

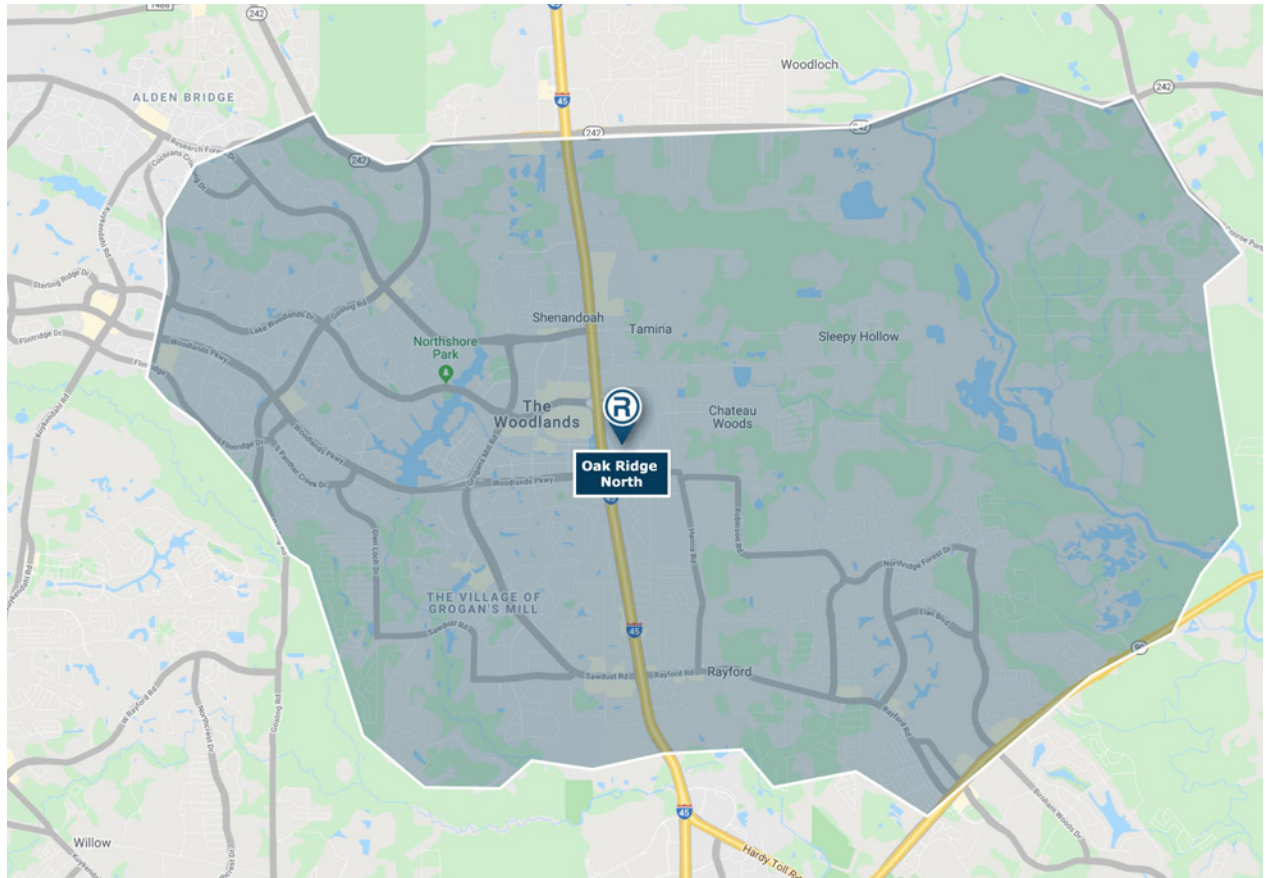


OAK RIDGE NORTH, TEXAS

# Primary Retail Trade Area Demographic Profile



# Contact Information



**City of Oak Ridge North**  
Jordan G. Buras  
Director of Economic Development

27424 Robinson Road  
Oak Ridge North, Texas 77385

Phone 832.381.3227  
Cell 832.948.0373  
jburas@oakridgenorth.com  
www.oakridgenorthedc.com



# About The Retail Coach

The Retail Coach is a national retail recruitment and development firm that combines strategy, technology, and creative expertise to develop and deliver high-impact retail recruitment and development plans to local governments, chambers of commerce, economic development organizations and private developers.

Through its unique Retail360® Process, The Retail Coach offers a dynamic system of products and services that better enable communities to maximize their retail development potential.

## Retail360® Process

Providing more than simple data reports of psychographic and demographic trends, The Retail Coach goes well beyond other retail consulting and market research firms' offerings by combining current national and statewide demographics and trend data with real-world, "on-the-ground" information gathered through extensive visits to our clients' communities. Every community is different, and there is no "one size fits all" retail recruitment solution. Compiling the gathered data into client-tailored information packets that are uniquely designed for, and targeted to, specific retailers and restaurants who meet the community's needs help assure our clients that they are receiving the latest and best information for targeted retail recruitment efforts – all with personal service and coaching guidance that continues beyond the initial project scope and timeline.

Our Retail360® Process assures that communities get timely, accurate and relevant information. Translating that data into the information that retailers need and seek assures our clients even better possibilities for tremendous retail growth and success.



# Primary Retail Trade Area • Demographic Profile

## Oak Ridge North, Texas

DESCRIPTION	DATA	%
<b>Population</b>		
2025 Projection	128,916	
2020 Estimate	119,964	
2010 Census	96,950	
2000 Census	70,407	
Growth 2020 - 2025		7.46%
Growth 2010 - 2020		23.74%
Growth 2000 - 2010		37.70%
<b>2020 Est. Population by Single-Classification Race</b>	<b>119,964</b>	
White Alone	94,115	78.45%
Black or African American Alone	8,379	6.99%
Amer. Indian and Alaska Native Alone	540	0.45%
Asian Alone	5,501	4.59%
Native Hawaiian and Other Pacific Island Alone	174	0.15%
Some Other Race Alone	7,048	5.88%
Two or More Races	4,207	3.51%
<b>2020 Est. Population by Hispanic or Latino Origin</b>	<b>119,964</b>	
Not Hispanic or Latino	94,128	78.46%
Hispanic or Latino	25,836	21.54%
Mexican	16,570	64.14%
Puerto Rican	905	3.50%
Cuban	451	1.75%
All Other Hispanic or Latino	7,910	30.62%
<b>2020 Est. Hisp. or Latino Pop by Single-Class. Race</b>	<b>25,836</b>	
White Alone	16,591	64.22%
Black or African American Alone	339	1.31%
American Indian and Alaska Native Alone	219	0.85%
Asian Alone	80	0.31%
Native Hawaiian and Other Pacific Islander Alone	23	0.09%
Some Other Race Alone	6,870	26.59%
Two or More Races	1,714	6.63%
<b>2020 Est. Pop by Race, Asian Alone, by Category</b>	<b>5,501</b>	
Chinese, except Taiwanese	1,097	19.94%
Filipino	547	9.94%
Japanese	76	1.38%
Asian Indian	1,566	28.47%
Korean	231	4.20%
Vietnamese	569	10.34%
Cambodian	169	3.07%
Hmong	1	0.02%
Laotian	49	0.89%
Thai	164	2.98%
All Other Asian Races Including 2+ Category	1,033	18.78%

DESCRIPTION	DATA	%
<b>2020 Est. Population by Ancestry</b>	<b>119,964</b>	
Arab	462	0.39%
Czech	633	0.53%
Danish	256	0.21%
Dutch	1,080	0.90%
English	10,714	8.93%
French (except Basque)	3,044	2.54%
French Canadian	755	0.63%
German	14,446	12.04%
Greek	318	0.27%
Hungarian	371	0.31%
Irish	9,649	8.04%
Italian	3,624	3.02%
Lithuanian	75	0.06%
United States or American	11,979	9.99%
Norwegian	962	0.80%
Polish	2,389	1.99%
Portuguese	108	0.09%
Russian	307	0.26%
Scottish	1,967	1.64%
Scotch-Irish	2,336	1.95%
Slovak	43	0.04%
Subsaharan African	411	0.34%
Swedish	1,260	1.05%
Swiss	236	0.20%
Ukrainian	216	0.18%
Welsh	623	0.52%
West Indian (except Hisp. groups)	240	0.20%
Other ancestries	31,360	26.14%
Ancestry Unclassified	20,101	16.76%
<b>2020 Est. Pop Age 5+ by Language Spoken At Home</b>		
Speak Only English at Home	85,369	76.13%
Speak Asian/Pacific Island Language at Home	2,255	2.01%
Speak IndoEuropean Language at Home	3,238	2.89%
Speak Spanish at Home	20,937	18.67%
Speak Other Language at Home	342	0.31%

# Primary Retail Trade Area • Demographic Profile

Oak Ridge North, Texas

DESCRIPTION	DATA	%
<b>2020 Est. Population by Age</b>	<b>119,964</b>	
Age 0 - 4	7,822	6.52%
Age 5 - 9	7,849	6.54%
Age 10 - 14	8,294	6.91%
Age 15 - 17	5,067	4.22%
Age 18 - 20	4,511	3.76%
Age 21 - 24	5,797	4.83%
Age 25 - 34	15,341	12.79%
Age 35 - 44	16,920	14.10%
Age 45 - 54	16,460	13.72%
Age 55 - 64	15,426	12.86%
Age 65 - 74	10,362	8.64%
Age 75 - 84	4,495	3.75%
Age 85 and over	1,621	1.35%
Age 16 and over	94,335	78.64%
Age 18 and over	90,932	75.80%
Age 21 and over	86,421	72.04%
Age 65 and over	16,477	13.74%
2020 Est. Median Age		38.19
2020 Est. Average Age		38.31
<b>2020 Est. Population by Sex</b>	<b>119,964</b>	
Male	58,705	48.94%
Female	61,259	51.07%

DESCRIPTION	DATA	%
<b>2020 Est. Male Population by Age</b>	<b>58,705</b>	
Age 0 - 4	3,962	6.75%
Age 5 - 9	4,007	6.83%
Age 10 - 14	4,289	7.31%
Age 15 - 17	2,560	4.36%
Age 18 - 20	2,308	3.93%
Age 21 - 24	2,947	5.02%
Age 25 - 34	7,556	12.87%
Age 35 - 44	8,464	14.42%
Age 45 - 54	8,040	13.70%
Age 55 - 64	7,470	12.73%
Age 65 - 74	4,761	8.11%
Age 75 - 84	1,853	3.16%
Age 85 and over	488	0.83%
2020 Est. Median Age, Male		37.09
2020 Est. Average Age, Male		37.26
<b>2020 Est. Female Population by Age</b>	<b>61,259</b>	
Age 0 - 4	3,860	6.30%
Age 5 - 9	3,841	6.27%
Age 10 - 14	4,006	6.54%
Age 15 - 17	2,507	4.09%
Age 18 - 20	2,203	3.60%
Age 21 - 24	2,850	4.65%
Age 25 - 34	7,784	12.71%
Age 35 - 44	8,456	13.80%
Age 45 - 54	8,421	13.75%
Age 55 - 64	7,955	12.99%
Age 65 - 74	5,601	9.14%
Age 75 - 84	2,642	4.31%
Age 85 and over	1,133	1.85%
2020 Est. Median Age, Female		39.29
2020 Est. Average Age, Female		39.23

# Primary Retail Trade Area • Demographic Profile

Oak Ridge North, Texas

DESCRIPTION	DATA	%
<b>2020 Est. Pop Age 15+ by Marital Status</b>		
Total, Never Married	25,951	27.03%
Males, Never Married	13,799	14.37%
Females, Never Married	12,152	12.66%
Married, Spouse present	52,953	55.16%
Married, Spouse absent	3,559	3.71%
Widowed	3,916	4.08%
Males Widowed	1,102	1.15%
Females Widowed	2,814	2.93%
Divorced	9,620	10.02%
Males Divorced	3,908	4.07%
Females Divorced	5,712	5.95%
<b>2020 Est. Pop Age 25+ by Edu. Attainment</b>		
Less than 9th grade	1,454	1.8%
Some High School, no diploma	3,088	3.8%
High School Graduate (or GED)	12,900	16.0%
Some College, no degree	17,498	21.7%
Associate Degree	7,474	9.3%
Bachelor's Degree	24,825	30.8%
Master's Degree	9,561	11.9%
Professional School Degree	2,197	2.7%
Doctorate Degree	1,625	2.0%
<b>2020 Est. Pop Age 25+ by Edu. Attain., Hisp./ Lat.</b>		
No High School Diploma	2,666	18.62%
High School Graduate	2,532	17.69%
Some College or Associate's Degree	4,088	28.56%
Bachelor's Degree or Higher	5,029	35.13%
<b>Households</b>		
2025 Projection	49,839	
2020 Estimate	46,245	
2010 Census	37,040	
2000 Census	25,524	
Growth 2020 - 2025		7.77%
Growth 2010 - 2020		24.85%
Growth 2000 - 2010		45.12%
<b>2020 Est. Households by Household Type</b>	<b>46,245</b>	
Family Households	32,680	70.67%
Nonfamily Households	13,566	29.34%
2020 Est. Group Quarters Population	356	
2020 Households by Ethnicity, Hispanic/Latino	7,437	

DESCRIPTION	DATA	%
<b>2020 Est. Households by Household Income</b>	<b>46,245</b>	
Income < \$15,000	2,593	5.61%
Income \$15,000 - \$24,999	2,107	4.56%
Income \$25,000 - \$34,999	2,969	6.42%
Income \$35,000 - \$49,999	3,643	7.88%
Income \$50,000 - \$74,999	6,762	14.62%
Income \$75,000 - \$99,999	5,936	12.84%
Income \$100,000 - \$124,999	5,187	11.22%
Income \$125,000 - \$149,999	3,744	8.10%
Income \$150,000 - \$199,999	4,512	9.76%
Income \$200,000 - \$249,999	2,326	5.03%
Income \$250,000 - \$499,999	3,723	8.05%
Income \$500,000+	2,743	5.93%
2020 Est. Average Household Income		\$140,238
2020 Est. Median Household Income		\$96,046
<b>2020 Median HH Inc. by Single-Class. Race or Eth.</b>		
White Alone		\$99,326
Black or African American Alone		\$96,028
American Indian and Alaska Native Alone		\$88,855
Asian Alone		\$101,921
Native Hawaiian and Other Pacific Islander Alone		\$82,164
Some Other Race Alone		\$62,250
Two or More Races		\$97,468
Hispanic or Latino		\$75,379
Not Hispanic or Latino		\$101,560
<b>2020 Est. Family HH Type by Presence of Own Child.</b>	<b>32,680</b>	
Married-Couple Family, own children	12,310	37.67%
Married-Couple Family, no own children	13,873	42.45%
Male Householder, own children	915	2.80%
Male Householder, no own children	855	2.62%
Female Householder, own children	2,862	8.76%
Female Householder, no own children	1,864	5.70%
<b>2020 Est. Households by Household Size</b>	<b>46,245</b>	
1-person	11,501	24.87%
2-person	15,139	32.74%
3-person	7,935	17.16%
4-person	6,879	14.88%
5-person	3,101	6.71%
6-person	1,174	2.54%
7-or-more-person	516	1.12%
2020 Est. Average Household Size		2.59

# Primary Retail Trade Area • Demographic Profile

## Oak Ridge North, Texas

DESCRIPTION	DATA	%
<b>2020 Est. Households by Presence of People Under 18</b>	<b>46,245</b>	
Households with 1 or More People under Age 18:	17,352	37.52%
Married-Couple Family	12,932	74.53%
Other Family, Male Householder	1,056	6.09%
Other Family, Female Householder	3,224	18.58%
Nonfamily, Male Householder	99	0.57%
Nonfamily, Female Householder	41	0.24%
<b>Households with No People under Age 18:</b>	<b>28,893</b>	<b>62.48%</b>
Married-Couple Family	13,247	45.85%
Other Family, Male Householder	720	2.49%
Other Family, Female Householder	1,497	5.18%
Nonfamily, Male Householder	6,129	21.21%
Nonfamily, Female Householder	7,300	25.27%
<b>2020 Est. Households by Number of Vehicles</b>	<b>46,245</b>	
No Vehicles	1,626	3.52%
1 Vehicle	13,635	29.48%
2 Vehicles	20,567	44.47%
3 Vehicles	7,507	16.23%
4 Vehicles	2,299	4.97%
5 or more Vehicles	612	1.32%
2020 Est. Average Number of Vehicles		1.94
<b>Family Households</b>		
2025 Projection	35,183	
2020 Estimate	32,680	
2010 Census	26,302	
2000 Census	19,548	
Growth 2020 - 2025		7.66%
Growth 2010 - 2020		24.25%
Growth 2000 - 2010		34.55%

<b>2020 Est. Families by Poverty Status</b>	<b>32,680</b>	
2020 Families at or Above Poverty	31,378	96.02%
2020 Families at or Above Poverty with Children	15,364	47.01%
2020 Families Below Poverty	1,302	3.98%
2020 Families Below Poverty with Children	986	3.02%
<b>2020 Est. Pop 16+ by Employment Status</b>	<b>94,335</b>	
Civilian Labor Force, Employed	62,328	66.07%
Civilian Labor Force, Unemployed	2,289	2.43%
Armed Forces	82	0.09%
Not in Labor Force	29,636	31.42%

DESCRIPTION	DATA	%
<b>2020 Est. Civ. Employed Pop 16+ by Class of Worker</b>	<b>61,991</b>	
For-Profit Private Workers	46,352	74.77%
Non-Profit Private Workers	2,496	4.03%
Local Government Workers	659	1.06%
State Government Workers	1,876	3.03%
Federal Government Workers	3,575	5.77%
Self-Employed Workers	6,955	11.22%
Unpaid Family Workers	78	0.13%
<b>2020 Est. Civ. Employed Pop 16+ by Occupation</b>	<b>61,991</b>	
Architect/Engineer	2,279	3.68%
Arts/Entertainment/Sports	1,821	2.94%
Building Grounds Maintenance	1,275	2.06%
Business/Financial Operations	5,369	8.66%
Community/Social Services	705	1.14%
Computer/Mathematical	2,001	3.23%
Construction/Extraction	2,070	3.34%
Education/Training/Library	4,261	6.87%
Farming/Fishing/Forestry	79	0.13%
Food Prep/Serving	3,429	5.53%
Health Practitioner/Technician	3,124	5.04%
Healthcare Support	745	1.20%
Maintenance Repair	1,553	2.51%
Legal	746	1.20%
Life/Physical/Social Science	787	1.27%
Management	9,723	15.69%
Office/Admin. Support	6,356	10.25%
Production	1,343	2.17%
Protective Services	1,483	2.39%
Sales/Related	8,384	13.53%
Personal Care/Service	2,107	3.40%
Transportation/Moving	2,352	3.79%

<b>2020 Est. Pop 16+ by Occupation Classification</b>	<b>61,991</b>	
White Collar	45,555	73.49%
Blue Collar	7,318	11.81%
Service and Farm	9,118	14.71%
<b>2020 Est. Workers Age 16+ by Transp. to Work</b>	<b>61,142</b>	
Drove Alone	49,800	81.45%
Car Pooled	4,782	7.82%
Public Transportation	841	1.38%
Walked	803	1.31%
Bicycle	299	0.49%
Other Means	491	0.80%
Worked at Home	4,126	6.75%

# Primary Retail Trade Area • Demographic Profile

## Oak Ridge North, Texas

DESCRIPTION	DATA	%
<b>2020 Est. Workers Age 16+ by Travel Time to Work</b>		
Less than 15 Minutes	13,140	
15 - 29 Minutes	18,346	
30 - 44 Minutes	12,012	
45 - 59 Minutes	6,072	
60 or more Minutes	7,936	
2020 Est. Avg Travel Time to Work in Minutes		32
2020 Est. Occupied Housing Units by Tenure	46,245	
Owner Occupied	31,699	68.55%
Renter Occupied	14,546	31.45%
2020 Owner Occ. HUs: Avg. Length of Residence		13.02
2020 Renter Occ. HUs: Avg. Length of Residence		5.17
<b>2020 Est. Owner-Occupied Housing Units by Value</b>	<b>46,245</b>	
Value Less than \$20,000	302	0.95%
Value \$20,000 - \$39,999	250	0.79%
Value \$40,000 - \$59,999	116	0.37%
Value \$60,000 - \$79,999	232	0.73%
Value \$80,000 - \$99,999	537	1.69%
Value \$100,000 - \$149,999	2,492	7.86%
Value \$150,000 - \$199,999	4,491	14.17%
Value \$200,000 - \$299,999	8,483	26.76%
Value \$300,000 - \$399,999	5,145	16.23%
Value \$400,000 - \$499,999	3,355	10.58%
Value \$500,000 - \$749,999	3,386	10.68%
Value \$750,000 - \$999,999	1,609	5.08%
Value \$1,000,000 or \$1,499,999	658	2.08%
Value \$1,500,000 or \$1,999,999	308	0.97%
Value \$2,000,000+	336	1.06%
2020 Est. Median All Owner-Occupied Housing Value		\$285,659

DESCRIPTION	DATA	%
<b>2020 Est. Housing Units by Year Structure Built</b>		
Housing Units Built 2014 or later	6,783	13.91%
Housing Units Built 2010 to 2014	3,133	6.42%
Housing Units Built 2000 to 2009	12,527	25.69%
Housing Units Built 1990 to 1999	9,769	20.03%
Housing Units Built 1980 to 1989	9,608	19.70%
Housing Units Built 1970 to 1979	5,695	11.68%
Housing Units Built 1960 to 1969	761	1.56%
Housing Units Built 1950 to 1959	291	0.60%
Housing Units Built 1940 to 1949	112	0.23%
Housing Unit Built 1939 or Earlier	91	0.19%
2020 Est. Median Year Structure Built		1998

DESCRIPTION	DATA	%
<b>2020 Est. Housing Units by Units in Structure</b>		
1 Unit Attached	34,340	70.41%
1 Unit Detached	1,236	2.53%
2 Units	50	0.10%
3 or 4 Units	631	1.29%
5 to 19 Units	5,181	10.62%
20 to 49 Units	2,355	4.83%
50 or More Units	3,710	7.61%
Mobile Home or Trailer	1,195	2.45%
Boat, RV, Van, etc.	73	0.15%





## ACKNOWLEDGMENTS

The observations, conclusions and recommendations contained in this study are solely those of The Retail Coach, LLC and should not be construed to represent the opinions of others, including its clients, or any other entity prior to such entity's express approval of this study.

All information furnished is from sources deemed reliable and is submitted subject to errors, omissions, change of terms and/or conditions.

Sources used in completing this study include: infoUSA™, Applied Geographic Solutions, Environics Analytics, ESRI, U.S. Census Bureau, Economy.com, Placer.AI, Spatial Insights Inc., Urban Land Institute, CensusViewer.com, International Council of Shopping Centers, and/or U.S. Bureau of Labor and Statistics. To better represent current data, where applicable, portions of estimated actual sales may be calculated using an average sales per square foot model. Mapping data is provided by Google, Nielsen, ESRI and/or Microsoft Corporation.

All information furnished is from sources deemed reliable and is submitted subject to errors, omissions, change of terms and/or conditions.

