

# Census Information

C H E S T E R C O U N T Y P L A N N I N G C O M M I S S I O N

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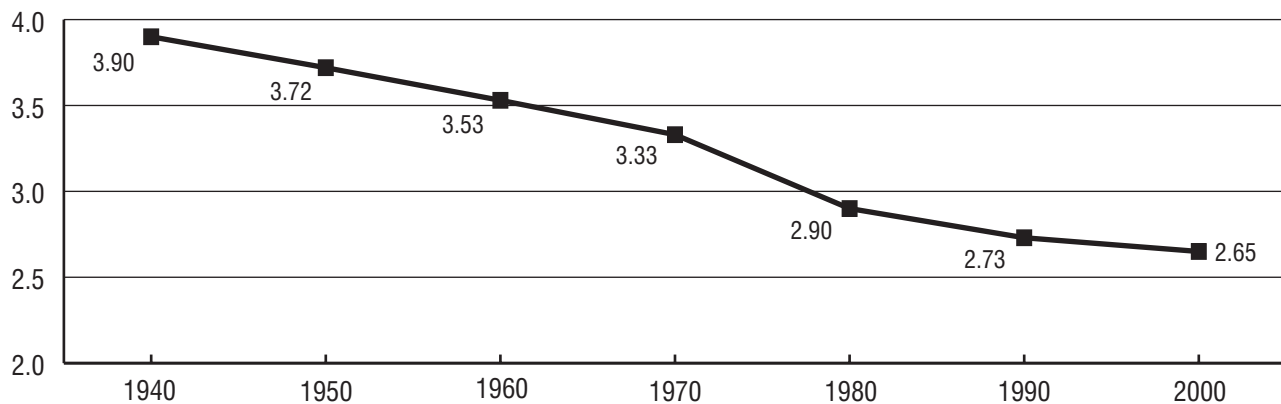
## Average Household Size

This Census Information Sheet presents the average household size in Chester County and its seventy-three municipalities from Census 2000. The Information Sheet includes the same data for 1980 and 1990 to show trends over the past two decades.

Average household size is the average number of inhabitants in an occupied dwelling unit. It is obtained by dividing the number of people in households by the total number of households. Vacant housing units are not included, nor are persons living in group quarters, such as college dormitories or nursing homes. Average household size is also referred to as persons per household.

The average household size has steadily decreased in Chester County since housing data were first collected by the U. S. Census Bureau in 1940. The graph below illustrates this trend. Some reasons for this trend include couples having fewer children, and the general aging of the population with people remaining in their home after their children leave.

**Average Household Size for Chester County, 1940-2000**



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The average household size varies greatly among the municipalities in Chester County. Malvern Borough had the lowest average household size, 2.23 persons. Other municipalities with low average household sizes are Phoenixville, West Chester, Spring City, Elverson, East Goshen, East Caln, and Tredyffrin, with less than 2.40 persons per household.

New London Township had the highest average household size, 3.36 persons. The other municipalities with high average household sizes are Upper Uwchlan, Franklin, New Garden, East Nottingham, and London Grove, with more than 3.10 persons per household. These municipalities generally have a high percentage of owner-occupied housing with married-couple family households. They are suburbanizing townships with a large proportion of new housing development.

### Average Household Size for Chester County Municipalities, 1980-2000

	1980	1990	2000		1980	1990	2000
<b>Chester County</b>	<b>2.90</b>	<b>2.73</b>	<b>2.65</b>	<b>Chester County</b>	<b>2.90</b>	<b>2.73</b>	<b>2.65</b>
Atglen	2.74	2.90	2.95	New London	3.09	3.16	3.36
Avondale	2.91	2.79	3.08	North Coventry	2.82	2.71	2.45
Birmingham	3.41	3.18	3.03	Oxford	2.53	2.39	2.45
Caln	2.79	2.73	2.60	Parkesburg	2.72	2.69	2.70
Charlestown	3.00	2.77	2.73	Penn	2.97	2.72	2.65
Coatesville	2.70	2.68	2.70	Pennsbury	2.82	2.77	2.41
Downingtown	2.61	2.49	2.40	Phoenixville	2.59	2.37	2.25
East Bradford	3.01	2.93	2.84	Pocopson	3.29	3.04	2.80
East Brandywine	3.23	3.08	2.90	Sadsbury	2.89	2.82	2.72
East Caln	2.65	2.50	2.35	Schuylkill	3.05	2.75	2.62
East Coventry	3.00	2.81	2.64	South Coatesville	3.07	2.74	2.64
East Fallowfield	3.00	3.00	2.82	South Coventry	2.93	2.60	2.69
East Goshen	2.68	2.47	2.35	Spring City	2.53	2.44	2.33
East Marlborough	3.16	2.95	2.92	Thornbury	3.21	3.00	2.60
East Nantmeal	3.05	2.76	2.74	Tredyffrin	2.78	2.44	2.36
East Nottingham	3.17	3.07	3.13	Upper Oxford	3.31	3.06	2.88
East Pikeland	3.12	2.94	2.58	Upper Uwchlan	3.22	3.36	3.21
Easttown	3.08	2.74	2.64	Uwchlan	3.19	2.87	2.80
East Vincent	2.90	2.71	2.75	Valley	3.01	2.76	2.66
East Whiteland	2.94	2.64	2.59	Wallace	3.18	3.06	3.07
Elk	2.95	2.95	2.88	Warwick	3.01	2.86	2.56
Elverson	2.83	2.76	2.33	West Bradford	3.32	3.20	2.98
Franklin	3.15	3.05	3.18	West Brandywine	3.06	3.00	2.78
Highland	3.11	2.80	2.60	West Caln	3.16	3.03	2.92
Honey Brook Borough	2.90	2.63	2.71	West Chester	2.45	2.39	2.31
Honey Brook Township	3.26	2.94	2.90	West Fallowfield	3.20	3.05	3.00
Kennett	2.73	2.52	2.56	West Goshen	2.92	2.74	2.68
Kennett Square	2.67	2.67	2.77	West Grove	2.86	2.80	3.05
London Britain	3.20	3.08	2.92	West Marlborough	2.74	2.46	2.41
Londonderry	3.37	2.91	2.91	West Nantmeal	3.39	3.03	2.84
London Grove	3.07	2.94	3.12	West Nottingham	3.12	2.79	2.75
Lower Oxford	2.98	3.01	3.04	West Pikeland	3.03	2.95	2.93
Malvern	2.53	2.35	2.23	West Sadsbury	3.36	3.25	3.04
Modena	3.41	2.83	3.05	Westtown	3.41	3.07	2.78
New Garden	2.99	2.86	3.16	West Vincent	2.90	2.82	2.84
Newlin	3.16	2.71	2.68	West Whiteland	3.01	2.64	2.44
				Willistown	3.08	2.73	2.55