



- ★ Municipal Hall
- 📖 Library
- 🏫 Public School
- 🚌 NFTA Bus Route (Spring 2023)
- 🌾 Agriculture
- 🏢 Commercial
- 🏠 Land Use by Tax Parcel
- 🏭 Industrial
- 🏛️ Public Services
- 🎮 Recreation and Entertainment
- 🏡 Residential
- 🏠 Vacant Land
- 🌳 Wild and Conservation Land
- 🔲 Unknown
- 🌳 Park

Population & Age

2021 Total Population **128,783** Median Age **39.4**

The population was **120,945** in 2010, a **6.5%** change. Median age was **39.9** in 2010.

20.7% are age 65 and over. **19.9%** are age 17 and younger. (17.6% in 2010)

Qualifying Income for Affordable Housing

Affordable housing unit eligibility is based on a household income of **60% or less of area median income (AMI) in Erie County** and household size.

Household Size	60% AMI	Household Size	60% AMI
1	\$36,840	5	\$56,880
2	\$42,120	6	\$61,080
3	\$47,400	7	\$65,280
4	\$52,620	8	\$69,480

Income & Housing

Median Household Income **\$80,744** Approximately **9.3%** of Residents are living in Poverty.

Total Housing Units in 2021 **54,645** Total Housing Units in 2010 **50,725**

Housing Units Occupied by Renters **27.5%** in 2010 **28.8%** in 2021 Median Gross Rent (2017-2021) **\$1,182**

Cost-Burdened by Housing

Based on 2017-2021 American Community Survey Data, US Census Bureau.

HUD defines housing cost-burdened residents as those "who pay more than 30 percent of their income for housing" and "may have difficulty affording necessities such as food, clothing, transportation, and medical care."

51.8% of renters spend over 30% of their income on housing. (46.6% in 2010)

15.5% of home owners spend over 30% of their income on housing. (22.4% in 2010)

26.0% of all households spend over 30% of their income on housing. (29.1% in 2010)