

WASHINGTON D.C. REGION

Since 2000, the city of Washington, D.C. has experienced the strongest gentrification and displacement of any city in the country. Over 38 percent of its residents, and 35 percent of its low-income residents, live in an area that is strongly economically expanding. On net, there has been major displacement in those areas: their population in poverty has fallen by 28 percent, their non-college-educated population has fallen 22 percent, and their black population has fallen 23 percent. Since 2000, the same neighborhoods have seen overall population growth of 19 percent, and white population growth of a staggering 202 percent. A huge swath of the city is experiencing gentrification and displacement, stretching from Logan Circle to Petworth, and including neighborhoods like Shaw and Columbia Heights. The only area of D.C. experiencing any decline is the historically segregated and impoverished 7th and 8th wards in the southeastern quarter, and even these areas show some signs of displacement.

Outside of D.C., however, neighborhood decline is more common. About 437,000 suburban residents live in areas that experienced strong decline, and those areas have seen their low-income population grow 70 percent since 2000, while losing 30 percent of white population. They are mostly concentrated in Prince George's County northeast and southeast of the city, such as in New Carrollton.

Regional Total Population:	5,955,384
-----------------------------------	-----------

Regional Low-Income Population:	1,154,012
--	-----------

Regional Nonwhite Population:	3,179,919
--------------------------------------	-----------

Central City Population:	659,009
---------------------------------	---------

Central City Low-Income Population:	423,287
--	---------

Central City Nonwhite Population:	197,501
--	---------

NET DISPLACEMENT (Low-Income Change in Tracts with Strong Expansion, 2000-2016)

Central City:	-22,939
----------------------	---------

Suburbs:	-10,957
-----------------	---------

NET CONCENTRATION (Low-Income Change in Tracts with Strong Decline, 2000-2016)

Central City:	8,308
----------------------	-------

Suburbs:	61,330
-----------------	--------

DETAILS ON TABLES

The following tables depict aggregated population and housing change in two categories of neighborhoods across the metropolitan area, its central cities, and its suburbs. The categories are:

- **Economically expanding neighborhoods**, which are those experiencing the kind of population changes associated with **growth and displacement**. These are neighborhoods where the low-income* share of population has fallen since 2000 (indicating that an area has grown less poor overall) and the absolute number of non-low-income residents has grown since 2000 (indicating that middle-income residents see the area as an attractive place to live).
- **Economically declining neighborhoods**, which are those experiencing the kind of population changes associated with **abandonment and poverty concentration**. These are neighborhoods where the low-income share of population has grown since 2000 (indicating that an area has more less poor overall) and the absolute number of non-low-income residents has fallen since 2000 (indicating that middle-income residents do not see the area as an attractive place to live).

Two variants of this measure exist, and a separate table is provided for each. They are:

- In the upper set of tables, a **strong, narrow measure**, which only includes census tracts that have a change of +/-5 percent or greater in low-income population share, *and* a change of +/-10 percent for non-low-income population. This approach classifies fewer neighborhoods overall, excluding areas with only small changes in their income profile. **This is the more robust and preferred measure**. It is also the measure used in the accompanying maps.
- In the lower set of tables, a **weak, broad measure**, which includes all census tracts with any change that meet the criteria for the two categories above, with no cutoffs for scale. This approach classifies more neighborhoods overall, but is noisier, because it includes tracts with very small population changes. In addition, because this report relies on American Community Survey sampling data with margins of error, this measure is more likely to include erroneously classified tracts. However, this broad measure can provide a useful outer estimate of the scale of neighborhood economic expansion and decline.

Three sets of tables are provided. They are:

- Figures for the **entire metropolitan region**, aggregating central cities and suburbs into one set of tables.
- Figures for **central cities**.
- Figures for **suburban areas**, defined as any area in the metropolitan region not included in a central city. This includes incorporated and unincorporated communities.

Each table depicts the number of people in each of the two neighborhood categories, both overall and in various population subsets. It also shows the number of housing units of various types in each neighborhood category.

- **2016 Share** indicates what share of the regional, city, or suburban population of a given group live in expanding or declining tracts. The box is shaded in accordance with the size of the share.
- **2016 Total** indicates the absolute number of individuals in a given group that live in expanding or declining census tracts.
- **Net Change since 2000** indicates the change of population of a subgroup in expanding or declining tracts since 2000, both in percentage and in absolute terms. These have been colored to indicate the type of change. In economically expanding tracts, green indicates net growth while blue indicates net displacement. In economically declining tracts, red indicates net poverty concentration while purple indicates net abandonment. Darker shades indicate larger percentage changes.

* For the purposes of this report, “low-income” is classified as individuals at 200 percent of poverty line or less.

DETAILS ON MAPS

Neighborhood change has also been mapped by individual census tracts, incorporating the same data used to create the tables above.

The map incorporates the **strong measure** of neighborhood change used to create the tables. In the maps, tracts have been subdivided into four categories:

- **Economically expanding areas with low-income displacement**, indicated in blue, where a neighborhood's income profile is improving while low-income population declines on net. These are typically places undergoing changes traditionally associated with gentrification, in which economic pressures push out lower incomes while higher income residents arrive.
- **Economically expanding areas with overall growth**, indicated in green, where a neighborhood's income profile is improving while low-income population increases on net. These are typically places with significant new housing construction, where residents across the income spectrum are arriving.
- **Economically declining areas with abandonment**, indicated in purple, where a neighborhood's income profile is worsening while low-income population declines on net. These are typically places experiencing the worst neighborhood economic decline, with people across the income spectrum leaving and outright depopulation occurring.
- **Economically declining areas with poverty concentration**, indicated in red, where a neighborhood's income profile is worsening while low-income population increases on net. These are typically places where higher-income flight and eroding housing stocks are causing rapid demographic and economic transition, contributing to the impoverishment of the area.

The categories are also shaded to indicate the scale of low-income population change within the census tracts.

The maps allow intra-regional comparisons of observed neighborhood change. However, because these classifications have been made using American Community Survey data with margins of error, precise measures are not possible and it is likely that some individual tracts are erroneously classified. As a consequence, readers are advised to focus more on clusters of tracts undergoing similar changes rather than individual outliers, particularly outliers with smaller-scale changes.

TABLES FOR METROPOLITAN AREA - Washington D.C. Region

ECONOMICALLY EXPANDING NEIGHBORHOODS

Population Change by Subgroup in Neighborhoods
Experiencing Strong Economic Expansion
(Washington D.C. Metro)

	2016 Share	2016 Total	Net Change Since 2000	
TOTAL	11.2%	664,367	35.8%	+175,276
Low-Income	10.6%	122,013	-21.7%	-33,896
Poverty	12.4%	60,783	-20.2%	-15,419
Extreme Poverty	12.8%	30,347	-25.1%	-10,174
American Indian	10.0%	1,166	-17.6%	-249
Asian	8.8%	50,939	117.9%	+27,562
Black	12.5%	186,784	-6.8%	-13,550
Hispanic	9.9%	88,221	41.3%	+25,799
White	11.4%	315,229	67.5%	+127,018
College-Educated	13.4%	267,062	130.9%	+151,396
Non-College	10.2%	207,807	-1.6%	-3,449
Families	9.5%	69,608	14.6%	+8,844
Families in Poverty	10.4%	6,460	-39.1%	-4,154
Non-Poor Families	9.4%	63,148	25.9%	+12,998
Single Mothers	11.7%	4,677	-37.0%	-2,747
Children (Under 18)	9.4%	129,853	13.7%	+15,669
Young Adults (18-34)	14.2%	206,058	48.7%	+67,444
Adults (35 to 64)	10.8%	263,000	40.2%	+75,416
Seniors (65 and up)	9.7%	65,456	33.4%	+16,381
U.S.-Born	11.6%	536,648	35.1%	+139,509
Foreign-Born	9.6%	127,719	38.9%	+35,757
Owner Units	9.9%	132,839	45.0%	+41,251
Renter Units	16.8%	132,990	26.7%	+27,997
Vacant Units	16.1%	23,342	41.5%	+6,841

ECONOMICALLY DECLINING NEIGHBORHOODS

Population Change by Subgroup in Neighborhoods
Experiencing Strong Economic Decline
(Washington D.C. Metro)

	2016 Share	2016 Total	Net Change Since 2000	
TOTAL	8.2%	487,102	1.1%	+5,368
Low-Income	15.0%	173,342	67.2%	+69,638
Poverty	14.5%	71,436	69.5%	+29,295
Extreme Poverty	13.4%	31,658	41.8%	+9,325
American Indian	12.8%	1,484	-18.8%	-343
Asian	5.8%	33,543	9.3%	+2,863
Black	14.4%	213,909	-1.3%	-2,820
Hispanic	12.1%	108,021	100.9%	+54,260
White	4.2%	116,204	-29.4%	-48,468
College-Educated	4.5%	89,813	4.6%	+3,983
Non-College	10.7%	218,206	2.9%	+6,052
Families	8.1%	58,883	-14.8%	-10,210
Families in Poverty	17.0%	10,602	67.3%	+4,263
Non-Poor Families	7.2%	48,281	-23.1%	-14,473
Single Mothers	17.1%	6,806	59.7%	+2,543
Children (Under 18)	8.5%	117,830	-7.9%	-10,042
Young Adults (18-34)	9.4%	137,125	1.0%	+1,299
Adults (35 to 64)	7.5%	182,521	0.6%	+1,052
Seniors (65 and up)	7.3%	49,626	34.1%	+12,607
U.S.-Born	7.8%	358,631	-7.4%	-28,828
Foreign-Born	9.6%	128,471	36.3%	+34,197
Owner Units	6.2%	83,195	-9.2%	-8,446
Renter Units	10.4%	82,460	2.2%	+1,747
Vacant Units	10.1%	14,670	65.4%	+5,801

Population Change by Subgroup in Neighborhoods
with Any Indicators of Economic Expansion*
(Washington D.C. Metro)

	2016 Share	2016 Total	Net Change Since 2000	
TOTAL	29.3%	1,744,957	31.2%	+414,887
Low-Income	22.0%	254,315	-10.5%	-29,830
Poverty	24.8%	122,091	-7.1%	-9,305
Extreme Poverty	26.2%	61,985	-10.9%	-7,610
American Indian	30.9%	3,590	9.7%	+317
Asian	27.9%	162,423	110.2%	+85,161
Black	26.1%	388,637	10.2%	+36,034
Hispanic	23.2%	207,452	64.4%	+81,243
White	33.2%	921,933	25.3%	+186,009
College-Educated	34.9%	696,502	72.5%	+292,828
Non-College	25.5%	517,762	4.2%	+20,822
Families	28.1%	205,570	20.0%	+34,272
Families in Poverty	20.7%	12,851	-26.6%	-4,662
Non-Poor Families	28.8%	192,719	25.3%	+38,934
Single Mothers	22.9%	9,128	-22.6%	-2,668
Children (Under 18)	27.6%	382,815	21.0%	+66,435
Young Adults (18-34)	30.6%	445,885	34.0%	+113,101
Adults (35 to 64)	29.6%	720,421	31.6%	+172,965
Seniors (65 and up)	28.9%	195,836	45.4%	+61,135
U.S.-Born	30.4%	1,404,935	27.4%	+301,888
Foreign-Born	25.4%	340,022	49.8%	+112,969
Owner Units	30.1%	403,611	29.9%	+92,881
Renter Units	32.1%	254,395	20.1%	+42,635
Vacant Units	33.6%	48,822	52.5%	+16,806

Population Change by Subgroup in Neighborhoods
with Any Indicators of Economic Decline*
(Washington D.C. Metro)

	2016 Share	2016 Total	Net Change Since 2000	
TOTAL	22.2%	1,324,299	1.9%	+24,402
Low-Income	30.9%	356,790	61.3%	+135,658
Poverty	28.9%	142,288	60.0%	+53,383
Extreme Poverty	27.6%	65,435	40.9%	+18,998
American Indian	23.9%	2,770	-29.5%	-1,160
Asian	21.0%	122,357	21.7%	+21,829
Black	28.9%	430,898	3.7%	+15,311
Hispanic	28.4%	253,810	103.7%	+129,216
White	17.0%	471,659	-23.6%	-145,730
College-Educated	17.5%	350,634	10.1%	+32,058
Non-College	26.0%	526,857	2.1%	+10,876
Families	22.2%	162,583	-13.5%	-25,453
Families in Poverty	31.8%	19,756	53.4%	+6,879
Non-Poor Families	21.3%	142,827	-18.5%	-32,332
Single Mothers	31.5%	12,531	52.6%	+4,322
Children (Under 18)	22.7%	314,649	-9.0%	-31,217
Young Adults (18-34)	22.3%	324,519	1.2%	+3,893
Adults (35 to 64)	21.8%	531,097	0.4%	+2,317
Seniors (65 and up)	22.7%	154,034	46.7%	+49,034
U.S.-Born	21.3%	984,999	-6.4%	-67,435
Foreign-Born	25.4%	339,300	37.1%	+91,841
Owner Units	21.0%	282,158	-4.2%	-12,308
Renter Units	22.7%	179,932	3.3%	+5,705
Vacant Units	23.5%	34,139	68.4%	+13,867

*The figures in the lower set of tables may include many neighborhoods with very slight demographic changes, and are especially sensitive to sampling error. These tables are best understood as depicting an aggressive outer estimate of population shifts, as compared to the estimates in the upper set of tables, which are more robustly observed.

Data: U.S. Census.

TABLES FOR CENTRAL CITY ONLY - Washington D.C.

ECONOMICALLY EXPANDING NEIGHBORHOODS

Population Change by Subgroup in Neighborhoods Experiencing Strong Economic Expansion (Washington D.C.)				
	2016 Share	2016 Total	Net Change Since 2000	
TOTAL	38.4%	253,156	18.9%	+40,188
Low-Income	35.3%	69,796	-24.7%	-22,939
Poverty	33.4%	37,479	-28.4%	-14,896
Extreme Poverty	31.3%	19,191	-33.2%	-9,544
American Indian	35.6%	440	-32.2%	-209
Asian	44.4%	10,510	137.6%	+6,086
Black	36.1%	112,897	-23.4%	-34,520
Hispanic	46.2%	31,918	21.9%	+5,735
White	38.3%	90,323	201.8%	+60,399
College-Educated	43.0%	110,143	184.2%	+71,382
Non-College	38.5%	79,639	-21.9%	-22,389
Families	32.6%	19,588	-20.8%	-5,130
Families in Poverty	29.8%	3,824	-48.1%	-3,541
Non-Poor Families	33.4%	15,764	-9.2%	-1,589
Single Mothers	28.2%	2,970	-48.4%	-2,788
Children (Under 18)	32.6%	37,340	-21.9%	-10,473
Young Adults (18-34)	43.2%	99,565	59.9%	+37,312
Adults (35 to 64)	38.7%	92,410	17.8%	+13,974
Seniors (65 and up)	31.7%	23,841	-2.6%	-625
U.S.-Born	37.9%	214,835	19.3%	+34,805
Foreign-Born	41.4%	38,321	16.3%	+5,383
Owner Units	38.2%	43,021	36.0%	+11,379
Renter Units	40.7%	66,732	18.0%	+10,174
Vacant Units	36.3%	10,947	-6.2%	-719

Population Change by Subgroup in Neighborhoods with Any Indicators of Economic Expansion* (Washington D.C.)				
	2016 Share	2016 Total	Net Change Since 2000	
TOTAL	60.1%	396,259	15.1%	+51,958
Low-Income	51.3%	101,236	-19.9%	-25,087
Poverty	50.8%	56,979	-20.7%	-14,895
Extreme Poverty	49.9%	30,608	-25.6%	-10,536
American Indian	57.3%	708	-27.9%	-274
Asian	70.2%	16,616	73.5%	+7,039
Black	50.4%	157,437	-19.8%	-38,815
Hispanic	64.8%	44,786	29.9%	+10,318
White	70.1%	165,318	73.5%	+70,039
College-Educated	70.4%	180,333	93.3%	+87,045
Non-College	53.3%	110,239	-21.7%	-30,511
Families	54.8%	32,939	-10.8%	-3,998
Families in Poverty	45.6%	5,840	-40.3%	-3,940
Non-Poor Families	57.4%	27,099	-0.2%	-58
Single Mothers	44.1%	4,642	-40.0%	-3,090
Children (Under 18)	53.0%	60,828	-11.1%	-7,631
Young Adults (18-34)	63.9%	147,350	39.1%	+41,448
Adults (35 to 64)	60.8%	145,170	13.4%	+17,123
Seniors (65 and up)	57.1%	42,911	2.4%	+1,016
U.S.-Born	59.4%	336,466	14.8%	+43,408
Foreign-Born	64.6%	59,793	16.7%	+8,550
Owner Units	63.8%	71,920	20.1%	+12,042
Renter Units	61.5%	100,719	10.3%	+9,397
Vacant Units	58.5%	17,661	5.5%	+916

ECONOMICALLY DECLINING NEIGHBORHOODS

Population Change by Subgroup in Neighborhoods Experiencing Strong Economic Decline (Washington D.C.)				
	2016 Share	2016 Total	Net Change Since 2000	
TOTAL	7.7%	50,538	6.6%	+3,127
Low-Income	12.6%	24,864	50.2%	+8,308
Poverty	13.5%	15,080	62.1%	+5,777
Extreme Poverty	12.4%	7,580	31.1%	+1,797
American Indian	12.3%	152	8.6%	+12
Asian	2.3%	550	194.1%	+363
Black	14.1%	44,003	0.6%	+280
Hispanic	4.6%	3,158	172.5%	+1,999
White	0.9%	2,080	35.9%	+549
College-Educated	2.8%	7,054	26.3%	+1,471
Non-College	12.8%	26,539	4.1%	+1,042
Families	9.5%	5,720	-8.0%	-495
Families in Poverty	16.2%	2,077	35.8%	+548
Non-Poor Families	7.7%	3,643	-22.3%	-1,043
Single Mothers	16.0%	1,685	29.8%	+387
Children (Under 18)	10.5%	12,086	3.4%	+395
Young Adults (18-34)	5.6%	12,939	15.5%	+1,740
Adults (35 to 64)	8.0%	19,068	3.1%	+569
Seniors (65 and up)	8.6%	6,445	7.6%	+457
U.S.-Born	8.4%	47,561	4.8%	+2,176
Foreign-Born	3.2%	2,977	47.0%	+952
Owner Units	5.7%	6,454	-17.0%	-1,318
Renter Units	8.0%	13,123	20.0%	+2,187
Vacant Units	9.5%	2,857	54.0%	+1,002

Population Change by Subgroup in Neighborhoods with Any Indicators of Economic Decline* (Washington D.C.)				
	2016 Share	2016 Total	Net Change Since 2000	
TOTAL	12.0%	79,350	6.7%	+4,971
Low-Income	19.1%	37,654	41.8%	+11,103
Poverty	19.9%	22,276	47.8%	+7,200
Extreme Poverty	18.6%	11,407	21.2%	+1,993
American Indian	14.0%	173	-28.8%	-70
Asian	4.9%	1,160	70.6%	+480
Black	20.1%	62,868	1.1%	+698
Hispanic	7.7%	5,338	129.3%	+3,010
White	3.7%	8,812	14.1%	+1,087
College-Educated	5.6%	14,256	19.2%	+2,294
Non-College	18.6%	38,375	4.0%	+1,481
Families	14.7%	8,802	-8.2%	-790
Families in Poverty	23.1%	2,955	19.3%	+478
Non-Poor Families	12.4%	5,847	-17.8%	-1,268
Single Mothers	22.9%	2,414	14.2%	+301
Children (Under 18)	16.0%	18,362	2.4%	+439
Young Adults (18-34)	9.4%	21,623	14.6%	+2,758
Adults (35 to 64)	12.5%	29,831	4.9%	+1,380
Seniors (65 and up)	12.7%	9,534	5.4%	+491
U.S.-Born	13.0%	73,740	5.7%	+3,989
Foreign-Born	6.1%	5,610	21.3%	+984
Owner Units	9.3%	10,501	-13.1%	-1,584
Renter Units	12.8%	21,008	12.8%	+2,377
Vacant Units	15.4%	4,655	47.7%	+1,503

*The figures in the lower set of tables may include many neighborhoods with very slight demographic changes, and are especially sensitive to sampling error. These tables are best understood as depicting an aggressive outer estimate of population shifts, as compared to the estimates in the upper set of tables, which are more robustly observed.

Data: U.S. Census.

TABLES FOR REGIONAL SUBURBS - Washington D.C. Region

ECONOMICALLY EXPANDING NEIGHBORHOODS

Population Change by Subgroup in Neighborhoods
Experiencing Strong Economic Expansion
(Washington D.C. Suburbs)

	2016 Share	2016 Total	Net Change Since 2000	
TOTAL	7.8%	411,211	48.9%	+135,088
Low-Income	5.5%	52,217	-17.3%	-10,957
Poverty	6.1%	23,304	-2.2%	-523
Extreme Poverty	6.4%	11,156	-5.3%	-630
American Indian	7.0%	726	-5.2%	-40
Asian	7.2%	40,429	113.3%	+21,476
Black	6.3%	73,887	39.6%	+20,970
Hispanic	6.8%	56,303	55.4%	+20,064
White	8.9%	224,906	42.1%	+66,619
College-Educated	9.0%	156,919	104.0%	+80,014
Non-College	7.0%	128,168	17.3%	+18,940
Families	7.5%	50,020	38.8%	+13,974
Families in Poverty	5.3%	2,636	-18.9%	-613
Non-Poor Families	7.6%	47,384	44.5%	+14,587
Single Mothers	5.8%	1,707	2.5%	+41
Children (Under 18)	7.3%	92,513	39.4%	+26,142
Young Adults (18-34)	8.7%	106,493	39.5%	+30,132
Adults (35 to 64)	7.8%	170,590	56.3%	+61,442
Seniors (65 and up)	6.9%	41,615	69.1%	+17,006
U.S.-Born	7.9%	321,813	48.2%	+104,704
Foreign-Born	7.2%	89,398	51.5%	+30,374
Owner Units	7.3%	89,818	49.8%	+29,872
Renter Units	10.5%	66,258	36.8%	+17,823
Vacant Units	10.8%	12,395	156.4%	+7,560

Population Change by Subgroup in Neighborhoods
with Any Indicators of Economic Expansion*
(Washington D.C. Suburbs)

	2016 Share	2016 Total	Net Change Since 2000	
TOTAL	25.5%	1,348,698	36.8%	+362,929
Low-Income	16.0%	153,079	-3.0%	-4,743
Poverty	17.2%	65,112	9.4%	+5,590
Extreme Poverty	17.9%	31,377	10.3%	+2,926
American Indian	27.8%	2,882	25.8%	+591
Asian	26.1%	145,807	115.4%	+78,122
Black	19.7%	231,200	47.9%	+74,849
Hispanic	19.7%	162,666	77.3%	+70,925
White	29.8%	756,615	18.1%	+115,970
College-Educated	29.6%	516,169	66.3%	+205,783
Non-College	22.3%	407,523	14.4%	+51,333
Families	25.7%	172,631	28.5%	+38,270
Families in Poverty	14.2%	7,011	-9.3%	-722
Non-Poor Families	26.6%	165,620	30.8%	+38,992
Single Mothers	15.3%	4,486	10.4%	+422
Children (Under 18)	25.3%	321,987	29.9%	+74,066
Young Adults (18-34)	24.4%	298,535	31.6%	+71,653
Adults (35 to 64)	26.2%	575,251	37.2%	+155,842
Seniors (65 and up)	25.4%	152,925	64.8%	+60,119
U.S.-Born	26.4%	1,068,469	31.9%	+258,480
Foreign-Born	22.5%	280,229	59.4%	+104,419
Owner Units	27.0%	331,691	32.2%	+80,839
Renter Units	24.4%	153,676	27.6%	+33,238
Vacant Units	27.1%	31,161	104.1%	+15,890

ECONOMICALLY DECLINING NEIGHBORHOODS

Population Change by Subgroup in Neighborhoods
Experiencing Strong Economic Decline
(Washington D.C. Suburbs)

	2016 Share	2016 Total	Net Change Since 2000	
TOTAL	8.2%	436,564	0.5%	+2,241
Low-Income	15.5%	148,478	70.4%	+61,330
Poverty	14.8%	56,356	71.6%	+23,518
Extreme Poverty	13.7%	24,078	45.5%	+7,528
American Indian	12.8%	1,332	-21.0%	-355
Asian	5.9%	32,993	8.2%	+2,500
Black	14.4%	169,906	-1.8%	-3,100
Hispanic	12.7%	104,863	99.4%	+52,261
White	4.5%	114,124	-30.0%	-49,017
College-Educated	4.8%	82,759	3.1%	+2,512
Non-College	10.5%	191,667	2.7%	+5,010
Families	7.9%	53,163	-15.5%	-9,715
Families in Poverty	17.3%	8,525	77.2%	+3,715
Non-Poor Families	7.2%	44,638	-23.1%	-13,430
Single Mothers	17.5%	5,121	72.7%	+2,156
Children (Under 18)	8.3%	105,744	-9.0%	-10,437
Young Adults (18-34)	10.1%	124,186	-0.4%	-441
Adults (35 to 64)	7.4%	163,453	0.3%	+483
Seniors (65 and up)	7.2%	43,181	39.2%	+12,150
U.S.-Born	7.7%	311,070	-9.1%	-31,004
Foreign-Born	10.1%	125,494	36.0%	+33,245
Owner Units	6.2%	76,741	-8.5%	-7,128
Renter Units	11.0%	69,337	-0.6%	-440
Vacant Units	10.3%	11,813	68.4%	+4,799

Population Change by Subgroup in Neighborhoods
with Any Indicators of Economic Decline*
(Washington D.C. Suburbs)

	2016 Share	2016 Total	Net Change Since 2000	
TOTAL	23.5%	1,244,949	1.6%	+19,431
Low-Income	33.4%	319,136	64.0%	+124,555
Poverty	31.6%	120,012	62.6%	+46,183
Extreme Poverty	30.8%	54,028	45.9%	+17,005
American Indian	25.0%	2,597	-29.6%	-1,090
Asian	21.7%	121,197	21.4%	+21,349
Black	31.3%	368,030	4.1%	+14,613
Hispanic	30.1%	248,472	103.2%	+126,206
White	18.2%	462,847	-24.1%	-146,817
College-Educated	19.3%	336,378	9.7%	+29,764
Non-College	26.8%	488,482	2.0%	+9,395
Families	22.9%	153,781	-13.8%	-24,663
Families in Poverty	34.0%	16,801	61.5%	+6,401
Non-Poor Families	22.0%	136,980	-18.5%	-31,064
Single Mothers	34.5%	10,117	66.0%	+4,021
Children (Under 18)	23.3%	296,287	-9.7%	-31,656
Young Adults (18-34)	24.7%	302,896	0.4%	+1,135
Adults (35 to 64)	22.8%	501,266	0.2%	+937
Seniors (65 and up)	24.0%	144,500	50.6%	+48,543
U.S.-Born	22.5%	911,259	-7.3%	-71,424
Foreign-Born	26.8%	333,690	37.4%	+90,857
Owner Units	22.1%	271,657	-3.8%	-10,724
Renter Units	25.3%	158,924	2.1%	+3,328
Vacant Units	25.6%	29,484	72.2%	+12,364

*The figures in the lower set of tables may include many neighborhoods with very slight demographic changes, and are especially sensitive to sampling error. These tables are best understood as depicting an aggressive outer estimate of population shifts, as compared to the estimates in the upper set of tables, which are more robustly observed.

Data: U.S. Census.

WASHINGTON D.C. (CENTRAL) REGION: Gentrification and Economic Decline by Census Tract with Net Change in Low Income Population, 2000-2016

