



Executive Summary

2840 Wilma Rudolph Blvd, Clarksville, Tennessee, 37040
Rings: 3, 5, 10 mile radii

Prepared by Esri
Latitude: 36.59044
Longitude: -87.29196

	3 miles	5 miles	10 miles
Population			
2000 Population	12,866	31,069	130,874
2010 Population	25,260	54,071	167,083
2017 Population	30,670	65,425	193,386
2022 Population	35,303	73,876	213,935
2000-2010 Annual Rate	6.98%	5.70%	2.47%
2010-2017 Annual Rate	2.71%	2.66%	2.04%
2017-2022 Annual Rate	2.85%	2.46%	2.04%
2017 Male Population	48.6%	48.6%	48.8%
2017 Female Population	51.4%	51.4%	51.2%
2017 Median Age	31.5	31.9	30.8

In the identified area, the current year population is 193,386. In 2010, the Census count in the area was 167,083. The rate of change since 2010 was 2.04% annually. The five-year projection for the population in the area is 213,935 representing a change of 2.04% annually from 2017 to 2022. Currently, the population is 48.8% male and 51.2% female.

Median Age

The median age in this area is 31.5, compared to U.S. median age of 38.2.

Race and Ethnicity

2017 White Alone	67.0%	65.9%	66.0%
2017 Black Alone	20.0%	21.3%	21.1%
2017 American Indian/Alaska Native Alone	0.5%	0.5%	0.6%
2017 Asian Alone	3.4%	3.1%	2.7%
2017 Pacific Islander Alone	0.3%	0.4%	0.5%
2017 Other Race	3.1%	3.2%	3.4%
2017 Two or More Races	5.7%	5.6%	5.7%
2017 Hispanic Origin (Any Race)	11.1%	11.2%	11.8%

Persons of Hispanic origin represent 11.8% of the population in the identified area compared to 18.1% 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 62.0 in the identified area, compared to 64.0 for the U.S. as a whole.

Households

2000 Households	4,771	11,274	46,593
2010 Households	9,336	19,796	61,487
2017 Total Households	11,401	24,016	71,284
2022 Total Households	13,159	27,152	78,970
2000-2010 Annual Rate	6.94%	5.79%	2.81%
2010-2017 Annual Rate	2.79%	2.70%	2.06%
2017-2022 Annual Rate	2.91%	2.48%	2.07%
2017 Average Household Size	2.67	2.70	2.67

The household count in this area has changed from 61,487 in 2010 to 71,284 in the current year, a change of 2.06% annually. The five-year projection of households is 78,970, a change of 2.07% annually from the current year total. Average household size is currently 2.67, compared to 2.67 in the year 2010. The number of families in the current year is 50,270 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 2017 and 2022. Esri converted Census 2000 data into 2010 geography.



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Median Household Income			
2017 Median Household Income	\$55,851	\$57,024	\$51,456
2022 Median Household Income	\$61,067	\$62,706	\$55,795
2017-2022 Annual Rate	1.80%	1.92%	1.63%
Average Household Income			
2017 Average Household Income	\$66,598	\$68,366	\$63,803
2022 Average Household Income	\$75,631	\$77,345	\$72,636
2017-2022 Annual Rate	2.58%	2.50%	2.63%
Per Capita Income			
2017 Per Capita Income	\$24,943	\$25,322	\$23,826
2022 Per Capita Income	\$28,362	\$28,641	\$27,091
2017-2022 Annual Rate	2.60%	2.49%	2.60%

Current median household income is \$51,456 in the area, compared to \$56,124 for all U.S. households. Median household income is projected to be \$55,795 in five years, compared to \$62,316 for all U.S. households

Current average household income is \$63,803 in this area, compared to \$80,675 for all U.S. households. Average household income is projected to be \$72,636 in five years, compared to \$91,585 for all U.S. households

Current per capita income is \$23,826 in the area, compared to the U.S. per capita income of \$30,820. The per capita income is projected to be \$27,091 in five years, compared to \$34,828 for all U.S. households

Housing			
2000 Total Housing Units	5,073	11,962	50,554
2000 Owner Occupied Housing Units	3,149	7,660	27,371
2000 Renter Occupied Housing Units	1,621	3,614	19,222
2000 Vacant Housing Units	303	688	3,961
2010 Total Housing Units	10,168	21,437	68,160
2010 Owner Occupied Housing Units	5,872	12,880	35,565
2010 Renter Occupied Housing Units	3,464	6,916	25,922
2010 Vacant Housing Units	832	1,641	6,673
2017 Total Housing Units	12,480	26,209	79,547
2017 Owner Occupied Housing Units	6,743	15,017	39,617
2017 Renter Occupied Housing Units	4,659	9,000	31,668
2017 Vacant Housing Units	1,079	2,193	8,263
2022 Total Housing Units	14,379	29,589	87,986
2022 Owner Occupied Housing Units	7,800	16,997	43,991
2022 Renter Occupied Housing Units	5,359	10,155	34,980
2022 Vacant Housing Units	1,220	2,437	9,016

Currently, 49.8% of the 79,547 housing units in the area are owner occupied; 39.8%, renter occupied; and 10.4% are vacant. Currently, in the U.S., 55.6% of the housing units in the area are owner occupied; 33.1% are renter occupied; and 11.3% are vacant. In 2010, there were 68,160 housing units in the area - 52.2% owner occupied, 38.0% renter occupied, and 9.8% vacant. The annual rate of change in housing units since 2010 is 7.11%. Median home value in the area is \$149,494, compared to a median home value of \$207,344 for the U.S. In five years, median value is projected to change by 2.16% annually to \$166,316.

Data Note: Income is expressed in current dollars

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022. Esri converted Census 2000 data into 2010 geography.