

# total housing units

Jurisdiction	Total Housing Units		Numerical Change	Percent Change
	2010	2000		
Addyston Village	448	408	40	9.80%
Amberley Village	1,466	1,382	84	6.08%
Anderson Township	16,684	16,053	631	3.93%
Arlington Heights Village	382	418	-36	-8.61%
Blue Ash City	5,360	5,251	109	2.08%
Cheviot City	4,303	4,338	-35	-0.81%
Cincinnati City	161,095	166,012	-4,917	-2.96%
Cleves Village	1,190	1,020	170	16.67%
Colerain Township	24,015	23,093	922	3.99%
Columbia Township	2,139	2,766	-627	-22.67%
Crosby Township	1,168	1,078	90	8.35%
Deer Park City	2,784	2,723	61	2.24%
Delhi Township	11,079	10,646	433	4.07%
Elmwood Place Village	1,099	1,173	-74	-6.31%
Evendale Village	1,098	1,077	21	1.95%
Fairfax Village	778	795	-17	-2.14%
Forest Park City	7,854	7,748	106	1.37%
Glendale Village	1,057	1,000	57	5.70%
Golf Manor Village	1,837	1,840	-3	-0.16%
Green Township	24,666	22,007	2,659	12.08%
Greenhills Village	1,645	1,687	-42	-2.49%
Harrison City	4,054	2,847	1,207	42.40%
Harrison Township	1,742	1,954	-212	-10.85%
Lincoln Heights Village	1,564	1,762	-198	-11.24%
Lockland Village	1,738	1,826	-88	-4.82%
Loveland City*	3,877	3,834	43	1.12%
Madeira City	3,498	3,484	14	0.40%
Mariemont Village	1,597	1,541	56	3.63%
Miami Township	3,940	3,043	897	29.48%
Milford City*	14	19	-5	-26.32%
Montgomery City	4,055	3,716	339	9.12%
Mount Healthy City	3,034	3,421	-387	-11.31%
Newtown Village	1,227	977	250	25.59%
North Bend Village	412	290	122	42.07%
North College Hill City	4,267	4,488	-221	-4.92%
Norwood City	9,515	10,044	-529	-5.27%
Reading City	4,962	5,128	-166	-3.24%
Saint Bernard City	2,128	2,195	-67	-3.05%
Sharonville City*	5,562	5,461	101	1.85%
Silverton City	2,626	2,662	-36	-1.35%
Springdale City	4,906	4,607	299	6.49%
Springfield Township	15,091	14,478	613	4.23%
Sycamore Township	9,143	8,687	456	5.25%
Symmes Township	5,817	5,467	350	6.40%
Terrace Park Village	806	794	12	1.51%
The Village of Indian Hill City	2,236	2,155	81	3.76%
Whitewater Township	2,466	2,291	175	7.64%
Woodlawn Village	1,668	1,330	338	25.41%
Wyoming City	3,272	3,172	100	3.15%
<b>HAMILTON COUNTY</b>	<b>379,374</b>	<b>376,188</b>	<b>3,186</b>	<b>0.85%</b>

The data of total housing units tells the story of how an area's built environment has grown or declined over a given period of time. Having only investigated back to 2000, this data only shows a snapshot of Hamilton County's long history of development. Nevertheless, this data shows growth in many of the county's jurisdictions.

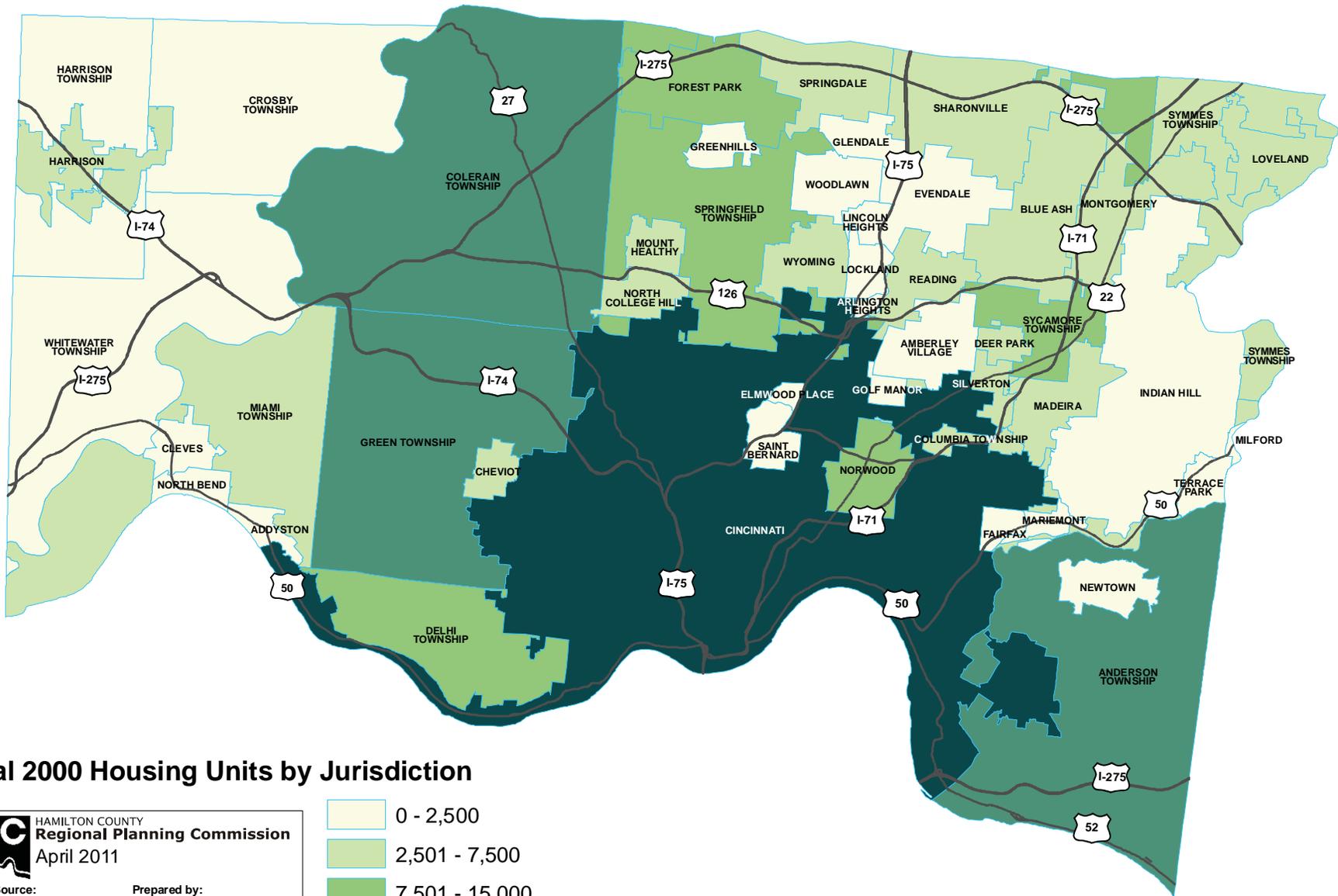
Likely due to its immense size, the City of Cincinnati holds the most housing units in Hamilton County. In 2010, Cincinnati had just over 161,000 units, about 5,000 less than it had in 2000. Anderson Township, Colerain Township, Green Township, and Springfield Township also hold a large number of housing units, each with over 15,000 units.

Numerically, Green Township grew the most from 2000 to 2010 with over 2,500 units. Growing over 25%, Harrison, Newtown, North Bend, and Woodlawn had the largest positive percent change. Aside from Cincinnati, the jurisdictions that lost the most units were Columbia Township and Norwood with over 500 units lost in the past decade.





# HAMILTON COUNTY 2010 CENSUS DATA

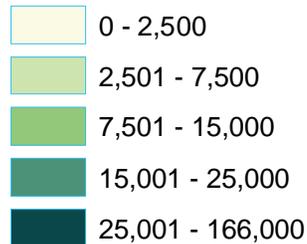


**Total 2000 Housing Units by Jurisdiction**

**rpc** HAMILTON COUNTY  
**Regional Planning Commission**  
 April 2011

**Data Source:**  
 U.S. Census Bureau (2010)

**Prepared by:**  
 Hamilton County Planning  
 and Development Department



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# density of housing units

Another set of data that can be used to interpret to what degree an area has grown is density of housing units, or housing units per square mile. In the past decade, fifteen jurisdictions lost density, while all others became more dense. Overall, Hamilton County has become about 1% more dense since 2000.

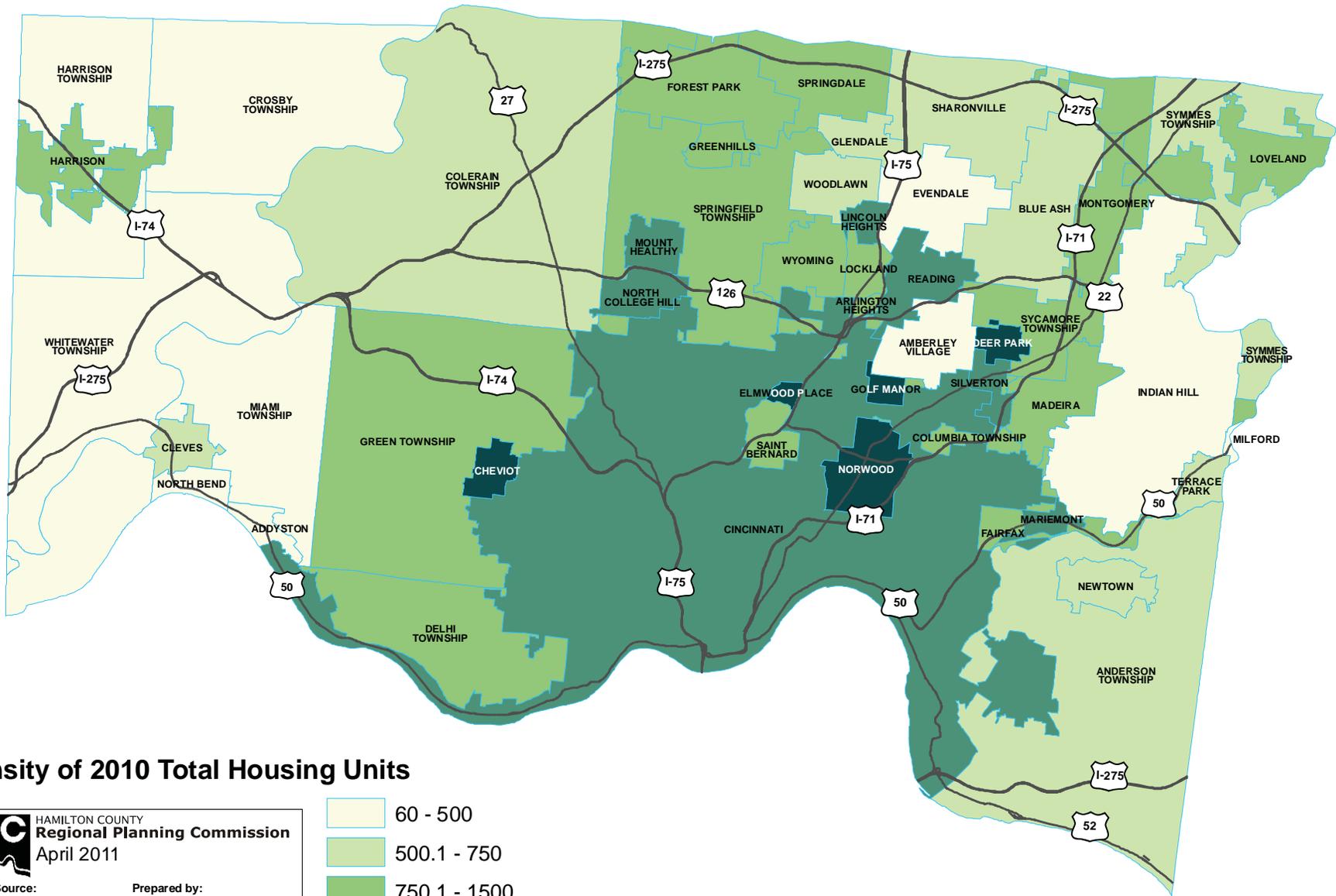
Because this data is so closely linked to the gain or loss of total housing units, the jurisdictions that experienced the most change will be similar. Therefore, of the municipalities to lose density over the past ten years, Columbia Township lost by far the most with over a 20% loss. Similarly, Harrison, Miami Township, Newtown, and North Bend experienced the most growth in density since 2000.

In both the 2000 and 2010 density maps, it is obvious that the most dense areas in the county are concentrated around the City of Cincinnati. Once again, it looks as though the areas around the edges of the county are the ones that have experienced the most change in density over the past decade, while Cincinnati has remained stagnant.

Jurisdiction	Square Miles	2010		2000		Percent Change in Density
		Total Units	Unit Density	Total Units	Unit Density	
Addyston Village	0.94	448	475.58	408	433.12	9.80%
Amberley Village	3.48	1,466	421.26	1,382	397.13	6.08%
Anderson Township	31.63	16,684	527.46	16,053	507.51	3.93%
Arlington Heights Village	0.26	382	1,474.90	418	1,613.90	-8.61%
Blue Ash City	7.59	5,360	706.19	5,251	691.83	2.08%
Cheviot City	1.16	4,303	3,712.68	4,338	3,742.88	-0.81%
Cincinnati City	79.60	161,095	2,023.83	166,012	2,085.60	-2.96%
Cleves Village	1.60	1,190	742.36	1,020	636.31	16.67%
Colerain Township	43.11	24,015	557.13	23,093	535.74	3.99%
Columbia Township	2.58	2,139	829.71	2,766	1,072.92	-22.67%
Crosby Township	19.49	1,168	59.92	1,078	55.30	8.35%
Deer Park City	0.85	2,784	3,286.89	2,723	3,214.88	2.24%
Delhi Township	10.04	11,079	1,103.05	10,646	1,059.94	4.07%
Elmwood Place Village	0.32	1,099	3,402.48	1,173	3,631.58	-6.31%
Evendale Village	4.76	1,098	230.62	1,077	226.21	1.95%
Fairfax Village	0.77	778	1,010.39	795	1,032.47	-2.14%
Forest Park City	6.44	7,854	1,219.38	7,748	1,202.92	1.37%
Glendale Village	1.63	1,057	646.88	1,000	612.00	5.70%
Golf Manor Village	0.58	1,837	3,156.36	1,840	3,161.51	-0.16%
Green Township	27.84	24,666	886.15	22,007	790.62	12.08%
Greenhills Village	1.26	1,645	1,304.52	1,687	1,337.83	-2.49%
Harrison City	4.84	4,054	837.60	2,847	588.22	42.40%
Harrison Township	13.53	1,742	128.76	1,954	144.43	-10.85%
Lincoln Heights Village	0.74	1,564	2,122.12	1,762	2,390.77	-11.24%
Lockland Village	1.22	1,738	1,428.10	1,826	1,500.41	-4.82%
Loveland City*	3.28	3,877	1,182.01	3,834	1,168.90	1.12%
Madeira City	3.38	3,498	1,036.44	3,484	1,032.30	0.40%
Mariemont Village	0.86	1,597	1,865.65	1,541	1,800.23	3.63%
Miami Township	20.15	3,940	195.49	3,043	150.99	29.48%
Milford City*	0.17	14	83.33	19	113.10	-26.32%
Montgomery City	5.32	4,055	762.94	3,716	699.15	9.12%
Mount Healthy City	1.48	3,034	2,054.16	3,421	2,316.18	-11.31%
Newtown Village	2.22	1,227	553.45	977	440.69	25.59%
North Bend Village	1.14	412	360.14	290	253.50	42.07%
North College Hill City	1.83	4,267	2,334.25	4,488	2,455.14	-4.92%
Norwood City	3.14	9,515	3,028.33	10,044	3,196.69	-5.27%
Reading City	2.93	4,962	1,694.09	5,128	1,750.77	-3.24%
Saint Bernard City	1.54	2,128	1,386.32	2,195	1,429.97	-3.05%
Sharonville City*	9.22	5,562	603.12	5,461	592.17	1.85%
Silverton City	1.08	2,626	2,433.73	2,662	2,467.10	-1.35%
Springdale City	5.01	4,906	978.46	4,607	918.83	6.49%
Springfield Township	16.60	15,091	909.15	14,478	872.22	4.23%
Sycamore Township	6.79	9,143	1,347.53	8,687	1,280.32	5.25%
Symmes Township	8.62	5,817	674.90	5,467	634.30	6.40%
Terrace Park Village	1.21	806	668.88	794	658.92	1.51%
The Village of Indian Hill City	18.73	2,236	119.37	2,155	115.05	3.76%
Whitewater Township	26.35	2,466	93.60	2,291	86.96	7.64%
Woodlawn Village	2.57	1,668	649.79	1,330	518.11	25.41%
Wyoming City	2.87	3,272	1,138.88	3,172	1,104.07	3.15%
<b>HAMILTON COUNTY</b>	<b>407.36</b>	<b>379,374</b>	<b>931.30</b>	<b>376,188</b>	<b>923.48</b>	<b>0.85%</b>



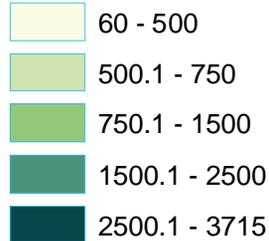
# HAMILTON COUNTY 2010 CENSUS DATA



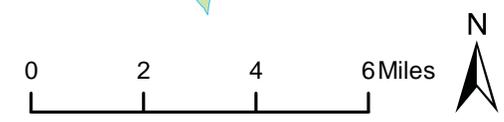
**Density of 2010 Total Housing Units**

**rpc** HAMILTON COUNTY  
Regional Planning Commission  
April 2011

**Data Source:** U.S. Census Bureau (2010)  
**Prepared by:** Hamilton County Planning and Development Department

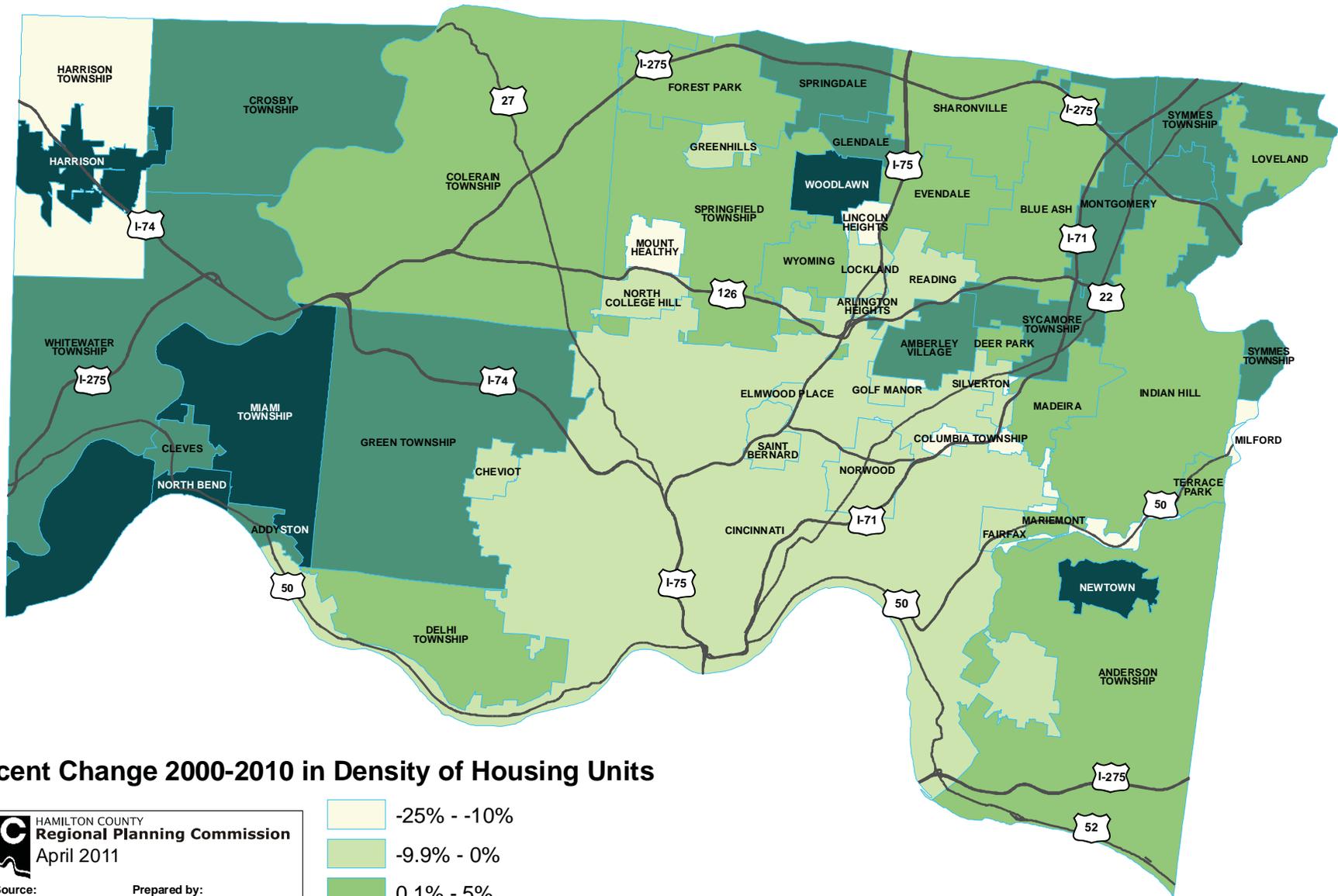


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# HAMILTON COUNTY 2010 CENSUS DATA



**Percent Change 2000-2010 in Density of Housing Units**

**rpc** HAMILTON COUNTY  
**Regional Planning Commission**  
 April 2011

**Data Source:**  
 U.S. Census Bureau (2010)

**Prepared by:**  
 Hamilton County Planning  
 and Development Department

- 25% - -10%
- 9.9% - 0%
- 0.1% - 5%
- 5.1% - 20%
- 20.1% - 45%

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# occupancy

Jurisdiction	2010		2000		Percent Change in Occupied Units
	Units Occupied	Percent Occupied	Units Occupied	Percent Occupied	
Addyston Village	372	83.0%	365	89.5%	-7.18%
Amberley Village	1385	94.5%	1338	96.8%	-2.42%
Anderson Township	15865	95.1%	15629	97.4%	-2.33%
Arlington Heights Village	329	86.1%	391	93.5%	-7.93%
Blue Ash City	5015	93.6%	4990	95.0%	-1.54%
Cheviot City	3779	87.8%	4064	93.7%	-6.26%
Cincinnati City	133420	82.8%	148095	89.2%	-7.16%
Cleves Village	1079	90.7%	960	94.1%	-3.66%
Colerain Township	22543	93.9%	22418	97.1%	-3.30%
Columbia Township	1966	91.9%	2655	96.0%	-4.25%
Crosby Township	1068	91.4%	1025	95.1%	-3.83%
Deer Park City	2618	94.0%	2634	96.7%	-2.79%
Delhi Township	10574	95.4%	10357	97.3%	-1.89%
Elmwood Place Village	872	79.3%	1061	90.5%	-12.28%
Evendale Village	1063	96.8%	1062	98.6%	-1.82%
Fairfax Village	709	91.1%	771	97.0%	-6.03%
Forest Park City	7212	91.8%	7505	96.9%	-5.20%
Glendale Village	969	91.7%	942	94.2%	-2.68%
Golf Manor Village	1614	87.9%	1751	95.2%	-7.67%
Green Township	23291	94.4%	21318	96.9%	-2.52%
Greenhills Village	1499	91.1%	1639	97.2%	-6.21%
Harrison City	3765	92.9%	2717	95.4%	-2.69%
Harrison Township	1595	91.6%	1855	94.9%	-3.55%
Lincoln Heights Village	1287	82.3%	1593	90.4%	-8.98%
Lockland Village	1462	84.1%	1617	88.6%	-5.01%
Loveland City*	3706	95.6%	3710	96.8%	-1.22%
Madeira City	3297	94.3%	3383	97.1%	-2.93%
Mariemont Village	1443	90.4%	1463	94.9%	-4.83%
Miami Township	3762	95.5%	2940	96.6%	-1.17%
Millford City*	13	92.9%	16	84.2%	10.27%
Montgomery City	3849	94.9%	3616	97.3%	-2.46%
Mount Healthy City	2716	89.5%	3222	94.2%	-4.95%
Newtown Village	1123	91.5%	924	94.6%	-3.23%
North Bend Village	370	89.8%	253	87.2%	2.94%
North College Hill City	3848	90.2%	4191	93.4%	-3.43%
Norwood City	8320	87.4%	9270	92.3%	-5.26%
Reading City	4554	91.8%	4885	95.3%	-3.66%
Saint Bernard City	1869	87.8%	2069	94.3%	-6.82%
Sharonville City*	5161	92.8%	5204	95.3%	-2.63%
Silverton City	2404	91.5%	2534	95.2%	-3.83%
Springdale City	4631	94.4%	4421	96.0%	-1.63%
Springfield Township	14047	93.1%	13988	96.6%	-3.66%
Sycamore Township	8383	91.7%	8282	95.3%	-3.83%
Symmes Township	5475	94.1%	5197	95.1%	-0.99%
Terrace Park Village	758	94.0%	760	95.7%	-1.75%
The Village of Indian Hill City	2061	92.2%	2066	95.9%	-3.86%
Whitewater Township	2192	88.9%	2133	93.1%	-4.53%
Woodlawn Village	1507	90.3%	1235	92.9%	-2.70%
Wyoming City	3105	94.9%	3047	96.1%	-1.21%
<b>HAMILTON COUNTY</b>	<b>333945</b>	<b>88.0%</b>	<b>347561</b>	<b>92.4%</b>	<b>-4.72%</b>



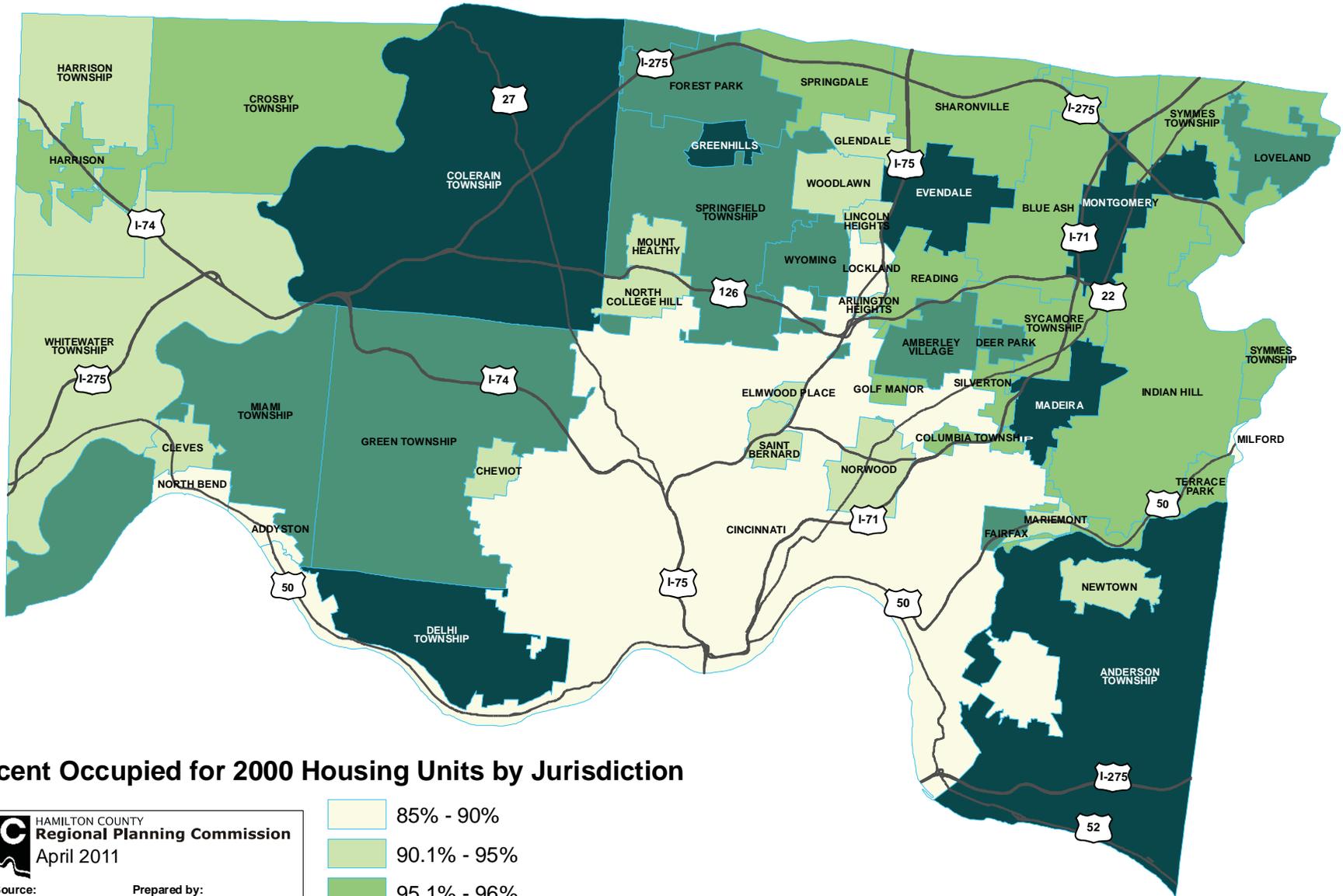
Keeping in mind the recent climate of the housing market, the occupancy of Hamilton County has changed dramatically over the past decade. All but four jurisdictions in the county experienced a loss of occupants. Vacancy had quite the opposite effect, which is the next set of data to be examined.

The three jurisdictions to increase their occupancy were Colerain Township, North Bend, and Norwood. The county subdivisions whose occupancy decreased the most are Elmwood Place and Lincoln Heights. Overall, Hamilton County's occupancy decreased almost 5% over the past decade.

Visually, this data is a little more sporadic than some other data presented in this document. However, it is apparent that Cincinnati and the surrounding neighborhoods have had trouble keeping occupants in homes. Nonetheless, it is undeniable that the areas at the fringes of the county boundaries are experiencing higher occupancy than those around the urban core.



# HAMILTON COUNTY 2010 CENSUS DATA

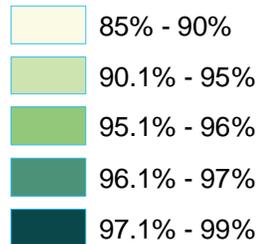


**Percent Occupied for 2000 Housing Units by Jurisdiction**

**rpc** HAMILTON COUNTY  
**Regional Planning Commission**  
 April 2011

**Data Source:**  
 U.S. Census Bureau (2010)

**Prepared by:**  
 Hamilton County Planning  
 and Development Department



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# vacancy

Jurisdiction	2010		2000		Percent Change in Vacant Units
	Units Vacant	Percent Vacant	Units Vacant	Percent Vacant	
Addyston Village	76	16.96%	43	10.54%	60.96%
Amberley Village	81	5.53%	44	3.18%	73.54%
Anderson Township	819	4.91%	424	2.64%	85.85%
Arlington Heights Village	53	13.87%	27	6.46%	114.80%
Blue Ash City	345	6.44%	261	4.97%	29.50%
Cheviot City	524	12.18%	274	6.32%	92.80%
Cincinnati City	27,675	17.18%	17,917	10.79%	59.18%
Cleves Village	111	9.33%	60	5.88%	58.57%
Colerain Township	1,472	6.13%	675	2.92%	109.70%
Columbia Township	173	8.09%	111	4.01%	101.54%
Crosby Township	100	8.56%	53	4.92%	74.14%
Deer Park City	166	5.96%	89	3.27%	82.43%
Delhi Township	505	4.56%	289	2.71%	67.91%
Elmwood Place Village	227	20.66%	112	9.55%	116.33%
Evendale Village	35	3.19%	15	1.39%	128.87%
Fairfax Village	69	8.87%	24	3.02%	193.78%
Forest Park City	642	8.17%	243	3.14%	160.63%
Glendale Village	88	8.33%	58	5.80%	43.54%
Golf Manor Village	223	12.14%	89	4.84%	150.97%
Green Township	1,375	5.57%	689	3.13%	78.05%
Greenhills Village	146	8.88%	48	2.85%	211.93%
Harrison City	289	7.13%	130	4.57%	56.12%
Harrison Township	147	8.44%	99	5.07%	66.56%
Lincoln Heights Village	277	17.71%	169	9.59%	84.66%
Lockland Village	276	15.88%	209	11.45%	38.74%
Loveland City*	171	4.41%	124	3.23%	36.37%
Madeira City	201	5.75%	101	2.90%	98.21%
Mariemont Village	154	9.64%	78	5.06%	90.51%
Miami Township	178	4.52%	103	3.38%	33.47%
Milford City*	1	7.14%	3	15.79%	-54.76%
Montgomery City	206	5.08%	100	2.69%	88.78%
Mount Healthy City	318	10.48%	199	5.82%	80.18%
Newtown Village	104	8.48%	53	5.42%	56.25%
North Bend Village	42	10.19%	37	12.76%	-20.10%
North College Hill City	419	9.82%	297	6.62%	48.38%
Norwood City	1,195	12.56%	774	7.71%	62.98%
Reading City	408	8.22%	243	4.74%	73.52%
Saint Bernard City	259	12.17%	126	5.74%	112.03%
Sharonville City*	401	7.21%	257	4.71%	53.20%
Silverton City	222	8.45%	128	4.81%	75.82%
Springdale City	275	5.61%	186	4.04%	38.84%
Springfield Township	1,044	6.92%	490	3.38%	104.41%
Sycamore Township	760	8.31%	405	4.66%	78.30%
Symmes Township	342	5.88%	270	4.94%	19.05%
Terrace Park Village	48	5.96%	34	4.28%	39.07%
The Village of Indian Hill City	175	7.83%	89	4.13%	89.51%
Whitewater Township	274	11.11%	158	6.90%	61.11%
Woodlawn Village	161	9.65%	95	7.14%	35.13%
Wyoming City	167	5.10%	125	3.94%	29.52%
<b>HAMILTON COUNTY</b>	<b>43,419</b>	<b>11.44%</b>	<b>26,627</b>	<b>7.08%</b>	<b>61.69%</b>

Contrary to occupancy, vacancy increased dramatically over the past decade. Again, this is directly attributed to the recent crash of the housing market. In 2000, Hamilton County's vacancy rate was 7.1%. In 2010, it increased by 16,792 units, making it 11.4%. This was over a 60% increase in vacancy for the county.

In the past ten years only two jurisdictions, Milford and North Bend, lowered their vacancy rate. Of the many other jurisdictions to increase vacancy, Arlington Heights, Colerain Township, Columbia Township, Elmwood Place, Evendale, Fairfax, Forest Park, Golf Manor, Greenhills, St. Bernard, and Springfield Township all doubled their vacant units. These areas seem to be concentrated in and just north of Cincinnati.

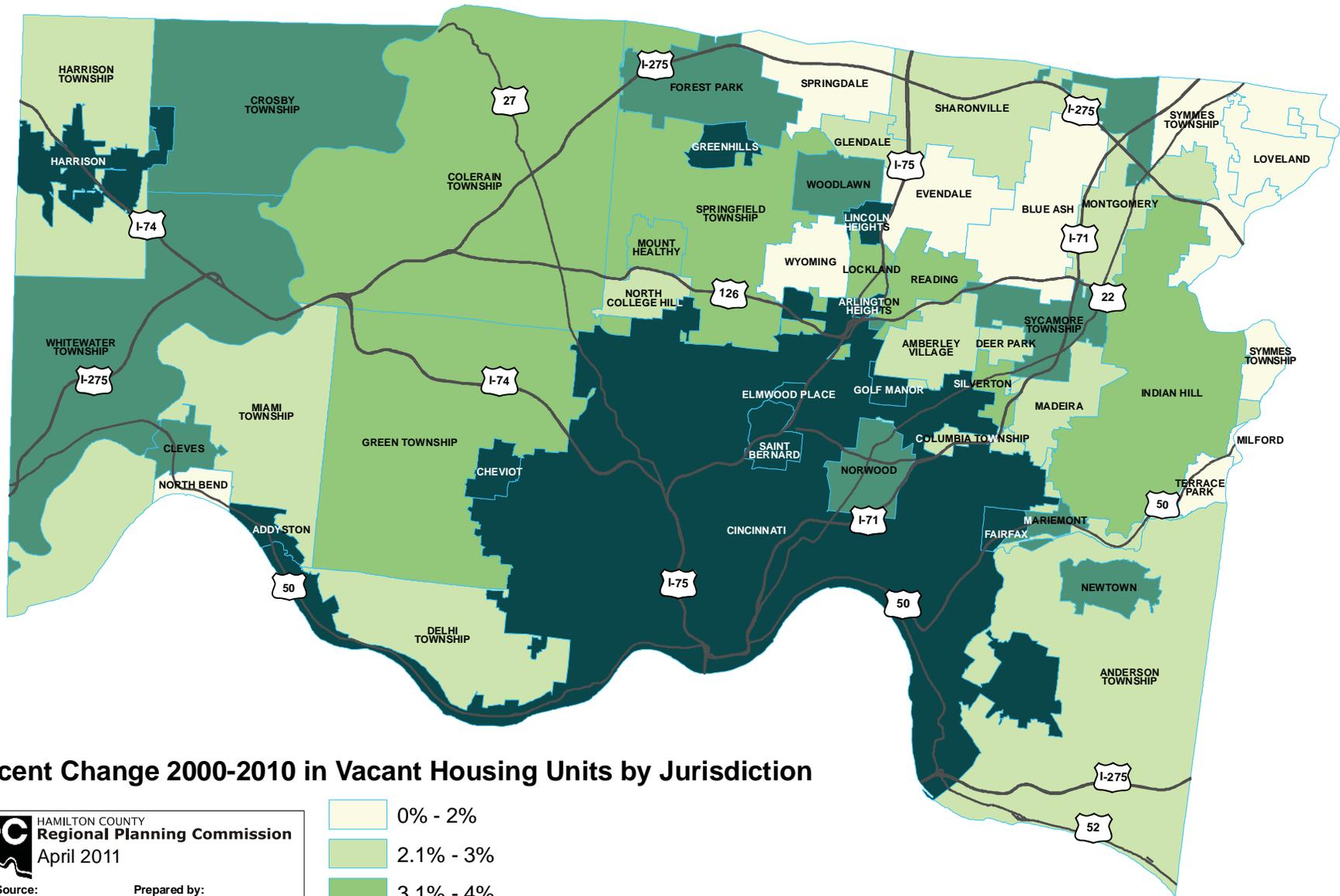
Similar to occupancy, this data is more visually scattered than some of the other data. It is obvious that the highest concentration of vacant units in the county are located around Cincinnati. The only noteworthy finding in this data is that the northeast corner of Hamilton County--Blue Ash, Evendale, Loveland, Milford, Symmes Township, Springdale, Terrace Park, Wyoming--experienced the least change in vacancy over the past decade.







# HAMILTON COUNTY 2010 CENSUS DATA

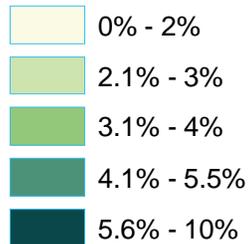


**Percent Change 2000-2010 in Vacant Housing Units by Jurisdiction**

**rpc** HAMILTON COUNTY  
Regional Planning Commission  
April 2011

**Data Source:**  
U.S. Census Bureau (2010)

**Prepared by:**  
Hamilton County Planning  
and Development Department



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