



MONTGOMERY COUNTY AND THE WASHINGTON REGION: A LOOK AT ECONOMIC AND DEMOGRAPHIC CHARACTERISTICS

FEBRUARY 2006

Welcome to the third issue in a series of in-depth analyses on member jurisdictions in the Washington region. This newsletter contains economic and demographic data on Montgomery County, placed in the context of the Washington region.

Population

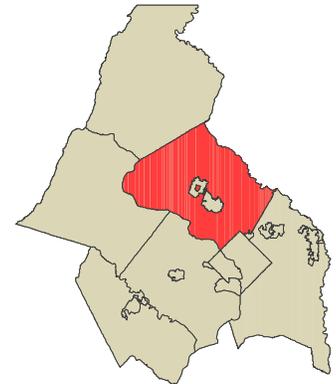
The population of Montgomery County, according to the 2000 Census, is 873,341 people. Montgomery residents constitute **19 percent** of the Washington region's 4.5 million people.

Between 2000 and 2030, Montgomery County's population is anticipated to grow by **282,500 people**, an increase of **32.3 percent**, while the region is expected to grow by more than 2 million people or 45.2 percent.

More than **25 percent** of the population in Montgomery County is under 18 years old. This percentage of children is the same as in the Washington region as a whole.

The County's more than 98,000 'seniors' age 65 and older account for **11 percent** of the population. This percentage is slightly more than the regional average of nine percent.

Sixty-five percent of Montgomery County's population is white; 15 percent is black or African-American; and 11 percent is Asian. More than 100,000 people—12 percent of Montgomery County's population—also indicated that they are Hispanic or Latino. Regionally, 56 percent of the population is white; 28 percent is black or African-American; and eight percent is Asian. One out of ten people in the Washington region is Hispanic or Latino.

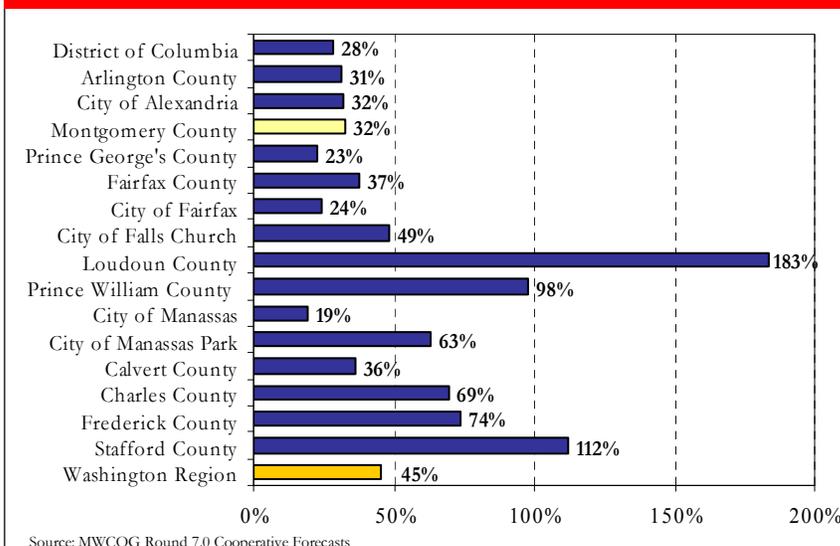


Land Area

Montgomery County covers **495 square miles** and comprises **16 percent** of the Washington region's land area. The County has a population density of more than **1,764 people** per square mile. It is more densely populated than the regional average of 1,395 people per square mile.

In Focus: Montgomery County

Percent Population Growth by Jurisdiction
Forecast 2000–2030



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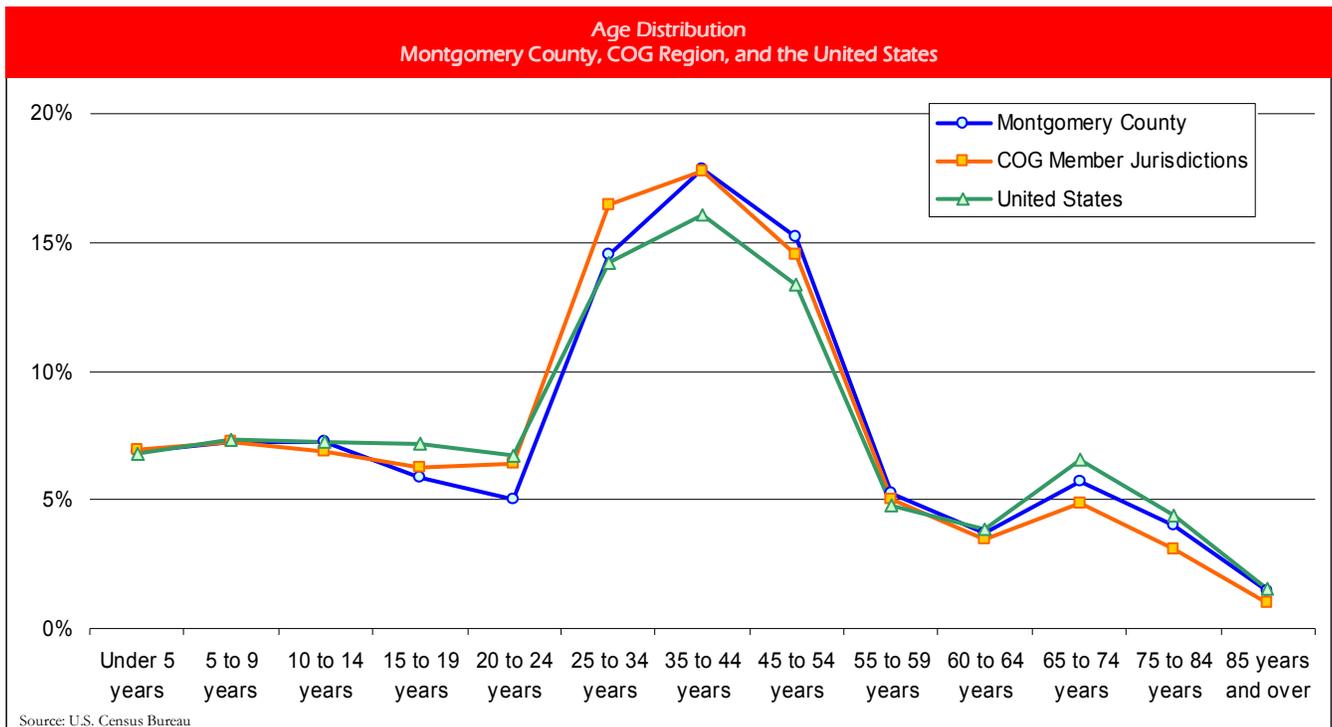
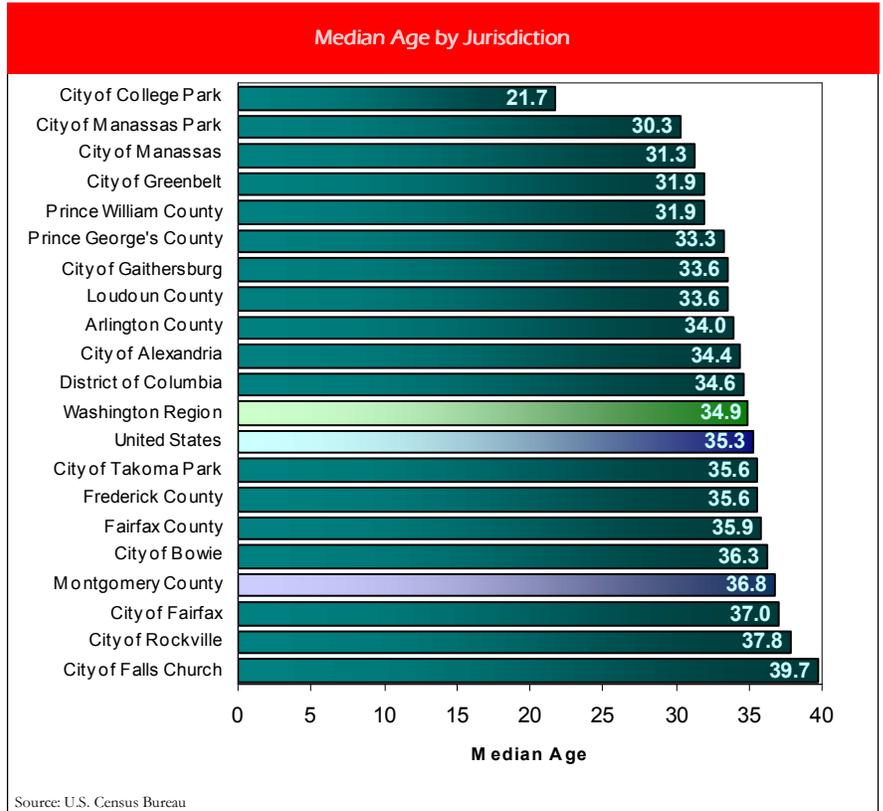
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Population (continued)

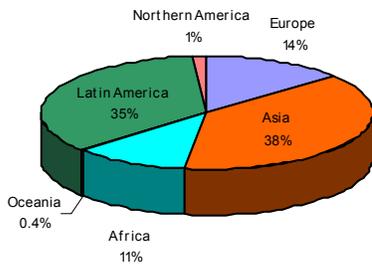
The median age of Montgomery County residents is 36.8 years, slightly older than the median age in the Washington region (34.9 years), and the United States (35.3 years.)

The age distribution of Montgomery County closely mirrors that of the Washington region. Compared to the United States, Montgomery County has a slightly lower percentage of people who are 15 to 24 years old. Montgomery County also tends to have a slightly higher proportion of people who are 35 to 54 years old when compared to the United States.

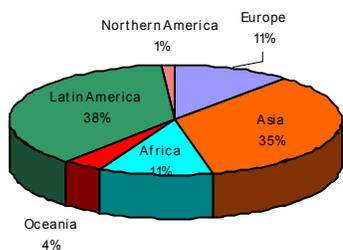




Region of Birth of Foreign Born in Montgomery County



Region of Birth of Foreign Born in the Washington Region



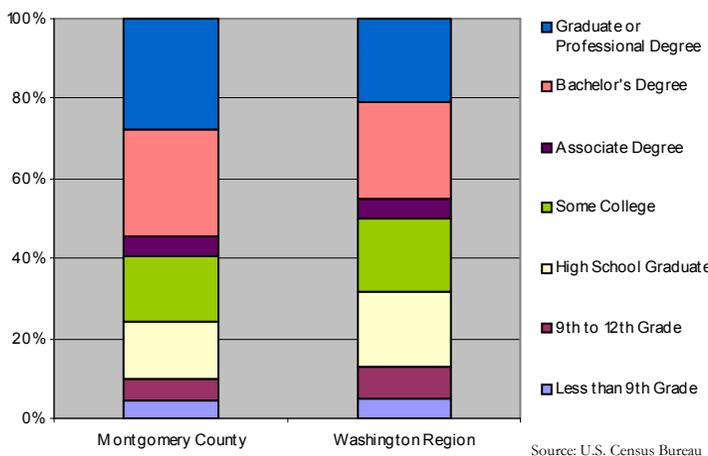
Note: Oceania refers to Australia, New Zealand, and the islands of the Pacific Ocean
Source: U.S. Census Bureau

Foreign Born

Montgomery County has a higher percentage of foreign born residents compared to other jurisdictions in the Washington region. **Twenty-seven percent** of the County's population was born in another country, compared to the regional average of 19 percent. Of the foreign born, **38 percent** originate from Asia and 35 percent from Latin America.

A variety of foreign languages are spoken by Montgomery County residents—**32 percent** of the population speaks a language other than English at home. Twelve percent of Montgomery County residents speak Spanish, nine percent speak another Indo-European language, and eight percent speak an Asian or Pacific Island language.

Educational Attainment



Education

More than **240,000 people** in Montgomery County (**27 percent** of the population) are enrolled in school. Seventy-six percent of these enrollees are school age children, and 24 percent are college or graduate students.

Montgomery County ranks fourth in the region with the number of residents who have a bachelor's degree or higher (55 percent compared to 45 percent in the Washington region.) **Twenty-eight percent** of Montgomery County residents over age 25 have a graduate or professional degree, compared with 21 percent of the region's population.

Marital Status

Montgomery County residents have a higher rate of marriage— **58 percent** of the population 15 years and older— compared to 52 percent of the region's population.

Residence

Montgomery County residents move or relocate at a rate slightly less than the regional average. **Forty percent** of Montgomery County residents moved between 1995 and 2000, compared with 44 percent of the region's population.



Employment

Between 2000 and 2030, Montgomery County is projected to add nearly **196,000 jobs**, or an increase of more than **41 percent**. During the same period, the region is expected to add nearly 1.4 million jobs or an increase of approximately 49 percent.

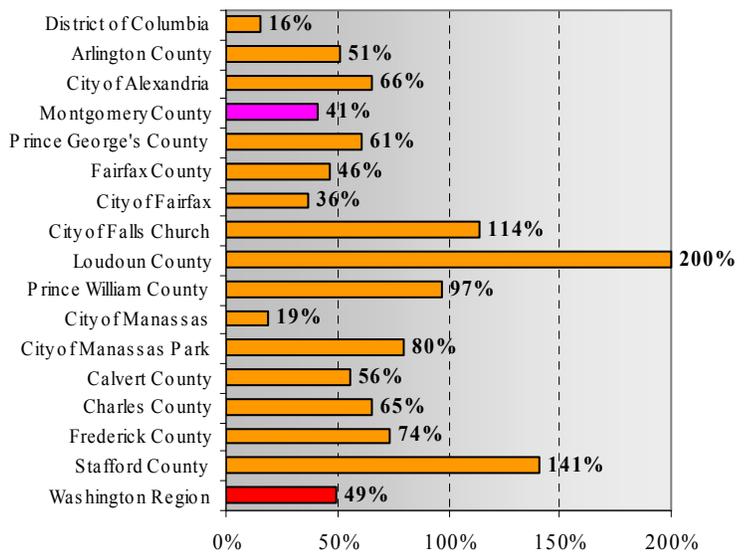
Income

Montgomery County had the fourth-highest per capita income in the region at **\$52,854** in 2003. The per capita income for the Washington region was \$44,757.

Unemployment Rate

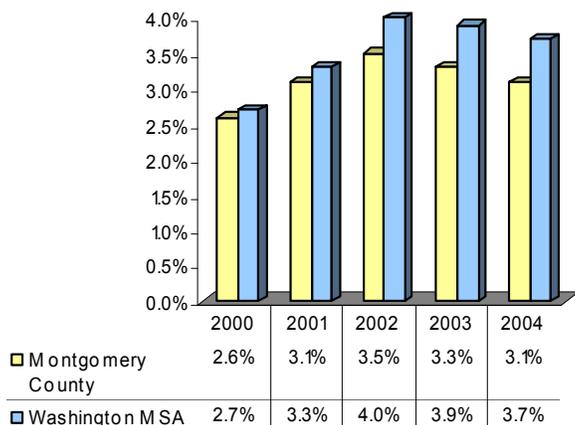
Over the last five years, Montgomery County has enjoyed an unemployment rate lower than the regional average. In 2004, Montgomery County had an unemployment rate of **3.1 percent**, while the regional unemployment rate was 3.7 percent.

Percent Employment Growth by Jurisdiction
Forecast 2000–2030



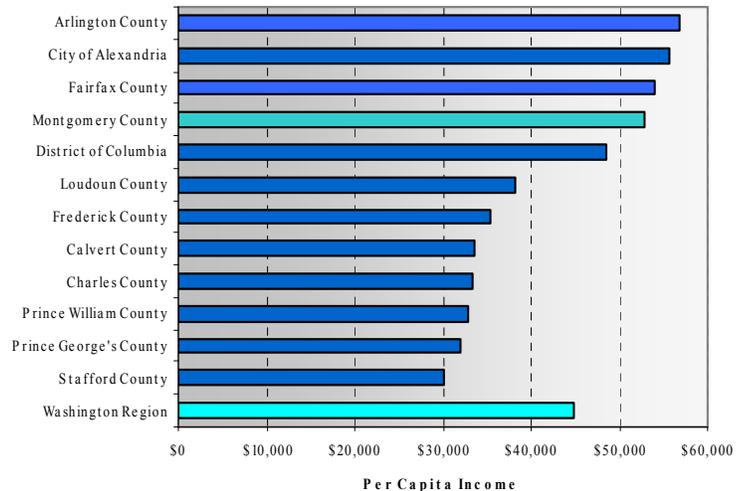
Source: MWCOG Round 7.0 Cooperative Forecasts

Unemployment Rate 2000 - 2004



Source: U.S. Department of Labor, Bureau of Labor Statistics

Annual Per Capita Income by Jurisdiction, 2003



Source: U.S. Department of Commerce, Bureau of Economic Analysis, Regional Economic Information System

Construction

More than **29.4 million square feet** of commercial development was constructed in Montgomery County over the last five years—this represents 17 percent of all commercial development in the Washington region.

Federal Spending

In Fiscal Year 2003, Montgomery County received more than **\$3.6 billion** in salaries and wages from the federal government. This figure represents approximately 13 percent of the region's federal salaries and wages. Montgomery County was home to more than **\$5.7 billion** in federal procurement, capturing 13 percent of the region's federal contract awards.



Home Sales

The number of homes sold in Montgomery County increased **20 percent** between 2000 and 2004, compared with the regional average of 42 percent. A total of **80,585 homes** were sold in Montgomery County during that time period, which is approximately 17 percent of the total home sales in the region.

Housing

Montgomery County tends to have a slightly higher percentage of owner-occupied housing than the Washington region. More than 223,000, or **69 percent**, of Montgomery County's housing units are owner-occupied, compared with 63 percent of the Washington region's housing units.

Montgomery County residents pay a higher median gross rent than the regional median. In 2000, the median gross rent in Montgomery County was **\$914 a month**, \$93 higher than the regional median gross rent of \$821 per month.

The average household size in Montgomery County is slightly larger than the regional average of 2.59 people per household. At **2.66 people per household**, Montgomery has the seventh largest household size in the Washington region.

Commuting

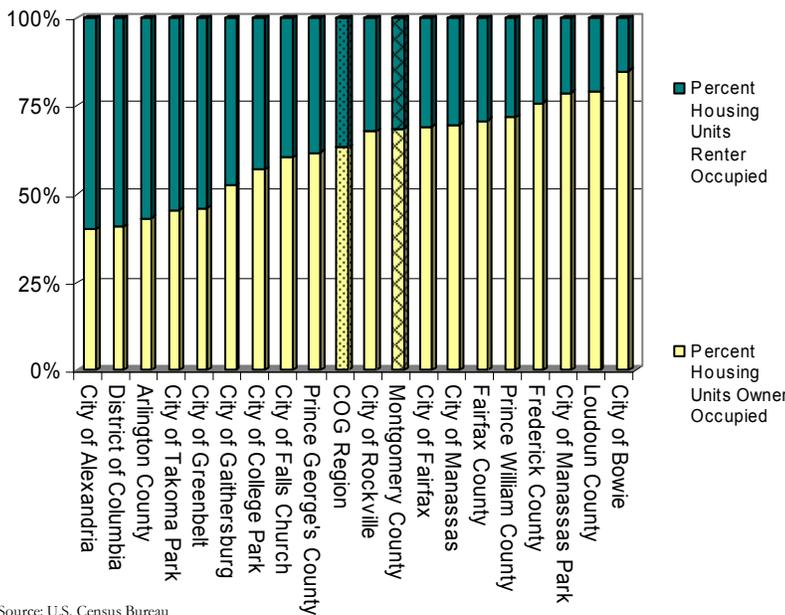
Sixty-nine percent of Montgomery County resident workers commute to work by driving alone, compared with 68 percent of the Washington region's workers. **Thirteen percent** of Montgomery County's resident workers use public transportation, compared with 11 percent of the Washington region's workers. **Eleven percent** of resident workers of Montgomery County use carpooling as a means of transportation to their jobs, compared with 13 percent of the region's workers.

Sixty-eight percent of Montgomery County residents commute to work in less than 45 minutes. In comparison, 72 percent of the region's workers have a travel time of less than 45 minutes.

Vehicle Ownership

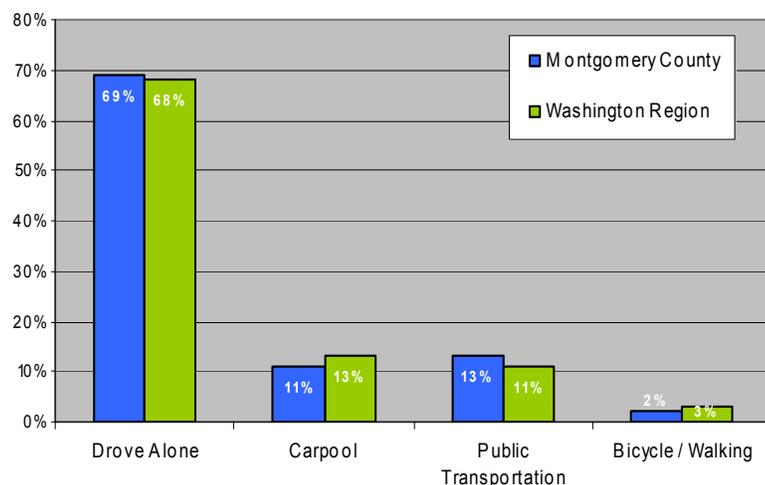
Of the 324,565 occupied housing units in Montgomery County, **seven percent** (24,313 housing units) do not have vehicles. For renter-occupied housing units, approximately **18 percent** do not have vehicles. Eleven percent of the region's occupied housing units and 23 percent of the renter-occupied units do not have vehicles.

Owner-Occupied and Renter-Occupied Housing Units



Source: U.S. Census Bureau

Means of Transportation

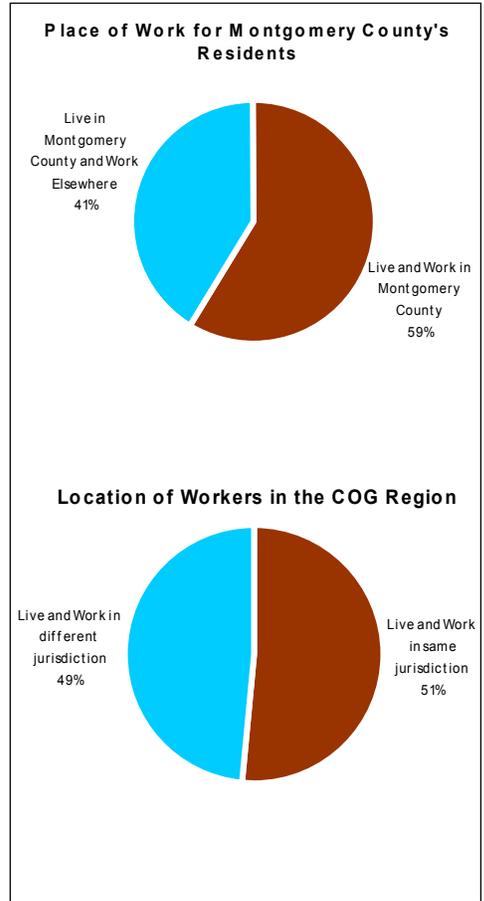


Source: U.S. Census Bureau



Commuting Patterns

Of the **420,875** workers employed in Montgomery County, 63 percent (267,128 workers) live in Montgomery County. There are **455,331** resident workers in Montgomery County. The majority of Montgomery County's resident workers (59 percent) work in the County. The largest percentage of residents who commute to jobs located outside the County, work in the District of Columbia (22 percent) and Prince George's County (six percent).



Place of Residence for Montgomery County's Workforce			Place of Work for Montgomery County's Residents				
COG Region	Montgomery County	267,128	COG Region	Montgomery County	267,128		
	Prince George's County	40,240		District of Columbia	99,672		
	Frederick County	22,867		Prince George's County	26,825		
	District of Columbia	19,509		Fairfax County	22,148		
	Fairfax County	16,943		Arlington County	10,063		
	Arlington County	4,618		Frederick County	4,104		
	Loudoun County	2,770		City of Alexandria	2,685		
	City of Alexandria	2,484		Loudoun County	1,732		
	Prince William	1,867		City of Fairfax	1,034		
	City of Fairfax	338		Prince William County	671		
	City of Manassas	194		City of Falls Church	380		
	City of Falls Church	186		City of Manassas	147		
	City of Manassas Park	94		City of Manassas Park	20		
	Outside COG Region	Stafford County		357	Outside COG Region	Stafford County	206
Fauquier County		273	Spotsylvania/Fredericksburg	154			
Spotsylvania/Fredericksburg		225	Warren County	75			
Warren County		134	Fauquier County	74			
Culpeper County		69	King George County	16			
King George County		54	Culpeper County	13			
Clarke County		39	Clarke County	0			
Other Virginia Jurisdictions		922	Other Virginia Jurisdictions	300			
Other		Baltimore PMSA	28,595	Other		Baltimore PMSA	13,590
		Charles County	1,351			Charles County	472
	Calvert County	876	Calvert County		183		
	Other Maryland Jurisdictions	3,007	Other Maryland Jurisdictions		531		
	Pennsylvania	1,293	Pennsylvania		336		
	West Virginia	2,095	West Virginia		71		
Elsewhere	2,347	Elsewhere	2,701				
Total Jobs		420,875	Total Resident Workers		455,331		
Live and Work in Montgomery County		267,128	Live and Work in Montgomery County		267,128		
Work in Montgomery County and Live Elsewhere		153,747	Live in Montgomery County and Work Elsewhere		188,203		
Total Jobs		420,875	Total Resident Workers		455,331		

Source: U.S. Census Bureau

Source: U.S. Census Bureau

