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Regional Water Providers Consortium Population, Housing Unit, and Household Forecasts 2014 to 2045

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**Regional Water Providers Consortium
Population, Housing Unit, and Household Forecasts
2014 to 2045**



OCTOBER 2014

Regional Water Providers Consortium
Population, Housing Unit, and Household Forecasts
2014 to 2045

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OCTOBER, 2014

Background

Water providers have an ongoing need for estimates and forecasts of the total population and the number of housing units and households within their service areas. While some of the water providers within Clackamas, Multnomah, and Washington counties have obtained this information periodically on an individual basis, a complete and systematic set of estimates and forecasts for all members of the Regional Water Providers Consortium has not been prepared for nearly 10 years.

The Portland Water Bureau (PWB), on behalf of the Regional Water Providers Consortium, requested that the Portland State University Population Research Center (PRC) update service area boundaries and prepare population, housing unit, and household estimates and forecasts for the water service areas of the municipalities and water districts in the Consortium, as well as the wholesale customers of the PWB that are not Consortium members.

A report issued in February 2014 described the process of collecting and reviewing boundaries for each provider and preparing estimates for each year from 1990 to 2013. This report includes a brief description of the procedures, methodologies, and data sources used to prepare forecasts of population, household population, housing units, households, persons per household, and vacancy rates for each year from 2014 to 2045. These data items are consistent with Census Bureau definitions, which are included in a Glossary on page 8. Appendix A contains summaries of the forecasts for all service areas for 2035 and 2045, and Appendix B contains annual forecasts in a one page profile for each service area.

Service Area Boundaries

Forecasts for all years have been prepared based on 2013 boundaries for every water provider included in the study. Boundaries for many of the providers may change in the future, and tentative plans are to update the forecasts in five years.

Several providers submitted shapefiles or maps that included future expanded service areas, in addition to their current boundaries. For these providers, PRC prepared forecasts for current service areas and also for future service areas. However, please note that PRC made no attempt to predict when the expansion would occur. The detailed forecast profiles simply tabulate 2010 census, 2013 estimates, and 2014 to 2045 forecasts for the larger areas. Also, because forecasts from 2014 to 2024 were interpolated from 2013 and 2025 figures, the results may imply that residential development in new

urban areas will begin sooner than is likely. For example, an area slated for development of 1,000 housing units by 2025 may in reality remain undeveloped until 2022, but the interpolation procedure will place housing in the area beginning in 2014. These forecasts are intended to depict likely long range future growth scenarios, not to precisely depict growth in the short run. Annual updates of the estimates will be prepared for 2014, 2015, and so on, incorporating actual residential development that has occurred by the date of the estimates.

Methodology

Overview of Forecast Model and Data Sources

In November 2012 the Metro Council adopted household (HH) forecasts by jurisdiction.¹ These are consistent with forecasts for the years 2025, 2035, and 2040 for smaller areas called transportation analysis zones (TAZs). There are 1,482 TAZs in Clackamas, Multnomah, and Washington counties, making TAZs ideal for aggregating to larger geographic areas such as the 35 water service areas for which these forecasts are produced. However, the imprecise geographic fit between TAZs and water provider boundaries and the need for housing unit (HU) and population (POP) forecasts in addition to HH forecasts requires additional data and a relatively complex model.

Metro prepares forecasts for HHs, which are occupied HUs. We derived HU growth forecasts at the TAZ level by dividing HH growth forecasts by occupancy rates based on the 2010 Census. POP forecasts were not generated at the TAZ level, but were produced for water service areas after HH forecasts were aggregated to service areas.

Most water service areas are composed of partial TAZs as well as whole TAZs. Therefore, the forecasts for TAZs that are split among more than one water provider must be allocated based on shares of expected growth within each TAZ/provider part. All of the data inputs were prepared for whole TAZs and TAZ/provider pieces, and provider shares of whole TAZs were calculated as a means to allocate TAZ level forecasts to providers. Six sets of shares were derived, including four categories of net residential capacity from Metro's Buildable Land Inventory (BLI) at the parcel level, an inventory of existing HUs on parcels not included in the BLI, and land area.²

¹ Ordinance No. 12-1292A, Metro Council, November 29, 2012.

² Metro's capacity assumptions are discussed in *Regional Forecast Distribution Methodology & Assumptions. Population and Employment 2010-40 TAZ Forecast Distribution "Gamma Scenario"*. Retrieved from http://www.oregonmetro.gov/sites/default/files/technical_documentation_methodology_assumptions.pdf.

We used the shares to distribute HU and HH growth forecasts to TAZ/provider pieces in three intervals aligned with Metro’s forecasts: 2010 to 2025, 2010 to 2035, and 2010 to 2040. Most TAZs are entirely within a single water service area; the location and timing of development within a TAZ would not matter in those cases. For TAZs that are split between more than one provider, the amount of net residential capacity in each piece as well as the type of capacity makes a difference in the allocation of growth to each service area. We used the simple assumptions that growth within each TAZ would initially occur on vacant land, followed by underdeveloped land with capacity for infill (most of the region’s net residential capacity is on these parcels), followed by infill on existing developed multiple family parcels (this category accounts for relatively little capacity), followed by the remainder of the TAZ not included in the BLI.

An additional piece of TAZ level information from Metro’s MetroScope model is “2045 HH Capacity.”³ We allocated remaining capacity to TAZ/provider pieces from those TAZs in which the 2045 HH capacity exceeds 2010 to 2040 HH growth.

Household Forecasts

HH growth for the three increments and the remaining capacity for 2040 to 2045 were aggregated from the TAZ/provider pieces to water service areas. Initial HH forecasts for 2025, 2035, and 2040 were calculated by adding the growth increments to the 2010 census base. Household control totals for the three county region were based on PRC population forecasts by age group and age-specific headship rates (the proportion of householders to total population). To ensure that the HH forecasts are consistent with regional control totals and the 2013 base year estimates for each water service area, service area shares of the regional HH totals (based on the sum of these initial forecasts) were computed for the benchmark years 2013, 2025, 2035, and 2040. These shares were then interpolated for the intermediate forecast years, and the shares for each year from 2014 to 2040 were applied to the regional control totals to produce final HH forecasts by water service area.⁴ The 2041 to 2045 HH forecasts were distributed from the regional control totals based on the service area’s shares of regional remaining capacity.

³ MetroScope Gamma 2035 TAZ Forecast, DRAFT 9/19/12.

⁴ For a description of the regional control totals, see the “Preliminary county forecasts by age group” item in the Data Sources and Uses section of this report.

Housing Unit Forecasts

Once the TAZ/provider HU growth forecasts were generated, initial forecasts by water service area were prepared for 2025, 2035, and 2040 by aggregating data from whole and partial TAZs in the same manner as the initial HH forecasts. Growth increments for each service area were added to the 2010 base. The interpolation method differed, however. Rather than computing regional shares for the benchmark years, we computed occupancy rates (HH divided by HU) by water provider service area for 2013, 2025, 2035, and 2040, interpolated those for intermediate years and extrapolated for 2041 to 2045.⁵

Occupancy rates were held constant at 2010 levels for each TAZ. However, for the region and for most water providers, occupancy rates fell over time due to an increase in the share of housing in TAZs with lower 2010 occupancy rates. This is mostly due to growth in zones with a large share of multiple family (MF) housing. Small declines in occupancy rates are consistent with long term trends and an increasing share of MF housing, as MF units generally have higher "natural" vacancy rates due to higher turnover. Final HU forecasts were calculated by dividing the final HH forecasts by occupancy rates.

Group Quarters Forecasts

All persons are reported by the Census Bureau as living in either HHs (occupied HUs), or group quarters (GQs) such as dorms, prisons, and nursing homes.⁶ The region's GQ population (GQPOP) grew faster than HH population (HHPOP) between 2000 and 2010, but it is difficult to predict the future rate or location of GQPOP growth. GQPOP is currently less than two percent of current total population, and would barely exceed two percent by 2045 even if its growth rate continues to outpace the HHPOP growth rate in a manner similar to the 2000 to 2010 period. Considering the small impact of GQPOP and the uncertainty of future GQ sites or GQPOP change at existing sites, we assume that GQPOP will grow at the same rate as total POP, and that GQPOP in each service area will grow at the same rate as the region.

Household Population Forecasts

We estimated the future distribution of single family (SF) and multifamily (MF) growth for each service area using shares of net capacity by HU type aggregated from Metro's BLI. We then multiplied the HH growth by persons per HH (PPH) — 2.75 for SF HHs and 1.97 for MF HHs, deriving initial estimates of

⁵ Vacancy rates are derived from one minus the occupancy rate; $VRATE = 1 - (HH / HU)$.

⁶ A more detailed definition of group quarters is included in the Glossary.

annual HHPOP growth.⁷ These were added to the 2013 base year HHPOP to produce initial annual estimates of HHPOP, which were finally adjusted to match the regional control totals.

Total Population

Total population is the sum of household population and group quarters population. Because HHPOP and GQPOP forecasts for each service area are consistent with the regional control totals, no additional adjustments to POP are required.

$$\text{POP} = \text{HHPOP} + \text{GQPOP}$$

Revision for City of Portland Comprehensive Plan

After we produced draft forecasts for all water provider service areas using Metro's TAZ forecasts and the methodology described above, the City of Portland Bureau of Planning and Sustainability (BPS) completed its allocation of Metro's forecast for the City of Portland to a 250'X250' grid covering the City of Portland area. Growth was allocated "based on the current proposed comprehensive plan land use designations and a proposed ("preferred") growth scenario that resulted from the BPS 2012 Growth Scenario Analysis."⁸

The Portland Water Bureau, the Lorna Water Company, the Palatine Hill Water District, and the Valley View Water District have service areas entirely or mostly within the BPS grids. We revised the forecasts for these four water providers to reflect the BPS preferred scenario, using a somewhat different methodology.

Data from the BPS allocation was limited to 2035 HU forecasts for 11 types of SF and MF homes. We produced the 2035 HU forecasts directly from the BPS allocation, including HUs from outside the City of Portland grid for the Portland Water Bureau and Palatine Hill Water District. Then, we used the results of the draft TAZ-based forecasts to produce HU forecasts for other years that were consistent with the new 2035 forecasts, assuming that the timing of future residential growth would be the same as in the draft forecasts, even if the amount of growth differed. Next, we produced HH forecasts for each year, using occupancy rates calculated from the initial draft HH and HU forecasts. Finally, we prepared

⁷ These PPHs are from the Census Bureau's 2008-2012 American Community Survey 5 year estimates. Future PPHs are expected to decline significantly due to the aging of the population and declining fertility rates. Although the 2008-2012 PPHs are not adjusted in the model, the increasing share of multifamily homes and the regional HHPOP control result in declining future PPHs.

⁸ BLI Model Housing/Employment Allocation metadata. Retrieved at <http://www.portlandmaps.com/metadata/index.cfm?&brief=0&action=DisplayLayer&LayerID=53973>.

HHPOP forecasts based on the share of single family and multiple family units among the additional HUs. Results of the draft forecasts were used for GQPOP, as no revisions were needed.

Data Sources and Uses

From Metro

Transportation Analysis Zone (TAZ) shapefile. Metro’s regional forecast is allocated to zones within the metro area, including 1,482 TAZs within Clackamas, Multnomah, and Washington counties. The forecast model relies on TAZ data, so all data inputs must be summarized at the TAZ level.

Buildable Land Inventory (BLI). Residential capacity by taxlot within Metro’s Urban Growth Boundary (UGB), shapefiles downloaded from Metro’s ftp site. “Capacity is calculated from current zoning or current comprehensive plan data (and sometimes concept plans when there isn’t any urban zoning or comp plan in place). The [BLI is] based on a 2008 vacant land survey data that was subsequently revised to represent 2010 capacity.”⁹

Household forecasts by TAZ. 2010 base year and 2025, 2035, and 2040 forecasts.¹⁰ Household forecasts were divided by occupancy rates for each TAZ to derive TAZ housing unit forecasts.

From U.S. Census Bureau

Census 2010, Summary File 1, Table H3. Housing unit and household counts were aggregated from census blocks to TAZs, in order to calculate initial occupancy rates for each TAZ. Some initial rates were adjusted to correct for extreme values in 2010, such as newly developing areas where homes were not yet occupied, or relatively unpopulated areas where a small number of existing homes were 100 percent occupied.

Census 2010, Summary File 1, Table H17. Householders by age were divided by age group population totals to derive age-specific headship rates. These rates are used to derive household forecasts, given population forecasts by age group.

From PSU Population Research Center

Regional water providers shapefile. PRC created a regional layer based on files submitted by individual water providers, finalized in January 2014, for use in the population, housing unit, and household

⁹ *Regional Forecast Distribution Methodology & Assumptions. Population and Employment 2010-40 TAZ Forecast Distribution “Gamma Scenario”.* Metro, Attachment 6 (Staff Report to Ordinance no. 12-1292A), November 2012.

¹⁰ Datasets and associated information are available at <http://www.oregonmetro.gov/regional-2035-forecast-distribution>.

estimates prepared in February 2014.¹¹ This shapefile and the TAZ shapefile were used to aggregate data to unique TAZ/provider geographies.

Water providers 2013 estimates. The 2013 estimates of population, housing units, households, and household population prepared in February 2014 are the base year data for the 2014 to 2045 forecasts.

Housing unit inventory shapefile. PRC created a layer in GIS with a point representing each housing unit in Clackamas, Multnomah, and Washington counties. This layer, based on Metro's RLIS taxlot and multifamily housing inventory, was initially developed for the estimates prepared in February. In the forecast model it is used to allocate TAZ housing unit forecasts to water providers in areas outside of the UGB not covered by Metro's BLI, and within the UGB where the forecast exceeds net capacity.

Preliminary county forecasts by age group. PRC has recently initiated the Oregon Population Forecast Program (OPFP) and is currently developing county level forecasts.¹² Preliminary forecasts for the tri-county area in five year increments were interpolated to create annual forecast series and were used in the model as regional population and household control totals. These OPFP population forecasts will be revised after extensive review, but the preliminary figures at the regional level were applicable due to their comparability to forecasts from the Oregon Office of Economic Analysis' 2013 county forecast series as well as to Metro's 2012 TAZ allocation.¹³

¹¹ A more detailed description may be found in *Regional Water Providers Consortium, Population, Housing Unit, and Household Estimates, 1990 to 2013*. Portland State University Population Research Center, February 2014.

¹² See OPFP description at <http://www.pdx.edu/prc/opfp>.

¹³ See OEA forecast at <http://www.oregon.gov/DAS/OEA/Pages/demographic.aspx> and Metro's [City and county profiles](#).

Glossary

The following definitions are furnished by the U.S. Census Bureau.¹⁴

Group Quarters	A group quarters is a place where people live or stay that is normally owned or managed by an entity or organization providing housing and/or services for the residents. These services may include custodial or medical care as well as other types of assistance, and residency is commonly restricted to those receiving these services. People living in group quarters are usually not related to each other. Group quarters include such places as college residence halls, residential treatment centers, skilled nursing facilities, group homes, military barracks, correctional facilities, workers' dormitories, and facilities for people experiencing homelessness.
Household	A person or group of people who occupy a housing unit as their usual place of residence. The number of households equals the number of occupied housing units in a census.
Housing unit	A single-family house, townhouse, mobile home or trailer, apartment, group of rooms, or single room that is occupied as a separate living quarters or, if vacant, is intended for occupancy as a separate living quarters (in which one or more occupants live separately from any other individual(s) in the building and have direct access to the living quarters without going through another living quarters, such as from outside the building or through a common hall. For vacant units, the criteria of separateness and direct access are applied to the intended occupants.)
Population	All people living in a geographic area.
Vacant Housing Unit	A housing unit in which no one is living on Census Day, unless its occupants are only temporarily absent. Units temporarily occupied at the time of enumeration by individuals who have a usual home elsewhere are classified as vacant. (Transient quarters, such as hotels, are housing units only if occupied. Thus, there are no vacant housing units at hotels and the like.) New units not yet occupied are classified as vacant housing units if construction has reached a point where all exterior windows and doors are installed and final usable floors are in place. Vacant units are excluded from the housing unit inventory if they are open to the elements, have a posted "condemned" sign, or are used entirely for nonresidential purposes (except storage of household furniture).

¹⁴ U.S. Census Bureau, Decennial Management Division Glossary. Available at <http://www.census.gov/dmd/www/glossary.html>, last accessed on February 25, 2014.

Appendix A

Forecast Summaries, 2035 and 2045

Population Forecast Summary	A-1
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Population Forecast Summary

	2013 Population Estimate	2035 Population Forecast	2045 Population Forecast	'13 to '35 Numeric Pop. Chg.	'13 to '35 Percent Pop. Chg.
Cities (2013 Water Service Area)					
City of Beaverton Water Service Area	68,515	77,112	77,381	8,597	13%
City of Fairview Water Service Area	8,151	8,123	8,143	-28	0%
City of Forest Grove Water Service Area	22,518	27,698	29,853	5,180	23%
City of Gladstone Water Service Area	11,137	11,918	12,236	781	7%
City of Gresham Water Service Area	71,654	91,368	97,473	19,714	28%
City of Hillsboro Water Service Area	81,310	91,292	93,634	9,982	12%
Cherry Grove (City of Hillsboro) Water Service Area	1,456	1,637	1,650	181	12%
City of Lake Oswego Water Service Area	35,145	39,592	43,489	4,447	13%
City of Milwaukie Water Service Area	19,430	21,296	21,325	1,866	10%
Portland Water Bureau Service Area	575,365	754,830	813,963	179,465	31%
City of Sandy Water Service Area	10,337	15,161	18,713	4,824	47%
City of Sherwood Water Service Area	18,575	19,147	19,688	572	3%
City of Tigard Water Service Area	60,236	76,571	79,174	16,335	27%
City of Tualatin Water Service Area	26,510	27,419	27,778	909	3%
City of Wilsonville Water Service Area	21,550	26,468	27,177	4,918	23%
Districts (2013 Water Service Area)					
Clackamas River Water District*	44,271	59,892	65,825	15,621	35%
Clackamas River Water/Oregon City Overlap	10,396	13,925	13,971	3,529	34%
Oak Lodge Water District	27,417	29,546	29,591	2,129	8%
Raleigh Water District	4,142	4,260	4,385	118	3%
Rockwood Water PUD	61,514	71,893	76,008	10,379	17%
South Fork Water Board (Oregon City Part*)	23,944	28,352	30,046	4,408	18%
Clackamas River Water/Oregon City Overlap	10,396	13,925	13,971	3,529	34%
South Fork Water Board (West Linn Part)	25,529	27,901	29,450	2,372	9%
Sunrise Water Authority	46,228	67,003	74,310	20,775	45%
Tualatin Valley Water District (Total)	211,361	257,440	268,842	46,079	22%
TVWD (Metzger sub-area)	20,160	23,992	25,111	3,832	19%
TVWD (Wolf Creek sub-area)	191,201	233,448	243,731	42,247	22%
West Slope Water District	10,245	11,706	12,145	1,461	14%

*Does not include CRW/Oregon City overlap area

Population Research Center, Portland State University, October 2014

www.pdx.edu/prc

Population Forecast Summary

PWB Wholesale Customers (2013 Water Service Area)	2013 Population Estimate	2035 Population Forecast	2045 Population Forecast	'13 to '35 Numeric Pop. Chg.	'13 to '35 Percent Pop. Chg.
Burlington Water District	280	333	332	53	19%
GNR Water Company	48	54	54	6	13%
Green Valley Water Company	7	9	9	2	29%
Hideaway Hills Water Company	52	57	56	5	10%
Lake Grove Water District	2,881	3,281	3,445	400	14%
Lorna Water Company	249	304	317	55	22%
Lusted Water District	1,069	1,085	6,000	16	1%
Palatine Hill Water District	1,531	1,572	1,615	41	3%
Pleasant Home Water District	1,462	1,417	3,815	-45	-3%
Skyview Acres Water Company	35	39	39	4	11%
Two Rivers Water Association	14	15	15	1	7%
Valley View Water District	900	1,052	1,061	152	17%

Future Water Service Areas*

City of Beaverton Water Service Area	68,617	80,499	82,930	11,882	17%
City of Hillsboro Water Service Area	81,481	106,676	111,887	25,195	31%
South Fork Water Board (Oregon City Part**)	24,206	29,340	31,113	5,134	21%
City of Sandy Water Service Area	11,290	16,769	20,878	5,479	49%
City of Sherwood Water Service Area	18,752	21,767	22,883	3,015	16%
Tualatin Valley Water District (Total)	211,556	262,276	274,458	50,720	24%
TVWD (Wolf Creek sub-area)	191,396	238,284	249,347	46,888	24%

**For water providers that provided current and future service areas, these estimates and forecasts include expanded service area boundaries, with no attempt to predict when expansion might occur.*

The City of Hillsboro includes South Hillsboro; South Fork - Oregon City includes areas within the UGB but not in the CRW overlap area; City of Sandy includes the Urban Reserve Area; TVWD includes North Bethany and Bonny Slope.

***Does not include CRW/Oregon City overlap area*

Population Research Center, Portland State University, October 2014

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Household Forecast Summary

	2013 Household Estimate	2035 Household Forecast	2045 Household Forecast	'13 to '35 Numeric HH Chg.	'13 to '35 Percent HH Chg.
Cities (2013 Water Service Area)					
City of Beaverton Water Service Area	27,793	33,913	34,481	6,120	22%
City of Fairview Water Service Area	3,282	3,512	3,571	230	7%
City of Forest Grove Water Service Area	7,821	10,448	11,491	2,627	34%
City of Gladstone Water Service Area	4,418	5,080	5,292	662	15%
City of Gresham Water Service Area	26,755	37,810	41,161	11,055	41%
City of Hillsboro Water Service Area	27,871	34,577	36,126	6,706	24%
Cherry Grove (City of Hillsboro) Water Service Area	526	631	644	105	20%
City of Lake Oswego Water Service Area	15,325	18,137	20,036	2,812	18%
City of Milwaukie Water Service Area	8,248	9,506	9,619	1,258	15%
Portland Water Bureau Service Area	245,837	347,911	381,660	102,074	42%
City of Sandy Water Service Area	3,830	6,081	7,642	2,251	59%
City of Sherwood Water Service Area	6,492	7,256	7,605	764	12%
City of Tigard Water Service Area	24,277	32,646	34,148	8,369	34%
City of Tualatin Water Service Area	10,212	11,270	11,565	1,058	10%
City of Wilsonville Water Service Area	8,657	11,210	11,584	2,553	29%
Districts (2013 Water Service Area)					
Clackamas River Water District*	17,607	25,297	28,132	7,690	44%
Clackamas River Water/Oregon City Overlap	3,596	5,272	5,355	1,676	47%
Oak Lodge Water District	11,335	12,850	13,004	1,515	13%
Raleigh Water District	2,038	2,189	2,262	151	7%
Rockwood Water PUD	21,162	28,211	30,730	7,049	33%
South Fork Water Board (Oregon City Part*)	9,231	11,917	12,861	2,686	29%
Clackamas River Water/Oregon City Overlap	3,596	5,272	5,355	1,676	47%
South Fork Water Board (West Linn Part)	9,728	11,300	12,064	1,572	16%
Sunrise Water Authority	16,292	26,588	30,184	10,296	63%
Tualatin Valley Water District (Total)	79,837	106,267	112,865	26,430	33%
TVWD (Metzger sub-area)	8,476	10,750	11,387	2,274	27%
TVWD (Wolf Creek sub-area)	71,361	95,517	101,478	24,156	34%
West Slope Water District	4,429	5,305	5,552	876	20%

*Does not include CRW/Oregon City overlap area

Population Research Center, Portland State University, October 2014

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Household Forecast Summary

PWB Wholesale Customers (2013 Water Service Area)	2013 Household Estimate	2035 Household Forecast	2045 Household Forecast	'13 to '35 Numeric HH Chg.	'13 to '35 Percent HH Chg.
Burlington Water District	134	170	172	36	27%
GNR Water Company	19	23	23	4	21%
Green Valley Water Company	3	4	4	1	33%
Hideaway Hills Water Company	18	21	21	3	17%
Lake Grove Water District	1,257	1,496	1,582	239	19%
Lorna Water Company	99	131	139	32	32%
Lusted Water District	384	415	2,345	31	8%
Palatine Hill Water District	525	573	598	48	9%
Pleasant Home Water District	523	540	1,480	17	3%
Skyview Acres Water Company	15	18	18	3	20%
Two Rivers Water Association	7	8	8	1	14%
Valley View Water District	359	437	446	78	22%

Future Water Service Areas*

City of Beaverton Water Service Area	27,832	35,492	37,105	7,660	28%
City of Hillsboro Water Service Area	27,935	41,975	45,028	14,040	50%
South Fork Water Board (Oregon City Part**)	9,350	12,372	13,358	3,022	32%
City of Sandy Water Service Area	4,187	6,724	8,519	2,537	61%
City of Sherwood Water Service Area	6,555	8,329	8,932	1,774	27%
Tualatin Valley Water District (Total)	79,911	108,438	115,421	28,527	36%
TVWD (Wolf Creek sub-area)	71,435	97,688	104,034	26,253	37%

**For water providers that provided current and future service areas, these estimates and forecasts include expanded service area boundaries, with no attempt to predict when expansion might occur.*

The City of Hillsboro includes South Hillsboro; South Fork - Oregon City includes areas within the UGB but not in the CRW overlap area; City of Sandy includes the Urban Reserve Area; TVWD includes North Bethany and Bonny Slope.

***Does not include CRW/Oregon City overlap area*

Population Research Center, Portland State University, October 2014

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Household Size Forecast Summary

	2013 Household Size Estimate	2035 Household Size Forecast	2045 Household Size Forecast	'13 to '35 Numeric PPHH Chg.	'13 to '35 Percent PPHH Chg.
Cities (2013 Water Service Area)					
City of Beaverton Water Service Area	2.44	2.24	2.21	-0.19	-8%
City of Fairview Water Service Area	2.48	2.31	2.28	-0.17	-7%
City of Forest Grove Water Service Area	2.71	2.49	2.44	-0.22	-8%
City of Gladstone Water Service Area	2.50	2.32	2.29	-0.18	-7%
City of Gresham Water Service Area	2.64	2.38	2.33	-0.26	-10%
City of Hillsboro Water Service Area	2.87	2.59	2.54	-0.28	-10%
Cherry Grove (City of Hillsboro) Water Service Area	2.75	2.58	2.55	-0.17	-6%
City of Lake Oswego Water Service Area	2.27	2.16	2.14	-0.11	-5%
City of Milwaukie Water Service Area	2.32	2.20	2.17	-0.12	-5%
Portland Water Bureau Service Area	2.27	2.10	2.07	-0.16	-7%
City of Sandy Water Service Area	2.69	2.49	2.44	-0.20	-8%
City of Sherwood Water Service Area	2.86	2.64	2.59	-0.22	-8%
City of Tigard Water Service Area	2.47	2.33	2.30	-0.14	-5%
City of Tualatin Water Service Area	2.59	2.42	2.39	-0.16	-6%
City of Wilsonville Water Service Area	2.29	2.16	2.14	-0.13	-6%
Districts (2013 Water Service Area)					
Clackamas River Water District*	2.49	2.35	2.32	-0.14	-6%
Clackamas River Water/Oregon City Overlap	2.84	2.60	2.56	-0.24	-9%
Oak Lodge Water District	2.38	2.26	2.23	-0.12	-5%
Raleigh Water District	2.01	1.92	1.91	-0.09	-5%
Rockwood Water PUD	2.86	2.50	2.43	-0.36	-12%
South Fork Water Board (Oregon City Part*)	2.54	2.33	2.28	-0.21	-8%
Clackamas River Water/Oregon City Overlap	2.84	2.60	2.56	-0.24	-9%
South Fork Water Board (West Linn Part)	2.61	2.46	2.43	-0.16	-6%
Sunrise Water Authority	2.83	2.52	2.46	-0.32	-11%
Tualatin Valley Water District (Total)					
TVWD (Metzger sub-area)	2.32	2.18	2.15	-0.15	-6%
TVWD (Wolf Creek sub-area)	2.66	2.43	2.38	-0.23	-9%
West Slope Water District	2.29	2.18	2.16	-0.11	-5%

*Does not include CRW/Oregon City overlap area

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Household Size Forecast Summary

PWB Wholesale Customers (2013 Water Service Area)	2013 Household Size Estimate	2035 Household Size Forecast	2045 Household Size Forecast	'13 to '35 Numeric PPHH Chg.	'13 to '35 Percent PPHH Chg.
Burlington Water District	2.09	1.96	1.93	-0.13	-6%
GNR Water Company	2.53	2.35	2.35	-0.18	-7%
Green Valley Water Company	2.33	2.25	2.25	-0.08	-4%
Hideaway Hills Water Company	2.89	2.71	2.67	-0.17	-6%
Lake Grove Water District	2.28	2.18	2.17	-0.10	-4%
Lorna Water Company	2.51	2.31	2.27	-0.19	-8%
Lusted Water District	2.76	2.59	2.55	-0.17	-6%
Palatine Hill Water District	2.92	2.74	2.70	-0.17	-6%
Pleasant Home Water District	2.78	2.60	2.57	-0.18	-6%
Skyview Acres Water Company	2.33	2.17	2.17	-0.17	-7%
Two Rivers Water Association	2.00	1.88	1.88	-0.13	-6%
Valley View Water District	2.50	2.41	2.38	-0.10	-4%

Future Water Service Areas*

City of Beaverton Water Service Area	2.44	2.24	2.20	-0.20	-8%
City of Hillsboro Water Service Area	2.87	2.50	2.44	-0.37	-13%
South Fork Water Board (Oregon City Part**)	2.54	2.32	2.28	-0.22	-9%
City of Sandy Water Service Area	2.69	2.49	2.45	-0.20	-7%
City of Sherwood Water Service Area	2.86	2.61	2.56	-0.25	-9%
<i>TVWD (Wolf Creek sub-area)</i>	2.66	2.42	2.38	-0.24	-9%

**For water providers that provided current and future service areas, these estimates and forecasts include expanded service area boundaries, with no attempt to predict when expansion might occur.*

The City of Hillsboro includes South Hillsboro; South Fork - Oregon City includes areas within the UGB but not in the CRW overlap area; City of Sandy includes the Urban Reserve Area; TVWD includes North Bethany and Bonny Slope.

***Does not include CRW/Oregon City overlap area*

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Vacancy Rate Forecast Summary

	2013 Vacancy Rate Estimate	2035 Vacancy Rate Forecast	2045 Vacancy Rate Forecast	'13 to '35 Numeric VAC Chg.	'13 to '35 Percent VAC Chg.
Cities (2013 Water Service Area)					
City of Beaverton Water Service Area	5.3%	5.4%	5.4%	0.2%	3%
City of Fairview Water Service Area	6.3%	6.2%	6.2%	0.0%	0%
City of Forest Grove Water Service Area	5.7%	5.9%	6.0%	0.2%	3%
City of Gladstone Water Service Area	5.1%	5.1%	5.2%	0.0%	1%
City of Gresham Water Service Area	5.4%	6.0%	6.0%	0.6%	11%
City of Hillsboro Water Service Area	5.0%	5.4%	5.4%	0.4%	7%
Cherry Grove (City of Hillsboro) Water Service Area	5.6%	5.8%	6.1%	0.3%	5%
City of Lake Oswego Water Service Area	6.5%	6.5%	6.7%	0.1%	1%
City of Milwaukie Water Service Area	5.0%	5.0%	5.0%	0.0%	1%
Portland Water Bureau Service Area	6.2%	6.9%	7.1%	0.7%	11%
City of Sandy Water Service Area	5.3%	5.5%	5.5%	0.2%	4%
City of Sherwood Water Service Area	3.8%	3.9%	3.8%	0.1%	3%
City of Tigard Water Service Area	4.5%	4.6%	4.7%	0.2%	3%
City of Tualatin Water Service Area	4.9%	5.0%	5.1%	0.1%	1%
City of Wilsonville Water Service Area	7.4%	8.2%	8.2%	0.8%	11%
Districts (2013 Water Service Area)					
Clackamas River Water District*	5.4%	5.1%	5.0%	-0.3%	-5%
Clackamas River Water/Oregon City Overlap	12.3%	9.3%	9.2%	-3.0%	-25%
Oak Lodge Water District	5.9%	5.9%	6.0%	0.0%	0%
Raleigh Water District	5.3%	5.7%	5.8%	0.4%	8%
Rockwood Water PUD	5.6%	5.9%	5.9%	0.3%	5%
South Fork Water Board (Oregon City Part*)	5.4%	5.8%	6.2%	0.5%	8%
Clackamas River Water/Oregon City Overlap	12.3%	9.3%	9.2%	-3.0%	-25%
South Fork Water Board (West Linn Part)	5.2%	5.3%	5.3%	0.1%	1%
Sunrise Water Authority	5.3%	5.2%	5.2%	-0.1%	-3%
Tualatin Valley Water District (Total)					
TVWD (Metzger sub-area)	5.2%	5.3%	5.3%	0.1%	2%
TVWD (Wolf Creek sub-area)	5.4%	5.4%	5.3%	0.0%	0%
West Slope Water District	5.3%	5.6%	5.7%	0.2%	5%

*Does not include CRW/Oregon City overlap area

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Vacancy Rate Forecast Summary

PWB Wholesale Customers (2013 Water Service Area)	2013 Vacancy Rate Estimate	2035 Vacancy Rate Forecast	2045 Vacancy Rate Forecast	'13 to '35 Numeric VAC Chg.	'13 to '35 Percent VAC Chg.
Burlington Water District	10.7%	10.5%	10.4%	-0.1%	-1%
GNR Water Company	5.0%	4.2%	4.2%	-0.8%	-17%
Green Valley Water Company	0.0%	0.0%	0.0%	0.0%	
Hideaway Hills Water Company	5.3%	4.5%	4.5%	-0.7%	-14%
Lake Grove Water District	5.3%	5.6%	5.7%	0.2%	4%
Lorna Water Company	5.7%	4.4%	5.4%	-1.3%	-23%
Lusted Water District	5.7%	5.9%	3.9%	0.2%	4%
Palatine Hill Water District	10.1%	10.5%	10.2%	0.4%	4%
Pleasant Home Water District	6.4%	6.6%	8.2%	0.1%	2%
Skyview Acres Water Company	11.8%	10.0%	10.0%	-1.8%	-15%
Two Rivers Water Association	0.0%	0.0%	0.0%	0.0%	
Valley View Water District	5.5%	5.2%	5.5%	-0.3%	-5%

Future Water Service Areas*

City of Beaverton Water Service Area	5.3%	5.4%	5.3%	0.1%	1%
City of Hillsboro Water Service Area	5.0%	5.4%	5.4%	0.4%	7%
South Fork Water Board (Oregon City Part**)	5.4%	5.8%	6.2%	0.5%	8%
City of Sandy Water Service Area	5.2%	5.4%	5.4%	0.2%	4%
City of Sherwood Water Service Area	3.8%	3.8%	3.8%	0.1%	2%
<i>TVWD (Wolf Creek sub-area)</i>	5.4%	5.4%	5.3%	0.0%	0%

**For water providers that provided current and future service areas, these estimates and forecasts include expanded service area boundaries, with no attempt to predict when expansion might occur.*

The City of Hillsboro includes South Hillsboro; South Fork - Oregon City includes areas within the UGB but not in the CRW overlap area; City of Sandy includes the Urban Reserve Area; TVWD includes North Bethany and Bonny Slope.

***Does not include CRW/Oregon City overlap area*

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Appendix B

Population, Housing Unit, and Household Forecasts, 2014 to 2045

<u>Cities</u>		<u>Districts (continued)</u>	
Beaverton	B-1	Rockwood PUD	B-24
Beaverton (Future)	B-2	South Fork WB: Oregon City	B-25
Fairview	B-3	South Fork WB: Oregon City (Future)	B-26
Forest Grove	B-4	CRW/Oregon City overlap	B-27
Gladstone	B-5	South Fork WB: West Linn	B-28
Gresham	B-6	Sunrise Water Authority	B-29
Hillsboro	B-7	TVWD: Metzger	B-30
Cherry Grove (City of Hillsboro)	B-8	TVWD: Wolf Creek	B-31
Hillsboro (Future)	B-9	TVWD: Wolf Creek (Future)	B-32
Lake Oswego	B-10	TVWD: Total	B-33
Milwaukie	B-11	TVWD: Total (Future)	B-34
Portland	B-12	West Slope Water District	B-35
Sandy	B-13		
Sandy (Future)	B-14	<u>PWB Wholesale Customers</u>	
Sherwood	B-15	Burlington Water District	B-36
Sherwood (Future)	B-16	GNR Water Company	B-37
Tigard	B-17	Green Valley Water Company	B-38
Tualatin	B-18	Hideaway Hills Water Company	B-39
Wilsonville	B-19	Lake Grove Water District	B-40
		Lorna Water Company	B-41
		Lusted Water District	B-42
		Palatine Hill Water District	B-43
<u>Districts</u>		Pleasant Home Water District	B-44
Clackamas River Water	B-20	Skyview Acres Water Company	B-45
CRW/Oregon City overlap	B-21	Two Rivers Water Assn.	B-46
Oak Lodge Water District	B-22	Valley View Water District	B-47
Raleigh Water District	B-23		

City of Beaverton Water Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	66,364	65,848	29,346	27,793	2.37	5.3%
2013	68,515	67,708	29,346	27,793	2.44	5.3%
2014	68,862	68,044	29,678	28,105	2.42	5.3%
2015	69,191	68,362	30,003	28,411	2.41	5.3%
2016	69,501	68,661	30,316	28,705	2.39	5.3%
2017	69,794	68,943	30,617	28,988	2.38	5.3%
2018	70,070	69,207	30,907	29,260	2.37	5.3%
2019	70,326	69,452	31,184	29,520	2.35	5.3%
2020	70,564	69,679	31,449	29,769	2.34	5.3%
2021	70,761	69,865	31,624	29,932	2.33	5.4%
2022	70,940	70,034	31,789	30,086	2.33	5.4%
2023	71,103	70,186	31,944	30,230	2.32	5.4%
2024	71,246	70,318	32,087	30,363	2.32	5.4%
2025	71,373	70,434	32,220	30,487	2.31	5.4%
2026	71,981	71,032	32,604	30,848	2.30	5.4%
2027	72,583	71,624	32,985	31,206	2.30	5.4%
2028	73,183	72,213	33,364	31,562	2.29	5.4%
2029	73,778	72,798	33,740	31,916	2.28	5.4%
2030	74,371	73,380	34,115	32,268	2.27	5.4%
2031	74,925	73,925	34,469	32,601	2.27	5.4%
2032	75,477	74,467	34,822	32,932	2.26	5.4%
2033	76,025	75,005	35,172	33,261	2.26	5.4%
2034	76,570	75,540	35,521	33,588	2.25	5.4%
2035	77,112	76,072	35,867	33,913	2.24	5.4%
2036	77,198	76,148	35,963	34,005	2.24	5.4%
2037	77,271	76,212	36,053	34,090	2.24	5.4%
2038	77,334	76,265	36,135	34,169	2.23	5.4%
2039	77,384	76,306	36,211	34,241	2.23	5.4%
2040	77,424	76,336	36,279	34,307	2.23	5.4%
2041	77,413	76,316	36,316	34,342	2.22	5.4%
2042	77,401	76,295	36,351	34,376	2.22	5.4%
2043	77,393	76,278	36,387	34,411	2.22	5.4%
2044	77,386	76,262	36,423	34,446	2.21	5.4%
2045	77,381	76,248	36,459	34,481	2.21	5.4%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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City of Beaverton Water Service Area - Future

Includes areas designated by the City for future water service area expansion

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	66,464	65,948	29,386	27,832	2.37	5.3%
2013	68,617	67,810	29,386	27,832	2.44	5.3%
2014	69,027	68,209	29,747	28,172	2.42	5.3%
2015	69,421	68,592	30,102	28,507	2.41	5.3%
2016	69,797	68,957	30,446	28,831	2.39	5.3%
2017	70,158	69,307	30,779	29,145	2.38	5.3%
2018	70,503	69,640	31,102	29,449	2.36	5.3%
2019	70,831	69,957	31,413	29,742	2.35	5.3%
2020	71,144	70,259	31,714	30,026	2.34	5.3%
2021	71,414	70,518	31,924	30,223	2.33	5.3%
2022	71,671	70,765	32,127	30,413	2.33	5.3%
2023	71,913	70,996	32,320	30,594	2.32	5.3%
2024	72,138	71,210	32,503	30,765	2.31	5.3%
2025	72,346	71,407	32,676	30,927	2.31	5.4%
2026	73,173	72,224	33,165	31,390	2.30	5.4%
2027	74,001	73,042	33,655	31,853	2.29	5.4%
2028	74,830	73,860	34,145	32,316	2.29	5.4%
2029	75,661	74,681	34,636	32,781	2.28	5.4%
2030	76,494	75,503	35,128	33,246	2.27	5.4%
2031	77,292	76,292	35,601	33,694	2.26	5.4%
2032	78,091	77,081	36,075	34,142	2.26	5.4%
2033	78,893	77,873	36,550	34,592	2.25	5.4%
2034	79,696	78,666	37,027	35,042	2.24	5.4%
2035	80,499	79,459	37,502	35,492	2.24	5.4%
2036	80,805	79,755	37,707	35,689	2.23	5.4%
2037	81,098	80,039	37,907	35,880	2.23	5.3%
2038	81,386	80,317	38,100	36,067	2.23	5.3%
2039	81,666	80,588	38,291	36,250	2.22	5.3%
2040	81,938	80,850	38,475	36,428	2.22	5.3%
2041	82,135	81,038	38,617	36,564	2.22	5.3%
2042	82,329	81,223	38,755	36,698	2.21	5.3%
2043	82,529	81,414	38,896	36,834	2.21	5.3%
2044	82,728	81,604	39,035	36,969	2.21	5.3%
2045	82,930	81,797	39,176	37,105	2.20	5.3%

*April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).

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October, 2014

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City of Fairview Water Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	8,146	8,142	3,494	3,273	2.49	6.3%
2013	8,151	8,147	3,501	3,282	2.48	6.3%
2014	8,165	8,161	3,528	3,307	2.47	6.3%
2015	8,175	8,171	3,552	3,330	2.45	6.3%
2016	8,181	8,177	3,575	3,351	2.44	6.3%
2017	8,186	8,182	3,596	3,371	2.43	6.3%
2018	8,187	8,183	3,615	3,389	2.41	6.3%
2019	8,186	8,182	3,632	3,405	2.40	6.3%
2020	8,180	8,176	3,647	3,419	2.39	6.3%
2021	8,168	8,164	3,650	3,422	2.39	6.2%
2022	8,156	8,152	3,653	3,425	2.38	6.2%
2023	8,139	8,134	3,653	3,425	2.37	6.2%
2024	8,120	8,115	3,652	3,424	2.37	6.2%
2025	8,097	8,092	3,649	3,421	2.37	6.2%
2026	8,110	8,105	3,665	3,436	2.36	6.2%
2027	8,120	8,115	3,679	3,449	2.35	6.3%
2028	8,128	8,123	3,692	3,461	2.35	6.3%
2029	8,136	8,131	3,705	3,473	2.34	6.3%
2030	8,141	8,136	3,715	3,483	2.34	6.2%
2031	8,141	8,136	3,724	3,491	2.33	6.3%
2032	8,140	8,135	3,731	3,498	2.33	6.2%
2033	8,135	8,130	3,737	3,503	2.32	6.3%
2034	8,130	8,125	3,742	3,508	2.32	6.3%
2035	8,123	8,118	3,746	3,512	2.31	6.2%
2036	8,133	8,128	3,757	3,522	2.31	6.3%
2037	8,140	8,135	3,767	3,531	2.30	6.3%
2038	8,145	8,140	3,775	3,539	2.30	6.3%
2039	8,150	8,145	3,783	3,547	2.30	6.2%
2040	8,154	8,149	3,791	3,554	2.29	6.3%
2041	8,150	8,145	3,794	3,557	2.29	6.2%
2042	8,149	8,144	3,798	3,561	2.29	6.2%
2043	8,147	8,141	3,801	3,564	2.28	6.2%
2044	8,146	8,140	3,805	3,568	2.28	6.2%
2045	8,143	8,137	3,808	3,571	2.28	6.2%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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City of Forest Grove Water Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	21,468	20,411	8,005	7,534	2.71	5.9%
2013	22,518	21,205	8,297	7,821	2.71	5.7%
2014	22,824	21,493	8,475	7,988	2.69	5.7%
2015	23,130	21,781	8,655	8,157	2.67	5.8%
2016	23,437	22,070	8,835	8,326	2.65	5.8%
2017	23,744	22,359	9,015	8,495	2.63	5.8%
2018	24,051	22,648	9,195	8,664	2.61	5.8%
2019	24,359	22,937	9,375	8,833	2.60	5.8%
2020	24,668	23,228	9,556	9,003	2.58	5.8%
2021	24,967	23,510	9,712	9,149	2.57	5.8%
2022	25,268	23,793	9,869	9,296	2.56	5.8%
2023	25,568	24,076	10,025	9,443	2.55	5.8%
2024	25,870	24,360	10,182	9,590	2.54	5.8%
2025	26,170	24,643	10,339	9,737	2.53	5.8%
2026	26,344	24,800	10,426	9,818	2.53	5.8%
2027	26,516	24,955	10,513	9,898	2.52	5.8%
2028	26,681	25,103	10,596	9,975	2.52	5.9%
2029	26,845	25,250	10,678	10,051	2.51	5.9%
2030	27,006	25,394	10,759	10,126	2.51	5.9%
2031	27,151	25,523	10,832	10,194	2.50	5.9%
2032	27,293	25,649	10,904	10,260	2.50	5.9%
2033	27,431	25,771	10,973	10,324	2.50	5.9%
2034	27,566	25,890	11,041	10,387	2.49	5.9%
2035	27,698	26,006	11,107	10,448	2.49	5.9%
2036	27,979	26,271	11,257	10,588	2.48	5.9%
2037	28,261	26,538	11,408	10,729	2.47	6.0%
2038	28,542	26,803	11,558	10,869	2.47	6.0%
2039	28,826	27,072	11,710	11,011	2.46	6.0%
2040	29,110	27,341	11,862	11,153	2.45	6.0%
2041	29,260	27,476	11,936	11,221	2.45	6.0%
2042	29,407	27,608	12,008	11,288	2.45	6.0%
2043	29,557	27,743	12,082	11,356	2.44	6.0%
2044	29,706	27,877	12,155	11,424	2.44	6.0%
2045	29,853	28,009	12,228	11,491	2.44	6.0%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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City of Gladstone Water Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	11,131	11,034	4,649	4,411	2.50	5.1%
2013	11,137	11,040	4,655	4,418	2.50	5.1%
2014	11,172	11,074	4,696	4,457	2.48	5.1%
2015	11,205	11,105	4,736	4,495	2.47	5.1%
2016	11,232	11,131	4,773	4,530	2.46	5.1%
2017	11,255	11,153	4,808	4,563	2.44	5.1%
2018	11,276	11,172	4,840	4,594	2.43	5.1%
2019	11,292	11,187	4,871	4,623	2.42	5.1%
2020	11,303	11,197	4,898	4,649	2.41	5.1%
2021	11,308	11,200	4,912	4,662	2.40	5.1%
2022	11,307	11,198	4,923	4,672	2.40	5.1%
2023	11,304	11,194	4,932	4,681	2.39	5.1%
2024	11,297	11,185	4,939	4,688	2.39	5.1%
2025	11,286	11,173	4,945	4,693	2.38	5.1%
2026	11,358	11,244	4,990	4,736	2.37	5.1%
2027	11,427	11,312	5,034	4,778	2.37	5.1%
2028	11,498	11,381	5,079	4,820	2.36	5.1%
2029	11,565	11,447	5,122	4,861	2.35	5.1%
2030	11,631	11,512	5,164	4,901	2.35	5.1%
2031	11,690	11,570	5,203	4,938	2.34	5.1%
2032	11,750	11,629	5,243	4,975	2.34	5.1%
2033	11,809	11,686	5,281	5,011	2.33	5.1%
2034	11,865	11,741	5,318	5,046	2.33	5.1%
2035	11,918	11,793	5,354	5,080	2.32	5.1%
2036	11,976	11,850	5,390	5,114	2.32	5.1%
2037	12,032	11,905	5,425	5,147	2.31	5.1%
2038	12,088	11,960	5,460	5,180	2.31	5.1%
2039	12,143	12,013	5,494	5,212	2.30	5.1%
2040	12,197	12,066	5,528	5,244	2.30	5.1%
2041	12,205	12,073	5,539	5,254	2.30	5.1%
2042	12,212	12,079	5,549	5,263	2.30	5.2%
2043	12,220	12,086	5,559	5,273	2.29	5.1%
2044	12,227	12,092	5,569	5,282	2.29	5.2%
2045	12,236	12,100	5,580	5,292	2.29	5.2%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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City of Gresham Water Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	69,825	68,896	27,933	26,372	2.61	5.6%
2013	71,654	70,526	28,288	26,755	2.64	5.4%
2014	72,619	71,475	28,907	27,328	2.62	5.5%
2015	73,587	72,428	29,532	27,907	2.60	5.5%
2016	74,554	73,379	30,157	28,485	2.58	5.5%
2017	75,525	74,335	30,785	29,065	2.56	5.6%
2018	76,496	75,290	31,412	29,644	2.54	5.6%
2019	77,468	76,247	32,041	30,224	2.52	5.7%
2020	78,444	77,207	32,672	30,805	2.51	5.7%
2021	79,398	78,146	33,220	31,308	2.50	5.8%
2022	80,352	79,085	33,769	31,811	2.49	5.8%
2023	81,309	80,027	34,319	32,315	2.48	5.8%
2024	82,266	80,969	34,870	32,819	2.47	5.9%
2025	83,223	81,911	35,422	33,323	2.46	5.9%
2026	84,060	82,733	35,913	33,783	2.45	5.9%
2027	84,897	83,556	36,405	34,243	2.44	5.9%
2028	85,733	84,377	36,895	34,702	2.43	5.9%
2029	86,566	85,196	37,385	35,160	2.42	6.0%
2030	87,400	86,015	37,874	35,618	2.41	6.0%
2031	88,194	86,796	38,344	36,057	2.41	6.0%
2032	88,988	87,576	38,813	36,496	2.40	6.0%
2033	89,783	88,357	39,283	36,935	2.39	6.0%
2034	90,576	89,136	39,751	37,373	2.39	6.0%
2035	91,368	89,914	40,219	37,810	2.38	6.0%
2036	92,087	90,620	40,633	38,200	2.37	6.0%
2037	92,807	91,327	41,047	38,590	2.37	6.0%
2038	93,523	92,029	41,459	38,978	2.36	6.0%
2039	94,239	92,732	41,871	39,366	2.36	6.0%
2040	94,953	93,433	42,281	39,753	2.35	6.0%
2041	95,457	93,924	42,580	40,035	2.35	6.0%
2042	95,959	94,413	42,878	40,316	2.34	6.0%
2043	96,464	94,905	43,177	40,598	2.34	6.0%
2044	96,967	95,396	43,475	40,879	2.33	6.0%
2045	97,473	95,889	43,774	41,161	2.33	6.0%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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City of Hillsboro Water Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	79,058	77,694	28,853	27,357	2.84	5.2%
2013	81,310	79,939	29,339	27,871	2.87	5.0%
2014	81,854	80,464	29,772	28,275	2.85	5.0%
2015	82,387	80,978	30,202	28,677	2.82	5.0%
2016	82,908	81,480	30,625	29,071	2.80	5.1%
2017	83,417	81,970	31,039	29,457	2.78	5.1%
2018	83,915	82,450	31,446	29,836	2.76	5.1%
2019	84,402	82,918	31,845	30,207	2.74	5.1%
2020	84,876	83,373	32,236	30,570	2.73	5.2%
2021	85,332	83,810	32,539	30,850	2.72	5.2%
2022	85,771	84,231	32,834	31,122	2.71	5.2%
2023	86,201	84,643	33,123	31,388	2.70	5.2%
2024	86,620	85,043	33,405	31,648	2.69	5.3%
2025	87,026	85,431	33,681	31,901	2.68	5.3%
2026	87,505	85,893	33,996	32,197	2.67	5.3%
2027	87,978	86,348	34,307	32,489	2.66	5.3%
2028	88,442	86,794	34,613	32,776	2.65	5.3%
2029	88,898	87,233	34,914	33,059	2.64	5.3%
2030	89,347	87,664	35,210	33,337	2.63	5.3%
2031	89,752	88,052	35,485	33,594	2.62	5.3%
2032	90,147	88,431	35,753	33,846	2.61	5.3%
2033	90,536	88,803	36,018	34,094	2.60	5.3%
2034	90,918	89,168	36,279	34,338	2.60	5.4%
2035	91,292	89,525	36,534	34,577	2.59	5.4%
2036	91,633	89,850	36,759	34,787	2.58	5.4%
2037	91,966	90,167	36,980	34,993	2.58	5.4%
2038	92,294	90,479	37,197	35,196	2.57	5.4%
2039	92,614	90,782	37,409	35,394	2.56	5.4%
2040	92,927	91,079	37,619	35,589	2.56	5.4%
2041	93,064	91,201	37,735	35,696	2.55	5.4%
2042	93,206	91,327	37,852	35,804	2.55	5.4%
2043	93,346	91,452	37,968	35,911	2.55	5.4%
2044	93,490	91,580	38,086	36,019	2.54	5.4%
2045	93,634	91,708	38,202	36,126	2.54	5.4%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Cherry Grove (City of Hillsboro) Water Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	1,440	1,432	551	520	2.75	5.6%
2013	1,456	1,448	557	526	2.75	5.6%
2014	1,470	1,462	566	534	2.74	5.7%
2015	1,485	1,477	574	542	2.73	5.6%
2016	1,499	1,491	583	550	2.71	5.7%
2017	1,511	1,503	590	557	2.70	5.6%
2018	1,526	1,517	599	565	2.68	5.7%
2019	1,538	1,529	607	572	2.67	5.8%
2020	1,553	1,544	615	580	2.66	5.7%
2021	1,562	1,553	621	585	2.65	5.8%
2022	1,575	1,566	627	591	2.65	5.7%
2023	1,585	1,576	633	596	2.64	5.8%
2024	1,597	1,588	639	602	2.64	5.8%
2025	1,607	1,598	645	607	2.63	5.9%
2026	1,611	1,602	648	610	2.63	5.9%
2027	1,616	1,606	651	613	2.62	5.8%
2028	1,621	1,611	654	616	2.62	5.8%
2029	1,625	1,615	657	619	2.61	5.8%
2030	1,630	1,620	660	622	2.60	5.8%
2031	1,632	1,622	663	624	2.60	5.9%
2032	1,633	1,623	665	626	2.59	5.9%
2033	1,636	1,626	667	628	2.59	5.8%
2034	1,638	1,628	669	630	2.58	5.8%
2035	1,637	1,627	670	631	2.58	5.8%
2036	1,637	1,627	671	632	2.57	5.8%
2037	1,638	1,628	673	633	2.57	5.9%
2038	1,639	1,628	674	634	2.57	5.9%
2039	1,639	1,628	675	635	2.56	5.9%
2040	1,637	1,626	675	635	2.56	5.9%
2041	1,640	1,629	677	637	2.56	5.9%
2042	1,643	1,632	680	639	2.55	6.0%
2043	1,646	1,635	682	641	2.55	6.0%
2044	1,647	1,636	683	642	2.55	6.0%
2045	1,650	1,639	686	644	2.55	6.1%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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City of Hillsboro Water Service Area - Future

Forecasts for all years based on 2013 boundaries

Includes South Hillsboro Plan Area

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	79,226	77,862	28,917	27,421	2.84	5.2%
2013	81,481	80,110	29,403	27,935	2.87	5.0%
2014	82,749	81,359	30,166	28,667	2.84	5.0%
2015	84,027	82,618	30,942	29,410	2.81	5.0%
2016	85,317	83,889	31,728	30,159	2.78	4.9%
2017	86,618	85,171	32,522	30,914	2.76	4.9%
2018	87,929	86,464	33,327	31,675	2.73	5.0%
2019	89,250	87,766	34,140	32,441	2.71	5.0%
2020	90,583	89,080	34,964	33,214	2.68	5.0%
2021	91,915	90,393	35,710	33,909	2.67	5.0%
2022	93,252	91,712	36,463	34,608	2.65	5.1%
2023	94,600	93,042	37,228	35,312	2.63	5.1%
2024	95,962	94,385	38,002	36,023	2.62	5.2%
2025	97,330	95,735	38,788	36,738	2.61	5.3%
2026	98,281	96,669	39,353	37,270	2.59	5.3%
2027	99,238	97,608	39,919	37,804	2.58	5.3%
2028	100,192	98,544	40,484	38,336	2.57	5.3%
2029	101,147	99,482	41,051	38,870	2.56	5.3%
2030	102,105	100,422	41,618	39,404	2.55	5.3%
2031	103,019	101,319	42,165	39,918	2.54	5.3%
2032	103,932	102,216	42,711	40,432	2.53	5.3%
2033	104,846	103,113	43,256	40,946	2.52	5.3%
2034	105,762	104,012	43,804	41,461	2.51	5.3%
2035	106,676	104,909	44,351	41,975	2.50	5.4%
2036	107,471	105,688	44,820	42,416	2.49	5.4%
2037	108,265	106,466	45,290	42,857	2.48	5.4%
2038	109,061	107,246	45,759	43,298	2.48	5.4%
2039	109,853	108,021	46,227	43,737	2.47	5.4%
2040	110,643	108,795	46,696	44,176	2.46	5.4%
2041	110,887	109,024	46,879	44,346	2.46	5.4%
2042	111,138	109,259	47,064	44,518	2.45	5.4%
2043	111,386	109,492	47,248	44,688	2.45	5.4%
2044	111,637	109,727	47,433	44,859	2.45	5.4%
2045	111,887	109,961	47,616	45,028	2.44	5.4%

*April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).

Prepared by Population Research Center, Portland State University
October, 2014

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City of Lake Oswego Water Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	34,718	34,535	16,249	15,195	2.27	6.5%
2013	35,145	34,761	16,386	15,325	2.27	6.5%
2014	35,400	35,011	16,574	15,499	2.26	6.5%
2015	35,646	35,251	16,758	15,670	2.25	6.5%
2016	35,879	35,479	16,937	15,835	2.24	6.5%
2017	36,100	35,695	17,108	15,994	2.23	6.5%
2018	36,307	35,897	17,273	16,146	2.22	6.5%
2019	36,503	36,087	17,431	16,292	2.22	6.5%
2020	36,686	36,265	17,582	16,432	2.21	6.5%
2021	36,829	36,403	17,684	16,525	2.20	6.6%
2022	36,962	36,531	17,780	16,613	2.20	6.6%
2023	37,083	36,647	17,869	16,695	2.20	6.6%
2024	37,194	36,752	17,954	16,772	2.19	6.6%
2025	37,291	36,844	18,031	16,843	2.19	6.6%
2026	37,557	37,105	18,187	16,989	2.18	6.6%
2027	37,819	37,362	18,340	17,133	2.18	6.6%
2028	38,071	37,610	18,489	17,273	2.18	6.6%
2029	38,320	37,854	18,636	17,411	2.17	6.6%
2030	38,563	38,092	18,780	17,546	2.17	6.6%
2031	38,779	38,303	18,910	17,669	2.17	6.6%
2032	38,990	38,509	19,039	17,790	2.16	6.6%
2033	39,195	38,710	19,164	17,908	2.16	6.6%
2034	39,397	38,907	19,288	18,024	2.16	6.6%
2035	39,592	39,097	19,408	18,137	2.16	6.5%
2036	40,323	39,824	19,773	18,475	2.16	6.6%
2037	41,062	40,558	20,142	18,817	2.16	6.6%
2038	41,804	41,296	20,514	19,161	2.16	6.6%
2039	42,553	42,040	20,889	19,508	2.16	6.6%
2040	43,307	42,789	21,268	19,858	2.15	6.6%
2041	43,343	42,821	21,310	19,894	2.15	6.6%
2042	43,377	42,851	21,351	19,929	2.15	6.7%
2043	43,415	42,884	21,393	19,965	2.15	6.7%
2044	43,452	42,917	21,436	20,001	2.15	6.7%
2045	43,489	42,950	21,477	20,036	2.14	6.7%

*April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).

Prepared by Population Research Center, Portland State University
October, 2014

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City of Milwaukie Water Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	19,281	19,073	8,675	8,240	2.31	5.0%
2013	19,430	19,130	8,681	8,248	2.32	5.0%
2014	19,585	19,281	8,785	8,347	2.31	5.0%
2015	19,734	19,426	8,888	8,444	2.30	5.0%
2016	19,876	19,564	8,987	8,538	2.29	5.0%
2017	20,013	19,696	9,083	8,629	2.28	5.0%
2018	20,143	19,822	9,176	8,717	2.27	5.0%
2019	20,267	19,942	9,266	8,802	2.27	5.0%
2020	20,382	20,053	9,351	8,883	2.26	5.0%
2021	20,479	20,146	9,411	8,940	2.25	5.0%
2022	20,567	20,230	9,467	8,993	2.25	5.0%
2023	20,652	20,311	9,521	9,044	2.25	5.0%
2024	20,729	20,384	9,572	9,092	2.24	5.0%
2025	20,802	20,453	9,621	9,138	2.24	5.0%
2026	20,878	20,525	9,672	9,187	2.23	5.0%
2027	20,952	20,595	9,723	9,235	2.23	5.0%
2028	21,019	20,658	9,771	9,280	2.23	5.0%
2029	21,079	20,715	9,815	9,322	2.22	5.0%
2030	21,135	20,767	9,857	9,362	2.22	5.0%
2031	21,179	20,807	9,893	9,396	2.21	5.0%
2032	21,215	20,839	9,926	9,427	2.21	5.0%
2033	21,247	20,868	9,957	9,456	2.21	5.0%
2034	21,274	20,891	9,985	9,482	2.20	5.0%
2035	21,296	20,909	10,010	9,506	2.20	5.0%
2036	21,313	20,923	10,030	9,525	2.20	5.0%
2037	21,327	20,933	10,048	9,542	2.19	5.0%
2038	21,333	20,936	10,063	9,556	2.19	5.0%
2039	21,338	20,937	10,076	9,569	2.19	5.0%
2040	21,336	20,932	10,087	9,579	2.19	5.0%
2041	21,333	20,925	10,095	9,587	2.18	5.0%
2042	21,330	20,919	10,103	9,595	2.18	5.0%
2043	21,329	20,914	10,112	9,603	2.18	5.0%
2044	21,327	20,909	10,120	9,611	2.18	5.0%
2045	21,325	20,904	10,129	9,619	2.17	5.0%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Portland Water Bureau Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	564,461	547,045	258,446	241,964	2.26	6.4%
2013	575,365	557,439	262,134	245,837	2.27	6.2%
2014	585,083	566,910	268,536	251,719	2.25	6.3%
2015	594,740	576,320	274,937	257,594	2.24	6.3%
2016	604,397	585,730	281,339	263,464	2.22	6.4%
2017	614,059	595,145	287,740	269,328	2.21	6.4%
2018	623,717	604,556	294,142	275,186	2.20	6.4%
2019	633,382	613,974	300,543	281,038	2.18	6.5%
2020	643,043	623,388	306,945	286,885	2.17	6.5%
2021	652,372	632,477	312,507	291,941	2.17	6.6%
2022	661,707	641,573	318,068	296,992	2.16	6.6%
2023	671,053	650,679	323,630	302,038	2.15	6.7%
2024	680,404	659,790	329,191	307,078	2.15	6.7%
2025	689,770	668,917	334,753	312,115	2.14	6.8%
2026	696,406	675,323	338,726	315,762	2.14	6.8%
2027	703,046	681,733	342,700	319,410	2.13	6.8%
2028	709,685	688,142	346,673	323,055	2.13	6.8%
2029	716,327	694,555	350,647	326,700	2.13	6.8%
2030	722,966	700,964	354,620	330,342	2.12	6.8%
2031	729,336	707,114	358,459	333,858	2.12	6.9%
2032	735,707	713,264	362,298	337,373	2.11	6.9%
2033	742,079	719,416	366,137	340,887	2.11	6.9%
2034	748,453	725,570	369,976	344,400	2.11	6.9%
2035	754,830	731,727	373,815	347,911	2.10	6.9%
2036	761,673	738,359	378,010	351,754	2.10	6.9%
2037	768,514	744,989	382,206	355,597	2.10	7.0%
2038	775,349	751,613	386,401	359,437	2.09	7.0%
2039	782,182	758,235	390,596	363,276	2.09	7.0%
2040	789,015	764,857	394,792	367,115	2.08	7.0%
2041	794,000	769,638	397,992	370,026	2.08	7.0%
2042	798,988	774,422	401,192	372,936	2.08	7.0%
2043	803,974	779,205	404,391	375,844	2.07	7.1%
2044	808,966	783,993	407,591	378,752	2.07	7.1%
2045	813,963	788,786	410,791	381,660	2.07	7.1%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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City of Sandy Water Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	9,912	9,898	3,909	3,702	2.67	5.3%
2013	10,337	10,312	4,043	3,830	2.69	5.3%
2014	10,472	10,447	4,120	3,903	2.68	5.3%
2015	10,607	10,581	4,198	3,976	2.66	5.3%
2016	10,738	10,712	4,274	4,048	2.65	5.3%
2017	10,872	10,846	4,352	4,121	2.63	5.3%
2018	11,005	10,978	4,428	4,193	2.62	5.3%
2019	11,134	11,107	4,503	4,264	2.60	5.3%
2020	11,266	11,239	4,580	4,336	2.59	5.3%
2021	11,391	11,363	4,644	4,396	2.58	5.3%
2022	11,516	11,488	4,707	4,456	2.58	5.3%
2023	11,637	11,609	4,770	4,515	2.57	5.3%
2024	11,763	11,734	4,834	4,575	2.56	5.4%
2025	11,885	11,856	4,897	4,634	2.56	5.4%
2026	12,197	12,168	5,042	4,771	2.55	5.4%
2027	12,514	12,484	5,189	4,910	2.54	5.4%
2028	12,834	12,804	5,339	5,051	2.53	5.4%
2029	13,158	13,128	5,491	5,194	2.53	5.4%
2030	13,490	13,459	5,646	5,340	2.52	5.4%
2031	13,815	13,784	5,799	5,484	2.51	5.4%
2032	14,144	14,113	5,954	5,630	2.51	5.4%
2033	14,481	14,449	6,112	5,779	2.50	5.4%
2034	14,819	14,787	6,271	5,929	2.49	5.5%
2035	15,161	15,129	6,433	6,081	2.49	5.5%
2036	15,824	15,791	6,731	6,363	2.48	5.5%
2037	16,496	16,463	7,035	6,650	2.48	5.5%
2038	17,176	17,143	7,344	6,941	2.47	5.5%
2039	17,867	17,834	7,657	7,237	2.46	5.5%
2040	18,570	18,536	7,976	7,538	2.46	5.5%
2041	18,598	18,564	7,999	7,559	2.46	5.5%
2042	18,624	18,590	8,021	7,579	2.45	5.5%
2043	18,654	18,619	8,044	7,600	2.45	5.5%
2044	18,683	18,648	8,066	7,621	2.45	5.5%
2045	18,713	18,678	8,089	7,642	2.44	5.5%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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City of Sandy Water Service Area - Future

Includes Current UGB and Urban Reserve Area

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	10,863	10,849	4,281	4,059	2.67	5.2%
2013	11,290	11,265	4,415	4,187	2.69	5.2%
2014	11,447	11,422	4,503	4,270	2.67	5.2%
2015	11,606	11,580	4,592	4,354	2.66	5.2%
2016	11,761	11,735	4,680	4,437	2.64	5.2%
2017	11,916	11,890	4,768	4,520	2.63	5.2%
2018	12,073	12,046	4,856	4,603	2.62	5.2%
2019	12,225	12,198	4,942	4,685	2.60	5.2%
2020	12,384	12,357	5,032	4,769	2.59	5.2%
2021	12,532	12,504	5,106	4,839	2.58	5.2%
2022	12,680	12,652	5,180	4,909	2.58	5.2%
2023	12,826	12,798	5,255	4,979	2.57	5.3%
2024	12,976	12,947	5,329	5,049	2.56	5.3%
2025	13,123	13,094	5,404	5,119	2.56	5.3%
2026	13,470	13,441	5,564	5,271	2.55	5.3%
2027	13,823	13,793	5,727	5,425	2.54	5.3%
2028	14,178	14,148	5,893	5,581	2.54	5.3%
2029	14,539	14,509	6,062	5,740	2.53	5.3%
2030	14,909	14,878	6,234	5,902	2.52	5.3%
2031	15,271	15,240	6,404	6,062	2.51	5.3%
2032	15,638	15,607	6,575	6,224	2.51	5.3%
2033	16,012	15,980	6,750	6,389	2.50	5.3%
2034	16,390	16,358	6,927	6,556	2.50	5.4%
2035	16,769	16,737	7,106	6,724	2.49	5.4%
2036	17,499	17,466	7,434	7,034	2.48	5.4%
2037	18,239	18,206	7,767	7,349	2.48	5.4%
2038	18,986	18,953	8,106	7,668	2.47	5.4%
2039	19,746	19,713	8,449	7,993	2.47	5.4%
2040	20,521	20,487	8,800	8,324	2.46	5.4%
2041	20,592	20,558	8,842	8,363	2.46	5.4%
2042	20,660	20,626	8,883	8,401	2.46	5.4%
2043	20,734	20,699	8,927	8,441	2.45	5.4%
2044	20,806	20,771	8,968	8,480	2.45	5.4%
2045	20,878	20,843	9,010	8,519	2.45	5.4%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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City of Sherwood Water Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	18,194	18,187	6,569	6,316	2.88	3.9%
2013	18,575	18,568	6,745	6,492	2.86	3.8%
2014	18,605	18,598	6,800	6,544	2.84	3.8%
2015	18,628	18,621	6,851	6,593	2.82	3.8%
2016	18,643	18,636	6,899	6,638	2.81	3.8%
2017	18,654	18,647	6,943	6,680	2.79	3.8%
2018	18,660	18,653	6,985	6,719	2.78	3.8%
2019	18,660	18,652	7,022	6,754	2.76	3.8%
2020	18,654	18,646	7,056	6,786	2.75	3.8%
2021	18,636	18,628	7,068	6,797	2.74	3.8%
2022	18,613	18,605	7,077	6,805	2.73	3.8%
2023	18,582	18,574	7,082	6,809	2.73	3.9%
2024	18,547	18,539	7,085	6,811	2.72	3.9%
2025	18,506	18,498	7,084	6,810	2.72	3.9%
2026	18,585	18,577	7,138	6,862	2.71	3.9%
2027	18,661	18,653	7,191	6,913	2.70	3.9%
2028	18,736	18,728	7,243	6,963	2.69	3.9%
2029	18,808	18,799	7,293	7,011	2.68	3.9%
2030	18,877	18,868	7,342	7,058	2.67	3.9%
2031	18,935	18,926	7,386	7,100	2.67	3.9%
2032	18,992	18,983	7,428	7,141	2.66	3.9%
2033	19,045	19,036	7,469	7,180	2.65	3.9%
2034	19,098	19,089	7,509	7,219	2.64	3.9%
2035	19,147	19,138	7,548	7,256	2.64	3.9%
2036	19,232	19,223	7,599	7,306	2.63	3.9%
2037	19,316	19,307	7,650	7,355	2.63	3.9%
2038	19,397	19,388	7,699	7,403	2.62	3.8%
2039	19,479	19,470	7,749	7,451	2.61	3.8%
2040	19,559	19,550	7,797	7,498	2.61	3.8%
2041	19,584	19,574	7,818	7,519	2.60	3.8%
2042	19,610	19,600	7,841	7,541	2.60	3.8%
2043	19,635	19,625	7,862	7,562	2.60	3.8%
2044	19,660	19,650	7,884	7,583	2.59	3.8%
2045	19,688	19,678	7,906	7,605	2.59	3.8%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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City of Sherwood Water Service Area - Future

Includes potential growth areas designated by the City

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	18,368	18,361	6,635	6,379	2.88	3.9%
2013	18,752	18,745	6,811	6,555	2.86	3.8%
2014	18,853	18,846	6,895	6,635	2.84	3.8%
2015	18,947	18,940	6,975	6,712	2.82	3.8%
2016	19,037	19,030	7,055	6,787	2.80	3.8%
2017	19,125	19,118	7,131	6,860	2.79	3.8%
2018	19,210	19,203	7,206	6,931	2.77	3.8%
2019	19,290	19,282	7,278	6,999	2.75	3.8%
2020	19,367	19,359	7,347	7,065	2.74	3.8%
2021	19,432	19,424	7,394	7,110	2.73	3.8%
2022	19,495	19,487	7,439	7,153	2.72	3.8%
2023	19,554	19,546	7,482	7,194	2.72	3.8%
2024	19,609	19,601	7,524	7,233	2.71	3.9%
2025	19,660	19,652	7,562	7,270	2.70	3.9%
2026	19,873	19,865	7,673	7,377	2.69	3.9%
2027	20,086	20,078	7,785	7,485	2.68	3.9%
2028	20,301	20,293	7,897	7,593	2.67	3.8%
2029	20,517	20,508	8,010	7,701	2.66	3.9%
2030	20,732	20,723	8,122	7,809	2.65	3.9%
2031	20,936	20,927	8,229	7,912	2.64	3.9%
2032	21,146	21,137	8,338	8,017	2.64	3.8%
2033	21,350	21,341	8,445	8,120	2.63	3.8%
2034	21,560	21,551	8,554	8,225	2.62	3.8%
2035	21,767	21,758	8,662	8,329	2.61	3.8%
2036	21,923	21,914	8,745	8,410	2.61	3.8%
2037	22,078	22,069	8,828	8,490	2.60	3.8%
2038	22,233	22,224	8,910	8,570	2.59	3.8%
2039	22,388	22,379	8,993	8,650	2.59	3.8%
2040	22,541	22,532	9,074	8,729	2.58	3.8%
2041	22,609	22,599	9,115	8,769	2.58	3.8%
2042	22,677	22,667	9,157	8,810	2.57	3.8%
2043	22,746	22,736	9,199	8,851	2.57	3.8%
2044	22,813	22,803	9,240	8,891	2.56	3.8%
2045	22,883	22,873	9,282	8,932	2.56	3.8%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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City of Tigard Water Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	58,512	58,181	24,714	23,573	2.47	4.6%
2013	60,236	59,905	25,409	24,277	2.47	4.5%
2014	60,944	60,608	25,829	24,675	2.46	4.5%
2015	61,643	61,303	26,248	25,073	2.44	4.5%
2016	62,332	61,987	26,663	25,466	2.43	4.5%
2017	63,012	62,663	27,073	25,855	2.42	4.5%
2018	63,682	63,328	27,479	26,239	2.41	4.5%
2019	64,341	63,983	27,879	26,618	2.40	4.5%
2020	64,989	64,626	28,274	26,992	2.39	4.5%
2021	65,588	65,221	28,594	27,294	2.39	4.5%
2022	66,179	65,807	28,909	27,592	2.39	4.6%
2023	66,758	66,382	29,220	27,885	2.38	4.6%
2024	67,331	66,950	29,527	28,175	2.38	4.6%
2025	67,896	67,511	29,830	28,461	2.37	4.6%
2026	68,778	68,389	30,275	28,885	2.37	4.6%
2027	69,663	69,269	30,721	29,310	2.36	4.6%
2028	70,546	70,148	31,168	29,735	2.36	4.6%
2029	71,429	71,027	31,614	30,160	2.36	4.6%
2030	72,314	71,908	32,061	30,586	2.35	4.6%
2031	73,164	72,754	32,493	30,997	2.35	4.6%
2032	74,015	73,601	32,925	31,409	2.34	4.6%
2033	74,866	74,448	33,358	31,821	2.34	4.6%
2034	75,718	75,295	33,791	32,233	2.34	4.6%
2035	76,571	76,144	34,224	32,646	2.33	4.6%
2036	77,068	76,638	34,492	32,900	2.33	4.6%
2037	77,561	77,127	34,759	33,152	2.33	4.6%
2038	78,050	77,612	35,023	33,402	2.32	4.6%
2039	78,533	78,091	35,284	33,649	2.32	4.6%
2040	79,009	78,563	35,541	33,893	2.32	4.6%
2041	79,039	78,589	35,597	33,944	2.32	4.6%
2042	79,071	78,617	35,652	33,995	2.31	4.6%
2043	79,103	78,646	35,708	34,046	2.31	4.7%
2044	79,138	78,677	35,763	34,097	2.31	4.7%
2045	79,174	78,709	35,819	34,148	2.30	4.7%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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City of Tualatin Water Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	26,054	25,967	10,528	10,000	2.60	5.0%
2013	26,510	26,416	10,742	10,212	2.59	4.9%
2014	26,616	26,521	10,841	10,306	2.57	4.9%
2015	26,714	26,617	10,938	10,397	2.56	4.9%
2016	26,800	26,702	11,029	10,483	2.55	5.0%
2017	26,878	26,779	11,115	10,564	2.53	5.0%
2018	26,945	26,845	11,195	10,640	2.52	5.0%
2019	27,003	26,901	11,271	10,711	2.51	5.0%
2020	27,051	26,948	11,341	10,777	2.50	5.0%
2021	27,072	26,968	11,376	10,810	2.49	5.0%
2022	27,087	26,981	11,408	10,840	2.49	5.0%
2023	27,091	26,984	11,435	10,865	2.48	5.0%
2024	27,086	26,978	11,458	10,886	2.48	5.0%
2025	27,073	26,964	11,477	10,903	2.47	5.0%
2026	27,143	27,032	11,533	10,956	2.47	5.0%
2027	27,204	27,092	11,584	11,005	2.46	5.0%
2028	27,261	27,148	11,634	11,052	2.46	5.0%
2029	27,311	27,197	11,680	11,096	2.45	5.0%
2030	27,355	27,240	11,724	11,137	2.45	5.0%
2031	27,380	27,263	11,758	11,169	2.44	5.0%
2032	27,399	27,281	11,789	11,199	2.44	5.0%
2033	27,410	27,291	11,817	11,225	2.43	5.0%
2034	27,418	27,298	11,842	11,249	2.43	5.0%
2035	27,419	27,298	11,864	11,270	2.42	5.0%
2036	27,473	27,351	11,907	11,309	2.42	5.0%
2037	27,524	27,401	11,947	11,346	2.42	5.0%
2038	27,569	27,445	11,986	11,381	2.41	5.0%
2039	27,612	27,486	12,022	11,414	2.41	5.1%
2040	27,649	27,522	12,056	11,445	2.40	5.1%
2041	27,674	27,546	12,083	11,469	2.40	5.1%
2042	27,699	27,570	12,110	11,493	2.40	5.1%
2043	27,725	27,595	12,137	11,517	2.40	5.1%
2044	27,751	27,620	12,163	11,541	2.39	5.1%
2045	27,778	27,646	12,190	11,565	2.39	5.1%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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City of Wilsonville Water Service Area

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	19,509	17,913	8,497	7,859	2.28	7.5%
2013	21,550	19,818	9,349	8,657	2.29	7.4%
2014	21,861	20,105	9,533	8,822	2.28	7.5%
2015	22,169	20,389	9,717	8,987	2.27	7.5%
2016	22,477	20,673	9,902	9,152	2.26	7.6%
2017	22,782	20,955	10,085	9,316	2.25	7.6%
2018	23,086	21,235	10,268	9,479	2.24	7.7%
2019	23,387	21,512	10,450	9,641	2.23	7.7%
2020	23,688	21,789	10,632	9,803	2.22	7.8%
2021	23,972	22,050	10,786	9,939	2.22	7.9%
2022	24,256	22,311	10,940	10,075	2.21	7.9%
2023	24,539	22,570	11,094	10,210	2.21	8.0%
2024	24,820	22,828	11,247	10,345	2.21	8.0%
2025	25,098	23,083	11,399	10,478	2.20	8.1%
2026	25,259	23,222	11,493	10,563	2.20	8.1%
2027	25,414	23,355	11,584	10,645	2.19	8.1%
2028	25,567	23,486	11,674	10,726	2.19	8.1%
2029	25,715	23,611	11,760	10,804	2.19	8.1%
2030	25,861	23,735	11,846	10,881	2.18	8.1%
2031	25,988	23,841	11,923	10,950	2.18	8.2%
2032	26,114	23,946	11,999	11,018	2.17	8.2%
2033	26,237	24,047	12,072	11,084	2.17	8.2%
2034	26,354	24,143	12,144	11,148	2.17	8.2%
2035	26,468	24,236	12,213	11,210	2.16	8.2%
2036	26,580	24,327	12,275	11,267	2.16	8.2%
2037	26,688	24,415	12,337	11,323	2.16	8.2%
2038	26,795	24,502	12,397	11,378	2.15	8.2%
2039	26,897	24,583	12,454	11,430	2.15	8.2%
2040	26,997	24,663	12,510	11,482	2.15	8.2%
2041	27,032	24,678	12,532	11,502	2.15	8.2%
2042	27,069	24,695	12,555	11,523	2.14	8.2%
2043	27,103	24,710	12,577	11,543	2.14	8.2%
2044	27,139	24,726	12,599	11,563	2.14	8.2%
2045	27,177	24,744	12,623	11,584	2.14	8.2%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Clackamas River Water District**

Forecasts for all years based on 2013 boundaries

***Does not include Oregon City overlap area*

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	43,940	43,569	18,509	17,509	2.49	5.4%
2013	44,271	43,900	18,606	17,607	2.49	5.4%
2014	44,906	44,530	18,962	17,946	2.48	5.4%
2015	45,539	45,158	19,320	18,287	2.47	5.3%
2016	46,167	45,781	19,676	18,626	2.46	5.3%
2017	46,796	46,405	20,032	18,965	2.45	5.3%
2018	47,421	47,024	20,385	19,302	2.44	5.3%
2019	48,040	47,638	20,737	19,637	2.43	5.3%
2020	48,658	48,251	21,088	19,972	2.42	5.3%
2021	49,243	48,831	21,384	20,254	2.41	5.3%
2022	49,827	49,410	21,679	20,536	2.41	5.3%
2023	50,407	49,985	21,972	20,816	2.40	5.3%
2024	50,984	50,557	22,264	21,095	2.40	5.3%
2025	51,559	51,127	22,555	21,373	2.39	5.2%
2026	52,386	51,950	22,961	21,761	2.39	5.2%
2027	53,219	52,778	23,370	22,152	2.38	5.2%
2028	54,054	53,608	23,780	22,544	2.38	5.2%
2029	54,895	54,444	24,193	22,939	2.37	5.2%
2030	55,738	55,283	24,608	23,336	2.37	5.2%
2031	56,562	56,102	25,013	23,724	2.36	5.2%
2032	57,387	56,923	25,421	24,114	2.36	5.1%
2033	58,218	57,749	25,830	24,506	2.36	5.1%
2034	59,052	58,578	26,241	24,900	2.35	5.1%
2035	59,892	59,414	26,656	25,297	2.35	5.1%
2036	60,187	59,704	26,821	25,456	2.35	5.1%
2037	60,476	59,989	26,984	25,613	2.34	5.1%
2038	60,758	60,267	27,144	25,767	2.34	5.1%
2039	61,036	60,540	27,300	25,918	2.34	5.1%
2040	61,308	60,808	27,455	26,067	2.33	5.1%
2041	62,213	61,709	27,887	26,480	2.33	5.0%
2042	63,117	62,609	28,319	26,893	2.33	5.0%
2043	64,021	63,508	28,752	27,306	2.33	5.0%
2044	64,923	64,406	29,184	27,719	2.32	5.0%
2045	65,825	65,304	29,616	28,132	2.32	5.0%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Clackamas River Water/Oregon City Overlap

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	9,197	9,011	3,629	3,180	2.83	12.4%
2013	10,396	10,210	4,100	3,596	2.84	12.3%
2014	10,574	10,385	4,190	3,683	2.82	12.1%
2015	10,748	10,557	4,279	3,770	2.80	11.9%
2016	10,929	10,735	4,370	3,859	2.78	11.7%
2017	11,106	10,910	4,459	3,947	2.76	11.5%
2018	11,286	11,087	4,550	4,036	2.75	11.3%
2019	11,467	11,266	4,640	4,126	2.73	11.1%
2020	11,649	11,445	4,731	4,216	2.71	10.9%
2021	11,827	11,621	4,810	4,296	2.71	10.7%
2022	12,006	11,797	4,888	4,376	2.70	10.5%
2023	12,184	11,973	4,967	4,456	2.69	10.3%
2024	12,365	12,151	5,046	4,537	2.68	10.1%
2025	12,548	12,332	5,125	4,619	2.67	9.9%
2026	12,688	12,469	5,195	4,685	2.66	9.8%
2027	12,829	12,608	5,266	4,752	2.65	9.8%
2028	12,969	12,745	5,336	4,818	2.65	9.7%
2029	13,110	12,884	5,406	4,885	2.64	9.6%
2030	13,249	13,021	5,475	4,951	2.63	9.6%
2031	13,384	13,153	5,543	5,015	2.62	9.5%
2032	13,521	13,288	5,611	5,080	2.62	9.5%
2033	13,655	13,420	5,678	5,144	2.61	9.4%
2034	13,790	13,553	5,744	5,208	2.60	9.3%
2035	13,925	13,685	5,811	5,272	2.60	9.3%
2036	13,941	13,699	5,826	5,286	2.59	9.3%
2037	13,957	13,713	5,841	5,300	2.59	9.3%
2038	13,969	13,723	5,854	5,312	2.58	9.3%
2039	13,981	13,733	5,866	5,324	2.58	9.2%
2040	13,992	13,741	5,878	5,335	2.58	9.2%
2041	13,987	13,734	5,882	5,339	2.57	9.2%
2042	13,982	13,727	5,886	5,343	2.57	9.2%
2043	13,978	13,721	5,889	5,347	2.57	9.2%
2044	13,974	13,715	5,893	5,351	2.56	9.2%
2045	13,971	13,710	5,897	5,355	2.56	9.2%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Oak Lodge Water District

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	27,263	26,862	12,010	11,293	2.38	6.0%
2013	27,417	27,016	12,050	11,335	2.38	5.9%
2014	27,513	27,106	12,143	11,423	2.37	5.9%
2015	27,594	27,182	12,231	11,506	2.36	5.9%
2016	27,664	27,246	12,313	11,583	2.35	5.9%
2017	27,718	27,295	12,387	11,653	2.34	5.9%
2018	27,763	27,334	12,456	11,718	2.33	5.9%
2019	27,793	27,359	12,518	11,776	2.32	5.9%
2020	27,811	27,371	12,573	11,828	2.31	5.9%
2021	27,793	27,348	12,589	11,844	2.31	5.9%
2022	27,764	27,314	12,601	11,855	2.30	5.9%
2023	27,723	27,267	12,606	11,860	2.30	5.9%
2024	27,670	27,209	12,606	11,860	2.29	5.9%
2025	27,604	27,138	12,599	11,854	2.29	5.9%
2026	27,825	27,353	12,717	11,965	2.29	5.9%
2027	28,038	27,561	12,832	12,073	2.28	5.9%
2028	28,249	27,767	12,946	12,180	2.28	5.9%
2029	28,456	27,969	13,057	12,285	2.28	5.9%
2030	28,660	28,168	13,168	12,389	2.27	5.9%
2031	28,843	28,346	13,269	12,484	2.27	5.9%
2032	29,025	28,523	13,369	12,578	2.27	5.9%
2033	29,204	28,697	13,467	12,671	2.26	5.9%
2034	29,376	28,864	13,563	12,761	2.26	5.9%
2035	29,546	29,029	13,658	12,850	2.26	5.9%
2036	29,581	29,059	13,690	12,880	2.26	5.9%
2037	29,612	29,086	13,721	12,908	2.25	5.9%
2038	29,636	29,105	13,748	12,933	2.25	5.9%
2039	29,654	29,118	13,772	12,955	2.25	5.9%
2040	29,666	29,126	13,794	12,975	2.24	5.9%
2041	29,651	29,106	13,801	12,981	2.24	5.9%
2042	29,636	29,086	13,808	12,987	2.24	5.9%
2043	29,618	29,064	13,814	12,992	2.24	6.0%
2044	29,605	29,046	13,821	12,998	2.23	6.0%
2045	29,591	29,028	13,828	13,004	2.23	6.0%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Raleigh Water District

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	4,042	3,991	2,141	2,018	1.98	5.7%
2013	4,142	4,091	2,151	2,038	2.01	5.3%
2014	4,165	4,113	2,170	2,055	2.00	5.3%
2015	4,187	4,135	2,189	2,072	2.00	5.3%
2016	4,208	4,155	2,206	2,088	1.99	5.3%
2017	4,227	4,173	2,223	2,103	1.98	5.4%
2018	4,241	4,186	2,238	2,116	1.98	5.5%
2019	4,254	4,199	2,252	2,129	1.97	5.5%
2020	4,264	4,208	2,265	2,140	1.97	5.5%
2021	4,270	4,213	2,272	2,146	1.96	5.5%
2022	4,270	4,213	2,277	2,150	1.96	5.6%
2023	4,269	4,211	2,281	2,153	1.96	5.6%
2024	4,266	4,207	2,284	2,155	1.95	5.6%
2025	4,263	4,204	2,287	2,157	1.95	5.7%
2026	4,271	4,211	2,295	2,164	1.95	5.7%
2027	4,277	4,216	2,301	2,170	1.94	5.7%
2028	4,280	4,219	2,306	2,175	1.94	5.7%
2029	4,284	4,222	2,312	2,180	1.94	5.7%
2030	4,286	4,223	2,316	2,184	1.93	5.7%
2031	4,285	4,222	2,319	2,187	1.93	5.7%
2032	4,280	4,216	2,320	2,188	1.93	5.7%
2033	4,274	4,210	2,321	2,189	1.92	5.7%
2034	4,269	4,204	2,322	2,190	1.92	5.7%
2035	4,260	4,194	2,321	2,189	1.92	5.7%
2036	4,261	4,195	2,325	2,192	1.91	5.7%
2037	4,263	4,196	2,328	2,195	1.91	5.7%
2038	4,263	4,195	2,330	2,197	1.91	5.7%
2039	4,259	4,191	2,331	2,198	1.91	5.7%
2040	4,257	4,188	2,332	2,199	1.90	5.7%
2041	4,283	4,214	2,346	2,212	1.91	5.7%
2042	4,307	4,237	2,359	2,224	1.91	5.7%
2043	4,333	4,263	2,373	2,237	1.91	5.7%
2044	4,360	4,289	2,387	2,250	1.91	5.7%
2045	4,385	4,313	2,400	2,262	1.91	5.8%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Rockwood Water PUD

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	60,135	59,198	22,191	20,901	2.83	5.8%
2013	61,514	60,477	22,427	21,162	2.86	5.6%
2014	61,849	60,798	22,752	21,464	2.83	5.7%
2015	62,175	61,109	23,075	21,763	2.81	5.7%
2016	62,493	61,413	23,391	22,056	2.78	5.7%
2017	62,804	61,710	23,701	22,343	2.76	5.7%
2018	63,110	62,002	24,006	22,625	2.74	5.8%
2019	63,408	62,285	24,303	22,900	2.72	5.8%
2020	63,698	62,561	24,595	23,170	2.70	5.8%
2021	63,984	62,833	24,819	23,375	2.69	5.8%
2022	64,262	63,097	25,037	23,575	2.68	5.8%
2023	64,533	63,354	25,250	23,770	2.67	5.9%
2024	64,794	63,602	25,458	23,960	2.65	5.9%
2025	65,047	63,841	25,659	24,144	2.64	5.9%
2026	65,730	64,510	26,092	24,550	2.63	5.9%
2027	66,414	65,181	26,525	24,957	2.61	5.9%
2028	67,102	65,856	26,961	25,366	2.60	5.9%
2029	67,796	66,536	27,399	25,777	2.58	5.9%
2030	68,490	67,217	27,838	26,189	2.57	5.9%
2031	69,166	67,880	28,266	26,591	2.55	5.9%
2032	69,841	68,543	28,695	26,993	2.54	5.9%
2033	70,521	69,210	29,125	27,397	2.53	5.9%
2034	71,206	69,882	29,558	27,803	2.51	5.9%
2035	71,893	70,557	29,993	28,211	2.50	5.9%
2036	72,300	70,951	30,261	28,464	2.49	5.9%
2037	72,702	71,341	30,527	28,715	2.48	5.9%
2038	73,104	71,731	30,793	28,966	2.48	5.9%
2039	73,502	72,117	31,055	29,214	2.47	5.9%
2040	73,901	72,503	31,318	29,462	2.46	5.9%
2041	74,322	72,913	31,587	29,716	2.45	5.9%
2042	74,742	73,321	31,855	29,969	2.45	5.9%
2043	75,164	73,731	32,124	30,223	2.44	5.9%
2044	75,585	74,140	32,392	30,476	2.43	5.9%
2045	76,008	74,552	32,661	30,730	2.43	5.9%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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South Fork Water Board (Oregon City Part**)

Forecasts for all years based on 2013 boundaries

***Does not include Clackamas River Water overlap area*

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	23,397	22,923	9,549	9,034	2.54	5.4%
2013	23,944	23,470	9,754	9,231	2.54	5.4%
2014	24,153	23,672	9,906	9,373	2.53	5.4%
2015	24,359	23,872	10,058	9,515	2.51	5.4%
2016	24,563	24,069	10,208	9,655	2.49	5.4%
2017	24,760	24,260	10,355	9,792	2.48	5.4%
2018	24,958	24,451	10,501	9,928	2.46	5.5%
2019	25,149	24,636	10,644	10,061	2.45	5.5%
2020	25,338	24,818	10,785	10,192	2.44	5.5%
2021	25,514	24,988	10,896	10,295	2.43	5.5%
2022	25,688	25,156	11,007	10,397	2.42	5.5%
2023	25,858	25,319	11,114	10,496	2.41	5.6%
2024	26,024	25,479	11,220	10,594	2.41	5.6%
2025	26,188	25,637	11,324	10,690	2.40	5.6%
2026	26,414	25,857	11,462	10,818	2.39	5.6%
2027	26,642	26,078	11,600	10,946	2.38	5.6%
2028	26,869	26,299	11,739	11,074	2.37	5.7%
2029	27,092	26,516	11,875	11,200	2.37	5.7%
2030	27,315	26,733	12,012	11,326	2.36	5.7%
2031	27,526	26,938	12,142	11,446	2.35	5.7%
2032	27,734	27,141	12,271	11,565	2.35	5.8%
2033	27,941	27,342	12,399	11,683	2.34	5.8%
2034	28,147	27,542	12,526	11,800	2.33	5.8%
2035	28,352	27,741	12,653	11,917	2.33	5.8%
2036	28,513	27,897	12,756	12,009	2.32	5.9%
2037	28,670	28,048	12,856	12,099	2.32	5.9%
2038	28,828	28,200	12,956	12,189	2.31	5.9%
2039	28,981	28,348	13,054	12,277	2.31	6.0%
2040	29,135	28,496	13,153	12,365	2.30	6.0%
2041	29,316	28,672	13,263	12,464	2.30	6.0%
2042	29,499	28,849	13,373	12,563	2.30	6.1%
2043	29,682	29,027	13,484	12,663	2.29	6.1%
2044	29,863	29,203	13,594	12,762	2.29	6.1%
2045	30,046	29,380	13,705	12,861	2.28	6.2%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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South Fork Water Board (Oregon City Part**) - Future

Includes areas designated by the City for future water service area expansion

***Does not include Clackamas River Water overlap area*

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	23,652	23,178	9,675	9,150	2.53	5.4%
2013	24,206	23,732	9,883	9,350	2.54	5.4%
2014	24,451	23,970	10,052	9,508	2.52	5.4%
2015	24,695	24,208	10,222	9,667	2.50	5.4%
2016	24,937	24,443	10,391	9,824	2.49	5.5%
2017	25,174	24,674	10,557	9,979	2.47	5.5%
2018	25,412	24,905	10,722	10,133	2.46	5.5%
2019	25,644	25,131	10,885	10,285	2.44	5.5%
2020	25,877	25,357	11,048	10,436	2.43	5.5%
2021	26,095	25,569	11,179	10,558	2.42	5.6%
2022	26,313	25,781	11,311	10,680	2.41	5.6%
2023	26,527	25,988	11,439	10,799	2.41	5.6%
2024	26,739	26,194	11,567	10,918	2.40	5.6%
2025	26,949	26,398	11,694	11,035	2.39	5.6%
2026	27,198	26,641	11,843	11,174	2.38	5.6%
2027	27,446	26,882	11,992	11,312	2.38	5.7%
2028	27,696	27,126	12,143	11,451	2.37	5.7%
2029	27,942	27,366	12,291	11,588	2.36	5.7%
2030	28,188	27,606	12,439	11,725	2.35	5.7%
2031	28,422	27,834	12,581	11,856	2.35	5.8%
2032	28,652	28,059	12,722	11,986	2.34	5.8%
2033	28,882	28,283	12,862	12,115	2.33	5.8%
2034	29,110	28,505	13,000	12,243	2.33	5.8%
2035	29,340	28,729	13,140	12,372	2.32	5.8%
2036	29,504	28,888	13,245	12,466	2.32	5.9%
2037	29,664	29,042	13,348	12,558	2.31	5.9%
2038	29,825	29,197	13,450	12,650	2.31	5.9%
2039	29,981	29,348	13,551	12,740	2.30	6.0%
2040	30,138	29,499	13,652	12,830	2.30	6.0%
2041	30,331	29,687	13,769	12,935	2.30	6.1%
2042	30,528	29,878	13,887	13,041	2.29	6.1%
2043	30,723	30,068	14,004	13,147	2.29	6.1%
2044	30,916	30,256	14,121	13,252	2.28	6.2%
2045	31,113	30,447	14,240	13,358	2.28	6.2%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

www.pdx.edu/prc

Clackamas River Water/Oregon City Overlap

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	9,197	9,011	3,629	3,180	2.83	12.4%
2013	10,396	10,210	4,100	3,596	2.84	12.3%
2014	10,574	10,385	4,190	3,683	2.82	12.1%
2015	10,748	10,557	4,279	3,770	2.80	11.9%
2016	10,929	10,735	4,370	3,859	2.78	11.7%
2017	11,106	10,910	4,459	3,947	2.76	11.5%
2018	11,286	11,087	4,550	4,036	2.75	11.3%
2019	11,467	11,266	4,640	4,126	2.73	11.1%
2020	11,649	11,445	4,731	4,216	2.71	10.9%
2021	11,827	11,621	4,810	4,296	2.71	10.7%
2022	12,006	11,797	4,888	4,376	2.70	10.5%
2023	12,184	11,973	4,967	4,456	2.69	10.3%
2024	12,365	12,151	5,046	4,537	2.68	10.1%
2025	12,548	12,332	5,125	4,619	2.67	9.9%
2026	12,688	12,469	5,195	4,685	2.66	9.8%
2027	12,829	12,608	5,266	4,752	2.65	9.8%
2028	12,969	12,745	5,336	4,818	2.65	9.7%
2029	13,110	12,884	5,406	4,885	2.64	9.6%
2030	13,249	13,021	5,475	4,951	2.63	9.6%
2031	13,384	13,153	5,543	5,015	2.62	9.5%
2032	13,521	13,288	5,611	5,080	2.62	9.5%
2033	13,655	13,420	5,678	5,144	2.61	9.4%
2034	13,790	13,553	5,744	5,208	2.60	9.3%
2035	13,925	13,685	5,811	5,272	2.60	9.3%
2036	13,941	13,699	5,826	5,286	2.59	9.3%
2037	13,957	13,713	5,841	5,300	2.59	9.3%
2038	13,969	13,723	5,854	5,312	2.58	9.3%
2039	13,981	13,733	5,866	5,324	2.58	9.2%
2040	13,992	13,741	5,878	5,335	2.58	9.2%
2041	13,987	13,734	5,882	5,339	2.57	9.2%
2042	13,982	13,727	5,886	5,343	2.57	9.2%
2043	13,978	13,721	5,889	5,347	2.57	9.2%
2044	13,974	13,715	5,893	5,351	2.56	9.2%
2045	13,971	13,710	5,897	5,355	2.56	9.2%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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South Fork Water Board (West Linn Part)

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	25,236	25,108	10,107	9,573	2.62	5.3%
2013	25,529	25,438	10,267	9,728	2.61	5.2%
2014	25,733	25,641	10,399	9,853	2.60	5.3%
2015	25,927	25,833	10,529	9,975	2.59	5.3%
2016	26,117	26,022	10,656	10,095	2.58	5.3%
2017	26,299	26,203	10,779	10,211	2.57	5.3%
2018	26,474	26,377	10,899	10,324	2.55	5.3%
2019	26,644	26,545	11,015	10,434	2.54	5.3%
2020	26,804	26,704	11,128	10,540	2.53	5.3%
2021	26,942	26,841	11,209	10,617	2.53	5.3%
2022	27,071	26,969	11,287	10,690	2.52	5.3%
2023	27,197	27,094	11,363	10,761	2.52	5.3%
2024	27,316	27,211	11,435	10,829	2.51	5.3%
2025	27,428	27,322	11,504	10,894	2.51	5.3%
2026	27,509	27,402	11,563	10,950	2.50	5.3%
2027	27,584	27,476	11,619	11,003	2.50	5.3%
2028	27,655	27,546	11,673	11,054	2.49	5.3%
2029	27,718	27,607	11,723	11,101	2.49	5.3%
2030	27,775	27,663	11,770	11,146	2.48	5.3%
2031	27,811	27,698	11,808	11,182	2.48	5.3%
2032	27,844	27,730	11,844	11,216	2.47	5.3%
2033	27,869	27,754	11,877	11,247	2.47	5.3%
2034	27,888	27,772	11,907	11,275	2.46	5.3%
2035	27,901	27,784	11,933	11,300	2.46	5.3%
2036	28,212	28,094	12,082	11,440	2.46	5.3%
2037	28,521	28,402	12,229	11,579	2.45	5.3%
2038	28,832	28,712	12,377	11,719	2.45	5.3%
2039	29,146	29,024	12,527	11,860	2.45	5.3%
2040	29,457	29,334	12,675	12,000	2.44	5.3%
2041	29,455	29,331	12,689	12,013	2.44	5.3%
2042	29,451	29,326	12,703	12,025	2.44	5.3%
2043	29,450	29,324	12,717	12,038	2.44	5.3%
2044	29,450	29,323	12,731	12,051	2.43	5.3%
2045	29,450	29,322	12,745	12,064	2.43	5.3%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Sunrise Water Authority

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	44,029	43,959	16,414	15,537	2.83	5.3%
2013	46,228	46,187	17,206	16,292	2.83	5.3%
2014	47,418	47,376	17,821	16,876	2.81	5.3%
2015	48,625	48,583	18,449	17,473	2.78	5.3%
2016	49,850	49,807	19,087	18,079	2.75	5.3%
2017	51,096	51,053	19,736	18,696	2.73	5.3%
2018	52,361	52,317	20,396	19,323	2.71	5.3%
2019	53,642	53,598	21,065	19,959	2.69	5.3%
2020	54,945	54,900	21,745	20,606	2.66	5.2%
2021	56,250	56,204	22,380	21,210	2.65	5.2%
2022	57,572	57,526	23,024	21,823	2.64	5.2%
2023	58,912	58,865	23,677	22,444	2.62	5.2%
2024	60,269	60,222	24,339	23,074	2.61	5.2%
2025	61,646	61,598	25,010	23,713	2.60	5.2%
2026	62,205	62,157	25,325	24,012	2.59	5.2%
2027	62,763	62,714	25,639	24,310	2.58	5.2%
2028	63,318	63,269	25,952	24,607	2.57	5.2%
2029	63,870	63,820	26,263	24,902	2.56	5.2%
2030	64,420	64,370	26,573	25,196	2.55	5.2%
2031	64,942	64,891	26,869	25,477	2.55	5.2%
2032	65,461	65,410	27,164	25,757	2.54	5.2%
2033	65,977	65,925	27,456	26,035	2.53	5.2%
2034	66,490	66,438	27,748	26,312	2.53	5.2%
2035	67,003	66,950	28,039	26,588	2.52	5.2%
2036	67,294	67,241	28,218	26,758	2.51	5.2%
2037	67,578	67,524	28,392	26,924	2.51	5.2%
2038	67,857	67,803	28,565	27,088	2.50	5.2%
2039	68,131	68,076	28,734	27,249	2.50	5.2%
2040	68,397	68,342	28,900	27,407	2.49	5.2%
2041	69,582	69,526	29,485	27,962	2.49	5.2%
2042	70,767	70,711	30,070	28,518	2.48	5.2%
2043	71,949	71,892	30,655	29,073	2.47	5.2%
2044	73,130	73,073	31,241	29,629	2.47	5.2%
2045	74,310	74,252	31,825	30,184	2.46	5.2%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
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Tualatin Valley Water District (Metzger sub-area)

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	19,551	19,091	8,813	8,337	2.29	5.4%
2013	20,160	19,700	8,942	8,476	2.32	5.2%
2014	20,372	19,906	9,084	8,609	2.31	5.2%
2015	20,582	20,109	9,226	8,742	2.30	5.2%
2016	20,790	20,311	9,368	8,874	2.29	5.3%
2017	20,992	20,507	9,506	9,003	2.28	5.3%
2018	21,191	20,699	9,642	9,130	2.27	5.3%
2019	21,388	20,890	9,777	9,256	2.26	5.3%
2020	21,580	21,076	9,910	9,380	2.25	5.3%
2021	21,758	21,247	10,016	9,478	2.24	5.4%
2022	21,931	21,414	10,119	9,574	2.24	5.4%
2023	22,102	21,579	10,222	9,669	2.23	5.4%
2024	22,271	21,742	10,323	9,763	2.23	5.4%
2025	22,436	21,901	10,423	9,855	2.22	5.4%
2026	22,607	22,066	10,524	9,952	2.22	5.4%
2027	22,777	22,230	10,625	10,049	2.21	5.4%
2028	22,944	22,391	10,725	10,144	2.21	5.4%
2029	23,109	22,550	10,823	10,238	2.20	5.4%
2030	23,270	22,705	10,919	10,330	2.20	5.4%
2031	23,420	22,850	11,009	10,417	2.19	5.4%
2032	23,566	22,990	11,098	10,502	2.19	5.4%
2033	23,711	23,129	11,186	10,586	2.18	5.4%
2034	23,851	23,264	11,271	10,668	2.18	5.4%
2035	23,992	23,399	11,356	10,750	2.18	5.3%
2036	24,103	23,505	11,424	10,815	2.17	5.3%
2037	24,212	23,608	11,490	10,878	2.17	5.3%
2038	24,317	23,708	11,555	10,940	2.17	5.3%
2039	24,422	23,807	11,619	11,001	2.16	5.3%
2040	24,521	23,901	11,681	11,060	2.16	5.3%
2041	24,638	24,013	11,749	11,125	2.16	5.3%
2042	24,756	24,126	11,818	11,191	2.16	5.3%
2043	24,874	24,238	11,886	11,256	2.15	5.3%
2044	24,993	24,352	11,956	11,322	2.15	5.3%
2045	25,111	24,465	12,024	11,387	2.15	5.3%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
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Tualatin Valley Water District (Wolf Creek sub-area)

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	182,615	181,589	73,464	69,242	2.62	5.7%
2013	191,201	189,953	75,462	71,361	2.66	5.4%
2014	193,384	192,119	76,871	72,688	2.64	5.4%
2015	195,554	194,272	78,286	74,020	2.62	5.4%
2016	197,715	196,415	79,694	75,345	2.61	5.5%
2017	199,863	198,546	81,094	76,662	2.59	5.5%
2018	201,999	200,665	82,486	77,972	2.57	5.5%
2019	204,125	202,774	83,871	79,275	2.56	5.5%
2020	206,239	204,871	85,249	80,571	2.54	5.5%
2021	208,276	206,891	86,404	81,656	2.53	5.5%
2022	210,300	208,898	87,553	82,735	2.52	5.5%
2023	212,315	210,897	88,696	83,808	2.52	5.5%
2024	214,316	212,881	89,831	84,874	2.51	5.5%
2025	216,307	214,855	90,960	85,934	2.50	5.5%
2026	218,125	216,657	92,020	86,944	2.49	5.5%
2027	219,928	218,444	93,072	87,947	2.48	5.5%
2028	221,721	220,221	94,117	88,944	2.48	5.5%
2029	223,501	221,985	95,155	89,934	2.47	5.5%
2030	225,267	223,735	96,185	90,917	2.46	5.5%
2031	226,927	225,380	97,162	91,850	2.45	5.5%
2032	228,574	227,012	98,131	92,776	2.45	5.5%
2033	230,210	228,632	99,094	93,696	2.44	5.4%
2034	231,835	230,242	100,051	94,610	2.43	5.4%
2035	233,448	231,840	100,999	95,517	2.43	5.4%
2036	234,827	233,204	101,798	96,284	2.42	5.4%
2037	236,191	234,553	102,589	97,043	2.42	5.4%
2038	237,541	235,889	103,373	97,796	2.41	5.4%
2039	238,880	237,213	104,149	98,542	2.41	5.4%
2040	240,204	238,522	104,918	99,281	2.40	5.4%
2041	240,902	239,206	105,369	99,720	2.40	5.4%
2042	241,606	239,896	105,822	100,160	2.40	5.4%
2043	242,310	240,586	106,273	100,599	2.39	5.3%
2044	243,021	241,282	106,725	101,039	2.39	5.3%
2045	243,731	241,978	107,176	101,478	2.38	5.3%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Tualatin Valley Water District (Wolf Creek sub-area) - Future

Includes future expansion in North Bethany and Bonny Slope

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	182,807	181,781	73,547	69,316	2.62	5.8%
2013	191,396	190,148	75,545	71,435	2.66	5.4%
2014	193,771	192,506	77,045	72,844	2.64	5.5%
2015	196,139	194,857	78,554	74,261	2.62	5.5%
2016	198,504	197,204	80,059	75,675	2.61	5.5%
2017	200,862	199,545	81,559	77,084	2.59	5.5%
2018	203,213	201,879	83,053	78,489	2.57	5.5%
2019	205,561	204,210	84,544	79,891	2.56	5.5%
2020	207,902	206,534	86,030	81,289	2.54	5.5%
2021	210,171	208,786	87,293	82,477	2.53	5.5%
2022	212,435	211,033	88,554	83,663	2.52	5.5%
2023	214,693	213,275	89,810	84,845	2.51	5.5%
2024	216,943	215,508	91,060	86,023	2.51	5.5%
2025	219,189	217,737	92,306	87,198	2.50	5.5%
2026	221,188	219,720	93,454	88,291	2.49	5.5%
2027	223,174	221,690	94,594	89,378	2.48	5.5%
2028	225,155	223,655	95,731	90,462	2.47	5.5%
2029	227,128	225,612	96,863	91,541	2.46	5.5%
2030	229,088	227,556	97,988	92,614	2.46	5.5%
2031	230,943	229,396	99,061	93,638	2.45	5.5%
2032	232,790	231,228	100,128	94,657	2.44	5.5%
2033	234,629	233,051	101,190	95,672	2.44	5.5%
2034	236,462	234,869	102,249	96,683	2.43	5.4%
2035	238,284	236,676	103,300	97,688	2.42	5.4%
2036	239,795	238,172	104,166	98,518	2.42	5.4%
2037	241,293	239,655	105,024	99,341	2.41	5.4%
2038	242,780	241,128	105,877	100,159	2.41	5.4%
2039	244,257	242,590	106,722	100,971	2.40	5.4%
2040	245,719	244,037	107,560	101,776	2.40	5.4%
2041	246,437	244,741	108,024	102,227	2.39	5.4%
2042	247,160	245,450	108,489	102,679	2.39	5.4%
2043	247,884	246,160	108,952	103,130	2.39	5.3%
2044	248,617	246,878	109,418	103,583	2.38	5.3%
2045	249,347	247,594	109,881	104,034	2.38	5.3%

*April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).

Prepared by Population Research Center, Portland State University
October, 2014

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Tualatin Valley Water District

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	202,166	200,680	82,277	77,579	2.59	5.7%
2013	211,361	209,653	84,404	79,837	2.63	5.4%
2014	213,756	212,025	85,955	81,297	2.61	5.4%
2015	216,136	214,381	87,512	82,762	2.59	5.4%
2016	218,505	216,726	89,062	84,219	2.57	5.4%
2017	220,855	219,053	90,600	85,665	2.56	5.4%
2018	223,190	221,364	92,128	87,102	2.54	5.5%
2019	225,513	223,664	93,648	88,531	2.53	5.5%
2020	227,819	225,947	95,159	89,951	2.51	5.5%
2021	230,034	228,138	96,420	91,134	2.50	5.5%
2022	232,231	230,312	97,672	92,309	2.50	5.5%
2023	234,417	232,476	98,918	93,477	2.49	5.5%
2024	236,587	234,623	100,154	94,637	2.48	5.5%
2025	238,743	236,756	101,383	95,789	2.47	5.5%
2026	240,732	238,723	102,544	96,896	2.46	5.5%
2027	242,705	240,674	103,697	97,996	2.46	5.5%
2028	244,665	242,612	104,842	99,088	2.45	5.5%
2029	246,610	244,535	105,978	100,172	2.44	5.5%
2030	248,537	246,440	107,104	101,247	2.43	5.5%
2031	250,347	248,230	108,171	102,267	2.43	5.5%
2032	252,140	250,002	109,229	103,278	2.42	5.4%
2033	253,921	251,761	110,280	104,282	2.41	5.4%
2034	255,686	253,506	111,322	105,278	2.41	5.4%
2035	257,440	255,239	112,355	106,267	2.40	5.4%
2036	258,930	256,709	113,222	107,099	2.40	5.4%
2037	260,403	258,161	114,079	107,921	2.39	5.4%
2038	261,858	259,597	114,928	108,736	2.39	5.4%
2039	263,302	261,020	115,768	109,543	2.38	5.4%
2040	264,725	262,423	116,599	110,341	2.38	5.4%
2041	265,540	263,219	117,118	110,845	2.37	5.4%
2042	266,362	264,022	117,640	111,351	2.37	5.3%
2043	267,184	264,824	118,159	111,855	2.37	5.3%
2044	268,014	265,634	118,681	112,361	2.36	5.3%
2045	268,842	266,443	119,200	112,865	2.36	5.3%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Tualatin Valley Water District - Future

Includes future expansion in North Bethany and Bonny Slope

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	202,358	200,872	82,360	77,653	2.59	5.7%
2013	211,556	209,848	84,487	79,911	2.63	5.4%
2014	214,143	212,412	86,129	81,453	2.61	5.4%
2015	216,721	214,966	87,780	83,003	2.59	5.4%
2016	219,294	217,515	89,427	84,549	2.57	5.5%
2017	221,854	220,052	91,065	86,087	2.56	5.5%
2018	224,404	222,578	92,695	87,619	2.54	5.5%
2019	226,949	225,100	94,321	89,147	2.53	5.5%
2020	229,482	227,610	95,940	90,669	2.51	5.5%
2021	231,929	230,033	97,309	91,955	2.50	5.5%
2022	234,366	232,447	98,673	93,237	2.49	5.5%
2023	236,795	234,854	100,032	94,514	2.48	5.5%
2024	239,214	237,250	101,383	95,786	2.48	5.5%
2025	241,625	239,638	102,729	97,053	2.47	5.5%
2026	243,795	241,786	103,978	98,243	2.46	5.5%
2027	245,951	243,920	105,219	99,427	2.45	5.5%
2028	248,099	246,046	106,456	100,606	2.45	5.5%
2029	250,237	248,162	107,686	101,779	2.44	5.5%
2030	252,358	250,261	108,907	102,944	2.43	5.5%
2031	254,363	252,246	110,070	104,055	2.42	5.5%
2032	256,356	254,218	111,226	105,159	2.42	5.5%
2033	258,340	256,180	112,376	106,258	2.41	5.4%
2034	260,313	258,133	113,520	107,351	2.40	5.4%
2035	262,276	260,075	114,656	108,438	2.40	5.4%
2036	263,898	261,677	115,590	109,333	2.39	5.4%
2037	265,505	263,263	116,514	110,219	2.39	5.4%
2038	267,097	264,836	117,432	111,099	2.38	5.4%
2039	268,679	266,397	118,341	111,972	2.38	5.4%
2040	270,240	267,938	119,241	112,836	2.37	5.4%
2041	271,075	268,754	119,773	113,352	2.37	5.4%
2042	271,916	269,576	120,307	113,870	2.37	5.4%
2043	272,758	270,398	120,838	114,386	2.36	5.3%
2044	273,610	271,230	121,374	114,905	2.36	5.3%
2045	274,458	272,059	121,905	115,421	2.36	5.3%

*April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).

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October, 2014

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West Slope Water District

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	10,121	10,021	4,663	4,405	2.27	5.5%
2013	10,245	10,145	4,679	4,429	2.29	5.3%
2014	10,365	10,264	4,752	4,497	2.28	5.4%
2015	10,484	10,381	4,824	4,565	2.27	5.4%
2016	10,598	10,494	4,895	4,631	2.27	5.4%
2017	10,713	10,607	4,965	4,697	2.26	5.4%
2018	10,822	10,715	5,034	4,761	2.25	5.4%
2019	10,932	10,824	5,102	4,825	2.24	5.4%
2020	11,038	10,928	5,168	4,887	2.24	5.4%
2021	11,133	11,022	5,221	4,936	2.23	5.5%
2022	11,226	11,114	5,273	4,984	2.23	5.5%
2023	11,318	11,204	5,323	5,031	2.23	5.5%
2024	11,409	11,294	5,374	5,078	2.22	5.5%
2025	11,495	11,379	5,422	5,123	2.22	5.5%
2026	11,534	11,416	5,450	5,149	2.22	5.5%
2027	11,567	11,448	5,476	5,173	2.21	5.5%
2028	11,598	11,478	5,501	5,196	2.21	5.5%
2029	11,625	11,504	5,523	5,217	2.21	5.5%
2030	11,650	11,527	5,545	5,237	2.20	5.6%
2031	11,666	11,542	5,562	5,253	2.20	5.6%
2032	11,680	11,555	5,578	5,268	2.19	5.6%
2033	11,692	11,566	5,594	5,282	2.19	5.6%
2034	11,700	11,572	5,607	5,294	2.19	5.6%
2035	11,706	11,577	5,619	5,305	2.18	5.6%
2036	11,728	11,598	5,636	5,321	2.18	5.6%
2037	11,750	11,619	5,653	5,337	2.18	5.6%
2038	11,767	11,635	5,669	5,351	2.17	5.6%
2039	11,785	11,651	5,684	5,365	2.17	5.6%
2040	11,801	11,666	5,698	5,378	2.17	5.6%
2041	11,870	11,734	5,736	5,413	2.17	5.6%
2042	11,937	11,800	5,772	5,447	2.17	5.6%
2043	12,006	11,868	5,810	5,482	2.16	5.6%
2044	12,075	11,936	5,847	5,517	2.16	5.6%
2045	12,145	12,005	5,885	5,552	2.16	5.7%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Burlington Water District

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	275	275	150	133	2.07	11.3%
2013	280	280	150	134	2.09	10.7%
2014	285	285	153	137	2.08	10.5%
2015	292	292	158	141	2.07	10.8%
2016	296	296	161	144	2.06	10.6%
2017	301	301	164	147	2.05	10.4%
2018	308	308	169	151	2.04	10.7%
2019	312	312	172	154	2.03	10.5%
2020	317	317	175	157	2.02	10.3%
2021	322	322	179	160	2.01	10.6%
2022	330	330	183	164	2.01	10.4%
2023	335	335	186	167	2.01	10.2%
2024	340	340	190	170	2.00	10.5%
2025	346	346	193	173	2.00	10.4%
2026	345	345	193	173	1.99	10.4%
2027	344	344	193	173	1.99	10.4%
2028	343	343	193	173	1.98	10.4%
2029	343	343	193	173	1.98	10.4%
2030	342	342	193	173	1.98	10.4%
2031	339	339	192	172	1.97	10.4%
2032	338	338	192	172	1.97	10.4%
2033	336	336	191	171	1.96	10.5%
2034	335	335	191	171	1.96	10.5%
2035	333	333	190	170	1.96	10.5%
2036	332	332	190	170	1.95	10.5%
2037	334	334	191	171	1.95	10.5%
2038	333	333	191	171	1.95	10.5%
2039	333	333	191	171	1.95	10.5%
2040	332	332	191	171	1.94	10.5%
2041	332	332	191	171	1.94	10.5%
2042	331	331	191	171	1.94	10.5%
2043	333	333	192	172	1.94	10.4%
2044	333	333	192	172	1.94	10.4%
2045	332	332	192	172	1.93	10.4%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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GNR Water Company

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	48	48	20	19	2.53	5.0%
2013	48	48	20	19	2.53	5.0%
2014	48	48	20	19	2.53	5.0%
2015	48	48	20	19	2.53	5.0%
2016	47	47	20	19	2.47	5.0%
2017	47	47	20	19	2.47	5.0%
2018	47	47	20	19	2.47	5.0%
2019	47	47	20	19	2.47	5.0%
2020	46	46	20	19	2.42	5.0%
2021	46	46	20	19	2.42	5.0%
2022	46	46	20	19	2.42	5.0%
2023	46	46	20	19	2.42	5.0%
2024	46	46	20	19	2.42	5.0%
2025	46	46	20	19	2.42	5.0%
2026	46	46	20	19	2.42	5.0%
2027	48	48	21	20	2.40	4.8%
2028	48	48	21	20	2.40	4.8%
2029	48	48	21	20	2.40	4.8%
2030	50	50	22	21	2.38	4.5%
2031	50	50	22	21	2.38	4.5%
2032	52	52	23	22	2.36	4.3%
2033	52	52	23	22	2.36	4.3%
2034	55	55	24	23	2.39	4.2%
2035	54	54	24	23	2.35	4.2%
2036	54	54	24	23	2.35	4.2%
2037	54	54	24	23	2.35	4.2%
2038	54	54	24	23	2.35	4.2%
2039	54	54	24	23	2.35	4.2%
2040	54	54	24	23	2.35	4.2%
2041	54	54	24	23	2.35	4.2%
2042	54	54	24	23	2.35	4.2%
2043	54	54	24	23	2.35	4.2%
2044	54	54	24	23	2.35	4.2%
2045	54	54	24	23	2.35	4.2%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Green Valley Water Company

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	7	7	3	3	2.33	0.0%
2013	7	7	3	3	2.33	0.0%
2014	7	7	3	3	2.33	0.0%
2015	7	7	3	3	2.33	0.0%
2016	7	7	3	3	2.33	0.0%
2017	7	7	3	3	2.33	0.0%
2018	7	7	3	3	2.33	0.0%
2019	7	7	3	3	2.33	0.0%
2020	9	9	4	4	2.25	0.0%
2021	9	9	4	4	2.25	0.0%
2022	9	9	4	4	2.25	0.0%
2023	9	9	4	4	2.25	0.0%
2024	9	9	4	4	2.25	0.0%
2025	9	9	4	4	2.25	0.0%
2026	9	9	4	4	2.25	0.0%
2027	9	9	4	4	2.25	0.0%
2028	9	9	4	4	2.25	0.0%
2029	9	9	4	4	2.25	0.0%
2030	9	9	4	4	2.25	0.0%
2031	9	9	4	4	2.25	0.0%
2032	9	9	4	4	2.25	0.0%
2033	9	9	4	4	2.25	0.0%
2034	9	9	4	4	2.25	0.0%
2035	9	9	4	4	2.25	0.0%
2036	9	9	4	4	2.25	0.0%
2037	9	9	4	4	2.25	0.0%
2038	9	9	4	4	2.25	0.0%
2039	9	9	4	4	2.25	0.0%
2040	9	9	4	4	2.25	0.0%
2041	9	9	4	4	2.25	0.0%
2042	9	9	4	4	2.25	0.0%
2043	9	9	4	4	2.25	0.0%
2044	9	9	4	4	2.25	0.0%
2045	9	9	4	4	2.25	0.0%

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*Prepared by Population Research Center, Portland State University
October, 2014*

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Hideaway Hills Water Company

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	52	52	19	18	2.89	5.3%
2013	52	52	19	18	2.89	5.3%
2014	52	52	19	18	2.89	5.3%
2015	51	51	19	18	2.83	5.3%
2016	51	51	19	18	2.83	5.3%
2017	51	51	19	18	2.83	5.3%
2018	51	51	19	18	2.83	5.3%
2019	50	50	19	18	2.78	5.3%
2020	50	50	19	18	2.78	5.3%
2021	50	50	19	18	2.78	5.3%
2022	50	50	19	18	2.78	5.3%
2023	50	50	19	18	2.78	5.3%
2024	50	50	19	18	2.78	5.3%
2025	50	50	19	18	2.78	5.3%
2026	50	50	19	18	2.78	5.3%
2027	50	50	19	18	2.78	5.3%
2028	52	52	20	19	2.74	5.0%
2029	52	52	20	19	2.74	5.0%
2030	52	52	20	19	2.74	5.0%
2031	55	55	21	20	2.75	4.8%
2032	54	54	21	20	2.70	4.8%
2033	54	54	21	20	2.70	4.8%
2034	57	57	22	21	2.71	4.5%
2035	57	57	22	21	2.71	4.5%
2036	57	57	22	21	2.71	4.5%
2037	57	57	22	21	2.71	4.5%
2038	57	57	22	21	2.71	4.5%
2039	57	57	22	21	2.71	4.5%
2040	56	56	22	21	2.67	4.5%
2041	56	56	22	21	2.67	4.5%
2042	56	56	22	21	2.67	4.5%
2043	56	56	22	21	2.67	4.5%
2044	56	56	22	21	2.67	4.5%
2045	56	56	22	21	2.67	4.5%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Lake Grove Water District

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	2,837	2,827	1,311	1,240	2.28	5.4%
2013	2,881	2,871	1,328	1,257	2.28	5.3%
2014	2,928	2,918	1,354	1,281	2.28	5.4%
2015	2,977	2,967	1,380	1,306	2.27	5.4%
2016	3,026	3,016	1,407	1,331	2.27	5.4%
2017	3,073	3,062	1,433	1,355	2.26	5.4%
2018	3,122	3,111	1,460	1,380	2.25	5.5%
2019	3,168	3,157	1,485	1,404	2.25	5.5%
2020	3,214	3,203	1,511	1,428	2.24	5.5%
2021	3,259	3,248	1,534	1,449	2.24	5.5%
2022	3,301	3,290	1,555	1,469	2.24	5.5%
2023	3,344	3,333	1,577	1,489	2.24	5.6%
2024	3,388	3,377	1,599	1,510	2.24	5.6%
2025	3,432	3,420	1,621	1,530	2.24	5.6%
2026	3,424	3,412	1,621	1,530	2.23	5.6%
2027	3,414	3,402	1,620	1,529	2.22	5.6%
2028	3,404	3,392	1,619	1,528	2.22	5.6%
2029	3,389	3,377	1,615	1,525	2.21	5.6%
2030	3,377	3,365	1,613	1,523	2.21	5.6%
2031	3,361	3,349	1,609	1,519	2.20	5.6%
2032	3,343	3,330	1,603	1,514	2.20	5.6%
2033	3,324	3,311	1,598	1,509	2.19	5.6%
2034	3,304	3,291	1,592	1,503	2.19	5.6%
2035	3,281	3,268	1,584	1,496	2.18	5.6%
2036	3,317	3,304	1,602	1,513	2.18	5.6%
2037	3,353	3,340	1,621	1,530	2.18	5.6%
2038	3,392	3,379	1,640	1,548	2.18	5.6%
2039	3,428	3,415	1,658	1,565	2.18	5.6%
2040	3,464	3,451	1,676	1,582	2.18	5.6%
2041	3,461	3,447	1,677	1,582	2.18	5.7%
2042	3,457	3,443	1,677	1,582	2.18	5.7%
2043	3,453	3,439	1,677	1,582	2.17	5.7%
2044	3,449	3,435	1,677	1,582	2.17	5.7%
2045	3,445	3,431	1,677	1,582	2.17	5.7%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Lorna Water Company

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	247	246	105	99	2.48	5.7%
2013	249	248	105	99	2.51	5.7%
2014	248	247	105	99	2.49	5.7%
2015	249	248	106	100	2.48	5.7%
2016	247	246	106	100	2.46	5.7%
2017	246	245	106	100	2.45	5.7%
2018	245	244	106	100	2.44	5.7%
2019	246	245	107	101	2.43	5.6%
2020	245	244	107	101	2.42	5.6%
2021	245	244	107	101	2.42	5.6%
2022	244	243	107	101	2.41	5.6%
2023	246	245	108	102	2.40	5.6%
2024	246	245	108	102	2.40	5.6%
2025	245	244	108	102	2.39	5.6%
2026	251	250	111	105	2.38	5.4%
2027	257	256	114	108	2.37	5.3%
2028	264	263	117	111	2.37	5.1%
2029	270	269	120	114	2.36	5.0%
2030	276	275	123	117	2.35	4.9%
2031	282	281	126	120	2.34	4.8%
2032	288	287	129	123	2.33	4.7%
2033	292	291	131	125	2.33	4.6%
2034	298	297	134	128	2.32	4.5%
2035	304	303	137	131	2.31	4.4%
2036	304	303	138	131	2.31	5.1%
2037	305	304	139	132	2.30	5.0%
2038	305	304	139	132	2.30	5.0%
2039	307	306	140	133	2.30	5.0%
2040	308	307	141	134	2.29	5.0%
2041	308	307	142	134	2.29	5.6%
2042	310	309	143	135	2.29	5.6%
2043	313	312	145	137	2.28	5.5%
2044	315	314	146	138	2.28	5.5%
2045	317	316	147	139	2.27	5.4%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Lusted Water District

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	1,049	1,040	403	380	2.74	5.7%
2013	1,069	1,060	407	384	2.76	5.7%
2014	1,072	1,063	410	387	2.75	5.6%
2015	1,075	1,066	413	390	2.73	5.6%
2016	1,077	1,068	417	393	2.72	5.8%
2017	1,078	1,069	419	395	2.71	5.7%
2018	1,082	1,072	422	398	2.69	5.7%
2019	1,082	1,072	424	400	2.68	5.7%
2020	1,083	1,073	426	402	2.67	5.6%
2021	1,083	1,073	427	403	2.66	5.6%
2022	1,081	1,071	428	403	2.66	5.8%
2023	1,081	1,071	429	404	2.65	5.8%
2024	1,079	1,069	429	404	2.65	5.8%
2025	1,077	1,067	429	404	2.64	5.8%
2026	1,078	1,067	430	405	2.63	5.8%
2027	1,081	1,070	432	407	2.63	5.8%
2028	1,083	1,072	434	409	2.62	5.8%
2029	1,084	1,073	435	410	2.62	5.7%
2030	1,084	1,073	436	411	2.61	5.7%
2031	1,085	1,074	438	412	2.61	5.9%
2032	1,085	1,074	439	413	2.60	5.9%
2033	1,086	1,075	440	414	2.60	5.9%
2034	1,084	1,073	440	414	2.59	5.9%
2035	1,085	1,073	441	415	2.59	5.9%
2036	1,693	1,681	690	651	2.58	5.7%
2037	2,312	2,300	944	892	2.58	5.5%
2038	2,942	2,930	1,202	1,138	2.57	5.3%
2039	3,584	3,572	1,463	1,389	2.57	5.1%
2040	4,236	4,224	1,729	1,645	2.57	4.9%
2041	4,590	4,578	1,872	1,785	2.56	4.6%
2042	4,944	4,932	2,015	1,925	2.56	4.5%
2043	5,296	5,284	2,157	2,065	2.56	4.3%
2044	5,649	5,636	2,298	2,205	2.56	4.0%
2045	6,000	5,987	2,439	2,345	2.55	3.9%

**April 1 census data allocated to area. All other years are July 1 (2013 estimates and 2014-2045 forecasts).*

*Prepared by Population Research Center, Portland State University
October, 2014*

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Palatine Hill Water District

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	1,503	1,503	581	520	2.89	10.5%
2013	1,531	1,531	584	525	2.92	10.1%
2014	1,531	1,531	587	528	2.90	10.1%
2015	1,526	1,526	589	529	2.88	10.2%
2016	1,526	1,526	592	532	2.87	10.1%
2017	1,525	1,525	595	534	2.86	10.3%
2018	1,526	1,526	598	537	2.84	10.2%
2019	1,522	1,522	600	538	2.83	10.3%
2020	1,523	1,523	603	541	2.82	10.3%
2021	1,525	1,525	605	543	2.81	10.2%
2022	1,525	1,525	607	544	2.80	10.4%
2023	1,530	1,530	610	547	2.80	10.3%
2024	1,530	1,530	612	548	2.79	10.5%
2025	1,533	1,533	614	550	2.79	10.4%
2026	1,538	1,538	617	553	2.78	10.4%
2027	1,539	1,539	619	554	2.78	10.5%
2028	1,544	1,544	622	557	2.77	10.5%
2029	1,547	1,547	624	559	2.77	10.4%
2030	1,550	1,550	627	561	2.76	10.5%
2031	1,556	1,556	630	564	2.76	10.5%
2032	1,559	1,559	632	566	2.75	10.4%
2033	1,565	1,565	635	569	2.75	10.4%
2034	1,566	1,566	637	570	2.75	10.5%
2035	1,572	1,572	640	573	2.74	10.5%
2036	1,580	1,580	644	577	2.74	10.4%
2037	1,588	1,588	649	581	2.73	10.5%
2038	1,596	1,596	653	585	2.73	10.4%
2039	1,607	1,607	658	590	2.72	10.3%
2040	1,612	1,612	662	593	2.72	10.4%
2041	1,613	1,613	663	594	2.72	10.4%
2042	1,613	1,613	664	595	2.71	10.4%
2043	1,614	1,614	664	596	2.71	10.2%
2044	1,614	1,614	665	597	2.70	10.2%
2045	1,615	1,615	666	598	2.70	10.2%

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*Prepared by Population Research Center, Portland State University
October, 2014*

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Pleasant Home Water District

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	1,430	1,421	553	516	2.75	6.7%
2013	1,462	1,453	559	523	2.78	6.4%
2014	1,463	1,454	562	526	2.76	6.4%
2015	1,464	1,455	566	529	2.75	6.5%
2016	1,465	1,456	569	532	2.74	6.5%
2017	1,463	1,454	571	534	2.72	6.5%
2018	1,463	1,453	573	536	2.71	6.5%
2019	1,459	1,449	574	537	2.70	6.4%
2020	1,458	1,448	577	539	2.69	6.6%
2021	1,452	1,442	576	538	2.68	6.6%
2022	1,449	1,439	576	538	2.67	6.6%
2023	1,443	1,433	575	537	2.67	6.6%
2024	1,437	1,427	574	536	2.66	6.6%
2025	1,429	1,419	572	534	2.66	6.6%
2026	1,432	1,421	574	536	2.65	6.6%
2027	1,431	1,420	575	537	2.64	6.6%
2028	1,431	1,420	576	538	2.64	6.6%
2029	1,430	1,419	577	539	2.63	6.6%
2030	1,430	1,419	578	540	2.63	6.6%
2031	1,427	1,416	578	540	2.62	6.6%
2032	1,424	1,413	578	540	2.62	6.6%
2033	1,424	1,413	579	541	2.61	6.6%
2034	1,419	1,408	578	540	2.61	6.6%
2035	1,417	1,405	578	540	2.60	6.6%
2036	1,740	1,728	714	665	2.60	6.9%
2037	2,070	2,058	855	793	2.60	7.3%
2038	2,406	2,394	1,000	924	2.59	7.6%
2039	2,747	2,735	1,148	1,057	2.59	7.9%
2040	3,095	3,083	1,300	1,193	2.58	8.2%
2041	3,238	3,226	1,362	1,250	2.58	8.2%
2042	3,384	3,372	1,426	1,308	2.58	8.3%
2043	3,527	3,515	1,488	1,365	2.58	8.3%
2044	3,670	3,657	1,550	1,422	2.57	8.3%
2045	3,815	3,802	1,613	1,480	2.57	8.2%

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Skyview Acres Water Company

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	35	35	17	15	2.33	11.8%
2013	35	35	17	15	2.33	11.8%
2014	35	35	17	15	2.33	11.8%
2015	37	37	18	16	2.31	11.1%
2016	37	37	18	16	2.31	11.1%
2017	37	37	18	16	2.31	11.1%
2018	36	36	18	16	2.25	11.1%
2019	39	39	19	17	2.29	10.5%
2020	38	38	19	17	2.24	10.5%
2021	38	38	19	17	2.24	10.5%
2022	38	38	19	17	2.24	10.5%
2023	38	38	19	17	2.24	10.5%
2024	40	40	20	18	2.22	10.0%
2025	40	40	20	18	2.22	10.0%
2026	40	40	20	18	2.22	10.0%
2027	40	40	20	18	2.22	10.0%
2028	40	40	20	18	2.22	10.0%
2029	40	40	20	18	2.22	10.0%
2030	40	40	20	18	2.22	10.0%
2031	40	40	20	18	2.22	10.0%
2032	40	40	20	18	2.22	10.0%
2033	40	40	20	18	2.22	10.0%
2034	39	39	20	18	2.17	10.0%
2035	39	39	20	18	2.17	10.0%
2036	39	39	20	18	2.17	10.0%
2037	39	39	20	18	2.17	10.0%
2038	39	39	20	18	2.17	10.0%
2039	39	39	20	18	2.17	10.0%
2040	39	39	20	18	2.17	10.0%
2041	39	39	20	18	2.17	10.0%
2042	39	39	20	18	2.17	10.0%
2043	39	39	20	18	2.17	10.0%
2044	39	39	20	18	2.17	10.0%
2045	39	39	20	18	2.17	10.0%

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October, 2014*

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Two Rivers Water Association

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	14	14	7	7	2.00	0.0%
2013	14	14	7	7	2.00	0.0%
2014	14	14	7	7	2.00	0.0%
2015	14	14	7	7	2.00	0.0%
2016	14	14	7	7	2.00	0.0%
2017	14	14	7	7	2.00	0.0%
2018	14	14	7	7	2.00	0.0%
2019	14	14	7	7	2.00	0.0%
2020	14	14	7	7	2.00	0.0%
2021	14	14	7	7	2.00	0.0%
2022	13	13	7	7	1.86	0.0%
2023	13	13	7	7	1.86	0.0%
2024	13	13	7	7	1.86	0.0%
2025	13	13	7	7	1.86	0.0%
2026	13	13	7	7	1.86	0.0%
2027	13	13	7	7	1.86	0.0%
2028	13	13	7	7	1.86	0.0%
2029	13	13	7	7	1.86	0.0%
2030	13	13	7	7	1.86	0.0%
2031	15	15	8	8	1.88	0.0%
2032	15	15	8	8	1.88	0.0%
2033	15	15	8	8	1.88	0.0%
2034	15	15	8	8	1.88	0.0%
2035	15	15	8	8	1.88	0.0%
2036	15	15	8	8	1.88	0.0%
2037	15	15	8	8	1.88	0.0%
2038	15	15	8	8	1.88	0.0%
2039	15	15	8	8	1.88	0.0%
2040	15	15	8	8	1.88	0.0%
2041	15	15	8	8	1.88	0.0%
2042	15	15	8	8	1.88	0.0%
2043	15	15	8	8	1.88	0.0%
2044	15	15	8	8	1.88	0.0%
2045	15	15	8	8	1.88	0.0%

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Valley View Water District

Forecasts for all years based on 2013 boundaries

	Population	Household Population	Housing Units	Households	Persons per Household	Vacancy Rate
2010*	877	876	374	353	2.48	5.6%
2013	900	899	380	359	2.50	5.5%
2014	914	913	387	366	2.49	5.4%
2015	923	922	393	371	2.49	5.6%
2016	937	936	400	378	2.48	5.5%
2017	949	948	406	384	2.47	5.4%
2018	963	962	413	391	2.46	5.3%
2019	972	971	419	396	2.45	5.5%
2020	986	985	426	403	2.44	5.4%
2021	1,000	999	432	409	2.44	5.3%
2022	1,011	1,010	437	414	2.44	5.3%
2023	1,025	1,024	443	420	2.44	5.2%
2024	1,034	1,033	448	424	2.44	5.4%
2025	1,048	1,047	454	430	2.43	5.3%
2026	1,049	1,048	455	431	2.43	5.3%
2027	1,050	1,049	456	432	2.43	5.3%
2028	1,048	1,047	456	432	2.42	5.3%
2029	1,050	1,049	457	433	2.42	5.3%
2030	1,051	1,050	458	434	2.42	5.2%
2031	1,052	1,051	459	435	2.42	5.2%
2032	1,051	1,050	459	435	2.41	5.2%
2033	1,052	1,051	460	436	2.41	5.2%
2034	1,053	1,052	461	437	2.41	5.2%
2035	1,052	1,051	461	437	2.41	5.2%
2036	1,053	1,052	462	438	2.40	5.2%
2037	1,051	1,050	463	438	2.40	5.4%
2038	1,055	1,054	465	440	2.40	5.4%
2039	1,056	1,055	466	441	2.39	5.4%
2040	1,057	1,056	467	442	2.39	5.4%
2041	1,058	1,057	468	443	2.39	5.3%
2042	1,060	1,059	469	444	2.39	5.3%
2043	1,061	1,060	470	445	2.38	5.3%
2044	1,062	1,061	471	446	2.38	5.3%
2045	1,061	1,060	472	446	2.38	5.5%

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October, 2014*

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