



City of Dallas

# Quick Facts

**Council Districts**  
3 & 6

**Population**  
28,794

**Area**  
31.79 sq. mi.  
20,346 acres  
(including flood plain)

24.18 sq mi.  
15,476 acres  
(excluding flood plain)

**Households**  
8,585

**Per Capita Income**  
\$19,167

**Business Establishments**  
657

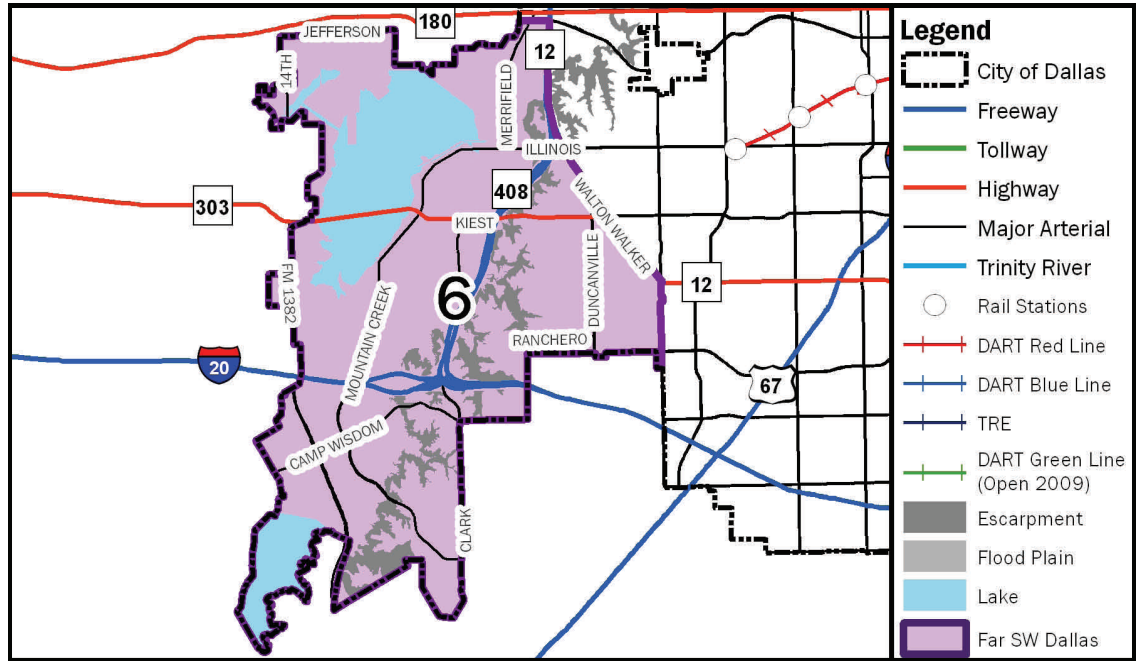
**2007 Building Permits**  
448

**2007 Building Permit Value**  
\$93.1 million

Source: City of Dallas, 2008

# Area #6: Far Southwest Dallas

Mayor's Southern Dallas Task Force, Dallas Office of Economic Development



## Basic Statistics

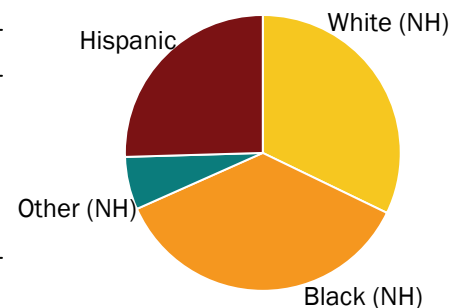
	Area #6	Southern Dallas	City
<b>Population</b>	28,794	516,270	1,254,549
<b>Population Density (pop/sq. mi.)</b>	1,190.8	3,052.0	4,035.3
<b>Households</b>	8,585	154,551	456,955
<b>Household Size</b>	3.26	3.30	2.69
<b>Household Density (HHs/sq. mi.)</b>	355.0	913.6	1,469.8
<b>Median Age</b>	31.5	30.9	32.4
<b>Per Capita Income</b>	\$19,167	\$13,558	\$24,837
<b>Business Establishments</b>	657	16,312	71,264
<b>Business Density (BEs/sq. mi.)</b>	27.2	96.4	229.2
<b>Employment</b>	18,094	129,826	710,363
<b>Employment Density (jobs/sq. mi.)</b>	748.3	767.5	2,284.9

Source: Employment: - Dunn and Bradstreet, 2008; Other Data—SRC Demographics Now, 2007

## Population By Race

	Area #6	Southern Dallas	City
<b>White (Non-Hispanic)</b>	32.2%	13.8%	34.7%
<b>Black (Non-Hispanic)</b>	36.2%	42.7%	25.6%
<b>Other (Non-Hispanic)</b>	6.0%	1.8%	4.2%
<b>Hispanic (All Races)</b>	25.6%	41.7%	35.5%

Source: US Census Bureau, 2000





## City of Dallas

**2006 Bond Program Investment**  
\$10.7 million

**Owner Occupied Housing Units**  
65.20%

**Renter Occupied Housing Units**  
23.73%

**Vacant Housing Units**  
11.06%

**Median Home Sale Price (Per Sq. Ft.)**  
\$67.04

**DISD Schools**  
1

**Private Schools**  
1

Source: Occupancy - SRC Demographics Now, 2007; Median Home Price - MLS, 2007

## Area #6: Far Southwest Dallas

Mayor's Southern Dallas Task Force

### Education

	Area #6	Southern Dallas	City
Less than High School Diploma	19.39%	40.48%	28.61%
High School Diploma	27.08%	29.10%	21.67%
Some College	23.24%	15.22%	16.48%
Associates Degree	7.34%	3.96%	4.89%
Bachelor's Degree	15.49%	7.13%	18.35%
Professional Degree	7.45%	3.81%	10.00%

Source: SRC Demographics Now, 2007

### Land Use & Construction Activity

	Acres	Area #6	Southern Dallas	City
Commercial Land Use	1,275.6	7.84%	9.76%	14.06%
Residential Land Use	1,929.7	11.86%	31.54%	39.19%
Institutional Land Use	5,489.5	33.74%	23.35%	22.66%
Vacant Land	7,577.0	46.57%	35.36%	24.09%
<b>Total</b>	<b>16,271.8*</b>	<b>100.00%</b>	<b>100.0%</b>	<b>100.0%</b>

Source: North Central TX Council of Governments, 2005; \*Sum excludes uncategorized land such as roadways

Building Permit Type	Single Family		Multi-Family		Commercial		Total
	Permits	Value	Permits	Value	Permits	Value	Value
<b>2007</b>							
Area #6 Total	398	\$70.8M	6	\$1.8M	44	\$20.5M	\$93.1M
% of Southern Dallas	16.7%	32.9%	5.0%	18.1%	6.2%	4.7%	14.1%
% of City Total	7.1%	9.7%	0.7%	0.3%	1.2%	1.2%	3.1%

Source: Dallas Department of Development Services, 2007

### Real Property Value

	Area #6 Total	% of Southern Dallas Total	% of City Total
<b>Total</b>	\$1.08 Billion	9.08%	1.49%
<b>Residential (Share of Total)</b>	\$662.8 M (61.4%)	9.16%	1.74%
<b>Commercial (Share of Total)</b>	\$417.2 M (38.6%)	8.95%	1.22%
<b>Value Per Acre</b>	\$53,092	\$94,562	\$330,997

Source: Dallas Central Appraisal District, 2008

### Rentable Building Area Per Sq. Mi.

	Area #6 Total	Area #6	Southern Dallas	City
<b>Retail</b>	81,922 sq. ft.	3,388	79,111	173,160
<b>Office</b>	68,825 sq. ft.	2,846	23,062	348,079
<b>Industrial / Flex</b>	9,741,224 sq. ft.	402,863	378,506	587,990

Source: CoStar International, 2008