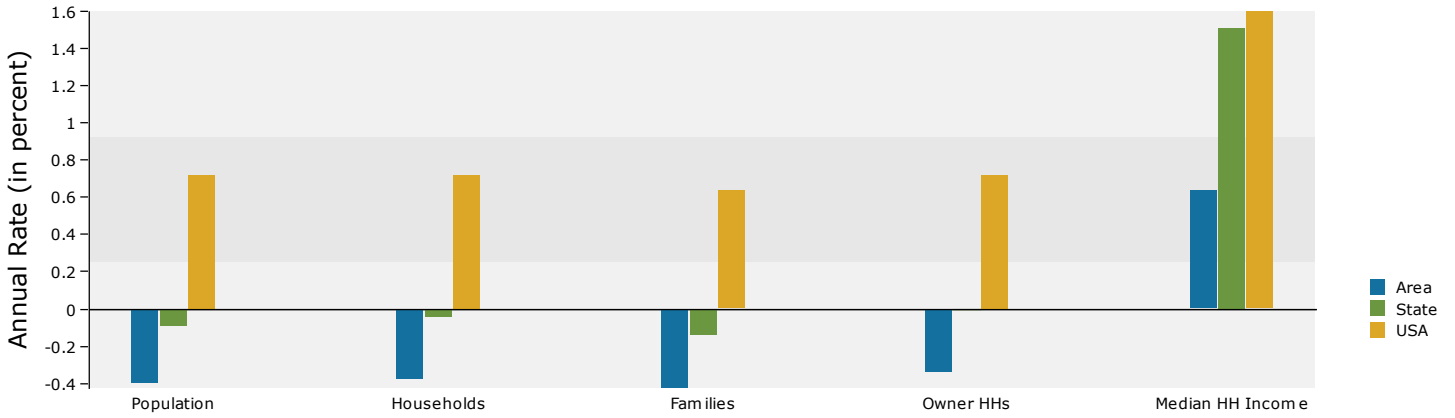


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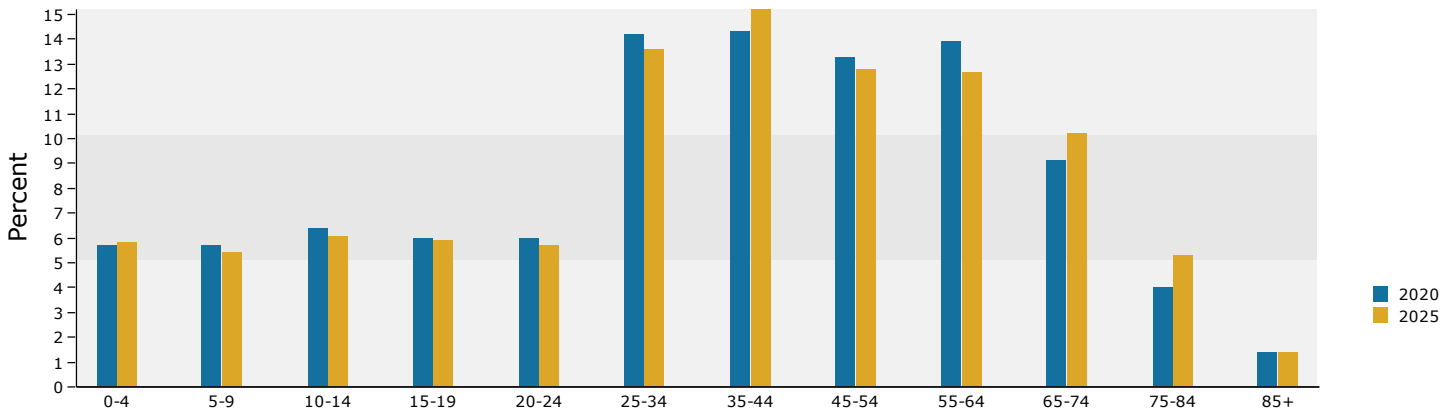
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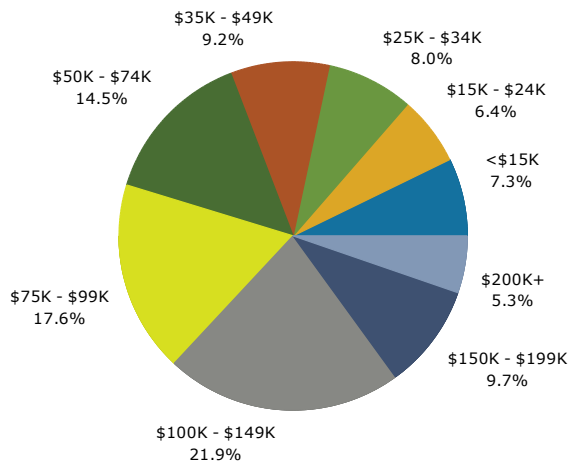
Trends 2020-2025



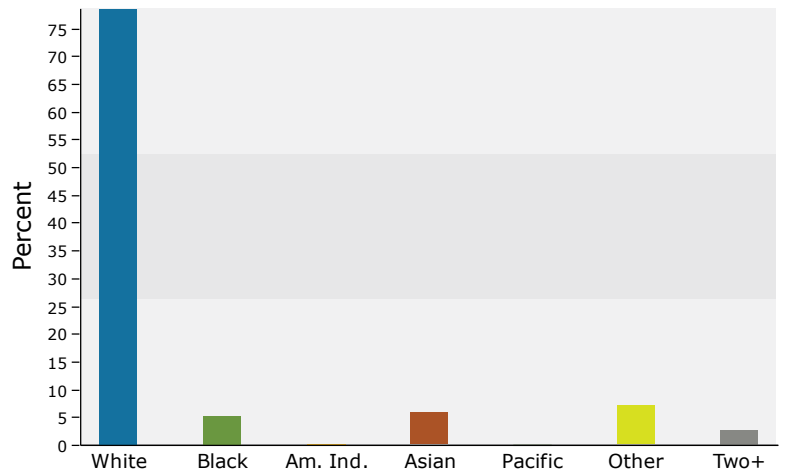
Population by Age



2020 Household Income



2020 Population by Race



2020 Percent Hispanic Origin: 15.8%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2020 and 2025.



Demographic and Income Profile

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Pine Tree Demographics
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Summary	Census 2010	2020	2025
Population	82,024	79,193	78,093
Households	31,075	30,359	30,002
Families	21,192	20,528	20,251
Average Household Size	2.63	2.60	2.59
Owner Occupied Housing Units	24,748	24,079	23,817
Renter Occupied Housing Units	6,327	6,281	6,185
Median Age	38.3	40.2	41.6
Trends: 2020-2025 Annual Rate	Area	State	National
Population	-0.28%	-0.10%	0.72%
Households	-0.24%	-0.05%	0.72%
Families	-0.27%	-0.15%	0.64%
Owner HHs	-0.22%	0.00%	0.72%
Median Household Income	1.27%	1.51%	1.60%

Households by Income	2020		2025	
	Number	Percent	Number	Percent
<\$15,000	2,132	7.0%	1,959	6.5%
\$15,000 - \$24,999	2,356	7.8%	2,190	7.3%
\$25,000 - \$34,999	2,155	7.1%	2,008	6.7%
\$35,000 - \$49,999	3,405	11.2%	3,179	10.6%
\$50,000 - \$74,999	5,914	19.5%	5,655	18.8%
\$75,000 - \$99,999	4,411	14.5%	4,235	14.1%
\$100,000 - \$149,999	5,959	19.6%	6,222	20.7%
\$150,000 - \$199,999	2,594	8.5%	2,937	9.8%
\$200,000+	1,434	4.7%	1,617	5.4%
Median Household Income	\$70,469		\$75,043	
Average Household Income	\$87,423		\$95,193	
Per Capita Income	\$33,591		\$36,651	

Population by Age	Census 2010		2020		2025	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	4,951	6.0%	4,329	5.5%	4,212	5.4%
5 - 9	5,046	6.2%	4,537	5.7%	4,295	5.5%
10 - 14	5,636	6.9%	4,798	6.1%	4,706	6.0%
15 - 19	5,816	7.1%	4,357	5.5%	4,358	5.6%
20 - 24	4,972	6.1%	4,195	5.3%	3,624	4.6%
25 - 34	11,195	13.6%	11,346	14.3%	10,151	13.0%
35 - 44	10,571	12.9%	10,836	13.7%	11,614	14.9%
45 - 54	12,790	15.6%	9,666	12.2%	9,482	12.1%
55 - 64	10,148	12.4%	11,141	14.1%	9,839	12.6%
65 - 74	5,909	7.2%	8,133	10.3%	8,908	11.4%
75 - 84	3,457	4.2%	4,100	5.2%	5,079	6.5%
85+	1,532	1.9%	1,755	2.2%	1,822	2.3%

Race and Ethnicity	Census 2010		2020		2025	
	Number	Percent	Number	Percent	Number	Percent
White Alone	63,136	77.0%	59,746	75.4%	58,244	74.6%
Black Alone	10,752	13.1%	9,669	12.2%	9,111	11.7%
American Indian Alone	168	0.2%	154	0.2%	158	0.2%
Asian Alone	2,130	2.6%	2,798	3.5%	3,210	4.1%
Pacific Islander Alone	22	0.0%	22	0.0%	21	0.0%
Some Other Race Alone	4,103	5.0%	4,741	6.0%	5,130	6.6%
Two or More Races	1,713	2.1%	2,061	2.6%	2,219	2.8%
Hispanic Origin (Any Race)	9,563	11.7%	11,014	13.9%	12,020	15.4%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2020 and 2025.

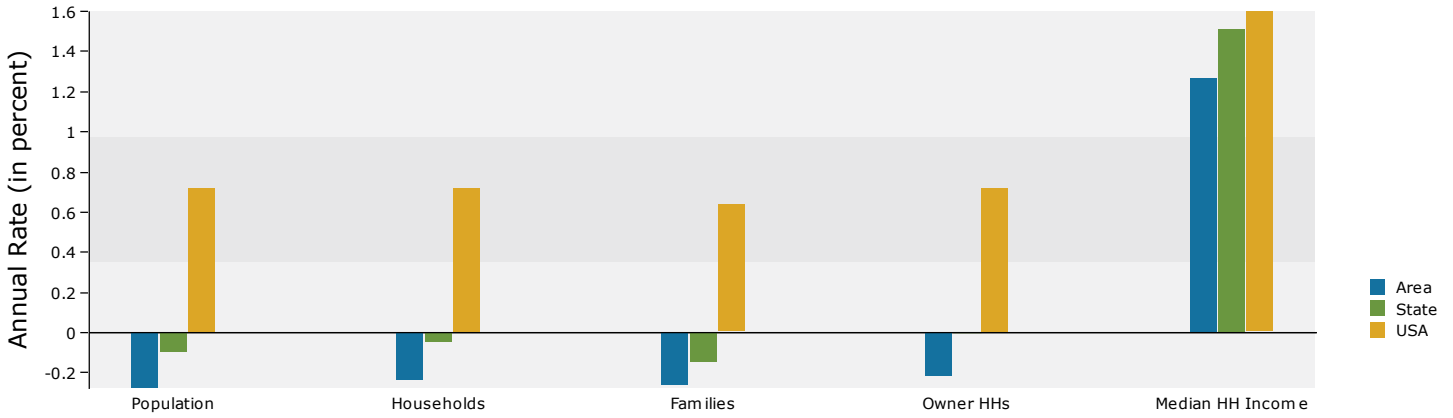


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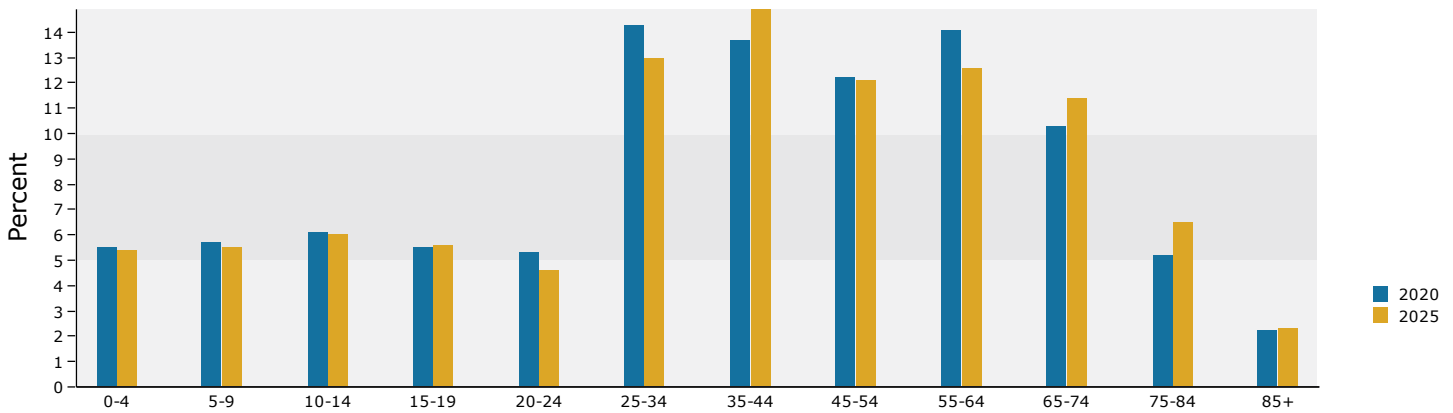
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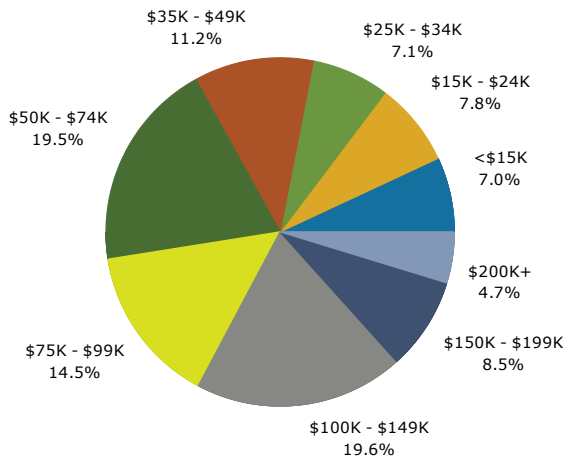
Trends 2020-2025



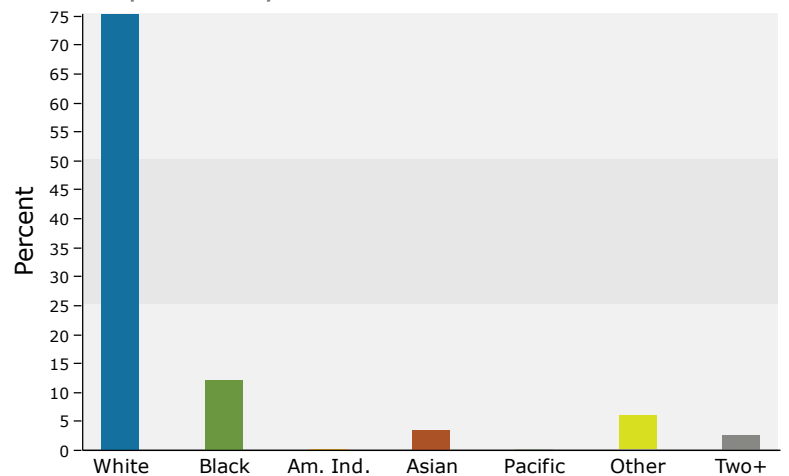
Population by Age



2020 Household Income



2020 Population by Race



2020 Percent Hispanic Origin: 13.9%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2020 and 2025.



Demographic and Income Profile

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Pine Tree Demographics
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Summary	Census 2010	2020	2025
Population	227,881	218,711	214,848
Households	84,017	81,472	80,186
Families	58,697	56,475	55,479
Average Household Size	2.68	2.66	2.65
Owner Occupied Housing Units	67,043	64,870	64,056
Renter Occupied Housing Units	16,974	16,602	16,130
Median Age	38.8	40.5	41.8
Trends: 2020-2025 Annual Rate	Area	State	National
Population	-0.36%	-0.10%	0.72%
Households	-0.32%	-0.05%	0.72%
Families	-0.36%	-0.15%	0.64%
Owner HHs	-0.25%	0.00%	0.72%
Median Household Income	1.27%	1.51%	1.60%

Households by Income	2020		2025	
	Number	Percent	Number	Percent
<\$15,000	6,808	8.4%	6,146	7.7%
\$15,000 - \$24,999	6,365	7.8%	5,904	7.4%
\$25,000 - \$34,999	6,293	7.7%	5,881	7.3%
\$35,000 - \$49,999	9,104	11.2%	8,515	10.6%
\$50,000 - \$74,999	15,022	18.4%	14,409	18.0%
\$75,000 - \$99,999	10,839	13.3%	10,436	13.0%
\$100,000 - \$149,999	15,038	18.5%	15,487	19.3%
\$150,000 - \$199,999	7,027	8.6%	7,792	9.7%
\$200,000+	4,976	6.1%	5,615	7.0%
Median Household Income	\$68,666		\$73,153	
Average Household Income	\$89,676		\$98,043	
Per Capita Income	\$33,429		\$36,619	

Population by Age	Census 2010		2020		2025	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	13,500	5.9%	11,864	5.4%	11,543	5.4%
5 - 9	14,508	6.4%	12,695	5.8%	12,046	5.6%
10 - 14	16,192	7.1%	13,515	6.2%	13,101	6.1%
15 - 19	17,477	7.7%	13,018	6.0%	12,514	5.8%
20 - 24	13,803	6.1%	11,952	5.5%	10,316	4.8%
25 - 34	28,042	12.3%	30,033	13.7%	26,879	12.5%
35 - 44	28,147	12.4%	27,769	12.7%	30,513	14.2%
45 - 54	35,345	15.5%	26,285	12.0%	25,126	11.7%
55 - 64	29,104	12.8%	30,811	14.1%	26,822	12.5%
65 - 74	16,785	7.4%	23,472	10.7%	25,457	11.8%
75 - 84	10,471	4.6%	11,797	5.4%	14,764	6.9%
85+	4,508	2.0%	5,500	2.5%	5,765	2.7%

Race and Ethnicity	Census 2010		2020		2025	
	Number	Percent	Number	Percent	Number	Percent
White Alone	146,434	64.3%	139,354	63.7%	135,990	63.3%
Black Alone	60,919	26.7%	54,698	25.0%	51,903	24.2%
American Indian Alone	496	0.2%	462	0.2%	474	0.2%
Asian Alone	5,416	2.4%	7,150	3.3%	8,201	3.8%
Pacific Islander Alone	57	0.0%	60	0.0%	60	0.0%
Some Other Race Alone	10,232	4.5%	11,723	5.4%	12,547	5.8%
Two or More Races	4,328	1.9%	5,264	2.4%	5,674	2.6%
Hispanic Origin (Any Race)	25,467	11.2%	29,052	13.3%	31,386	14.6%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2020 and 2025.

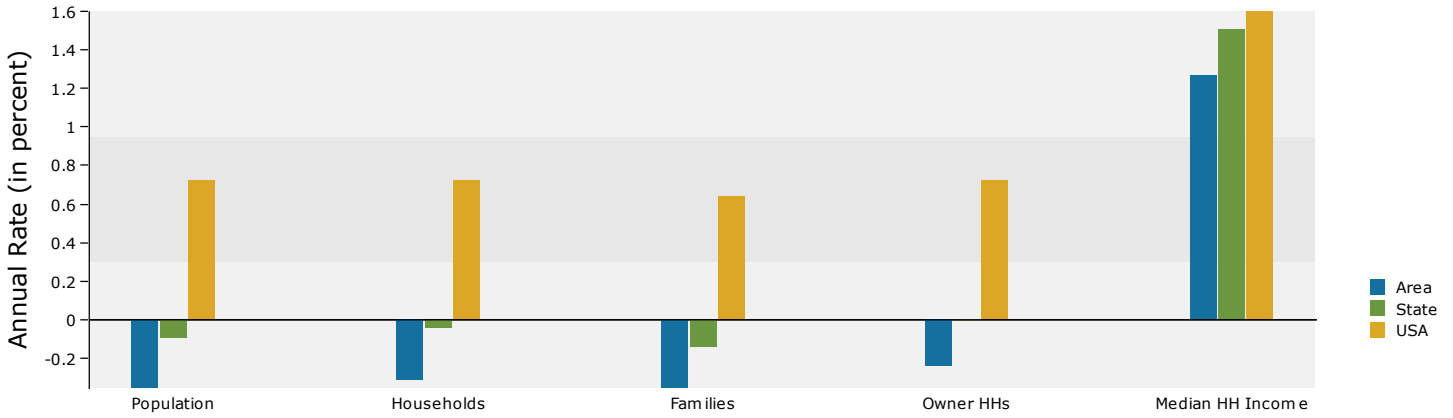


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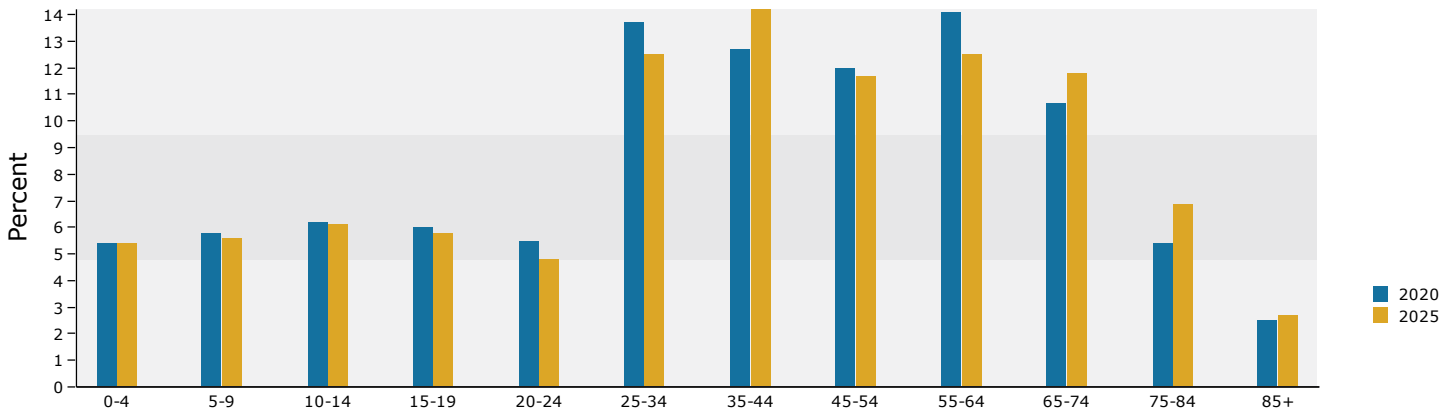
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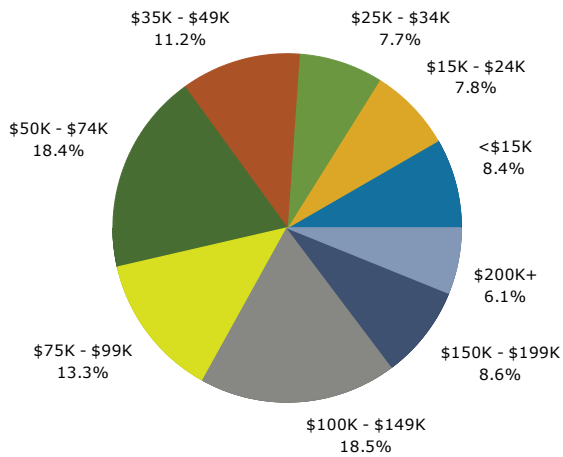
Trends 2020-2025



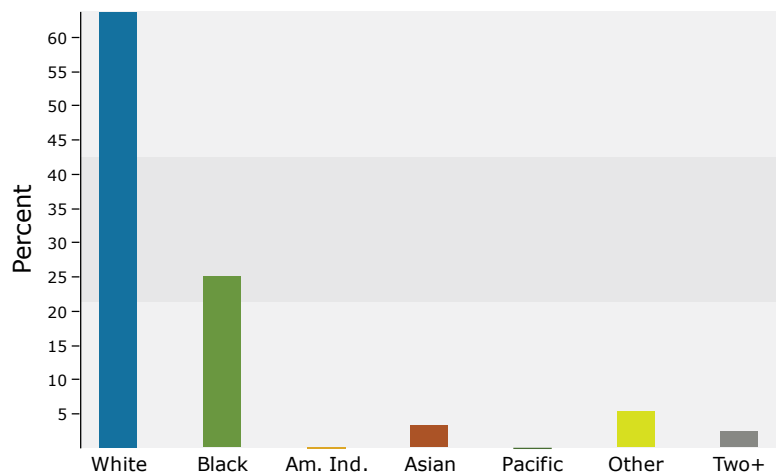
Population by Age



2020 Household Income



2020 Population by Race



2020 Percent Hispanic Origin: 13.3%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2020 and 2025.