

# Extended Demographic Report - PopStats

2020 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval

Dec 5, 2023



Latitude: 41.381894 Longitude: -72.150731

Waterford Commons Waterford, CT		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
<b>Population</b>	Current Year Estimated Population	12,623	73,655	194,169
	Population Est 23Q1	12,626	73,693	194,433
	Population Est 22Q4	12,629	73,630	194,348
	Population Est 22Q3	12,596	73,460	194,167
	Population Est 22Q2	12,610	73,476	194,088
	Population Est 22Q1	12,601	73,475	193,966
	Population Est 21Q4	12,604	73,517	193,937
	Population Est 21Q3	12,528	72,978	193,165
	Population Est 21Q2	12,509	72,766	192,790
	Population Fcst	12,489	74,010	193,675
	2010 Census Population	13,186	68,609	178,118
	2000 Census Population	12,652	67,012	169,118
	1990 Census Population	12,732	70,712	171,594
	Current Year Daytime Population	13,513	101,450	209,267
	Average Seasonal Population	310	2,417	20,605
	Historical Annual Growth, 1990 – 2000	-0.06%	-0.54%	-0.15%
	Historical Annual Growth, 2000 – 2010	0.41%	0.24%	0.52%
	Estimated Annual Growth, 2010 – CY	-0.33%	0.54%	0.65%
	Projected Annual Growth, CY to Y5	-0.21%	0.10%	-0.05%
	Group Qtrs Est	990	5,290	9,185
Transient Est Average Last 4 Qtrs	1,153	9,605	21,127	
<b>Households</b>	Current Year Estimated Households	4,768	29,705	79,355
	Households Est 23Q1	4,768	29,707	79,421
	Households Est 22Q4	4,769	29,674	79,379
	Households Est 22Q3	4,758	29,607	79,307
	Households Est 22Q2	4,763	29,604	79,268
	Households Est 22Q1	4,758	29,604	79,226
	Households Est 21Q4	4,760	29,623	79,209
	Households Est 21Q3	4,729	29,394	78,877
	Households Est 21Q2	4,721	29,298	78,712
	Households Fcst	4,700	29,767	79,095
	2010 Census Households	4,902	26,534	69,443
	2000 Census Households	4,707	25,747	64,923
	1990 Census Households	4,647	25,676	62,247
	Historical Annual Growth, 1990 – 2000	0.13%	0.03%	0.42%
	Historical Annual Growth, 2000 – 2010	0.41%	0.30%	0.68%
	Estimated Annual Growth, 2010 – CY	-0.21%	0.86%	1.01%
	Projected Annual Growth, CY to Y5	-0.28%	0.04%	-0.07%
Population per Household	2.44	2.30	2.33	

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Waterford Commons Waterford, CT		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Income	HH Income \$500,000 or more	0.5%	0.9%	1.3%
	HH Income \$250,000 to \$499,999	0.6%	1.0%	1.5%
	HH Income \$200,000 to \$249,999	1.4%	2.4%	3.6%
	HH Income \$175,000 to \$199,999	7.9%	4.7%	5.8%
	HH Income \$150,000 to \$174,999	4.9%	4.7%	5.9%
	HH Income \$100,000 to 149,999	14.5%	16.4%	18.1%
	HH Income \$75,000 to 99,999	15.3%	15.3%	14.0%
	HH Income \$50,000 to 74,999	13.3%	16.8%	16.9%
	HH Income \$35,000 to 49,999	15.1%	12.2%	10.8%
	HH Income \$25,000 to 34,999	8.8%	8.5%	7.3%
	HH Income \$15,000 to 24,999	9.0%	7.8%	6.9%
	HH Income \$0 to 14,999	8.7%	9.4%	7.9%
	Average Household Income	\$88,131	\$85,719	\$99,484
	Median Household Income	\$65,271	\$67,597	\$75,225
	Per Capita Income	\$34,507	\$35,958	\$41,773
	2000 Average HH Income	\$54,057	\$53,742	\$62,471
	2000 Median HH Income	\$41,046	\$42,957	\$50,130
	Average Disposable Income	66,269	67,303	74,660
	Median Disposable Income	55,019	56,872	62,567
	Discretionary HH Income Over \$150,000	0.8%	0.6%	1.6%
	Discretionary HH Income \$125,000 to \$149,999	1.3%	2.6%	4.3%
	Discretionary HH Income \$100,000 to \$124,999	9.4%	5.8%	6.9%
	Discretionary HH Income \$75,000 to \$99,999	8.0%	8.9%	10.9%
	Discretionary HH Income \$50,000 to \$74,999	14.3%	17.2%	18.8%
	Discretionary HH Income \$25,000 to \$49,999	27.2%	30.2%	28.6%
	Discretionary HH Income Under \$25,000	39.0%	34.8%	29.0%
	Average Discretionary HH Income	44,651	44,808	51,526
	Median Discretionary HH Income	36,047	36,663	42,561
	Householder White – Count	2,430	19,800	59,370
	Median HH Income	\$83,364	\$76,188	\$82,178
	Average HH Income	\$91,263	\$84,354	\$90,479
	Householder Black or African-American – Count	542	2,171	4,582
	Median HH Income	\$38,553	\$33,342	\$42,841
	Average HH Income	\$50,764	\$54,753	\$59,100
Householder Hispanic – Count	1,090	4,191	7,430	
Median HH Income	\$48,380	\$47,633	\$56,156	
Average HH Income	\$64,080	\$60,214	\$67,219	
Householder Asian or Pacific Islander – Count	138	1,011	2,789	
Median HH Income	\$34,398	\$91,452	\$85,029	
Average HH Income	\$58,227	\$94,918	\$91,395	
Householder Other or Pacific Islander – Count	568	2,532	5,184	
Median HH Income	\$48,907	\$49,292	\$59,202	
Average HH Income	\$70,756	\$65,878	\$73,642	
Gender	Male Population	6,152	36,736	95,706
	Female Population	6,471	36,919	98,463

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Total Population by Age	Count of Pop 0 to 4 years	641	3,814	9,304
	Count of Pop 0 to 7 years	851	5,277	12,978
	Count of Pop 5 - 13	1,159	6,883	17,623
	Count of Pop 14 - 18	732	3,629	8,978
	Count of Pop 19 - 22	908	4,252	9,868
	Count of Pop 22 - 25	765	3,522	7,875
	Count of Pop 25 - 29	874	5,345	12,393
	Count of Pop 30 - 34	878	5,675	13,020
	Count of Pop 35 - 39	842	5,269	12,715
	Count of Pop 40 - 44	728	4,421	11,201
	Count of Pop 45 - 59	2,193	12,745	35,469
	Count of Pop 60 - 74	2,010	12,293	37,587
	Count of Pop 75 - 84	639	4,151	12,986
	Count of Pop 85+	255	1,656	5,150
	% of Pop 0 to 4 years	5.1%	5.2%	4.8%
	% of Pop 0 to 7 years	6.7%	7.2%	6.7%
	% of Pop 5 - 13	9.2%	9.3%	9.1%
	% of Pop 14 - 18	5.8%	4.9%	4.6%
	% of Pop 19 - 22	7.2%	5.8%	5.1%
	% of Pop 22 - 25	6.1%	4.8%	4.1%
	% of Pop 25 - 29	6.9%	7.3%	6.4%
	% of Pop 30 - 34	7.0%	7.7%	6.7%
	% of Pop 35 - 39	6.7%	7.2%	6.5%
	% of Pop 40 - 44	5.8%	6.0%	5.8%
% of Pop 45 - 59	17.4%	17.3%	18.3%	
% of Pop 60 - 74	15.9%	16.7%	19.4%	
% of Pop 75 - 84	5.1%	5.6%	6.7%	
% of Pop 85+	2.0%	2.2%	2.7%	
Median Age	37.1	38.5	42.4	
Average Age	39.5	40.6	42.8	
Male Population by Age	% of Pop 0 to 4 years	5.3%	5.3%	5.0%
	% of Pop 5 - 13	9.3%	9.3%	9.3%
	% of Pop 14 - 18	5.5%	4.8%	4.7%
	% of Pop 19 - 22	7.1%	5.9%	5.4%
	% of Pop 22 - 25	6.2%	5.0%	4.4%
	% of Pop 25 - 29	7.6%	8.1%	7.1%
	% of Pop 30 - 34	7.5%	8.4%	7.2%
	% of Pop 35 - 39	7.1%	7.6%	6.8%
	% of Pop 40 - 44	5.7%	6.1%	5.7%
	% of Pop 45 - 59	16.6%	16.9%	17.9%
	% of Pop 75 - 84	4.6%	4.9%	6.0%
	% of Pop 60 - 74	16.2%	16.1%	18.7%
	% of Pop 85+	1.2%	1.5%	1.9%
	Median Age	36.0	37.1	40.1
Average Age	38.8	39.5	41.5	

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	% of Pop 40 - 44	5.8%	5.9%	5.8%
	% of Pop 45 - 59	18.1%	17.7%	18.7%
	% of Pop 60 - 74	15.7%	17.3%	20.0%
	% of Pop 75 - 84	5.5%	6.4%	7.4%
	% of Pop 85+	2.8%	3.0%	3.4%
	Median Age	38.3	40.2	44.5
Average Age	40.2	41.7	44.1	
Race	Count of White	7,198	47,877	137,890
	Count of Black or African-American	1,539	7,343	14,295
	Count of Asian or Pacific Islander	542	3,308	9,581
	Count of Other races	3,345	15,126	32,404
	White	57.0%	65.0%	71.0%
	Black or African American	12.2%	10.0%	7.4%
	Asian	4.3%	4.5%	4.9%
	Other Races	26.5%	20.5%	16.7%
Language Spoken	Speak English at Home	70.3%	79.5%	84.0%
	Speak Spanish at Home	20.9%	12.8%	8.4%
	Speak French or French Creole at Home	3.0%	1.4%	1.5%
	Speak German at Home	0.2%	0.2%	0.2%
	Speak Other Indo-European Languages at Home	1.6%	2.1%	2.0%
	Speak Russian and Other Slavic Languages at H	0.3%	0.4%	0.4%
	Speak Chinese at Home	0.5%	1.1%	1.3%
	Speak Korean at Home	0.0%	0.1%	0.2%
	Speak Vietnamese at Home	0.0%	0.2%	0.2%
	Speak Other Asian Languages at Home	0.7%	0.8%	0.6%
	Speak Tagalog and Other Pacific Languages at H	1.3%	0.9%	0.7%
	Speak Other Language at Home	1.1%	0.6%	0.4%
Hispanic	Hispanic Population	3,288	13,955	26,907
	Hispanic Population Percent	26.0%	18.9%	13.9%
	Mexican	8.8%	8.6%	8.6%
	Puerto Rican	56.2%	50.5%	52.7%
	Cuban	2.6%	1.9%	2.1%
	Dominican	14.7%	14.2%	11.2%
	Central American	4.9%	7.2%	6.3%
	South American	8.9%	12.1%	13.1%
	Other Hispanic	3.8%	5.5%	6.0%
	2000 Hispanic Population Percent	14%	10%	7%
	1990 Hispanic Population Percent	8%	7%	4%

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<b>Ancestry</b>	American (percent of total population)	2.4%	3.0%	3.4%
	American	1.8%	2.3%	2.6%
	Native American (ie. Indian/Eskimo)	0.5%	0.6%	0.7%
	Hawaiian/Pacific Islander	0.1%	0.1%	0.1%
	Asian (percent of total population)	4.2%	4.4%	4.9%
	Chinese	0.8%	1.3%	1.8%
	Japanese	0.2%	0.1%	0.1%
	Korean	0.1%	0.2%	0.3%
	South Central Asian (ie. Indian)	1.3%	1.3%	1.2%
	South East Asian (ie. Vietnamese)	1.8%	1.5%	1.4%
	Other Asian	0.0%	0.0%	0.1%
	European (percent of total population)	31.3%	38.8%	45.0%
	British	4.3%	5.7%	7.3%
	Dutch	0.4%	0.5%	0.5%
	French	1.6%	2.4%	3.0%
	German	3.2%	4.9%	5.7%
	Italian	6.8%	7.6%	8.2%
	Polish	2.0%	2.9%	3.5%
	Scandinavian	1.6%	1.7%	2.0%
	Scotch/Irish	8.5%	9.8%	11.3%
Other European (ie. Greek/Russian)	3.0%	3.4%	3.5%	
Middle Eastern	0.2%	0.3%	0.3%	
Other Ancestry	23.8%	21.9%	19.5%	
Unclassified Ancestry	12.1%	12.7%	13.1%	
<b>Education (Age 25+)</b>	Adult Population (25 Years or Older)	8,419	51,555	140,522
	Elementary (0 to 8)	4.0%	3.3%	2.6%
	Some High School (9 to 11)	6.4%	5.1%	4.9%
	High School Graduate (12)	30.4%	29.8%	27.9%
	Some College (13 to 16)	20.3%	21.6%	20.8%
	Associates Degree Only	7.9%	7.7%	8.3%
	Bachelors Degree Only	16.0%	18.2%	19.4%
	Graduate Degree	15.0%	14.2%	16.1%
	% College (4+)	31.0%	32.4%	35.5%
<b>Household Type</b>	Total Households – count	4,768	29,705	79,355
	One Person HHs – count	1,513	10,245	25,156
	Family HHs – count	2,970	17,263	49,094
	Married Couple – count	1,891	11,827	35,408
	w/own children – count	837	4,979	13,000
	w/out own children – count	1,054	6,847	22,408
	Male Householder – count	305	1,555	3,989
	Female Householder – count	774	3,881	9,697
	Non-Family Households – count	285	2,197	5,105
	1 Person Household	31.7%	34.5%	31.7%
	2 Person Household	32.5%	32.3%	34.7%
	3 Person Household	15.8%	14.9%	15.0%
	4 Person Household	12.1%	11.0%	11.2%
	5 Person Household	4.6%	4.7%	4.7%
	6 Person Household	2.1%	1.8%	1.8%
7+ Person Household	1.2%	0.9%	0.9%	
% Households With Children	27.2%	25.9%	24.9%	

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<b>Housing</b>	Total Housing Units	5,185	32,554	89,495
	Owner Occupied Percent	48.8%	48.3%	55.0%
	Renter Occupied Percent	43.2%	43.0%	33.7%
	Vacant Housing Percent	8.0%	8.8%	11.3%
	Total Housing Units (Census 2000)	5,117	28,024	70,956
	For Rent (Census 2000)	57%	44%	29%
	For Sale (Census 2000)	16%	13%	12%
	Rented or Sold, (Census 2000)	3%	5%	7%
	Seasonal (Census 2014)	4%	14%	29%
	Other (Census 2000)	19%	19%	14%
<b>Homes Built By Year</b>	Homes Built 1990 to 2000	7%	8%	9%
	Homes Built 1980 to 1989	9%	12%	13%
	Homes Built 1970 to 1979	15%	15%	14%
	Homes Built 1960 to 1969	13%	16%	17%
	Homes Built 1950 to 1959	14%	14%	15%
	Homes Built 1940 to 1949	10%	7%	7%
	Homes Built Before 1939	33%	28%	26%
<b>Units in Structure</b>	1 Unit	57%	56%	67%
	2 - 9 Units	31%	28%	21%
	Greater than 10 Units	12%	14%	10%
	Mobilie Trailer	0%	2%	2%
	Other Units	0%	0%	0%
<b>Home Value (Owner Occupied)</b>	Property Value \$1,000,000 or more	0.9%	0.8%	2.2%
	Property Value \$750,000 to \$999,999	0.9%	2.5%	5.1%
	Property Value \$500,000 to \$749,999	10.1%	11.6%	14.6%
	Property Value \$400,000 to \$499,999	14.3%	13.4%	15.5%
	Property Value \$300,000, to \$399,999	23.6%	23.4%	21.5%
	Property Value \$200,000 to \$299,999	30.5%	28.1%	23.6%
	Property Value \$150,000 to \$199,999	11.5%	10.1%	7.8%
	Property Value \$100,000 to \$149,999	5.6%	5.0%	4.0%
	Property Value \$60,000 to \$99,999	0.4%	1.7%	1.3%
	Property Value \$40,000 to \$59,999	0.1%	0.8%	0.8%
	Property Value \$0 to \$39,999	2.0%	2.4%	2.3%
	Median Home Value	\$299,498	\$307,910	\$344,381
Median Rent	\$634	\$630	\$660	
<b>Wealth per Household</b>	\$0 and under - percent	18.6%	18.4%	17.5%
	\$1 to \$4999 - percent	9.6%	9.4%	8.6%
	\$5k to \$9999 - percent	5.0%	4.9%	4.6%
	\$10k to \$24999 - percent	6.6%	6.6%	6.4%
	\$25k to \$49999 - percent	6.8%	6.8%	6.8%
	\$50k to \$99999 - percent	10.1%	10.1%	10.2%
	\$100k to \$249999 - percent	17.4%	17.5%	18.0%
	\$250k to \$499999 - percent	12.4%	12.5%	13.1%
	\$500k+ - percent	13.5%	13.8%	14.8%
	Median HH Wealth	\$66,574	\$68,755	\$80,285
	Avg HH Wealth	\$223,899	\$226,770	\$240,861

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<b>Economic Viability</b>	Economic Viability Local	210	204	205
	Economic Viability Indexed	210	204	205
<b>Occupation (Employed Civilians Age 16+)</b>	Employed Civilian Pop 16+ by Occupation	6,783	38,548	102,097
	Managerial/Executive	11.0%	12.5%	15.7%
	Professional Specialty	25.7%	27.8%	26.6%
	Healthcare Support	4.9%	4.2%	3.8%
	Sales	10.4%	9.3%	9.0%
	Office & Administrative Support	11.8%	10.3%	9.9%
	Protective Service	1.6%	1.9%	2.5%
	Food Preparation	7.9%	7.4%	6.6%
	Building Maintenance & Cleaning	4.4%	4.7%	4.5%
	Personal Care	3.0%	3.7%	4.7%
	Farming, Fishing, & Forestry	0.1%	0.1%	0.1%
	Construction	6.0%	5.8%	6.0%
	Production & Transportation	13.2%	12.3%	10.7%
	Percent White Collar Workers	63.7%	64.1%	64.9%
	Percent Blue Collar Workers	36.3%	35.9%	35.1%
<b>Employment by Industry (Employed Civilians Age 16+)</b>	Agriculture/Mining/Construction	5.7%	4.9%	5.4%
	Manufacturing	16.6%	16.5%	14.3%
	Transportation	1.8%	3.4%	3.6%
	Information	3.1%	1.5%	1.3%
	Wholesale/Retail	15.6%	13.3%	12.6%
	Finance, Insurance, Real Estate	2.6%	3.5%	4.2%
	Professional Services	4.9%	5.4%	6.0%
	Management Services	0.0%	0.0%	0.1%
	Administrative/Waste Services	1.4%	2.8%	3.2%
	Educational Services	27.2%	25.9%	24.4%
	Entertainment Services	13.6%	12.9%	14.6%
	Other Professional Services	3.4%	4.0%	4.0%
	Public Administration	4.1%	6.0%	6.2%
<b>Transportation To Work</b>	Drive to Work Alone	68.3%	76.6%	80.4%
	Drive to Work Carpool	11.8%	10.8%	9.6%
	Travel to Work by Public Transportation	1.5%	1.8%	1.7%
	Drive to Work on Motorcycle	0.1%	0.1%	0.1%
	Drive to Work on Bicycle	0.2%	0.3%	0.3%
	Walked to Work	10.8%	6.7%	4.8%
	Other Means	2.8%	1.1%	0.7%
	Work at Home	4.6%	2.7%	2.4%

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	Travel to Work in Less than 5 Minutes	5.8%	5.0%	3.8%
	Travel to Work in 5 to 9 Minutes	19.2%	18.1%	15.2%
	Travel to Work in 10 to 14 Minutes	23.5%	22.8%	19.5%
	Travel to Work in 15 to 19 Minutes	21.3%	20.1%	20.1%
	Travel to Work in 20 to 29 Minutes	15.1%	18.2%	21.5%
	Travel to Work in 30 to 44 Minutes	9.6%	8.4%	11.1%
	Travel to Work in 45 to 59 Minutes	2.1%	2.2%	3.4%
	Travel to Work in 60 Minutes or more	3.6%	4.9%	5.3%
	Average Travel Time to Work	16	18	20
Vehicles per HH	No Vehicles	10.8%	9.2%	7.2%
	1 Vehicle	34.7%	37.6%	34.2%
	2 Vehicles	37.3%	35.8%	37.5%
	3 or more vehicles	17.3%	17.4%	21.2%
	Average Number of Vehicles	1.65	1.68	1.80
Change	Births (last 12 months)	142	827	2,039
	Deaths (last 12 months)	100	608	1,843
	Migration (last 12 months)	-30	-9	7
Work place	Workplace Establishments	552	2,824	6,655
	Workplace Employees (FTE)	6,701	52,816	90,300