

# Belleair

## Demographics

| Summary                         | Census 2010 | 2018  | 2023     |
|---------------------------------|-------------|-------|----------|
| Population                      | 3,869       | 3,977 | 4,074    |
| Households                      | 1,822       | 1,845 | 1,882    |
| Families                        | 1,094       | 1,100 | 1,120    |
| Average Household Size          | 2.65        | 2.68  | 2.68     |
| Owner Occupied Housing Units    | 1,550       | 1,517 | 1,574    |
| Renter Occupied Housing Units   | 272         | 328   | 307      |
| Median Age                      | 55.2        | 58.8  | 61.7     |
| Trends: 2018 - 2023 Annual Rate | Area        | State | National |
| Population                      | 0.48%       | 1.41% | 0.83%    |
| Households                      | 0.40%       | 1.36% | 0.79%    |
| Families                        | 0.36%       | 1.30% | 0.71%    |
| Owner HHs                       | 0.74%       | 1.92% | 1.13%    |
| Median Household Income         | 2.77%       | 2.52% | 2.50%    |

| Population by Age | Census 2010 |         | 2018   |         | 2023   |         |
|-------------------|-------------|---------|--------|---------|--------|---------|
|                   | Number      | Percent | Number | Percent | Number | Percent |
| 0 - 4             | 116         | 3.0%    | 100    | 2.5%    | 94     | 2.3%    |
| 5 - 9             | 159         | 4.1%    | 135    | 3.4%    | 122    | 3.0%    |
| 10 - 14           | 217         | 5.6%    | 175    | 4.4%    | 155    | 3.8%    |
| 15 - 24           | 240         | 6.2%    | 283    | 7.1%    | 277    | 6.8%    |
| 25 - 34           | 170         | 4.4%    | 199    | 5.0%    | 224    | 5.5%    |
| 35 - 44           | 368         | 9.5%    | 271    | 6.8%    | 261    | 6.4%    |
| 45 - 54           | 654         | 16.9%   | 545    | 13.7%   | 428    | 10.5%   |
| 55 - 64           | 700         | 18.1%   | 756    | 19.0%   | 749    | 18.4%   |
| 65 - 74           | 584         | 15.1%   | 776    | 19.5%   | 867    | 21.3%   |
| 75 - 84           | 437         | 11.3%   | 466    | 11.7%   | 603    | 14.8%   |
| 85 +              | 224         | 5.8%    | 271    | 6.8%    | 289    | 7.1%    |
| 18 +              | 3,258       | 84.2%   | 3,463  | 87.0%   | 3,600  | 88.4%   |

| Race and Ethnicity         | Census 2010 |         | 2018   |         | 2023   |         |
|----------------------------|-------------|---------|--------|---------|--------|---------|
|                            | Number      | Percent | Number | Percent | Number | Percent |
| White Alone                | 3,714       | 96.0%   | 3,786  | 95.2%   | 3,850  | 94.5%   |
| Black Alone                | 31          | 0.8%    | 36     | 0.9%    | 37     | 0.9%    |
| American Indian Alone      | 8           | 0.2%    | 8      | 0.2%    | 8      | 0.2%    |
| Asian Alone                | 62          | 1.6%    | 76     | 1.9%    | 94     | 2.3%    |
| Pacific Islander Alone     | 0           | 0.0%    | 0      | 0.0%    | 0      | 0.0%    |
| Some Other Race Alone      | 19          | 0.5%    | 28     | 0.7%    | 33     | 0.8%    |
| Two or More Races          | 35          | 0.9%    | 44     | 1.1%    | 53     | 1.3%    |
| Hispanic Origin (Any Race) | 128         | 3.3%    | 167    | 4.2%    | 208    | 5.1%    |

| Households by Income     | 2018   |           | 2023   |           |
|--------------------------|--------|-----------|--------|-----------|
|                          | Number | Percent   | Number | Percent   |
| <\$15,000                | 98     | 5.3%      | 70     | 3.7%      |
| \$15,000 - \$24,999      | 94     | 5.1%      | 72     | 3.8%      |
| \$25,000 - \$34,999      | 100    | 5.4%      | 79     | 4.2%      |
| \$35,000 - \$49,999      | 260    | 14.1%     | 233    | 12.4%     |
| \$50,000 - \$74,999      | 221    | 12.0%     | 215    | 11.4%     |
| \$75,000 - \$99,999      | 205    | 11.1%     | 207    | 11.0%     |
| \$100,000 - \$149,999    | 367    | 19.9%     | 405    | 21.5%     |
| \$150,000 - \$199,999    | 138    | 7.5%      | 156    | 8.3%      |
| \$200,000+               | 362    | 19.6%     | 444    | 23.6%     |
| Median Household Income  |        | \$91,900  |        | \$105,372 |
| Average Household Income |        | \$136,561 |        | \$160,813 |
| Per Capita Income        |        | \$64,467  |        | \$75,416  |

## Demographics (cont.)

| 2018 Households by Disposable Income | Number   | Percent |
|--------------------------------------|----------|---------|
| Total                                | 1,843    | 100.0%  |
| <\$15,000                            | 116      | 6.3%    |
| \$15,000-\$24,999                    | 112      | 6.1%    |
| \$25,000-\$34,999                    | 172      | 9.3%    |
| \$35,000-\$49,999                    | 238      | 12.9%   |
| \$50,000-\$74,999                    | 269      | 14.6%   |
| \$75,000-\$99,999                    | 261      | 14.2%   |
| \$100,000-\$149,999                  | 312      | 16.9%   |
| \$150,000-\$199,999                  | 172      | 9.3%    |
| \$200,000+                           | 191      | 10.4%   |
| Median Disposable Income             | \$76,038 |         |
| Average Disposable Income            | \$99,690 |         |

| 2018 Disposable Income by Age of Householder | Number of Households |          |           |           |           |           |          |
|----------------------------------------------|----------------------|----------|-----------|-----------|-----------|-----------|----------|
|                                              | <25                  | 25-34    | 35-44     | 45-54     | 55-64     | 65-74     | 75+      |
| Total                                        | 9                    | 71       | 135       | 281       | 411       | 479       | 448      |
| <\$15,000                                    | 0                    | 3        | 2         | 8         | 24        | 28        | 50       |
| \$15,000-\$24,999                            | 1                    | 4        | 5         | 5         | 16        | 33        | 47       |
| \$25,000-\$34,999                            | 1                    | 9        | 8         | 13        | 29        | 44        | 67       |
| \$35,000-\$49,999                            | 5                    | 10       | 14        | 28        | 45        | 54        | 80       |
| \$50,000-\$74,999                            | 2                    | 14       | 16        | 37        | 59        | 70        | 69       |
| \$75,000-\$99,999                            | 0                    | 11       | 29        | 46        | 58        | 78        | 38       |
| \$100,000-\$149,999                          | 0                    | 11       | 30        | 56        | 83        | 84        | 47       |
| \$150,000-\$199,999                          | 0                    | 4        | 19        | 39        | 45        | 35        | 30       |
| \$200,000+                                   | 0                    | 5        | 12        | 49        | 52        | 53        | 20       |
| Median Disposable Income                     | \$39,692             | \$64,717 | \$92,784  | \$102,047 | \$87,244  | \$77,517  | \$45,205 |
| Average Disposable Income                    | \$44,785             | \$84,795 | \$112,234 | \$129,801 | \$111,618 | \$100,978 | \$70,169 |

| 2018 Households by Net Worth | Number      | Percent |
|------------------------------|-------------|---------|
| Total                        | 1,844       | 100.00% |
| <\$15,000                    | 139         | 0.1%    |
| \$15,000-\$34,999            | 63          | 0.0%    |
| \$35,000-\$49,999            | 41          | 0.0%    |
| \$50,000-\$74,999            | 61          | 0.0%    |
| \$75,000-\$99,999            | 60          | 0.0%    |
| \$100,000-\$149,999          | 98          | 0.1%    |
| \$150,000-\$249,999          | 182         | 0.1%    |
| \$250,000-\$499,999          | 290         | 0.2%    |
| \$500,000+                   | 910         | 0.5%    |
| Median Net Worth             | \$483,854   |         |
| Average Net Worth            | \$2,559,249 |         |

| 2017 Net Worth by Age of Householder | Number of Households |           |             |             |             |             |             |
|--------------------------------------|----------------------|-----------|-------------|-------------|-------------|-------------|-------------|
|                                      | <25                  | 25-34     | 35-44       | 45-54       | 55-64       | 65-74       | 75+         |
| Total                                | 9                    | 71        | 135         | 281         | 412         | 480         | 449         |
| <\$15,000                            | 4                    | 23        | 11          | 25          | 33          | 23          | 18          |
| \$15,000-\$34,999                    | 4                    | 10        | 9           | 12          | 11          | 10          | 6           |
| \$35,000-\$49,999                    | 1                    | 4         | 4           | 6           | 15          | 8           | 3           |
| \$50,000-\$99,999                    | 0                    | 9         | 20          | 15          | 20          | 26          | 29          |
| \$100,000-\$149,999                  | 0                    | 5         | 12          | 22          | 21          | 22          | 15          |
| \$150,000-\$249,999                  | 0                    | 9         | 13          | 37          | 51          | 42          | 29          |
| \$250,000+                           | 0                    | 11        | 66          | 164         | 261         | 349         | 349         |
| Median Net Worth                     | \$15,856             | \$43,536  | \$234,537   | \$250,001   | \$250,001   | \$250,001   | \$250,001   |
| Average Net Worth                    | \$23,644             | \$246,625 | \$1,156,456 | \$2,209,340 | \$3,103,853 | \$2,923,290 | \$2,767,526 |

# Business Summary (2018)

| by NAICS Codes                                                                           | Businesses |         | Employees |         |
|------------------------------------------------------------------------------------------|------------|---------|-----------|---------|
|                                                                                          | Number     | Percent | Number    | Percent |
| Agriculture, Forestry, Fishing & Hunting                                                 | 0          | 0.0%    | 0         | 0%      |
| Mining                                                                                   | 0          | 0.0%    | 0         | 0%      |
| Utilities                                                                                | 1          | 1.5%    | 6         | 1%      |
| Construction                                                                             | 2          | 3.0%    | 54        | 6%      |
| Manufacturing                                                                            | 1          | 1.5%    | 4         | 0%      |
| Wholesale Trade                                                                          | 2          | 3.0%    | 6         | 1%      |
| Retail Trade                                                                             | 3          | 4.5%    | 9         | 1%      |
| Motor Vehicle & Parts Dealers                                                            | 0          | 0.0%    | 0         | 0%      |
| Furniture & Home Furnishings Stores                                                      | 0          | 0.0%    | 0         | 0%      |
| Electronics & Appliance Stores                                                           | 0          | 0.0%    | 0         | 0%      |
| Bldg Material & Garden Equipment & Supplies Dealers                                      | 1          | 1.5%    | 3         | 0%      |
| Food & Beverage Stores                                                                   | 0          | 0.0%    | 0         | 0%      |
| Health & Personal Care Stores                                                            | 0          | 0.0%    | 0         | 0%      |
| Gasoline Stations                                                                        | 0          | 0.0%    | 0         | 0%      |
| Clothing & Clothing Accessories Stores                                                   | 1          | 1.5%    | 4         | 0%      |
| Sport Goods, Hobby, Book, & Music Stores                                                 | 1          | 1.5%    | 2         | 0%      |
| General Merchandise Stores                                                               | 0          | 0.0%    | 0         | 0%      |
| Miscellaneous Store Retailers                                                            | 0          | 0.0%    | 0         | 0%      |
| Nonstore Retailers                                                                       | 0          | 0.0%    | 0         | 0%      |
| Transportation & Warehousing                                                             | 0          | 0.0%    | 0         | 0%      |
| Information                                                                              | 2          | 3.0%    | 5         | 1%      |
| Finance & Insurance                                                                      | 8          | 12.1%   | 31        | 4%      |
| Central Bank/Credit Intermediation & Related Activities                                  | 1          | 1.5%    | 5         | 1%      |
| Securities, Commodity Contracts & Other Financial Investments & Other Related Activities | 6          | 9.1%    | 22        | 3%      |
| Insurance Carriers & Related Activities; Funds, Trusts & Other Financial Vehicles        | 1          | 1.5%    | 4         | 0%      |
| Real Estate, Rental & Leasing                                                            | 6          | 9.1%    | 17        | 2%      |
| Professional, Scientific & Tech Services                                                 | 4          | 6.1%    | 8         | 1%      |
| Legal Services                                                                           | 0          | 0.0%    | 0         | 0%      |
| Management of Companies & Enterprises                                                    | 0          | 0.0%    | 0         | 0%      |
| Administrative & Support & Waste Management & Educational Services                       | 6          | 9.1%    | 34        | 4%      |
| Health Care & Social Assistance                                                          | 7          | 10.6%   | 394       | 47%     |
| Arts, Entertainment & Recreation                                                         | 3          | 4.5%    | 154       | 18%     |
| Accommodation & Food Services                                                            | 1          | 1.5%    | 50        | 6%      |
| Accommodation                                                                            | 0          | 0.0%    | 0         | 0%      |
| Food Services & Drinking Places                                                          | 1          | 1.5%    | 50        | 6%      |
| Other Services (except Public Administration)                                            | 7          | 10.6%   | 24        | 3%      |
| Automotive Repair & Maintenance                                                          | 0          | 0.0%    | 0         | 0%      |
| Public Administration                                                                    | 6          | 9.1%    | 51        | 6%      |
| Unclassified Establishments                                                              | 7          | 10.6%   | 0         | 0%      |
| Total                                                                                    | 66         | 100.0%  | 0         | 0%      |