

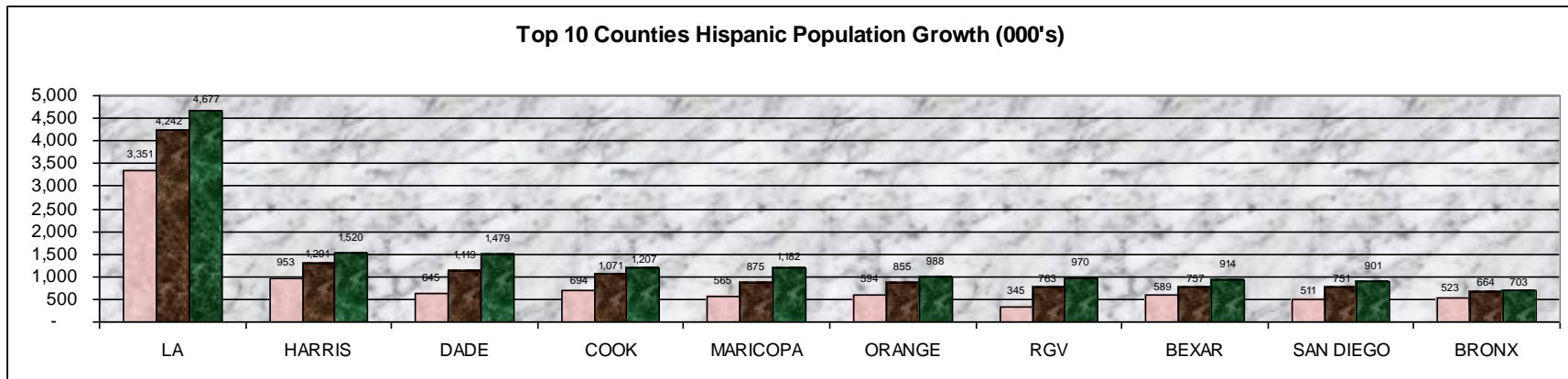
Population

According to the U.S. Census, the McAllen MSA grew by more than 311,970 persons since 1990, an 81.3% growth rate, or 4.8% annually.

Between July 1, 2000 and July 1, 2007, the population grew by 141,051 persons, a 24.8% change.

In 2000, the McAllen MSA population was ranked #81 in the nation while last year, in 2007, it was ranked #70, consisting of 710,514 residents. The city of McAllen in 2008 accounted for 129,776 of these individuals.

By 2010, McAllen's population is projected to exceed 132,000, while the MSA will grow to an estimated 750,000 persons.



The U.S. Hispanic population has soared to 14.8% of the U.S. total. The importance of this explosion in the Hispanic population is pertinent both in sheer numbers and economic impact. Growth indicators project that by the year 2015, Hispanics will be the largest minority group in the America.

The McAllen MSA has the 15th largest Hispanic population in the U.S., totaling 503,100. Hispanics comprise 88.3% of McAllen MSA's population. Figure 1 above presents the growth in Hispanic population among the top 10 counties in the U. S. The Rio Grande Valley includes Cameron, Hidalgo, Starr and Willacy counties. On the basis of this information, the RGV is now the 6th largest Hispanic market in America. If just the border communities on the Mexico side were included, the RGV would rise to #2.

Growth in selected cities within the McAllen MSA is presented in Table 2. It is clear that growth for this decade bodes well for each of the surrounding communities.

Table 2 – Population in McAllen MSA						
	1970	1980	1990	2000	2008	2013
McALLEN MSA	183,000	286,371	303,545	569,463	726,604	816,544
McALLEN	37,636	66,952	84,021	106,414	129,776	140,736
EDINBURG	17,163	24,075	29,885	48,465	71,520	78,396
MISSION	13,043	22,589	28,653	45,408	67,119	72,204
PHARR	15,829	21,381	32,921	46,660	62,342	72,855

McAllen City, Texas – General Demographic Characteristics: 2008
 Data Set: 2008 American Community Survey – Survey: 2008 American Community Survey

General Demographic Characteristics: 2008	Estimate
Total Population	128,705
SEX & AGE	
Male	61,091
Female	67,614
Median age (years)	30.5
18 years and over	86,194
21 years and over	81,309
62 years and over	14,993
65 years and over	12,398
HOUSEHOLD BY TYPE	
Total households	41,412
Family households (families)	32,601
Average household size	3.08
Average family size	3.56
INCOME AND BENEFITS (IN 2008 INFLATION-ADJUSTED DOLLARS)	
Total households	41,412
Median household income (dollars)	36,235
Mean household income (dollars)	62,228
Per capita income (dollars)	20,395