

STaND

December
2017



Welcome to the Statistical Trends and News of Denton (STaND) Report. The report compiles demographic, growth and economic information that is provided or tracked by various City of Denton departments. Under each chart or graph, you will find the source of the information along with a City of Denton contact e-mail address should you have any questions regarding the data.

Although the STaND Report is produced monthly, some of the data will be updated quarterly or annually. For example, population estimates are typically updated annually, and new annexations would only be changed when an annexation occurred. The most current edition is available online, [www.cityofdenton.com/Business/Economic Development](http://www.cityofdenton.com/Business/Economic%20Development). Additionally, you can find the most current edition along with all previous issue at www.DentonEDP.com/monthlyannual-reports.



This report is compiled by the Economic Development Department. General questions about this report can be directed to Christina Davis, (940) 349-7730, Christina.Davis@cityofdenton.com

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Demographics

Poverty Rate Change Due To Off-Campus College Student Population

Entity	Total	Poverty Rate All People	Poverty Rate Excluding Students not Living with Relatives	Percent Change
City of Denton	103,741	20.6%	13.9%	-6.7%
Denton County	655,269	8.7%	7.2%	-1.4%
State of Texas	24,639,906	17.8%	17.2%	-0.6%
United States	301,412,284	15.2%	14.5%	-0.7%

Sources: U.S. Census Bureau's Social, Economic & Housing Statistics Division; Poverty Statistics "Examining the Effect of Off-Campus College Students on Poverty"; U.S. Census Bureau, 2009-2011 ACS, 3-year Estimate., Erica.Sullivan@cityofdenton.com

Annual Population Change 2015 - 2016

Entity	2015 Census Estimate	2016 Census Estimate	Numerical Change 2015-2016	Percent Change 2015-2016
City of Denton	131,044	133,808	2,764	2.1%
Denton County	780,612	806,180	25,568	3.3%
State of Texas	27,469,114	27,862,596	393,482	1.4%

Source: U.S. Census Bureau, Erica.Sullivan@cityofdenton.com, updated May 2017

Decennial Population Change 2000 - 2010

Entity	2000 Census	2010 Census	Numerical Change 2000-2010	Percent Change 2000-2010
City of Denton	80,537	113,383	32,846	40.8%
Denton County	432,976	662,614	229,638	53.0%
State of Texas	20,851,820	25,145,561	4,293,741	20.6%

Source: U.S. Census Bureau, Erica.Sullivan@cityofdenton.com

Age and Economic Characteristics

Entity	Median Age	65 and Over	Median Family Income	Per Capita Income
City of Denton	28.7	11.9%	\$68,189	\$24,037
Denton County	34.8	9.1%	\$90,593	\$35,721
State of Texas	34.4	11.7%	\$65,316	\$28,210

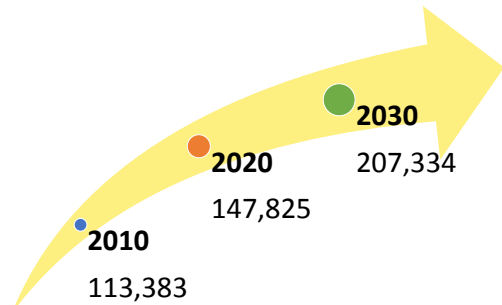
Source: U.S. Census Bureau, 2015 American Community Survey (ACS), 1 Year Estimate. Erica.Sullivan@cityofdenton.com

Economic Characteristics

	City	County	State
Per Capita Income	\$24,037	\$35,721	\$28,210
Median Family Income	\$68,189	\$90,593	\$65,316

Source: U.S. Census Bureau, 2015 American Community Survey, 1 Year Estimate
Prepared by: Erica.Sullivan@cityofdenton.com

Population Forecast 2010 - 2030



Source: University of North Texas' Center for Economic Development and Research, (1) 2010 U.S. Census Bureau data utilized for base year, Erica.Sullivan@cityofdenton.com

Population Forecast 2017 - 2020

Year	Population	Percent Change
2017	124,601	1.5%
2018	127,093	2.0%
2019	129,635	2.0%
2020	132,228	2.0%

Source: City of Denton, Erica.Sullivan@cityofdenton.com

Did You Know?

Denton Earns Gold-level Ranking in Prominent Scenic City Certification.

First recognized as a Bronze-level City in 2014, the City increased its ranking two levels due to improvements in codes, ordinances, and standards related to aesthetics and community appearance. Scenic Texas cited the following elements as key in earning this upgraded recognition: Denton's Main Street Program, strong unity of design standards, innovative waste management efforts, and emphasis on public parks, trails, and green spaces.

Source: City of Denton Press Release, Lindsey.Baker@cityofdenton.com

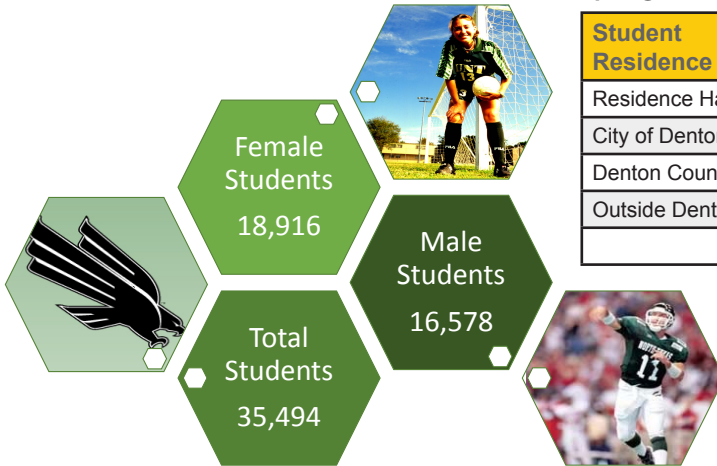
Demographics

Spring 2017 University of North Texas Enrollment by Residence*

Student Residence	Male	Female	Total Enrollment	Percent
Residence Hall	2,717	3,200	5,917	16.7%
City of Denton	3,672	3,504	7,176	20.2%
Denton County	1,914	2,063	3,977	11.2%
Outside Denton County	8,275	10,149	18,424	51.9%
Total	16,578	18,916	35,494	100.0%

Source: University of North Texas, Erica.Sullivan@cityofdenton.com

*Figures are for the Denton campus only



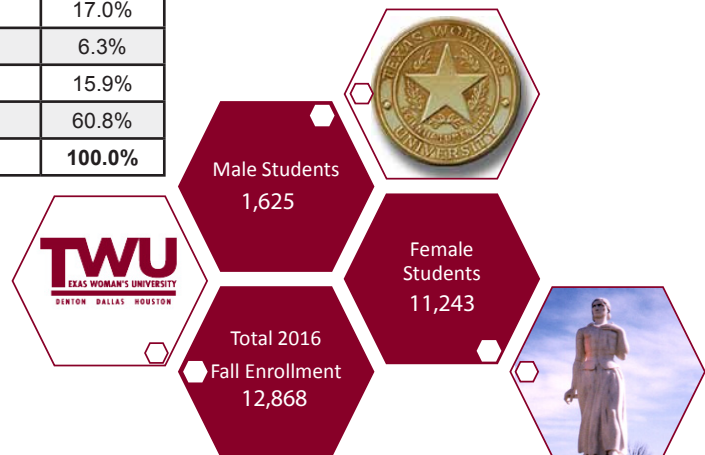
Spring 2017 Texas Woman's University Enrollment by Residence*

Student Residence	Male	Female	Total Enrollment	Percent
Residence Hall	128	1,894	2,022	17.0%
City of Denton ¹	155	594	749	6.3%
Denton County ²	377	1,520	1,897	15.9%
Outside Denton County	831	6,396	7,227	60.8%
Total	1,625	11,243	12,868	100.0%

Source: Texas Women's University, Erica.Sullivan@cityofdenton.com

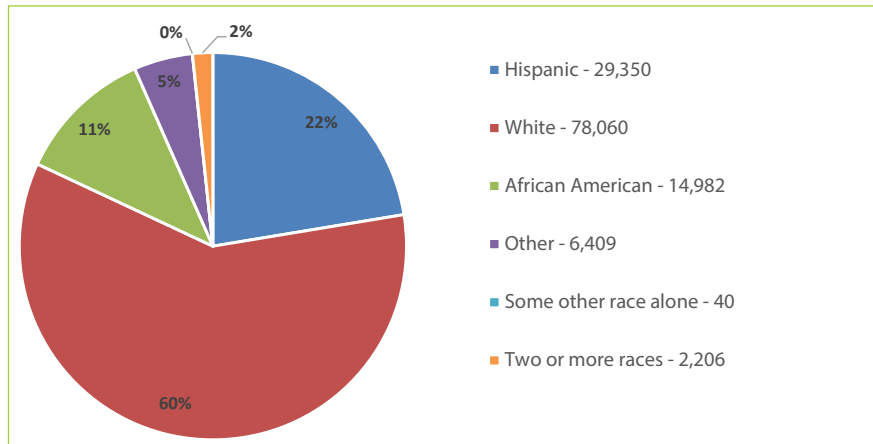
¹ Outside Residence Hall *Figures are for the Denton campus only

² Outside City of Denton



The City of Denton encompasses a landmass of 94.9 square miles and is situated north of the DFW metroplex where Interstate 35E and 35W intersect. According to Census 2016 estimates and City of Denton square mile figures, the City has a population of 133,808 with a population density of 1,410 persons per square mile.

Denton Population by Race and Ethnicity



Other includes: American Indian and Alaskan native; Asian Native Hawaiian; and other Pacific Islander

Source: U.S. Census Bureau, 2015 American Community Survey, 1 Year Estimate,

Erica.Sullivan@cityofdenton.com

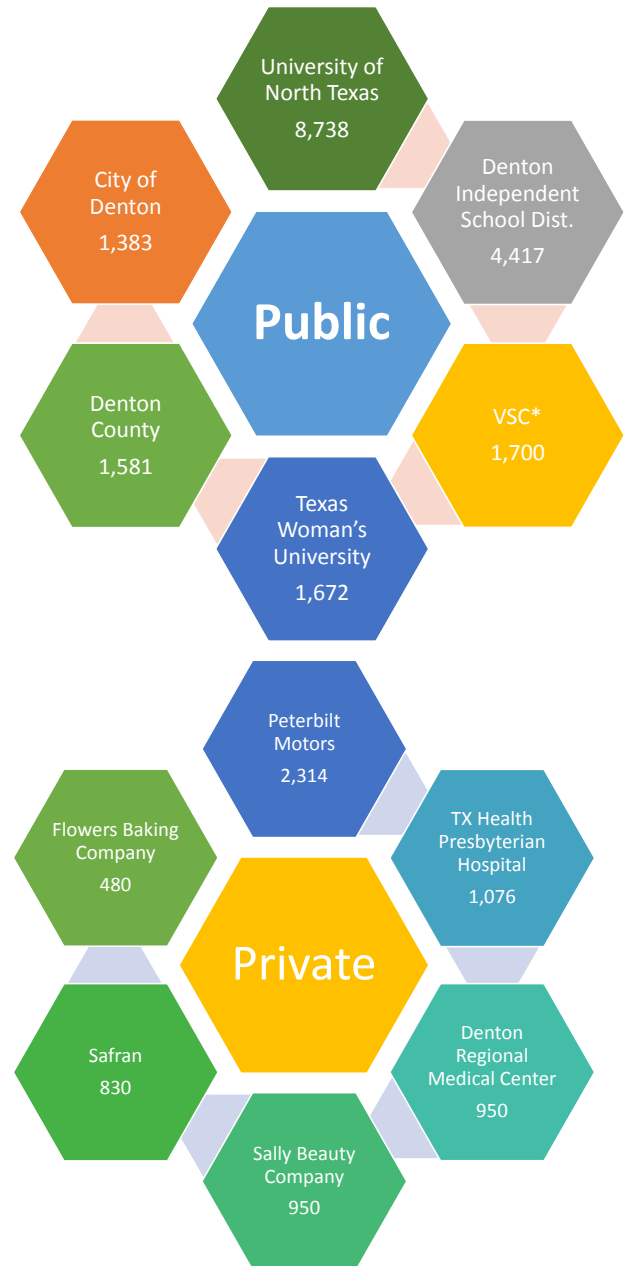
Labor Markets

Employment Change by Industry Sector 2015 - 2016

INDUSTRY	ANNUAL % CHANGE	
	CITY OF DENTON	TEXAS
Agriculture, Forestry, Fishing and Hunting	3.5%	3.9%
Mining, Quarrying, and Oil and Gas Extraction	-19.5%	-19.9%
Utilities	3.7%	1.7%
Construction	5.7%	2.0%
Manufacturing	7.9%	-3.6%
Wholesale Trade	1.1%	2.0%
Retail Trade	7.1%	2.9%
Transportation and Warehousing	14.6%	2.0%
Information	5.9%	0.0%
Finance and Insurance	7.9%	2.6%
Real Estate and Rental and Leasing	8.8%	1.3%
Professional, Scientific, and Technical Services	4.9%	2.6%
Management of Companies and Enterprises	21.0%	4.6%
Administrative and Support and Waste Management and Remediation Services	7.5%	1.7%
Educational Services	0.5%	2.8%
Health Care and Social Assistance	1.5%	3.7%
Arts, Entertainment, and Recreation	-3.2%	4.5%
Accommodation and Food Services	5.0%	4.3%
Other Services (except Public Administration)	3.4%	0.9%
Public Administration	-1.4%	1.2%
Unclassified	2.9%	11.4%
Total - All Industries	4.4%	1.6%

Source: JobsEQ®, Erica.Sullivan@cityofdenton.com

Top Employers in Denton



VSC for DSSSSLV is the Volunteer Service Council for Denton State School Supported Living Center.
Source: Denton Chamber of Commerce Economic Development, edaa@dentonedp.com

Unemployment Rates

Entity	Annual Average				December*
	2012	2013	2014	2015	2017
City of Denton	5.5%	5.0%	4.1%	3.3%	2.6%
Denton County	6.0%	5.5%	4.6%	3.5%	2.9%
State of Texas	6.8%	6.3%	5.2%	4.4%	3.7%

Source: Texas Workforce Commission, Erica.Sullivan@cityofdenton.com

The rates are not seasonally adjusted. *Most current information available at time of publishing report.

Residential Growth and Housing

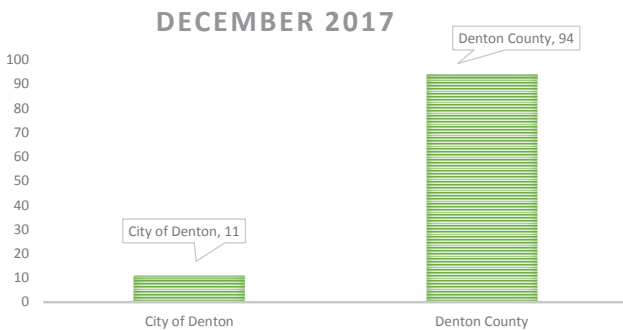
Housing Activity in the City of Denton

Year	Housing Units		New Residential		Demolition		Total	
	Single Family	Multi Family	Single Family	Multi Family	Single Family	Multi Family	Housing Units	Percent Increase
2016	28,480	20,583	570	607	32	0	49,063	2.38%
YTD 2017	29,324	21,132	873	550	29	1	50,456	2.84

Sources: Planning, Building Inspections Departments, Prepared by: Erica.Sullivan@cityofdenton.com
Single Family includes two family dwelling, Includes issued and finalized permits

According to Denton's Building Inspection Division, the average valuation for a housing permit is \$311,829

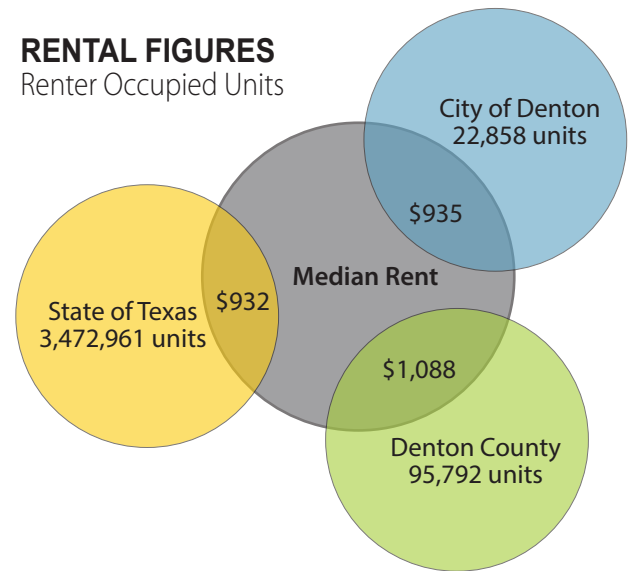
Foreclosures



*Includes commercial properties, Source: Foreclosure Listing Service Inc.
Prepared by: Erica.Sullivan@cityofdenton.com

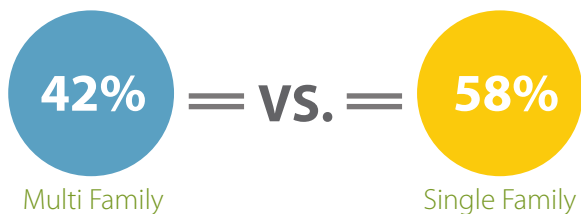
RENTAL FIGURES

Renter Occupied Units



Source: U.S. Census Bureau, 2015 American Community Survey, Year 1 Estimates
Erica.Sullivan@cityofdenton.com

Housing Unit Composition



Single Family includes two family dwelling
Sources: Planning, Building Inspections Departments, Prepared by:
Erica.Sullivan@cityofdenton.com

Housing Occupancy

Entity	Occupied Housing Units	Vacant Housing Units	Total Housing Units
City of Denton	45,529	2,753	48,282
Denton County	274,338	13,981	288,319
State of Texas	9,421,412	1,166,824	10,588,236

Source: U.S. Census Bureau, 2015 American Community Survey (ACS), 1 Year Estimate
Prepared by: Erica.Sullivan@cityofdenton.com

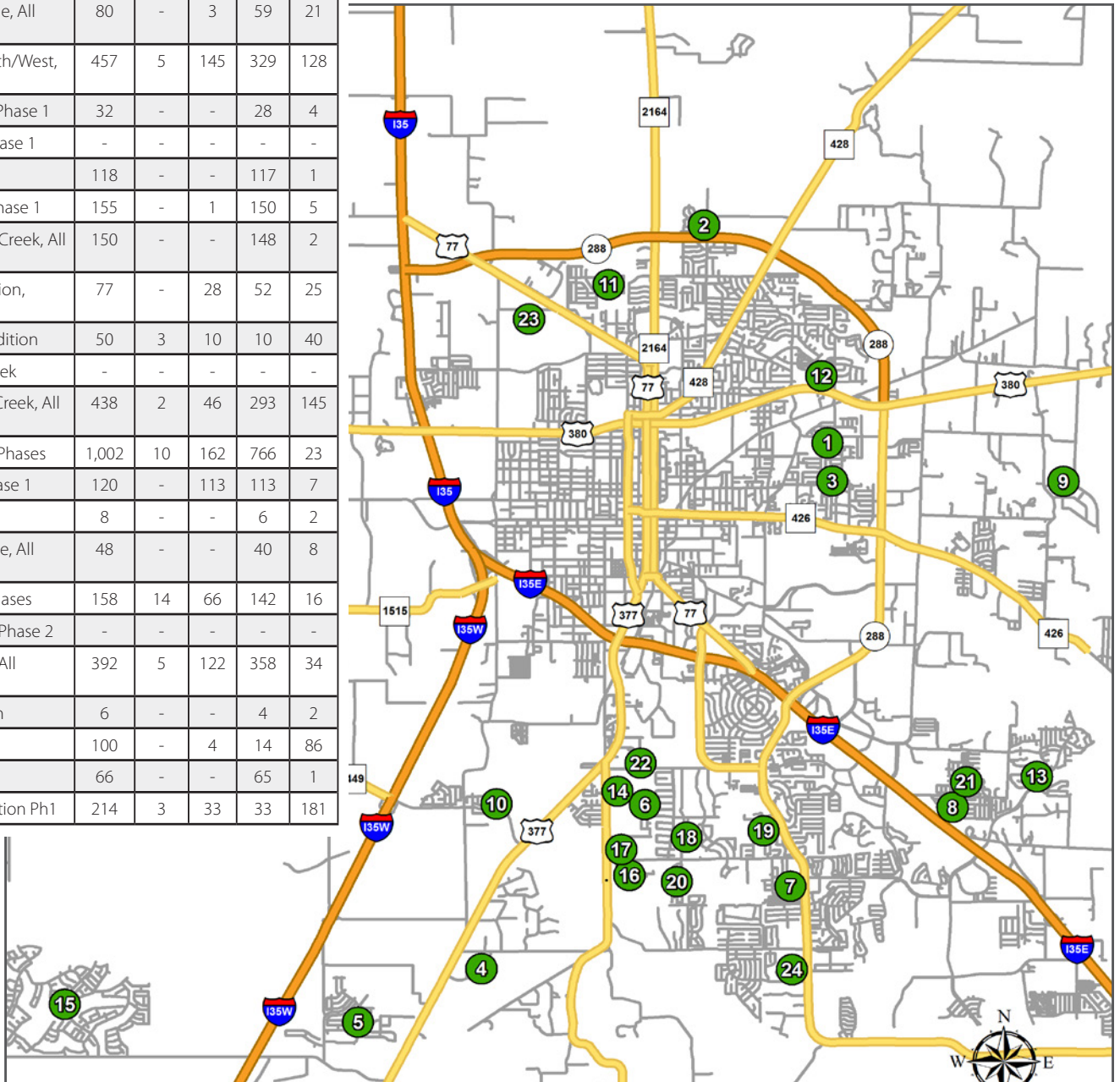
Residential Permits	Permits in Dec		Permits YTD		Value in Dec		Value YTD	
	2017	2016	2017	2016	2017	2016	2017	2016
One-Family Dwelling	61	29	866	548	18,400,942	8,930,805	261,589,798	164,743,759
Two-Family Dwelling	4	4	7	22	1,512,234	768,526	2,318,495	7,181,750
Multi-Family Dwelling *	0	1	5	8	0	405,406	69,950,151	77,665,137
Total New Residential	65	34	878	578	19,913,176	10,104,737	333,858,445	249,590,647
Additions/Alterations	66	32	660	434	1,428,122	411,225	12,222,536	7,603,063
Total Residential Permits	131	66	1,538	1,012	21,341,298	10,515,962	346,080,981	257,193,709
* Multi-Family Units	0	5	565	611				

Source: Building Inspection, Emily.Loiselle@cityofdenton.com

Active Subdivisions

Active Subdivisions — December 2017

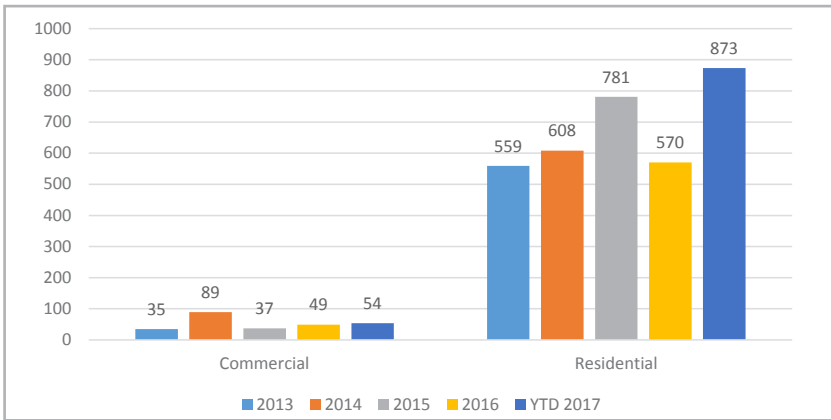
		Totals:	3,793	46	765	2,782	1,011
Map Ref	Most Active Sub-divisions	Platted Lots	Month Starts	YTD Starts	Total Starts	Lots Avail.	
1	Audra Oaks	-	-	-	-		
2	Beaver Creek Phase 1	95	-	32	32	63	
3	Bellaire Crossing Addition	27	-	-	23	4	
4	Country Club Village, All Phases	80	-	3	59	21	
5	Country Lakes North/West, All Phases	457	5	145	329	128	
6	El Paseo Addition, Phase 1	32	-	-	28	4	
7	Forest Meadow, Phase 1	-	-	-	-		
8	Glenwood Village	118	-	-	117	1	
9	Lakeview Ranch, Phase 1	155	-	1	150	5	
10	Meadows Hickory Creek, All Phases	150	-	-	148	2	
11	Northpointe Addition, Phase 4	77	-	28	52	25	
12	Old North Park/Addition	50	3	10	10	40	
13	Pecan at Pecan Creek	-	-	-	-		
14	Preserve at Pecan Creek, All Phases	438	2	46	293	145	
15	Robson Ranch, All Phases	1,002	10	162	766	23	
16	Ryan Meadows Phase 1	120	-	113	113	7	
17	Ryan Road Estates	8	-	-	6	2	
18	Shadow Brook Place, All Phases	48	-	-	40	8	
19	Teasley Trails, All Phases	158	14	66	142	16	
20	Thistle Hill Estates, Phase 2	-	-	-	-		
21	Villages of Carmel, All Phases	392	5	122	358	34	
22	Villas of Forest Glen	6	-	-	4	2	
23	Vista del Arroyo	100	-	4	14	86	
24	Windhaven	66	-	-	65	1	
	Windsor Oaks Addition Ph1	214	3	33	33	181	



Data: Building Inspection Division, Emily.Loiselle@cityofdenton.com

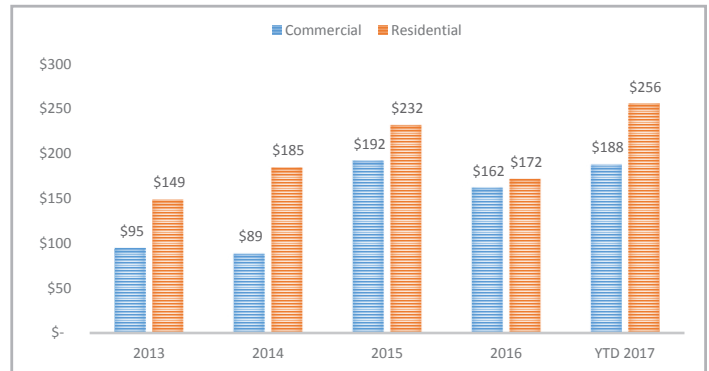
Commercial Growth

Building Permits - December 2017



Includes Multi-Family as Commercial and Duplexes as Residential
 Source: Building Inspections Department, Prepared by: Erica.Sullivan@cityofdenton.com

Valuation Trends - December 2017



*Values given in Millions
 Source: Planning & Finance Department
 Prepared by: Erica.Sullivan@cityofdenton.com

Major Commercial Permits for December 2017

Address	Project	Use	Square Feet	Value
3240 N I-35E	Cheddar's Scratch Kitchen	Restaurant	7,570	\$1,029,065
5201 N I-35E	Equipment Wash Bay - New Building	Industrial	1,735	\$117,303
1722 Cooper Creek	Truck Maintenance Facility	Professional	6,400	\$549,632
3651 N I-35E	Duluth Trading Co.	Stores and Mercantile	14,459	\$1,313,311
3601 N I-35E	Northern Tool - Shell and Tenant Interior	Stores and Mercantile	20,040	\$2,393,578
5110 Dakota	Northwest Lineman School -- Pre-Manufactured Building	Professional	1,507	\$211,372

Source: Building Inspections Division, Emily.Loiselle@cityofdenton.com

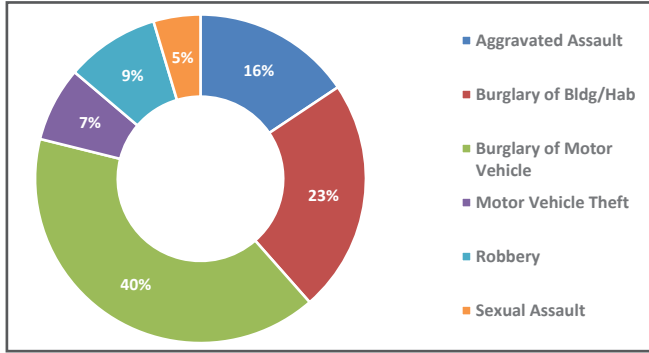
Commercial Permits

	Permits in Dec 2017	Permits in Dec 2016	Permits through Dec 2017	Permits through Dec 2016	Value in Dec 2017	Value in Dec 2016	Value YTD through Dec 2017	Value YTD through Dec 2016
Hotel	0	0	0	1	0	0	0	50,337,626
Hospital	0	0	1	1	0	0	13,723,994	1,672,417
Industrial	1	1	8	9	117,303	2,742,885	22,618,510	15,498,254
Restaurant	1	0	3	3	1,029,066	0	9,269,632	1,460,429
Office, Bank, Professional	2	0	27	23	761,004	0	28,906,497	13,121,329
Vehicle Sales Lot	0	0	0	0	0	0	0	0
Stores and Mercantile	2	0	10	3	3,706,888	0	32,692,414	2,205,735
Total New Commercial	6	1	49	40	5,614,261	2,742,885	107,211,046	84,295,790
City/County Buildings	0	0	7	7	0	0	6,713,885	1,078,514
Schools	0	0	3	0	0	0	21,283,945	0
Churches	0	0	0	0	0	0	0	0
Alterations	21	13	244	302	1,773,608	729,077	33,347,983	45,312,293
Total Commercial Permits	27	14	303	349	7,387,869	3,471,961	168,556,859	130,686,598
Total Comm & Res Permits	158	80	1,841	1,361	28,729,168	13,987,924	514,637,839	387,880,307

Source: Building Inspections Division, Emily.Loiselle@cityofdenton.com

STaND Alones

Crime Rates — December 2017



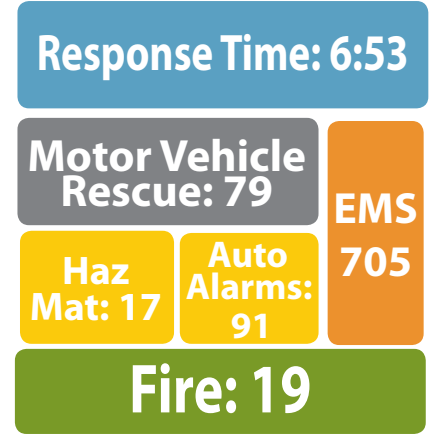
Source: Police Department, Tiffany.Weig@cityofdenton.com

December Police Activity



Source: Police Department
Tiffany.Weig@cityofdenton.com

December Fire Activity



Source: Fire Department
r.Ryan@cityofdenton.com

Sales Tax Collections Fiscal Years 2014/15 — 2017/18

Month	2014-2015	2015-2016	2016-2017	2017-2018
October	2,510,270	2,418,298	2,618,544	2,893,671
November	2,318,276	2,459,393	3,061,708	3,081,233
December	3,158,355	3,507,620	3,862,745	
January	2,261,319	2,012,242	2,547,121	
February	1,985,264	2,262,689	2,575,448	
March	2,827,995	2,983,606	3,218,490	
April	2,283,890	2,437,536	2,728,448	
May	2,230,218	2,540,010	2,860,256	
June	2,843,453	3,318,478	3,528,334	
July	2,458,493	2,460,412	2,929,546	
August	2,796,561	2,997,482	3,131,423	
September	2,927,872	3,226,533	3,779,077	
TOTAL	30,601,966	32,624,299	36,841,140	5,974,904

Prepared By: City of Denton Finance Department, 09/17

Source: Texas Comptroller,
City Finance Department

Real and Personal Property Tax Rates

Tax Per \$100 Valuation	
City of Denton	\$0.683340
Denton County	\$0.248409
Denton Independent School District	\$1.540000
Total	\$2.471749

Source: Denton Central Appraisal District, Erica.Sullivan@cityofdenton.com

Sales Tax Rates

Sales/Use Tax Rates	
State of Texas	6.25%
Local (DCTA & City)	2.00%
<i>Denton County Transportation Authority (DCTA)</i>	.5%
<i>City of Denton</i>	1.5%
Total	8.25%

Source: Denton Central Appraisal District, Erica.Sullivan@cityofdenton.com

Major Transportation Projects

Location	Limits	Proposed Date of Construction	Estimated Date of Completion	Description
FM 2499, Section 5 (TxDOT Project)	FM 2181 to State School Rd	July 2014*	2017 (ECD May 2017)	New Construction 6 lane divided roadway
US 380 (TxDOT Project)	Elm to Bonnie Brae	December 2014	Spring 2017 (ECD April 2017)	Add 2 lane on the inside median, update drainage & reconstruct pavement
Mayhill	US 380 to Colorado Blvd	July 2017	December 2019	Expand 2 lanes to 4, later to be 6 lanes divided
Bonnie Brae	I-35E to S. of Vintage Blvd.	Early 2015	Fall 2017	Expand 2 lanes to 4 lanes divided
US 380 (TxDOT Project)	I35E to West of FM 156	March 2013	Spring 2016 (ECD March 2017)	Expand 2 lanes to 4, later to be 6 lanes divided
Bonnie Brae PH 1	Roselawn to N. of Vintage	July 2017	July 2019	Expand 2 lanes to 4 lanes divided
Bonnie Brae PH 2	I35E to Roselawn	Fall 2017	Fall 2019	Expand 2 lanes to 4 lanes divided
Bonnie Brae PH 3	S. of Vintage to N. of Vintage & Vintage Blvd from US 377 to I35W	Fall 2018	Fall 2020	Expand 2 lanes to 4 lanes divided

Source: Utility, CIP Engineering, Prepared by Noreen.Housewright@cityofdenton.com *This project will be constructed in two phases. Construction within the City limits of Denton is 2nd Ph. Updated: 02/2017