

Population Growth Estimates by Census Tract 2000 – 2008

The population of Leon County increased 14.8% between April 1, 2000 and April 1, 2008 according to Bureau of Economic & Business Research estimates, growing from 239,452 to 274,892 (a net increase of 35,440 residents). To estimate the population growth by census tract, the net population increase was distributed across Leon County's 48 census tracts utilizing TLCPD's population estimation methodology described herein.

Total Growth in Population

By total growth, it is estimated fourteen census tracts added more than 1,000 net new residents between 2000 and 2008. Combined, these fourteen census tracts accounted for an estimated 65% of the net new residents during the period. The largest estimated numerical increase in net new residents has been in census tract 26.01 (80% of the growth coming from single-family attached and detached units built within Southwood).

Percentage Growth in Population

By percentage growth, Census Tract 26.01 doubled in population between 2000 and 2008, fueled by Southwood. Eleven other census tracts grew by more than 20% over the period: census tracts 25.04, 24.07 and 23.04 expanded with a blend of new single-family and multi-family units, census tracts 24.05, 25.05, 25.06 and 18.01 expanded almost exclusively by new single-family units while census tracts 18.02, 16.01, 21.02, and 20.02 all exhibited strong growth due almost entirely to new multi-family units.

Census Tract	Estimated Numerical Population Growth 2000-2008	Census Tract	Estimated Percentage Population Growth 2000-2008
26.01	2,986	26.01	99.6%
25.04	2,524	18.02	36.5%
24.05	2,321	25.04	33.6%
24.07	2,196	23.04	32.1%
21.02	1,928	24.07	30.4%
25.02	1,696	16.01	26.2%
25.06	1,502	21.02	25.5%
20.02	1,307	25.05	23.2%
18.02	1,264	24.05	23.0%
22.03	1,198	25.06	22.5%

Population Estimation Methodology

The Tallahassee-Leon County Planning Department's population estimates by census tract are based on factual information available regarding population growth since the decennial Census in April 2000. All certificates of occupancy issued for new units by type (single-family detached, townhouse, multi-family, etc.) and by Census Tract are added to the total unit count in the Census 2000 figures (which were measured in April of 2000) to reach a new total unit count for each Leon County census tract.

The relationship between housing units and population is set by the average persons-per-household for both owner and renter occupied units and the occupancy rate of housing units by housing unit type by census tract from Census 2000. Attempting to estimate changes in these figures in any census tract is at best conjecture. No reliable annual data exists on changes in persons-per household and occupancy rates. It can be safely assumed, and it is in this estimate methodology, that the overall relationship between housing units and population as measured by aggregate persons-per-household and occupancy varies only slightly over time, and should be very close in 2008 to that in April of 2000.

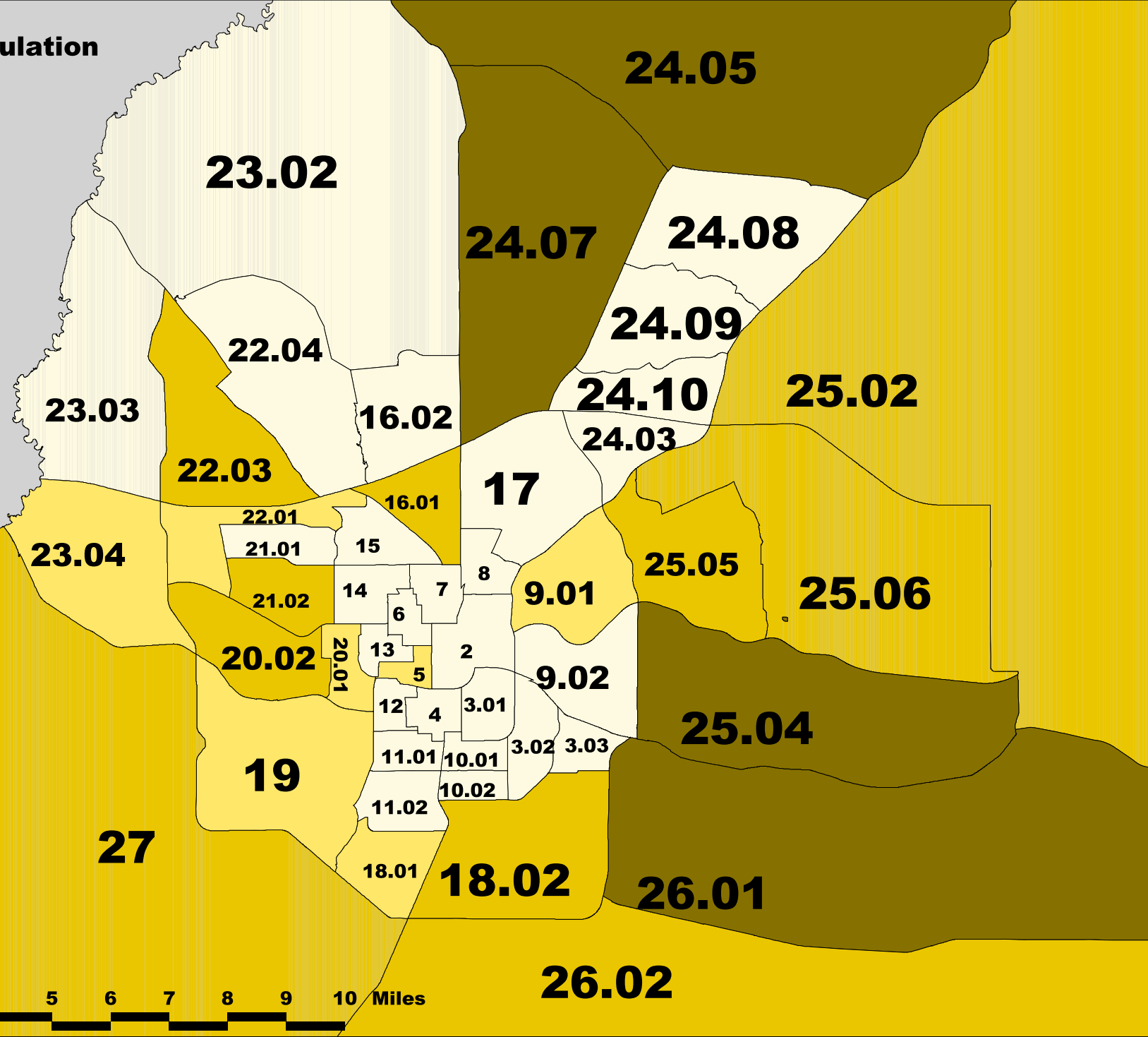
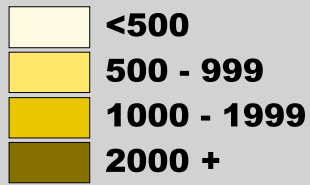
Sources:

* 2000 U.S. Census Bureau

* 2008 University of Florida

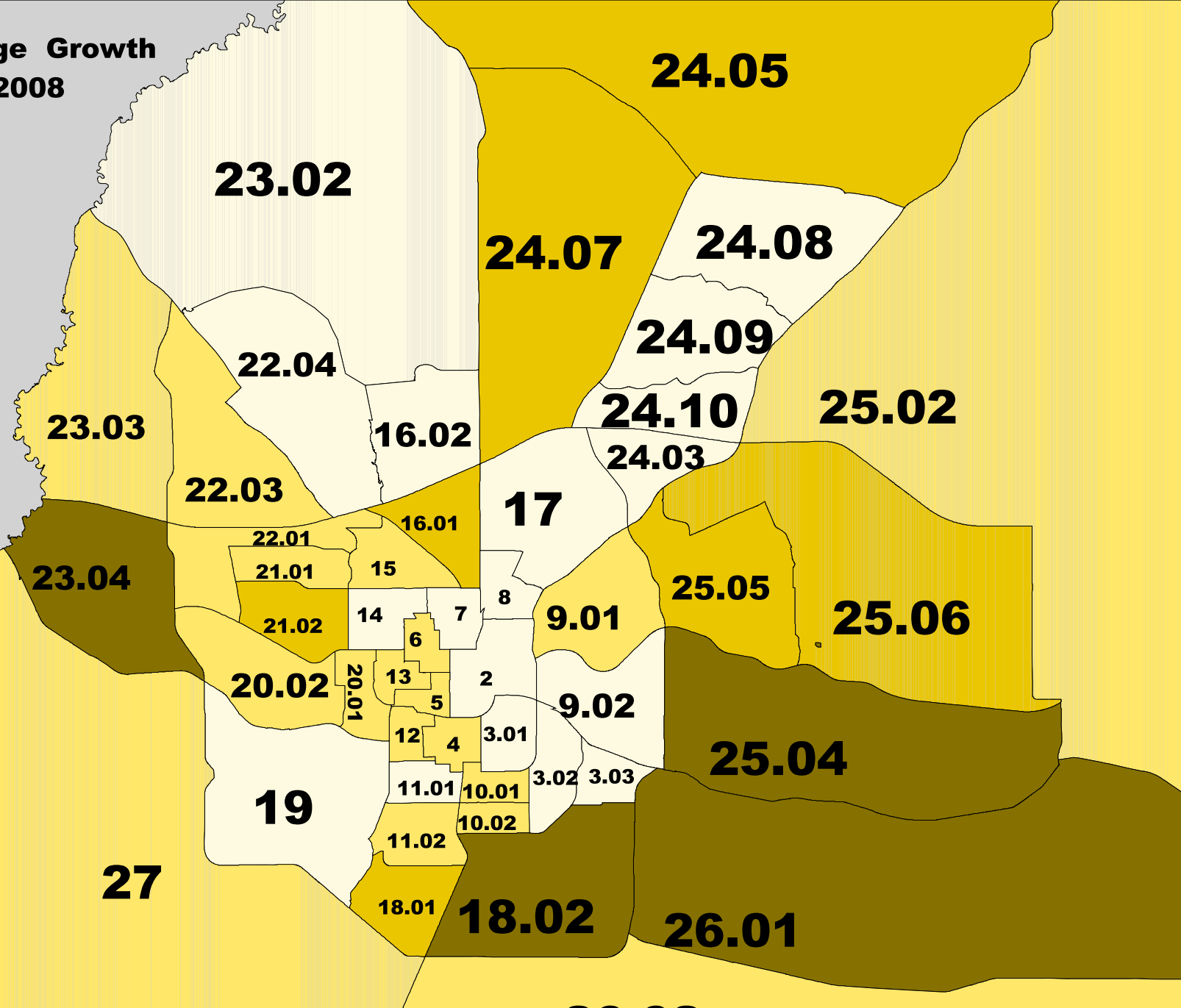
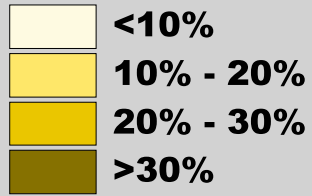
* 2000-2008 Census Tract Estimates, Planning Department

**Total Estimated Population
Growth 2000 - 2008**



Population Growth by Census Tract 2000 - 2008

**Estimated Percentage Growth
in Population 2000 - 2008**



Population Growth by Census Tract 2000 - 2008