

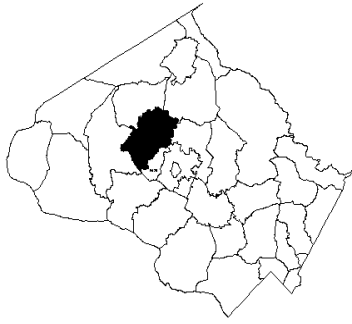
Planning Area 19		SINGLE-FAMILY DETACHED	TOWN- HOUSE	GARDEN APT.	HIGH- RISE	ALL TYPES
Est. Land Area in Sq. Mi. = 16.7						
P O P U L A T I O N	Household Population	15,330	30,095	12,460		57,885
	% Female	50.2%	51.7%	52.5%		51.5%
	Age Distribution:					
	% 0-4 Years Old	9.0%	12.9%	6.7%		10.5%
	% 5-17 Years Old	27.1%	19.7%	11.7%		19.9%
	% 18-29 Years Old	8.2%	14.3%	31.5%		16.3%
	% 30-44 Years Old	32.5%	38.2%	30.8%		35.1%
	% 45-64 Years Old	20.7%	12.2%	17.2%		15.5%
	% 65-74 Years Old	1.6%	2.2%	1.4%		1.9%
	% Over 74 Years Old	1.9%	0.5%	0.8%		0.7%
	Average Age	29.7	27.9	31.3		29.1
	Race:					
	% White	78.6%	71.7%	78.1%		74.9%
	% Black	8.3%	13.8%	11.1%		11.8%
	% Asian or Pacific Islander	11.0%	10.1%	8.0%		9.9%
	% Other	2.0%	4.3%	2.8%		3.4%
	% Hispanic Origin¹	4.8%	11.6%	9.3%		9.3%
	Educational Attainment:					
	Persons 25 Years and Older	8,965	18,790	8,825		36,580
	% Less than High School Diploma	6.2%	7.8%	6.1%		7.0%
	% High School Graduate	31.3%	32.3%	36.6%		32.9%
	% Associate or Trade School	8.4%	6.9%	8.8%		7.7%
	% Bachelor's Degree	33.4%	34.2%	28.8%		32.9%
	% Grad, Professional or Doctoral	20.7%	18.7%	19.8%		19.5%
L A B O R F O R C E	Number of Employed Residents²	8,875	18,250	9,345		36,470
	% Females Who Are Employed²	75.2%	84.0%	88.9%		82.8%
	Women with Children Under Age 6	1,175	3,580	990		5,745
	% Employed ²	56.3%	76.4%	81.6%		73.0%
	Employer:					
	% Private for Profit	57.3%	61.4%	60.3%		60.1%
	% Private not for Profit	7.9%	9.9%	8.3%		9.0%
	% Self-Employed	12.1%	5.9%	4.6%		7.2%
	% Government	22.8%	22.8%	26.9%		23.7%
	Work Location:					
	% In the County	73.5%	70.9%	86.1%		75.1%
	% Inside the Beltway	8.3%	11.0%	18.5%		12.0%
	% Outside the Beltway	65.2%	59.9%	67.6%		63.1%
	% Elsewhere in Maryland	4.6%	5.7%	3.2%		4.8%
	% to Washington, D.C.	13.5%	12.7%	4.7%		11.0%
	% to Virginia	8.0%	8.4%	5.7%		7.7%
	Work Trip:					
	% Driving	86.0%	88.6%	90.0%		88.3%
	% Alone	78.6%	80.0%	79.6%		79.5%
	% Carpool	7.4%	8.7%	10.4%		8.8%
	% Public Transit or Rail	9.6%	7.6%	7.1%		8.0%
	% Walk/Bicycle/Other	0.3%	1.1%	2.9%		1.3%
	% Working at Home	4.2%	2.6%			2.4%
	Access to Metrorail:					
	% Car	72.3%	93.5%	*		80.4%
	% Ride-On/Metrobus	27.7%	6.5%	*		18.2%
	% Walk/Bicycle			*		*

* Insufficient data for reliable estimates.

¹ Those of Hispanic origin may be of any race.

² Ages 16 and older and employed full- or part-time.

Source: 1997 Census Update Survey; Montgomery County Planning Dept, Research and Technology Center, October 1999.



Germantown (cont.)

		SINGLE- FAMILY DETACHED	TOWN- HOUSE	GARDEN APT.	HIGH- RISE	ALL TYPES
H O U S I N G	Households by Structure Type	4,490	10,095	6,495		21,080
	% Total Households by Structure Type	21.3%	47.9%	30.8%		100.0%
	Average Household Size	3.41	2.98	1.92		2.75
	Tenure:					
	% Rental	6.3%	17.1%	58.5%		27.5%
	Average Monthly Costs:					
	Homeowners	\$1,449	\$1,023	\$799		\$1,113
	Renters	*	\$901	\$707		\$776
	% in Same Home 5 Years Ago	54.2%	41.4%	29.5%		40.5%
	Median Years in Same Home	6	4	2		4
	Average Age of Household Head	43.9	40.3	38.2		40.4
	% Households with Foreign Born Head or Spouse	24.8%	25.8%	18.3%		23.3%
	Households by Type:					
	% Family Households	95.5%	83.2%	56.0%		77.5%
	% Married-Couple	87.1%	72.1%	44.7%		66.9%
	% Single-Parent	7.3%	10.2%	10.1%		9.6%
	% Nonfamily Households	4.5%	16.8%	44.0%		22.5%
	% Householder Living Alone	3.9%	14.3%	39.1%		19.7%
	Persons in Households:					
	% 1 Person	3.9%	14.3%	39.1%		19.7%
	% 2 Persons	24.8%	27.1%	38.9%		30.2%
	% 3 Persons	26.0%	21.4%	16.4%		20.8%
	% 4 Persons	25.2%	24.4%	2.9%		17.9%
	% 5+ Persons	20.2%	12.9%	2.7%		11.3%
	Average Number of Cars	2.3	1.9	1.4		1.9
	% of Households with Computers	87.7%	72.9%	57.6%		72.0%
	% with Internet Connection	70.7%	66.2%	50.2%		63.9%
I N C O M E	1996 Household Income Distribution:					
	% Under \$15,000	0.6%	1.5%	5.5%		2.4%
	% \$15,000 to \$29,999	1.6%	5.9%	20.9%		9.2%
	% \$30,000 to \$49,999	5.8%	24.7%	38.0%		24.3%
	% \$50,000 to \$69,999	22.1%	30.9%	24.7%		27.2%
	% \$70,000 to \$99,999	29.5%	24.4%	8.1%		20.9%
	% \$100,000+	40.4%	12.6%	2.8%		16.0%
	1996 Median Household Income	\$90,210	\$61,625	\$42,110		\$60,080
	% of Households Spending More Than 25% of Income on Housing Costs:					
	% Homeowners	22.4%	30.1%	28.6%		27.6%
	% Renters	*	26.7%	35.9%		32.1%

* Insufficient data for reliable estimates.