

Village of Addison

Demographic Statistics
2014



Population
(day time population)

37,494
(50,000)



Number of Households

12,926



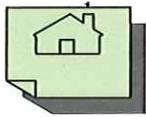
Average Household Size

3.08



Average Family Income

\$74,374.00



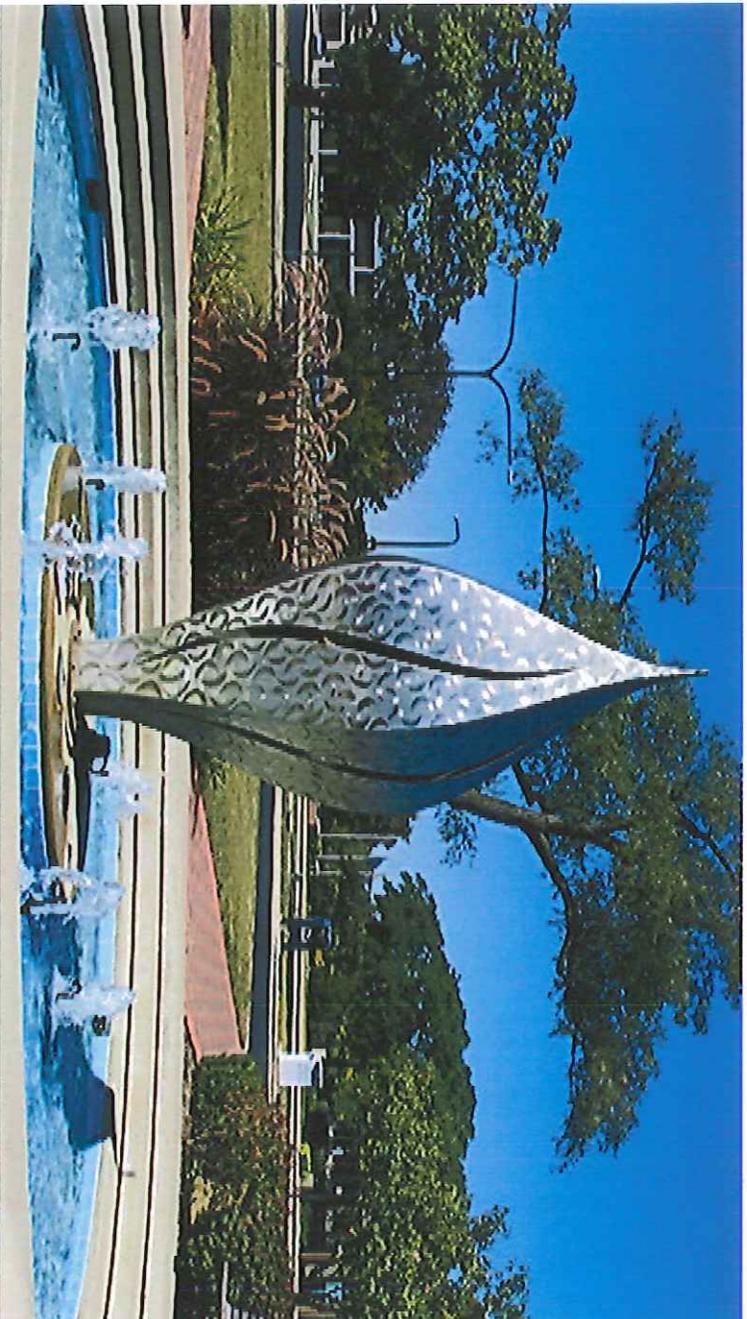
Median Housing Value

\$296,000.00



Per Capita Income

\$25,038.00



Village of Addison

Development Opportunities

Contact Info:

John Berley

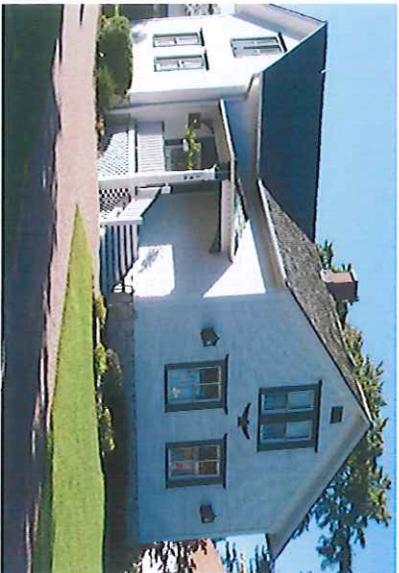
630/693-7532

jberley@Addison-il.org

FACTS ABOUT ADDISON



- The Village was originally founded in the early 1800's by German settlers migrating west from the northeastern United States. The name Addison was chosen in 1839 by settlers from New York and Vermont who migrated from towns of that name in those states. From that early beginning the Village grew from a population of 400 in 1884 to approximately 37,000 in 2007.

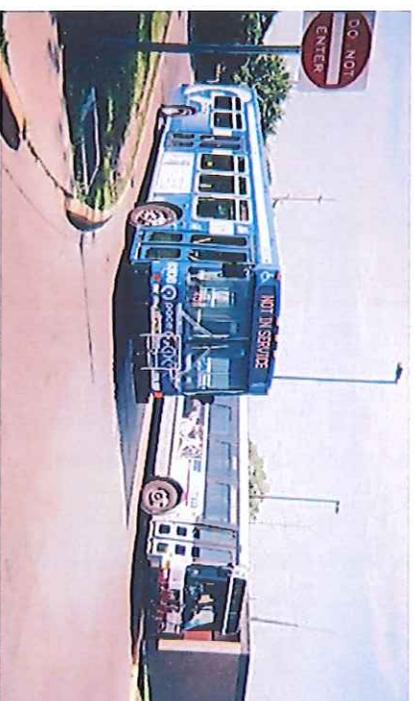


The Village of Addison is a thriving community located 25 miles west of the Chicago Loop and situated in Northeast DuPage County. Major area roadways, such as I-290 and I-355, provide excellent access to the Village from the rest of the metropolitan area. Several major arterials, including Lake Street, North Avenue and Route 83, traverse the Village.

FACTS ABOUT ADDISON



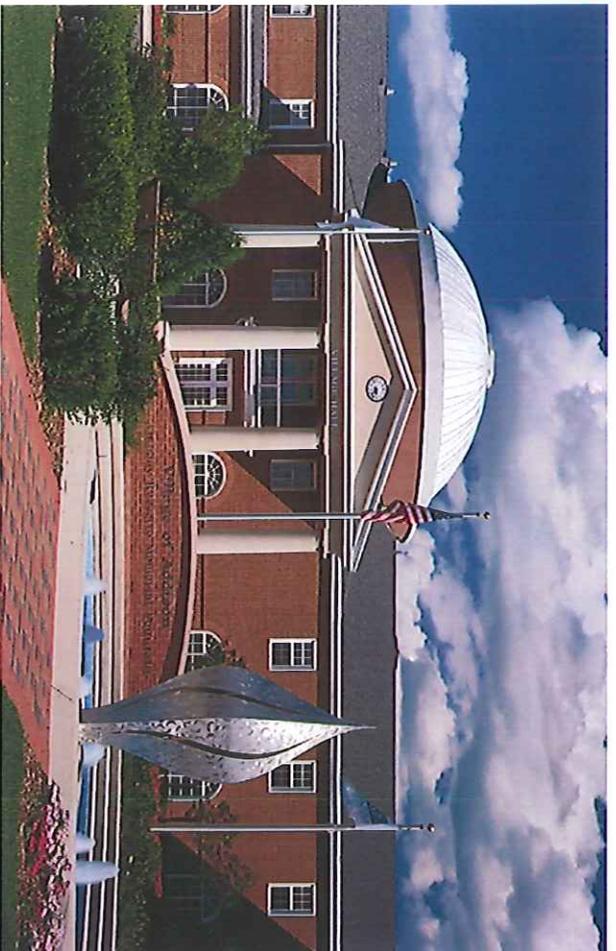
- O'Hare International Airport is located 6 miles to the northeast. Rail commuters can use Metra's Milwaukee West Line Station in Itasca or Wood Dale or the Union Pacific West Line in Villa Park, and may expect a 35 to 48 minute trip to the Loop.
- Pace suburban bus service offers two routes operating within the Village, Route 711 provides service to Stratford Square Mall, Marionjoy Rehabilitation Hospital (Wheaton), Mona Kea Medical Park (Carol Stream) and the Metra Station in downtown Wheaton. Route 715 offers service to Glen Oaks Hospital (Glendale Heights), College of Dupage (Glen Ellyn), Yorktown Shopping Center (Lombard), as well as to the Glen Ellyn and Westmont Metra Stations.

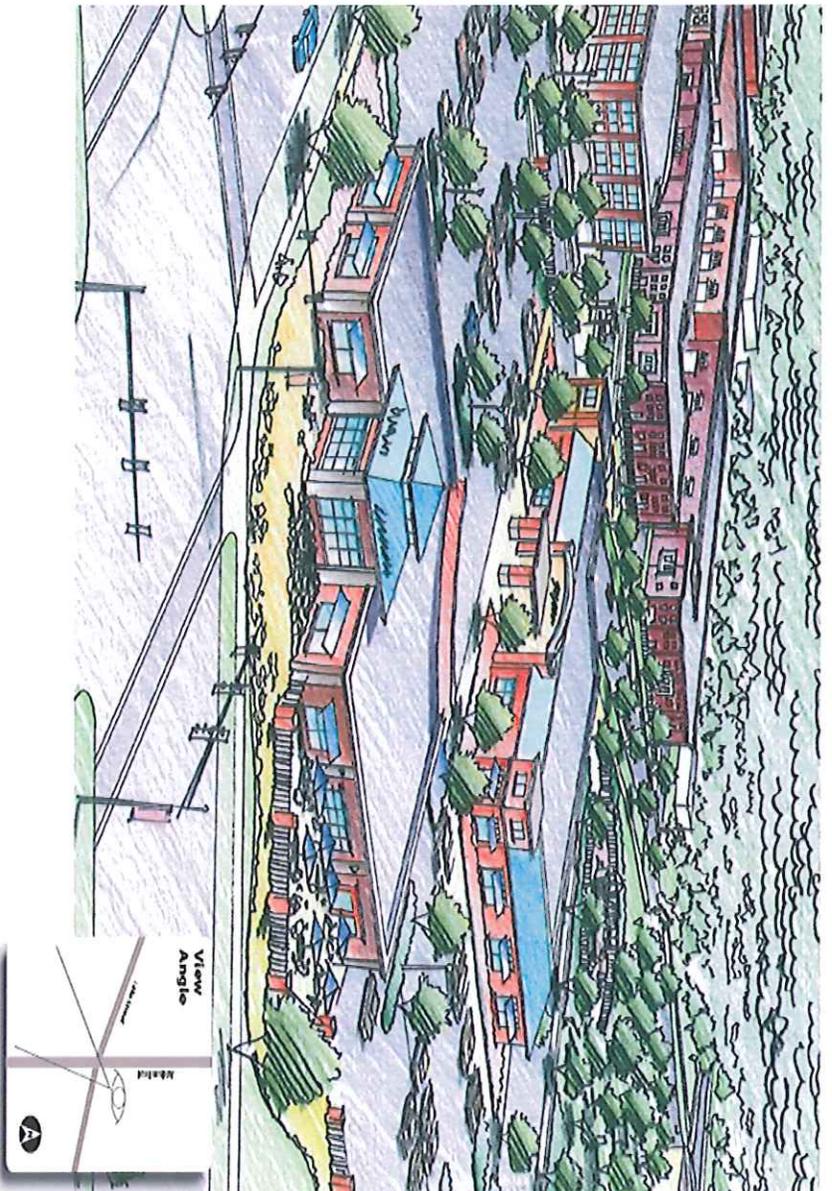


- The Village of Addison operates under a Mayor-Council Manager form of government. Addison is a home-rule community governed by a Mayor and six trustees. The Village Board is responsible for establishing Village policy, which in turn, is implemented on a day-to-day basis by the Village Manager and staff.
- The Village provides a full range of governmental services. Specifically, the village provides police protection, water and sewer utilities, construction and maintenance of road ways and infrastructure, engineering, code enforcement, planning, zoning, finance, and general administrative services. In addition, the Village operates a cable television station which televises Village board meetings live and taped meetings of other taxing bodies, special community events, locally produced programming and community information bulletins as part of their broadcast schedule.

ECONOMIC DEVELOPMENT

- The Village of Addison has diversified commercial and retail activity as well as a substantial number of medium and small sized manufacturing companies. With a central location in the metropolitan area, Addison has attracted several regional distribution facilities, the largest being United Parcel Service and Pampered Chef. The business friendly Addison community boasts more than 52 companies that employ more than 100 workers each. In addition, Addison is home to 300 companies with 20 or more workers. These numerous Addison-based companies employ 43 percent of Addison's work force.
- The Village is located in an impressive 3 mile radius demographic trade area (from the intersection of Addison Road and Lake Street) which includes a population of 105,400 with a median household income of \$64,580. Expanding to a 5 mile radius increases the population to 252,330 and a median household income of \$69,000.00. Even with these attractive demographic indicators there are desirable vacant areas perfect for development as well as redevelopment and infill opportunities.





TOWN CENTER REDEVELOPMENT PROJECT

- In a collaborative spirit of planning, community leaders, business owners and citizens shared a sense of purpose by creating the Addison Town Center Redevelopment Plan. This plan, encompassing 125 acres, is visually and functionally attractive for both retail business, residential condominiums and townhome units, enhancing and strengthening Addison's central business area surrounding our busy intersection of Lake Street and Addison Road. Envisioned is a gathering place where people shop, stroll, dine or socialize with friends.
- The Village believes the time and location are right for this project. All indicators point to an attractive market for retailers. Backed up by strong support of Village leadership, including **TIF District**, this project becomes an attractive opportunity to invest and grow with the community. The entire redevelopment document can be viewed on the Village's website at www.addisonadvantage.org.

Village of Addison

Addison Entertainment Corridor

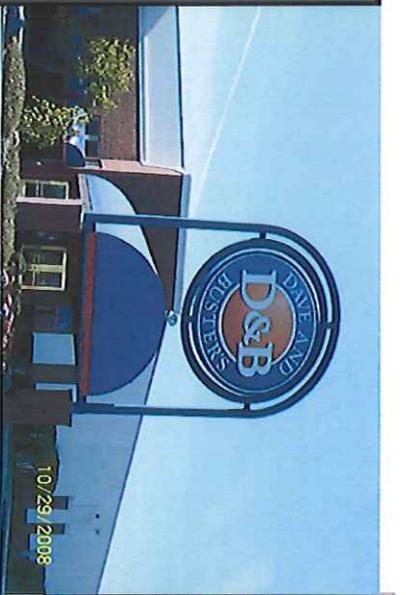
Centrally located in the Chicagoland area, South of the I-290 and I-355 intersection, offering immediate access to O'Hare International Airport, the City of Chicago, and inter-state destinations. The Village of Addison offers lucrative development opportunities.

The Addison Entertainment Corridor is one of the last large commercial development opportunities left in the near west suburbs.

- 6 miles from O'Hare International Airport
- 19 miles from the Chicago Loop
- 7 miles from Woodfield Mall
- 3 miles from the Elgin-O'Hare Expwy.

The Village of Addison is proud of the **quality service base** and variety of **training services** available to our Business Community

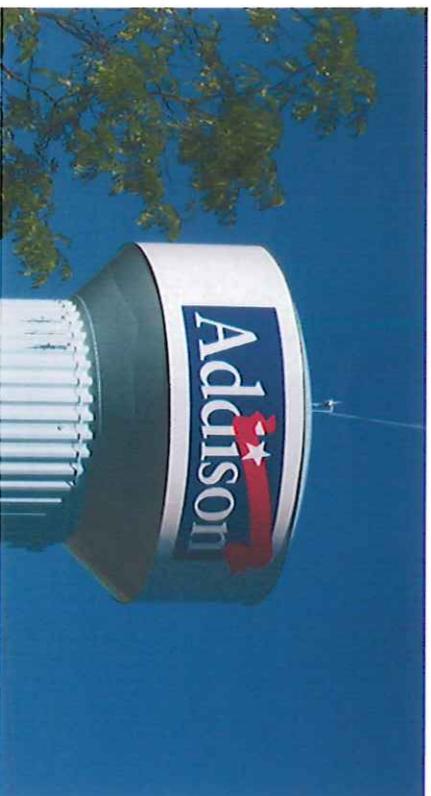
- DeVry Technical Institute
- College of DuPage
- Technology Center of DuPage
- Masonry Institute
- Lake Michigan Water
- Enhanced 9-1-1 Emergency Service
- Hilton Garden Hotel (153 rooms and 6 conference/meeting rooms)
- Hampton Inn & Suites(87 rooms and conference/meeting room)
- Economic Development Assistance from the Village of Addison



The *Addison Entertainment Corridor* has experienced exciting growth in the last seven years to include the following entertainment, restaurant and retail operators:

- | | | | |
|---------------------------|----------------------|------------------------|----------------------------------|
| Marcus Cinema | Starbuck's | Dave & Buster's | Culver's |
| Famous Dave's | Walmart | Sam's Club | Chipotle Grill |
| Zaza's Italian Steakhouse | Hilton Garden Inn | Addison Fitness Center | Links and Tees |
| LaHacienda Restaurant | Aurelio's Restaurant | Razny's Jewelers | Venuti's Banquets and Restaurant |
| IHOP Restaurant | Panera | Office Depot | Jimmy John's |
| Home Run Inn Pizza | Hampton Inn & Suites | Burger King | Laser X |
| Planet Fitness | Panda Express | Dunkin' Donuts/Baskin | Wok n' Fire |
| Giordano's | Mario's Deli | Franky's Red Hots | Dapper's Restaurant |
| Freddo Café | CVS | Rio's De Suramerica | |

Addison Demographics



- Community Data:
 - Year 2010 Population: 37,000 Square Miles: 10.2 square miles
 - 3 Mile Trade Area Pop* **105,400**
 - Median Age: (2013) 37 years old
 - Average Household Income: \$78,285 # of Building Permits: 981 (year 2011)
 - Median Housing Cost: \$262,500 Average Apartment Rent: \$725-\$750/month
 - Average Daily Traffic Counts:(Addison Area)*
 - I-355 = 139,000 vehicles/day Rte. 83 = 54,000 - 60,800 vehicles/day
 - I-290 = 120,000 vehicles/day Rte. 64 = 38,900 - 54,400 vehicles/day
 - Rte. 20 (Lake St.) = 38,900-43,000 vehicles/day Rohlwing Rd. = 22,000 - 25,400 vehicles/day

*2013 counts from Intersection of Addison Road and Lake Street.



“A Great Place to Live, Work and Play ...”

<u>Dining</u>	<u>Recreation</u>	<u>Entertainment</u>	<u>Banking</u>	<u>Business</u>	<u>Hospitality/ Banquets</u>	<u>Shopping</u>	<u>Education/ Training</u>
601 Bar & Grill	Addison Ice	American Tap	Bank of America	ADD Security	Alta Villa Banquet	Aaron's	Chamberlain
Aurelio's Restaurant	Club Fitness	Pub & Eatery	Bank Financial	Aiden Center -	Empress Banquet	Aldi's	Nursing School
Chipotle Grill	K1 Indoor Racing	Betty's Bistro	Charter One	Day Surgery	Hampton Inn &	Caputos -	College Of DuPage
Dave & Busters	Links & Tees	Dave & Busters	Chase Bank	Alexian Bros. -	Suites	New Farm	DeVry Institute of -
Famous Daves	Oak Meadows Golf- Club	Doty's Deli	First American - Bank	Medical Center	Hilton Garden Inn	Market	Technology
Giordano's Pizza	Planet Fitness	Festval Italiano	BMO/Harris	Arbor Man. Co.	Howard Johnson	Jimenez	Masonry Institute
La Hacienda	Stardust Bowl	Lazer "X"	mb Financial	Borg - Warner	Medinah Shriners	Grocery	Symbol Training
IHOP		Marcus Cinema	Republic Bank	Cassidy Tire	Yenuti's Ristorante	Razny's	Institute
Nuova Italia		Pyramid -	Oxford Bank	Clydes Donuts		Sam's Club	Tech Center of -
Panda Express		Sports Bar	TCF Bank	Connolly Elec		Wal-Mart	DuPage
Panera Bread		Rock N' Wheels summer concerts		Elmhurst -		Jewel Foods	
Portillo's				Medical Center			
Rio's Restaurant				Ferguson Plmb.			
Wok 'n Fire				Pampered Chef			
Za Za's Steakhouse				Porter Pipe			
				UPS			

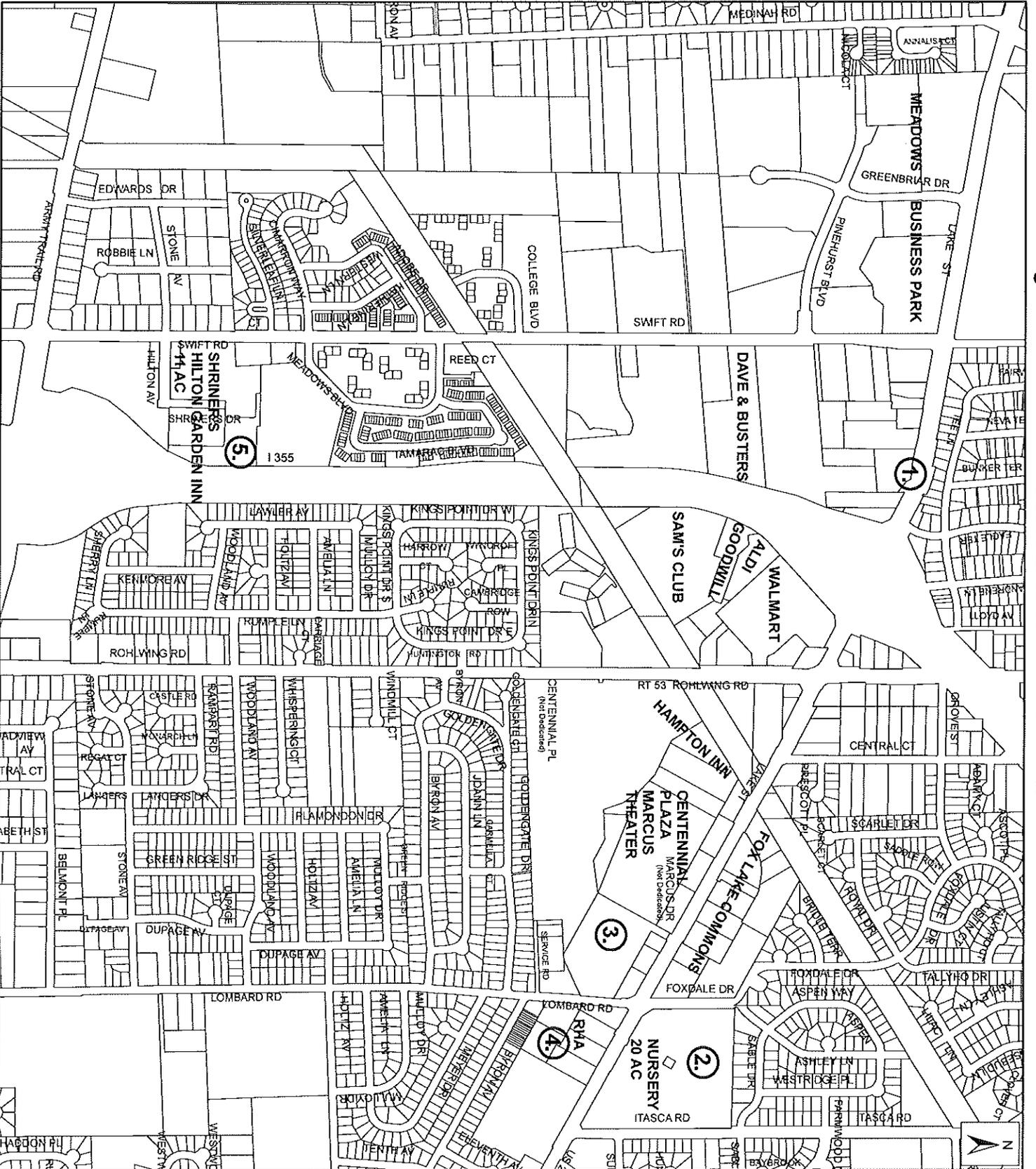


www.AddisonAdvantage.org

Village of Addison Lake Street Entertainment Corridor

Contacts for Remaining Opportunities

1. Janson Brice
Network Real Estate Group
708-774-2016
2. Shemin Real Estate
Robert Curtatt
203-207-5000
3. Centennial Plaza
Sperry Van Ness
Heather Smith
847-239-7504
4. RHA
E J Plesko
Steve Bleschke
608-833-7600
5. Hartz Construction
Donald Hartz
630-228-3800
6. Fox Lake Commons
Barry Reggi
708-268-1323



Village of Addison Illinois Demographic Summary Report

From Intersection of Addison Road and Lake Street

Description	0.00 - 1.00 miles		0.00 - 3.00 miles		0.00 - 5.00 miles	
	Radius 1	%	Radius 2	%	Radius 3	%
Population						
2018 Projection	17,397		104,125		251,305	
2013 Estimate	17,082		102,437		246,854	
2010 Census	16,858		101,260		243,775	
2000 Census	16,595		99,618		241,119	
Growth 2013 - 2018	1.84%		1.65%		1.80%	
Growth 2010 - 2013	1.33%		1.16%		1.26%	
Growth 2000 - 2010	1.58%		1.65%		1.10%	
2013 Est. Population by Age						
Age 0 - 4	1,510	8.84	7,125	6.96	16,182	6.56
Age 5 - 9	1,339	7.84	6,877	6.71	16,098	6.52
Age 10 - 14	1,309	7.66	6,853	6.69	16,547	6.70
Age 15 - 17	766	4.48	4,181	4.08	10,525	4.26
Age 18 - 20	724	4.24	3,851	3.76	9,706	3.93
Age 21 - 24	995	5.82	5,520	5.39	13,289	5.38
Age 25 - 34	2,780	16.27	13,723	13.40	30,778	12.47
Age 35 - 44	2,391	14.00	13,894	13.56	32,789	13.28
Age 45 - 54	2,103	12.31	14,603	14.26	36,970	14.98
Age 55 - 64	1,630	9.54	12,660	12.36	31,031	12.57
Age 65 - 74	883	5.17	7,744	7.56	18,514	7.50
Age 75 - 84	474	2.77	3,861	3.77	9,867	4.00
Age 85 and over	178	1.04	1,544	1.51	4,558	1.85
Age 16 and over	12,643	74.01	80,193	78.29	194,526	78.80
Age 18 and over	12,159	71.18	77,400	75.56	187,501	75.96
Age 21 and over	11,435	66.94	73,549	71.80	177,795	72.02
Age 65 and over	1,536	8.99	13,149	12.84	32,939	13.34
2013 Est. Median Age						
	31.8		37.2		38.1	
2013 Est. Average Age						
	33.70		37.70		38.30	

Village of Addison Illinois

Demographic Summary Report

From Intersection of Addison Road and Lake Street

Description	0.00 - 1.00 miles		0.00 - 3.00 miles		0.00 - 5.00 miles	
	Radius 1	%	Radius 2	%	Radius 3	%
2013 Est. Population by Single Race Classification	17,082		102,437		246,854	
White Alone	10,460	61.23	76,316	74.50	189,167	76.63
Black or African American Alone	503	2.94	3,350	3.27	8,649	3.50
American Indian and Alaska Native Alone	110	0.64	455	0.44	925	0.37
Asian Alone	680	3.98	6,134	5.99	17,327	7.02
Native Hawaiian and Other Pacific Islander Alone	1	0.01	14	0.01	55	0.02
Some Other Race Alone	4,753	27.82	13,670	13.34	25,108	10.17
Two or More Races	574	3.36	2,498	2.44	5,622	2.28
2013 Est. Population Hispanic or Latino	17,082		102,437		246,854	
Hispanic or Latino	10,182	59.61	32,484	31.71	59,321	24.03
Not Hispanic or Latino	6,900	40.39	69,953	68.29	187,533	75.97
2013 Est. Population by Sex	17,082		102,437		246,854	
Male	8,809	51.57	51,569	50.34	122,537	49.64
Female	8,273	48.43	50,868	49.66	124,317	50.36



Village of Addison Illinois

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Description		0.00 - 1.00 miles		0.00 - 3.00 miles		0.00 - 5.00 miles	
		Radius 1	%	Radius 2	%	Radius 3	%
Households							
2018	Projection	5,427		35,824		89,469	
2013	Estimate	5,306		35,136		87,557	
2010	Census	5,208		34,615		86,151	
2000	Census	5,298		34,485		85,695	
Growth 2013 - 2018		2.28%		1.96%		2.18%	
Growth 2010 - 2013		1.88%		1.51%		1.63%	
Growth 2000 - 2010		-1.70%		0.38%		0.53%	
2013 Est. Households by Household Income		5,306		35,136		87,557	
CY HHs, Inc < \$15,000		478	9.01	2,443	6.95	5,806	6.63
CY HHs, Inc \$15,000 - \$24,999		716	13.49	3,324	9.46	8,136	9.29
CY HHs, Inc \$25,000 - \$34,999		663	12.50	3,570	10.16	7,931	9.06
CY HHs, Inc \$35,000 - \$49,999		625	11.78	4,550	12.95	11,301	12.91
CY HHs, Inc \$50,000 - \$74,999		1,183	22.30	7,271	20.69	17,285	19.74
CY HHs, Inc \$75,000 - \$99,999		808	15.23	5,326	15.16	12,807	14.63
CY HHs, Inc \$100,000 - \$124,999		353	6.65	3,266	9.30	9,194	10.50
CY HHs, Inc \$125,000 - \$149,999		239	4.50	2,162	6.15	5,647	6.45
CY HHs, Inc \$150,000 - \$199,999		149	2.81	1,909	5.43	5,237	5.98
CY HHs, Inc \$200,000 - \$249,999		44	0.83	548	1.56	1,603	1.83
CY HHs, Inc \$250,000 - \$499,999		44	0.83	640	1.82	2,038	2.33
CY HHs, Inc \$500,000 +		5	0.09	129	0.37	572	0.65
2013 Est. Average Household Income		\$63,487		\$78,285		\$83,809	
2013 Est. Median Household Income		\$53,617		\$62,660		\$65,338	
2013 Median HH Inc. by Single Race Class							
White Alone		53,765		64,577		67,581	
Black or African American Alone		26,683		36,967		35,758	
American Indian and Alaska Native Alone		68,514		56,996		58,901	
Asian Alone		66,094		71,666		72,220	
Native Hawaiian and Other Pacific Islander Alone		63,552		66,892		67,184	
Some Other Race Alone		52,253		53,508		52,538	
Two or More Races		52,957		62,540		62,305	
Hispanic or Latino		48,813		53,206		53,392	
Not Hispanic or Latino		58,171		65,730		67,944	



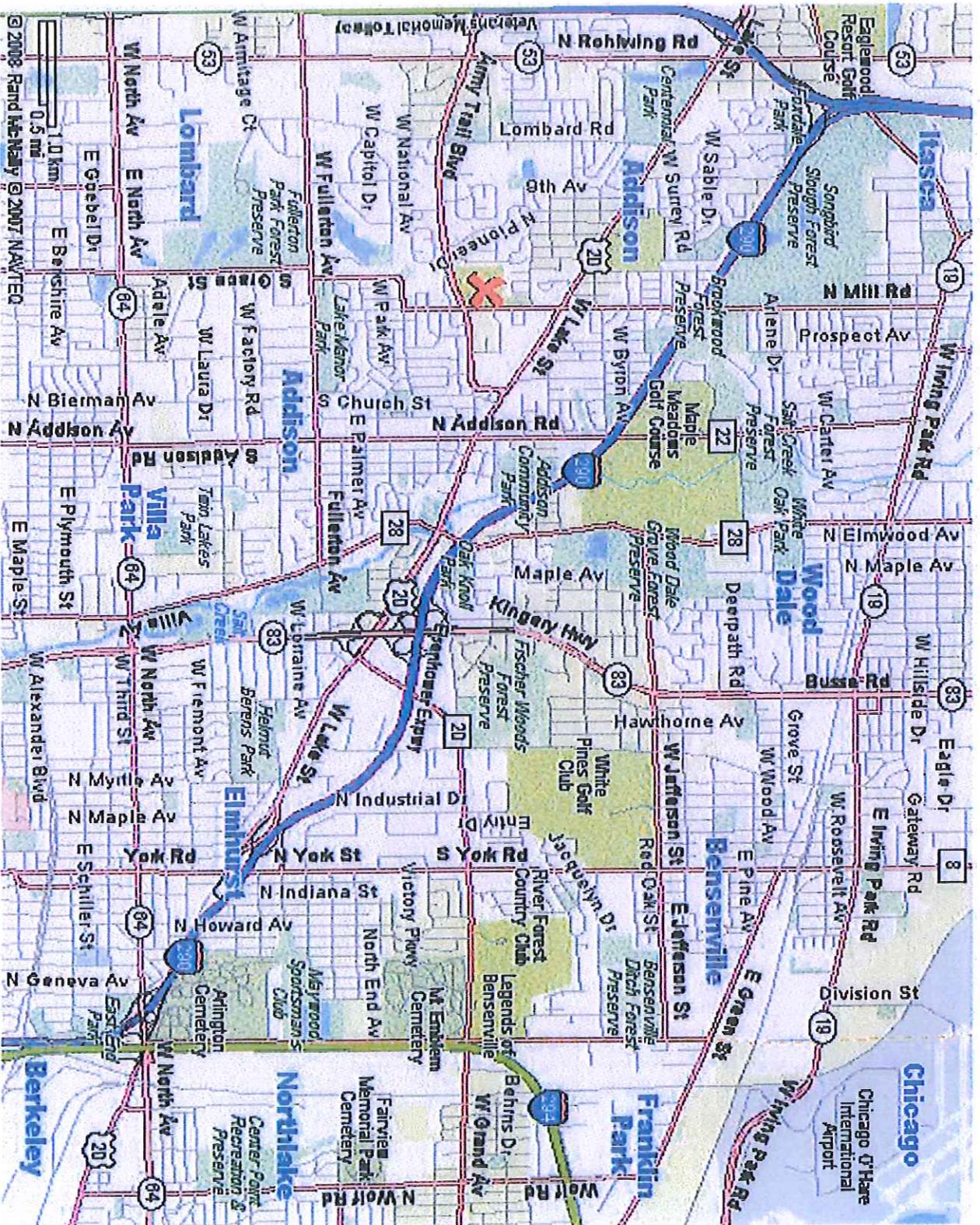
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	<i>Radius 1</i>	%	<i>Radius 2</i>	%	<i>Radius 3</i>	%
2013 Est. Households by Household Type	5,306		35,136		87,557	
Family Households	3,984	75.08	26,044	74.12	63,011	71.97
Non Family Households	1,322	24.92	9,092	25.88	24,545	28.03
2013 Est. Group Quarters Population	46		479		2,720	
2013 Est. Households by Household Size	5,306		35,136		87,557	
1 - person household	1,054	19.86	7,357	20.94	20,239	23.12
2 - person household	1,299	24.48	10,345	29.44	26,147	29.86
3 - person household	846	15.94	6,015	17.12	14,765	16.86
4 - person household	900	16.96	5,817	16.56	13,983	15.97
5 - person household	594	11.19	3,157	8.99	7,315	8.35
6 - person household	306	5.77	1,371	3.90	2,994	3.42
7 or more person household	307	5.79	1,075	3.06	2,114	2.41
2013 Est. Average Household Size	3.21		2.90		2.79	
2013 Est. Household Type, Presence Own Children	3,984		26,044		63,011	
Married - Couple Family, own children	1,393	34.96	9,253	35.53	23,207	36.83
Married - Couple Family, no own children	1,263	31.70	10,573	40.60	26,048	41.34
Male Householder, own children	177	4.44	875	3.36	1,935	3.07
Male Householder, no own children	249	6.25	904	3.47	2,142	3.40
Female Householder, own children	406	10.19	2,024	7.77	4,953	7.86
Female Householder, no own children	497	12.47	2,417	9.28	4,727	7.50

Village of Addison Location Map



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