



DP04

SELECTED HOUSING CHARACTERISTICS

2008-2010 American Community Survey 3-Year Estimates

Supporting documentation on code lists, subject definitions, data accuracy, and statistical testing can be found on the American Community Survey website in the Data and Documentation section.

Sample size and data quality measures (including coverage rates, allocation rates, and response rates) can be found on the American Community Survey website in the Methodology section.

Although the American Community Survey (ACS) produces population, demographic and housing unit estimates, for 2010, the 2010 Census provides the official counts of the population and housing units for the nation, states, counties, cities and towns. For 2008 to 2009, the Population Estimates Program provides intercensal estimates of the population for the nation, states, and counties.

Subject	Clarence town, Erie County, New York			
	Estimate	Estimate Margin of Error	Percent	Percent Margin of Error
HOUSING OCCUPANCY				
Total housing units	11,214	+/-337	11,214	(X)
Occupied housing units	10,850	+/-300	96.8%	+/-1.9
Vacant housing units	364	+/-221	3.2%	+/-1.9
Homeowner vacancy rate	1.1	+/-1.3	(X)	(X)
Rental vacancy rate	0.0	+/-3.8	(X)	(X)
UNITS IN STRUCTURE				
Total housing units	11,214	+/-337	11,214	(X)
1-unit, detached	9,109	+/-406	81.2%	+/-2.9
1-unit, attached	373	+/-180	3.3%	+/-1.6
2 units	468	+/-218	4.2%	+/-1.9
3 or 4 units	117	+/-85	1.0%	+/-0.8
5 to 9 units	134	+/-72	1.2%	+/-0.6
10 to 19 units	58	+/-47	0.5%	+/-0.4
20 or more units	371	+/-106	3.3%	+/-0.9
Mobile home	584	+/-142	5.2%	+/-1.3
Boat, RV, van, etc.	0	+/-158	0.0%	+/-0.5
YEAR STRUCTURE BUILT				
Total housing units	11,214	+/-337	11,214	(X)
Built 2005 or later	602	+/-166	5.4%	+/-1.5
Built 2000 to 2004	1,353	+/-258	12.1%	+/-2.3
Built 1990 to 1999	2,159	+/-300	19.3%	+/-2.7
Built 1980 to 1989	1,228	+/-199	11.0%	+/-1.8
Built 1970 to 1979	910	+/-239	8.1%	+/-2.1
Built 1960 to 1969	1,195	+/-233	10.7%	+/-2.0
Built 1950 to 1959	1,889	+/-324	16.8%	+/-2.9
Built 1940 to 1949	792	+/-228	7.1%	+/-2.0
Built 1939 or earlier	1,086	+/-297	9.7%	+/-2.5
ROOMS				
Total housing units	11,214	+/-337	11,214	(X)
1 room	74	+/-93	0.7%	+/-0.8
2 rooms	33	+/-37	0.3%	+/-0.3
3 rooms	450	+/-191	4.0%	+/-1.7
4 rooms	775	+/-271	6.9%	+/-2.4

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5 rooms	1,293	+/-269	11.5%	+/-2.4
6 rooms	1,857	+/-321	16.6%	+/-2.9
7 rooms	1,701	+/-315	15.2%	+/-2.8
8 rooms	1,628	+/-275	14.5%	+/-2.4
9 rooms or more	3,403	+/-398	30.3%	+/-3.4
Median rooms	7.2	+/-0.3	(X)	(X)
BEDROOMS				
Total housing units	11,214	+/-337	11,214	(X)
No bedroom	74	+/-93	0.7%	+/-0.8
1 bedroom	579	+/-195	5.2%	+/-1.7
2 bedrooms	1,936	+/-311	17.3%	+/-2.7
3 bedrooms	3,726	+/-343	33.2%	+/-3.0
4 bedrooms	4,314	+/-421	38.5%	+/-3.7
5 or more bedrooms	585	+/-170	5.2%	+/-1.5
HOUSING TENURE				
Occupied housing units	10,850	+/-300	10,850	(X)
Owner-occupied	9,364	+/-339	86.3%	+/-2.6
Renter-occupied	1,486	+/-291	13.7%	+/-2.6
Average household size of owner-occupied unit	2.86	+/-0.07	(X)	(X)
Average household size of renter-occupied unit	1.95	+/-0.22	(X)	(X)
YEAR HOUSEHOLDER MOVED INTO UNIT				
Occupied housing units	10,850	+/-300	10,850	(X)
Moved in 2005 or later	2,769	+/-362	25.5%	+/-3.1
Moved in 2000 to 2004	2,463	+/-316	22.7%	+/-3.0
Moved in 1990 to 1999	2,998	+/-330	27.6%	+/-3.2
Moved in 1980 to 1989	1,169	+/-227	10.8%	+/-2.1
Moved in 1970 to 1979	816	+/-209	7.5%	+/-1.9
Moved in 1969 or earlier	635	+/-209	5.9%	+/-1.9
VEHICLES AVAILABLE				
Occupied housing units	10,850	+/-300	10,850	(X)
No vehicles available	284	+/-125	2.6%	+/-1.1
1 vehicle available	2,689	+/-309	24.8%	+/-2.8
2 vehicles available	5,536	+/-427	51.0%	+/-3.6
3 or more vehicles available	2,341	+/-317	21.6%	+/-3.0
HOUSE HEATING FUEL				
Occupied housing units	10,850	+/-300	10,850	(X)
Utility gas	9,679	+/-329	89.2%	+/-1.9
Bottled, tank, or LP gas	341	+/-136	3.1%	+/-1.2
Electricity	412	+/-133	3.8%	+/-1.2
Fuel oil, kerosene, etc.	162	+/-84	1.5%	+/-0.8
Coal or coke	8	+/-14	0.1%	+/-0.1
Wood	213	+/-104	2.0%	+/-1.0
Solar energy	0	+/-158	0.0%	+/-0.5
Other fuel	35	+/-38	0.3%	+/-0.4
No fuel used	0	+/-158	0.0%	+/-0.5
SELECTED CHARACTERISTICS				
Occupied housing units	10,850	+/-300	10,850	(X)
Lacking complete plumbing facilities	0	+/-158	0.0%	+/-0.5
Lacking complete kitchen facilities	51	+/-39	0.5%	+/-0.4
No telephone service available	48	+/-55	0.4%	+/-0.5
OCCUPANTS PER ROOM				
Occupied housing units	10,850	+/-300	10,850	(X)
1.00 or less	10,833	+/-306	99.8%	+/-0.3
1.01 to 1.50	17	+/-28	0.2%	+/-0.3
1.51 or more	0	+/-158	0.0%	+/-0.5
VALUE				
Owner-occupied units	9,364	+/-339	9,364	(X)
Less than \$50,000	437	+/-165	4.7%	+/-1.7

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	Estimate	Estimate Margin of Error	Percent	Percent Margin of Error
\$50,000 to \$99,999	536	+/-170	5.7%	+/-1.8
\$100,000 to \$149,999	1,025	+/-208	10.9%	+/-2.2
\$150,000 to \$199,999	2,073	+/-334	22.1%	+/-3.4
\$200,000 to \$299,999	2,402	+/-374	25.7%	+/-3.8
\$300,000 to \$499,999	2,090	+/-249	22.3%	+/-2.5
\$500,000 to \$999,999	743	+/-207	7.9%	+/-2.2
\$1,000,000 or more	58	+/-56	0.6%	+/-0.6
Median (dollars)	226,800	+/-13,362	(X)	(X)
MORTGAGE STATUS				
Owner-occupied units	9,364	+/-339	9,364	(X)
Housing units with a mortgage	6,707	+/-437	71.6%	+/-4.0
Housing units without a mortgage	2,657	+/-393	28.4%	+/-4.0
SELECTED MONTHLY OWNER COSTS (SMOC)				
Housing units with a mortgage	6,707	+/-437	6,707	(X)
Less than \$300	0	+/-158	0.0%	+/-0.9
\$300 to \$499	17	+/-26	0.3%	+/-0.4
\$500 to \$699	194	+/-142	2.9%	+/-2.1
\$700 to \$999	412	+/-146	6.1%	+/-2.1
\$1,000 to \$1,499	1,402	+/-315	20.9%	+/-4.5
\$1,500 to \$1,999	1,926	+/-313	28.7%	+/-4.4
\$2,000 or more	2,756	+/-365	41.1%	+/-4.7
Median (dollars)	1,797	+/-96	(X)	(X)
Housing units without a mortgage	2,657	+/-393	2,657	(X)
Less than \$100	0	+/-158	0.0%	+/-2.1
\$100 to \$199	0	+/-158	0.0%	+/-2.1
\$200 to \$299	47	+/-56	1.8%	+/-2.1
\$300 to \$399	258	+/-122	9.7%	+/-4.4
\$400 or more	2,352	+/-372	88.5%	+/-4.1
Median (dollars)	627	+/-39	(X)	(X)
SELECTED MONTHLY OWNER COSTS AS A PERCENTAGE OF HOUSEHOLD INCOME (SMOCAP I)				
Housing units with a mortgage (excluding units where SMOCAP I cannot be computed)	6,653	+/-423	6,653	(X)
Less than 20.0 percent	2,650	+/-368	39.8%	+/-5.3
20.0 to 24.9 percent	1,154	+/-253	17.3%	+/-3.6
25.0 to 29.9 percent	941	+/-241	14.1%	+/-3.5
30.0 to 34.9 percent	556	+/-203	8.4%	+/-2.9
35.0 percent or more	1,352	+/-268	20.3%	+/-3.8
Not computed	54	+/-89	(X)	(X)
Housing unit without a mortgage (excluding units where SMOCAP I cannot be computed)	2,657	+/-393	2,657	(X)
Less than 10.0 percent	901	+/-229	33.9%	+/-6.9
10.0 to 14.9 percent	529	+/-181	19.9%	+/-6.0
15.0 to 19.9 percent	380	+/-138	14.3%	+/-5.0
20.0 to 24.9 percent	253	+/-125	9.5%	+/-4.6
25.0 to 29.9 percent	245	+/-156	9.2%	+/-5.6
30.0 to 34.9 percent	92	+/-75	3.5%	+/-2.7
35.0 percent or more	257	+/-121	9.7%	+/-4.5
Not computed	0	+/-158	(X)	(X)
GROSS RENT				
Occupied units paying rent	N	N	N	(X)
Less than \$200	N	N	N	N
\$200 to \$299	N	N	N	N
\$300 to \$499	N	N	N	N
\$500 to \$749	N	N	N	N
\$750 to \$999	N	N	N	N
\$1,000 to \$1,499	N	N	N	N
\$1,500 or more	N	N	N	N
Median (dollars)	977	+/-81	(X)	(X)
No rent paid	N	N	(X)	(X)

Subject	Clarence town, Erie County, New York			
	Estimate	Estimate Margin of Error	Percent	Percent Margin of Error
GROSS RENT AS A PERCENTAGE OF HOUSEHOLD INCOME (GRAPI)				
Occupied units paying rent (excluding units where GRAPI cannot be computed)	1,443	+/-286	1,443	(X)
Less than 15.0 percent	200	+/-141	13.9%	+/-9.2
15.0 to 19.9 percent	222	+/-127	15.4%	+/-8.1
20.0 to 24.9 percent	127	+/-83	8.8%	+/-5.4
25.0 to 29.9 percent	155	+/-95	10.7%	+/-7.0
30.0 to 34.9 percent	293	+/-177	20.3%	+/-10.9
35.0 percent or more	446	+/-139	30.9%	+/-9.4
Not computed	43	+/-50	(X)	(X)

Data are based on a sample and are subject to sampling variability. The degree of uncertainty for an estimate arising from sampling variability is represented through the use of a margin of error. The value shown here is the 90 percent margin of error. The margin of error can be interpreted roughly as providing a 90 percent probability that the interval defined by the estimate minus the margin of error and the estimate plus the margin of error (the lower and upper confidence bounds) contains the true value. In addition to sampling variability, the ACS estimates are subject to nonsampling error (for a discussion of nonsampling variability, see Accuracy of the Data). The effect of nonsampling error is not represented in these tables.

The median gross rent excludes no cash renters.

In prior years, the universe included all owner-occupied units with a mortgage. It is now restricted to include only those units where SMOCAPI is computed, that is, SMOC and household income are valid values.

In prior years, the universe included all owner-occupied units without a mortgage. It is now restricted to include only those units where SMOCAPI is computed, that is, SMOC and household income are valid values.

In prior years, the universe included all renter-occupied units. It is now restricted to include only those units where GRAPI is computed, that is, gross rent and household Income are valid values.

The 2009 and 2010 plumbing data for Puerto Rico will not be shown. Research indicates that the questions on plumbing facilities that were introduced in 2008 in the stateside American Community Survey and the 2008 Puerto Rico Community Survey may not have been appropriate for Puerto Rico.

While the 2008-2010 American Community Survey (ACS) data generally reflect the December 2009 Office of Management and Budget (OMB) definitions of metropolitan and micropolitan statistical areas; in certain instances the names, codes, and boundaries of the principal cities shown in ACS tables may differ from the OMB definitions due to differences in the effective dates of the geographic entities.

Estimates of urban and rural population, housing units, and characteristics reflect boundaries of urban areas defined based on Census 2000 data. Boundaries for urban areas have not been updated since Census 2000. As a result, data for urban and rural areas from the ACS do not necessarily reflect the results of ongoing urbanization.

Source: U.S. Census Bureau, 2008-2010 American Community Survey

Explanation of Symbols:

1. An '***' entry in the margin of error column indicates that either no sample observations or too few sample observations were available to compute a standard error and thus the margin of error. A statistical test is not appropriate.
2. An '-' entry in the estimate column indicates that either no sample observations or too few sample observations were available to compute an estimate, or a ratio of medians cannot be calculated because one or both of the median estimates falls in the lowest interval or upper interval of an open-ended distribution.
3. An '-' following a median estimate means the median falls in the lowest interval of an open-ended distribution.
4. An '+' following a median estimate means the median falls in the upper interval of an open-ended distribution.
5. An '****' entry in the margin of error column indicates that the median falls in the lowest interval or upper interval of an open-ended distribution. A statistical test is not appropriate.
6. An '*****' entry in the margin of error column indicates that the estimate is controlled. A statistical test for sampling variability is not appropriate.
7. An 'N' entry in the estimate and margin of error columns indicates that data for this geographic area cannot be displayed because the number of sample cases is too small.
8. An '(X)' means that the estimate is not applicable or not available.

