

Community Data Snapshot | Lake Forest

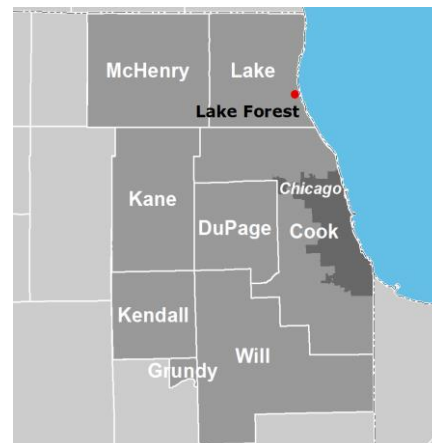
GENERAL POPULATION CHARACTERISTICS, 2015

	Community	Lake County**	CMAP Region
Total Population	18,951	702,898	8,505,977
Total Households	6,673	242,426	3,067,594
Average Household Size	2.7	2.8	2.7
Population Change, 2000-10	-3.4%	9.2%	3.5%
Median Age*	47.0	37.6	36.5

Source: 2000 and 2010 Census, 2015 American Community Survey five-year estimates.

*Note that all Regional Medians were calculated based on Grouped Frequency Distributions.

**For municipalities located in more than one county, data provided is for the county containing the largest portion of the municipality.



RACE AND ETHNICITY, 2015

	Community		Lake County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
White	17,090	90.2	448,118	63.8	4,437,089	52.2
Hispanic or Latino*	509	2.7	145,475	20.7	1,902,685	22.4
Black	212	1.1	47,253	6.7	1,443,074	17.0
Asian	844	4.5	47,137	6.7	564,622	6.6
Other	296	1.6	14,915	2.1	158,507	1.9

Source: 2015 American Community Survey, five-year estimates.

Universe: Total population.

*Includes Hispanic or Latino residents of any race

AGE COHORTS, 2015

	Community		Lake County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
19 and under	5,253	27.7	204,679	29.1	2,271,714	26.7
20 to 34	1,923	10.1	124,273	17.7	1,810,122	21.3
35 to 49	3,145	16.6	146,829	20.9	1,757,378	20.7
50 to 64	5,099	26.9	144,740	20.6	1,623,940	19.1
65 to 79	2,586	13.6	60,796	8.6	763,055	9.0
80 and Older	945	5.0	21,581	3.1	279,768	3.3

Source: 2015 American Community Survey five-year estimates.

Universe: Total population.

HOUSEHOLD INCOME, 2015

	Community		Lake County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Less than \$25,000	594	8.9	33,790	13.9	611,519	19.9
\$25,000 to \$49,999	509	7.6	43,385	17.9	628,579	20.5
\$50,000 to \$74,999	527	7.9	39,891	16.5	525,203	17.1
\$75,000 to \$99,999	625	9.4	30,291	12.5	390,982	12.7
\$100,000 to \$149,999	933	14.0	41,436	17.1	469,634	15.3
\$150,000 and Over	3,485	52.2	53,633	22.1	441,677	14.4
Median Income	\$155,792		\$78,026		\$63,441	

Source: 2015 American Community Survey five-year estimates.

Universe: Total households.

EDUCATIONAL ATTAINMENT, 2015

	Community		Lake County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
High School Diploma or Higher	12,323	98.0	403,931	89.4	4,930,208	87.0
Bachelor's Degree or Higher	9,545	75.9	195,118	43.2	2,095,647	37.0

Source: 2015 American Community Survey five-year estimates.

Universe: Population 25 and older.

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HOUSING AND TENURE, 2015

	Community		Lake County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Occupied Housing Units	6,673	91.2	242,426	92.8	3,067,594	90.9
Owner-Occupied	5,783	86.7	179,785	74.2	1,964,992	64.1
Renter-Occupied	890	13.3	62,641	25.8	1,102,602	35.9
Vacant Housing Units	642	8.8	18,803	7.2	307,518	9.1

Source: 2015 American Community Survey five-year estimates. Universe: Total housing units.

HOUSING TYPE, 2015

	Community		Lake County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Single Family, Detached	5,925	81.3	175,280	68.3	1,687,381	50.4
Single Family, Attached	442	6.1	30,293	11.8	255,569	7.6
2 Units	112	1.5	6,682	2.6	237,396	7.1
3 or 4 Units	52	0.7	7,369	2.9	281,795	8.4
5 or more Units	756	10.4	37,028	14.4	886,515	26.5

Source: 2015 American Community Survey five-year estimates. Universe: Total housing units excluding mobile, boat, RV, van, etc.

HOUSING SIZE, 2015

	Community		Lake County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
0 to 1 Bedrooms	316	4.3	23,566	9.0	546,567	16.2
2 Bedrooms	914	12.5	62,203	23.8	968,317	28.7
3 Bedrooms	1,728	23.6	89,863	34.4	1,132,344	33.5
4 Bedrooms	2,582	35.3	68,049	26.0	573,487	17.0
5+ Bedrooms	1,775	24.3	17,548	6.7	154,397	4.6
Median Number of Rooms*	9.0		6.3		6.0	

Source: 2015 American Community Survey five-year estimates. Universe: Total housing units. *Includes all rooms.

HOUSING AGE, 2015

	Community		Lake County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Built 2000 or Later	768	10.5	40,820	15.6	415,030	12.3
Built 1970 to 1999	3,199	43.7	133,391	51.1	1,134,825	33.6
Built 1940 to 1969	2,047	28.0	64,490	24.7	1,049,851	31.1
Built Before 1940	1,301	17.8	22,528	8.6	775,406	23.0
Median Year Built	1973		1980		1967	

Source: 2015 American Community Survey five-year estimates. Universe: Total housing units.

HOUSING & TRANSPORTATION (H+T)* COSTS, PERCENT OF INCOME PER HOUSEHOLD

	Median-Income Family	Low-Income Single-Parent Family	Moderate-Income Retired Couple	Moderate-Income Family
Housing Costs	43.9	85.7	54.8	54.4
Transportation Costs	23.6	34.1	14.5	23.0
H + T Costs	67.4	119.7	69.3	77.4

Source: Location Affordability Index, U.S. Dept. of Transportation and U.S. Dept. of Housing and Urban Development

*The purpose of the H+T Index is to isolate the effect of location on housing and transportation costs, grouped by common demographic characteristics that form four distinct household types. The values above represent the percent of household income that an average household within each of these types in the region would spend on housing and transportation if they lived in this county. The standard threshold of affordability is equal to 30 percent for housing costs and 45 percent for housing and transportation costs combined. For more information, visit www.locationaffordability.info/About_Data.aspx.

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EMPLOYMENT STATUS, 2015

	Community		Lake County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
In Labor Force	8,371	55.7	378,547	69.6	4,530,902	67.6
Employed*	7,880	94.1	338,959	89.5	4,089,665	90.3
Unemployed	491	5.9	29,217	7.7	428,995	9.5
Not In Labor Force	6,645	44.3	165,050	30.4	2,168,191	32.4

Source: 2015 American Community Survey five-year estimates.

Universe: Population aged 16 and over.

*Does not include employed population in the Armed Forces.

PRIVATE SECTOR EMPLOYMENT, 2015*

	Community		Lake County		Six-County Region**	
	Count	Percent	Count	Percent	Count	Percent
Private Employment	14,902	N/A	280,011	N/A	3,433,003	N/A
Job Change (2005-15)	-876	-5.6	3,899	1.4	99,623	3.0
Private Sector Jobs per HH	2.23		1.16		1.13	

Source: Illinois Department of Employment Security (IDES).

*Figures exclude employees not covered by unemployment insurance.

**Kendall County is not included in IDES data.

EMPLOYMENT OF COMMUNITY RESIDENTS, 2014

EMPLOYMENT IN THE COMMUNITY, 2014

<i>By Industry Sector</i>	Count	Percent	<i>By Industry Sector</i>	Count	Percent
Professional	867	12.2	Health Care	1,963	16.4
Health Care	737	10.4	Manufacturing	1,864	15.6
Manufacturing	699	9.8	Education	1,672	14.0
Retail Trade	696	9.8	Finance	1,323	11.1
Education	690	9.7	Arts and Entertainment	979	8.2

By Employment Location

By Residence Location

Chicago	1,660	23.3	Chicago	1,150	9.6
Lake Forest	698	9.8	Lake Forest	698	5.8
Northbrook	202	2.8	Waukegan	569	4.8
Highland Park	194	2.7	Gurnee	394	3.3
Evanston	191	2.7	Libertyville	268	2.2

Source: U.S. Census Bureau, Longitudinal-Employer Household Dynamics Program.

MODE OF TRAVEL TO WORK, 2015

	Community		Lake County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
<i>Work at Home*</i>	903	N/A	21,060	N/A	183,368	N/A
Drive Alone	5,188	75.9	265,787	82.3	2,783,650	72.6
Carpool	377	5.5	27,084	8.4	333,064	8.7
Transit	782	11.4	14,760	4.6	515,377	13.4
Walk or Bike	392	5.7	11,194	3.5	160,132	4.2
Other	98	1.4	4,076	1.3	43,951	1.1
TOTAL COMMUTERS	6,837	100.0	322,901	100.0	3,836,174	100.0

Source: 2015 American Community Survey five-year estimates.

*Not included in "total commuters."

ANNUAL VEHICLE MILES TRAVELED (VMT) PER HOUSEHOLD, 2015*

	Community	Lake County	CMAP Region
Average Vehicle Miles Traveled	23,327	23,215	16,723

Source: CMAP analysis of US Census Bureau, HERE, Illinois Environmental Protection Agency and Illinois Secretary of State data.

*Estimates are made from input data from 2013-2016.

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GENERAL MERCHANDISE RETAIL SALES, 2016

	Community	Lake County	CMAP Region
Total Retail Sales*	\$199,649,869	\$12,427,831,006	\$125,192,928,993
Total Sales per Capita**	\$10,535	\$17,681	\$14,718

Source: Illinois Department of Revenue.

*Does not include qualifying food, drugs, and medical appliances.

**Per capita calculations based on population from 2015 ACS 5-year estimates.

EQUALIZED ASSESSED VALUE, 2015

		OPEN SPACE AND WALK SCORE	
Residential	\$2,105,361,682	<i>Open Space Acreage per 1,000 Residents</i>	
Commercial	\$196,233,065	Community	102.4
Industrial	\$46,548	Lake County	80.2
Railroad	\$2,213,824	Region	39.8
Farm	\$4,080,940	Walk Score*	20
Mineral	\$0		
TOTAL	\$2,307,936,059		

Source: Illinois Department of Revenue.

Source: CMAP calculations of 2013 Land Use Inventory; walkscore.com.

*Walk Score is a number between 0 and 100 that measures the average walkability of a municipality.

GENERAL LAND USE, 2013

	Acres	Percent
Single-Family Residential	5,637.5	51.0
Multi-Family Residential	111.0	1.0
Commercial	325.3	2.9
Industrial	0.6	0.0
Institutional	756.9	6.9
Mixed Use	0.6	0.0
Transportation and Other	1,559.7	14.1
Agricultural	123.0	1.1
Open Space	1,940.9	17.6
Vacant	591.2	5.4
TOTAL	11,046.6	100.0

Source: Chicago Metropolitan Agency for Planning Parcel-Based Land Use Inventory.

For More Information

Please direct inquiries to Jon Hallas, 312-386-8764 or JHallas@cmap.illinois.gov. To access other Community Data Snapshots for municipalities and counties in the Chicago Metropolitan Agency for Planning's seven-county northeastern Illinois region, visit www.cmap.illinois.gov/data/metropulse/.



Chicago Metropolitan
Agency for Planning

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