



Demographic and Income Profile Report

Kamms Corners Development Corporation
 17407 Lorain Ave, Cleveland, OH, 44111, Market Demographics
 Ring: 1 mile radius

Prepared by George Pofok, CCIM, SIOR
 Latitude: 41.450013
 Longitude: -81.81823

Summary	2000	2010	2015
Population	13,322	12,402	11,872
Households	5,887	5,597	5,388
Families	3,402	3,144	2,991
Average Household Size	2.24	2.19	2.18
Owner Occupied Housing Units	4,266	3,964	3,818
Renter Occupied Housing Units	1,621	1,633	1,570
Median Age	38.5	41.6	42.5

Trends: 2010 - 2015 Annual Rate	Area	State	National
Population	-0.87%	0.14%	0.76%
Households	-0.76%	0.20%	0.78%
Families	-0.99%	0.06%	0.64%
Owner HHs	-0.75%	0.23%	0.82%
Median Household Income	2.19%	2.42%	2.36%

Households by Income	2000		2010		2015	
	Number	Percent	Number	Percent	Number	Percent
<\$15,000	830	14.2%	558	10.0%	435	8.1%
\$15,000 - \$24,999	661	11.3%	479	8.6%	351	6.5%
\$25,000 - \$34,999	608	10.4%	481	8.6%	331	6.1%
\$35,000 - \$49,999	1,102	18.8%	905	16.2%	679	12.6%
\$50,000 - \$74,999	1,243	21.2%	1,376	24.6%	1,506	27.9%
\$75,000 - \$99,999	785	13.4%	999	17.8%	1,030	19.1%
\$100,000 - \$149,999	466	8.0%	583	10.4%	783	14.5%
\$150,000 - \$199,999	76	1.3%	117	2.1%	154	2.9%
\$200,000+	89	1.5%	99	1.8%	120	2.2%

Median Household Income	\$45,721	\$55,881	\$62,277
Average Household Income	\$58,040	\$65,542	\$73,828
Per Capita Income	\$25,724	\$29,683	\$33,646

Population by Age	2000		2010		2015	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	945	7.1%	818	6.6%	751	6.3%
5 - 9	843	6.3%	841	6.8%	773	6.5%
10 - 14	729	5.5%	855	6.9%	819	6.9%
15 - 19	634	4.8%	721	5.8%	764	6.4%
20 - 24	526	3.9%	564	4.5%	624	5.3%
25 - 34	2,125	16.0%	1,178	9.5%	1,217	10.3%
35 - 44	2,372	17.8%	1,922	15.5%	1,400	11.8%
45 - 54	1,782	13.4%	2,048	16.5%	1,903	16.0%
55 - 64	1,181	8.9%	1,505	12.1%	1,639	13.8%
65 - 74	1,072	8.0%	892	7.2%	1,024	8.6%
75 - 84	856	6.4%	711	5.7%	642	5.4%
85+	256	1.9%	346	2.8%	316	2.7%

Race and Ethnicity	2000		2010		2015	
	Number	Percent	Number	Percent	Number	Percent
White Alone	12,725	95.5%	11,572	93.3%	10,994	92.6%
Black Alone	199	1.5%	281	2.3%	283	2.4%
American Indian Alone	20	0.2%	29	0.2%	31	0.3%
Asian Alone	131	1.0%	174	1.4%	187	1.6%
Pacific Islander Alone	2	0.0%	4	0.0%	4	0.0%
Some Other Race Alone	105	0.8%	160	1.3%	182	1.5%
Two or More Races	140	1.1%	183	1.5%	191	1.6%
Hispanic Origin (Any Race)	375	2.8%	563	4.5%	640	5.4%

Data Note: Income is expressed in current dollars

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. Esri forecasts for 2010 and 2015.

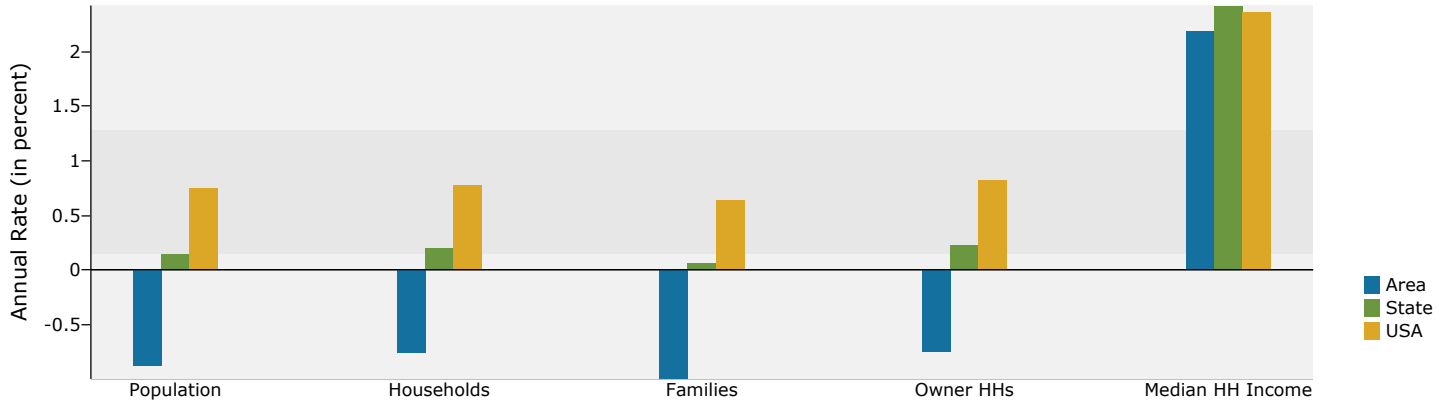


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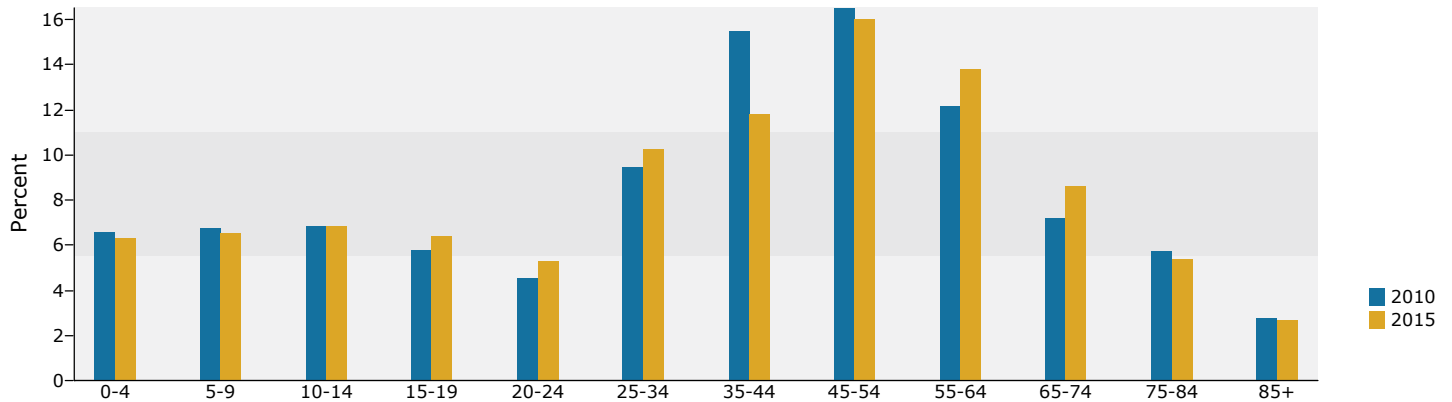
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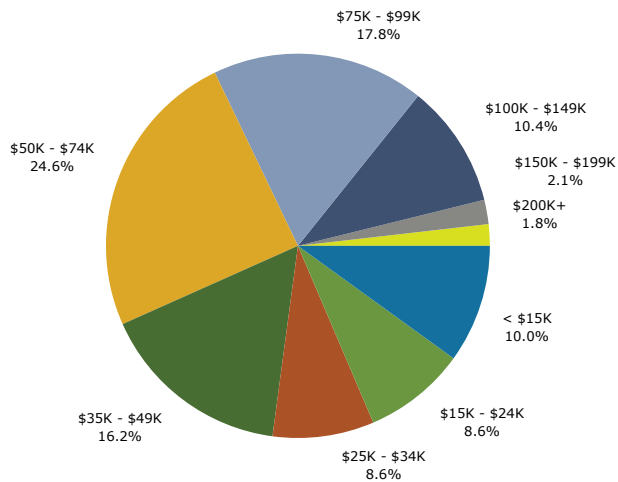
Trends 2010-2015



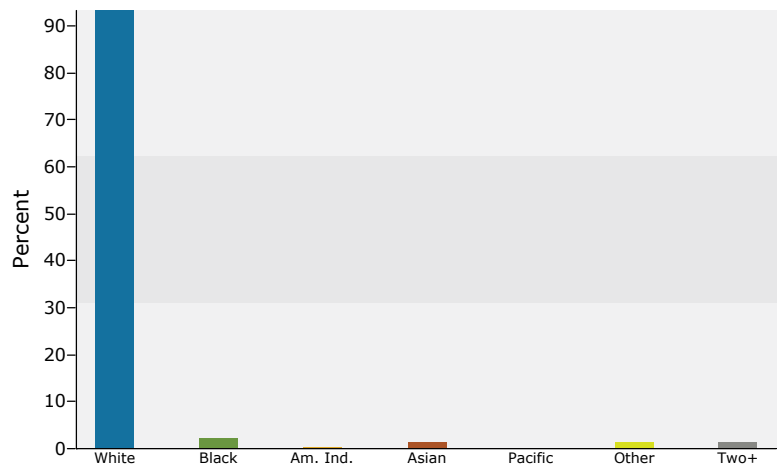
Population by Age



2010 Household Income



2010 Population by Race



2010 Percent Hispanic Origin: 4.5%

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. Esri forecasts for 2010 and 2015.



Demographic and Income Profile Report

Kamms Corners Development Corporation
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 Ring: 3 miles radius

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Summary	2000		2010		2015	
Population	143,113		131,747		125,864	
Households	62,599		58,568		56,160	
Families	35,758		32,517		30,826	
Average Household Size	2.27		2.23		2.22	
Owner Occupied Housing Units	40,438		36,941		35,308	
Renter Occupied Housing Units	22,161		21,627		20,853	
Median Age	36.6		39.5		40.2	
Trends: 2010 - 2015 Annual Rate	Area		State		National	
Population	-0.91%		0.14%		0.76%	
Households	-0.84%		0.20%		0.78%	
Families	-1.06%		0.06%		0.64%	
Owner HHs	-0.90%		0.23%		0.82%	
Median Household Income	2.29%		2.42%		2.36%	
Households by Income	2000		2010		2015	
	Number	Percent	Number	Percent	Number	Percent
<\$15,000	8,640	13.8%	5,625	9.6%	4,696	8.4%
\$15,000 - \$24,999	8,215	13.1%	5,579	9.5%	4,248	7.6%
\$25,000 - \$34,999	8,797	14.1%	6,376	10.9%	4,520	8.0%
\$35,000 - \$49,999	11,638	18.6%	10,146	17.3%	7,592	13.5%
\$50,000 - \$74,999	13,461	21.5%	14,470	24.7%	16,104	28.7%
\$75,000 - \$99,999	6,211	9.9%	8,754	14.9%	8,995	16.0%
\$100,000 - \$149,999	3,926	6.3%	5,482	9.4%	7,281	13.0%
\$150,000 - \$199,999	843	1.3%	1,152	2.0%	1,519	2.7%
\$200,000+	865	1.4%	983	1.7%	1,206	2.1%
Median Household Income	\$41,801		\$52,151		\$58,401	
Average Household Income	\$52,523		\$61,986		\$69,398	
Per Capita Income	\$23,168		\$27,708		\$31,141	
Population by Age	2000		2010		2015	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	9,754	6.8%	8,665	6.6%	8,037	6.4%
5 - 9	9,475	6.6%	8,356	6.3%	7,823	6.2%
10 - 14	9,041	6.3%	8,166	6.2%	7,848	6.2%
15 - 19	7,869	5.5%	7,750	5.9%	7,244	5.8%
20 - 24	7,532	5.3%	8,174	6.2%	7,717	6.1%
25 - 34	23,920	16.7%	16,325	12.4%	17,161	13.6%
35 - 44	24,105	16.8%	19,431	14.7%	15,366	12.2%
45 - 54	18,689	13.1%	20,361	15.5%	18,269	14.5%
55 - 64	11,508	8.0%	15,223	11.6%	16,315	13.0%
65 - 74	10,286	7.2%	8,807	6.7%	10,588	8.4%
75 - 84	8,168	5.7%	6,900	5.2%	6,088	4.8%
85+	2,766	1.9%	3,586	2.7%	3,409	2.7%
Race and Ethnicity	2000		2010		2015	
	Number	Percent	Number	Percent	Number	Percent
White Alone	127,223	88.9%	112,007	85.0%	105,586	83.9%
Black Alone	8,017	5.6%	9,621	7.3%	9,461	7.5%
American Indian Alone	312	0.2%	425	0.3%	447	0.4%
Asian Alone	2,181	1.5%	2,725	2.1%	2,906	2.3%
Pacific Islander Alone	39	0.0%	84	0.1%	83	0.1%
Some Other Race Alone	2,328	1.6%	3,205	2.4%	3,580	2.8%
Two or More Races	3,012	2.1%	3,678	2.8%	3,801	3.0%
Hispanic Origin (Any Race)	5,857	4.1%	8,215	6.2%	9,185	7.3%

Data Note: Income is expressed in current dollars

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. Esri forecasts for 2010 and 2015.

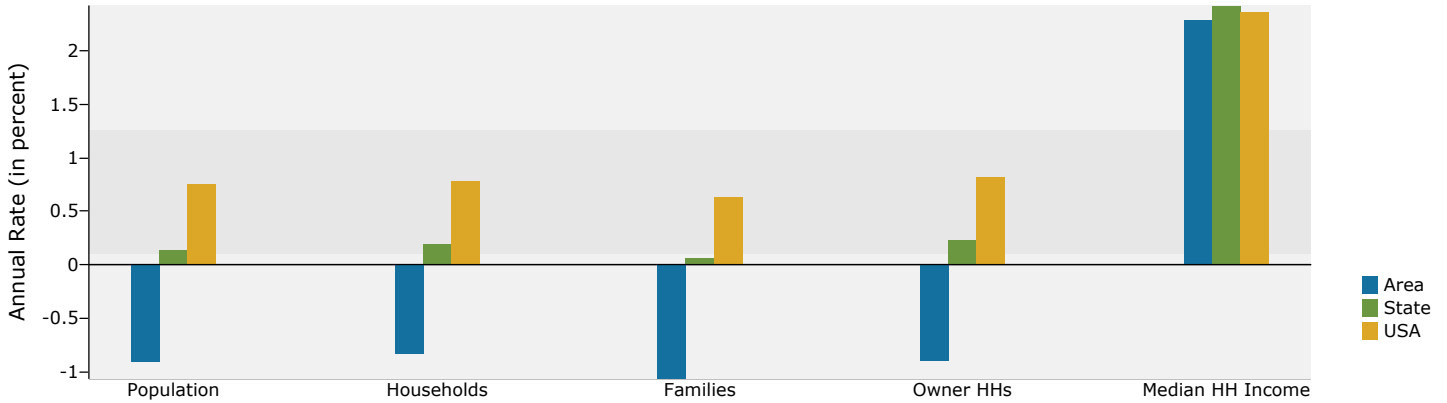


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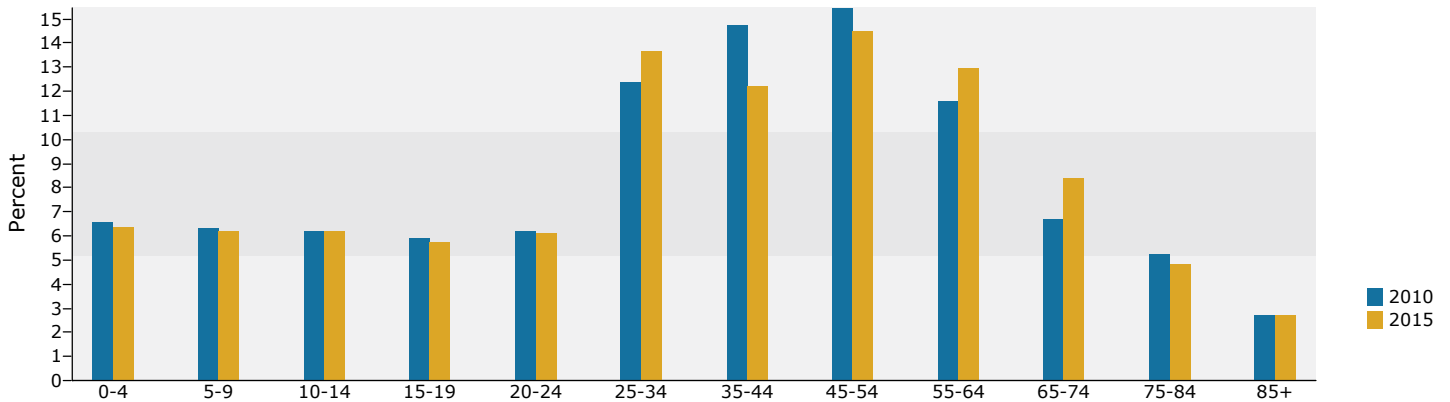
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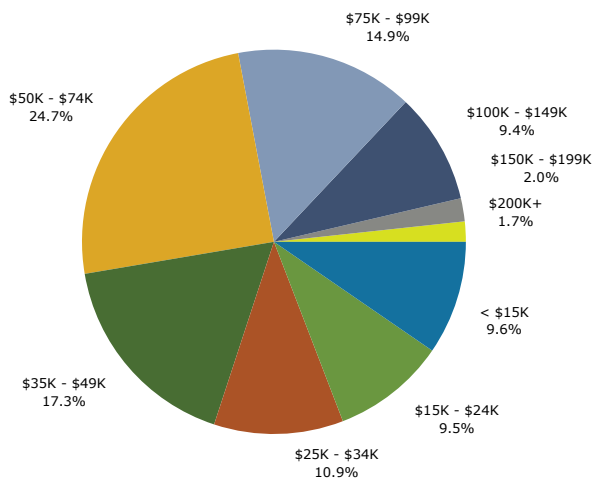
Trends 2010-2015



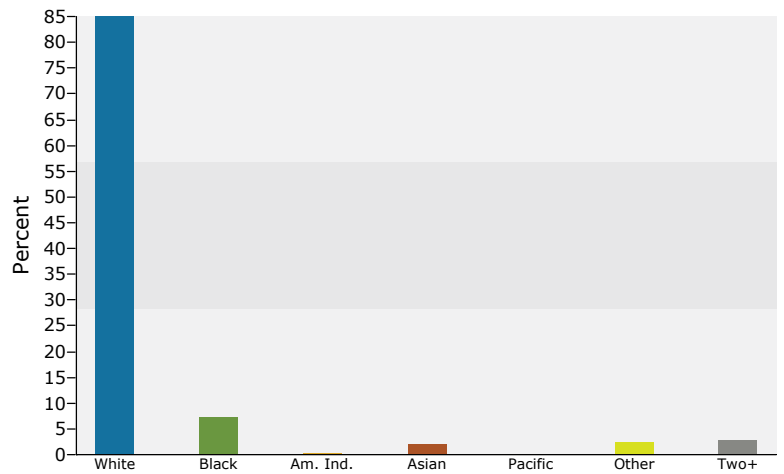
Population by Age



2010 Household Income



2010 Population by Race



2010 Percent Hispanic Origin: 6.2%

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. Esri forecasts for 2010 and 2015.



Demographic and Income Profile Report

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Summary	2000	2010	2015
Population	293,522	269,824	257,690
Households	127,301	118,845	113,905
Families	73,249	66,609	63,179
Average Household Size	2.28	2.24	2.23
Owner Occupied Housing Units	79,188	72,461	69,352
Renter Occupied Housing Units	48,114	46,384	44,553
Median Age	36.8	39.5	40.1

Trends: 2010 - 2015 Annual Rate	Area	State	National
Population	-0.92%	0.14%	0.76%
Households	-0.85%	0.20%	0.78%
Families	-1.05%	0.06%	0.64%
Owner HHs	-0.87%	0.23%	0.82%
Median Household Income	2.55%	2.42%	2.36%

Households by Income	2000		2010		2015	
	Number	Percent	Number	Percent	Number	Percent
<\$15,000	18,889	14.8%	12,742	10.7%	10,825	9.5%
\$15,000 - \$24,999	17,666	13.9%	12,214	10.3%	9,457	8.3%
\$25,000 - \$34,999	18,540	14.6%	13,681	11.5%	9,729	8.5%
\$35,000 - \$49,999	23,017	18.1%	20,997	17.7%	15,700	13.8%
\$50,000 - \$74,999	25,862	20.3%	28,031	23.6%	31,676	27.8%
\$75,000 - \$99,999	12,398	9.7%	16,458	13.8%	17,081	15.0%
\$100,000 - \$149,999	7,326	5.8%	10,384	8.7%	13,868	12.2%
\$150,000 - \$199,999	1,662	1.3%	2,162	1.8%	2,902	2.5%
\$200,000+	2,011	1.6%	2,176	1.8%	2,666	2.3%

Median Household Income	\$40,308	\$49,815	\$56,491
Average Household Income	\$51,719	\$60,365	\$67,817
Per Capita Income	\$22,615	\$26,714	\$30,127

Population by Age	2000		2010		2015	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	19,205	6.5%	17,261	6.4%	16,163	6.3%
5 - 9	19,465	6.6%	16,572	6.1%	15,610	6.1%
10 - 14	18,753	6.4%	16,141	6.0%	15,615	6.1%
15 - 19	17,025	5.8%	16,260	6.0%	14,619	5.7%
20 - 24	16,480	5.6%	17,143	6.4%	16,101	6.2%
25 - 34	46,917	16.0%	34,904	12.9%	36,025	14.0%
35 - 44	48,016	16.4%	38,020	14.1%	31,231	12.1%
45 - 54	38,288	13.0%	40,521	15.0%	35,926	13.9%
55 - 64	25,024	8.5%	31,640	11.7%	33,450	13.0%
65 - 74	22,132	7.5%	19,278	7.1%	22,696	8.8%
75 - 84	16,655	5.7%	14,696	5.4%	13,161	5.1%
85+	5,564	1.9%	7,389	2.7%	7,093	2.8%

Race and Ethnicity	2000		2010		2015	
	Number	Percent	Number	Percent	Number	Percent
White Alone	256,447	87.4%	224,138	83.1%	210,840	81.8%
Black Alone	16,421	5.6%	19,798	7.3%	19,336	7.5%
American Indian Alone	735	0.3%	1,004	0.4%	1,055	0.4%
Asian Alone	5,539	1.9%	6,781	2.5%	7,201	2.8%
Pacific Islander Alone	98	0.0%	197	0.1%	195	0.1%
Some Other Race Alone	7,380	2.5%	9,665	3.6%	10,595	4.1%
Two or More Races	6,900	2.4%	8,240	3.1%	8,467	3.3%
Hispanic Origin (Any Race)	16,340	5.6%	21,785	8.1%	23,940	9.3%

Data Note: Income is expressed in current dollars

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. Esri forecasts for 2010 and 2015.

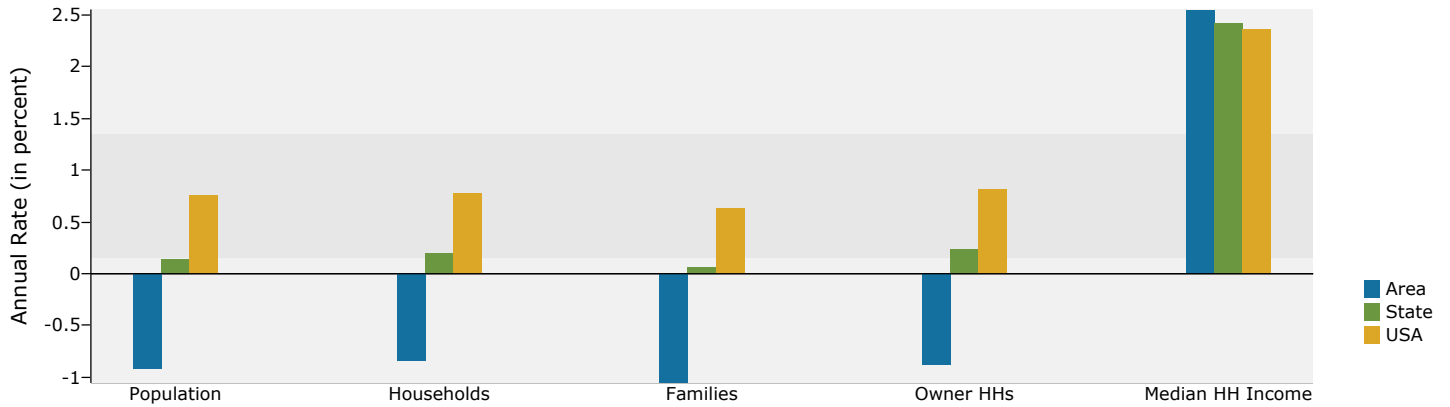


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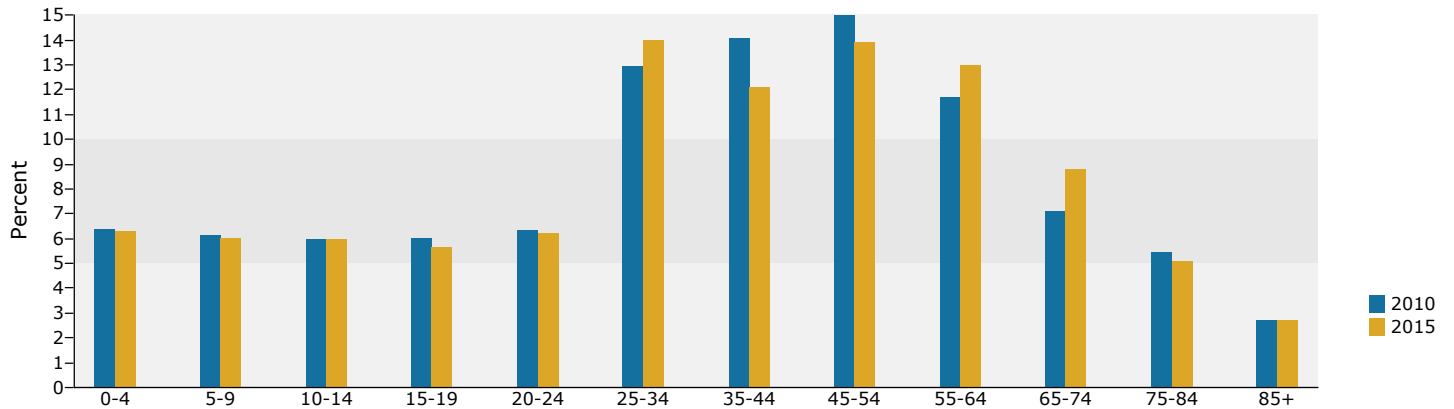
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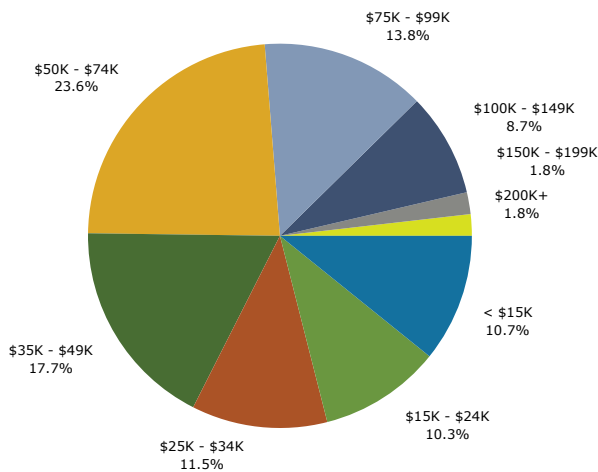
Trends 2010-2015



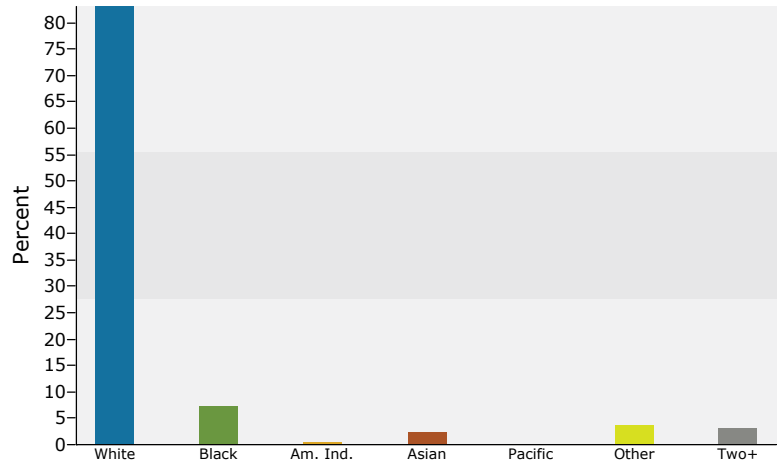
Population by Age



2010 Household Income



2010 Population by Race



2010 Percent Hispanic Origin: 8.1%

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. Esri forecasts for 2010 and 2015.