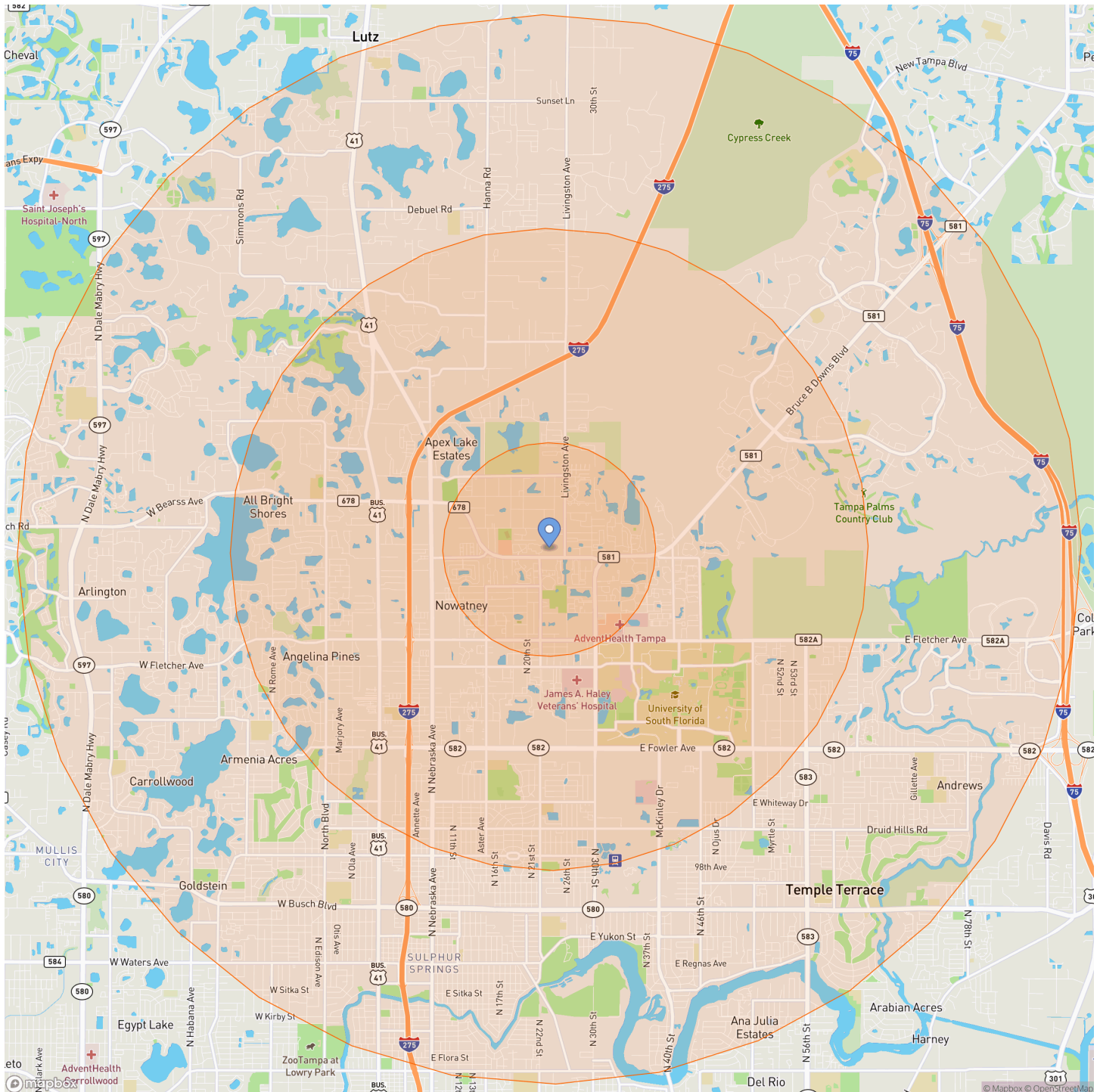


# RADIUS REPORT FOR 1, 3, and 5 miles around 2526 EAST BEARSS AVE., TAMPA FL USA

PREPARED FOR: Matthew Rikman

DATE: October 24, 2023

## MAP



# 1, 3, and 5 miles around 2526 EAST BEARSS AVE., TAMPA FL USA

**CITY**  
**University**

**COUNTY**  
**Hillsborough**

## How many people live here?

1 MI	3 MI	5 MI
<b>19K</b>	<b>103K</b>	<b>237K</b>
CITY: 48K		COUNTY: 1,444K

## How much money do they make?

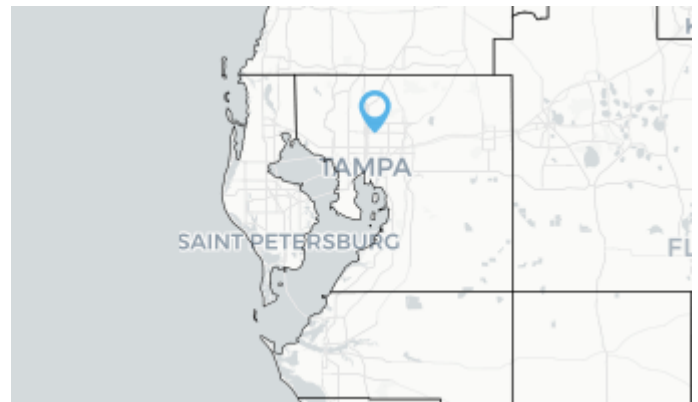
1 MI	3 MI	5 MI
<b>\$33K</b>	<b>\$39K</b>	<b>\$47K</b>
CITY: \$31K		COUNTY: \$64K

*median household income*

## How old are they?

1 MI	3 MI	5 MI
<b>29</b>	<b>29</b>	<b>33</b>
CITY: 27		COUNTY: 38

*median age in years*



# DEMOGRAPHICS

## Population

	1 mile	3 miles	5 miles
Population	19,401	103,486	237,481

Source: U.S. Census Bureau, 2021 American Community Survey, Tables B01003

## Income

	1 mile	3 miles	5 miles
Median Household Income (in 2021 inflation adjusted dollars)	\$33,193	\$38,627	\$47,308
Mean Household Income (in 2021 inflation adjusted dollars)	\$42,014	\$57,545	\$72,229
Households	8,475	40,448	93,524
Less than \$25,000	2,91234%	12,57631%	23,71025%
\$25,000 to \$49,999	3,30539%	12,38431%	25,54927%
\$50,000 to \$74,999	1,11313%	6,22715%	16,50518%
\$75,000 to \$99,999	7409%	3,6579%	9,56810%
\$100,000 to \$199,999	3494%	4,33511%	13,20514%
\$200,000 or more	561%	1,2693%	4,9875%

Source: U.S. Census Bureau, 2021 American Community Survey, Tables B19001, B19013, B19025

## Age

	1 mile	3 miles	5 miles
Median Age	29	29	33
Population	19,401	103,486	237,481
9 & under	2,06511%	10,77810%	27,26811%
10 to 19	2,17811%	15,01215%	30,73213%
20 to 29	5,72530%	27,22026%	48,09820%
30 to 39	2,96815%	14,08614%	33,73714%
40 to 49	2,40412%	10,35010%	26,98711%
50 to 59	1,4317%	9,91510%	26,46011%
60 to 69	1,4928%	8,9179%	24,61910%
70 & over	1,1386%	7,2097%	19,5788%

Source: U.S. Census Bureau, 2021 American Community Survey, Tables B01001

## Race & Ethnicity

	1 mile		3 miles		5 miles	
Population	19,401		103,486		237,481	
White	5,698	29%	39,243	38%	95,367	40%
Black	4,722	24%	22,911	22%	51,085	22%
American Indian	58	0%	196	0%	571	0%
Asian	641	3%	5,049	5%	11,492	5%
Pacific Islander	0	0%	47	0%	134	0%
Other race	67	0%	201	0%	776	0%
Two or more races	305	2%	3,513	3%	7,387	3%
Hispanic	7,910	41%	32,327	31%	70,668	30%

Source: U.S. Census Bureau, 2021 American Community Survey, Tables B03002

## Educational Attainment

	1 mile		3 miles		5 miles	
Population 25 years & Over	11,505		60,129		152,396	
No high school diploma	2,519	22%	9,491	16%	19,252	13%
High school graduate or equal	3,713	32%	17,208	29%	42,357	28%
Some college	1,805	16%	9,878	16%	26,534	17%
Associate's degree	1,092	9%	6,364	11%	15,593	10%
Bachelor's degree	1,695	15%	10,912	18%	30,567	20%
Masters, doctorate, professional	680	6%	6,276	10%	18,092	12%

Source: U.S. Census Bureau, 2021 American Community Survey, Tables B15002

## Employment Status

	1 mile		3 miles		5 miles	
Population 16 years & Over	16,214		86,921		195,162	
In labor force	10,716	66%	53,868	62%	125,390	64%
Civilian labor force	10,707	66%	53,776	62%	125,065	64%
Employed	10,002	62%	50,514	58%	117,655	60%
Unemployed	705	4%	3,261	4%	7,411	4%
In armed forces	9	0%	92	0%	325	0%
Not in labor force	5,499	34%	33,053	38%	69,772	36%

Source: U.S. Census Bureau, 2021 American Community Survey, Tables B23025

## Households

	1 mile		3 miles		5 miles	
<b>Households</b>	8,475		40,448		93,524	
Family households	3,109	37%	17,484	43%	48,549	52%
Married couple family	1,207	14%	9,618	24%	29,047	31%
With own children under 18	478	6%	3,562	9%	10,578	11%
Other family	1,902	22%	7,865	19%	19,502	21%
Single male householder with own children under 18	165	2%	912	2%	2,419	3%
Single female householder with own children under 18	1,079	13%	3,726	9%	8,312	9%
Nonfamily households	5,366	63%	22,964	57%	44,974	48%

Source: U.S. Census Bureau, 2021 American Community Survey, Tables B11001, B11003

## Housing Units

	1 mile		3 miles		5 miles	
<b>Housing Units</b>	9,473		45,054		102,081	
Occupied Housing Units	8,475		40,448		93,524	
Owner occupied units	1,441	17%	12,410	31%	40,048	43%
Renter occupied units	7,034	83%	28,038	69%	53,476	57%

Source: U.S. Census Bureau, 2021 American Community Survey, Tables B25024, B25003

## Housing Unit Value

	1 mile		3 miles		5 miles	
<b>Owner Occupied Housing Units</b>	1,441		12,410		40,048	
Less than \$100,000	574	40%	2,653	21%	5,803	14%
\$100,000 to \$199,999	567	39%	3,780	30%	11,170	28%
\$200,000 to \$299,999	212	15%	2,820	23%	10,120	25%
\$300,000 to \$399,999	51	4%	1,574	13%	5,860	15%
\$400,000 to \$499,999	18	1%	767	6%	2,977	7%
\$500,000 or more	18	1%	816	7%	4,119	10%

Source: U.S. Census Bureau, 2021 American Community Survey, Tables B25075







## Detailed Age

	1 mile		3 miles		5 miles	
Population	19,401		103,486		237,481	
Male	9,743	50%	51,220	49%	116,922	49%
Under 5 years	510	3%	2,748	3%	7,428	3%
5 to 9 years	511	3%	3,060	3%	6,993	3%
10 to 14 years	658	3%	2,760	3%	6,850	3%
15 to 17 years	247	1%	1,521	1%	3,847	2%
18 and 19 years	360	2%	2,919	3%	4,625	2%
20 years	317	2%	1,684	2%	2,379	1%
21 years	395	2%	2,154	2%	3,066	1%
22 to 24 years	1,337	7%	5,074	5%	8,150	3%
25 to 29 years	1,093	6%	4,980	5%	10,771	5%
30 to 34 years	895	5%	4,360	4%	9,408	4%
35 to 39 years	686	4%	2,732	3%	7,202	3%
40 to 44 years	365	2%	2,633	3%	6,511	3%
45 to 49 years	694	4%	2,690	3%	6,418	3%
50 to 54 years	196	1%	2,234	2%	6,840	3%
55 to 59 years	307	2%	2,255	2%	6,246	3%
60 and 61 years	165	1%	1,069	1%	2,614	1%
62 to 64 years	280	1%	1,346	1%	3,509	1%
65 and 66 years	214	1%	787	1%	1,915	1%
67 to 69 years	102	1%	1,197	1%	3,878	2%
70 to 74 years	177	1%	1,316	1%	3,905	2%
75 to 79 years	114	1%	799	1%	2,142	1%
80 to 84 years	65	0%	415	0%	1,138	0%
85 years and over	56	0%	486	0%	1,087	0%
Female:	9,658	50%	52,266	51%	120,559	51%
Under 5 years	720	4%	2,835	3%	6,697	3%
5 to 9 years	324	2%	2,134	2%	6,150	3%
10 to 14 years	421	2%	2,482	2%	6,121	3%
15 to 17 years	203	1%	1,422	1%	3,712	2%
18 and 19 years	289	1%	3,907	4%	5,578	2%
20 years	137	1%	2,352	2%	3,174	1%
21 years	500	3%	2,306	2%	3,384	1%
22 to 24 years	968	5%	3,996	4%	6,932	3%
25 to 29 years	978	5%	4,673	5%	10,242	4%
30 to 34 years	841	4%	3,643	4%	8,983	4%
35 to 39 years	545	3%	3,351	3%	8,145	3%
40 to 44 years	425	2%	2,372	2%	6,448	3%
45 to 49 years	920	5%	2,655	3%	7,610	3%
50 to 54 years	429	2%	2,513	2%	6,239	3%
55 to 59 years	499	3%	2,913	3%	7,135	3%
60 and 61 years	280	1%	1,118	1%	2,768	1%
62 to 64 years	74	0%	1,532	1%	4,165	2%
65 and 66 years	249	1%	732	1%	2,381	1%
67 to 69 years	129	1%	1,136	1%	3,389	1%
70 to 74 years	212	1%	1,613	2%	4,278	2%
75 to 79 years	144	1%	784	1%	2,682	1%
80 to 84 years	149	1%	763	1%	1,788	1%
85 years and over	221	1%	1,032	1%	2,560	1%

Source: U.S. Census Bureau, 2021 American Community Survey, Tables B01001, B01003. The numbers in the above table may not total up due to rounding.

## POPULATION PROJECTIONS

State and county population projections.

	2000	2010	2020	2030	% Population Change			% Population Change 2020-2030
					2000-2010	2010-2020	2020-2030	
Florida	15,982,378	18,801,310	21,538,187	24,471,129				14%
Hillsborough County	998,948	1,229,226	1,459,762	1,701,974				17%

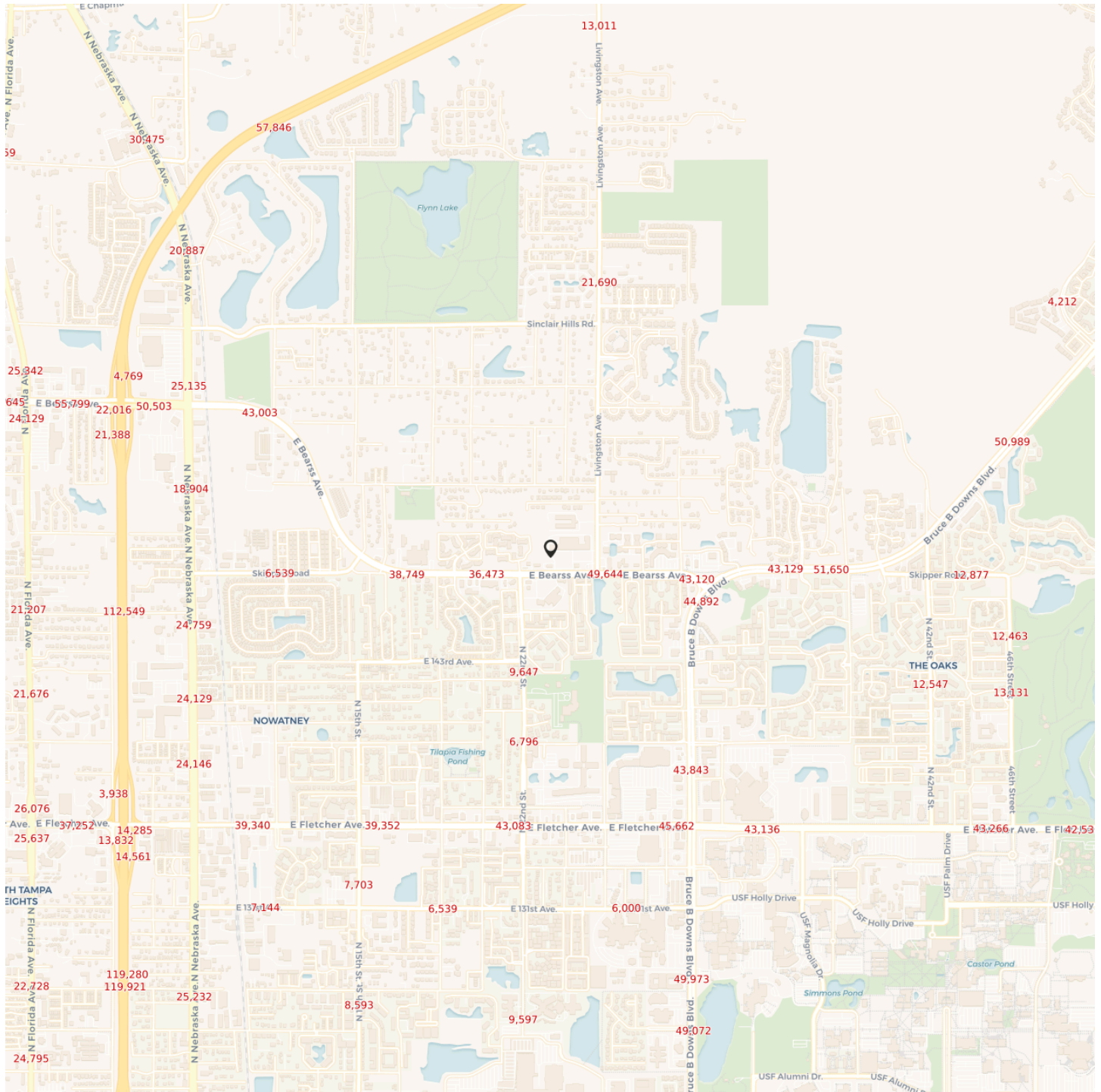
Source: Florida Demographic Estimating Conference, December 2021 and the University of Florida, Bureau of Economic and Business Research, Florida Population Studies, Volume 55, Bulletin 192, February 2022.

U.S. Census Bureau, Decennial Censuses 2000, 2010, and 2020.



# TRAFFIC

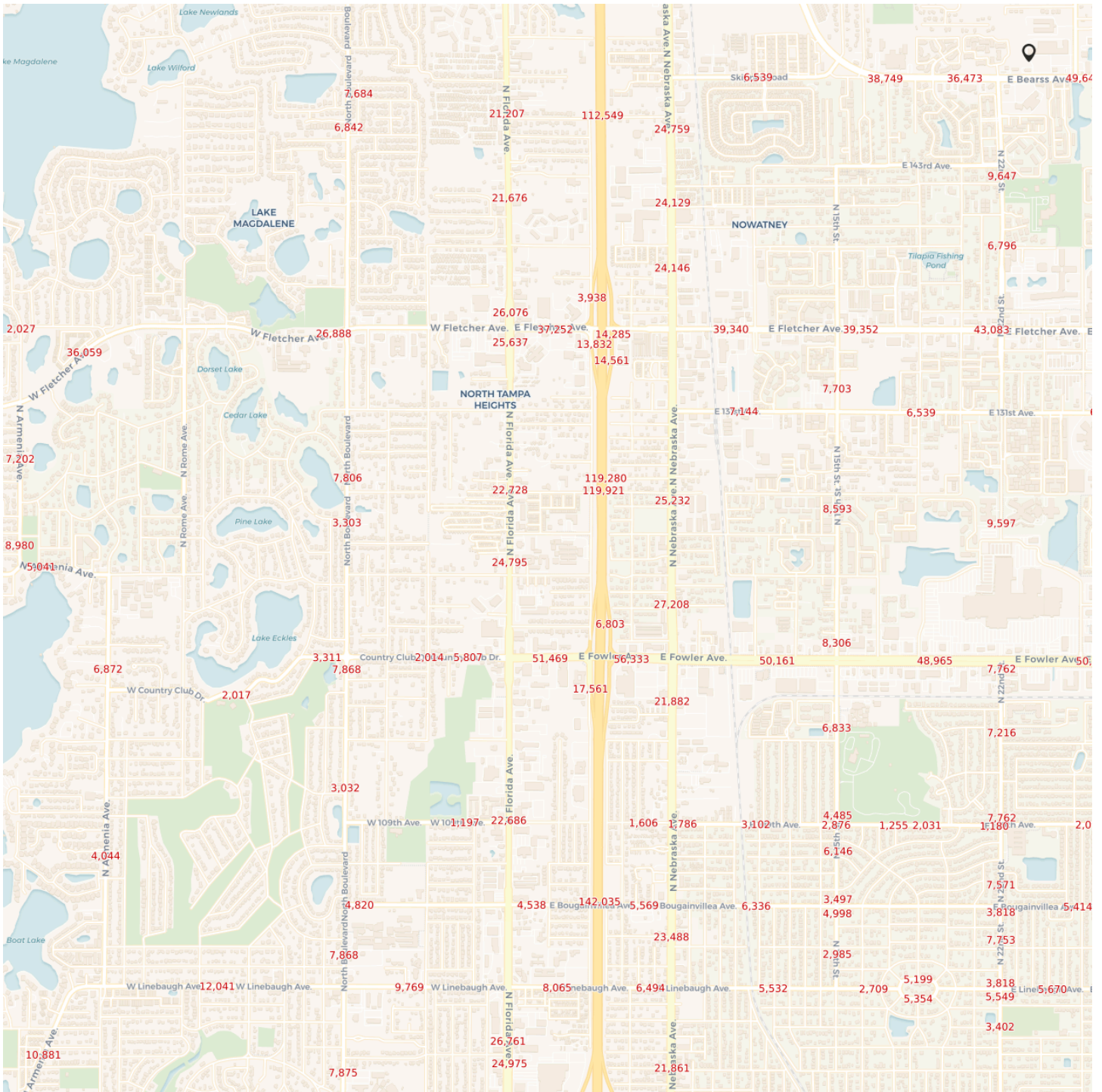
2023 24-hour average daily traffic count estimates - both ways



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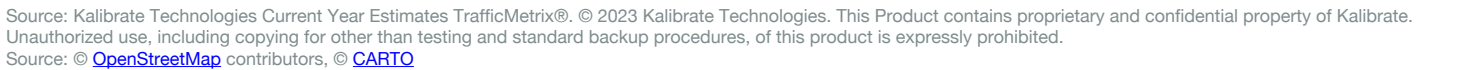
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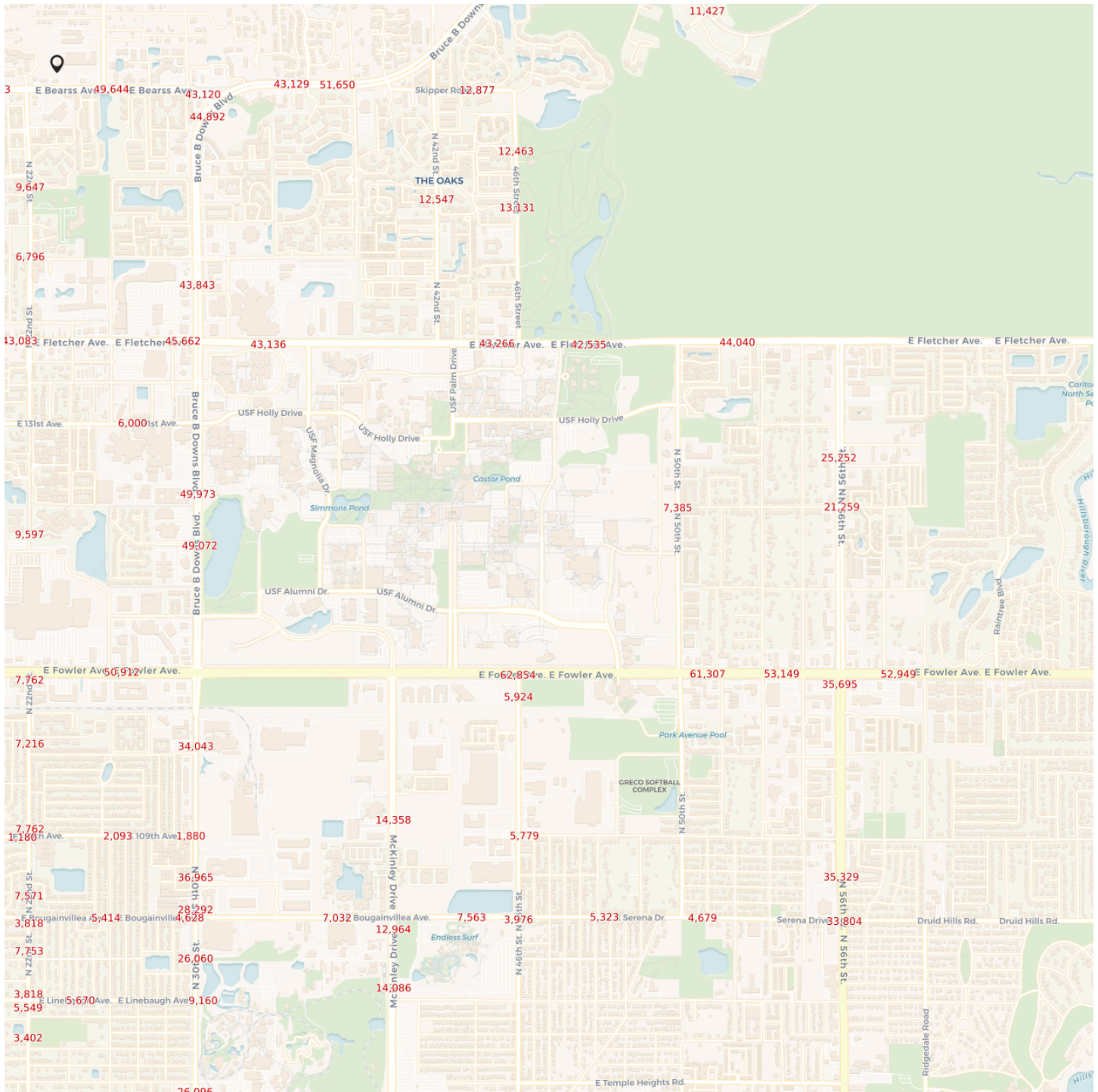


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## METHODOLOGY

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First, we subtract the 2021 US Census Bureau's water areas from the 2021 block groups. Then we calculate the project's radiuses, the block groups minus water areas that intersect the radiuses, and the percent of each block group's area that's in the radiuses (overlap). Next, the overlap percent is multiplied by the Census demographics for each block group. Finally, we sum the overlap times the demographics for all block groups that intersect a radius to produce the demographic estimate for the radius.

The benefits of this methodology are that it allows for:

1. the use of the **most current data** for small area geographies from the US Census Bureau;
2. the estimation of demographics for radius distances using dissimilar shaped Census block groups;
3. **data comparability** (because estimates for small radiuses and large radiuses use the same methodology, geographies and datasets); and
4. improved estimates along coastlines and large water bodies by removing water areas.

This methodology assumes that the **population is equally distributed** throughout a block group. This assumption can result in unlikely estimates for small radiuses (i.e. 1 mile) in rural areas with low population densities and thus, large geographic area block groups.

If you have any questions, you can reach Cubit at 1.800.939.2130 or at [www.cubitplanning.com](http://www.cubitplanning.com).

### CUBIT

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