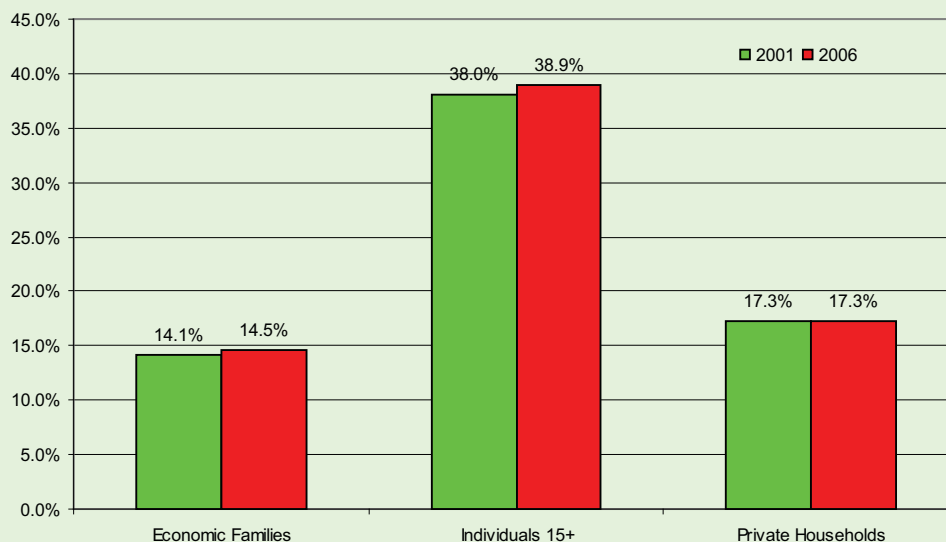


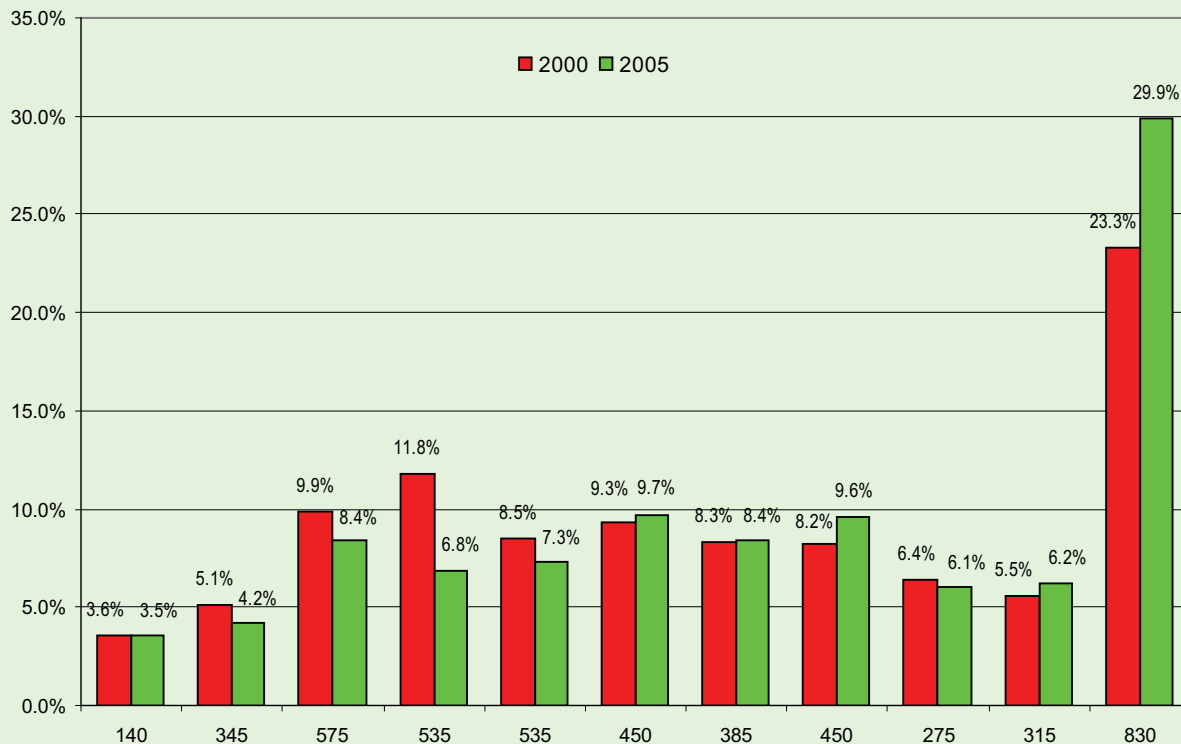
Renter/Owner Characteristics		
	Number	%
Average gross rent \$	861	
Renter spending 30-99% of income ¹	880	45.4
Owner payments 30-99% of income ²	1,045	24.1
Average value of dwelling \$	344,504	
Average owner major payments \$	1,178	

Incidence of Low Income (%), 2001-2006



Income Distribution by Groups 2005						
Category	Census Family	% of Census Families	Private Household	% of Priv. Hshlds	1-person Private Household	% of 1-person Priv. Hshlds.
Under \$10,000	160	3.5%	340	5.0%	185	9.0%
\$10,000 - \$19,999	190	4.2%	705	10.3%	495	24.1%
\$20,000 - \$29,999	380	8.4%	675	9.8%	260	12.7%
\$30,000 - \$39,999	310	6.8%	555	8.1%	210	10.2%
\$40,000 - \$49,999	330	7.3%	580	8.5%	220	10.7%
\$50,000 - \$59,999	440	9.7%	600	8.7%	175	8.5%
\$60,000 - \$69,999	380	8.4%	540	7.9%	140	6.8%
\$70,000 - \$79,999	435	9.6%	565	8.2%	100	4.9%
\$80,000 - \$89,999	275	6.1%	390	5.7%	90	4.4%
\$90,000 - \$99,999	280	6.2%	360	5.2%	50	2.4%
\$100,000 and over	1,355	29.9%	1,550	22.6%	125	6.1%
Total	4,535	100.0%	6,860	100.0%	2,050	100.0%
Average income - \$	78,669		67,726		42,186	
Median income - \$	70,261		57,810		33,633	

Census Family Income Distribution



Private Households Income Distribution

