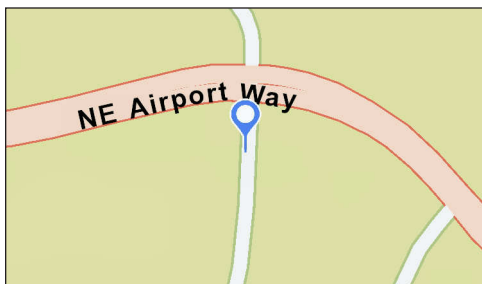
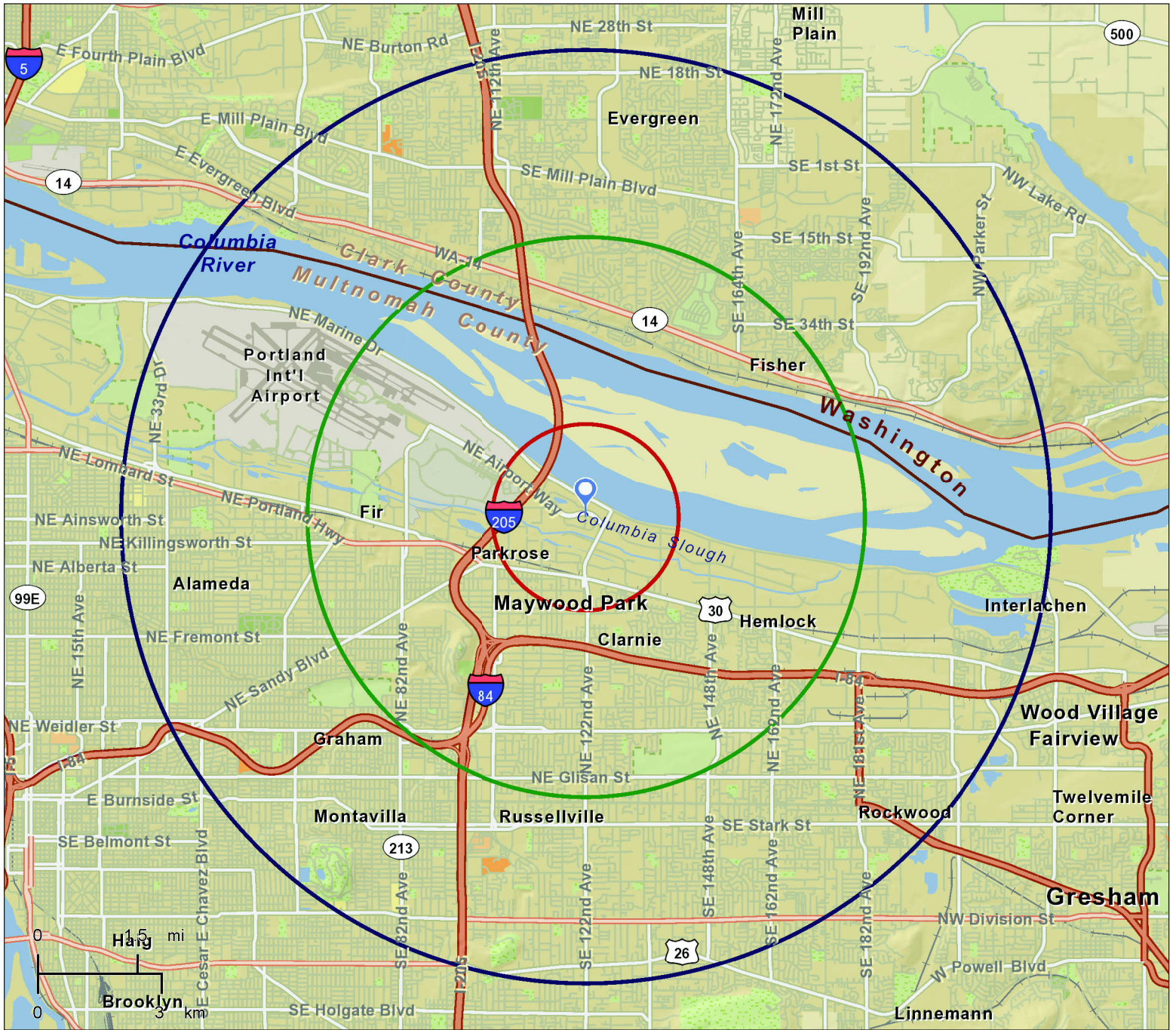




Site Map

6033 NE Win Sivers Dr, Portland, OR, 97220
Ring: 1, 3, 5 Miles

Prepared For: Barnard Commercial
Latitude: 45.56675
Longitude: -122.53772



February 28, 2013

Made with Esri Business Analyst



Census 2010 Summary Profile

6033 NE Win Sivers Dr, Portland, OR, 97220
 Ring: 1 mile radius

Prepared For: Barnard Commercial

Latitude: 45.56675

Longitude: -122.53772

	2000	2010	2000-2010 Annual Rate
Population	3,408	3,573	0.47%
Households	1,149	1,126	-0.20%
Housing Units	1,234	1,231	-0.02%

Population by Race	Number	Percent
Total	3,573	100.0%
Population Reporting One Race	3,410	95.4%
White	2,000	56.0%
Black	559	15.6%
American Indian	68	1.9%
Asian	208	5.8%
Pacific Islander	78	2.2%
Some Other Race	497	13.9%
Population Reporting Two or More Races	163	4.6%

Total Hispanic Population	804	22.5%
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Population by Sex	Number	Percent
Male	2,109	59.0%
Female	1,464	41.0%

Population by Age	Number	Percent
Total	3,571	100.0%
Age 0 - 4	238	6.7%
Age 5 - 9	212	5.9%
Age 10 - 14	181	5.1%
Age 15 - 19	226	6.3%
Age 20 - 24	312	8.7%
Age 25 - 29	372	10.4%
Age 30 - 34	340	9.5%
Age 35 - 39	299	8.4%
Age 40 - 44	279	7.8%
Age 45 - 49	283	7.9%
Age 50 - 54	249	7.0%
Age 55 - 59	180	5.0%
Age 60 - 64	130	3.6%
Age 65 - 69	95	2.7%
Age 70 - 74	54	1.5%
Age 75 - 79	42	1.2%
Age 80 - 84	37	1.0%
Age 85+	41	1.1%
Age 18+	2,816	78.8%
Age 65+	269	7.5%

Median Age by Sex and Race/Hispanic Origin	Median Age
Total Population	33.6
Male	34.1
Female	32.7
White Alone	39.4
Black Alone	31.8
American Indian Alone	29.5
Asian Alone	32.7
Pacific Islander Alone	19.7
Some Other Race Alone	23.1
Two or More Races	17.3
Hispanic Population	25.1

Data Note: Hispanic population can be of any race. Census 2010 medians are computed from reported data distributions.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri converted Census 2000 data into 2010 geography.



Census 2010 Summary Profile

6033 NE Win Sivers Dr, Portland, OR, 97220

Ring: 1 mile radius

Prepared For: Barnard Commercial

Latitude: 45.56675

Longitude: -122.53772

Households by Type		
Total	1,127	100.0%
Households with 1 Person	383	34.0%
Households with 2+ People	744	66.0%
Family Households	622	55.2%
Husband-wife Families	350	31.1%
With Own Children	161	14.3%
Other Family (No Spouse Present)	272	24.1%
With Own Children	178	15.8%
Nonfamily Households	122	10.8%
All Households with Children	384	34.1%
Multigenerational Households	48	4.3%
Unmarried Partner Households	115	10.2%
Male-female	99	8.8%
Same-sex	16	1.4%
Average Household Size	2.51	

Family Households by Size		
Total	621	100.0%
2 People	240	38.6%
3 People	130	20.9%
4 People	109	17.6%
5 People	79	12.7%
6 People	28	4.5%
7+ People	35	5.6%
Average Family Size	3.25	

Nonfamily Households by Size		
Total	506	100.0%
1 Person	383	75.7%
2 People	96	19.0%
3 People	18	3.6%
4 People	3	0.6%
5 People	3	0.6%
6 People	2	0.4%
7+ People	1	0.2%
Average Nonfamily Size	1.35	

Population by Relationship and Household Type		
Total	3,573	100.0%
In Households	2,825	79.1%
In Family Households	2,143	60.0%
Householder	620	17.4%
Spouse	352	9.9%
Child	875	24.5%
Other relative	175	4.9%
Nonrelative	119	3.3%
In Nonfamily Households	682	19.1%
In Group Quarters	748	20.9%
Institutionalized Population	690	19.3%
Noninstitutionalized Population	58	1.6%

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. Average family size excludes nonrelatives.

Source: U.S. Census Bureau, Census 2010 Summary File 1.



Census 2010 Summary Profile

6033 NE Win Sivers Dr, Portland, OR, 97220
 Ring: 1 mile radius

Prepared For: Barnard Commercial

Latitude: 45.56675
 Longitude: -122.53772

Family Households by Age of Householder		
Total	621	100.0%
Householder Age 15 - 44	360	58.0%
Householder Age 45 - 54	106	17.1%
Householder Age 55 - 64	77	12.4%
Householder Age 65 - 74	41	6.6%
Householder Age 75+	37	6.0%
Nonfamily Households by Age of Householder		
Total	505	100.0%
Householder Age 15 - 44	182	36.0%
Householder Age 45 - 54	120	23.8%
Householder Age 55 - 64	93	18.4%
Householder Age 65 - 74	58	11.5%
Householder Age 75+	52	10.3%
Households by Race of Householder		
Total	1,125	100.0%
Householder is White Alone	713	63.4%
Householder is Black Alone	169	15.0%
Householder is American Indian Alone	15	1.3%
Householder is Asian Alone	55	4.9%
Householder is Pacific Islander Alone	16	1.4%
Householder is Some Other Race Alone	116	10.3%
Householder is Two or More Races	41	3.6%
Households with Hispanic Householder	181	16.1%
Husband-wife Families by Race of Householder		
Total	349	100.0%
Householder is White Alone	207	59.3%
Householder is Black Alone	36	10.3%
Householder is American Indian Alone	4	1.1%
Householder is Asian Alone	25	7.2%
Householder is Pacific Islander Alone	8	2.3%
Householder is Some Other Race Alone	59	16.9%
Householder is Two or More Races	10	2.9%
Husband-wife Families with Hispanic Householder	89	25.4%
Other Families (No Spouse) by Race of Householder		
Total	272	100.0%
Householder is White Alone	132	48.5%
Householder is Black Alone	60	22.1%
Householder is American Indian Alone	6	2.2%
Householder is Asian Alone	16	5.9%
Householder is Pacific Islander Alone	6	2.2%
Householder is Some Other Race Alone	34	12.5%
Householder is Two or More Races	18	6.6%
Other Families with Hispanic Householder	50	18.4%
Nonfamily Households by Race of Householder		
Total	504	100.0%
Householder is White Alone	373	74.0%
Householder is Black Alone	73	14.5%
Householder is American Indian Alone	4	0.8%
Householder is Asian Alone	14	2.8%
Householder is Pacific Islander Alone	3	0.6%
Householder is Some Other Race Alone	23	4.6%
Householder is Two or More Races	14	2.8%
Nonfamily Households with Hispanic Householder	43	8.5%

Source: U.S. Census Bureau, Census 2010 Summary File 1.



Census 2010 Summary Profile

6033 NE Win Sivers Dr, Portland, OR, 97220
 Ring: 1 mile radius

Prepared For: Barnard Commercial

Latitude: 45.56675

Longitude: -122.53772

Total Housing Units by Occupancy

Total	1,219	100.0%
Occupied Housing Units	1,126	92.4%
Vacant Housing Units		
For Rent	64	5.3%
Rented, not Occupied	4	0.3%
For Sale Only	9	0.7%
Sold, not Occupied	2	0.2%
For Seasonal/Recreational/Occasional Use	2	0.2%
For Migrant Workers	0	0.0%
Other Vacant	12	1.0%
Total Vacancy Rate	8.5%	

Households by Tenure and Mortgage Status

Total	1,126	100.0%
Owner Occupied	316	28.1%
Owned with a Mortgage/Loan	217	19.3%
Owned Free and Clear	98	8.7%
Average Household Size	2.55	
Renter Occupied	810	71.9%
Average Household Size	2.49	

Owner-occupied Housing Units by Race of Householder

Total	316	100.0%
Householder is White Alone	251	79.4%
Householder is Black Alone	20	6.3%
Householder is American Indian Alone	2	0.6%
Householder is Asian Alone	26	8.2%
Householder is Pacific Islander Alone	1	0.3%
Householder is Some Other Race Alone	9	2.8%
Householder is Two or More Races	7	2.2%
Owner-occupied Housing Units with Hispanic Householder	17	5.4%

Renter-occupied Housing Units by Race of Householder

Total	811	100.0%
Householder is White Alone	462	57.0%
Householder is Black Alone	149	18.4%
Householder is American Indian Alone	13	1.6%
Householder is Asian Alone	30	3.7%
Householder is Pacific Islander Alone	16	2.0%
Householder is Some Other Race Alone	107	13.2%
Householder is Two or More Races	34	4.2%
Renter-occupied Housing Units with Hispanic Householder	164	20.2%

Average Household Size by Race/Hispanic Origin of Householder

Householder is White Alone	2.16
Householder is Black Alone	2.25
Householder is American Indian Alone	3.53
Householder is Asian Alone	3.27
Householder is Pacific Islander Alone	4.75
Householder is Some Other Race Alone	4.19
Householder is Two or More Races	2.66
Householder is Hispanic	3.82

Source: U.S. Census Bureau, Census 2010 Summary File 1.



Census 2010 Summary Profile

6033 NE Win Sivers Dr, Portland, OR, 97220
 Ring: 3 mile radius

Prepared For: Barnard Commercial

Latitude: 45.56675

Longitude: -122.53772

	2000	2010	2000-2010 Annual Rate
Population	65,627	68,974	0.50%
Households	26,105	27,602	0.56%
Housing Units	27,569	29,299	0.61%

Population by Race	Number	Percent
Total	68,974	100.0%
Population Reporting One Race	65,800	95.4%
White	48,178	69.9%
Black	5,283	7.7%
American Indian	771	1.1%
Asian	6,827	9.9%
Pacific Islander	616	0.9%
Some Other Race	4,125	6.0%
Population Reporting Two or More Races	3,174	4.6%
Total Hispanic Population	7,948	11.5%

Population by Sex	Number	Percent
Male	33,712	48.9%
Female	35,262	51.1%

Population by Age	Number	Percent
Total	68,976	100.0%
Age 0 - 4	4,220	6.1%
Age 5 - 9	3,917	5.7%
Age 10 - 14	3,909	5.7%
Age 15 - 19	4,091	5.9%
Age 20 - 24	4,143	6.0%
Age 25 - 29	4,784	6.9%
Age 30 - 34	5,092	7.4%
Age 35 - 39	4,669	6.8%
Age 40 - 44	4,509	6.5%
Age 45 - 49	4,748	6.9%
Age 50 - 54	4,940	7.2%
Age 55 - 59	4,651	6.7%
Age 60 - 64	3,867	5.6%
Age 65 - 69	2,883	4.2%
Age 70 - 74	2,240	3.2%
Age 75 - 79	2,021	2.9%
Age 80 - 84	1,993	2.9%
Age 85+	2,296	3.3%
Age 18+	54,486	79.0%
Age 65+	11,433	16.6%

Median Age by Sex and Race/Hispanic Origin	Median Age
Total Population	39.6
Male	38.0
Female	41.4
White Alone	45.3
Black Alone	30.0
American Indian Alone	32.0
Asian Alone	36.8
Pacific Islander Alone	25.2
Some Other Race Alone	24.9
Two or More Races	19.2
Hispanic Population	25.3

Data Note: Hispanic population can be of any race. Census 2010 medians are computed from reported data distributions.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri converted Census 2000 data into 2010 geography.



Census 2010 Summary Profile

6033 NE Win Sivers Dr, Portland, OR, 97220
Ring: 3 mile radius

Prepared For: Barnard Commercial

Latitude: 45.56675

Longitude: -122.53772

Households by Type		
Total	27,602	100.0%
Households with 1 Person	8,455	30.6%
Households with 2+ People	19,147	69.4%
Family Households	16,593	60.1%
Husband-wife Families	11,809	42.8%
With Own Children	4,384	15.9%
Other Family (No Spouse Present)	4,784	17.3%
With Own Children	2,493	9.0%
Nonfamily Households	2,554	9.3%
All Households with Children	7,754	28.1%
Multigenerational Households	985	3.6%
Unmarried Partner Households	2,161	7.8%
Male-female	1,802	6.5%
Same-sex	359	1.3%
Average Household Size	2.43	

Family Households by Size		
Total	16,593	100.0%
2 People	7,506	45.2%
3 People	3,668	22.1%
4 People	2,879	17.4%
5 People	1,395	8.4%
6 People	595	3.6%
7+ People	550	3.3%
Average Family Size	3.04	

Nonfamily Households by Size		
Total	11,009	100.0%
1 Person	8,455	76.8%
2 People	2,040	18.5%
3 People	328	3.0%
4 People	104	0.9%
5 People	51	0.5%
6 People	16	0.1%
7+ People	15	0.1%
Average Nonfamily Size	1.31	

Population by Relationship and Household Type		
Total	68,974	100.0%
In Households	66,992	97.1%
In Family Households	52,560	76.2%
Householder	16,600	24.1%
Spouse	11,810	17.1%
Child	18,746	27.2%
Other relative	3,301	4.8%
Nonrelative	2,102	3.0%
In Nonfamily Households	14,432	20.9%
In Group Quarters	1,982	2.9%
Institutionalized Population	1,184	1.7%
Noninstitutionalized Population	798	1.2%

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. Average family size excludes nonrelatives.

Source: U.S. Census Bureau, Census 2010 Summary File 1.



Census 2010 Summary Profile

6033 NE Win Sivers Dr, Portland, OR, 97220
 Ring: 3 mile radius

Prepared For: Barnard Commercial

Latitude: 45.56675
 Longitude: -122.53772

Family Households by Age of Householder		
Total		16,592 100.0%
Householder Age 15 - 44	6,641	40.0%
Householder Age 45 - 54	3,423	20.6%
Householder Age 55 - 64	2,976	17.9%
Householder Age 65 - 74	1,767	10.7%
Householder Age 75+	1,785	10.8%
Nonfamily Households by Age of Householder		
Total	11,010	100.0%
Householder Age 15 - 44	3,205	29.1%
Householder Age 45 - 54	1,889	17.2%
Householder Age 55 - 64	2,000	18.2%
Householder Age 65 - 74	1,374	12.5%
Householder Age 75+	2,542	23.1%
Households by Race of Householder		
Total	27,602	100.0%
Householder is White Alone	21,685	78.6%
Householder is Black Alone	1,821	6.6%
Householder is American Indian Alone	249	0.9%
Householder is Asian Alone	1,949	7.1%
Householder is Pacific Islander Alone	146	0.5%
Householder is Some Other Race Alone	991	3.6%
Householder is Two or More Races	761	2.8%
Households with Hispanic Householder	1,934	7.0%
Husband-wife Families by Race of Householder		
Total	11,809	100.0%
Householder is White Alone	9,149	77.5%
Householder is Black Alone	524	4.4%
Householder is American Indian Alone	81	0.7%
Householder is Asian Alone	1,185	10.0%
Householder is Pacific Islander Alone	85	0.7%
Householder is Some Other Race Alone	510	4.3%
Householder is Two or More Races	275	2.3%
Husband-wife Families with Hispanic Householder	941	8.0%
Other Families (No Spouse) by Race of Householder		
Total	4,783	100.0%
Householder is White Alone	3,086	64.5%
Householder is Black Alone	689	14.4%
Householder is American Indian Alone	77	1.6%
Householder is Asian Alone	382	8.0%
Householder is Pacific Islander Alone	40	0.8%
Householder is Some Other Race Alone	294	6.1%
Householder is Two or More Races	215	4.5%
Other Families with Hispanic Householder	520	10.9%
Nonfamily Households by Race of Householder		
Total	11,008	100.0%
Householder is White Alone	9,450	85.8%
Householder is Black Alone	607	5.5%
Householder is American Indian Alone	90	0.8%
Householder is Asian Alone	382	3.5%
Householder is Pacific Islander Alone	21	0.2%
Householder is Some Other Race Alone	187	1.7%
Householder is Two or More Races	271	2.5%
Nonfamily Households with Hispanic Householder	473	4.3%

Source: U.S. Census Bureau, Census 2010 Summary File 1.



Census 2010 Summary Profile

6033 NE Win Sivers Dr, Portland, OR, 97220

Ring: 3 mile radius

Prepared For: Barnard Commercial

Latitude: 45.56675

Longitude: -122.53772

Total Housing Units by Occupancy

Total	29,290	100.0%
Occupied Housing Units	27,602	94.2%
Vacant Housing Units		
For Rent	712	2.4%
Rented, not Occupied	40	0.1%
For Sale Only	382	1.3%
Sold, not Occupied	59	0.2%
For Seasonal/Recreational/Occasional Use	124	0.4%
For Migrant Workers	0	0.0%
Other Vacant	371	1.3%
Total Vacancy Rate	5.8%	

Households by Tenure and Mortgage Status

Total	27,602	100.0%
Owner Occupied	16,987	61.5%
Owned with a Mortgage/Loan	12,141	44.0%
Owned Free and Clear	4,846	17.6%
Average Household Size	2.43	
Renter Occupied	10,615	38.5%
Average Household Size	2.42	

Owner-occupied Housing Units by Race of Householder

Total	16,988	100.0%
Householder is White Alone	14,322	84.3%
Householder is Black Alone	544	3.2%
Householder is American Indian Alone	94	0.6%
Householder is Asian Alone	1,393	8.2%
Householder is Pacific Islander Alone	34	0.2%
Householder is Some Other Race Alone	260	1.5%
Householder is Two or More Races	341	2.0%
Owner-occupied Housing Units with Hispanic Householder	615	3.6%

Renter-occupied Housing Units by Race of Householder

Total	10,615	100.0%
Householder is White Alone	7,363	69.4%
Householder is Black Alone	1,276	12.0%
Householder is American Indian Alone	155	1.5%
Householder is Asian Alone	556	5.2%
Householder is Pacific Islander Alone	113	1.1%
Householder is Some Other Race Alone	732	6.9%
Householder is Two or More Races	420	4.0%
Renter-occupied Housing Units with Hispanic Householder	1,319	12.4%

Average Household Size by Race/Hispanic Origin of Householder

Householder is White Alone	2.21
Householder is Black Alone	2.72
Householder is American Indian Alone	2.94
Householder is Asian Alone	3.41
Householder is Pacific Islander Alone	4.24
Householder is Some Other Race Alone	4.09
Householder is Two or More Races	2.79
Householder is Hispanic	3.69

Source: U.S. Census Bureau, Census 2010 Summary File 1.



Census 2010 Summary Profile

6033 NE Win Silvers Dr, Portland, OR, 97220
 Ring: 5 mile radius

Prepared For: Barnard Commercial

Latitude: 45.56675

Longitude: -122.53772

	2000	2010	2000-2010 Annual Rate
Population	264,330	293,017	1.04%
Households	102,835	113,908	1.03%
Housing Units	108,460	120,502	1.06%

Population by Race	Number	Percent
Total	293,018	100.0%
Population Reporting One Race	279,259	95.3%
White	213,164	72.7%
Black	17,928	6.1%
American Indian	3,257	1.1%
Asian	24,031	8.2%
Pacific Islander	2,339	0.8%
Some Other Race	18,540	6.3%
Population Reporting Two or More Races	13,759	4.7%
Total Hispanic Population	37,044	12.6%

Population by Sex	Number	Percent
Male	143,650	49.0%
Female	149,366	51.0%

Population by Age	Number	Percent
Total	293,018	100.0%
Age 0 - 4	20,390	7.0%
Age 5 - 9	19,073	6.5%
Age 10 - 14	18,196	6.2%
Age 15 - 19	17,906	6.1%
Age 20 - 24	18,219	6.2%
Age 25 - 29	22,548	7.7%
Age 30 - 34	23,112	7.9%
Age 35 - 39	22,371	7.6%
Age 40 - 44	21,014	7.2%
Age 45 - 49	20,309	6.9%
Age 50 - 54	20,187	6.9%
Age 55 - 59	19,042	6.5%
Age 60 - 64	15,489	5.3%
Age 65 - 69	10,170	3.5%
Age 70 - 74	7,364	2.5%
Age 75 - 79	5,946	2.0%
Age 80 - 84	5,501	1.9%
Age 85+	6,177	2.1%
Age 18+	224,496	76.6%
Age 65+	35,158	12.0%

Median Age by Sex and Race/Hispanic Origin	Median Age
Total Population	36.6
Male	35.5
Female	37.7
White Alone	40.1
Black Alone	29.8
American Indian Alone	31.5
Asian Alone	36.3
Pacific Islander Alone	25.5
Some Other Race Alone	24.8
Two or More Races	18.4
Hispanic Population	24.4

Data Note: Hispanic population can be of any race. Census 2010 medians are computed from reported data distributions.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri converted Census 2000 data into 2010 geography.



Census 2010 Summary Profile

6033 NE Win Sivers Dr, Portland, OR, 97220
Ring: 5 mile radius

Prepared For: Barnard Commercial

Latitude: 45.56675

Longitude: -122.53772

Households by Type		
Total	113,909	100.0%
Households with 1 Person	32,188	28.3%
Households with 2+ People	81,721	71.7%
Family Households	70,006	61.5%
Husband-wife Families	49,162	43.2%
With Own Children	21,385	18.8%
Other Family (No Spouse Present)	20,844	18.3%
With Own Children	11,564	10.2%
Nonfamily Households	11,715	10.3%
All Households with Children	36,438	32.0%
Multigenerational Households	4,090	3.6%
Unmarried Partner Households	10,135	8.9%
Male-female	8,464	7.4%
Same-sex	1,671	1.5%
Average Household Size	2.52	

Family Households by Size		
Total	70,006	100.0%
2 People	28,449	40.6%
3 People	16,535	23.6%
4 People	13,590	19.4%
5 People	6,402	9.1%
6 People	2,752	3.9%
7+ People	2,278	3.3%
Average Family Size	3.11	

Nonfamily Households by Size		
Total	43,903	100.0%
1 Person	32,188	73.3%
2 People	9,125	20.8%
3 People	1,613	3.7%
4 People	597	1.4%
5 People	238	0.5%
6 People	80	0.2%
7+ People	62	0.1%
Average Nonfamily Size	1.36	

Population by Relationship and Household Type		
Total	293,017	100.0%
In Households	287,432	98.1%
In Family Households	227,555	77.7%
Householder	69,998	23.9%
Spouse	49,151	16.8%
Child	85,415	29.2%
Other relative	13,393	4.6%
Nonrelative	9,599	3.3%
In Nonfamily Households	59,877	20.4%
In Group Quarters	5,585	1.9%
Institutionalized Population	2,554	0.9%
Noninstitutionalized Population	3,031	1.0%

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. Average family size excludes nonrelatives.

Source: U.S. Census Bureau, Census 2010 Summary File 1.



Census 2010 Summary Profile

6033 NE Win Sivers Dr, Portland, OR, 97220
 Ring: 5 mile radius

Prepared For: Barnard Commercial

Latitude: 45.56675

Longitude: -122.53772

Family Households by Age of Householder		
Total		70,006 100.0%
Householder Age	15 - 44	31,958 45.7%
Householder Age	45 - 54	14,995 21.4%
Householder Age	55 - 64	12,018 17.2%
Householder Age	65 - 74	6,137 8.8%
Householder Age	75+	4,898 7.0%
Nonfamily Households by Age of Householder		
Total		43,902 100.0%
Householder Age	15 - 44	15,639 35.6%
Householder Age	45 - 54	7,963 18.1%
Householder Age	55 - 64	8,708 19.8%
Householder Age	65 - 74	4,808 11.0%
Householder Age	75+	6,784 15.5%
Households by Race of Householder		
Total		113,908 100.0%
Householder is	White Alone	90,868 79.8%
Householder is	Black Alone	6,503 5.7%
Householder is	American Indian Alone	1,108 1.0%
Householder is	Asian Alone	7,079 6.2%
Householder is	Pacific Islander Alone	583 0.5%
Householder is	Some Other Race Alone	4,522 4.0%
Householder is	Two or More Races	3,245 2.8%
Households with	Hispanic Householder	9,011 7.9%
Husband-wife Families by Race of Householder		
Total		49,162 100.0%
Householder is	White Alone	38,893 79.1%
Householder is	Black Alone	1,806 3.7%
Householder is	American Indian Alone	366 0.7%
Householder is	Asian Alone	4,241 8.6%
Householder is	Pacific Islander Alone	310 0.6%
Householder is	Some Other Race Alone	2,370 4.8%
Householder is	Two or More Races	1,176 2.4%
Husband-wife Families with	Hispanic Householder	4,498 9.1%
Other Families (No Spouse) by Race of Householder		
Total		20,843 100.0%
Householder is	White Alone	14,286 68.5%
Householder is	Black Alone	2,432 11.7%
Householder is	American Indian Alone	352 1.7%
Householder is	Asian Alone	1,371 6.6%
Householder is	Pacific Islander Alone	172 0.8%
Householder is	Some Other Race Alone	1,344 6.4%
Householder is	Two or More Races	886 4.3%
Other Families with	Hispanic Householder	2,535 12.2%
Nonfamily Households by Race of Householder		
Total		43,902 100.0%
Householder is	White Alone	37,690 85.9%
Householder is	Black Alone	2,265 5.2%
Householder is	American Indian Alone	390 0.9%
Householder is	Asian Alone	1,466 3.3%
Householder is	Pacific Islander Alone	101 0.2%
Householder is	Some Other Race Alone	808 1.8%
Householder is	Two or More Races	1,182 2.7%
Nonfamily Households with	Hispanic Householder	1,978 4.5%

Source: U.S. Census Bureau, Census 2010 Summary File 1.



Census 2010 Summary Profile

6033 NE Win Sivers Dr, Portland, OR, 97220
Ring: 5 mile radius

Prepared For: Barnard Commercial

Latitude: 45.56675

Longitude: -122.53772

Total Housing Units by Occupancy

Total	120,477	100.0%
Occupied Housing Units	113,908	94.5%
Vacant Housing Units		
For Rent	2,931	2.4%
Rented, not Occupied	172	0.1%
For Sale Only	1,501	1.2%
Sold, not Occupied	217	0.2%
For Seasonal/Recreational/Occasional Use	376	0.3%
For Migrant Workers	0	0.0%
Other Vacant	1,372	1.1%
Total Vacancy Rate	5.5%	

Households by Tenure and Mortgage Status

Total	113,908	100.0%
Owner Occupied	65,805	57.8%
Owned with a Mortgage/Loan	50,153	44.0%
Owned Free and Clear	15,652	13.7%
Average Household Size	2.54	
Renter Occupied	48,103	42.2%
Average Household Size	2.50	

Owner-occupied Housing Units by Race of Householder

Total	65,806	100.0%
Householder is White Alone	56,106	85.3%
Householder is Black Alone	1,851	2.8%
Householder is American Indian Alone	385	0.6%
Householder is Asian Alone	4,811	7.3%
Householder is Pacific Islander Alone	140	0.2%
Householder is Some Other Race Alone	1,173	1.8%
Householder is Two or More Races	1,340	2.0%
Owner-occupied Housing Units with Hispanic Householder	2,836	4.3%

Renter-occupied Housing Units by Race of Householder

Total	48,103	100.0%
Householder is White Alone	34,762	72.3%
Householder is Black Alone	4,653	9.7%
Householder is American Indian Alone	723	1.5%
Householder is Asian Alone	2,268	4.7%
Householder is Pacific Islander Alone	443	0.9%
Householder is Some Other Race Alone	3,349	7.0%
Householder is Two or More Races	1,905	4.0%
Renter-occupied Housing Units with Hispanic Householder	6,175	12.8%

Average Household Size by Race/Hispanic Origin of Householder

Householder is White Alone	2.35
Householder is Black Alone	2.67
Householder is American Indian Alone	2.91
Householder is Asian Alone	3.26
Householder is Pacific Islander Alone	4.00
Householder is Some Other Race Alone	4.08
Householder is Two or More Races	2.80
Householder is Hispanic	3.75

Source: U.S. Census Bureau, Census 2010 Summary File 1.



Demographic and Income Profile

6033 NE Win Silvers Dr, Portland, OR, 97220
 Ring: 1 mile radius

Prepared For: Barnard Commercial
 Latitude: 45.56675
 Longitude: -122.53772

Summary	Census 2010	2012	2017
Population	3,573	3,579	3,633
Households	1,126	1,123	1,140
Families	622	613	618
Average Household Size	2.51	2.52	2.53
Owner Occupied Housing Units	316	305	312
Renter Occupied Housing Units	810	817	828
Median Age	33.6	33.6	33.9
Trends: 2012 - 2017 Annual Rate	Area	State	National
Population	0.30%	0.83%	0.68%
Households	0.30%	0.95%	0.74%
Families	0.16%	0.84%	0.72%
Owner HHs	0.45%	1.03%	0.91%
Median Household Income	3.47%	3.27%	2.55%

Households by Income	2012		2017	
	Number	Percent	Number	Percent
<\$15,000	188	16.7%	194	17.0%
\$15,000 - \$24,999	300	26.7%	252	22.1%
\$25,000 - \$34,999	139	12.4%	122	10.7%
\$35,000 - \$49,999	187	16.7%	169	14.8%
\$50,000 - \$74,999	196	17.5%	216	18.9%
\$75,000 - \$99,999	76	6.8%	133	11.7%
\$100,000 - \$149,999	24	2.1%	34	3.0%
\$150,000 - \$199,999	9	0.8%	14	1.2%
\$200,000+	5	0.4%	5	0.4%
Median Household Income	\$29,596		\$35,094	
Average Household Income	\$39,348		\$44,664	
Per Capita Income	\$19,027		\$20,859	

Population by Age	Census 2010		2012		2017	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	238	6.7%	238	6.6%	244	6.7%
5 - 9	212	5.9%	212	5.9%	215	5.9%
10 - 14	181	5.1%	179	5.0%	185	5.1%
15 - 19	226	6.3%	217	6.1%	213	5.9%
20 - 24	312	8.7%	316	8.8%	303	8.3%
25 - 34	712	19.9%	723	20.2%	736	20.3%
35 - 44	578	16.2%	567	15.8%	567	15.6%
45 - 54	532	14.9%	523	14.6%	502	13.8%
55 - 64	310	8.7%	323	9.0%	342	9.4%
65 - 74	149	4.2%	160	4.5%	195	5.4%
75 - 84	79	2.2%	78	2.2%	83	2.3%
85+	41	1.1%	43	1.2%	46	1.3%

Race and Ethnicity	Census 2010		2012		2017	
	Number	Percent	Number	Percent	Number	Percent
White Alone	2,000	56.0%	2,008	56.1%	2,029	55.8%
Black Alone	559	15.6%	530	14.8%	486	13.4%
American Indian Alone	68	1.9%	68	1.9%	67	1.8%
Asian Alone	208	5.8%	212	5.9%	223	6.1%
Pacific Islander Alone	78	2.2%	78	2.2%	84	2.3%
Some Other Race Alone	497	13.9%	514	14.4%	562	15.5%
Two or More Races	163	4.6%	169	4.7%	182	5.0%
Hispanic Origin (Any Race)	804	22.5%	829	23.2%	909	25.0%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017.

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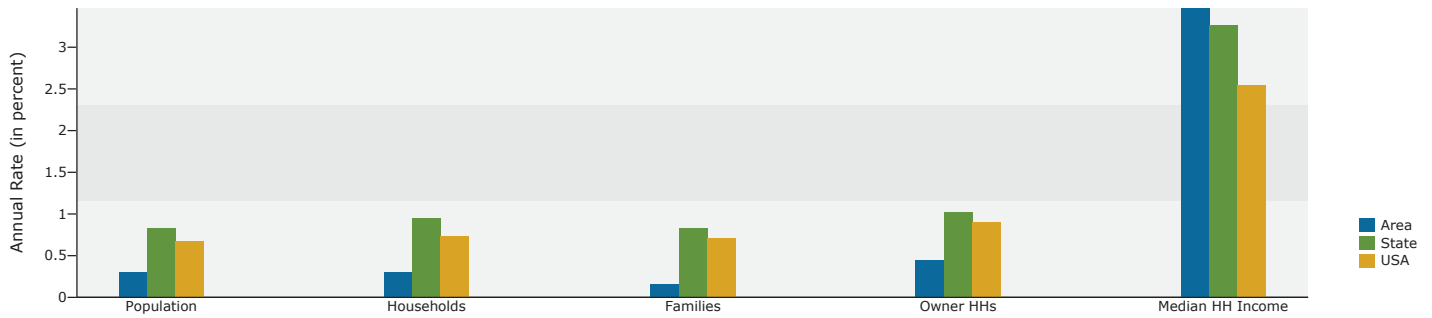


Demographic and Income Profile

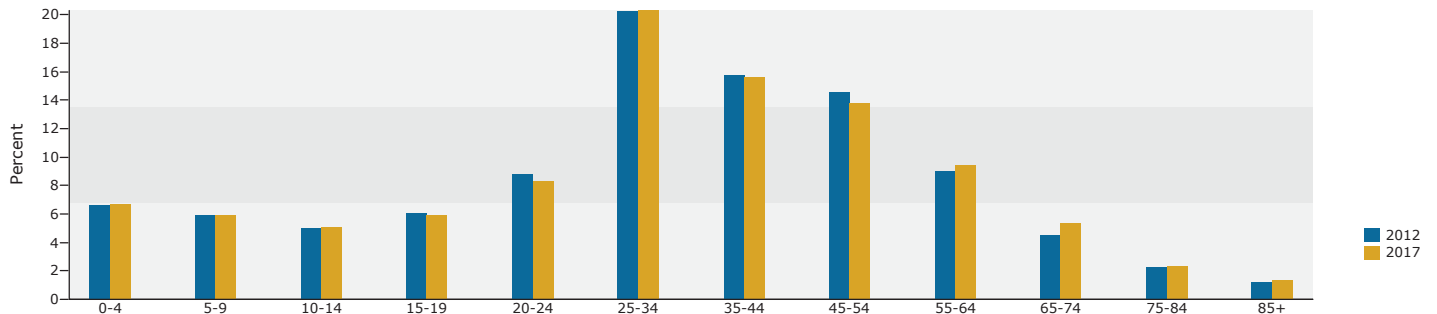
6033 NE Win Silvers Dr, Portland, OR, 97220
 Ring: 1 mile radius

Prepared For: Barnard Commercial
 Latitude: 45.56675
 Longitude: -122.53772

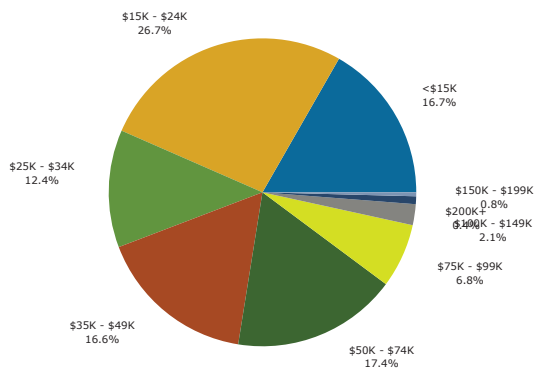
Trends 2012-2017



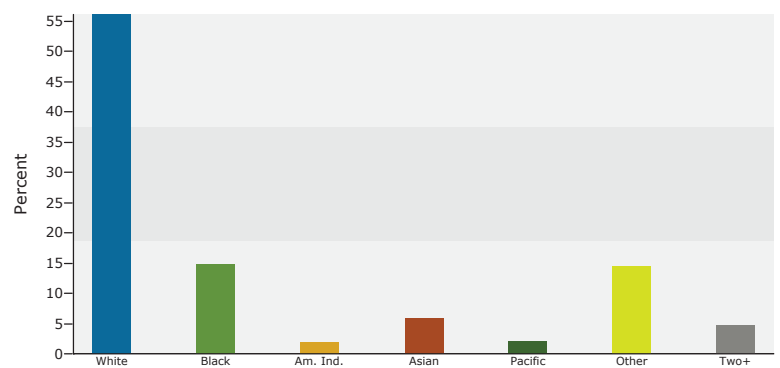
Population by Age



2012 Household Income



2012 Population by Race



2012 Percent Hispanic Origin: 23.2%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017.

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Demographic and Income Profile

6033 NE Win Silvers Dr, Portland, OR, 97220
 Ring: 3 mile radius

Prepared For: Barnard Commercial

Latitude: 45.56675
 Longitude: -122.53772

Summary	Census 2010	2012	2017
Population	68,974	69,742	72,760
Households	27,602	27,859	29,110
Families	16,593	16,587	17,282
Average Household Size	2.43	2.43	2.43
Owner Occupied Housing Units	16,987	16,879	17,797
Renter Occupied Housing Units	10,615	10,980	11,312
Median Age	39.6	40.0	40.4
Trends: 2012 - 2017 Annual Rate	Area	State	National
Population	0.85%	0.83%	0.68%
Households	0.88%	0.95%	0.74%
Families	0.82%	0.84%	0.72%
Owner HHs	1.06%	1.03%	0.91%
Median Household Income	2.83%	3.27%	2.55%

Households by Income	2012		2017	
	Number	Percent	Number	Percent
<\$15,000	3,220	11.6%	3,188	11.0%
\$15,000 - \$24,999	3,365	12.1%	2,602	8.9%
\$25,000 - \$34,999	3,267	11.7%	2,611	9.0%
\$35,000 - \$49,999	4,232	15.2%	3,889	13.4%
\$50,000 - \$74,999	6,109	21.9%	6,308	21.7%
\$75,000 - \$99,999	2,980	10.7%	4,447	15.3%
\$100,000 - \$149,999	2,834	10.2%	3,643	12.5%
\$150,000 - \$199,999	1,112	4.0%	1,604	5.5%
\$200,000+	739	2.7%	816	2.8%
Median Household Income	\$49,261		\$56,640	
Average Household Income	\$62,718		\$71,946	
Per Capita Income	\$25,926		\$29,652	

Population by Age	Census 2010		2012		2017	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	4,220	6.1%	4,241	6.1%	4,412	6.1%
5 - 9	3,917	5.7%	3,931	5.6%	4,079	5.6%
10 - 14	3,909	5.7%	3,875	5.6%	4,064	5.6%
15 - 19	4,091	5.9%	3,938	5.6%	3,915	5.4%
20 - 24	4,143	6.0%	4,266	6.1%	4,093	5.6%
25 - 34	9,876	14.3%	10,119	14.5%	10,539	14.5%
35 - 44	9,178	13.3%	9,014	12.9%	9,154	12.6%
45 - 54	9,688	14.0%	9,480	13.6%	9,108	12.5%
55 - 64	8,518	12.3%	8,949	12.8%	9,682	13.3%
65 - 74	5,123	7.4%	5,500	7.9%	6,805	9.4%
75 - 84	4,014	5.8%	4,014	5.8%	4,296	5.9%
85+	2,296	3.3%	2,417	3.5%	2,611	3.6%

Race and Ethnicity	Census 2010		2012		2017	
	Number	Percent	Number	Percent	Number	Percent
White Alone	48,178	69.8%	48,587	69.7%	50,096	68.9%
Black Alone	5,283	7.7%	5,078	7.3%	4,836	6.6%
American Indian Alone	771	1.1%	774	1.1%	805	1.1%
Asian Alone	6,827	9.9%	7,044	10.1%	7,724	10.6%
Pacific Islander Alone	616	0.9%	629	0.9%	705	1.0%
Some Other Race Alone	4,125	6.0%	4,296	6.2%	4,824	6.6%
Two or More Races	3,174	4.6%	3,334	4.8%	3,770	5.2%
Hispanic Origin (Any Race)	7,948	11.5%	8,264	11.8%	9,389	12.9%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017.

February 28, 2013

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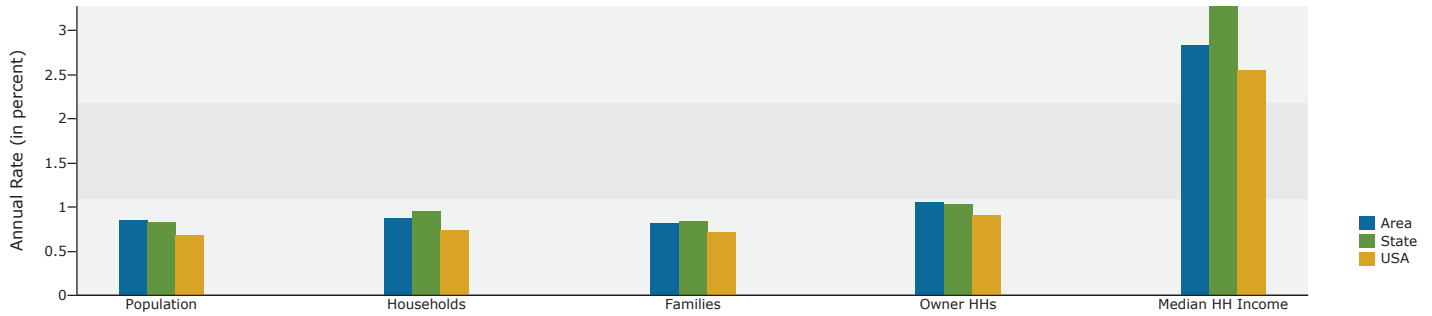


Demographic and Income Profile

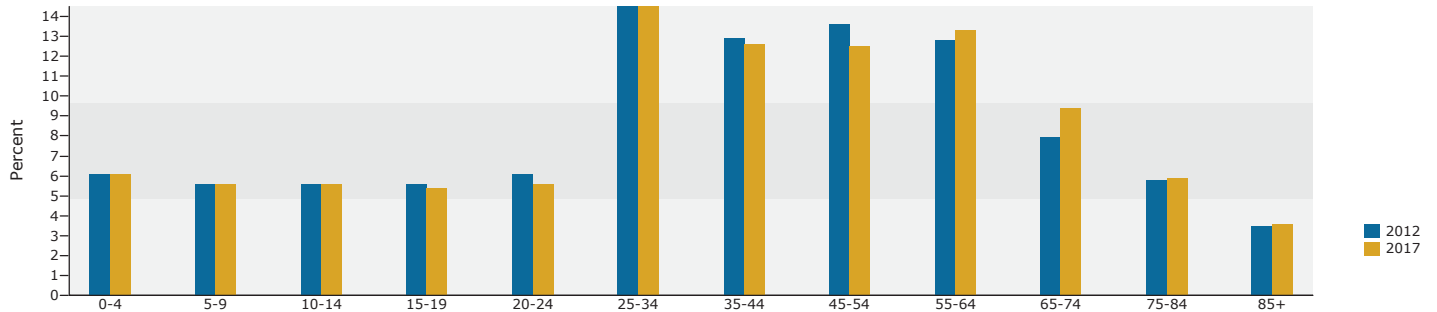
6033 NE Win Silvers Dr, Portland, OR, 97220
 Ring: 3 mile radius

Prepared For: Barnard Commercial
 Latitude: 45.56675
 Longitude: -122.53772

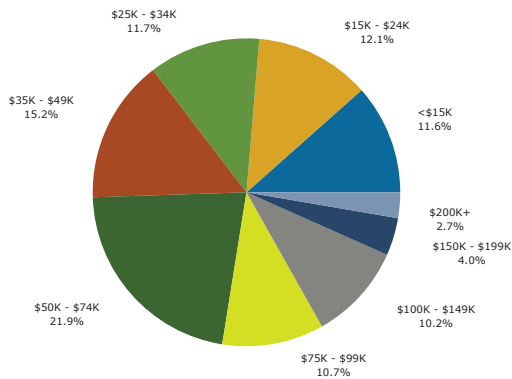
Trends 2012-2017



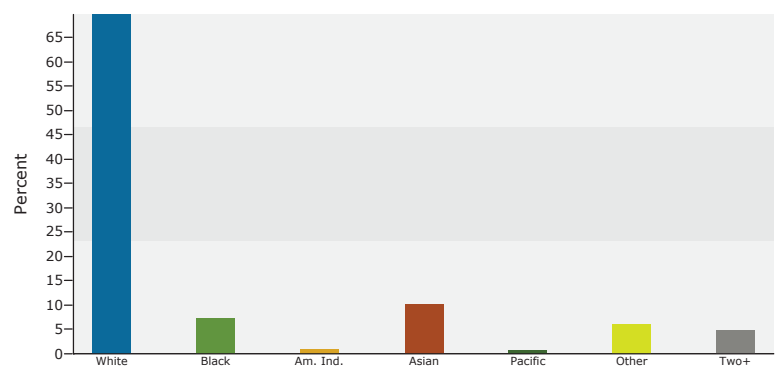
Population by Age



2012 Household Income



2012 Population by Race



2012 Percent Hispanic Origin: 11.8%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017.

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Demographic and Income Profile

6033 NE Win Silvers Dr, Portland, OR, 97220
Ring: 5 mile radius

Prepared For: Barnard Commercial

Latitude: 45.56675
Longitude: -122.53772

Summary	Census 2010	2012	2017
Population	293,017	298,935	316,719
Households	113,908	116,013	123,005
Families	70,006	70,683	74,836
Average Household Size	2.52	2.53	2.53
Owner Occupied Housing Units	65,805	65,887	70,505
Renter Occupied Housing Units	48,103	50,126	52,500
Median Age	36.6	36.7	37.0
Trends: 2012 - 2017 Annual Rate	Area	State	National
Population	1.16%	0.83%	0.68%
Households	1.18%	0.95%	0.74%
Families	1.15%	0.84%	0.72%
Owner HHs	1.36%	1.03%	0.91%
Median Household Income	3.14%	3.27%	2.55%

Households by Income	2012		2017	
	Number	Percent	Number	Percent
<\$15,000	13,587	11.7%	13,714	11.1%
\$15,000 - \$24,999	13,603	11.7%	10,714	8.7%
\$25,000 - \$34,999	13,598	11.7%	10,865	8.8%
\$35,000 - \$49,999	18,470	15.9%	16,817	13.7%
\$50,000 - \$74,999	24,573	21.2%	25,856	21.0%
\$75,000 - \$99,999	13,576	11.7%	20,783	16.9%
\$100,000 - \$149,999	12,286	10.6%	15,879	12.9%
\$150,000 - \$199,999	3,430	3.0%	4,913	4.0%
\$200,000+	2,891	2.5%	3,464	2.8%
Median Household Income	\$48,639		\$56,772	
Average Household Income	\$61,673		\$70,888	
Per Capita Income	\$24,509		\$28,092	

Population by Age	Census 2010		2012		2017	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	20,390	7.0%	20,760	6.9%	22,057	7.0%
5 - 9	19,073	6.5%	19,373	6.5%	20,516	6.5%
10 - 14	18,196	6.2%	18,266	6.1%	19,555	6.2%
15 - 19	17,906	6.1%	17,414	5.8%	17,618	5.6%
20 - 24	18,219	6.2%	18,884	6.3%	18,404	5.8%
25 - 34	45,660	15.6%	47,288	15.8%	50,279	15.9%
35 - 44	43,385	14.8%	43,028	14.4%	44,657	14.1%
45 - 54	40,496	13.8%	40,058	13.4%	39,240	12.4%
55 - 64	34,531	11.8%	36,717	12.3%	40,539	12.8%
65 - 74	17,534	6.0%	19,025	6.4%	24,026	7.6%
75 - 84	11,447	3.9%	11,558	3.9%	12,637	4.0%
85+	6,177	2.1%	6,563	2.2%	7,192	2.3%

Race and Ethnicity	Census 2010		2012		2017	
	Number	Percent	Number	Percent	Number	Percent
White Alone	213,164	72.7%	216,645	72.5%	226,431	71.5%
Black Alone	17,928	6.1%	17,454	5.8%	17,024	5.4%
American Indian Alone	3,257	1.1%	3,299	1.1%	3,496	1.1%
Asian Alone	24,031	8.2%	25,036	8.4%	27,911	8.8%
Pacific Islander Alone	2,339	0.8%	2,408	0.8%	2,741	0.9%
Some Other Race Alone	18,540	6.3%	19,480	6.5%	22,247	7.0%
Two or More Races	13,759	4.7%	14,613	4.9%	16,868	5.3%
Hispanic Origin (Any Race)	37,044	12.6%	38,960	13.0%	45,139	14.3%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017.

February 28, 2013

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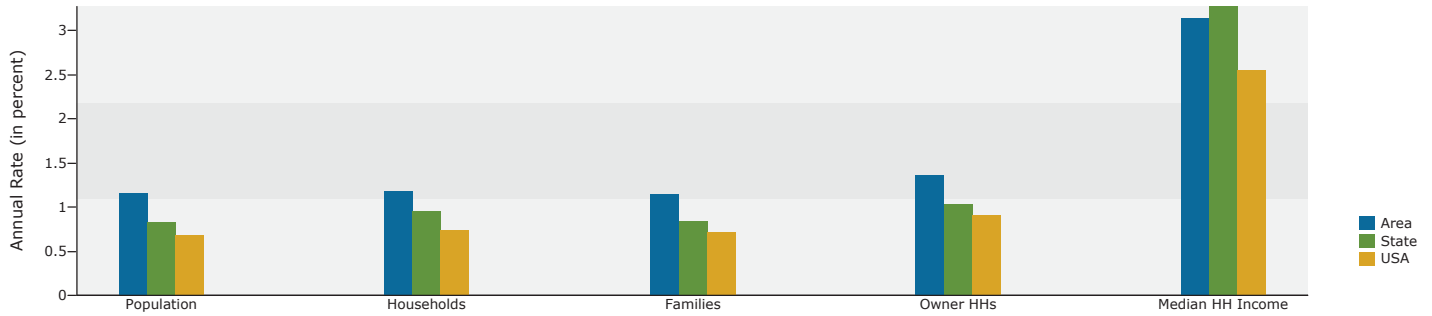


Demographic and Income Profile

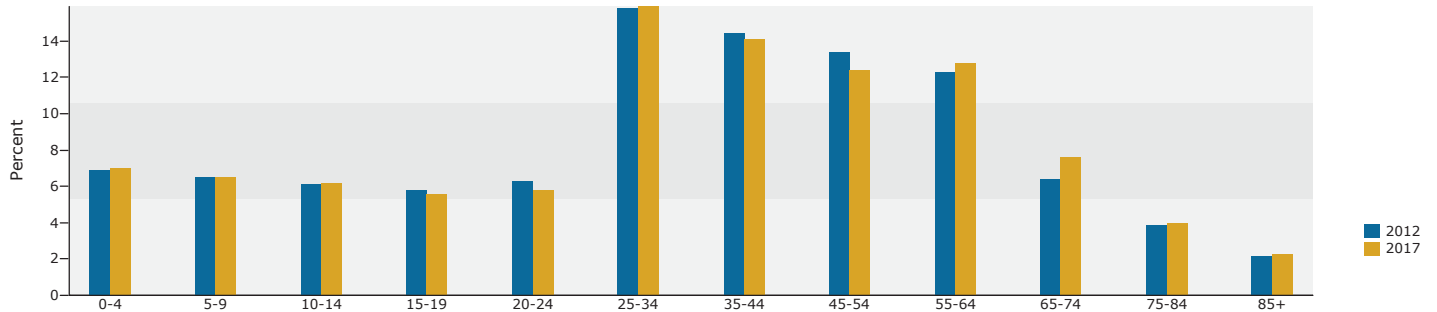
6033 NE Win Silvers Dr, Portland, OR, 97220
 Ring: 5 mile radius

Prepared For: Barnard Commercial
 Latitude: 45.56675
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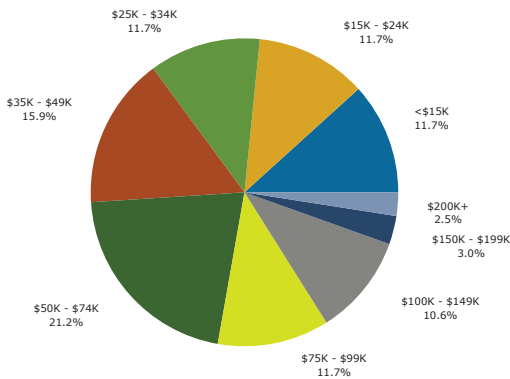
Trends 2012-2017



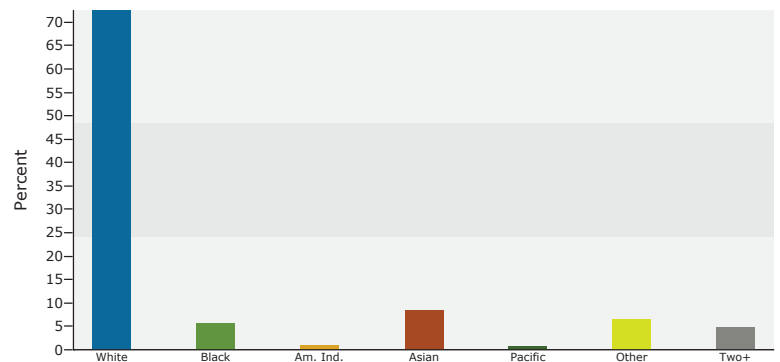
Population by Age



2012 Household Income



2012 Population by Race



2012 Percent Hispanic Origin: 13.0%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017.

February 28, 2013

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Market Profile

6033 NE Win Sivers Dr, Portland, OR, 97220
Rings: 1, 3, 5 mile radii

Prepared For: Barnard Commercial

Latitude: 45.56675
Longitude: -122.53772

	1 mile	3 miles	5 miles
Population Summary			
2000 Total Population	3,408	65,627	264,330
2010 Total Population	3,573	68,974	293,017
2012 Total Population	3,579	69,742	298,935
2012 Group Quarters	748	2,033	5,647
2017 Total Population	3,633	72,760	316,719
2012-2017 Annual Rate	0.30%	0.85%	1.16%
Household Summary			
2000 Households	1,149	26,105	102,835
2000 Average Household Size	2.34	2.45	2.52
2010 Households	1,126	27,602	113,908
2010 Average Household Size	2.51	2.43	2.52
2012 Households	1,123	27,859	116,013
2012 Average Household Size	2.52	2.43	2.53
2017 Households	1,140	29,110	123,005
2017 Average Household Size	2.53	2.43	2.53
2012-2017 Annual Rate	0.32%	0.88%	1.18%
2010 Families	622	16,593	70,006
2010 Average Family Size	3.25	3.04	3.11
2012 Families	613	16,587	70,683
2012 Average Family Size	3.26	3.04	3.11
2017 Families	618	17,282	74,836
2017 Average Family Size	3.30	3.05	3.13
2012-2017 Annual Rate	0.18%	0.82%	1.15%
Housing Unit Summary			
2000 Housing Units	1,234	27,569	108,460
Owner Occupied Housing Units	26.9%	62.6%	58.5%
Renter Occupied Housing Units	66.2%	32.1%	36.3%
Vacant Housing Units	6.9%	5.3%	5.2%
2010 Housing Units	1,231	29,299	120,502
Owner Occupied Housing Units	25.7%	58.0%	54.6%
Renter Occupied Housing Units	65.8%	36.2%	39.9%
Vacant Housing Units	8.5%	5.8%	5.5%
2012 Housing Units	1,225	29,641	122,809
Owner Occupied Housing Units	24.9%	56.9%	53.6%
Renter Occupied Housing Units	66.7%	37.0%	40.8%
Vacant Housing Units	8.3%	6.0%	5.5%
2017 Housing Units	1,224	30,677	128,952
Owner Occupied Housing Units	25.5%	58.0%	54.7%
Renter Occupied Housing Units	67.6%	36.9%	40.7%
Vacant Housing Units	6.9%	5.1%	4.6%
Median Household Income			
2012	\$29,596	\$49,261	\$48,639
2017	\$35,094	\$56,640	\$56,772
Median Home Value			
2012	\$202,916	\$224,213	\$223,757
2017	\$227,597	\$244,930	\$244,565
Per Capita Income			
2012	\$19,027	\$25,926	\$24,509
2017	\$20,859	\$29,652	\$28,092
Median Age			
2010	33.6	39.6	36.6
2012	33.6	40.0	36.7
2017	33.9	40.4	37.0

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 2012 and 2017. Esri converted Census 2000 data into 2010 geography.

February 28, 2013

Made with Esri Business Analyst



Market Profile

6033 NE Win Silvers Dr, Portland, OR, 97220
Rings: 1, 3, 5 mile radii

Prepared For: Barnard Commercial

Latitude: 45.56675
Longitude: -122.53772

	1 mile	3 miles	5 miles
2012 Households by Income			
Household Income Base	1,123	27,859	116,013
<\$15,000	16.7%	11.6%	11.7%
\$15,000 - \$24,999	26.7%	12.1%	11.7%
\$25,000 - \$34,999	12.4%	11.7%	11.7%
\$35,000 - \$49,999	16.7%	15.2%	15.9%
\$50,000 - \$74,999	17.5%	21.9%	21.2%
\$75,000 - \$99,999	6.8%	10.7%	11.7%
\$100,000 - \$149,999	2.1%	10.2%	10.6%
\$150,000 - \$199,999	0.8%	4.0%	3.0%
\$200,000+	0.4%	2.7%	2.5%
Average Household Income	\$39,348	\$62,718	\$61,673
2017 Households by Income			
Household Income Base	1,140	29,110	123,005
<\$15,000	17.0%	11.0%	11.1%
\$15,000 - \$24,999	22.1%	8.9%	8.7%
\$25,000 - \$34,999	10.7%	9.0%	8.8%
\$35,000 - \$49,999	14.8%	13.4%	13.7%
\$50,000 - \$74,999	18.9%	21.7%	21.0%
\$75,000 - \$99,999	11.7%	15.3%	16.9%
\$100,000 - \$149,999	3.0%	12.5%	12.9%
\$150,000 - \$199,999	1.2%	5.5%	4.0%
\$200,000+	0.4%	2.8%	2.8%
Average Household Income	\$44,664	\$71,946	\$70,888
2012 Owner Occupied Housing Units by Value			
Total	305	16,879	65,887
<\$50,000	0.3%	0.8%	1.0%
\$50,000 - \$99,999	3.6%	2.4%	2.6%
\$100,000 - \$149,999	9.2%	7.3%	8.0%
\$150,000 - \$199,999	35.1%	25.6%	26.4%
\$200,000 - \$249,999	29.2%	28.8%	25.4%
\$250,000 - \$299,999	12.8%	16.4%	14.5%
\$300,000 - \$399,999	6.6%	12.9%	13.7%
\$400,000 - \$499,999	1.3%	3.3%	4.8%
\$500,000 - \$749,999	1.3%	1.8%	2.9%
\$750,000 - \$999,999	0.3%	0.4%	0.5%
\$1,000,000 +	0.3%	0.3%	0.2%
Average Home Value	\$220,939	\$245,048	\$250,338
2017 Owner Occupied Housing Units by Value			
Total	312	17,797	70,505
<\$50,000	0.3%	0.6%	0.8%
\$50,000 - \$99,999	3.5%	2.2%	2.6%
\$100,000 - \$149,999	8.0%	6.2%	7.0%
\$150,000 - \$199,999	22.1%	16.4%	17.8%
\$200,000 - \$249,999	29.5%	27.3%	24.5%
\$250,000 - \$299,999	18.6%	20.6%	17.9%
\$300,000 - \$399,999	11.5%	17.4%	17.5%
\$400,000 - \$499,999	2.6%	5.7%	7.4%
\$500,000 - \$749,999	2.6%	2.6%	3.7%
\$750,000 - \$999,999	0.6%	0.6%	0.6%
\$1,000,000 +	0.6%	0.4%	0.3%
Average Home Value	\$252,628	\$268,798	\$272,815

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 2012 and 2017. Esri converted Census 2000 data into 2010 geography.

February 28, 2013

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Market Profile

6033 NE Win Sivers Dr, Portland, OR, 97220
Rings: 1, 3, 5 mile radii

Prepared For: Barnard Commercial

Latitude: 45.56675
Longitude: -122.53772

	1 mile	3 miles	5 miles
2010 Population by Age			
Total	3,571	68,976	293,018
0 - 4	6.7%	6.1%	7.0%
5 - 9	5.9%	5.7%	6.5%
10 - 14	5.1%	5.7%	6.2%
15 - 24	15.1%	11.9%	12.3%
25 - 34	19.9%	14.3%	15.6%
35 - 44	16.2%	13.3%	14.8%
45 - 54	14.9%	14.0%	13.8%
55 - 64	8.7%	12.3%	11.8%
65 - 74	4.2%	7.4%	6.0%
75 - 84	2.2%	5.8%	3.9%
85 +	1.1%	3.3%	2.1%
18 +	78.9%	79.0%	76.6%
2012 Population by Age			
Total	3,579	69,744	298,934
0 - 4	6.6%	6.1%	6.9%
5 - 9	5.9%	5.6%	6.5%
10 - 14	5.0%	5.6%	6.1%
15 - 24	14.9%	11.8%	12.1%
25 - 34	20.2%	14.5%	15.8%
35 - 44	15.8%	12.9%	14.4%
45 - 54	14.6%	13.6%	13.4%
55 - 64	9.0%	12.8%	12.3%
65 - 74	4.5%	7.9%	6.4%
75 - 84	2.2%	5.8%	3.9%
85 +	1.2%	3.5%	2.2%
18 +	79.1%	79.4%	76.9%
2017 Population by Age			
Total	3,631	72,758	316,720
0 - 4	6.7%	6.1%	7.0%
5 - 9	5.9%	5.6%	6.5%
10 - 14	5.1%	5.6%	6.2%
15 - 24	14.2%	11.0%	11.4%
25 - 34	20.3%	14.5%	15.9%
35 - 44	15.6%	12.6%	14.1%
45 - 54	13.8%	12.5%	12.4%
55 - 64	9.4%	13.3%	12.8%
65 - 74	5.4%	9.4%	7.6%
75 - 84	2.3%	5.9%	4.0%
85 +	1.3%	3.6%	2.3%
18 +	79.1%	79.5%	77.0%
2010 Population by Sex			
Males	2,109	33,712	143,650
Females	1,464	35,262	149,366
2012 Population by Sex			
Males	2,113	34,165	146,804
Females	1,466	35,577	152,131
2017 Population by Sex			
Males	2,139	35,607	155,440
Females	1,494	37,153	161,279

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017. Esri converted Census 2000 data into 2010 geography.

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Market Profile

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Rings: 1, 3, 5 mile radii

Prepared For: Barnard Commercial
Latitude: 45.56675
Longitude: -122.53772

	1 mile	3 miles	5 miles
2010 Population by Race/Ethnicity			
Total	3,573	68,974	293,018
White Alone	56.0%	69.8%	72.7%
Black Alone	15.6%	7.7%	6.1%
American Indian Alone	1.9%	1.1%	1.1%
Asian Alone	5.8%	9.9%	8.2%
Pacific Islander Alone	2.2%	0.9%	0.8%
Some Other Race Alone	13.9%	6.0%	6.3%
Two or More Races	4.6%	4.6%	4.7%
Hispanic Origin	22.5%	11.5%	12.6%
Diversity Index	77.7	59.9	57.9
2012 Population by Race/Ethnicity			
Total	3,579	69,742	298,935
White Alone	56.1%	69.7%	72.5%
Black Alone	14.8%	7.3%	5.8%
American Indian Alone	1.9%	1.1%	1.1%
Asian Alone	5.9%	10.1%	8.4%
Pacific Islander Alone	2.2%	0.9%	0.8%
Some Other Race Alone	14.4%	6.2%	6.5%
Two or More Races	4.7%	4.8%	4.9%
Hispanic Origin	23.2%	11.8%	13.0%
Diversity Index	78.0	60.4	58.6
2017 Population by Race/Ethnicity			
Total	3,633	72,760	316,718
White Alone	55.8%	68.9%	71.5%
Black Alone	13.4%	6.6%	5.4%
American Indian Alone	1.8%	1.1%	1.1%
Asian Alone	6.1%	10.6%	8.8%
Pacific Islander Alone	2.3%	1.0%	0.9%
Some Other Race Alone	15.5%	6.6%	7.0%
Two or More Races	5.0%	5.2%	5.3%
Hispanic Origin	25.0%	12.9%	14.3%
Diversity Index	79.1	62.0	60.6
2010 Population by Relationship and Household Type			
Total	3,573	68,974	293,017
In Households	79.1%	97.1%	98.1%
In Family Households	60.0%	76.2%	77.7%
Householder	17.4%	24.1%	23.9%
Spouse	9.9%	17.1%	16.8%
Child	24.5%	27.2%	29.2%
Other relative	4.9%	4.8%	4.6%
Nonrelative	3.3%	3.0%	3.3%
In Nonfamily Households	19.1%	20.9%	20.4%
In Group Quarters	20.9%	2.9%	1.9%
Institutionalized Population	19.3%	1.7%	0.9%
Noninstitutionalized Population	1.6%	1.2%	1.0%

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 2012 and 2017. Esri converted Census 2000 data into 2010 geography.



Market Profile

6033 NE Win Silvers Dr, Portland, OR, 97220
Rings: 1, 3, 5 mile radii

Prepared For: Barnard Commercial

Latitude: 45.56675
Longitude: -122.53772

	1 mile	3 miles	5 miles
2010 Households by Type			
Total	1,127	27,602	113,909
Households with 1 Person	34.0%	30.6%	28.3%
Households with 2+ People	66.0%	69.4%	71.7%
Family Households	55.2%	60.1%	61.5%
Husband-wife Families	31.1%	42.8%	43.2%
With Related Children	15.6%	17.0%	19.8%
Other Family (No Spouse Present)	24.1%	17.3%	18.3%
Other Family with Male Householder	6.2%	4.8%	5.3%
With Related Children	3.9%	2.7%	3.0%
Other Family with Female Householder	17.8%	12.5%	13.0%
With Related Children	13.9%	7.8%	8.6%
Nonfamily Households	10.8%	9.3%	10.3%
All Households with Children	34.1%	28.1%	32.0%
Multigenerational Households	4.3%	3.6%	3.6%
Unmarried Partner Households	10.2%	7.8%	8.9%
Male-female	8.8%	6.5%	7.4%
Same-sex	1.4%	1.3%	1.5%
2010 Households by Size			
Total	1,127	27,602	113,909
1 Person Household	34.0%	30.6%	28.3%
2 Person Household	29.8%	34.6%	33.0%
3 Person Household	13.1%	14.5%	15.9%
4 Person Household	9.9%	10.8%	12.5%
5 Person Household	7.3%	5.2%	5.8%
6 Person Household	2.7%	2.2%	2.5%
7 + Person Household	3.2%	2.0%	2.1%
2010 Households by Tenure and Mortgage Status			
Total	1,126	27,602	113,908
Owner Occupied	28.1%	61.5%	57.8%
Owned with a Mortgage/Loan	19.3%	44.0%	44.0%
Owned Free and Clear	8.7%	17.6%	13.7%
Renter Occupied	71.9%	38.5%	42.2%

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.

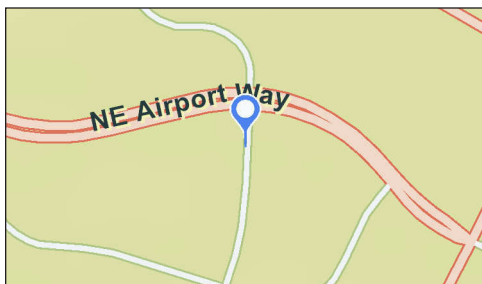
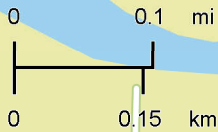
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017. Esri converted Census 2000 data into 2010 geography.



Traffic Count Map - Close Up

6033 NE Win Sivers Dr, Portland, OR, 97220
 Ring: 1, 3, 5 Miles

Prepared For: Barnard Commercial
 Latitude: 45.56675
 Longitude: -122.53772



- 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: ©2012 Market Planning Solutions, Inc.

February 28, 2013

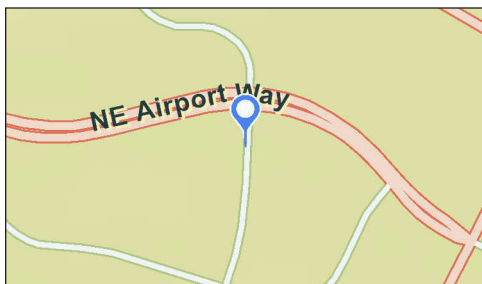
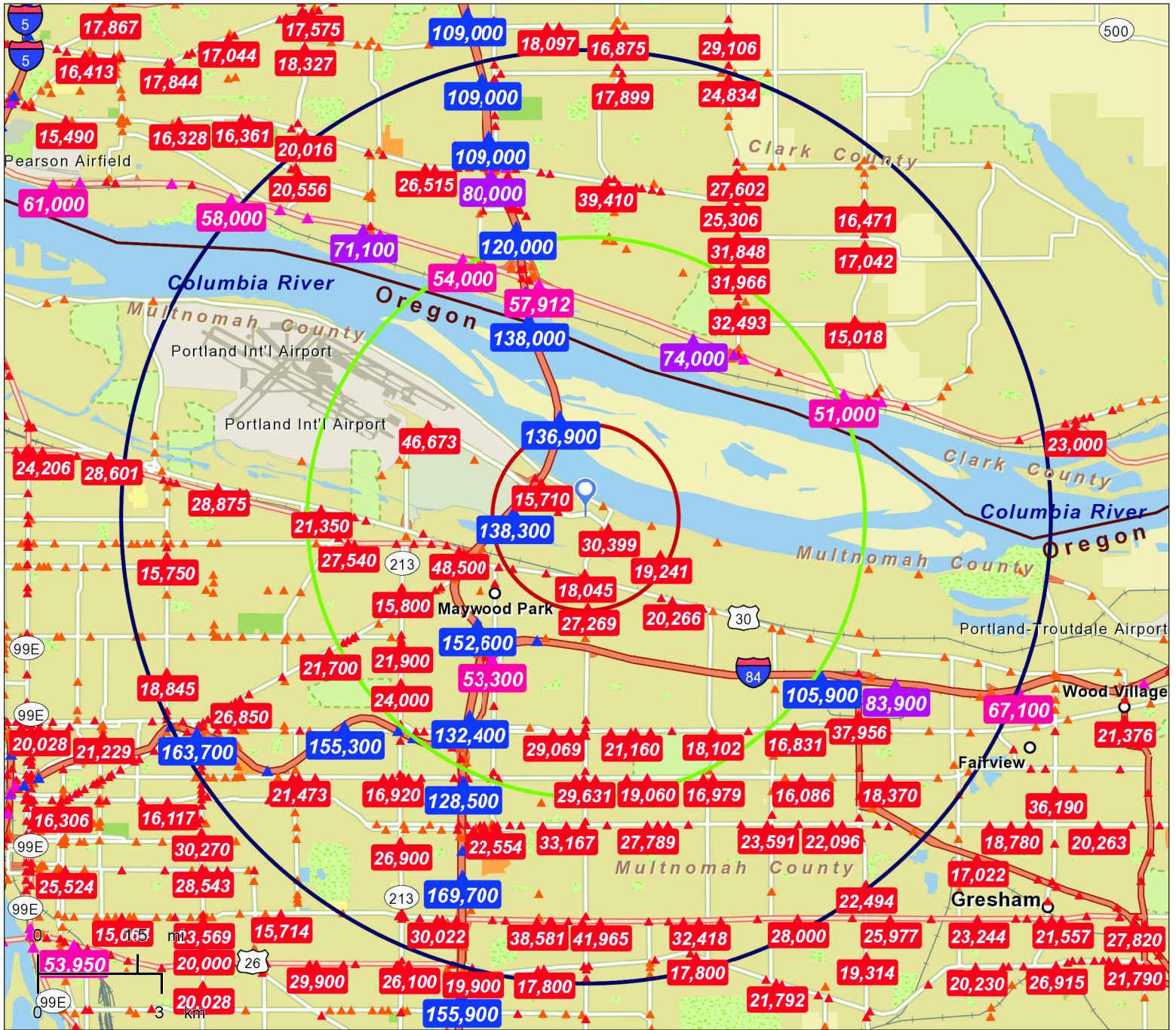
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Traffic Count Map

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