

Framingham



Photo Credit: Joseph Perry

Population

	<u>2000</u>	<u>2010</u>	<u>% Change (2000-2010)</u>	<u>2016*</u>
Total Population	66,910	68,318	2.1%	70,743
Gender				
Female	34,968	35,303	1.0%	37,128
Male	31,942	33,015	3.4%	33,615
Age Distribution				
Under 10 years	8,383	8,281	-1.2%	7,993
10 to 19 years	7,549	7,997	5.9%	8,677
20 to 34 years	16,032	14,920	-6.9%	15,225
35 to 54 years	20,481	20,139	-1.7%	19,750
55 to 74 years	10,111	12,054	19.2%	14,076
75 years and over	4,354	4,927	13.2%	5,022
Race/Ethnicity				
White	53,373	49,122	-8.0%	52,228
Black	3,409	3,993	17.1%	4,811
American Indian	116	205	76.7%	207
Asian, Pacific Islander	3,554	4,380	23.2%	5,792
Some other race	4,195	7,448	77.5%	4,680
Two or More Races	2,263	3,170	40.1%	3,025
Hispanic or Latino (of any race)	7,265	9,161	26.1%	10,469
Households by type				
Family Households (families)	16,573	16,535	-0.2%	17,612
With own children under 18 years	7,610	7,588	-0.3%	7,776
Non family households	9,580	9,638	0.6%	10,076
Average household size	2.43	2.47	1.6%	2.43
Average family size	3.02	3.03	0.3%	3.01

Housing

Housing Tenure and Vacancy	<u>2000</u>	<u>2010</u>	<u>% Change (2000-2010)</u>	<u>2016*</u>
Occupied housing units	26,153	26,173	0.1%	67,253
Vacant housing units	581	1,356	133.4%	917
Homeowner vacancy rate (percent)	0.2%	12.1%	5947.2%	0.2%
Rental vacancy rate (percent)	1.7%	57.2%	3266.3%	1.9%
Owner-occupied housing units	14,512	14,521	0.1%	14,993
Renter-occupied housing units	11,641	11,652	0.1%	12,695

Sources: MERC and various sources.

Note: In a few instances MERC estimates are used due to the unavailability of data.

Please refer to MERC's Annual Economic Profile for a detailed discussion of sources.

* 5-year estimate based on the Census Bureau's American Community Survey

Education

	<u>2016</u>	<u>2017</u>	<u>% Change (2016-2017)</u>
Student Enrollment	8,375	8,466	1.1%
Costs Per Pupil	\$16,128	\$16,292	1.0%

Unemployment

	<u>2016</u>	<u>2017</u>	<u>% Change (2016-2017)</u>
Labor Force	39,601	39,945	0.9%
Unemployed Individuals	1,164	1,188	2.1%
Unemployment Rate	2.9%	3.0%	3.4%

Payroll and Wages

	<u>2016</u>	<u>2017</u>	<u>% Change (2016-2017)</u>
Average Wage	\$76,850	\$79,324	3.2%
Total Payroll (in thousands)	\$3,816,433	\$3,943,376	3.3%

Employment By Super Sector

	<u>2016</u>	<u>2017</u>	<u>% Change (2016-2017)</u>
Total Employment	49,661	49,712	0.1%
Natural Resources & Mining	2	1	-50.0%
Construction	1,477	1,576	6.7%
Manufacturing	4,527	4,568	0.9%
Trade, Transportation, & Utilities	7,682	7,477	-2.7%
Information	1,697	1,943	14.5%
Financial Activities	1,122	1,119	-0.3%
Professional and Business Services	14,483	14,649	1.1%
Education and Health Services	8,624	8,404	-2.6%
Leisure & Hospitality	3,540	3,580	1.1%
Other Services	1,236	1,137	-8.0%
Public	5,271	5,258	-0.2%
Total Establishments	2,513	2,525	0.5%
Natural Resources & Mining	2	1	-50.0%
Construction	204	225	10.3%
Manufacturing	62	58	-6.5%
Trade, Transportation, & Utilities	432	423	-2.1%
Information	61	66	8.2%
Financial Activities	191	189	-1.0%
Professional and Business Services	578	572	-1.0%
Education and Health Services	537	544	1.3%
Leisure & Hospitality	176	171	-2.8%
Other Services	204	213	4.4%
Public	66	63	-4.5%

Revenue (in thousands)

	<u>2016</u>	<u>2017</u>	<u>% Change (2016-2017)</u>
Tax Levies	\$176,466	\$182,403	3.4%
State Aid	\$50,570	\$55,172	9.1%
Local Fees/Receipts	\$66,769	\$70,825	6.1%
Other Revenue	\$5,780	\$11,709	102.6%

Tax Rates (per thousand)

	<u>2016</u>	<u>2017</u>	<u>% Change (2016-2017)</u>
Residential Tax Rate	\$17.38	\$16.71	-3.9%
Commercial Tax Rate	\$37.98	\$36.52	-3.8%

Housing Prices

	<u>2016</u>	<u>2017</u>	<u>% Change (2016-2017)</u>
Average Single Family Home Assessed Value	\$323,418	\$367,321	13.6%
Single Family Median Sales Price	\$391,750	\$415,000	5.9%
Condo Median Sales Price	\$229,200	\$204,500	-10.8%



Framingham
State University

MetroWest Economic
Research Center