

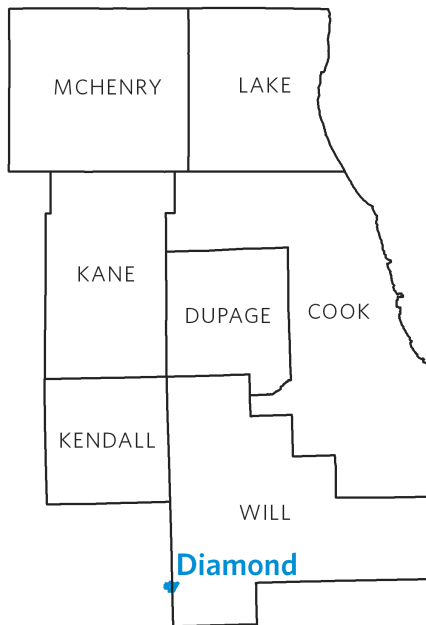


Diamond

Community Data Snapshot

Municipality Series

August 2024 Release



About the Community Data Snapshots

The Community Data Snapshots is a series of data profiles for every county, municipality, and Chicago Community Area (CCA) within the [Chicago Metropolitan Agency for Planning \(CMAP\)](#) seven-county northeastern Illinois region. The snapshots primarily feature data from the [American Community Survey \(ACS\) five-year estimates](#). All data sources are noted beneath each table.

CMAP publishes updated Community Data Snapshots annually, usually in July. The latest version can always be found on the CMAP website at cmap.illinois.gov/data/community-snapshots. Current and historical snapshot data is available in table format at the [CMAP Data Hub](#). Please direct any questions to info@cmap.illinois.gov.

To improve the Community Data Snapshots in the future, CMAP wants to hear from you! **Please take a quick survey** to describe how you use this data and what you would like to see in next year's snapshots.

User Notes

Definitions

For data derived from the ACS, the Community Data Snapshots uses terminology based on the [ACS subject definitions](#).

Margins of Error

The ACS is a sample-based data product. Exercise caution when using data from low-population communities, as the margins of error are often large compared to the estimates. For more details, please refer to the [ACS sample size and data quality methodology](#).

Regional Values

Regional values are estimated by aggregating ACS data for the seven counties that compose the CMAP region. These counties are Cook, DuPage, Kane, Kendall, Lake, McHenry, and Will.

Median Values

The Census Bureau encourages users to aggregate small levels of geographies into larger areas to estimate median values for those areas. Median values for the aggregated geographies (CCAs and the CMAP region) are estimated from the [grouped frequency distributions](#) reported in the ACS.

Municipalities Located in Multiple Counties

County data is presented for the CMAP county containing the largest portion of the municipality's population, as of the 2020 decennial census.

Municipalities That Extend Beyond the CMAP Region

Values derived from CMAP analyses are generally restricted to geographies that fall within the CMAP regional boundaries. Specifically, values in the General Land Use, Equalized Assessed Value, and Water Supply tables only represent the portion of each municipality that falls within the seven-county CMAP region. **This snapshot is for Diamond, which extends beyond the CMAP region.**

Comparing ACS Data Across Past Community Data Snapshots

When using multiple releases of the CDS, please take care not to compare overlapping ACS 5-year estimates. The Census Bureau provides [specific guidance](#) for when it is appropriate to compare ACS data across time. Please contact CMAP staff at info@cmap.illinois.gov if you have additional questions.

Population and Households

The population and household tables include general demographic, social, and economic characteristics summarized for Diamond.

General Population Characteristics, 2022

	Diamond	Will County	CMAP Region
Total Population	2,861	696,774	8,527,041
Total Households	1,162	239,064	3,250,640
Average Household Size	2.5	2.9	2.6
Percent Population Change, 2000-10	81.4	34.9	3.5
Percent Population Change, 2010-22	13.2	2.8	1.1
Percent Population Change, 2000-22	105.4	38.7	4.7

Source: 2000 and 2010 Census, 2018-2022 American Community Survey five-year estimates.

Race and Ethnicity, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
White (Non-Hispanic)	2,621	91.6	424,563	60.9	4,211,527	49.4
Hispanic or Latino (of Any Race)	213	7.4	129,687	18.6	2,023,572	23.7
Black (Non-Hispanic)	0	0.0	78,677	11.3	1,380,647	16.2
Asian (Non-Hispanic)	0	0.0	40,631	5.8	648,059	7.6
Other/Multiple Races (Non-Hispanic)	27	0.9	23,216	3.3	263,236	3.1

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Total population

Age Cohorts, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Under 5	204	7.1	38,614	5.5	484,947	5.7
5 to 19	642	22.4	148,599	21.3	1,634,226	19.2
20 to 34	496	17.3	128,297	18.4	1,773,356	20.8
35 to 49	599	20.9	144,598	20.8	1,709,186	20.0
50 to 64	629	22.0	140,965	20.2	1,638,073	19.2
65 to 74	97	3.4	58,417	8.4	760,750	8.9
75 to 84	121	4.2	27,152	3.9	367,111	4.3
85 and Over	73	2.6	10,132	1.5	159,392	1.9
Median Age	36.4		38.7		38.1	

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Total population

Educational Attainment*, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Less than High School Diploma	131	7.2	38,972	8.4	618,095	10.6
High School Diploma or Equivalent	781	42.9	119,309	25.7	1,295,874	22.1
Some College, No Degree	387	21.3	98,136	21.2	1,073,120	18.3
Associate's Degree	275	15.1	40,121	8.6	420,974	7.2
Bachelor's Degree	134	7.4	105,392	22.7	1,451,809	24.8
Graduate or Professional Degree	111	6.1	61,973	13.4	997,294	17.0

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Population 25 years and older

*Highest degree or level of school completed by an individual.

Nativity, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Native	2,849	99.6	608,299	87.3	6,893,195	80.8
Foreign Born	12	0.4	88,475	12.7	1,633,846	19.2

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Total population

Language Spoken at Home and Ability to Speak English, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
English Only	2,614	98.4	519,452	78.9	5,497,147	68.4
Spanish	25	0.9	83,516	12.7	1,487,384	18.5
Slavic Languages	0	0.0	11,681	1.8	286,442	3.6
Chinese	0	0.0	3,658	0.6	91,920	1.1
Tagalog	0	0.0	4,956	0.8	75,495	0.9
Arabic	0	0.0	3,439	0.5	61,840	0.8
Korean	0	0.0	939	0.1	36,659	0.5
Other Asian Languages	0	0.0	8,084	1.2	115,578	1.4
Other Indo-European Languages	18	0.7	19,033	2.9	332,322	4.1
Other/Unspecified Languages	0	0.0	3,402	0.5	57,307	0.7
TOTAL NON-ENGLISH	43	1.6	138,708	21.1	2,544,947	31.6
Speak English Less than "Very Well"*	0	0.0	49,846	7.6	943,698	11.7

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Population 5 years and older

*For people who speak a language other than English at home, the ACS asks whether they speak English "very well," "well," "not well," or "not at all."

Population with a Disability, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Number of People with a Disability	416	14.5	65,648	9.4	854,027	10.0
One Type of Disability Only	253	8.8	36,337	5.2	455,218	5.3
Two or More Types of Disability	163	5.7	29,311	4.2	398,809	4.7

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Total population

Disability by Type, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Hearing Difficulty	115	4.0	16,794	2.4	206,018	2.4
Vision Difficulty	58	2.0	10,875	1.6	162,914	1.9
Cognitive Difficulty	193	6.7	23,708	3.4	309,494	3.6
Ambulatory Difficulty	243	8.5	30,818	4.4	430,263	5.0
Self-Care Difficulty	122	4.3	12,658	1.8	170,477	2.0
Independent Living Difficulty^{†*}	136	6.6	23,374	4.5	323,527	4.9

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Total population

[Click here](#) to learn more about how disability is defined for this dataset.

*Universe: Total population over 18

[†]Does not include residents of nursing homes or skilled nursing facilities that provide long-term, nonacute care.

Disability by Age Cohorts, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
0-17 with a Disability	80	2.8	5,663	0.8	62,109	0.7
18-64 with a Disability	183	6.4	33,279	4.8	413,884	4.9
65-74 with a Disability	10	0.3	10,698	1.5	157,796	1.9
75 and Over with a Disability	143	5.0	16,008	2.3	220,238	2.6

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Total population

Household Size, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
1-Person Household	368	31.7	49,442	20.7	966,470	29.7
2-Person Household	238	20.5	74,113	31.0	1,001,567	30.8
3-Person Household	205	17.6	43,792	18.3	504,680	15.5
4-or-More-Person Household	351	30.2	71,717	30.0	777,923	23.9

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Occupied housing units

Household Type, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Family	728	62.7	178,878	74.8	2,069,033	63.7
Single Parent with Child	207	17.8	18,526	7.7	257,105	7.9
Non-Family	434	37.3	60,186	25.2	1,181,607	36.3

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Occupied housing units

Household Income, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Less than \$25,000	168	14.5	20,716	8.7	453,945	14.0
\$25,000 to \$49,999	260	22.4	29,772	12.5	496,759	15.3
\$50,000 to \$74,999	193	16.6	33,686	14.1	466,365	14.3
\$75,000 to \$99,999	121	10.4	31,136	13.0	407,838	12.5
\$100,000 to \$149,999	194	16.7	53,089	22.2	591,558	18.2
\$150,000 and Over	226	19.4	70,665	29.6	834,175	25.7
Median Income	\$67,167		\$103,678		\$87,766	
Per Capita Income*	\$35,291		\$44,356		\$47,125	

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Occupied housing units

*Universe: Total population

Household Computer and Internet Access, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
One or More Computing Devices	1,075	92.5	229,361	95.9	3,073,119	94.5
Smartphone(s) Only	159	13.7	14,358	6.0	250,637	7.7
No Computing Devices	87	7.5	9,703	4.1	177,521	5.5
Internet Access	999	86.0	225,096	94.2	2,998,571	92.2
Broadband Subscription	976	84.0	220,682	92.3	2,915,974	89.7
No Internet Access	163	14.0	13,968	5.8	252,069	7.8

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Occupied housing units

Housing Occupancy and Tenure, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Occupied Housing Units	1,162	99.4	239,064	95.2	3,250,640	92.8
Owner-Occupied*	894	76.9	196,571	82.2	2,097,657	64.5
Renter-Occupied*	268	23.1	42,493	17.8	1,152,983	35.5
Vacant Housing Units	7	0.6	11,965	4.8	250,388	7.2

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Housing units
*Universe: Occupied housing units

Housing Costs as a Percentage of Household Income*, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Less than \$20,000	85	7.3	12,062	5.1	291,062	9.2
Less than 20 Percent	0	0.0	188	0.1	6,388	0.2
20 to 29 Percent	2	0.2	554	0.2	18,975	0.6
30 Percent or More	83	7.2	11,320	4.8	265,699	8.4
\$20,000 to \$49,999	338	29.2	34,909	14.9	589,442	18.6
Less than 20 Percent	0	0.0	3,516	1.5	58,595	1.9
20 to 29 Percent	97	8.4	6,628	2.8	101,424	3.2
30 Percent or More	241	20.8	24,765	10.6	429,423	13.6
\$50,000 to \$74,999	193	16.7	33,508	14.3	460,764	14.6
Less than 20 Percent	53	4.6	9,812	4.2	119,205	3.8
20 to 29 Percent	103	8.9	10,196	4.3	156,453	4.9
30 Percent or More	37	3.2	13,500	5.8	185,106	5.8
\$75,000 or More	541	46.8	154,041	65.7	1,823,474	57.6
Less than 20 Percent	427	36.9	100,357	42.8	1,193,060	37.7
20 to 29 Percent	98	8.5	39,612	16.9	458,009	14.5
30 Percent or More	16	1.4	14,072	6.0	172,405	5.4

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Occupied housing units

*Excludes households with zero/negative income, and renting households paying no cash rent.

Housing & Transportation (H+T) Costs as a Percentage of Household Income*, 2015-2019

	Median-Income Family**	Moderate-Income Family***
Housing Costs	20	25
Transportation Costs	20	24
TOTAL H+T COSTS	40	48

Source: Center for Neighborhood Technology (CNT), [H+T Affordability Index](#) (2015-2019).

*The purpose of the H+T Index is to isolate the effect of location on housing and transportation costs, and is reported for different household typologies. The values above represent the percent of household income that an average household of each type spends on housing and transportation. The standard threshold of affordability is 30% for housing costs alone, and 45% for housing and transportation costs combined.

**"Median-income family" assumes a 4-person, 2-commuter household with income equal to the regional median.

***"Moderate-income family" assumes a 3-person, 1-commuter household with income equal to 80% of the regional median.

Housing Characteristics

The housing characteristics tables include housing unit estimates by housing type, size, and age summarized for Diamond.

Housing Type, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Single Family, Detached	605	51.8	187,283	74.6	1,743,736	49.8
Single Family, Attached	181	15.5	29,107	11.6	264,078	7.5
2 Units	23	2.0	5,508	2.2	235,558	6.7
3 or 4 Units	29	2.5	5,896	2.3	273,909	7.8
5 to 9 Units	45	3.8	4,899	2.0	271,861	7.8
10 to 19 Units	19	1.6	6,150	2.4	156,360	4.5
20 or More Units	7	0.6	8,718	3.5	525,369	15.0
Mobile Home/Other*	260	22.2	3,468	1.4	30,157	0.9

Source: 2018-2022 American Community Survey five-year estimates.
 **Other* includes boats, recreational vehicles (RVs), vans, etc.

Universe: Housing units

Housing Size, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
0 or 1 Bedroom	27	2.3	15,017	6.0	577,425	16.5
2 Bedrooms	433	37.0	48,442	19.3	971,590	27.8
3 Bedrooms	525	44.9	99,653	39.7	1,154,954	33.0
4 Bedrooms	183	15.7	72,483	28.9	614,790	17.6
5 or More Bedrooms	1	0.1	15,434	6.1	182,269	5.2
Median Number of Rooms*	5.4		6.5		6.0	

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Housing units

*Includes living rooms, dining rooms, kitchens, bedrooms, etc., that are separated by built-in, floor-to-ceiling walls.
 Excludes bathrooms, porches, balconies, foyers, halls, and unfinished basements.

Housing Age, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Built 2010 or Later	120	10.3	13,182	5.3	145,701	4.2
Built 1990 to 2009	499	42.7	120,526	48.0	767,059	21.9
Built 1970 to 1989	420	35.9	57,640	23.0	814,595	23.3
Built 1940 to 1969	111	9.5	41,976	16.7	1,039,675	29.7
Built Before 1940	19	1.6	17,705	7.1	733,998	21.0
Median Year Built	1992		1991		1969	

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Housing units

Transportation

The transportation tables include vehicle availability by household, mode of travel to work, and annual vehicle miles traveled for Diamond.

Vehicles Available per Household, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
No Vehicle Available	37	3.2	8,408	3.5	415,672	12.8
1 Vehicle Available	432	37.2	59,916	25.1	1,172,596	36.1
2 Vehicles Available	372	32.0	103,927	43.5	1,118,798	34.4
3 or More Vehicles Available	321	27.6	66,813	27.9	543,574	16.7

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Occupied housing units

Mode of Travel to Work, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
Work at Home*	32	2.4	40,560	11.5	598,134	14.1
Drive Alone	1,199	89.7	268,553	76.2	2,684,337	63.4
Carpool	67	5.0	25,825	7.3	324,856	7.7
Transit	0	0.0	10,034	2.8	417,505	9.9
Walk or Bike	21	1.6	2,823	0.8	146,673	3.5
Other	18	1.3	4,637	1.3	63,354	1.5
TOTAL COMMUTERS	1,305	97.6	311,872	88.5	3,636,725	85.9
Mean Commute Time (Minutes)	30.2		32.1		31.4	

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Workers 16 years and older

*Not included in total commuters or mean commute time.

Annual Vehicle Miles Traveled per Household*, 2021

	Diamond	Will County	CMAP Region
Average Vehicle Miles Traveled per Year	N/A	21,794	15,653

Source: Chicago Metropolitan Agency for Planning analysis of 2021 Illinois Environmental Protection Agency, HERE Technologies, and U.S. Census Bureau data.

*Data not available for all communities in the CMAP region.

Employment

The employment tables include general workforce characteristics for Diamond.

Employment Status, 2018-2022

	Diamond		Will County		CMAP Region	
	Count	Percent	Count	Percent	Count	Percent
In Labor Force	1,353	65.0	378,616	68.8	4,610,142	67.3
Employed ^{†*}	1,332	98.4	359,464	94.9	4,310,832	93.5
Unemployed*	16	1.2	18,958	5.0	286,166	6.2
Not in Labor Force	729	35.0	171,786	31.2	2,243,854	32.7

Source: 2018-2022 American Community Survey five-year estimates.

Universe: Population 16 years and older

[†]Does not include employed population in the Armed Forces.

*Universe: In labor force

Private Sector Employment*, 2023

	Diamond		Will County		6-County Region**	
	Count	Percent	Count	Percent	Count	Percent
Private Sector Employment	N/A	N/A	224,714	N/A	3,559,560	N/A
Job Change, 2013-23	N/A	N/A	53,361	31.1	245,298	7.4
Job Change, 2003-23	N/A	N/A	103,792	85.8	247,631	7.5
Private Sector Jobs per Household***	N/A		0.94		1.10	

Source: Illinois Department of Employment Security, Where Workers Work report (2023).

*Figures exclude employees not covered by unemployment insurance. Data not available for all communities in the CMAP region.

**Data is not available for Kendall County.

***Based on households from 2018-2022 American Community Survey five-year estimates.

Employment of Diamond Residents*, 2021

TOP INDUSTRY SECTORS	Count	Percent
1. Construction	1	20.0
2. Manufacturing	1	20.0
3. Retail Trade	1	20.0
4. Education	1	20.0
5. Health Care	1	20.0
TOP EMPLOYMENT LOCATIONS		
1. Channahon	1	20.0
2. Chicago	1	20.0
3. Lake Barrington	1	20.0
4. Joliet	1	20.0
5. N/A	N/A	N/A

Employment in Diamond*, 2021

TOP INDUSTRY SECTORS	Count	Percent
1. Public Administration	11	73.3
2. Other Service	4	26.7
3. N/A	N/A	N/A
4. N/A	N/A	N/A
5. N/A	N/A	N/A
TOP RESIDENCE LOCATIONS		
1. Chicago	2	13.3
2. Frankfort	2	13.3
3. Evergreen Park	1	6.7
4. Bolingbrook	1	6.7
5. Joliet	1	6.7

Source: U.S. Census Bureau, Longitudinal Employer-Household Dynamics program (2021).

*Excludes residents working outside of, and workers living outside of, the seven-county CMAP region.

Land Use

The land use tables include general land use composition for Diamond.

General Land Use, 2020

	Acres	Percent
Single-Family Residential	15.2	3.4
Multi-Family Residential	0.0	0.0
Commercial	19.2	4.3
Industrial	3.9	0.9
Institutional	13.8	3.1
Mixed Use	0.0	0.0
Transportation and Other	45.4	10.2
Agricultural	304.2	68.4
Open Space	25.9	5.8
Vacant	17.1	3.9
TOTAL	444.7	100.0

Source: Chicago Metropolitan Agency for Planning analysis of the 2020 [Land Use Inventory](#).

Tax Base

The tax base tables include retail sales and equalized assessed values for Diamond.

General Merchandise Retail Sales, 2023

	Diamond	Will County	CMAP Region
General Merchandise	\$35,133,354	\$12,894,932,073	\$141,284,781,583
Total Retail Sales	\$37,238,216	\$15,116,338,831	\$174,866,101,053
Total Sales per Capita*	\$13,016	\$21,695	\$20,507

Source: Illinois Department of Revenue, 2023.

*Per capita calculations based on population from 2018-2022 American Community Survey five-year estimates.

Equalized Assessed Value, 2022

Residential	\$50,307,454
Commercial	\$10,293,026
Industrial	\$0
Railroad	\$0
Farm	\$73,733
Mineral	\$0
TOTAL	\$60,674,213

Source: Illinois Department of Revenue, 2022.

Change Over Time

The time series tables include comparisons of current 2018-2022 ACS estimates to historic year estimates from the 2000 Census and 2008-2012 ACS. Historic data may not be available for municipalities that were incorporated after 2000.

Race and Ethnicity, Over Time

	2000 Percent	2008-2012 Percent	2018-2022 Percent
White (Non-Hispanic)	94.8	90.2	91.6
Hispanic or Latino (of Any Race)	3.5	3.6	7.4
Black (Non-Hispanic)	0.0	2.4	0.0
Asian (Non-Hispanic)	0.1	0.8	0.0
Other/Multiple Races (Non-Hispanic)	1.7	2.9	0.9

Source: 2000 Census; 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Total population

Age Cohorts, Over Time

	2000 Percent	2008-2012 Percent	2018-2022 Percent
19 and Under	29.9	31.5	29.6
20 to 34	20.0	20.3	17.3
35 to 49	23.5	23.6	20.9
50 to 64	16.7	16.6	22.0
65 and Over	9.9	8.0	10.2
Median Age	35.1	33.5	36.4

Source: 2000 Census; 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Total population

Educational Attainment*, Over Time

	2000 Percent	2008-2012 Percent	2018-2022 Percent
Less than High School Diploma	15.2	10.4	7.2
High School Diploma or Equivalent	44.6	38.0	42.9
Some College, No Degree	26.3	34.8	21.3
Associate's Degree	4.8	6.2	15.1
Bachelor's Degree	6.0	8.4	7.4
Graduate or Professional Degree	3.0	2.3	6.1

Source: 2000 Census; 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Population 25 years and older

*Highest degree or level of school completed by an individual.

Nativity, Over Time

	2008-2012 Percent	2018-2022 Percent
Native	98.1	99.6
Foreign Born	1.9	0.4

Source: 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Total population

Language Spoken at Home and Ability to Speak English, Over Time

	2008-2012 Percent	2018-2022 Percent
English Only	96.1	98.4
Spanish	2.5	0.9
Slavic Languages	0.2	0.0
Chinese	0.0	0.0
Tagalog	0.3	0.0
Arabic	0.0	0.0
Korean	0.2	0.0
Other Asian Languages	0.4	0.0
Other Indo-European Languages	0.3	0.7
Other/Unspecified Languages	0.0	0.0
TOTAL NON-ENGLISH	3.9	1.6
Speak English Less than "Very Well"*	0.8	0.0

Source: 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Population 5 years and older

*For people who speak a language other than English at home, the ACS asks whether they speak English "very well," "well," "not well," or "not at all."

Household Size, Over Time

	2008-2012 Percent	2018-2022 Percent
1-Person Household	23.0	31.7
2-Person Household	25.5	20.5
3-Person Household	24.8	17.6
4-or-More-Person Household	26.7	30.2

Source: 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Occupied housing units

Household Type, Over Time

	2008-2012 Percent	2018-2022 Percent
Family	72.5	62.7
Single Parent with Child	18.5	17.8
Non-Family	27.5	37.3

Source: 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Occupied housing units

Household Income, Over Time

	2008-2012 (2022 Dollars)	2018-2022 (2022 Dollars)
Median Income	\$76,292	\$67,167

Source: 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Occupied housing units

Housing Occupancy and Tenure, Over Time

	2000 Percent	2008-2012 Percent	2018-2022 Percent
Occupied Housing Units	92.3	88.0	99.4
Owner-Occupied*	75.5	69.7	76.9
Renter-Occupied*	24.5	30.3	23.1
Vacant Housing Units	7.7	12.0	0.6

Source: 2000 Census; 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Housing units

*Universe: Occupied housing units

Housing Costs as a Percentage of Household Income*, Over Time

	2008-2012	2018-2022
	Percent	Percent
Less than \$20,000	12.3	7.3
Less than 20 Percent	0.6	0.0
20 to 29 Percent	0.5	0.2
30 Percent or More	11.2	7.2
\$20,000 to \$49,999	25.6	29.2
Less than 20 Percent	6.4	0.0
20 to 29 Percent	8.5	8.4
30 Percent or More	10.7	20.8
\$50,000 to \$74,999	21.8	16.7
Less than 20 Percent	12.3	4.6
20 to 29 Percent	4.8	8.9
30 Percent or More	4.7	3.2
\$75,000 or More	36.4	46.8
Less than 20 Percent	17.0	36.9
20 to 29 Percent	18.6	8.5
30 Percent or More	0.8	1.4

Source: 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Occupied housing units

*Excludes households with zero/negative income, and renting households paying no cash rent.

Housing Type, Over Time

	2008-2012	2018-2022
	Percent	Percent
Single Family, Detached	47.7	51.8
Single Family, Attached	15.4	15.5
2 Units	4.3	2.0
3 or 4 Units	3.4	2.5
5 or More Units	11.2	6.1
Mobile Home/Other*	18.0	22.2

Source: 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Housing units

*"Other" includes boats, recreational vehicles (RVs), vans, etc.

Housing Size, Over Time

	2008-2012	2018-2022
	Percent	Percent
0 or 1 Bedroom	5.7	2.3
2 Bedrooms	36.1	37.0
3 Bedrooms	46.8	44.9
4 Bedrooms	10.9	15.7
5 or More Bedrooms	0.4	0.1
Median Number of Rooms*	5.1	5.4

Source: 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Housing units

*Includes living rooms, dining rooms, kitchens, bedrooms, etc., that are separated by built-in, floor-to-ceiling walls.

Excludes bathrooms, porches, balconies, foyers, halls, and unfinished basements.

Vehicles Available per Household, Over Time

	2008-2012 Percent	2018-2022 Percent
No Vehicle Available	4.7	3.2
1 Vehicle Available	32.7	37.2
2 Vehicles Available	40.6	32.0
3 or More Vehicles Available	22.1	27.6

Source: 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Occupied housing units

Mode of Travel to Work, Over Time

	2008-2012 Percent	2018-2022 Percent
Work at Home*	0.0	2.4
Drive Alone	85.3	89.7
Carpool	9.6	5.0
Transit	1.6	0.0
Walk or Bike	3.0	1.6
Other	0.5	1.3
TOTAL COMMUTERS	100.0	97.6
Mean Commute Time (Minutes)	24.0	30.2

Source: 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Workers 16 years and older

*Not included in total commuters or mean commute time.

Employment Status, Over Time

	2008-2012 Percent	2018-2022 Percent
In Labor Force	67.6	65.0
Employed†*	87.5	98.4
Unemployed*	12.5	1.2
Not in Labor Force	32.4	35.0

Source: 2008-2012 and 2018-2022 American Community Survey five-year estimates.

Universe: Population 16 years and older

†Does not include employed population in the Armed Forces.

*Universe: In labor force

Water Supply

CMAP supports an integrated approach to water resource management, and encourages communities to incorporate water supply and demand considerations into land use, transportation, and infrastructure investment decisions. Assessing demand, price, and loss trends of a community can inform decisions that strengthen regional water supply management, maintain drinking water infrastructure, and manage demand. CMAP’s ON TO 2050 plan contains [more information](#) about how communities can coordinate and conserve our shared water supply resources.

Water Source and Demand Trends of Diamond*

Water Source(s): Deep Groundwater, Shallow Groundwater**

	2008 MGD***	2018 MGD***	Percent Change
Total Water Withdrawals	0.26	0.18	-30.2

Source: Analysis of Illinois Water Inventory Program water withdrawal data (2008-2018), Illinois Department of Natural Resources, Lake Michigan Allocation Program, 2018.

*Only available for municipalities with community water suppliers providing service to the majority of the community. Reported water withdrawals do not include private, industrial, commercial, or residential wells/intakes.

**For communities with multiple sources, the sources are listed by withdrawal volume from largest to smallest. If a community is a Lake Michigan permittee, backup source(s) are listed in parentheses.

***Millions of gallons per day.

Daily Water Demand per Capita

	Diamond			CMAP Region		
	2008	2018	Percent Change	2008	2018	Percent Change
Gallons per Capita per Day*	N/A	N/A	N/A	142.8	116.8	-18.2

Source: Analysis of Illinois Water Inventory Program water withdrawal data (2008-2018), Illinois Department of Natural Resources, Lake Michigan Allocation Program, 2018.

*Gallons of water per capita per day (GPCD) is calculated by dividing the water usage by the population (and then again by 365). Population values come from the U.S. Census. The prevalence of private residential wells or community water suppliers that provide water outside of the municipal boundary could lead to artificially lower or higher GPCD values respectively.

Residential Water and Wastewater Price Trends*

MONTHLY COST PER 5,000 GALLONS**	2016 (2023 Dollars)	2022 (2023 Dollars)	Percent Change	Annualized Percent Change
Drinking Water	N/A	\$45.16	N/A	N/A
Sewer	N/A	\$30.64	N/A	N/A
Combined***	N/A	N/A	N/A	N/A

Source: Illinois-Indiana Sea Grant Water Rates Data for Northeastern Illinois, IISG19-RCE-RLA-031.

*Only available for communities with water utilities and that responded to data requests. Percent changes and prices were adjusted for inflation using the U.S. Bureau of Labor Statistics’ Consumer Price Index for All Urban Consumers (CPI-U).

**Monthly water bills are calculated as: *monthly base charge + ((5,000 gallons – water provision included in base charge) × \$/1,000 gallons)*. Note that actual billing calculation practices may vary across communities.

***Some utilities combine drinking water and sewer prices, rather than separating them as two distinct rates.

Water Loss*

Reporting utility: N/A

	2017
Nonrevenue Water (Millions of Gallons per Day)**	N/A
Annual Cost of Nonrevenue Water	N/A
Percent of Nonrevenue Water to Water Supplied***	N/A

Source: Illinois Department of Natural Resources, Lake Michigan Allocation Program, 2017.

*Data is only regionally available for Lake Michigan permittees; water losses from other communities and industrial and commercial businesses are not reported to the state.

**Nonrevenue water is the difference between net annual pumpage (water supplied) and billed, authorized consumption. Non-revenue water includes water that is lost from the system due to underregistration of meters, systematic data handling errors, leakage anywhere within the distribution system, unauthorized consumption, or unbilled authorized consumption.

***The threshold for permit compliance is no more than 10%. Permittees that exceed the threshold are required to submit a water system improvement plan.