



Demographic and Income Profile

Enterprise Rd & Saxon Blvd, Orange City, Florida, 32763
Ring: 1 mile radius

Prepared by Bob Manor, CCIM

Latitude: 28.91123

Longitude: -81.29201

Summary	Census 2010	2015	2020				
Population	6,011	6,233	6,460				
Households	2,657	2,729	2,819				
Families	1,695	1,726	1,774				
Average Household Size	2.23	2.25	2.26				
Owner Occupied Housing Units	1,632	1,576	1,622				
Renter Occupied Housing Units	1,025	1,153	1,198				
Median Age	45.6	47.3	48.9				
Trends: 2015 - 2020 Annual Rate	Area	State	National				
Population	0.72%	1.05%	0.75%				
Households	0.65%	1.05%	0.77%				
Families	0.55%	0.95%	0.69%				
Owner HHs	0.58%	0.91%	0.70%				
Median Household Income	3.75%	2.89%	2.66%				
Households by Income	2015		2020				
	Number	Percent	Number	Percent			
	<\$15,000	400	14.7%	404	14.3%		
	\$15,000 - \$24,999	451	16.5%	360	12.8%		
	\$25,000 - \$34,999	320	11.7%	276	9.8%		
	\$35,000 - \$49,999	383	14.0%	375	13.3%		
	\$50,000 - \$74,999	507	18.6%	560	19.9%		
	\$75,000 - \$99,999	301	11.0%	408	14.5%		
	\$100,000 - \$149,999	254	9.3%	280	9.9%		
	\$150,000 - \$199,999	67	2.5%	103	3.7%		
	\$200,000+	45	1.6%	54	1.9%		
Median Household Income	\$41,369		\$49,733				
Average Household Income	\$55,778		\$63,228				
Per Capita Income	\$24,079		\$27,204				
Population by Age	Census 2010		2015		2020		
	Number	Percent	Number	Percent	Number	Percent	
	0 - 4	302	5.0%	286	4.6%	287	4.4%
	5 - 9	360	6.0%	350	5.6%	337	5.2%
	10 - 14	378	6.3%	385	6.2%	390	6.0%
	15 - 19	333	5.5%	336	5.4%	353	5.5%
	20 - 24	272	4.5%	283	4.5%	262	4.1%
	25 - 34	620	10.3%	641	10.3%	642	9.9%
	35 - 44	697	11.6%	675	10.8%	676	10.5%
	45 - 54	776	12.9%	746	12.0%	731	11.3%
	55 - 64	809	13.5%	878	14.1%	867	13.4%
	65 - 74	679	11.3%	763	12.2%	930	14.4%
	75 - 84	529	8.8%	588	9.4%	651	10.1%
	85+	256	4.3%	302	4.8%	334	5.2%
Race and Ethnicity	Census 2010		2015		2020		
	Number	Percent	Number	Percent	Number	Percent	
	White Alone	4,935	82.1%	5,004	80.3%	5,066	78.4%
	Black Alone	470	7.8%	518	8.3%	564	8.7%
	American Indian Alone	18	0.3%	20	0.3%	21	0.3%
	Asian Alone	168	2.8%	191	3.1%	218	3.4%
	Pacific Islander Alone	0	0.0%	0	0.0%	0	0.0%
	Some Other Race Alone	284	4.7%	338	5.4%	402	6.2%
	Two or More Races	136	2.3%	161	2.6%	189	2.9%
	Hispanic Origin (Any Race)	1,329	22.1%	1,578	25.3%	1,871	29.0%

Data Note: Income is expressed in current dollars.

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

October 31, 2015

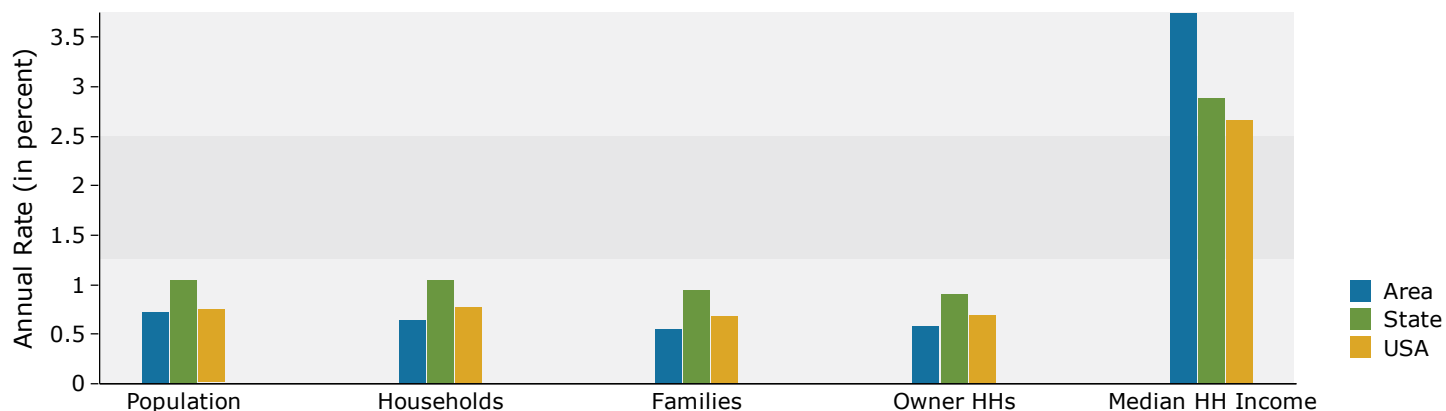


Demographic and Income Profile

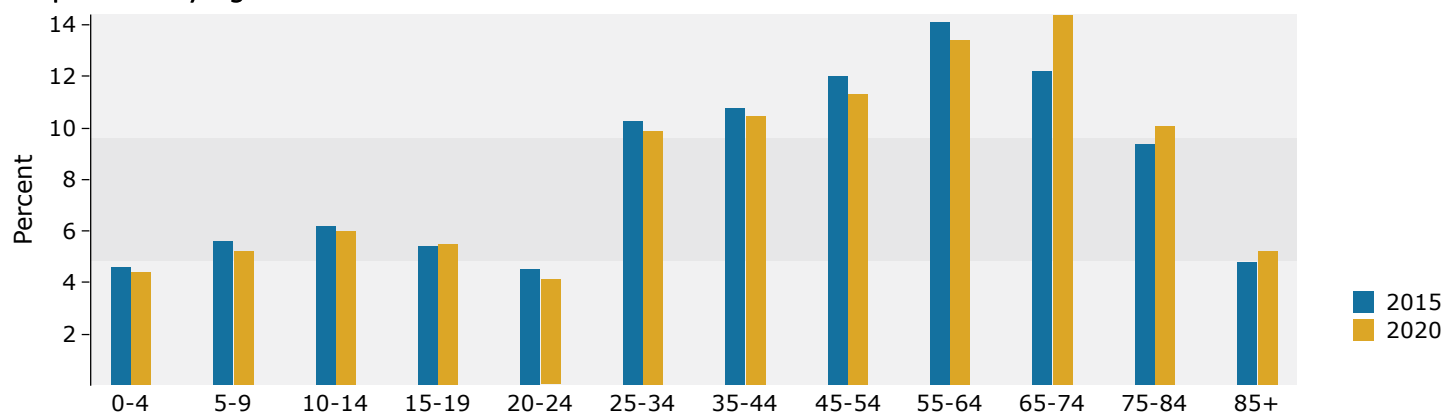
Enterprise Rd & Saxon Blvd, Orange City, Florida, 32763
Ring: 1 mile radius

Prepared by Bob Manor, CCIM
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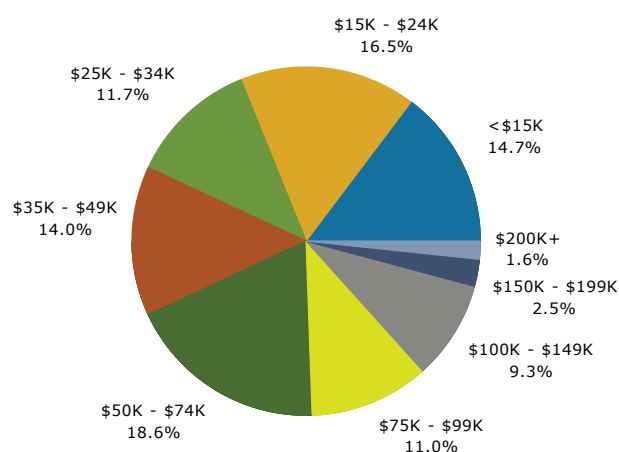
Trends 2015-2020



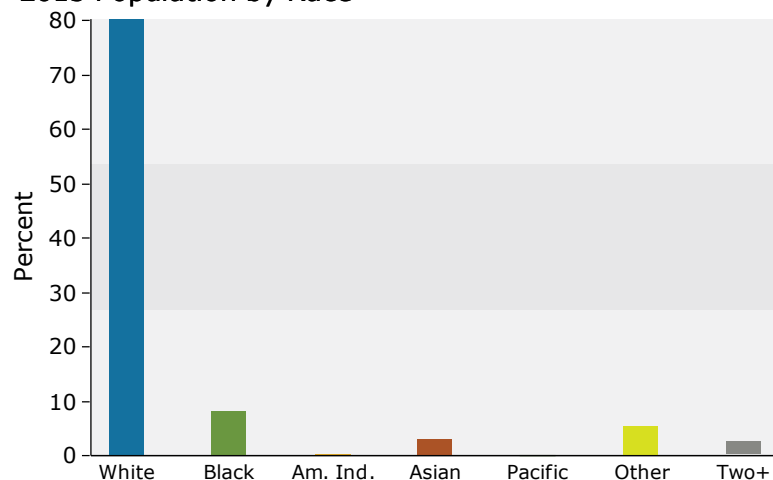
Population by Age



2015 Household Income



2015 Population by Race



2015 Percent Hispanic Origin: 25.3%



Demographic and Income Profile

Enterprise Rd & Saxon Blvd, Orange City, Florida, 32763
Ring: 2 mile radius

Prepared by Bob Manor, CCIM

Latitude: 28.91123

Longitude: -81.29201

Summary	Census 2010		2015		2020	
Population	21,384		21,868		22,486	
Households	9,167		9,337		9,586	
Families	6,102		6,158		6,286	
Average Household Size	2.31		2.32		2.32	
Owner Occupied Housing Units	6,677		6,432		6,561	
Renter Occupied Housing Units	2,490		2,905		3,026	
Median Age	46.1		47.6		48.5	
Trends: 2015 - 2020 Annual Rate	Area		State		National	
Population	0.56%		1.05%		0.75%	
Households	0.53%		1.05%		0.77%	
Families	0.41%		0.95%		0.69%	
Owner HHs	0.40%		0.91%		0.70%	
Median Household Income	2.98%		2.89%		2.66%	
Households by Income	2015		2020			
	Number	Percent	Number	Percent		
<\$15,000	1,226	13.1%	1,200	12.5%		
\$15,000 - \$24,999	1,304	14.0%	1,015	10.6%		
\$25,000 - \$34,999	1,124	12.0%	952	9.9%		
\$35,000 - \$49,999	1,393	14.9%	1,344	14.0%		
\$50,000 - \$74,999	1,981	21.2%	2,250	23.5%		
\$75,000 - \$99,999	1,182	12.7%	1,518	15.8%		
\$100,000 - \$149,999	852	9.1%	936	9.8%		
\$150,000 - \$199,999	155	1.7%	223	2.3%		
\$200,000+	119	1.3%	146	1.5%		
Median Household Income	\$44,909		\$52,010			
Average Household Income	\$55,965		\$63,045			
Per Capita Income	\$23,661		\$26,604			
Population by Age	Census 2010		2015		2020	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	1,086	5.1%	1,042	4.8%	1,055	4.7%
5 - 9	1,149	5.4%	1,146	5.2%	1,133	5.0%
10 - 14	1,245	5.8%	1,198	5.5%	1,272	5.7%
15 - 19	1,163	5.4%	1,115	5.1%	1,135	5.0%
20 - 24	981	4.6%	1,053	4.8%	953	4.2%
25 - 34	2,219	10.4%	2,271	10.4%	2,326	10.3%
35 - 44	2,532	11.8%	2,460	11.2%	2,452	10.9%
45 - 54	2,935	13.7%	2,775	12.7%	2,623	11.7%
55 - 64	2,990	14.0%	3,181	14.5%	3,217	14.3%
65 - 74	2,506	11.7%	2,848	13.0%	3,280	14.6%
75 - 84	1,817	8.5%	1,887	8.6%	2,097	9.3%
85+	761	3.6%	893	4.1%	943	4.2%
Race and Ethnicity	Census 2010		2015		2020	
	Number	Percent	Number	Percent	Number	Percent
White Alone	17,994	84.1%	18,038	82.5%	18,161	80.8%
Black Alone	1,462	6.8%	1,592	7.3%	1,720	7.6%
American Indian Alone	71	0.3%	78	0.4%	85	0.4%
Asian Alone	426	2.0%	482	2.2%	549	2.4%
Pacific Islander Alone	5	0.0%	5	0.0%	5	0.0%
Some Other Race Alone	925	4.3%	1,085	5.0%	1,279	5.7%
Two or More Races	502	2.3%	588	2.7%	686	3.1%
Hispanic Origin (Any Race)	4,149	19.4%	4,854	22.2%	5,724	25.5%

Data Note: Income is expressed in current dollars.

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

October 31, 2015



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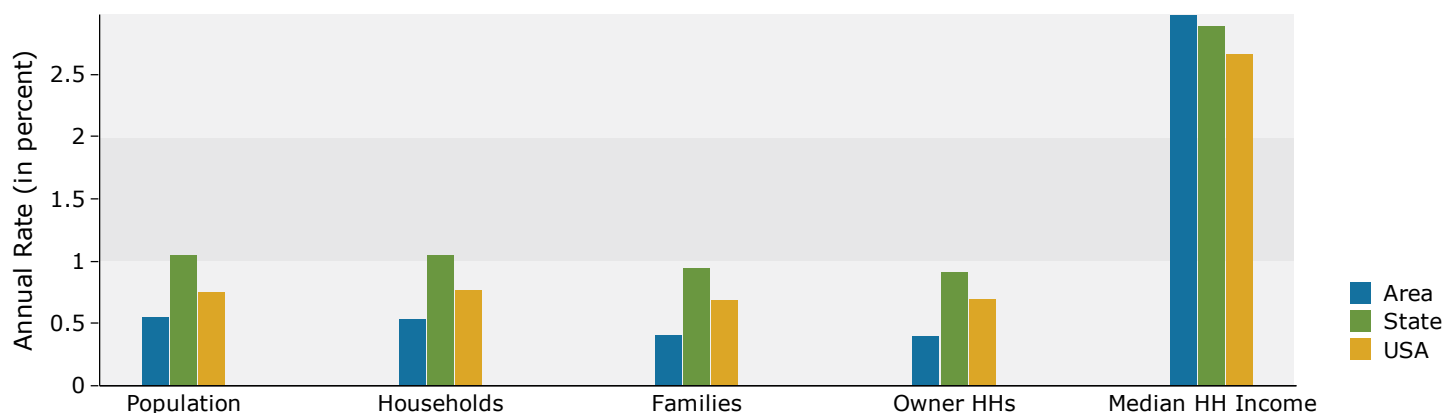
Enterprise Rd & Saxon Blvd, Orange City, Florida, 32763
Ring: 2 mile radius

Prepared by Bob Manor, CCIM

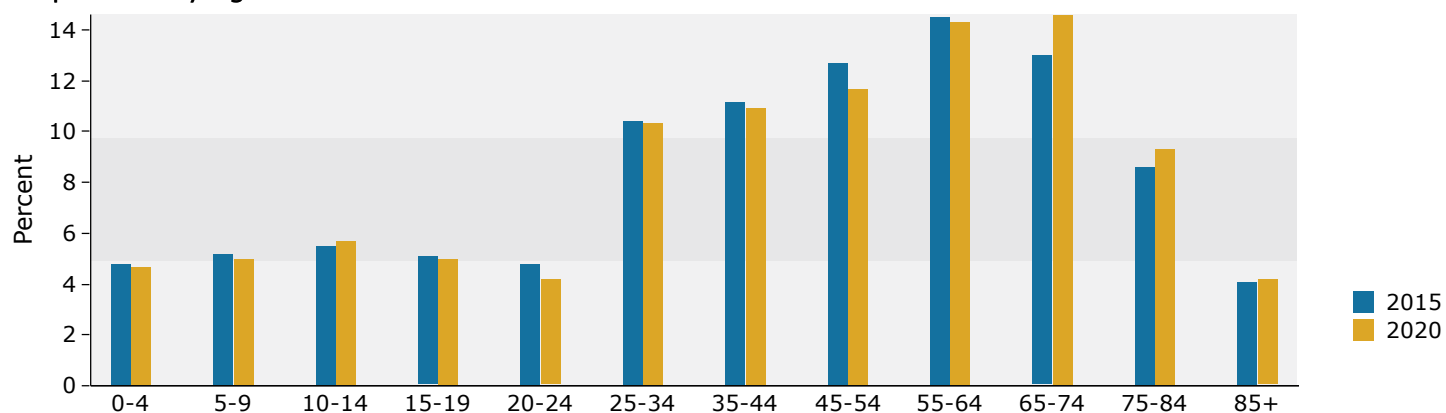
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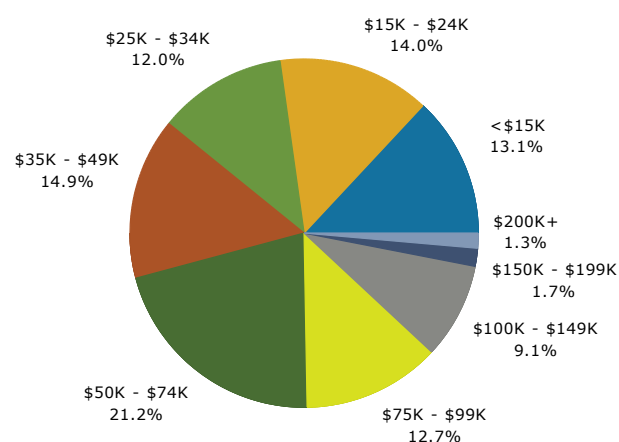
Trends 2015-2020



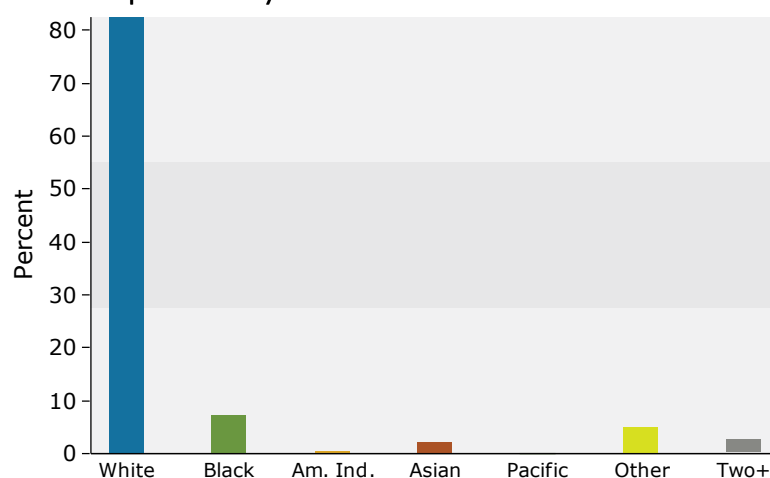
Population by Age



2015 Household Income



2015 Population by Race



2015 Percent Hispanic Origin: 22.2%



Demographic and Income Profile

Enterprise Rd & Saxon Blvd, Orange City, Florida, 32763
Ring: 3 mile radius

Prepared by Bob Manor, CCIM

Latitude: 28.91123
Longitude: -81.29201

Summary	Census 2010		2015		2020		
Population	47,744		48,402		49,495		
Households	19,728		19,951		20,390		
Families	13,256		13,278		13,485		
Average Household Size	2.40		2.40		2.41		
Owner Occupied Housing Units	14,821		14,188		14,380		
Renter Occupied Housing Units	4,907		5,763		6,010		
Median Age	44.2		45.5		46.4		
Trends: 2015 - 2020 Annual Rate	Area		State		National		
Population	0.45%		1.05%		0.75%		
Households	0.44%		1.05%		0.77%		
Families	0.31%		0.95%		0.69%		
Owner HHs	0.27%		0.91%		0.70%		
Median Household Income	3.48%		2.89%		2.66%		
Households by Income				2015		2020	
				Number	Percent	Number	Percent
	<\$15,000			2,495	12.5%	2,435	11.9%
	\$15,000 - \$24,999			2,930	14.7%	2,253	11.0%
	\$25,000 - \$34,999			2,674	13.4%	2,262	11.1%
	\$35,000 - \$49,999			3,211	16.1%	3,102	15.2%
	\$50,000 - \$74,999			4,118	20.6%	4,802	23.6%
	\$75,000 - \$99,999			2,270	11.4%	3,015	14.8%
	\$100,000 - \$149,999			1,773	8.9%	1,881	9.2%
	\$150,000 - \$199,999			298	1.5%	420	2.1%
	\$200,000+			181	0.9%	220	1.1%
	Median Household Income			\$42,515		\$50,454	
Average Household Income			\$53,651		\$60,540		
Per Capita Income			\$22,127		\$24,950		
Population by Age	Census 2010		2015		2020		
	Number	Percent	Number	Percent	Number	Percent	
	0 - 4	2,586	5.4%	2,474	5.1%	2,466	5.0%
	5 - 9	2,670	5.6%	2,646	5.5%	2,618	5.3%
	10 - 14	2,860	6.0%	2,715	5.6%	2,899	5.9%
	15 - 19	2,794	5.9%	2,572	5.3%	2,611	5.3%
	20 - 24	2,312	4.8%	2,493	5.2%	2,187	4.4%
	25 - 34	5,286	11.1%	5,330	11.0%	5,412	10.9%
	35 - 44	5,816	12.2%	5,678	11.7%	5,706	11.5%
	45 - 54	6,824	14.3%	6,376	13.2%	5,951	12.0%
	55 - 64	6,350	13.3%	6,835	14.1%	7,081	14.3%
	65 - 74	4,986	10.4%	5,790	12.0%	6,548	13.2%
	75 - 84	3,634	7.6%	3,649	7.5%	4,131	8.3%
	85+	1,626	3.4%	1,843	3.8%	1,884	3.8%
	Race and Ethnicity	Census 2010		2015		2020	
Number		Percent	Number	Percent	Number	Percent	
White Alone		40,379	84.6%	40,159	83.0%	40,239	81.3%
Black Alone		3,128	6.6%	3,364	7.0%	3,604	7.3%
American Indian Alone		177	0.4%	198	0.4%	219	0.4%
Asian Alone		772	1.6%	867	1.8%	982	2.0%
Pacific Islander Alone		15	0.0%	15	0.0%	15	0.0%
Some Other Race Alone		2,080	4.4%	2,417	5.0%	2,832	5.7%
Two or More Races		1,192	2.5%	1,381	2.9%	1,604	3.2%
Hispanic Origin (Any Race)		9,446	19.8%	10,927	22.6%	12,798	25.9%

Data Note: Income is expressed in current dollars.

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

October 31, 2015



Demographic and Income Profile

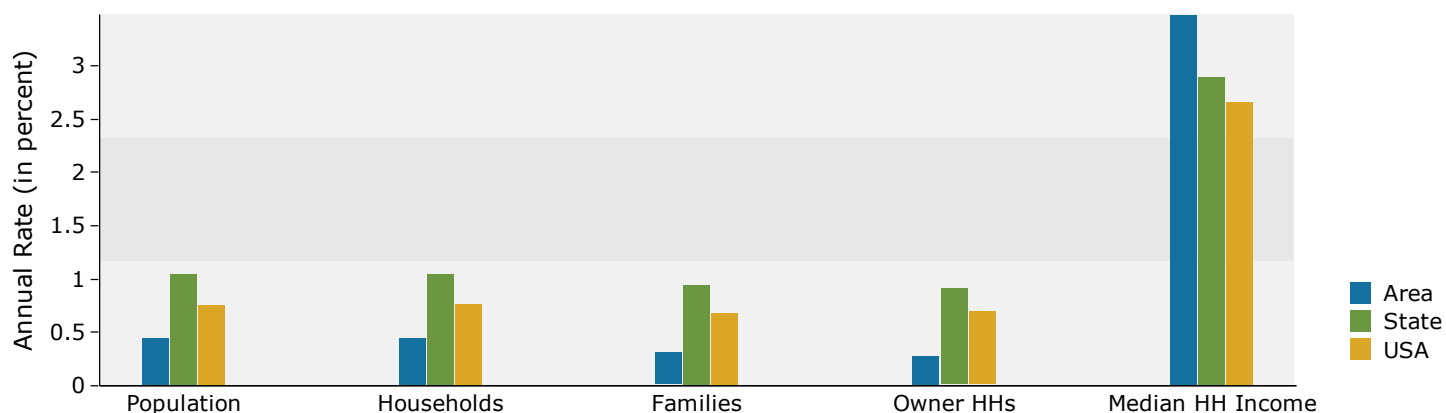
Enterprise Rd & Saxon Blvd, Orange City, Florida, 32763
Ring: 3 mile radius

Prepared by Bob Manor, CCIM

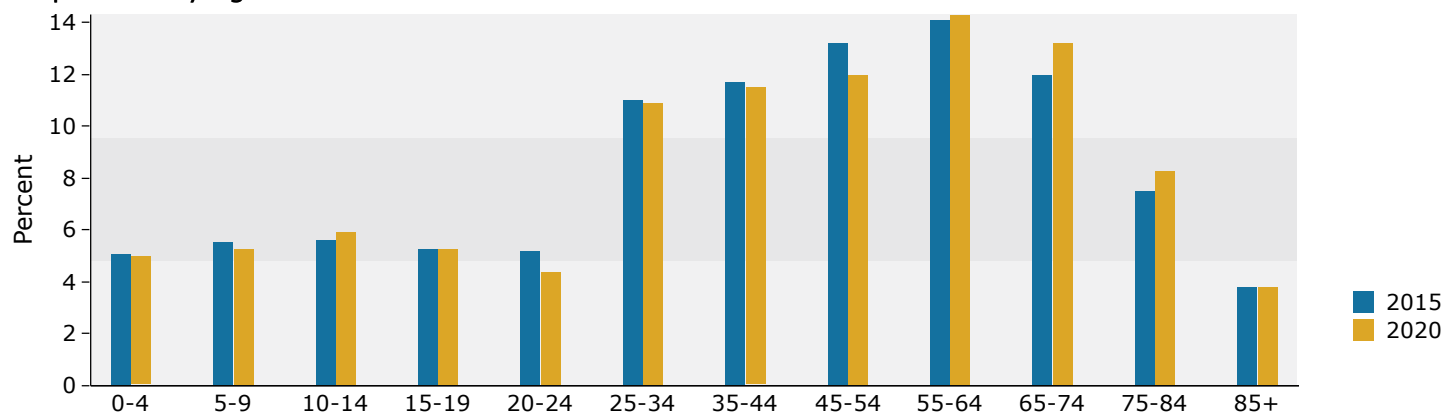
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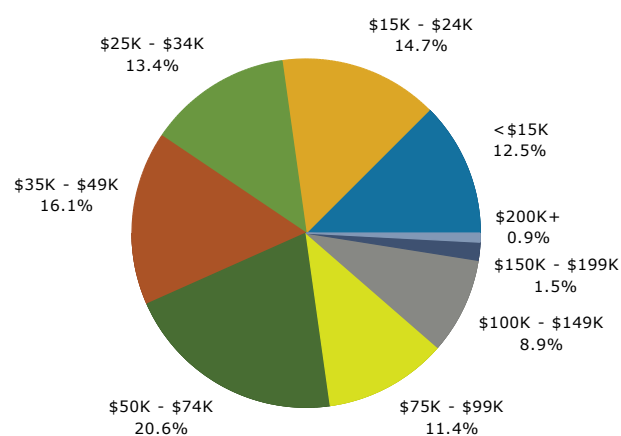
Trends 2015-2020



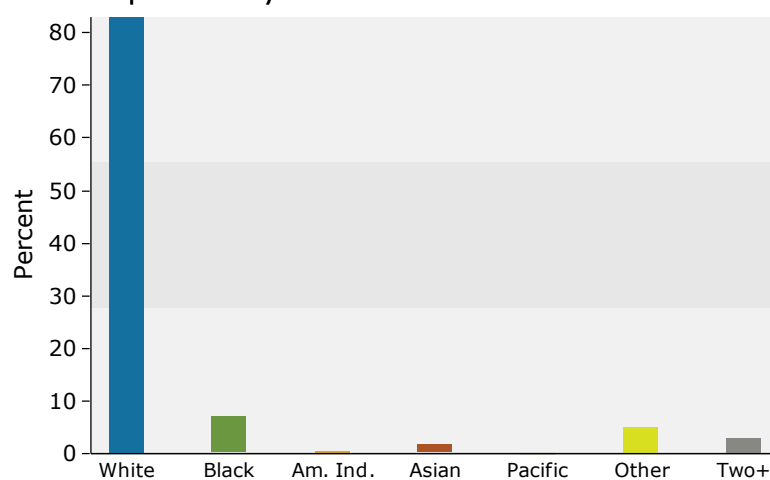
Population by Age



2015 Household Income



2015 Population by Race



2015 Percent Hispanic Origin: 22.6%



Executive Summary

Enterprise Rd & Saxon Blvd, Orange City, Florida, 32763
Rings: 1, 2, 3 mile radii

Prepared by Bob Manor, CCIM

Latitude: 28.91123

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	1 mile	2 miles	3 miles
Population			
2000 Population	3,453	16,231	38,716
2010 Population	6,011	21,384	47,744
2015 Population	6,233	21,868	48,402
2020 Population	6,460	22,486	49,495
2000-2010 Annual Rate	5.70%	2.80%	2.12%
2010-2015 Annual Rate	0.69%	0.43%	0.26%
2015-2020 Annual Rate	0.72%	0.56%	0.45%
2015 Male Population	46.0%	47.0%	47.6%
2015 Female Population	54.0%	53.0%	52.4%
2015 Median Age	47.3	47.6	45.5

In the identified area, the current year population is 48,402. In 2010, the Census count in the area was 47,744. The rate of change since 2010 was 0.26% annually. The five-year projection for the population in the area is 49,495 representing a change of 0.45% annually from 2015 to 2020. Currently, the population is 47.6% male and 52.4% female.

Median Age

The median age in this area is 47.3, compared to U.S. median age of 37.9.

Race and Ethnicity

2015 White Alone	80.3%	82.5%	83.0%
2015 Black Alone	8.3%	7.3%	7.0%
2015 American Indian/Alaska Native Alone	0.3%	0.4%	0.4%
2015 Asian Alone	3.1%	2.2%	1.8%
2015 Pacific Islander Alone	0.0%	0.0%	0.0%
2015 Other Race	5.4%	5.0%	5.0%
2015 Two or More Races	2.6%	2.7%	2.9%
2015 Hispanic Origin (Any Race)	25.3%	22.2%	22.6%

Persons of Hispanic origin represent 22.6% 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 54.9 in the identified area, compared to 63.0 for the U.S. as a whole.

Households

2000 Households	1,622	7,113	16,354
2010 Households	2,657	9,167	19,728
2015 Total Households	2,729	9,337	19,951
2020 Total Households	2,819	9,586	20,390
2000-2010 Annual Rate	5.06%	2.57%	1.89%
2010-2015 Annual Rate	0.51%	0.35%	0.21%
2015-2020 Annual Rate	0.65%	0.53%	0.44%
2015 Average Household Size	2.25	2.32	2.40

The household count in this area has changed from 19,728 in 2010 to 19,951 in the current year, a change of 0.21% annually. The five-year projection of households is 20,390, a change of 0.44% annually from the current year total. Average household size is currently 2.40, compared to 2.40 in the year 2010. The number of families in the current year is 13,278 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.

October 31, 2015



Executive Summary

Enterprise Rd & Saxon Blvd, Orange City, Florida, 32763
Rings: 1, 2, 3 mile radii

Prepared by Bob Manor, CCIM

Latitude: 28.91123

Longitude: -81.29201

	1 mile	2 miles	3 miles
Median Household Income			
2015 Median Household Income	\$41,369	\$44,909	\$42,515
2020 Median Household Income	\$49,733	\$52,010	\$50,454
2015-2020 Annual Rate	3.75%	2.98%	3.48%
Average Household Income			
2015 Average Household Income	\$55,778	\$55,965	\$53,651
2020 Average Household Income	\$63,228	\$63,045	\$60,540
2015-2020 Annual Rate	2.54%	2.41%	2.45%
Per Capita Income			
2015 Per Capita Income	\$24,079	\$23,661	\$22,127
2020 Per Capita Income	\$27,204	\$26,604	\$24,950
2015-2020 Annual Rate	2.47%	2.37%	2.43%

Households by Income

Current median household income is \$42,515 in the area, compared to \$53,217 for all U.S. households. Median household income is projected to be \$50,454 in five years, compared to \$60,683 for all U.S. households

Current average household income is \$53,651 in this area, compared to \$74,699 for all U.S. households. Average household income is projected to be \$60,540 in five years, compared to \$84,910 for all U.S. households

Current per capita income is \$22,127 in the area, compared to the U.S. per capita income of \$28,597. The per capita income is projected to be \$24,950 in five years, compared to \$32,501 for all U.S. households

Housing			
2000 Total Housing Units	1,728	7,609	17,809
2000 Owner Occupied Housing Units	1,242	5,804	13,367
2000 Renter Occupied Housing Units	380	1,309	2,987
2000 Vacant Housing Units	106	496	1,455
2010 Total Housing Units	3,019	10,312	22,418
2010 Owner Occupied Housing Units	1,632	6,677	14,821
2010 Renter Occupied Housing Units	1,025	2,490	4,907
2010 Vacant Housing Units	362	1,145	2,690
2015 Total Housing Units	3,050	10,468	22,772
2015 Owner Occupied Housing Units	1,576	6,432	14,188
2015 Renter Occupied Housing Units	1,153	2,905	5,763
2015 Vacant Housing Units	321	1,131	2,821
2020 Total Housing Units	3,110	10,702	23,288
2020 Owner Occupied Housing Units	1,622	6,561	14,380
2020 Renter Occupied Housing Units	1,198	3,026	6,010
2020 Vacant Housing Units	291	1,116	2,898

Currently, 62.3% of the 22,772 housing units in the area are owner occupied; 25.3%, renter occupied; and 12.4% 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 22,418 housing units in the area - 66.1% owner occupied, 21.9% renter occupied, and 12.0% vacant. The annual rate of change in housing units since 2010 is 0.70%. Median home value in the area is \$124,149, compared to a median home value of \$200,006 for the U.S. In five years, median value is projected to change by 4.54% annually to \$155,003.

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.

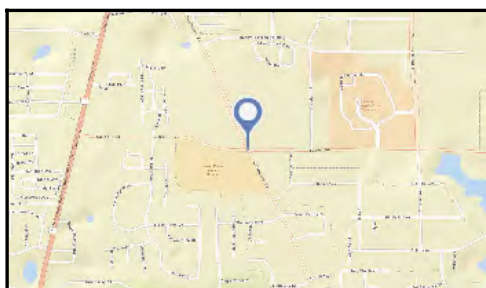
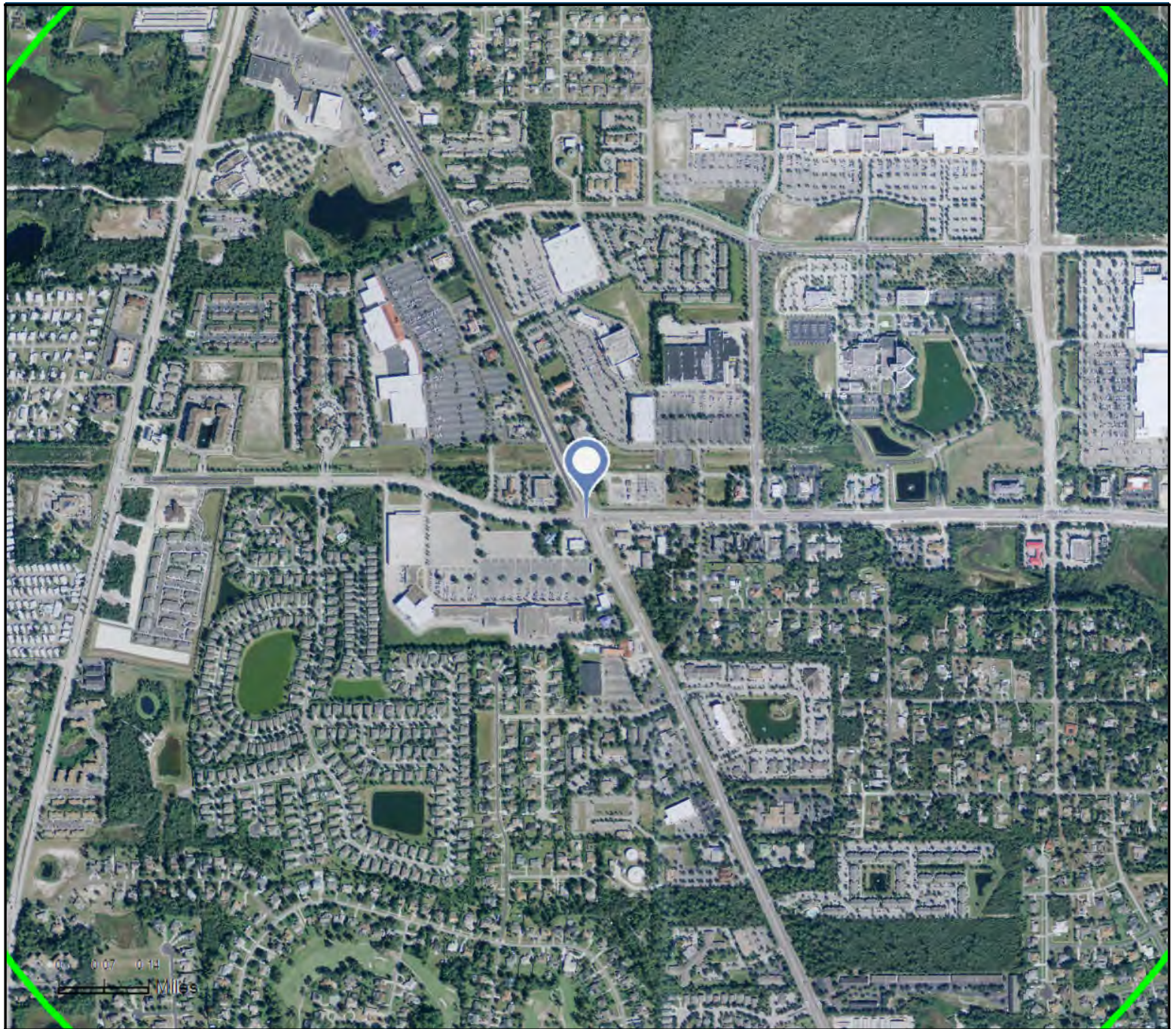
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Site Map on Satellite Imagery - 1.6 Miles Wide

Enterprise Rd & Saxon Blvd, Orange City, Florida, 32763
Rings: 1, 2, 3 mile radii

Prepared by Bob Manor, CCIM
Latitude: 28.91123
Longitude: -81.29201



Source: ArcGIS Online World Imagery Basemap

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Traffic Count Map

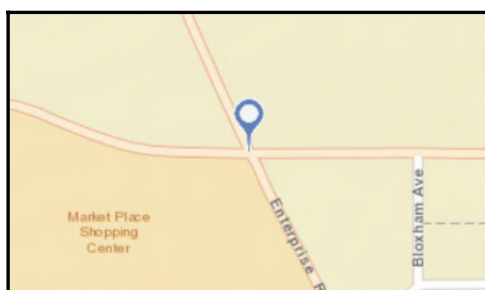
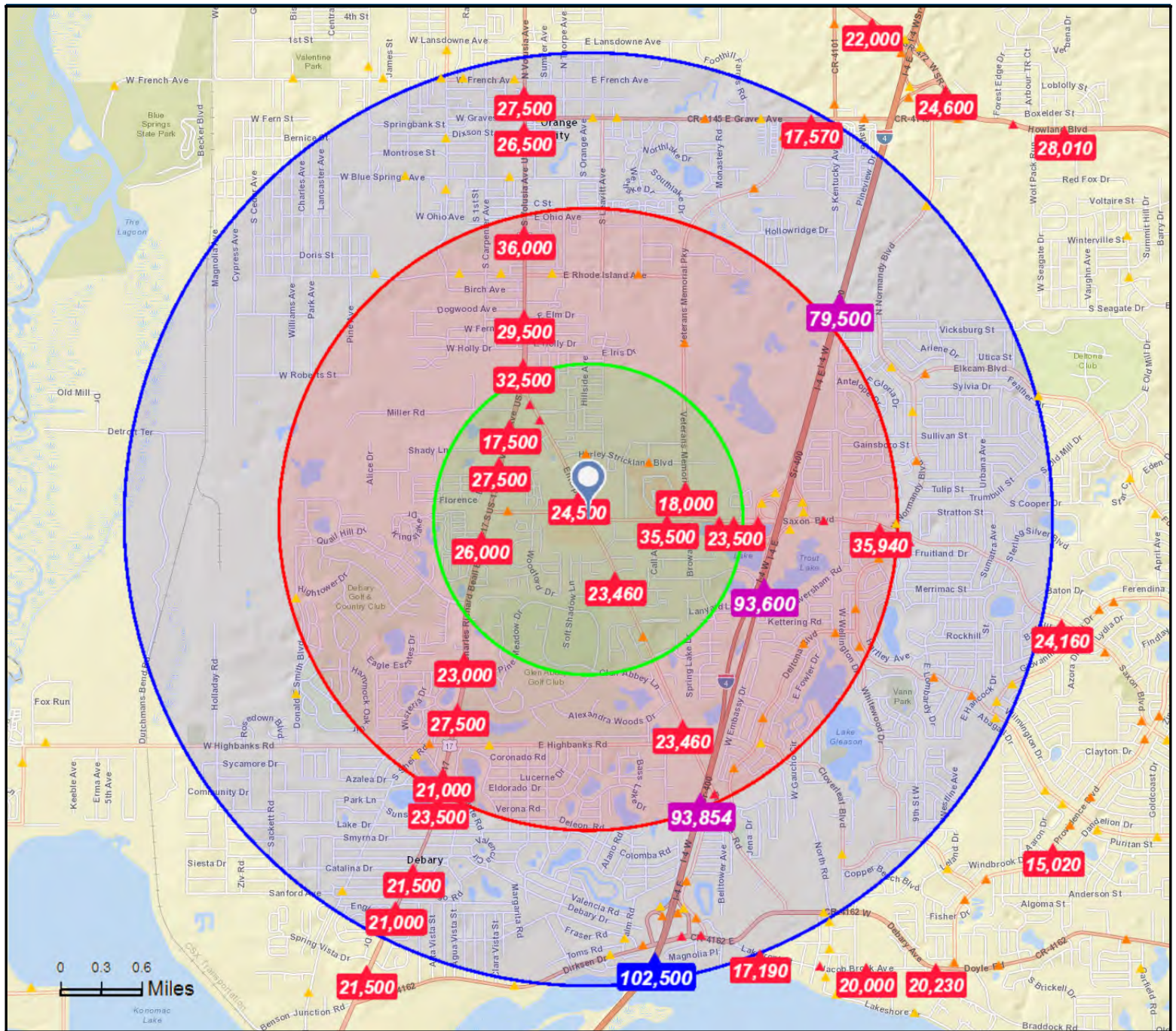
Enterprise Rd & Saxon Blvd, Orange City, Florida, 32763

Rings: 1, 2, 3 mile radii

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- Average Daily Traffic Volume**
- ▲ Up to 6,000 vehicles per day
 - ▲ 6,001 - 15,000
 - ▲ 15,001 - 30,000
 - ▲ 30,001 - 50,000
 - ▲ 50,001 - 100,000
 - ▲ More than 100,000 per day



Source: ©2015 Market Planning Solutions, Inc.

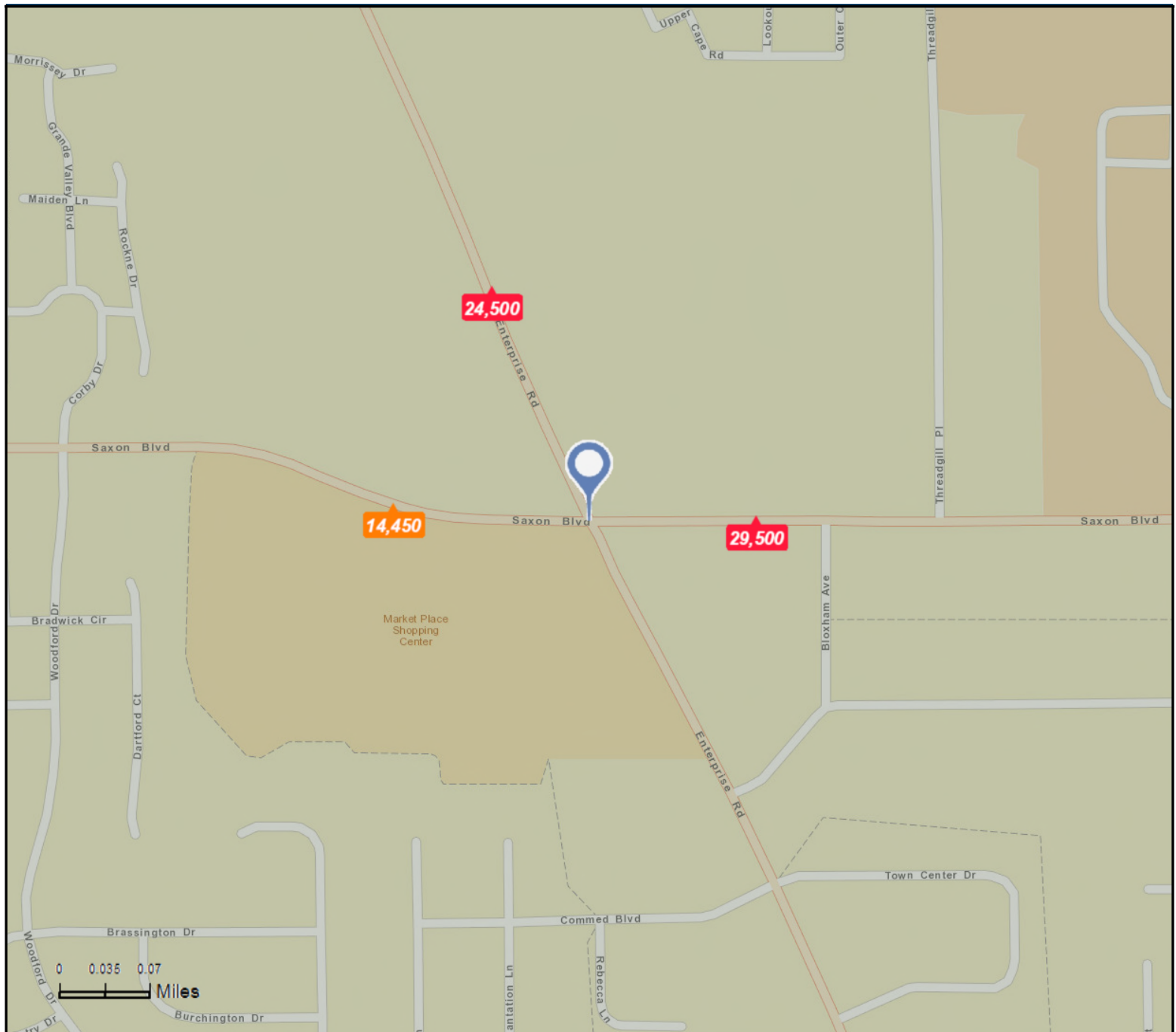
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Traffic Count Map - Close Up

Enterprise Rd & Saxon Blvd, Orange City, Florida, 32763
Rings: 1, 2, 3 mile radii

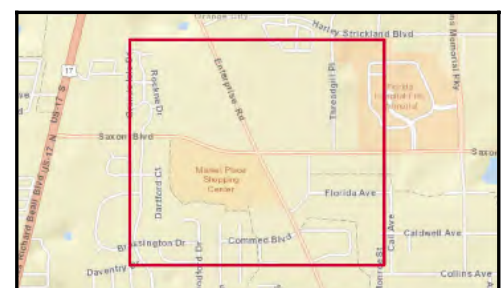
Prepared by Bob Manor, CCIM

Latitude: 28.91123
Longitude: -81.29201



Average Daily Traffic Volume

- ▲ Up to 6,000 vehicles per day
- ▲ 6,001 - 15,000
- ▲ 15,001 - 30,000
- ▲ 30,001 - 50,000
- ▲ 50,001 - 100,000
- ▲ More than 100,000 per day



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