



Executive Summary

14905 US-6, Waverly, Nebraska, 68462
Rings: 3, 5, 10 mile radii

Prepared by Esri
Latitude: 40.92122
Longitude: -96.51879

	3 miles	5 miles	10 miles
Population			
2000 Population	2,969	4,028	60,199
2010 Population	3,533	4,760	68,606
2019 Population	4,363	5,721	76,997
2024 Population	4,756	6,211	82,165
2000-2010 Annual Rate	1.75%	1.68%	1.32%
2010-2019 Annual Rate	2.31%	2.01%	1.26%
2019-2024 Annual Rate	1.74%	1.66%	1.31%
2019 Male Population	50.7%	50.7%	49.2%
2019 Female Population	49.3%	49.3%	50.8%
2019 Median Age	37.1	38.7	35.9

In the identified area, the current year population is 76,997. In 2010, the Census count in the area was 68,606. The rate of change since 2010 was 1.26% annually. The five-year projection for the population in the area is 82,165 representing a change of 1.31% annually from 2019 to 2024. Currently, the population is 49.2% male and 50.8% female.

Median Age

The median age in this area is 37.1, compared to U.S. median age of 38.5.

Race and Ethnicity

2019 White Alone	97.5%	97.2%	87.6%
2019 Black Alone	0.2%	0.2%	3.0%
2019 American Indian/Alaska Native Alone	0.2%	0.3%	0.5%
2019 Asian Alone	0.4%	0.5%	3.8%
2019 Pacific Islander Alone	0.0%	0.0%	0.1%
2019 Other Race	0.5%	0.6%	1.9%
2019 Two or More Races	1.1%	1.3%	3.1%
2019 Hispanic Origin (Any Race)	2.1%	2.1%	5.5%

Persons of Hispanic origin represent 5.5% of the population in the identified area compared to 18.6% 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 31.0 in the identified area, compared to 64.8 for the U.S. as a whole.

Households

2019 Wealth Index	138	141	78
2000 Households	1,010	1,395	25,215
2010 Households	1,213	1,656	29,004
2019 Total Households	1,496	1,989	32,420
2024 Total Households	1,632	2,159	34,564
2000-2010 Annual Rate	1.85%	1.73%	1.41%
2010-2019 Annual Rate	2.29%	2.00%	1.21%
2019-2024 Annual Rate	1.76%	1.65%	1.29%
2019 Average Household Size	2.88	2.85	2.33

The household count in this area has changed from 29,004 in 2010 to 32,420 in the current year, a change of 1.21% annually. The five-year projection of households is 34,564, a change of 1.29% annually from the current year total. Average household size is currently 2.33, compared to 2.32 in the year 2010. The number of families in the current year is 18,758 in the specified area.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024. Esri converted Census 2000 data into 2010 geography.



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Mortgage Income			
2019 Percent of Income for Mortgage	10.8%	11.6%	15.6%
Median Household Income			
2019 Median Household Income	\$87,741	\$87,658	\$55,973
2024 Median Household Income	\$102,200	\$102,441	\$63,477
2019-2024 Annual Rate	3.10%	3.17%	2.55%
Average Household Income			
2019 Average Household Income	\$108,930	\$108,813	\$73,922
2024 Average Household Income	\$128,705	\$128,030	\$85,627
2019-2024 Annual Rate	3.39%	3.31%	2.98%
Per Capita Income			
2019 Per Capita Income	\$38,987	\$39,350	\$31,323
2024 Per Capita Income	\$46,060	\$46,287	\$36,263
2019-2024 Annual Rate	3.39%	3.30%	2.97%

Households by Income

Current median household income is \$55,973 in the area, compared to \$60,548 for all U.S. households. Median household income is projected to be \$63,477 in five years, compared to \$69,180 for all U.S. households

Current average household income is \$73,922 in this area, compared to \$87,398 for all U.S. households. Average household income is projected to be \$85,627 in five years, compared to \$99,638 for all U.S. households

Current per capita income is \$31,323 in the area, compared to the U.S. per capita income of \$33,028. The per capita income is projected to be \$36,263 in five years, compared to \$36,530 for all U.S. households

Housing			
2019 Housing Affordability Index	191	178	131
2000 Total Housing Units	1,032	1,432	26,292
2000 Owner Occupied Housing Units	784	1,118	16,045
2000 Renter Occupied Housing Units	225	277	9,170
2000 Vacant Housing Units	23	37	1,077
2010 Total Housing Units	1,257	1,720	30,817
2010 Owner Occupied Housing Units	987	1,376	17,859
2010 Renter Occupied Housing Units	226	280	11,145
2010 Vacant Housing Units	44	64	1,813
2019 Total Housing Units	1,548	2,055	34,161
2019 Owner Occupied Housing Units	1,252	1,688	20,863
2019 Renter Occupied Housing Units	244	301	11,556
2019 Vacant Housing Units	52	66	1,741
2024 Total Housing Units	1,683	2,224	36,297
2024 Owner Occupied Housing Units	1,384	1,853	22,598
2024 Renter Occupied Housing Units	248	306	11,966
2024 Vacant Housing Units	51	65	1,733

Currently, 61.1% of the 34,161 housing units in the area are owner occupied; 33.8%, renter occupied; and 5.1% are vacant. Currently, in the U.S., 56.4% of the housing units in the area are owner occupied; 32.4% are renter occupied; and 11.2% are vacant. In 2010, there were 30,817 housing units in the area - 58.0% owner occupied, 36.2% renter occupied, and 5.9% vacant. The annual rate of change in housing units since 2010 is 4.69%. Median home value in the area is \$177,917, compared to a median home value of \$234,154 for the U.S. In five years, median value is projected to change by 2.82% annually to \$204,491.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024. Esri converted Census 2000 data into 2010 geography.