

Pennsbury Demographics Tables
 From Draft Comprehensive Plan
 May 18, 2005

Population Trends, 1920–2000
Pennsbury Township

Year	Population	Numeric Change	Percent Change
1920	545	-	-
1930	678	133	24.4%
1940	660	-18	-2.6%
1950	686	26	3.9%
1960	936	250	36.4%
1970	1,763	827	88.4%
1980	2,604	841	47.7%
1990	3,326	722	27.7%
2000	3,500	174	5.2%

Source: US Census Bureau, 1920-2000.

Population Growth, 1970–2000
Pennsbury Township and Surrounding Municipalities

Municipality	Population				Percent Change	
	1970	1980	1990	2000	1980-1990	1990-2000
Pennsbury	1,763	2,604	3,326	3,500	27.7%	5.2%
Birmingham	834	1,584	2,636	4,221	66.4%	60.1%
Chadds Ford, Del. Co.	1,281	2,057	3,118	3,170	51.6%	1.7%
East Marlborough	3,031	3,953	4,781	6,317	20.9%	32.1%
Kennett Township*	3,394	4,201	4,624	6,451	10.1%	39.5%
Newlin	1,464	725	1,092	1,150	50.6%	5.3%
Pocopson	1,556	2,331	3,266	3,350	40.1%	2.6%
West Marlborough	917	941	874	859	-7.1%	-1.7%
Chester County	277,746	316,660	376,396	433,501	18.9%	15.2%

Source: US Census Bureau, 1970-2000.

*Except for Kennett Township, all municipalities are within the Unionville Chadds Ford School District.

**Population Projections, 2010–2025
Pennsbury Township and Surrounding Municipalities**

Municipality	Population				Percent Change	Percent Change
	2000*	2010	2015	2025	2000-2015	2015-2025
Pennsbury	3,500	3,870	4,055	4,415	15.9%	8.9%
Birmingham	4,221	4,950	5,625	6,650	33.3%	18.2%
Chadds Ford, Del. Co.**	3,170	3,660	4,000	4,760	26.2%	19.0%
East Marlborough	6,317	7,860	8,420	9,465	33.3%	12.4%
Kennett Township	6,451	7,830	8,400	9,545	30.2%	13.6%
Newlin	1,150	1,240	1,295	1,395	12.6%	7.7%
Pocopson	3,350	3,840	4,085	4,500	21.9%	10.2%
West Marlborough	859	860	855	845	-0.5%	-1.2%
Chester County	433,501	483,500	505,750	549,900	16.7%	8.7%

Source: Chester County Planning Commission, 2002, 2004.

*U.S. Census Bureau, 2000.

** Delaware County Planning Commission, February 2002.

**Median Age, 1990-2000
Pennsbury Township and Surrounding Municipalities**

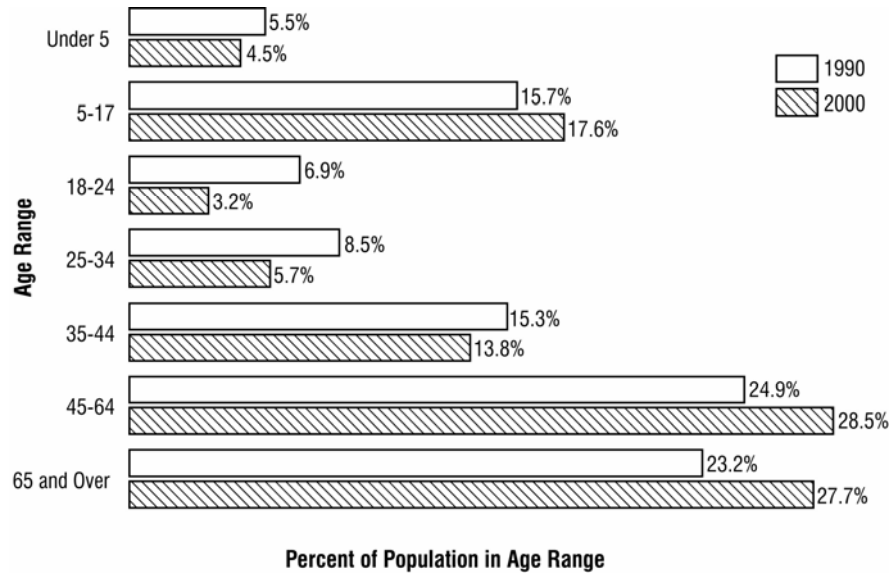
Municipality	Median Age	
	1990	2000
Pennsbury	44	49
Birmingham	39	41
Chadds Ford	38	44
East Marlborough	36	38
Kennett Township	43	41
Pocopson	38	41
Chester County	34	37

Source: US Census Bureau, 1990, 2000.

**Age Group Composition, Female/Male Population,
Median Age, 1990-2000 Pennsbury Township**

Age Group	1990		2000		Percent Change
	Number	Percent	Number	Percent	1990-2000
Under 5	182	5.5%	157	4.5%	-14%
5-17	523	15.7%	618	17.6%	18%
18-24	228	6.9%	113	3.2%	-50%
25-34	284	8.5%	201	5.7%	-29%
35-44	509	15.3%	483	13.8%	-5%
45-64	830	24.9%	994	28.5%	20%
65 and Over	770	23.2%	969	27.7%	26%
Total	3,326	100.0%	3,500	100.0%	5%
Female	1,800	54.1%	1,873	53.5%	4%
Male	1,526	45.9%	1,627	46.5%	7%
County:					
Female	191,975	51.0%	220,762	50.9%	15%
Male	184,421	49.0%	212,739	49.1%	15%
Total	376,396	100.0%	433,501	100.0%	15%

Source: US Census Bureau, 1990, 2000.



**Median Household Income, 1990-2000
Pennsbury Township and Surrounding Municipalities**

Municipality	Median Household Income		Percent Change
	1990	2000	1990-2000
Pennsbury	\$77,054	\$83,295	8%
Birmingham	\$102,989	\$130,096	26%
Chadds Ford, Del. Co.	\$65,366	\$84,100	29%
East Marlborough	\$65,880	\$95,812	45%
Kennett Township	\$58,853	\$85,104	45%
Pocopson	\$67,364	\$98,215	46%
Chester County	\$45,642	\$65,295	43%

Source: US Census Bureau, 1990, 2000

**Percent of Persons Below Poverty Level, 1990-2000
Pennsbury Township and Surrounding Municipalities**

	1990	2000
Pennsbury	1.8%	1.2%
Birmingham	1.4%	0.9%
Chadds Ford, Del. Co.	1.4%	4.7%
East Marlborough	1.1%	2.4%
Kennett Township	3.8%	5.1%
Pocopson	2.0%	3.4%
Chester County	4.7%	5.2%

Source: US Census Bureau, 1990, 2000.

**Employment of Residents by Industry, 2000
Pennsbury Township**

Industry	2000	
	Number	Percent of Total
Agriculture, Forestry, Fisheries	34	2.2%
Construction	52	3.4%
Manufacturing	259	17.1%
Wholesale Trade	46	3.0%
Retail Trade	83	5.5%
Transportation and warehousing, utilities	35	2.3%
Information	31	2.1%
Finance, Insurance, Real Estate	155	10.3%
Professional, scientific, management, administrative	239	15.8%
Educational, health and social services	393	26.0%
Arts, entertainment, recreation, accommodation, food services	91	6.0%
Public Administration	54	3.6%
Other Services	40	2.6%
Total Employment	1,512	100%

Source: US Census Bureau, 2000.

**Employment of Residents by Occupation, 2000
Pennsbury Township**

Occupation	2000	
	Number	Percent of Total
Managerial/Professional and related occupations	933	61.7%
Service Occupations	148	9.8%
Sales and Office Occupations	256	16.9%
Farming, Forestry, and Fishing	7	0.5%
Construction, Extraction, and Maintenance	87	5.8%
Production, Transportation, and Material Moving	81	5.4%
Total Employment	1,512	100%

Source: US Census Bureau, 2000.

**Number of Housing Units, 1980-2000
Pennsbury Township and Surrounding Municipalities**

Municipality	1980	1990	2000	New Units '80-'00	Increase 1980-1990		Increase 1990-2000	
					Number	Percent	Number	Percent
Pennsbury	928	1,141	1,438	510	213	23%	297	26%
Birmingham	492	866	1,413	921	374	76%	547	63%
Chadds Ford, Del. Co.	798	1,288	1,338	540	490	61%	50	4%
East Marlborough	1,247	1,682	2,188	941	435	35%	506	30%
Kennett Township	1,516	1,835	2,526	1,010	319	21%	691	38%
Pocopson	579	830	890	311	251	43%	60	7%
Total	5,560	7,642	9,793	4,233	2,082	37%	2,151	28%
Chester County	110,183	139,597	163,773	53,590	29,414	27%	24,176	17%

Source: US Census Bureau, 1990-2000.

**Median Housing Value, 1980-2000
Pennsbury Township and Surrounding Municipalities**

Municipality	Median Housing Value			Percent Increase	
	1980	1990	2000	1980-1990	1990-2000
Pennsbury	\$89,600	\$252,700	\$269,200	182%	6%
Birmingham	\$137,600	\$349,600	\$335,900	154%	-4%
Chadds Ford	\$110,000	\$257,400	\$298,700	133%	16%
East Marlborough	\$91,500	\$223,500	\$265,800	144%	19%
Kennett Township	\$93,200	\$236,400	\$248,500	154%	5%
Pocopson	\$77,200	\$223,100	\$238,800	189%	7%
Chester County	\$63,500	\$155,900	\$182,500	146%	17%

Source: US Census Bureau, 1980, 1990, and 2000.

**Median Sales Prices per Year, 2000-2003
Pennsbury Township and Chester County**

Year	Pennsbury Sales	Pennsbury Median Price	County Sales	County Median Price
2000	49	\$393,000	9,241	\$188,000
2001	70	\$319,250	9,083	\$200,000
2002	66	\$263,500	9,212	\$224,900
2003	58	\$392,500	10,240	\$245,000

Source: Chester County Planning Commission, *Housing Costs Profiles*, 2000-2003, data source - Chester County Assessment Office.