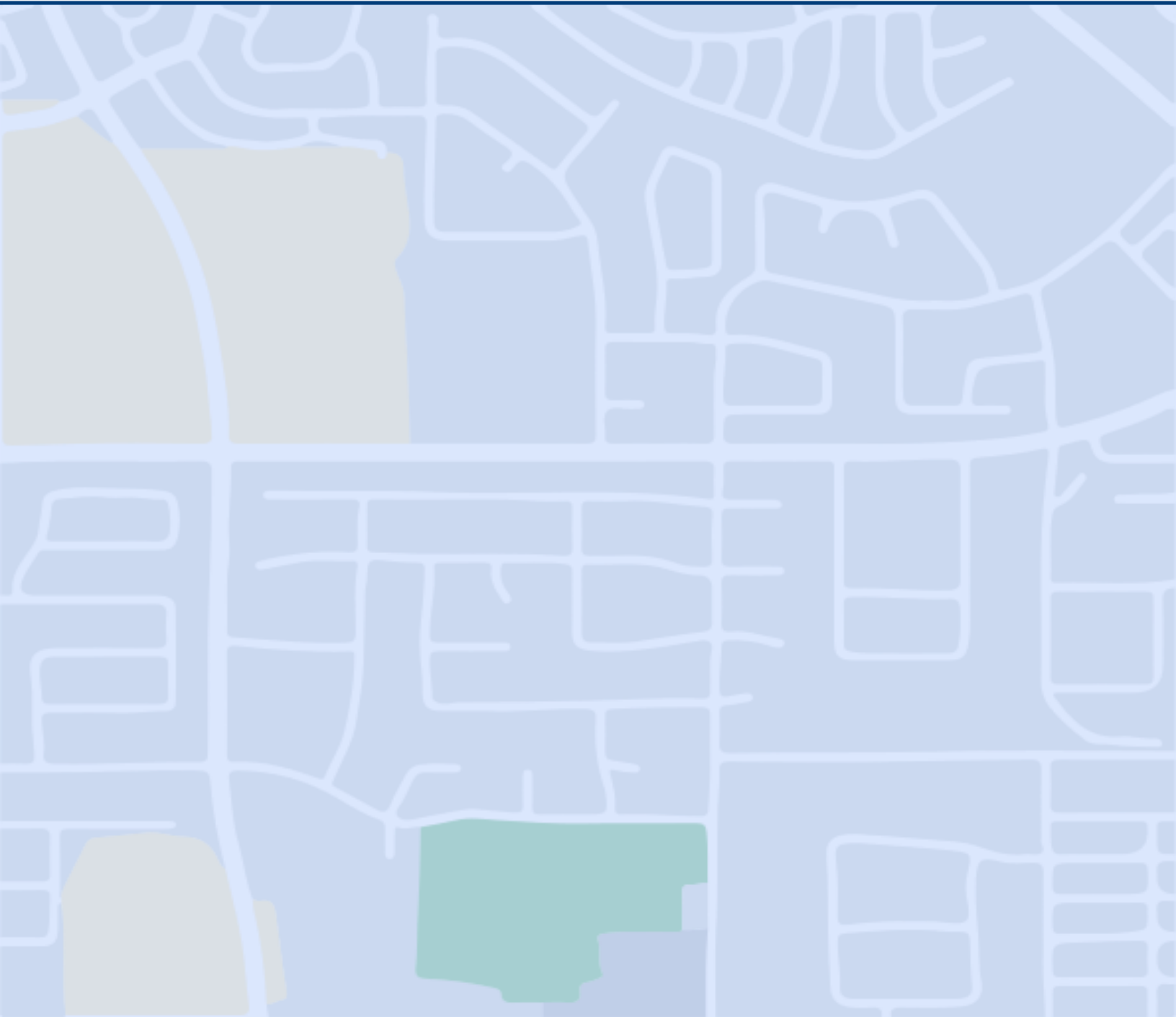


Heritage Plaza

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Overview	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Population	4,860	5,101	23,932	24,740	36,126	37,013
Workday Population	3,765	--	25,130	--	36,180	--
Population Growth: Curre...	--	4.959%	--	3.376%	--	2.455%

Households	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Total Households	2,003	2,082	9,094	9,435	13,689	14,078
Nonfamily Households	--	--	--	--	--	--

Housing Units	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Total Housing Units	2,083	2,164	9,469	9,827	14,283	14,692
Vacant Housing Units	80	82	375	391	594	614
Renter Occupied Housing ...	437	454	2,303	2,400	2,882	2,991
Owner Occupied Housing ...	1,565	1,628	6,791	7,035	10,807	11,087

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Gender	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Male	2,297	2,408	11,574	11,945	17,638	18,034
Female	2,563	2,693	12,357	12,795	18,488	18,979

Ethnicity	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
White	3,499	3,414	16,376	15,526	26,282	24,972
Black	159	203	867	1,160	1,118	1,493
American Indian	15	19	110	128	143	167
Asian	510	607	2,315	2,746	3,022	3,609
Native Hawaiian / Pacific I...	2	3	15	17	21	25
Other	263	342	1,912	2,328	2,223	2,721
2+ Races	413	513	2,338	2,835	3,317	4,026
% Hispanic	13.107%	16.173%	17.353%	20.622%	14.496%	17.564%

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Age	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Age 0 - 4	211	221	1,139	1,164	1,647	1,688
Age 5 - 9	221	223	1,242	1,206	1,781	1,723
Age 10 - 14	256	237	1,412	1,268	2,082	1,825
Age 15 - 17	171	168	969	921	1,440	1,342
Age 18 - 20	176	170	962	934	1,430	1,372
Age 21 - 24	237	236	1,234	1,281	1,849	1,914
Age 25 - 34	487	577	2,530	2,953	3,637	4,353
Age 35 - 44	556	546	2,818	2,691	4,000	3,769
Age 45 - 54	652	609	3,219	3,000	4,806	4,343
Age 55 - 64	802	811	3,915	3,920	6,180	6,092
Age 65 - 74	653	758	2,611	3,091	4,308	4,965
Age 75 - 84	330	425	1,311	1,681	2,151	2,725
Age 85+	108	121	570	629	814	903
Median Age	47	48	44	45	46	47
Median Age, Male	46	46	43	43	44	45
Median Age, Female	48	50	46	47	47	48
Average Age	44	46	42	44	43	44
Average Age, Male	43	47	41	45	42	45
Average Age, Female	45	--	44	--	44	--

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Marital Status	1 miles		3 miles		5 miles		^
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast	
Never Married	1,175	1,245	5,181	5,429	7,582	7,876	
Married, Spouse Present	2,331	2,474	11,957	12,526	18,727	19,427	
Married, Spouse Absent	114	121	507	535	643	670	
Divorced	367	388	1,523	1,594	2,284	2,368	
Widowed	186	193	969	1,017	1,381	1,436	

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Value of Owner Occupied Housing Units	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
< \$20,000	5	5	50	54	66	73
\$20,000 - \$39,999	15	13	32	31	33	33
\$40,000 - \$59,999	--	2	14	16	18	20
\$60,000 - \$79,999	1	--	11	8	22	20
\$80,000 - \$99,999	--	--	--	3	1	3
\$100,000 - \$149,999	18	8	47	19	51	20
\$150,000 - \$199,999	25	20	130	81	175	96
\$200,000 - \$299,999	283	225	729	596	959	812
\$300,000 - \$399,999	281	258	999	845	1,395	1,135
\$400,000 - \$499,999	336	281	1,330	1,065	1,956	1,532
\$500,000 - \$749,999	410	476	2,102	2,211	3,614	3,577
\$750,000 - \$999,999	136	222	991	1,292	1,887	2,291
\$1,000,000 - \$1,499,999	48	92	317	654	520	1,182
\$1,500,000 - \$1,999,999	4	22	33	138	79	226
\$2,000,000+	1	3	5	22	31	67
Median Value	\$460.9k	\$527.7k	\$512.9k	\$587.7k	\$541.7k	\$617.1k
Average Value	\$495.4k	\$575.1k	\$549.6k	\$638.3k	\$584k	\$674.3k

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Types of Housing Units	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Single Unit Detached	841	874	5,110	5,296	9,199	9,421
Single Unit Attached	649	675	1,787	1,859	1,935	2,012
2 Units	50	51	422	450	528	559
3 to 4 Units	60	62	490	502	603	616
5 to 19 Units	351	364	1,192	1,221	1,491	1,524
20 to 49 Units	52	54	178	192	187	202
50+ Units	52	54	244	258	257	272
Mobile Home	28	30	45	48	76	79
Other	--	--	2	2	7	7

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Household Income	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
<\$15,000	127	130	335	324	437	422
\$15,000-\$24,999	91	84	502	464	583	541
\$25,000-\$34,999	60	70	410	426	532	537
\$35,000-\$49,999	109	88	635	630	966	956
\$50,000-\$74,999	260	258	934	932	1,266	1,240
\$75,000-\$99,999	386	368	1,194	1,130	1,688	1,583
\$100,000-\$124,999	235	263	898	934	1,346	1,374
\$125,000-\$149,999	106	134	634	695	1,069	1,113
\$150,000-\$199,999	246	238	1,160	1,152	1,842	1,828
\$200,000-\$249,999	121	142	646	738	1,034	1,174
\$250,000-\$499,999	153	174	947	1,059	1,578	1,733
\$500,000+	108	130	801	950	1,349	1,576
Median Household income	\$109.5k	\$116.6k	\$128.4k	\$137.2k	\$138k	\$147.1k
Average Household Income	\$147.5k	\$155.7k	\$174.1k	\$183.9k	\$185k	\$195.2k

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Education	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
< 9th Grade	52	56	388	400	560	577
No High School Degree	122	127	517	536	613	641
High School Graduate	697	747	3,347	3,548	5,035	5,286
Some College, No Degree	580	624	2,021	2,154	3,203	3,369
Associate's Degree	270	291	1,118	1,181	1,768	1,849
Bachelor's Degree	1,118	1,200	5,640	5,966	8,720	9,130
Master's Degree	605	646	3,117	3,294	4,574	4,793
Professional Degree	50	54	319	338	669	697
Doctorate Degree	94	102	506	549	755	807

Labor Force	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Civilian Labor Force, Empl...	2,677	2,835	13,348	13,991	20,092	20,874
Civilian Labor Force, Une...	116	124	490	514	709	738
Armed Forces	--	--	2	2	2	2
Not in Labor Force	1,322	1,405	5,975	6,284	9,333	9,712
% Civilian Labor Force Une...	4%	4%	4%	4%	3%	3%

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Transportation to Work	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Worked at Home	292	309	1,823	1,912	2,757	2,869
Walked	55	58	218	229	276	287
Bicycle	4	4	23	25	34	33
Carpooled	187	197	883	917	1,244	1,283
Drove Alone	2,102	2,235	9,500	9,976	14,580	15,159
Public Transport	32	34	295	310	456	478
Other	21	22	236	243	250	255

Travel Time to Work	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Travel Time: < 15 Minutes	865	915	3,786	3,957	4,974	5,171
Travel Time: 15 - 29 Minutes	482	513	2,272	2,390	3,744	3,888
Travel Time: 30 - 44 Minutes	653	695	2,813	2,956	4,427	4,604
Travel Time: 45 - 59 Minutes	179	191	1,104	1,163	1,703	1,776
Travel Time: 60+ Minutes	258	276	1,265	1,333	2,132	2,218
Average Travel Time	30	30	31	31	32	33

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Population by Industry	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Accommdtn/Food Svcs	108	115	569	593	791	820
Admin/Spprt/Waste Mgmt	125	131	693	727	896	933
Agriculture/Forest/Fish/H...	12	14	52	59	174	187
Entertainment/Rec	60	64	309	322	435	451
Construction	191	203	857	900	1,499	1,554
Educational Svcs	462	487	2,241	2,338	3,003	3,116
Fin/Insur/RE/Rent/Lse	130	138	902	948	1,482	1,537
Health Care/Soc Asst	303	322	1,208	1,271	1,854	1,928
Information	53	56	338	349	513	526
Mgmt of Companies	2	2	16	16	23	22
Total Manufacturing	325	342	1,800	1,883	2,693	2,796
Oth Svcs, Not Pub Admin	159	169	479	507	720	753
Prof/Sci/Tech/Admin	243	260	1,114	1,173	1,928	2,003
Public Administration	19	21	244	257	449	468
Retail Trade	365	388	1,514	1,588	2,134	2,220
Transport/Warehse/Utils	116	125	560	594	843	883
Wholesale Trade	89	95	378	397	590	615

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Population by Occupation	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Architect/Engineer	42	44	196	202	350	358
Arts/Entertain/Sports	41	44	197	205	344	356
Building Grounds Maint	66	68	550	572	657	682
Business/Financial Ops	115	122	1,051	1,106	1,656	1,726
Community/Soc Svcs	45	46	222	229	331	340
Computer/Mathematical	181	191	783	820	1,088	1,128
Construction/Extraction	113	121	498	525	866	898
Edu/Training/Library	342	362	1,620	1,688	2,113	2,191
Farm/Fish/Forestry	5	6	31	33	56	57
Food Prep/Serving	91	97	269	284	429	447
Health Practitioner/Tec	190	200	740	768	1,079	1,112
Healthcare Support	35	38	217	229	307	322
Maintenance Repair	90	96	245	260	388	408
Legal	12	13	83	89	200	210
Life/Phys/Soc Science	36	38	257	271	402	418
Management	440	471	2,070	2,185	3,377	3,518
Office/Admin Support	270	289	1,360	1,439	1,972	2,064
Production	105	112	496	516	636	661
Protective Svcs	8	7	77	79	194	199
Sales/Related	342	365	1,457	1,526	2,308	2,391
Personal Care/Svc	139	147	354	374	539	562
Transportation/Moving	54	57	502	521	737	764
White Collar	2,057	2,185	10,034	10,527	15,219	15,813
Blue Collar	362	385	1,740	1,823	2,627	2,731
Service & Farm	342	362	1,499	1,571	2,183	2,269