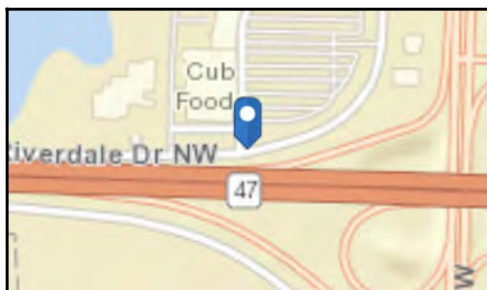
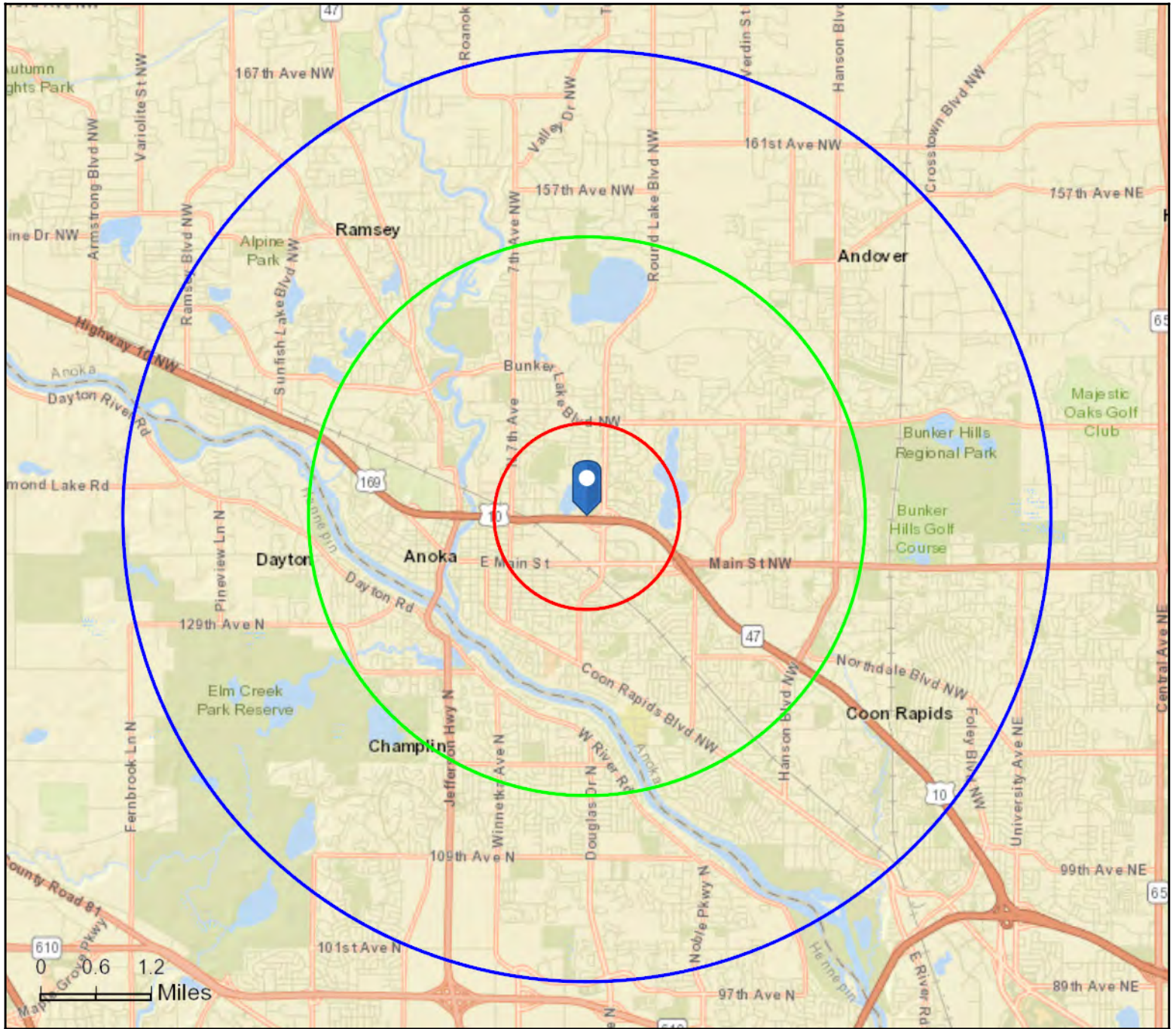




# Site Map

Riverdale Crossing  
12900 Riverdale Dr NW, Coon Rapids, Minnesota, 55448  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.20480  
Longitude: -93.36149



August 13, 2018



# Executive Summary

Riverdale Crossing  
12900 Riverdale Dr NW, Coon Rapids, Minnesota, 55448  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.20480  
Longitude: -93.36149

	1 mile	3 miles	5 miles
<b>Population</b>			
2000 Population	8,001	66,553	132,437
2010 Population	7,725	67,072	144,776
2018 Population	8,038	70,441	155,110
2023 Population	8,307	73,030	162,053
2000-2010 Annual Rate	-0.35%	0.08%	0.89%
2010-2018 Annual Rate	0.48%	0.60%	0.84%
2018-2023 Annual Rate	0.66%	0.72%	0.88%
2018 Male Population	48.6%	49.6%	49.5%
2018 Female Population	51.4%	50.4%	50.5%
2018 Median Age	36.8	38.1	37.7

In the identified area, the current year population is 155,110. In 2010, the Census count in the area was 144,776. The rate of change since 2010 was 0.84% annually. The five-year projection for the population in the area is 162,053 representing a change of 0.88% annually from 2018 to 2023. Currently, the population is 49.5% male and 50.5% female.

### Median Age

The median age in this area is 36.8, compared to U.S. median age of 38.3.

### Race and Ethnicity

2018 White Alone	82.4%	84.7%	84.1%
2018 Black Alone	6.9%	6.6%	6.5%
2018 American Indian/Alaska Native Alone	0.9%	0.7%	0.6%
2018 Asian Alone	3.5%	3.3%	4.2%
2018 Pacific Islander Alone	0.0%	0.0%	0.0%
2018 Other Race	2.5%	1.4%	1.3%
2018 Two or More Races	3.7%	3.3%	3.2%
2018 Hispanic Origin (Any Race)	5.2%	3.9%	3.8%

Persons of Hispanic origin represent 3.8% of the population in the identified area compared to 18.3% 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 33.8 in the identified area, compared to 64.3 for the U.S. as a whole.

### Households

2000 Households	3,081	23,936	46,161
2010 Households	3,050	25,421	52,401
2018 Total Households	3,180	26,707	56,002
2023 Total Households	3,289	27,678	58,414
2000-2010 Annual Rate	-0.10%	0.60%	1.28%
2010-2018 Annual Rate	0.51%	0.60%	0.81%
2018-2023 Annual Rate	0.68%	0.72%	0.85%
2018 Average Household Size	2.50	2.61	2.75

The household count in this area has changed from 52,401 in 2010 to 56,002 in the current year, a change of 0.81% annually. The five-year projection of households is 58,414, a change of 0.85% annually from the current year total. Average household size is currently 2.75, compared to 2.74 in the year 2010. The number of families in the current year is 40,686 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 2018 and 2023. Esri converted Census 2000 data into 2010 geography.

August 13, 2018



# Executive Summary

Riverdale Crossing  
12900 Riverdale Dr NW, Coon Rapids, Minnesota, 55448  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.20480  
Longitude: -93.36149

	1 mile	3 miles	5 miles
<b>Median Household Income</b>			
2018 Median Household Income	\$63,370	\$75,249	\$80,266
2023 Median Household Income	\$71,727	\$82,275	\$88,731
2018-2023 Annual Rate	2.51%	1.80%	2.03%
<b>Average Household Income</b>			
2018 Average Household Income	\$77,003	\$91,028	\$97,490
2023 Average Household Income	\$88,159	\$104,357	\$111,636
2018-2023 Annual Rate	2.74%	2.77%	2.75%
<b>Per Capita Income</b>			
2018 Per Capita Income	\$30,243	\$34,334	\$35,508
2023 Per Capita Income	\$34,607	\$39,297	\$40,582
2018-2023 Annual Rate	2.73%	2.74%	2.71%

Current median household income is \$80,266 in the area, compared to \$58,100 for all U.S. households. Median household income is projected to be \$88,731 in five years, compared to \$65,727 for all U.S. households

Current average household income is \$97,490 in this area, compared to \$83,694 for all U.S. households. Average household income is projected to be \$111,636 in five years, compared to \$96,109 for all U.S. households

Current per capita income is \$35,508 in the area, compared to the U.S. per capita income of \$31,950. The per capita income is projected to be \$40,582 in five years, compared to \$36,530 for all U.S. households

<b>Housing</b>			
2000 Total Housing Units	3,125	24,267	46,746
2000 Owner Occupied Housing Units	2,253	18,121	38,001
2000 Renter Occupied Housing Units	829	5,816	8,160
2000 Vacant Housing Units	43	330	585
2010 Total Housing Units	3,196	26,570	54,476
2010 Owner Occupied Housing Units	2,177	18,989	42,335
2010 Renter Occupied Housing Units	873	6,432	10,066
2010 Vacant Housing Units	146	1,149	2,075
2018 Total Housing Units	3,303	27,783	57,727
2018 Owner Occupied Housing Units	2,235	19,752	44,866
2018 Renter Occupied Housing Units	946	6,955	11,136
2018 Vacant Housing Units	123	1,076	1,725
2023 Total Housing Units	3,398	28,748	60,134
2023 Owner Occupied Housing Units	2,370	20,960	47,660
2023 Renter Occupied Housing Units	918	6,718	10,754
2023 Vacant Housing Units	109	1,070	1,720

Currently, 77.7% of the 57,727 housing units in the area are owner occupied; 19.3%, renter occupied; and 3.0% are vacant. Currently, in the U.S., 56.0% of the housing units in the area are owner occupied; 32.8% are renter occupied; and 11.2% are vacant. In 2010, there were 54,476 housing units in the area - 77.7% owner occupied, 18.5% renter occupied, and 3.8% vacant. The annual rate of change in housing units since 2010 is 2.61%. Median home value in the area is \$230,236, compared to a median home value of \$218,492 for the U.S. In five years, median value is projected to change by 2.06% annually to \$254,984.

**Data Note:** Income is expressed in current dollars

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023. Esri converted Census 2000 data into 2010 geography.



# Demographic and Income Profile

Riverdale Crossing  
 12900 Riverdale Dr NW, Coon Rapids, Minnesota, 55448  
 Ring: 1 mile radius

Prepared by HJ Development  
 Latitude: 45.20480  
 Longitude: -93.36149

Summary	Census 2010	2018	2023
Population	7,725	8,038	8,307
Households	3,050	3,180	3,289
Families	1,999	2,050	2,106
Average Household Size	2.51	2.50	2.50
Owner Occupied Housing Units	2,177	2,235	2,370
Renter Occupied Housing Units	873	946	918
Median Age	35.7	36.8	37.4
Trends: 2018 - 2023 Annual Rate	Area	State	National
Population	0.66%	0.84%	0.83%
Households	0.68%	0.80%	0.79%
Families	0.54%	0.71%	0.71%
Owner HHs	1.18%	1.20%	1.16%
Median Household Income	2.51%	2.83%	2.50%

Households by Income	2018		2023	
	Number	Percent	Number	Percent
<\$15,000	213	6.7%	186	5.7%
\$15,000 - \$24,999	250	7.9%	224	6.8%
\$25,000 - \$34,999	240	7.5%	220	6.7%
\$35,000 - \$49,999	488	15.3%	460	14.0%
\$50,000 - \$74,999	633	19.9%	612	18.6%
\$75,000 - \$99,999	558	17.5%	583	17.7%
\$100,000 - \$149,999	549	17.3%	674	20.5%
\$150,000 - \$199,999	172	5.4%	223	6.8%
\$200,000+	77	2.4%	106	3.2%
Median Household Income	\$63,370		\$71,727	
Average Household Income	\$77,003		\$88,159	
Per Capita Income	\$30,243		\$34,607	

Population by Age	Census 2010		2018		2023	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	572	7.4%	536	6.7%	555	6.7%
5 - 9	469	6.1%	512	6.4%	507	6.1%
10 - 14	502	6.5%	510	6.3%	536	6.5%
15 - 19	529	6.8%	452	5.6%	494	5.9%
20 - 24	525	6.8%	497	6.2%	477	5.7%
25 - 34	1,193	15.4%	1,308	16.3%	1,293	15.6%
35 - 44	1,070	13.9%	1,077	13.4%	1,200	14.4%
45 - 54	1,259	16.3%	1,044	13.0%	959	11.5%
55 - 64	817	10.6%	1,013	12.6%	979	11.8%
65 - 74	438	5.7%	642	8.0%	759	9.1%
75 - 84	265	3.4%	333	4.1%	420	5.1%
85+	86	1.1%	112	1.4%	129	1.6%

Race and Ethnicity	Census 2010		2018		2023	
	Number	Percent	Number	Percent	Number	Percent
White Alone	6,707	86.8%	6,621	82.4%	6,504	78.3%
Black Alone	348	4.5%	555	6.9%	749	9.0%
American Indian Alone	63	0.8%	74	0.9%	79	1.0%
Asian Alone	228	3.0%	282	3.5%	345	4.2%
Pacific Islander Alone	3	0.0%	4	0.0%	5	0.1%
Some Other Race Alone	143	1.9%	203	2.5%	267	3.2%
Two or More Races	233	3.0%	301	3.7%	359	4.3%
Hispanic Origin (Any Race)	293	3.8%	416	5.2%	540	6.5%

**Data Note:** Income is expressed in current dollars.

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.

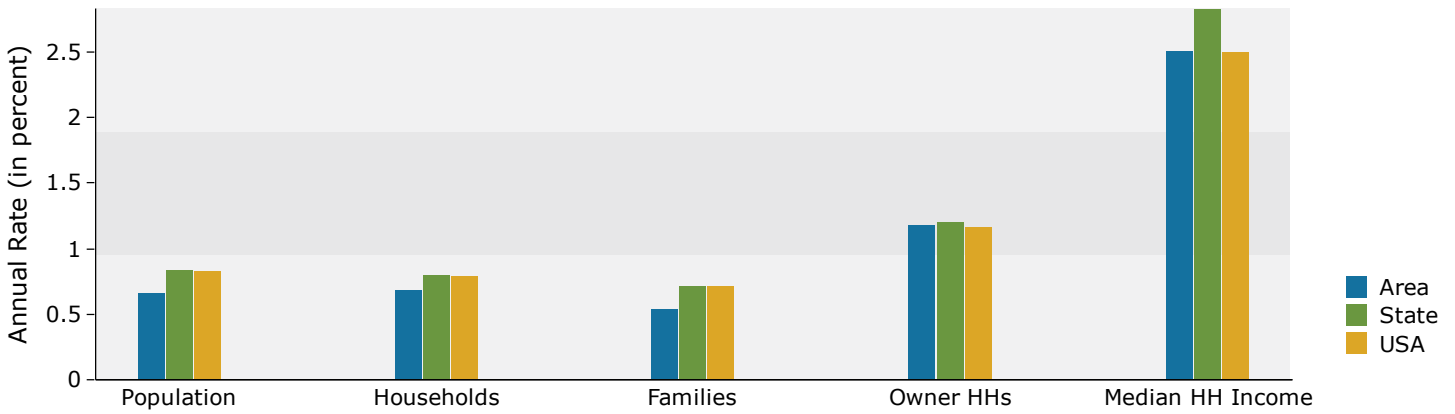


# Demographic and Income Profile

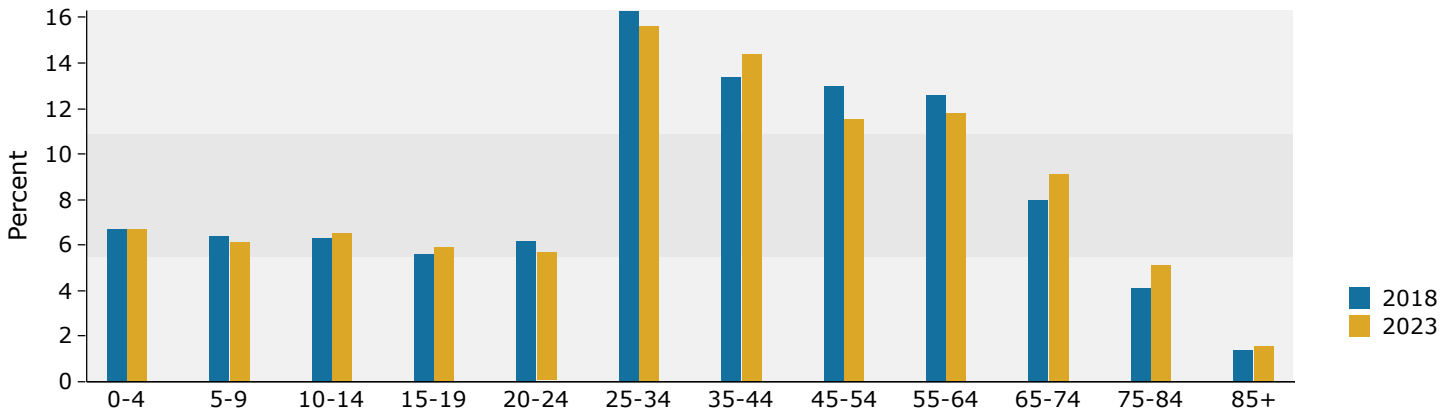
Riverdale Crossing  
 12900 Riverdale Dr NW, Coon Rapids, Minnesota, 55448  
 Ring: 1 mile radius

Prepared by HJ Development  
 Latitude: 45.20480  
 Longitude: -93.36149

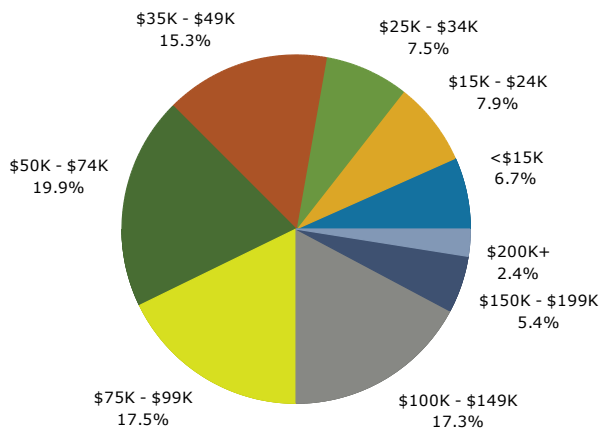
## Trends 2018-2023



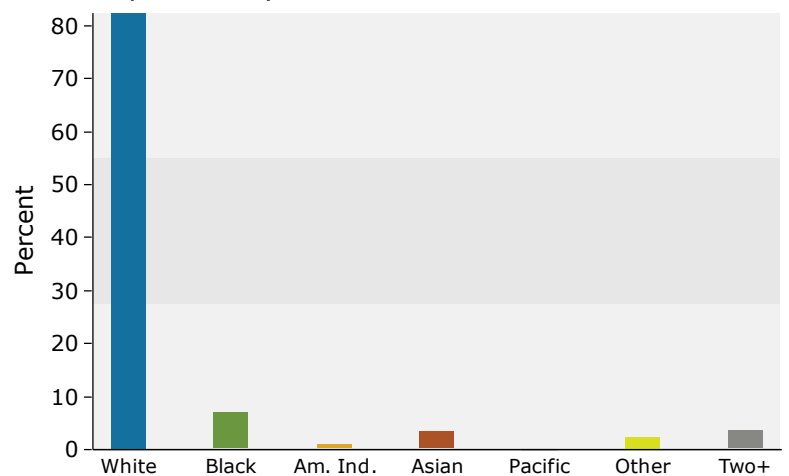
## Population by Age



## 2018 Household Income



## 2018 Population by Race



2018 Percent Hispanic Origin: 5.2%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.



# Demographic and Income Profile

Riverdale Crossing  
12900 Riverdale Dr NW, Coon Rapids, Minnesota, 55448  
Ring: 3 mile radius

Prepared by HJ Development  
Latitude: 45.20480  
Longitude: -93.36149

Summary	Census 2010	2018	2023
Population	67,072	70,441	73,030
Households	25,421	26,707	27,678
Families	17,892	18,573	19,160
Average Household Size	2.61	2.61	2.61
Owner Occupied Housing Units	18,989	19,752	20,960
Renter Occupied Housing Units	6,432	6,955	6,718
Median Age	36.8	38.1	39.2
Trends: 2018 - 2023 Annual Rate	Area	State	National
Population	0.72%	0.84%	0.83%
Households	0.72%	0.80%	0.79%
Families	0.62%	0.71%	0.71%
Owner HHs	1.19%	1.20%	1.16%
Median Household Income	1.80%	2.83%	2.50%

Households by Income	2018		2023	
	Number	Percent	Number	Percent
<\$15,000	1,393	5.2%	1,183	4.3%
\$15,000 - \$24,999	1,685	6.3%	1,475	5.3%
\$25,000 - \$34,999	1,824	6.8%	1,635	5.9%
\$35,000 - \$49,999	3,203	12.0%	3,005	10.9%
\$50,000 - \$74,999	5,187	19.4%	4,952	17.9%
\$75,000 - \$99,999	4,383	16.4%	4,422	16.0%
\$100,000 - \$149,999	5,518	20.7%	6,545	23.6%
\$150,000 - \$199,999	2,144	8.0%	2,662	9.6%
\$200,000+	1,369	5.1%	1,799	6.5%
Median Household Income	\$75,249		\$82,275	
Average Household Income	\$91,028		\$104,357	
Per Capita Income	\$34,334		\$39,297	

Population by Age	Census 2010		2018		2023	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	4,419	6.6%	4,279	6.1%	4,407	6.0%
5 - 9	4,474	6.7%	4,435	6.3%	4,424	6.1%
10 - 14	4,795	7.1%	4,590	6.5%	4,712	6.5%
15 - 19	5,026	7.5%	4,243	6.0%	4,405	6.0%
20 - 24	4,054	6.0%	4,092	5.8%	3,619	5.0%
25 - 34	9,190	13.7%	10,439	14.8%	10,351	14.2%
35 - 44	9,277	13.8%	9,453	13.4%	10,743	14.7%
45 - 54	11,328	16.9%	9,530	13.5%	8,902	12.2%
55 - 64	7,463	11.1%	9,686	13.8%	9,539	13.1%
65 - 74	4,010	6.0%	5,954	8.5%	7,294	10.0%
75 - 84	2,129	3.2%	2,661	3.8%	3,447	4.7%
85+	908	1.4%	1,079	1.5%	1,186	1.6%

Race and Ethnicity	Census 2010		2018		2023	
	Number	Percent	Number	Percent	Number	Percent
White Alone	59,288	88.4%	59,637	84.7%	59,327	81.2%
Black Alone	2,993	4.5%	4,616	6.6%	6,149	8.4%
American Indian Alone	425	0.6%	495	0.7%	541	0.7%
Asian Alone	1,852	2.8%	2,339	3.3%	2,873	3.9%
Pacific Islander Alone	19	0.0%	24	0.0%	29	0.0%
Some Other Race Alone	705	1.1%	1,000	1.4%	1,317	1.8%
Two or More Races	1,791	2.7%	2,330	3.3%	2,795	3.8%
Hispanic Origin (Any Race)	1,934	2.9%	2,713	3.9%	3,494	4.8%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.

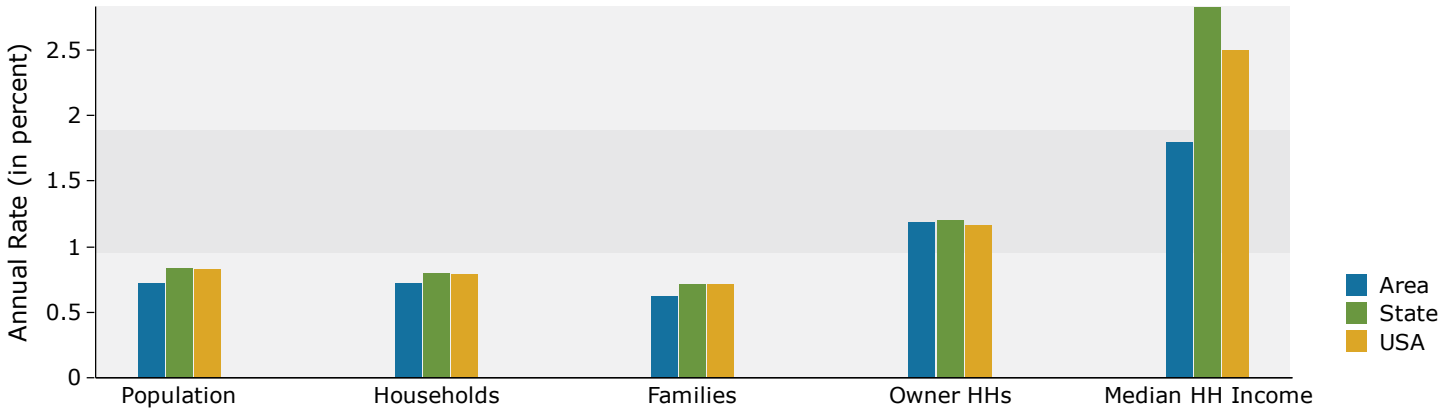


# Demographic and Income Profile

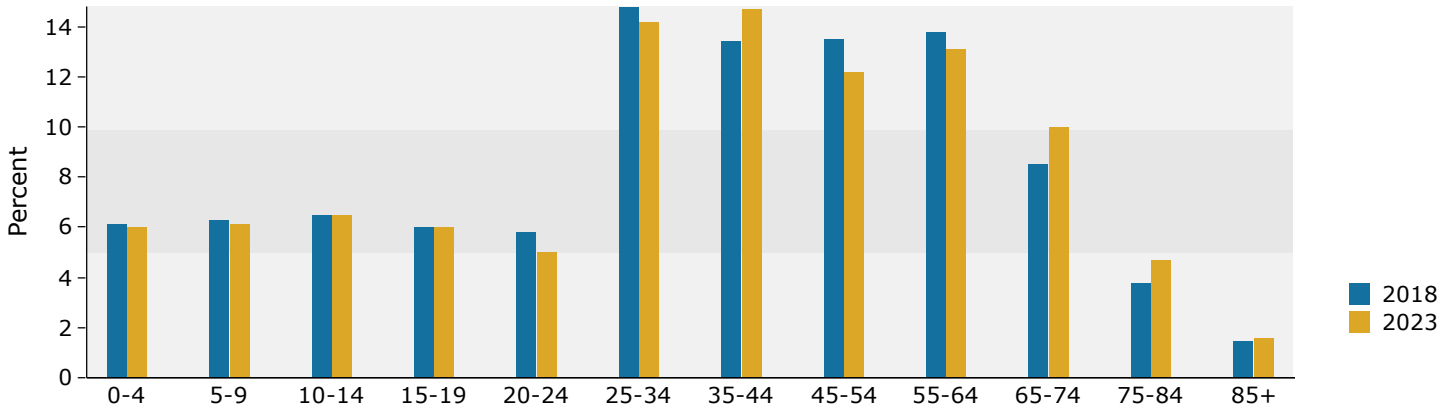
Riverdale Crossing  
 12900 Riverdale Dr NW, Coon Rapids, Minnesota, 55448  
 Ring: 3 mile radius

Prepared by HJ Development  
 Latitude: 45.20480  
 Longitude: -93.36149

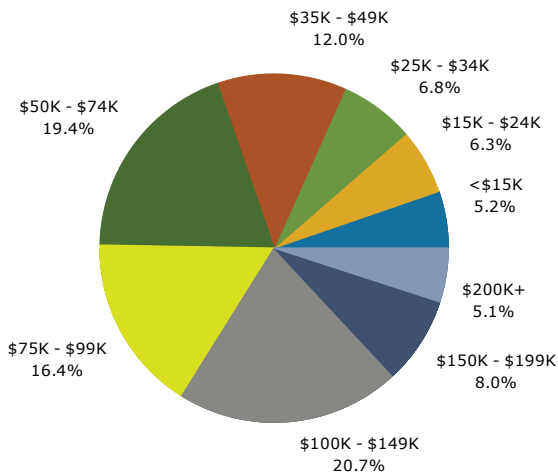
## Trends 2018-2023



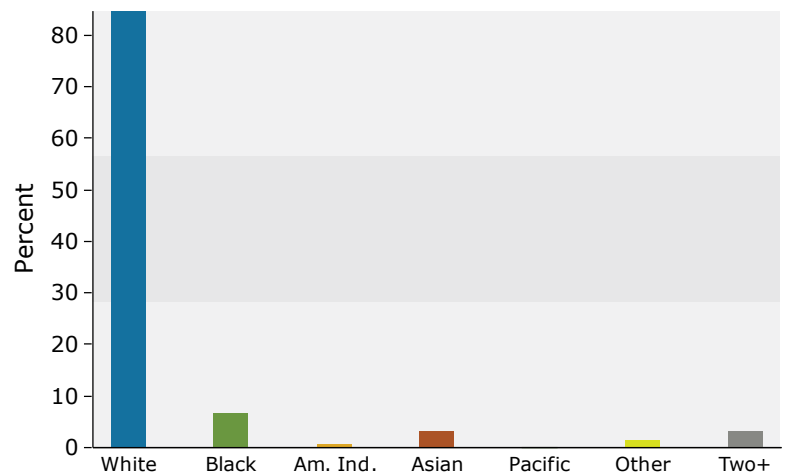
## Population by Age



## 2018 Household Income



## 2018 Population by Race



2018 Percent Hispanic Origin: 3.9%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.



# Demographic and Income Profile

Riverdale Crossing  
12900 Riverdale Dr NW, Coon Rapids, Minnesota, 55448  
Ring: 5 mile radius

Prepared by HJ Development  
Latitude: 45.20480  
Longitude: -93.36149

Summary	Census 2010	2018	2023
Population	144,776	155,110	162,053
Households	52,401	56,002	58,414
Families	38,416	40,686	42,301
Average Household Size	2.74	2.75	2.76
Owner Occupied Housing Units	42,335	44,866	47,660
Renter Occupied Housing Units	10,066	11,136	10,754
Median Age	36.3	37.7	38.5
Trends: 2018 - 2023 Annual Rate	Area	State	National
Population	0.88%	0.84%	0.83%
Households	0.85%	0.80%	0.79%
Families	0.78%	0.71%	0.71%
Owner HHs	1.22%	1.20%	1.16%
Median Household Income	2.03%	2.83%	2.50%

Households by Income	2018		2023	
	Number	Percent	Number	Percent
<\$15,000	2,416	4.3%	2,058	3.5%
\$15,000 - \$24,999	3,176	5.7%	2,778	4.8%
\$25,000 - \$34,999	3,349	6.0%	3,016	5.2%
\$35,000 - \$49,999	6,195	11.1%	5,788	9.9%
\$50,000 - \$74,999	10,382	18.5%	9,855	16.9%
\$75,000 - \$99,999	9,219	16.5%	9,197	15.7%
\$100,000 - \$149,999	12,734	22.7%	14,927	25.6%
\$150,000 - \$199,999	5,030	9.0%	6,184	10.6%
\$200,000+	3,500	6.2%	4,612	7.9%
Median Household Income	\$80,266		\$88,731	
Average Household Income	\$97,490		\$111,636	
Per Capita Income	\$35,508		\$40,582	

Population by Age	Census 2010		2018		2023	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	9,901	6.8%	9,749	6.3%	10,123	6.2%
5 - 9	10,414	7.2%	10,293	6.6%	10,328	6.4%
10 - 14	11,051	7.6%	10,753	6.9%	10,968	6.8%
15 - 19	10,964	7.6%	9,835	6.3%	10,124	6.2%
20 - 24	8,237	5.7%	8,950	5.8%	7,929	4.9%
25 - 34	19,266	13.3%	22,226	14.3%	23,095	14.3%
35 - 44	21,218	14.7%	20,963	13.5%	23,533	14.5%
45 - 54	24,550	17.0%	22,060	14.2%	20,481	12.6%
55 - 64	15,864	11.0%	20,958	13.5%	21,319	13.2%
65 - 74	7,840	5.4%	12,381	8.0%	15,151	9.3%
75 - 84	3,877	2.7%	5,044	3.3%	6,910	4.3%
85+	1,591	1.1%	1,896	1.2%	2,091	1.3%

Race and Ethnicity	Census 2010		2018		2023	
	Number	Percent	Number	Percent	Number	Percent
White Alone	127,332	88.0%	130,518	84.1%	130,886	80.8%
Black Alone	6,535	4.5%	10,131	6.5%	13,421	8.3%
American Indian Alone	827	0.6%	984	0.6%	1,088	0.7%
Asian Alone	4,927	3.4%	6,550	4.2%	8,106	5.0%
Pacific Islander Alone	38	0.0%	54	0.0%	66	0.0%
Some Other Race Alone	1,393	1.0%	1,977	1.3%	2,589	1.6%
Two or More Races	3,724	2.6%	4,896	3.2%	5,896	3.6%
Hispanic Origin (Any Race)	4,190	2.9%	5,882	3.8%	7,550	4.7%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.



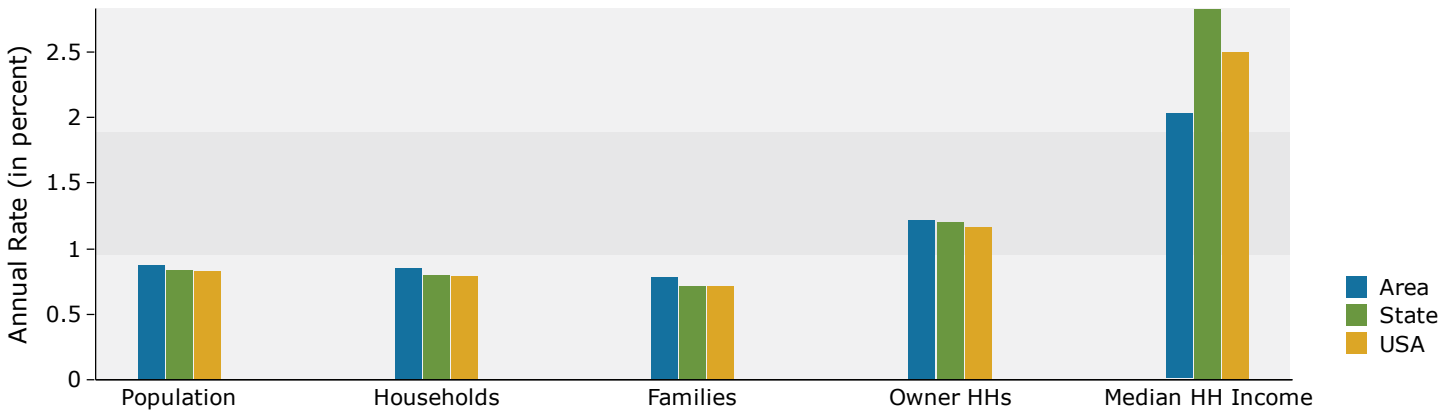


# Demographic and Income Profile

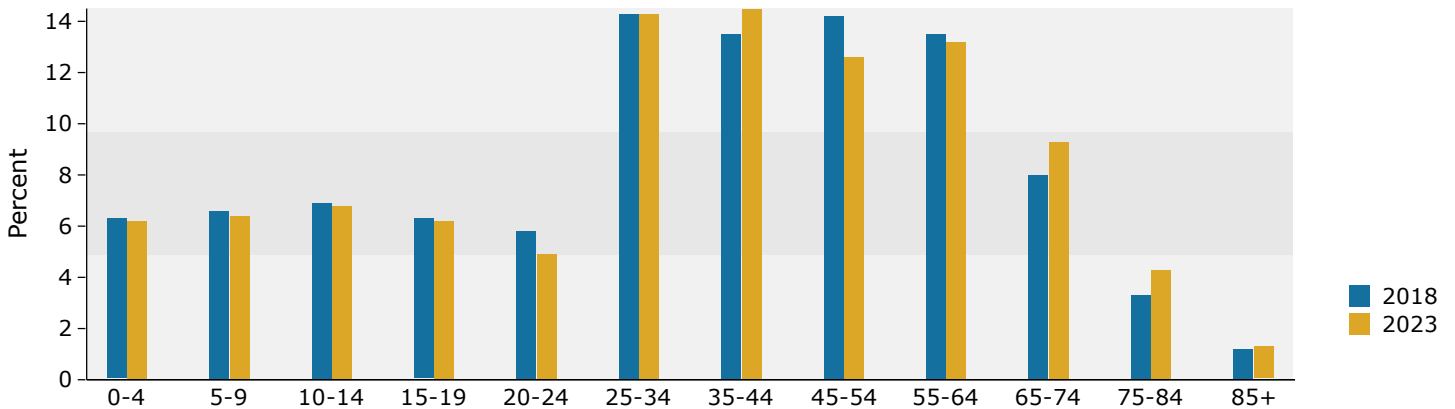
Riverdale Crossing  
12900 Riverdale Dr NW, Coon Rapids, Minnesota, 55448  
Ring: 5 mile radius

Prepared by HJ Development  
Latitude: 45.20480  
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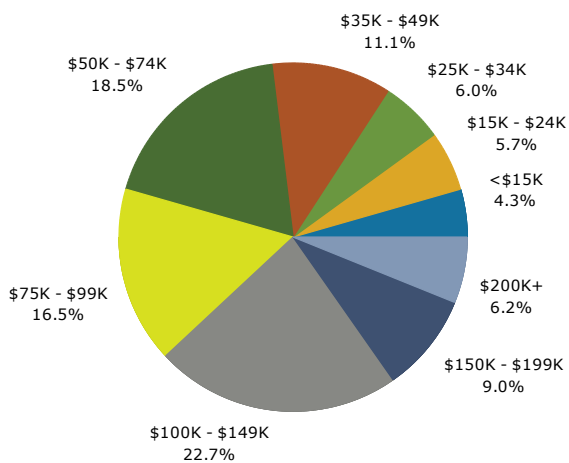
## Trends 2018-2023



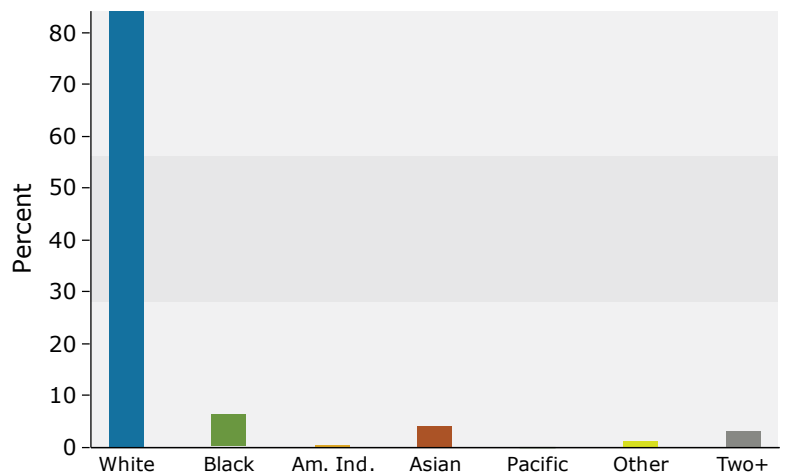
## Population by Age



## 2018 Household Income



## 2018 Population by Race



2018 Percent Hispanic Origin: 3.8%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.



# Market Profile

Riverdale Crossing  
 12900 Riverdale Dr NW, Coon Rapids, Minnesota, 55448  
 Rings: 1, 3, 5 mile radii

Prepared by HJ Development

Latitude: 45.20480  
 Longitude: -93.36149

	1 mile	3 miles	5 miles
<b>Population Summary</b>			
2000 Total Population	8,001	66,553	132,437
2010 Total Population	7,725	67,072	144,776
2018 Total Population	8,038	70,441	155,110
2018 Group Quarters	83	737	1,023
2023 Total Population	8,307	73,030	162,053
2018-2023 Annual Rate	0.66%	0.72%	0.88%
2018 Total Daytime Population	9,827	62,378	119,640
Workers	6,354	31,918	53,251
Residents	3,473	30,460	66,389
<b>Household Summary</b>			
2000 Households	3,081	23,936	46,161
2000 Average Household Size	2.58	2.74	2.84
2010 Households	3,050	25,421	52,401
2010 Average Household Size	2.51	2.61	2.74
2018 Households	3,180	26,707	56,002
2018 Average Household Size	2.50	2.61	2.75
2023 Households	3,289	27,678	58,414
2023 Average Household Size	2.50	2.61	2.76
2018-2023 Annual Rate	0.68%	0.72%	0.85%
2010 Families	1,999	17,892	38,416
2010 Average Family Size	3.02	3.08	3.18
2018 Families	2,050	18,573	40,686
2018 Average Family Size	3.01	3.08	3.19
2023 Families	2,106	19,160	42,301
2023 Average Family Size	3.01	3.09	3.20
2018-2023 Annual Rate	0.54%	0.62%	0.78%
<b>Housing Unit Summary</b>			
2000 Housing Units	3,125	24,267	46,746
Owner Occupied Housing Units	72.1%	74.7%	81.3%
Renter Occupied Housing Units	26.5%	24.0%	17.5%
Vacant Housing Units	1.4%	1.4%	1.3%
2010 Housing Units	3,196	26,570	54,476
Owner Occupied Housing Units	68.1%	71.5%	77.7%
Renter Occupied Housing Units	27.3%	24.2%	18.5%
Vacant Housing Units	4.6%	4.3%	3.8%
2018 Housing Units	3,303	27,783	57,727
Owner Occupied Housing Units	67.7%	71.1%	77.7%
Renter Occupied Housing Units	28.6%	25.0%	19.3%
Vacant Housing Units	3.7%	3.9%	3.0%
2023 Housing Units	3,398	28,748	60,134
Owner Occupied Housing Units	69.7%	72.9%	79.3%
Renter Occupied Housing Units	27.0%	23.4%	17.9%
Vacant Housing Units	3.2%	3.7%	2.9%
<b>Median Household Income</b>			
2018	\$63,370	\$75,249	\$80,266
2023	\$71,727	\$82,275	\$88,731
<b>Median Home Value</b>			
2018	\$194,676	\$220,644	\$230,236
2023	\$219,420	\$242,784	\$254,984
<b>Per Capita Income</b>			
2018	\$30,243	\$34,334	\$35,508
2023	\$34,607	\$39,297	\$40,582
<b>Median Age</b>			
2010	35.7	36.8	36.3
2018	36.8	38.1	37.7
2023	37.4	39.2	38.5

**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 2018 and 2023 Esri converted Census 2000 data into 2010 geography.



# Market Profile

Riverdale Crossing  
12900 Riverdale Dr NW, Coon Rapids, Minnesota, 55448  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.20480  
Longitude: -93.36149

	1 mile	3 miles	5 miles
<b>2018 Households by Income</b>			
Household Income Base	3,180	26,707	56,002
<\$15,000	6.7%	5.2%	4.3%
\$15,000 - \$24,999	7.9%	6.3%	5.7%
\$25,000 - \$34,999	7.5%	6.8%	6.0%
\$35,000 - \$49,999	15.3%	12.0%	11.1%
\$50,000 - \$74,999	19.9%	19.4%	18.5%
\$75,000 - \$99,999	17.5%	16.4%	16.5%
\$100,000 - \$149,999	17.3%	20.7%	22.7%
\$150,000 - \$199,999	5.4%	8.0%	9.0%
\$200,000+	2.4%	5.1%	6.2%
Average Household Income	\$77,003	\$91,028	\$97,490
<b>2023 Households by Income</b>			
Household Income Base	3,289	27,678	58,414
<\$15,000	5.7%	4.3%	3.5%
\$15,000 - \$24,999	6.8%	5.3%	4.8%
\$25,000 - \$34,999	6.7%	5.9%	5.2%
\$35,000 - \$49,999	14.0%	10.9%	9.9%
\$50,000 - \$74,999	18.6%	17.9%	16.9%
\$75,000 - \$99,999	17.7%	16.0%	15.7%
\$100,000 - \$149,999	20.5%	23.6%	25.6%
\$150,000 - \$199,999	6.8%	9.6%	10.6%
\$200,000+	3.2%	6.5%	7.9%
Average Household Income	\$88,159	\$104,357	\$111,636
<b>2018 Owner Occupied Housing Units by Value</b>			
Total	2,235	19,752	44,866
<\$50,000	1.5%	1.0%	1.4%
\$50,000 - \$99,999	3.4%	1.9%	2.1%
\$100,000 - \$149,999	13.0%	8.5%	7.9%
\$150,000 - \$199,999	35.9%	27.1%	23.5%
\$200,000 - \$249,999	27.9%	27.9%	25.2%
\$250,000 - \$299,999	12.3%	16.0%	16.2%
\$300,000 - \$399,999	4.5%	10.8%	15.2%
\$400,000 - \$499,999	0.4%	3.5%	5.2%
\$500,000 - \$749,999	1.0%	2.6%	2.8%
\$750,000 - \$999,999	0.0%	0.1%	0.2%
\$1,000,000 - \$1,499,999	0.1%	0.6%	0.4%
\$1,500,000 - \$1,999,999	0.0%	0.0%	0.0%
\$2,000,000 +	0.0%	0.0%	0.0%
Average Home Value	\$203,837	\$244,831	\$255,153
<b>2023 Owner Occupied Housing Units by Value</b>			
Total	2,370	20,960	47,660
<\$50,000	0.7%	0.4%	0.5%
\$50,000 - \$99,999	1.3%	0.7%	0.8%
\$100,000 - \$149,999	4.7%	2.9%	2.8%
\$150,000 - \$199,999	30.0%	20.5%	17.9%
\$200,000 - \$249,999	34.2%	29.8%	26.1%
\$250,000 - \$299,999	18.9%	20.3%	19.6%
\$300,000 - \$399,999	7.6%	15.1%	19.8%
\$400,000 - \$499,999	0.6%	5.3%	7.6%
\$500,000 - \$749,999	1.9%	4.1%	4.3%
\$750,000 - \$999,999	0.0%	0.2%	0.2%
\$1,000,000 - \$1,499,999	0.1%	0.7%	0.5%
\$1,500,000 - \$1,999,999	0.0%	0.0%	0.0%
\$2,000,000 +	0.0%	0.0%	0.0%
Average Home Value	\$231,013	\$275,330	\$286,041

**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 2018 and 2023 Esri converted Census 2000 data into 2010 geography.



# Market Profile

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Prepared by HJ Development

Latitude: 45.20480  
Longitude: -93.36149

	1 mile	3 miles	5 miles
<b>2010 Population by Age</b>			
Total	7,726	67,074	144,773
0 - 4	7.4%	6.6%	6.8%
5 - 9	6.1%	6.7%	7.2%
10 - 14	6.5%	7.1%	7.6%
15 - 24	13.6%	13.5%	13.3%
25 - 34	15.4%	13.7%	13.3%
35 - 44	13.8%	13.8%	14.7%
45 - 54	16.3%	16.9%	17.0%
55 - 64	10.6%	11.1%	11.0%
65 - 74	5.7%	6.0%	5.4%
75 - 84	3.4%	3.2%	2.7%
85 +	1.1%	1.4%	1.1%
18 +	75.8%	74.9%	73.4%
<b>2018 Population by Age</b>			
Total	8,036	70,441	155,108
0 - 4	6.7%	6.1%	6.3%
5 - 9	6.4%	6.3%	6.6%
10 - 14	6.3%	6.5%	6.9%
15 - 24	11.8%	11.8%	12.1%
25 - 34	16.3%	14.8%	14.3%
35 - 44	13.4%	13.4%	13.5%
45 - 54	13.0%	13.5%	14.2%
55 - 64	12.6%	13.8%	13.5%
65 - 74	8.0%	8.5%	8.0%
75 - 84	4.1%	3.8%	3.3%
85 +	1.4%	1.5%	1.2%
18 +	77.1%	77.4%	76.2%
<b>2023 Population by Age</b>			
Total	8,308	73,029	162,052
0 - 4	6.7%	6.0%	6.2%
5 - 9	6.1%	6.1%	6.4%
10 - 14	6.5%	6.5%	6.8%
15 - 24	11.7%	11.0%	11.1%
25 - 34	15.6%	14.2%	14.3%
35 - 44	14.4%	14.7%	14.5%
45 - 54	11.5%	12.2%	12.6%
55 - 64	11.8%	13.1%	13.2%
65 - 74	9.1%	10.0%	9.3%
75 - 84	5.1%	4.7%	4.3%
85 +	1.6%	1.6%	1.3%
18 +	77.0%	77.7%	76.7%
<b>2010 Population by Sex</b>			
Males	3,757	33,270	71,719
Females	3,968	33,802	73,057
<b>2018 Population by Sex</b>			
Males	3,907	34,973	76,707
Females	4,132	35,468	78,403
<b>2023 Population by Sex</b>			
Males	4,048	36,385	80,330
Females	4,259	36,645	81,723

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023 Esri converted Census 2000 data into 2010 geography.



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	1 mile	3 miles	5 miles
<b>2010 Population by Race/Ethnicity</b>			
Total	7,725	67,073	144,776
White Alone	86.8%	88.4%	88.0%
Black Alone	4.5%	4.5%	4.5%
American Indian Alone	0.8%	0.6%	0.6%
Asian Alone	3.0%	2.8%	3.4%
Pacific Islander Alone	0.0%	0.0%	0.0%
Some Other Race Alone	1.9%	1.1%	1.0%
Two or More Races	3.0%	2.7%	2.6%
Hispanic Origin	3.8%	2.9%	2.9%
Diversity Index	29.8	26.0	26.7
<b>2018 Population by Race/Ethnicity</b>			
Total	8,040	70,441	155,110
White Alone	82.4%	84.7%	84.1%
Black Alone	6.9%	6.6%	6.5%
American Indian Alone	0.9%	0.7%	0.6%
Asian Alone	3.5%	3.3%	4.2%
Pacific Islander Alone	0.0%	0.0%	0.0%
Some Other Race Alone	2.5%	1.4%	1.3%
Two or More Races	3.7%	3.3%	3.2%
Hispanic Origin	5.2%	3.9%	3.8%
Diversity Index	38.3	33.1	33.8
<b>2023 Population by Race/Ethnicity</b>			
Total	8,308	73,031	162,052
White Alone	78.3%	81.2%	80.8%
Black Alone	9.0%	8.4%	8.3%
American Indian Alone	1.0%	0.7%	0.7%
Asian Alone	4.2%	3.9%	5.0%
Pacific Islander Alone	0.1%	0.0%	0.0%
Some Other Race Alone	3.2%	1.8%	1.6%
Two or More Races	4.3%	3.8%	3.6%
Hispanic Origin	6.5%	4.8%	4.7%
Diversity Index	45.3	39.2	39.7
<b>2010 Population by Relationship and Household Type</b>			
Total	7,725	67,072	144,776
In Households	98.9%	98.9%	99.3%
In Family Households	81.0%	84.6%	86.8%
Householder	25.6%	26.4%	26.6%
Spouse	18.1%	20.3%	21.0%
Child	31.4%	32.8%	34.1%
Other relative	3.1%	2.7%	2.8%
Nonrelative	2.9%	2.3%	2.3%
In Nonfamily Households	17.9%	14.3%	12.5%
In Group Quarters	1.1%	1.1%	0.7%
Institutionalized Population	0.9%	0.8%	0.5%
Noninstitutionalized Population	0.2%	0.4%	0.3%

**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 2018 and 2023 Esri converted Census 2000 data into 2010 geography.



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	1 mile	3 miles	5 miles
<b>2018 Population 25+ by Educational Attainment</b>			
Total	5,530	48,801	105,529
Less than 9th Grade	2.1%	1.8%	1.6%
9th - 12th Grade, No Diploma	4.6%	4.4%	3.6%
High School Graduate	27.5%	22.9%	21.6%
GED/Alternative Credential	4.0%	4.0%	3.6%
Some College, No Degree	24.3%	24.2%	24.5%
Associate Degree	14.0%	13.8%	14.0%
Bachelor's Degree	16.9%	20.5%	22.5%
Graduate/Professional Degree	6.6%	8.4%	8.7%
<b>2018 Population 15+ by Marital Status</b>			
Total	6,480	57,137	124,314
Never Married	36.3%	30.6%	30.0%
Married	47.5%	53.2%	55.3%
Widowed	3.0%	4.6%	4.2%
Divorced	13.2%	11.6%	10.6%
<b>2018 Civilian Population 16+ in Labor Force</b>			
Civilian Employed	96.4%	96.5%	96.6%
Civilian Unemployed (Unemployment Rate)	3.6%	3.5%	3.4%
<b>2018 Employed Population 16+ by Industry</b>			
Total	4,645	40,522	90,145
Agriculture/Mining	0.1%	0.5%	0.5%
Construction	5.6%	6.4%	6.0%
Manufacturing	17.8%	16.1%	16.7%
Wholesale Trade	3.7%	2.8%	3.1%
Retail Trade	9.0%	11.1%	11.7%
Transportation/Utilities	4.6%	5.4%	5.0%
Information	1.6%	1.2%	1.4%
Finance/Insurance/Real Estate	7.9%	8.4%	8.5%
Services	46.2%	44.7%	43.6%
Public Administration	3.4%	3.4%	3.5%
<b>2018 Employed Population 16+ by Occupation</b>			
Total	4,643	40,523	90,144
White Collar	57.1%	62.0%	64.1%
Management/Business/Financial	14.2%	15.6%	16.5%
Professional	19.3%	21.6%	22.1%
Sales	8.3%	10.2%	10.5%
Administrative Support	15.3%	14.6%	14.9%
Services	16.8%	16.7%	15.1%
Blue Collar	26.1%	21.4%	20.8%
Farming/Forestry/Fishing	0.0%	0.2%	0.2%
Construction/Extraction	3.2%	4.7%	4.3%
Installation/Maintenance/Repair	3.8%	3.0%	3.1%
Production	11.4%	7.8%	7.7%
Transportation/Material Moving	7.7%	5.7%	5.5%
<b>2010 Population By Urban/ Rural Status</b>			
Total Population	7,725	67,072	144,776
Population Inside Urbanized Area	100.0%	99.3%	98.3%
Population Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Population	0.0%	0.7%	1.7%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023 Esri converted Census 2000 data into 2010 geography.



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	1 mile	3 miles	5 miles
<b>2010 Households by Type</b>			
Total	3,050	25,421	52,401
Households with 1 Person	25.7%	23.1%	20.6%
Households with 2+ People	74.3%	76.9%	79.4%
Family Households	65.5%	70.4%	73.3%
Husband-wife Families	46.5%	54.1%	57.8%
With Related Children	20.4%	24.5%	28.0%
Other Family (No Spouse Present)	19.0%	16.3%	15.5%
Other Family with Male Householder	4.9%	4.8%	4.7%
With Related Children	3.0%	2.9%	2.8%
Other Family with Female Householder	14.1%	11.6%	10.8%
With Related Children	9.6%	7.8%	7.3%
Nonfamily Households	8.8%	6.5%	6.1%
All Households with Children	33.7%	35.7%	38.6%
Multigenerational Households	3.1%	3.1%	3.1%
Unmarried Partner Households	8.6%	7.4%	7.0%
Male-female	7.9%	6.9%	6.5%
Same-sex	0.6%	0.5%	0.5%
<b>2010 Households by Size</b>			
Total	3,049	25,419	52,400
1 Person Household	25.7%	23.1%	20.6%
2 Person Household	34.5%	33.4%	32.6%
3 Person Household	16.1%	17.1%	17.8%
4 Person Household	13.6%	15.9%	17.4%
5 Person Household	6.7%	6.8%	7.4%
6 Person Household	2.1%	2.3%	2.6%
7 + Person Household	1.2%	1.3%	1.5%
<b>2010 Households by Tenure and Mortgage Status</b>			
Total	3,050	25,421	52,401
Owner Occupied	71.4%	74.7%	80.8%
Owned with a Mortgage/Loan	58.6%	61.9%	68.1%
Owned Free and Clear	12.8%	12.8%	12.7%
Renter Occupied	28.6%	25.3%	19.2%
<b>2010 Housing Units By Urban/ Rural Status</b>			
Total Housing Units	3,196	26,570	54,476
Housing Units Inside Urbanized Area	100.0%	99.4%	98.5%
Housing Units Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Housing Units	0.0%	0.6%	1.5%

**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 2018 and 2023 Esri converted Census 2000 data into 2010 geography.



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	1 mile	3 miles	5 miles
<b>Top 3 Tapestry Segments</b>			
	1. Bright Young Professionals	Home Improvement (4B)	Soccer Moms (4A)
	2. Home Improvement (4B)	Soccer Moms (4A)	Home Improvement (4B)
	3. Rustbelt Traditions (5D)	Parks and Rec (5C)	Parks and Rec (5C)
<b>2018 Consumer Spending</b>			
Apparel & Services: Total \$	\$6,493,601	\$63,215,556	\$141,935,825
Average Spent	\$2,042.01	\$2,367.00	\$2,534.48
Spending Potential Index	94	109	116
Education: Total \$	\$4,160,462	\$42,121,666	\$95,020,386
Average Spent	\$1,308.32	\$1,577.18	\$1,696.73
Spending Potential Index	90	109	117
Entertainment/Recreation: Total \$	\$9,398,644	\$92,905,897	\$208,205,405
Average Spent	\$2,955.55	\$3,478.71	\$3,717.82
Spending Potential Index	92	108	115
Food at Home: Total \$	\$14,714,567	\$142,903,197	\$318,091,537
Average Spent	\$4,627.22	\$5,350.78	\$5,680.00
Spending Potential Index	92	107	113
Food Away from Home: Total \$	\$10,592,240	\$102,362,312	\$229,292,974
Average Spent	\$3,330.89	\$3,832.79	\$4,094.37
Spending Potential Index	95	109	117
Health Care: Total \$	\$16,446,882	\$164,431,369	\$366,946,119
Average Spent	\$5,171.98	\$6,156.86	\$6,552.38
Spending Potential Index	90	108	114
HH Furnishings & Equipment: Total \$	\$6,252,961	\$61,291,067	\$137,577,789
Average Spent	\$1,966.34	\$2,294.94	\$2,456.66
Spending Potential Index	94	110	118
Personal Care Products & Services: Total \$	\$2,485,333	\$24,320,349	\$54,534,190
Average Spent	\$781.55	\$910.64	\$973.79
Spending Potential Index	94	110	118
Shelter: Total \$	\$49,225,914	\$484,918,114	\$1,081,133,559
Average Spent	\$15,479.85	\$18,156.97	\$19,305.27
Spending Potential Index	92	108	115
Support Payments/Cash Contributions/Gifts in Kind: Total \$	\$6,941,692	\$70,814,680	\$158,561,904
Average Spent	\$2,182.92	\$2,651.54	\$2,831.36
Spending Potential Index	88	107	114
Travel: Total \$	\$6,303,759	\$63,650,602	\$143,782,218
Average Spent	\$1,982.31	\$2,383.29	\$2,567.45
Spending Potential Index	92	111	119
Vehicle Maintenance & Repairs: Total \$	\$3,183,547	\$31,067,897	\$69,334,885
Average Spent	\$1,001.12	\$1,163.29	\$1,238.08
Spending Potential Index	93	108	115

**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 2015 and 2016 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023 Esri converted Census 2000 data into 2010 geography.





# Business Summary

Riverdale Crossing  
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<b>Data for all businesses in area</b>	<b>1 mile</b>		<b>3 miles</b>		<b>5 miles</b>							
Total Businesses:	367		1,980		3,312							
Total Employees:	6,054		32,547		52,913							
Total Residential Population:	8,038		70,441		155,110							
Employee/Residential Population Ratio (per 100 Residents)	75		46		34							
<b>by SIC Codes</b>	<b>Businesses</b>		<b>Employees</b>		<b>Businesses</b>		<b>Employees</b>		<b>Businesses</b>		<b>Employees</b>	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent
Agriculture & Mining	5	1.4%	28	0.5%	32	1.6%	225	0.7%	60	1.8%	385	0.7%
Construction	20	5.4%	274	4.5%	140	7.1%	924	2.8%	287	8.7%	2,171	4.1%
Manufacturing	9	2.5%	124	2.0%	74	3.7%	2,296	7.1%	176	5.3%	4,983	9.4%
Transportation	1	0.3%	1	0.0%	33	1.7%	656	2.0%	64	1.9%	1,258	2.4%
Communication	6	1.6%	36	0.6%	15	0.8%	88	0.3%	27	0.8%	139	0.3%
Utility	0	0.0%	0	0.0%	4	0.2%	29	0.1%	8	0.2%	139	0.3%
Wholesale Trade	5	1.4%	33	0.5%	51	2.6%	823	2.5%	109	3.3%	1,698	3.2%
<b>Retail Trade Summary</b>	<b>144</b>	<b>39.2%</b>	<b>4,179</b>	<b>69.0%</b>	<b>468</b>	<b>23.6%</b>	<b>9,216</b>	<b>28.3%</b>	<b>690</b>	<b>20.8%</b>	<b>12,271</b>	<b>23.2%</b>
Home Improvement	5	1.4%	348	5.7%	23	1.2%	693	2.1%	40	1.2%	885	1.7%
General Merchandise Stores	8	2.2%	1,026	16.9%	21	1.1%	1,630	5.0%	27	0.8%	1,695	3.2%
Food Stores	10	2.7%	284	4.7%	42	2.1%	891	2.7%	66	2.0%	1,246	2.4%
Auto Dealers, Gas Stations, Auto Aftermarket	8	2.2%	214	3.5%	38	1.9%	544	1.7%	71	2.1%	859	1.6%
Apparel & Accessory Stores	17	4.6%	208	3.4%	29	1.5%	305	0.9%	35	1.1%	340	0.6%
Furniture & Home Furnishings	10	2.7%	168	2.8%	31	1.6%	300	0.9%	53	1.6%	443	0.8%
Eating & Drinking Places	47	12.8%	1,414	23.4%	139	7.0%	3,404	10.5%	206	6.2%	4,969	9.4%
Miscellaneous Retail	39	10.6%	517	8.5%	144	7.3%	1,448	4.4%	192	5.8%	1,835	3.5%
<b>Finance, Insurance, Real Estate Summary</b>	<b>43</b>	<b>11.7%</b>	<b>385</b>	<b>6.4%</b>	<b>223</b>	<b>11.3%</b>	<b>1,991</b>	<b>6.1%</b>	<b>344</b>	<b>10.4%</b>	<b>3,083</b>	<b>5.8%</b>
Banks, Savings & Lending Institutions	13	3.5%	160	2.6%	47	2.4%	484	1.5%	65	2.0%	623	1.2%
Securities Brokers	3	0.8%	12	0.2%	26	1.3%	151	0.5%	38	1.1%	212	0.4%
Insurance Carriers & Agents	8	2.2%	24	0.4%	60	3.0%	518	1.6%	88	2.7%	692	1.3%
Real Estate, Holding, Other Investment Offices	19	5.2%	189	3.1%	89	4.5%	837	2.6%	153	4.6%	1,555	2.9%
<b>Services Summary</b>	<b>117</b>	<b>31.9%</b>	<b>976</b>	<b>16.1%</b>	<b>775</b>	<b>39.1%</b>	<b>11,330</b>	<b>34.8%</b>	<b>1,287</b>	<b>38.9%</b>	<b>21,202</b>	<b>40.1%</b>
Hotels & Lodging	2	0.5%	14	0.2%	5	0.3%	32	0.1%	9	0.3%	74	0.1%
Automotive Services	5	1.4%	27	0.4%	46	2.3%	246	0.8%	79	2.4%	476	0.9%
Motion Pictures & Amusements	10	2.7%	29	0.5%	74	3.7%	978	3.0%	121	3.7%	1,519	2.9%
Health Services	16	4.4%	136	2.2%	147	7.4%	3,872	11.9%	209	6.3%	8,317	15.7%
Legal Services	3	0.8%	19	0.3%	32	1.6%	138	0.4%	43	1.3%	256	0.5%
Education Institutions & Libraries	6	1.6%	119	2.0%	47	2.4%	2,161	6.6%	75	2.3%	4,053	7.7%
Other Services	76	20.7%	632	10.4%	424	21.4%	3,903	12.0%	750	22.6%	6,507	12.3%
<b>Government</b>	<b>2</b>	<b>0.5%</b>	<b>13</b>	<b>0.2%</b>	<b>73</b>	<b>3.7%</b>	<b>4,942</b>	<b>15.2%</b>	<b>94</b>	<b>2.8%</b>	<b>5,525</b>	<b>10.4%</b>
<b>Unclassified Establishments</b>	<b>15</b>	<b>4.1%</b>	<b>5</b>	<b>0.1%</b>	<b>93</b>	<b>4.7%</b>	<b>26</b>	<b>0.1%</b>	<b>168</b>	<b>5.1%</b>	<b>59</b>	<b>0.1%</b>
<b>Totals</b>	<b>367</b>	<b>100.0%</b>	<b>6,054</b>	<b>100.0%</b>	<b>1,980</b>	<b>100.0%</b>	<b>32,547</b>	<b>100.0%</b>	<b>3,312</b>	<b>100.0%</b>	<b>52,913</b>	<b>100.0%</b>

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# Business Summary

Riverdale Crossing  
 12900 Riverdale Dr NW, Coon Rapids, Minnesota, 55448  
 Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
 Latitude: 45.20480  
 Longitude: -93.36149

by NAICS Codes	Businesses		Employees		Businesses		Employees		Businesses		Employees	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent
Agriculture, Forestry, Fishing & Hunting	1	0.3%	1	0.0%	4	0.2%	19	0.1%	9	0.3%	34	0.1%
Mining	1	0.3%	3	0.0%	1	0.1%	4	0.0%	1	0.0%	4	0.0%
Utilities	0	0.0%	0	0.0%	1	0.1%	20	0.1%	3	0.1%	24	0.0%
Construction	23	6.3%	342	5.6%	154	7.8%	1,217	3.7%	311	9.4%	2,542	4.8%
Manufacturing	10	2.7%	137	2.3%	76	3.8%	1,699	5.2%	184	5.6%	4,434	8.4%
Wholesale Trade	4	1.1%	31	0.5%	48	2.4%	817	2.5%	104	3.1%	1,654	3.1%
Retail Trade	97	26.4%	2,755	45.5%	323	16.3%	5,694	17.5%	471	14.2%	7,134	13.5%
Motor Vehicle & Parts Dealers	7	1.9%	210	3.5%	28	1.4%	444	1.4%	53	1.6%	686	1.3%
Furniture & Home Furnishings Stores	8	2.2%	81	1.3%	21	1.1%	143	0.4%	32	1.0%	230	0.4%
Electronics & Appliance Stores	2	0.5%	87	1.4%	6	0.3%	123	0.4%	13	0.4%	159	0.3%
Bldg Material & Garden Equipment & Supplies Dealers	5	1.4%	348	5.7%	23	1.2%	693	2.1%	40	1.2%	885	1.7%
Food & Beverage Stores	8	2.2%	269	4.4%	39	2.0%	864	2.7%	65	2.0%	1,232	2.3%
Health & Personal Care Stores	17	4.6%	149	2.5%	46	2.3%	411	1.3%	57	1.7%	527	1.0%
Gasoline Stations	1	0.3%	4	0.1%	11	0.6%	100	0.3%	18	0.5%	173	0.3%
Clothing & Clothing Accessories Stores	18	4.9%	226	3.7%	34	1.7%	333	1.0%	40	1.2%	368	0.7%
Sport Goods, Hobby, Book, & Music Stores	6	1.6%	195	3.2%	22	1.1%	297	0.9%	38	1.1%	364	0.7%
General Merchandise Stores	8	2.2%	1,026	16.9%	21	1.1%	1,630	5.0%	27	0.8%	1,695	3.2%
Miscellaneous Store Retailers	15	4.1%	153	2.5%	57	2.9%	639	2.0%	69	2.1%	795	1.5%
Nonstore Retailers	3	0.8%	7	0.1%	14	0.7%	16	0.0%	18	0.5%	21	0.0%
Transportation & Warehousing	1	0.3%	12	0.2%	22	1.1%	626	1.9%	48	1.4%	1,209	2.3%
Information	6	1.6%	36	0.6%	38	1.9%	919	2.8%	59	1.8%	1,056	2.0%
Finance & Insurance	24	6.5%	196	3.2%	136	6.9%	1,171	3.6%	195	5.9%	1,554	2.9%
Central Bank/Credit Intermediation & Related Activities	13	3.5%	160	2.6%	48	2.4%	494	1.5%	67	2.0%	639	1.2%
Securities, Commodity Contracts & Other Financial	3	0.8%	12	0.2%	27	1.4%	158	0.5%	40	1.2%	222	0.4%
Insurance Carriers & Related Activities; Funds, Trusts &	8	2.2%	24	0.4%	60	3.0%	518	1.6%	88	2.7%	692	1.3%
Real Estate, Rental & Leasing	21	5.7%	175	2.9%	113	5.7%	866	2.7%	193	5.8%	1,591	3.0%
Professional, Scientific & Tech Services	22	6.0%	113	1.9%	169	8.5%	823	2.5%	284	8.6%	1,756	3.3%
Legal Services	7	1.9%	36	0.6%	44	2.2%	186	0.6%	56	1.7%	309	0.6%
Management of Companies & Enterprises	0	0.0%	0	0.0%	0	0.0%	0	0.0%	1	0.0%	2	0.0%
Administrative & Support & Waste Management & Remediation	9	2.5%	24	0.4%	57	2.9%	261	0.8%	125	3.8%	814	1.5%
Educational Services	7	1.9%	127	2.1%	59	3.0%	2,222	6.8%	95	2.9%	4,172	7.9%
Health Care & Social Assistance	21	5.7%	183	3.0%	205	10.4%	5,301	16.3%	313	9.5%	10,376	19.6%
Arts, Entertainment & Recreation	4	1.1%	25	0.4%	42	2.1%	895	2.7%	73	2.2%	1,352	2.6%
Accommodation & Food Services	49	13.4%	1,428	23.6%	145	7.3%	3,472	10.7%	217	6.6%	5,096	9.6%
Accommodation	2	0.5%	14	0.2%	5	0.3%	32	0.1%	9	0.3%	74	0.1%
Food Services & Drinking Places	47	12.8%	1,414	23.4%	140	7.1%	3,440	10.6%	208	6.3%	5,023	9.5%
Other Services (except Public Administration)	47	12.8%	449	7.4%	221	11.2%	1,553	4.8%	363	11.0%	2,522	4.8%
Automotive Repair & Maintenance	4	1.1%	16	0.3%	36	1.8%	155	0.5%	65	2.0%	377	0.7%
Public Administration	2	0.5%	13	0.2%	73	3.7%	4,942	15.2%	94	2.8%	5,525	10.4%
Unclassified Establishments	15	4.1%	5	0.1%	93	4.7%	26	0.1%	168	5.1%	59	0.1%
<b>Total</b>	<b>367</b>	<b>100.0%</b>	<b>6,054</b>	<b>100.0%</b>	<b>1,980</b>	<b>100.0%</b>	<b>32,547</b>	<b>100.0%</b>	<b>3,312</b>	<b>100.0%</b>	<b>52,913</b>	<b>100.0%</b>

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