

# POPULATION ESTIMATES 2010 City of Charleston

Department of Planning, Preservation & Sustainability, January 2010



## 2010 POPULATION ESTIMATE (Estimated figures shown will be achieved during 2010 when permitted housing units are occupied)

Area of City	2000 Census (04/01/00)	04/2000-12/2009 Persons Annexed	2000-09 New Constr. (Persons)	2000-09 Housing Loss (Persons)	TOTAL 2010 ESTIMATE
Peninsula	35,157	0	2,285	834	36,608
West Ashley	45,954	941	10,681	173	57,403
James Island	12,741	809	4,543	48	18,045
Johns Island	1,676	29	3,178	14	4,869
Daniel Is./Cainhoy	1,122	14	6,532	0	7,668
<b>TOTALS</b>	<b>96,650</b>	<b>1,793</b>	<b>27,219</b>	<b>1,069</b>	<b>124,593</b>

*This estimate uses the 2000 Census population as a base plus the number of persons annexed, plus persons gained by new residential construction, minus persons lost by residential demolition. Persons gained by new residential construction is calculated using 98% of the number of single family (S/F) housing units plus 98% of the multi-family (M/F) housing units permitted in the listed calendar years (minus the vacancy rate of 8.5 %) multiplied by 2.23 (City of Charleston persons per household from the 2000 Census). Persons lost by residential demolition is calculated by number of housing demolition permits in the listed calendar year multiplied by 2.23.*

## BUILDING PERMIT TALLIES

### SINGLE FAMILY PERMITS ISSUED BY YEAR AND AREA

YEAR	Peninsula	West Ashley	James Island	Johns Island	Daniel Is./Cainhoy	TOTAL
2000	43	336	142	35	148	704
2001	68	294	208	57	128	755
2002	23	360	351	108	180	1,022
2003	34	309	241	143	522	1,249
2004	104	273	184	165	412	1,138
2005	122	332	69	313	348	1,184
2006	74	384	62	184	146	850
2007	45	376	32	281	117	851
2008	16	221	33	72	91	433
2009	15	166	12	104	84	381
<b>TOTALS</b>	<b>544</b>	<b>3,051</b>	<b>1,334</b>	<b>1,462</b>	<b>2,176</b>	<b>8,567</b>

(Source: City of Charleston Building Permit Records)

### MULTI-FAMILY PERMITS ISSUED BY YEAR AND AREA

YEAR	Peninsula	West Ashley	James Island	Johns Island	Daniel Is./Cainhoy	TOTAL
2000	65	94	410	38	0	607
2001	78	7	169	0	0	254
2002	8	259	0	0	59	326
2003	36	458	74	85	170	823
2004	71	149	7	15	191	433
2005	185	367	346	8	244	1,150
2006	61	228	28	0	129	446
2007	32	282	42	0	329	685
2008	90	554	0	0	6	650
2009	0	0	0	0	0	0
<b>TOTALS</b>	<b>626</b>	<b>2,398</b>	<b>1,076</b>	<b>146</b>	<b>1,128</b>	<b>5,374</b>

(Source: City of Charleston Building Permit Records)

### DEMOLITION PERMITS BY YEAR AND AREA

YEAR	Peninsula	West Ashley	James Island	Johns Island	Daniel Is./Cainhoy	TOTAL
2002	20	1	1	0	0	22
2003	32	15	3	0	0	50
2004	20	16	3	0	0	39
2005	32	2	5	0	0	39
2006	14	11	3	0	0	28
2007	15	3	0	0	0	18
2008	13	2	1	0	0	16
2009	17	5	0	1	0	23
<b>TOTALS</b>	<b>163</b>	<b>55</b>	<b>16</b>	<b>1</b>	<b>0</b>	<b>235</b>

(Source: City of Charleston Building Permit Records)

### PERSONS ANNEXED BY YEAR AND AREA

YEAR	Peninsula	West Ashley	James Island	Johns Island	Daniel Is./Cainhoy	TOTAL
2002	0	32	28	3	0	63
2003	0	6	0	2	0	8
2004	0	13	7	10	0	30
2005	0	11	447	8	0	466
2006	0	348	154	0	10	512
2007	0	48	0	0	0	48
2008	0	33	0	6	0	39
2009	0	146	0	0	0	146
<b>TOTALS</b>	<b>0</b>	<b>637</b>	<b>636</b>	<b>29</b>	<b>10</b>	<b>1,312</b>

(Source: City of Charleston Planning Division)