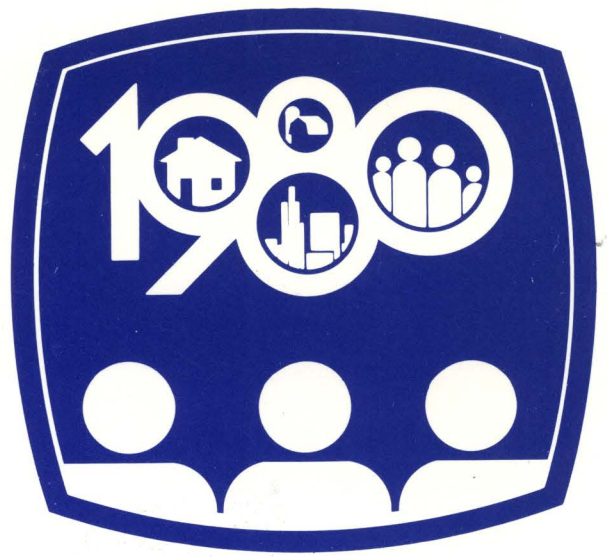


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CENSUS

PROFILE

VOL. I
Population and Housing



Municipality of Anchorage
Tony Knowles, Mayor

1980 CENSUS PROFILE

Municipality of Anchorage



Prepared by

Anchorage Community Planning Department

Amy VanDomelen, Research Analyst

Edited by

Richard E. Sewell, Regional Economist

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PURPOSE

The 1980 Anchorage Census Profile, Volume I, is the first of six publications designed to provide a reliable source for 1980 census data focusing on Anchorage. The primary source of information for these publications is from the United States Bureau of the Census summary tape files. Over the next two years the Bureau of the Census will release a total of five summary tape files. As each computer tape becomes available, the Municipal Community Planning Department will publish a written report summarizing new information on that tape. The final report will be a compilation of frequently requested information from all summary tape files.

The following paragraphs give a brief description of what each publication will include.

1980 Anchorage Census Profile, Volume I

Based on data contained in summary tape file 1 (STF1), this publication contains complete-count data on general population and housing unit characteristics.

1980 Anchorage Census Profile, Volume II

This publication will contain complete-count data similar in subject matter to Volume I. However, the information will be more detailed and contain many cross tabulations; such as population characteristics cross-classified by age and household type; and housing characteris-

tics by number of rooms, vacancy status, and condominium/non-condominium status.

1980 Anchorage Census Profile, Volume III

The information contained in STF3 will include sample data items such as school enrollment, disability, income, poverty status, occupation, year home built, structure type, heating equipment and homeowner shelter costs. As in Volume I there will be a minimal number of social, economic, and housing characteristics cross-classified with each other.

1980 Anchorage Census Profile, Volume V

Information on STF5 is not finalized, but tentatively this tape will be made up of very detailed, sample-based cross tabulations on population and housing characteristics.

1980 Anchorage Census Profile, Volume IV

The subject matter for this report is the same as Volume III, but the data detail and cross-tabulations will be greater.

1980 Anchorage Census Profile, Volume VI

This publication will include the more frequently requested information from all five summary tape files.

CONTENTS

Although the information in this report focuses on 1980 Anchorage Census data, for comparison purposes, census data from previous censuses and for different geographic areas are given when possible.

The publication is divided into three sections. The first section contains maps of the Municipality of Anchorage and describes the geographic areas used in the census.

In the second section are various population characteristics. These include statistics on general population trends, race data, age by sex, marital status by sex, and household relationship statistics by persons and by household.

The housing unit data in Section 3 contains data on the type of housing unit, tenure by persons in unit, average household size, number of rooms in year-round housing units, values for housing units by type, and tenure and occupancy status by plumbing facilities.

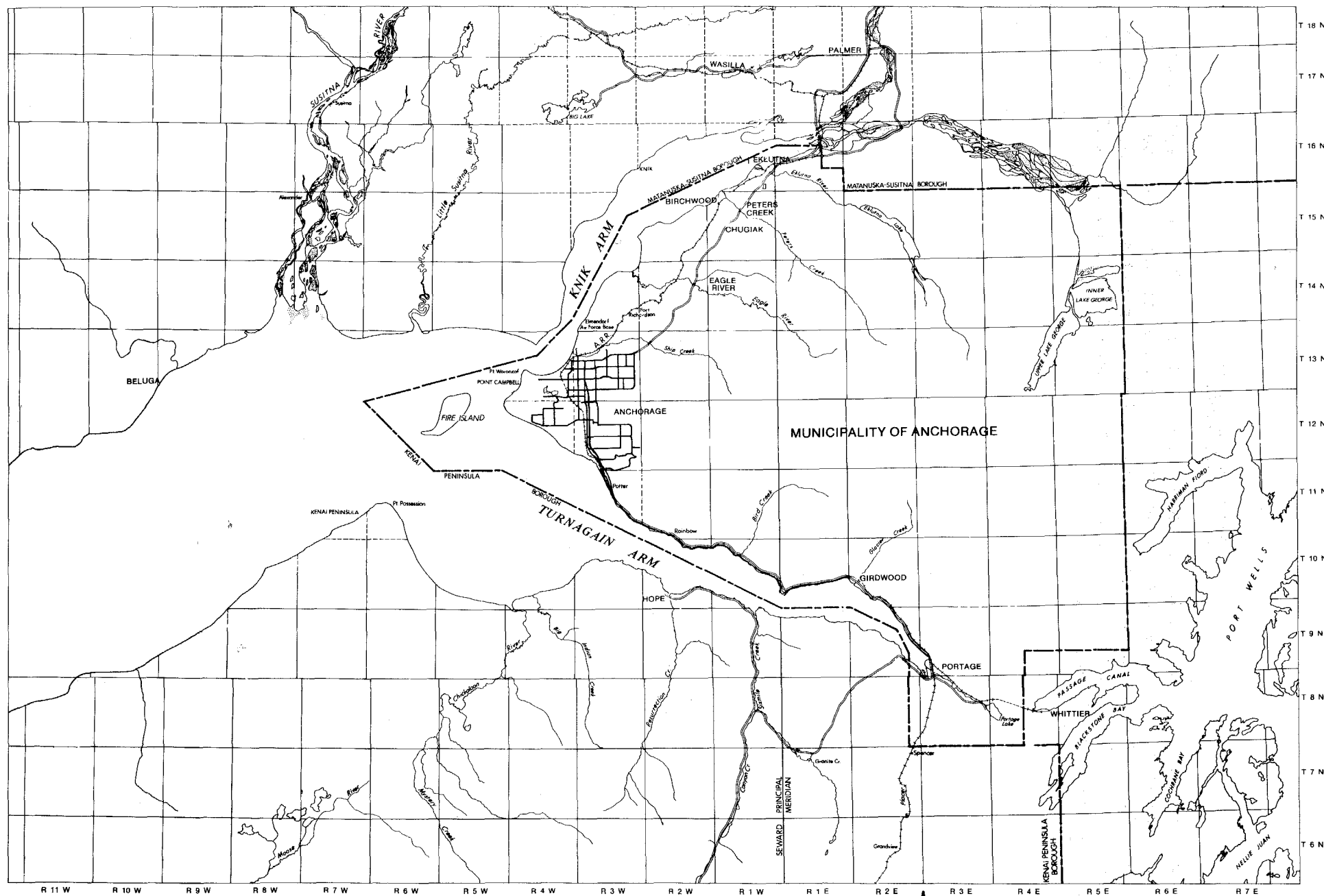
Any comments or questions regarding the contents of this publication should be directed to:

**Municipality of Anchorage
Department of Community Planning
Research Section
Pouch 6-650
Anchorage, Alaska 99502-0650**

I. GEOGRAPHY

The majority of data in this publication is calculated for the Municipality of Anchorage, shown in Figure 1. In some cases the data for Anchorage are further broken down into its 32 census tracts. Figure 2 outlines the boundaries for the census tracts. Not shown on the census tract map, but included as part of the Municipality, are census tract 1.00: Eagle River, census tract 2.00: Chugiak and census tract 29.00: Turnagain Arm.

Figure I.1



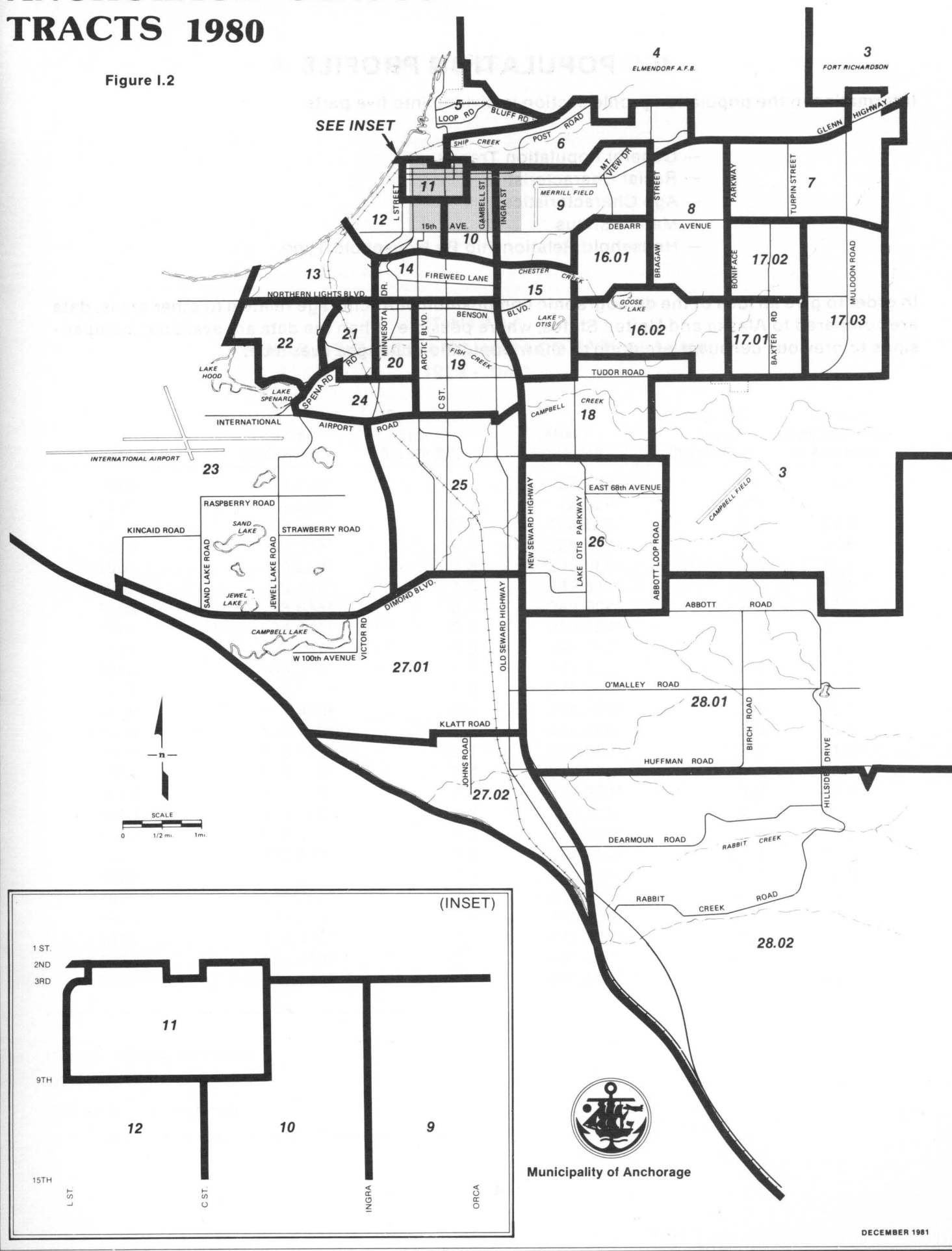
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SCALE

MUNICIPALITY OF ANCHORAGE

ANCHORAGE CENSUS TRACTS 1980

Figure I.2



II. POPULATION PROFILE

Information in the population profile section is divided into five parts:

- General Population Trends
- Racial Characteristics
- Age Characteristics
- Marital Status
- Household Relationship By Household Type.

In order to give an idea of the demographic composition of Anchorage relative to other areas, data are compared to Alaska and United States, where possible. When the data are available, comparisons to previous censuses are done to show population changes over time.

A. GENERAL POPULATION TRENDS

Table II A.1
POPULATION OF ANCHORAGE AND ALASKA
1929 - 1981

Year	Anchorage Population	Compound Annual Growth Rate	Alaska Population	Compound Annual Growth Rate	Percent State Population In Anchorage
1929	2,736 ¹	—	59,278 ¹	—	4.6
1939	4,229 ¹	4.5%	72,524 ¹	2.0%	5.8
1950	30,060 ¹	19.5	128,643 ¹	5.3	23.4
1960	82,833 ¹	10.7	226,167 ¹	5.8	36.6
1961	89,269 ²	7.8	236,669 ²	4.6	37.7
1962	90,149 ²	1.0	242,817 ²	2.6	37.1
1963	93,685 ²	3.9	249,904 ²	2.9	37.5
1964	94,516 ²	0.9	253,204 ²	2.9	37.3
1965	102,337 ²	8.3	265,192 ²	4.7	38.6
1966	105,925 ²	3.5	271,505 ²	2.4	39.0
1967	107,817 ²	1.8	277,960 ²	2.4	38.8
1968	111,600 ²	3.5	284,880 ²	2.5	39.2
1969	114,150 ²	2.3	294,560 ²	3.4	38.8
1970	126,385 ¹	10.7	302,361 ¹	2.6	41.8
1971	135,777 ²	7.4	312,930 ²	3.5	43.4
1972	144,215 ²	6.2	324,281 ²	3.6	44.5
1973	149,440 ²	3.6	330,365 ²	1.9	45.2
1974	162,449 ²	8.7	337,000 ²	2.0	48.2
1975	177,817 ²	9.4	404,634 ²	20.1	43.9
1976	179,837 ³	1.1	413,289 ²	2.1	43.5
1977	182,920 ³	1.7	411,211 ²	-0.5	44.5
1978	180,246 ³	-1.5	416,400 ²	1.3	43.3
1979	174,594 ³	-3.1	413,516 ⁴	-0.7	42.2
1980	174,431 ¹	-0.1	401,851 ¹	-2.8	43.4
1981	187,761 ³	7.6	419,593 ²	4.4	44.7

(1) U.S. Bureau of the Census

(2) Alaska Department of Labor

(3) Municipality of Anchorage

(4) Preliminary of Forecasts Only, Alaska Department of Labor

2. 1970 & 1980 Population by Census Tract

Census tract boundaries changed from the 1970 to 1980 Census. In order to make the data comparable 1980 census tract boundaries (Section I, Figure 2) were used and 1970 population was allocated to the 1980 boundaries.

The older, more central areas of the Municipality have stabilized or declined in population since 1970. It is probable that these communities are near or have reached their

holding capacities and/or are gradually turning into commercial zones.

Substantial growth areas tend to be on the periphery of Anchorage. These are: Chugiak (census tract 1.00), Eagle River (census tract 2.00), Lake Otis (census tract 16.02), South Muldoon (census tracts 17.01 and 17.03), the upper part of Abbott Loop (census tract 18.00), Campbell Lake/Klatt (census tract 27.01), Oceanview (census tract 27.02), O'Malley/Hillside (census tracts 28.01 and 28.02), and Turnagain Arm (census tract 29.00).

Table II A.2
POPULATION BY CENSUS TRACT
1970 and 1980

Tract		Population 1970	Population 1980	Compound Annual Growth Rate
1.00	Chugiak	2,851	5,330	6.5%
2.00	Eagle River	2,981	7,528	9.7
3.00	Fort Richardson	10,751	8,157	-2.7
4.00	Elmendorf AFB	13,280	9,189	-3.6
5.00		3,378	1,707	-6.6
6.00		5,522	5,505	0.0
7.00		7,060	9,428	2.9
8.00		5,153	7,649	4.0
9.00		3,845	5,195	3.1
10.00		3,369	2,972	-1.2
11.00		2,118	1,131	-6.1
12.00		4,248	3,766	-1.2
13.00		3,183	3,363	0.6
14.00		5,021	4,682	-0.7
15.00		4,696	5,581	1.7
16.01		3,559	3,867	0.8
16.02		1,482	3,824	9.9
17.01		975	3,978	15.1
17.02		3,864	4,763	2.1
17.03		3,123	7,875	9.7
18.00		3,054	5,260	5.6
19.00		1,776	3,115	5.8
20.00		4,322	3,201	-3.0
21.00		4,481	3,703	-1.9
22.00		2,748	4,008	3.8
23.00		4,199	11,113	10.2
24.00		3,366	3,339	-0.1
25.00		3,079	4,951	4.9
26.00		1,876	3,501	6.4
27.01		1,044	7,053	21.1
27.02		1,461	5,601	14.4
28.01		2,321	7,464	12.4
28.02		1,889	5,756	11.8
29.00	Turnagain Arm	310	875	10.9
	Anchorage Bowl	96,212	143,351	4.1
	Municipality of Anchorage	126,385	174,431	3.3

B. RACIAL CHARACTERISTICS

1. Racial Comparisons for Anchorage, Alaska and the United States, 1960, 1970 and 1980.

Due to differences in race data in each census, only broad race categories can be used to compare census data over time.

Although the percentage of blacks in Anchorage and Alaska is less than the national average, the percentage in the "Other" category is considerably higher.

For Alaska and Anchorage the "Other" category is comprised mostly of natives. In Alaska the "Other" category has remained a relatively constant percentage of the population, while the percentage has increased from 3.2% to 9.5% in Anchorage. Some of the increase can be attributed to the migration of natives from the villages into Anchorage.

Table II B.1
**RACIAL COMPARISONS FOR
ANCHORAGE, ALASKA, AND THE UNITED STATES
1960, 1970 and 1980**

	PERCENT WHITE	PERCENT BLACK	PERCENT OTHER
Anchorage			
1960	92.4	4.4	3.2
1970	90.7	4.1	5.2
1980	85.2	5.3	9.5
Alaska			
1960	77.1	3.1	19.8
1970	79.1	3.0	17.9
1980	77.1	3.4	19.6
United States			
1960	88.6	10.5	0.9
1970	87.6	11.1	1.3
1980	83.2 ¹	11.7 ¹	5.2 ¹

(1) Preliminary Figures

2. Population by Race for Anchorage, Alaska and United States - 1980

The 1980 census questionnaire had fourteen specific race categories, compared to the eight categories used in the 1970 census. Races not included in these fourteen categories were placed in the "Other" category.

A distinction should be made between a race and ethnic group. For example, in the 1980 Census people who wrote in such entries as Cuban, Mexican, Puerto Rican, or Dominican Republican were included in the "Other" category. This is because Span-

ish origin is an ethnic group not a race. Persons of Spanish origin may be of any race as seen in *Table II B.3*, which shows the various races of persons of Spanish origin in Anchorage. Of the 174,431 people in Anchorage, 5,222 or 3.0% are of Spanish origin.

When comparing 1970 and 1980 census race data, it should be noted, persons of Spanish origin were classified in the "White" category in the 1970 census, while in the 1980 census they were placed in the "Other" category.

Table II B.2
POPULATION BY RACE FOR ANCHORAGE, ALASKA AND UNITED STATES
1980

	Anchorage ¹		Alaska ¹		United States ²	
	Population	Percentage	Population	Percentage	Population	Percentage
White	148,650	85.2	309,728	77.1	188,340,790	83.2
Black	9,258	5.3	13,643	3.4	26,488,218	11.7
American Indian, Eskimo, Aleut	8,953	5.1	64,103	16.0	1,418,195	0.6
American Indian	3,565	2.0	21,869	5.4	N/A	
Eskimo	3,856	2.2	34,144	8.5	N/A	
Aleut	1,532	0.9	8,090	2.0	N/A	
Asian and Pacific Islander	4,053	2.3	8,054	2.0	3,500,636	1.5
Japanese	1,053	0.6	1,595	0.4	N/A	
Chinese	328	0.2	522	0.1	N/A	
Filipino	966	0.6	3,092	0.8	N/A	
Korean	1,051	0.6	1,536	0.4	N/A	
Asian Indian	144	0.1	241	0.1	N/A	
Vietnamese	131	0.1	383	0.1	N/A	
Hawaiian	242	0.1	402	0.1	N/A	
Guamanian	65	0.0	149	0.0	N/A	
Samoan	63	0.0	134	0.0	N/A	
Other	3,527	2.0	6,323	1.6	6,756,986	3.0
TOTAL	174,431	100.0	401,851	100.0	226,504,825	100.0

(1) U.S. Bureau of Census, (STF-1A)

(2) Census 1980 Supplementary Report-Provisionary

Table II B.3
RACE OF PERSONS OF SPANISH ORIGIN
FOR ANCHORAGE
1980

	Population	Percent
White	2,790	53.4
Black	144	2.8
Native ¹ , and Asian ²	485	9.3
Other	1,803	34.5
TOTAL	5,222	100.0

¹Native = American Indian, Eskimo, Aleut

²Asian = Asian and Pacific Islander

Table II B.4
1980 ANCHORAGE POPULATION BY RACE
AND CENSUS TRACT

Census Tract	Total Population	White	Black	Native ¹	Asian ²	Other
1.00	5,330	4,953	43	242	36	56
2.00	7,528	7,085	63	236	76	68
3.00	8,157	6,062	1,446	52	239	358
4.00	9,189	7,522	983	99	257	328
5.00 ³	1,707	1,235	192	135	95	50
6.00	5,505	3,475	694	1,003	123	210
7.00	9,428	7,971	579	481	160	237
8.00	7,649	6,021	775	458	175	220
9.00	5,195	3,256	880	606	261	192
10.00	2,972	1,916	222	681	73	80
11.00	1,131	915	28	134	23	31
12.00	3,766	3,562	25	75	74	30
13.00	3,363	3,183	12	64	86	18
14.00	4,682	3,639	209	506	162	166
15.00	5,581	4,888	261	145	218	69
16.01	3,867	3,113	299	281	110	64
16.02	3,824	3,246	230	175	109	64
17.01	3,978	3,561	214	88	67	48
17.02	4,763	4,167	291	157	103	45
17.03	7,875	7,031	425	190	131	98
18.00	5,260	4,579	186	283	94	118
19.00	3,115	2,517	142	273	88	95
20.00	3,201	2,639	101	268	117	76
21.00	3,703	3,117	58	392	72	64
22.00	4,008	3,576	67	165	148	52
23.00	11,113	9,998	196	409	302	208
24.00	3,339	2,874	62	220	94	89
25.00	4,951	4,394	181	185	120	71
26.00	3,501	3,194	73	124	70	40
27.01	7,053	6,415	112	293	149	84
27.02	5,601	5,180	78	178	107	58
28.01	7,464	7,052	53	246	41	72
28.02	5,756	5,487	75	87	58	49
29.00	876	827	3	22	5	19
TOTAL	174,431	148,650	9,258	8,953	4,043	3,527

1. Native = American Indian, Eskimo and Aleut

2. Asian = Asian and Pacific Islander

3. Tract 5.00 and 5.99 combined.

Source: U.S. Bureau of the Census (STF-1A).

Table II B.5
RACE BY AGE FOR ANCHORAGE
1980

	Under 5	5 to 17	18 to 64	65 and Over
White	13,292	31,943	100,348	3,067
Black	1,137	2,144	5,836	141
American Indian, Eskimo and Aleut	996	2,578	5,185	194
Asian and Pacific Islander	467	842	2,651	83
Other	530	931	2,031	35
TOTAL	16,422	38,438	116,051	3,520

Table II B.6
RACE BY AGE FOR ALASKA
1980

	Under 5	5 to 17	18 to 64	65 and Over
White	28,216	65,962	207,413	8,137
Black	1,591	2,945	8,893	214
American Indian, Eskimo and Aleut	7,320	19,622	34,280	2,881
Asian and Pacific Islander	835	1,615	5,376	228
Other	987	1,652	3,597	87
TOTAL	38,949	91,796	259,559	11,547

Table II B.7
RACE BY AGE FOR THE UNITED STATES
1980

	Under 5	5 to 17	18 to 64	65 and Over
White	12,631,197	35,970,071 ¹	116,795,489 ¹	22,944,033
Black	2,435,915	6,654,575 ¹	15,311,902 ¹	2,085,826
American Indian, Eskimo and Aleut	149,003	387,126 ¹	807,278 ¹	74,788
Asian and Pacific Islander	293,470	726,420 ¹	2,268,912 ¹	211,834
Other	834,822	1,780,696 ¹	3,913,816 ¹	227,652
TOTAL	16,344,407	45,518,888¹	139,097,397¹	25,544,133

1) Estimates

Source: Census 1980 Supplementary Report - Provisionary

C. AGE CHARACTERISTICS

1. Age by Sex Distributions for Anchorage

From 1960 to 1980 several notable demographic changes have occurred in Anchorage.

The percentage of women in Anchorage has risen from 44.4% to 48.1%, tending towards the U.S. average. One explanation for this are increases in jobs in market sectors which tend to be more female dominated, such as trade and service oriented jobs. As Anchorage becomes more urbanized in its role as the dominant market center for Alaska, these job areas are expanding more rapidly than employment in other market sectors.

Although the number of women in the childbearing age group of 15 to 34 years has increased from 14.9% to 21.2% of the total population, during the same period the number of children 0 to 14 years has decreased from 35.0% to 26.1% of the total population.

In fact, from 1960 to 1980 Bureau of Vital Statistics data showed a decline from 32.1

to 22.2 births per 1,000 population. One of the effects of declining birth rates are smaller households, as seen in *Table II C.5*. The primary reason for this change in social behavior is an economic one. Anchorage's high cost of living and boom/bust nature would be an incentive to have smaller, more mobile households. The increasing number of women participating in the labor force also would contribute to the declining number of children.

It is interesting to note that the percentage of people 65 years and over has remained relatively constant and well below the national average. Anchorage's high cost of living and cyclic-economic fluctuations make it difficult for retired people living on a fixed income to maintain themselves. In addition, the long winters probably become less appealing as one gets older.

The median age for Anchorage has risen significantly. The increase in median age is primarily the result of the declining birth rate and the influx of people in the older age groups.

Table II C.1
1980 AGE BY SEX DISTRIBUTION
FOR ANCHORAGE

AGE	NUMBER			PERCENT		
	Total	Male	Female	Total	Male	Female
Under 1	3,701	1,858	1,843	2.1	1.1	1.0
1-4	12,721	6,546	6,175	7.3	3.7	3.6
5-9	14,823	7,572	7,251	8.5	4.3	4.2
10-14	14,270	7,422	6,848	8.2	4.3	3.9
15-19	15,576	8,136	7,440	8.9	4.7	4.2
20-24	20,367	10,583	9,784	11.7	6.1	5.6
25-29	21,714	11,115	10,599	12.5	6.4	6.1
30-34	19,187	9,995	9,192	11.0	5.7	5.3
35-44	24,728	13,074	11,654	14.2	7.5	6.7
45-54	15,399	8,247	7,152	8.8	4.7	4.1
55-64	8,425	4,369	4,056	4.8	2.5	2.3
65-74	2,623	1,195	1,428	1.5	0.7	0.8
75 and over	897	355	542	0.5	0.2	0.3
All Ages	174,431	90,467	83,964	100.0	51.9	48.1

Table II C.2
AGE BY SEX DISTRIBUTION AS A PERCENT OF THE TOTAL POPULATION
FOR ANCHORAGE, ALASKA AND THE UNITED STATES
1960, 1970 and 1980

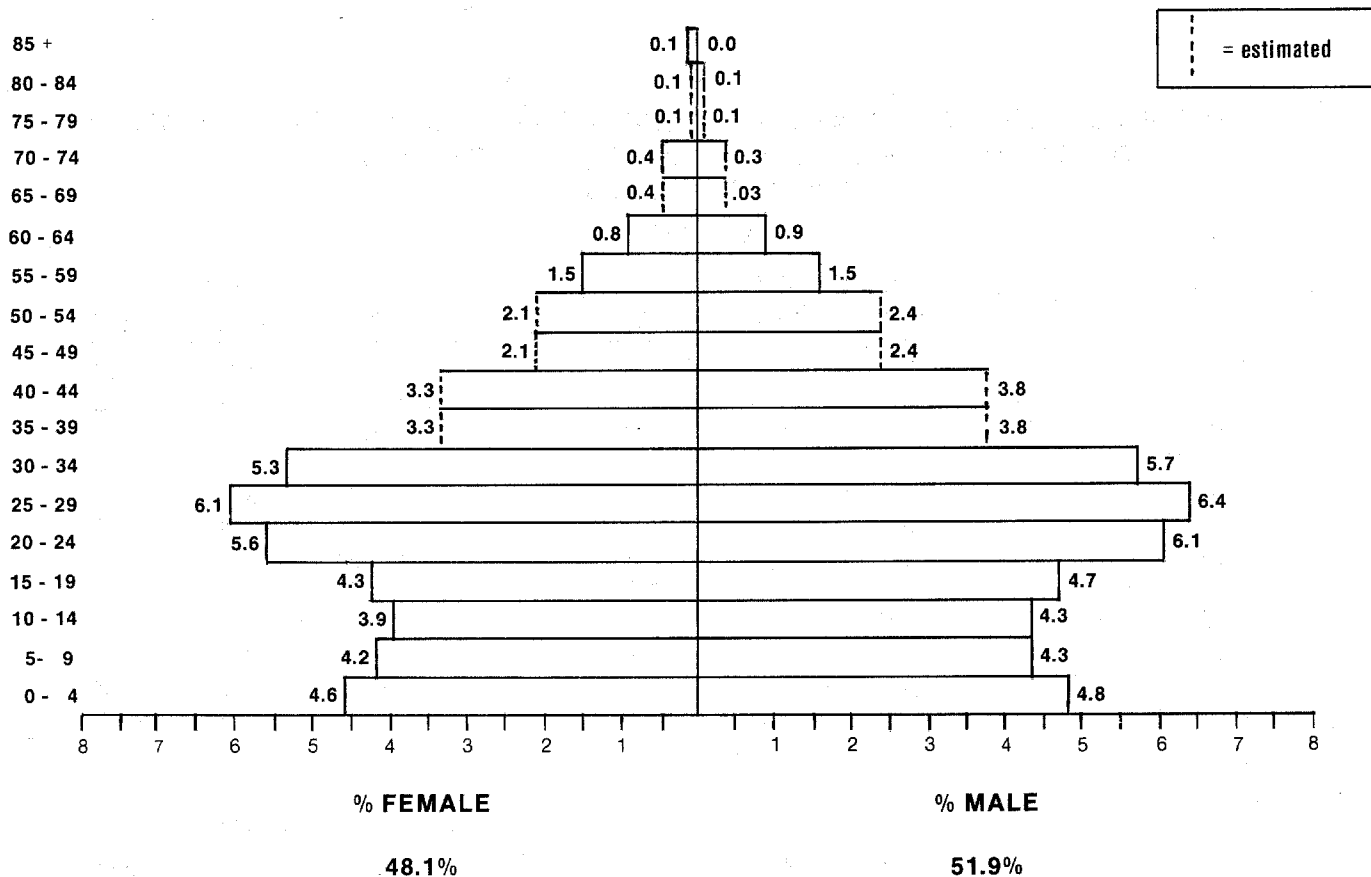
Age	ANCHORAGE					
	Male			Female		
	1960	1970	1980	1960	1970	1980
Under 5	8.1	5.4	4.8	7.7	5.2	4.6
5-9	5.9	6.1	4.3	5.6	5.9	4.2
10-14	4.0	5.8	4.3	3.8	5.6	3.9
15-19	4.1	4.3	4.7	2.4	4.2	4.3
20-24	7.3	6.7	6.1	3.8	4.9	5.6
25-34	10.5	8.8	12.1	8.7	8.6	11.3
35-44	8.7	7.4	7.5	7.2	6.4	6.7
45-54	4.5	5.0	4.7	3.5	4.4	4.1
55-64	1.9	2.1	2.5	1.2	1.7	2.3
65-74	0.5	0.5	0.7	0.4	0.5	0.8
75 +	0.1	0.1	0.2	0.1	0.2	0.3
All Ages	55.6	52.2	51.9	44.4	47.6	48.1

Age	ALASKA					
	Male			Female		
	1960	1970	1980	1960	1970	1980
Under 5	7.8	5.5	5.0	7.3	5.2	4.7
5 - 9	6.0	6.3	4.5	5.9	6.1	4.3
10 - 14	4.4	5.8	4.4	4.0	5.4	4.1
15 - 19	4.9	4.6	4.9	2.7	4.2	4.3
20 - 24	7.1	7.5	6.0	3.4	4.5	5.2
25 - 34	10.1	8.9	12.0	7.5	7.7	10.6
35 - 44	7.9	6.9	7.4	6.1	5.6	6.1
45 - 54	4.8	4.9	4.7	3.5	4.0	3.9
55 - 64	2.4	2.7	2.8	1.7	2.0	2.4
65 - 74	1.0	1.0	1.1	0.7	0.7	1.0
75 +	0.5	0.3	0.4	0.2	0.3	0.4
All Ages	56.9	54.3	53.0	43.1	45.7	47.0

Age	UNITED STATES					
	Male			Female		
	1960	1970	1980	1960	1970	1980
Under 5	5.8	4.3	3.7	5.6	4.1	3.5
5-9	5.3	5.0	3.8	5.1	4.8	3.6
10-14	4.8	5.2	4.1	4.6	5.0	3.9
15-19	3.7	4.8	4.7	3.7	4.7	4.6
20-24	2.9	3.8	4.7	3.1	4.1	4.7
25-34	6.2	6.0	8.1	6.5	6.2	8.3
35-44	6.5	5.5	5.5	6.9	5.8	5.8
45-54	5.7	5.5	4.9	5.8	5.9	5.2
55-64	4.2	4.3	4.5	4.5	4.8	5.1
65-74	2.8	2.7	3.0	3.2	3.4	3.9
75 +	1.3	1.5	1.6	1.7	2.3	2.8
All Ages	49.2	48.7	48.6	50.8	51.3	51.4

NOTE: Due to individual rounding the sum of the individual entries may not equal the totals.

Table II C.3
ANCHORAGE - 1980



UNITED STATES - 1980

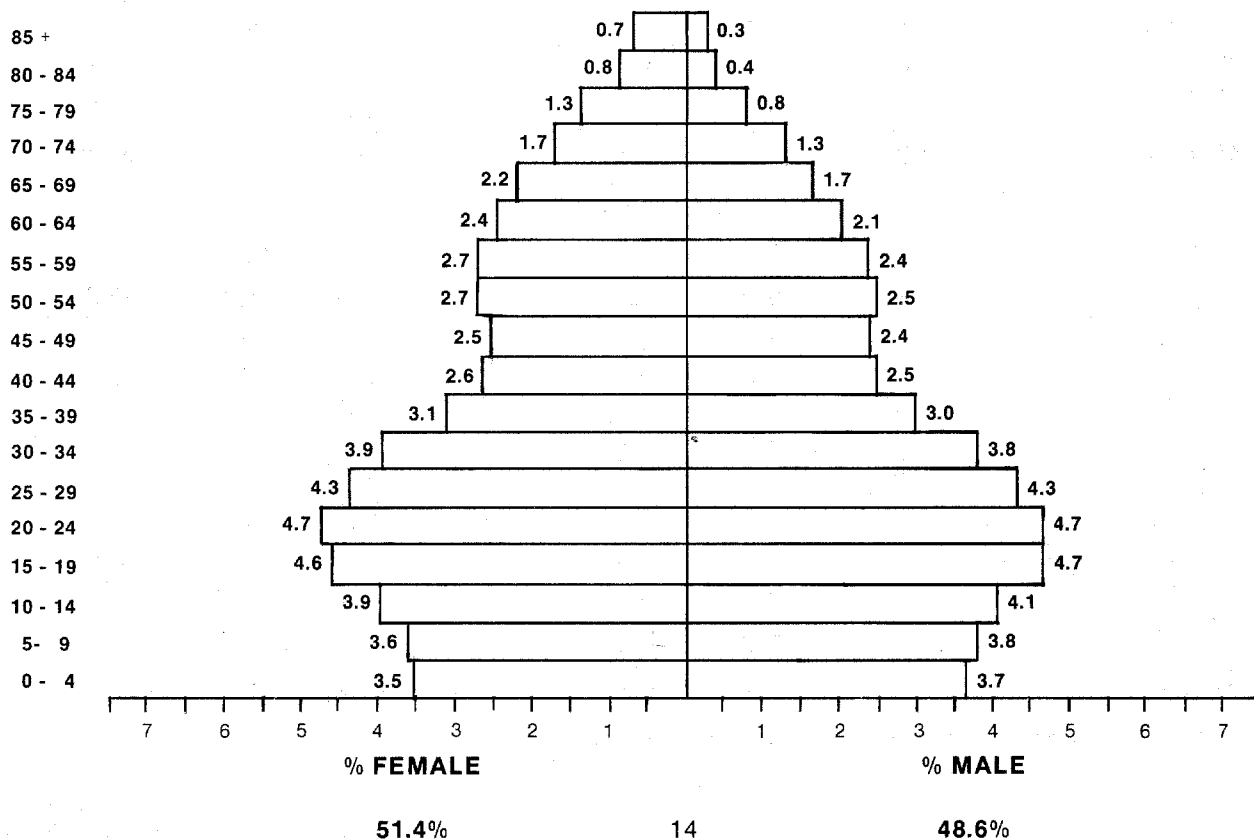


Table II C.4
**MEDIAN AGE BY SEX FOR
 ANCHORAGE, ALASKA AND THE
 UNITED STATES
 1960, 1970 and 1980**

ANCHORAGE			
Sex	1960	1970	1980
Male	23.9	23.4	26.4
Female	23.6	22.9	26.2
Total	23.8	23.2	26.3

ALASKA			
Sex	1960	1970	1980
Male	23.7	23.3	26.3
Female	22.3	22.1	25.8
Total	23.3	22.9	26.1

UNITED STATES			
Sex	1960	1970	1980
Male	28.5	26.8	28.8
Female	30.4	29.3	31.3
Total	29.5	28.1	30.0

Table II C.5
**AVERAGE HOUSEHOLD SIZES FOR
 ANCHORAGE, ALASKA AND THE
 UNITED STATES
 1960, 1970, 1980**

Year	Anchorage	Alaska	U.S.
1960	3.41	3.49	3.33
1970	3.39	3.52	3.14
1980	2.80 ¹	2.93	2.75

¹1980 Average Household size for Anchorage excluding military base population is 2.74.

Table II C.6
1980 AVERAGE HOUSEHOLD SIZES BY
CENSUS TRACT

Tract	Household Size
1.00	3.14
2.00	3.25
3.00*	—
4.00*	2.29
5.00	2.42
6.00	2.59
7.00	2.78
8.00	2.61
9.00	2.37
10.00	1.94
11.00	1.48
12.00	2.16
13.00	3.02
14.00	2.08
15.00	2.94
16.01	2.89
16.02	2.90
17.01	2.90
17.02	3.02
17.03	3.18
18.00	2.58
19.00	2.16
20.00	2.21
21.00	2.26
22.00	2.38
23.00	3.02
24.00	2.93
25.00	2.70
26.00	2.94
27.01	3.04
27.02	3.25
28.01	3.30
28.02	3.18
29.00	2.30
Municipality	2.74

*On-base military households not included.

D. SEX BY MARITAL STATUS

1. Sex by Marital Status

The percentages in *Table II D.1* are computed as a percent of that sex not as a percent of the total population, (i.e., married male/total male) x 100. For example, 56.6% of the male population 15 years and older are married, but of the total population that is 15 years and over 29.5% of the males are married.

Table II D.1
**SEX BY MARITAL STATUS OF PERSONS
15 YEARS AND OVER FOR ANCHORAGE
1980**

	NUMBER			PERCENT		
	Total	Male	Female	Total	Male	Female
Single	35,428	21,542	13,886	27.5	32.1	22.5
Now married, excluding separated	75,466	37,993	37,473	58.5	56.6	60.6
Separated	2,565	1,147	1,418	2.0	1.7	2.3
Widowed	2,745	538	2,207	2.1	0.8	3.6
Divorced	12,712	5,849	6,863	9.9	8.7	11.1
TOTAL	128,916	67,089	61,847	100.0	100.0	100.0

NOTE: Due to individual rounding the sum of the individual entries may not equal the totals.

E. HOUSEHOLD RELATIONSHIP BY HOUSEHOLD TYPE

To better understand the household relationship data, several census definitions should be explained.

DEFINITIONS

Household

The person or persons occupying a housing unit. Counts of households, householders, and occupied housing units are identical.

Householder

The person or one of the persons in whose name the home was owned or rented.

Family Household

Two or more persons, including the householder, who are related by birth, marriage, or adoption and who live together as one household.

Non-Family Household

A household consisting of a person living alone or of a householder living with persons not related to him or her.

Group Quarters

Persons in living arrangements, such as nursing homes or rooming houses, which are not households.

Inmate of an Institution

A person under care or custody at the time of the census.

Other Person in Group Quarters

A person living in non-institutionalized group quarters. Non-institutionalized group quarters have nine or more persons unrelated to the householder, and include such living quarters as rooming and boarding houses, communes, workers' dormitories, and convents or monasteries.

EXPLANATION OF THE TABLES

Household relationship data in this section are explained for three groups of the population:

— All Persons

— Persons under 18

— Persons 65 years and over

For each of the three population categories two types of tables are presented.

— household relationship by person

— household relationship by households

This is done so that for each population category, one can determine either the number of persons in that type of household (Tables II. E.1, E.3, E.5) or the number of households containing persons of that household type (Tables II. E.2, E.4, E.6).

For example the total in *Table II E.3* is the total number of persons under 18 in Anchorage, whereas the total in *Table II E.4* gives the total number of households containing one or more persons under 18.

Table II E.1

PERSONS BY HOUSEHOLD TYPE FOR ANCHORAGE 1980

IN FAMILY HOUSEHOLD	146,109
Householder	43,314
Spouse	36,162
Other Relatives	63,800
Nonrelatives	2,833
IN NONFAMILY HOUSEHOLD	23,474
Male Householder	10,504
Female Householder	6,652
Nonrelative	6,318
IN GROUP QUARTERS	4,848
Inmate of Institution	1,036
Other	3,812
TOTAL	174,431

Table II E.2

HOUSEHOLDS BY TYPE FOR ANCHORAGE 1980

1 PERSON	12,189
Male Householder	7,131
Female Householder	5,058
2 OR MORE PERSONS	48,281
Married-Couple Family	36,162
Other Family	7,152
Male Householder, No Wife Present	1,999
Female Householder, No Husband Present	5,153
Nonfamily Household	4,967
Male Householder	3,373
Female Householder	1,594
TOTAL HOUSEHOLDS	60,470

Table II E.3
PERSONS UNDER 18 YEARS BY
HOUSEHOLD TYPE
FOR ANCHORAGE
1980

IN HOUSEHOLD	54,510
Householder or Spouse	163
Own Child or	
Householder	51,278
In Married-Couple	
Family	42,613
In Other Family (Male or	
Female) Householder,	
No Spouse present)	8,665
Other Relatives	2,017
Nonrelative	1,052
IN GROUP QUARTERS	350
Inmate of Institution	283
Other	67
TOTAL NUMBER OF PERSONS	
UNDER 18	54,860

Table II E.4
HOUSEHOLDS WITH ONE OR MORE
PERSONS UNDER 18 BY
HOUSEHOLD TYPE
FOR ANCHORAGE
1980

MARRIED COUPLE FAMILY	23,021
OTHER FAMILY	6,096
Male Householder No	
Wife present	1,292
Female Householder No	
Husband Present	4,324
Nonfamily Household	480
TOTAL HOUSEHOLDS WITH	
PERSONS UNDER 18	29,117

Table II E.5
PERSONS 65 YEARS AND OVER
BY HOUSEHOLD TYPE
FOR ANCHORAGE
1980

IN FAMILY HOUSEHOLD	2,230
Householder	1,057
Spouse	630
Other Relatives	507
Nonrelatives	36
IN NONFAMILY HOUSEHOLD	1,040
Male Householder	326
Female Householder	671
Nonrelative	43
IN GROUP QUARTERS	250
Inmate Of Institution	241
Other	9
TOTAL PERSONS	3,520

Table II E.6
HOUSEHOLDS WITH ONE OR MORE
PERSONS 65 YEARS AND OVER
BY HOUSEHOLD TYPE
FOR ANCHORAGE
1980

1 PERSON	922
2 OR MORE PERSONS	1,843
Family Household	1,739
Nonfamily Household	104
TOTAL HOUSEHOLDS	
WITH PERSONS 65	
YEARS AND OVER	2,765

III. HOUSING PROFILE

The data in this section are primarily for Anchorage. The section is divided into five parts:

- Housing Units
- Tenure Status
- Rooms
- Values of Housing Units
- Plumbing Facilities

Definitions and concepts used are discussed within each part.

A. HOUSING UNITS

Definitions

Year-Round Housing Units

All occupied housing units plus vacant units intended for year-round use. This includes seasonal and migratory units used or intended for use only during certain seasons.

Vacant, Held for Occasional Use

Vacant units for weekend or other occasional use throughout the year.

Condominium

Ownership in which the owner has an individual deed on the unit, and also holds a common or joint ownership in all common areas, such as grounds, lobbies, and elevators. A condominium unit need not be occupied by the owner to be counted.

Explanation of the Tables

Table III A.1 shows the vacancy rate to be

13.4% Since 1980, Anchorage experienced a large influx of people resulting in a lower vacancy rate throughout most of Anchorage. In Eagle River/Chugiak the 1982 vacancy rate was 6.7%. The vacancy rate for the Anchorage Bowl was 4.6%. Due to the large number of vacation residences in Girdwood and Alyeska, the vacancy rate for census tract 29.00 was 59.7%.²

Of the 69,854 units in Anchorage 3,871 or 5.5% of them were condominiums. The percentage of condominiums in Anchorage can be expected to increase because the high cost of housing in Anchorage makes condominium units one of the more affordable housing options.

Renter and owner occupied percentages are computed as a percent of *total occupied units*. The percentage for vacant units are percentages of *total housing units*.

²Dittman Research Corporation Residential Vacancy and Household Size Survey, July 1, 1982. On-base military households not included.

Table III A.1
**YEAR-ROUND HOUSING UNITS
FOR ANCHORAGE
1980**

Type of Housing Unit	Number	Percent
Total Occupied	60,470	86.6
Renter Occupied	26,275	43.5
Owner Occupied	34,195	56.5
Total Vacant	9,384	13.4
For Sale Only	1,444	2.1
For Rent	5,441	7.8
Held for Occasional Use	545	.5
Other Vacant	1,954	2.8
Total Housing Units	69,854	100.0

NOTE: Due to individual rounding, the sum of the individual entries may not equal the total.

B. TENURE

1. Tenure by Persons in Occupied Housing Units.

The data in *Table III B.1* describes households by the number of persons in the housing unit and whether the unit is renter or owner occupied.

2. Tenure and Average Household Size

Table III B.2 excludes the 4,848 persons living in group quarters. The average household size by census tract (Anchorage Census Tract Map, Section I, Figure 2) is shown in *Table III B.3*.

Table III B.1
TENURE BY PERSONS IN OCCUPIED HOUSING UNITS
FOR ANCHORAGE
1980

	NUMBER OF HOUSEHOLDS			PERCENT		
	Total	Renter Occupied	Owner Occupied	Total	Renter Occupied	Owner Occupied
1 Person	12,189	7,548	4,641	20.2	12.5	7.7
2 Person	17,715	7,892	9,823	29.3	13.1	16.2
3 Person	11,982	4,765	7,217	19.8	7.9	11.9
4 Person	10,972	3,728	7,244	18.1	6.2	12.0
5 Person	4,877	1,579	3,298	8.1	2.6	5.5
6 or more persons	2,735	763	1,972	4.5	1.3	3.3
Total Households	60,470	26,275	34,195	100.0	43.5	56.5

Mean Number of Persons per Unit: 2.80

Median Number of Persons per Unit: 2.53

NOTE: Due to individual rounding, the sum of the individual entries may not equal the totals.

Table III B.2
TENURE AND AVERAGE HOUSEHOLD SIZE OF PERSONS
IN OCCUPIED HOUSING UNITS FOR ANCHORAGE
1980

	Persons	Percent	Average Household Size
Renter Occupied	65,364	38.5	2.49
Owner Occupied	104,219	61.5	3.05
TOTAL	169,583	100.0	2.80

Definitions

Rooms

The number of whole rooms intended for living purposes. These rooms include living rooms, dining rooms, kitchens, bedrooms, finished recreation rooms, and enclosed

porches suitable for year-round use. Excluded are bathrooms, open porches, halls, half-rooms, utility rooms, unfinished attics or basements, or other space used for storage.

C. ROOMS

Table III C.1

NUMBER OF ROOMS IN YEAR-ROUND HOUSING UNITS FOR ANCHORAGE 1980

	Number	Percent
1 Room	1,765	2.5
2 Rooms	4,684	6.7
3 Rooms	9,114	13.0
4 Rooms	15,625	22.4
5 Rooms	13,873	19.9
6 or more Rooms	24,793	35.5
Median Number of Rooms		4.8

Table III C.2

ROOMS BY TENURE AND VACANCY STATUS FOR YEAR-ROUND HOUSING UNITS FOR ANCHORAGE 1980

Type of Unit	Aggregate Number of Rooms	Number Of Housing Units	Mean Number Of Rooms
Renter Occupied	107,769	26,275	4
Owner Occupied	208,806	34,195	6
Vacant for Sale Only	7,070	1,444	5
Vacant for Rent	18,490	5,441	3
Other Vacant	9,697	2,499	4
TOTAL	351,832	69,854	5

Table III C.3

TENURE BY PERSONS PER ROOM FOR OCCUPIED HOUSING UNITS FOR ANCHORAGE 1980

Persons Per Room	NUMBER OF HOUSEHOLDS				PERCENT	
	Total	Renter Occupied	Owner Occupied	Total	Renter Occupied	Owner Occupied
1.00 or less	57,822	24,671	33,151	95.6	40.8	54.8
1.01 - 1.51	1,850	1,051	799	3.1	1.7	1.3
1.51 or more	798	553	245	1.3	0.9	0.4
TOTAL	60,470	26,275	34,195	100.0	43.5	56.5

NOTE: Due to individual rounding, the sum of the individual entries may not equal the totals.

D. VALUES OF HOUSING UNITS

Definitions

Condominium

Ownership in which the owner has an individual deed on the unit, and also holds a common or joint ownership in all common areas, such as grounds, lobbies and elevators.

Value

For owner-occupied housing units, the respondent's estimate of the current dollar worth of the property. For vacant units, value is the price asked for the property. Statistics on value are shown only for owned-occupied condominium units and for "specified owner-occupied" units, i.e., one-family houses on less than 10 acres and with no business on the property. *Value tabulations exclude renter-occupied units, mobile homes or trailers, houses on 10 or more acres, houses with a commercial establishment or medical office on the property, and noncondominium units in multi-family building (e.g., cooperatives).*

A property is defined as the house and land on which it stands. Respondents estimated the value of house and land even if they only owned the house or owned the property jointly.

Explanation of Tables

Although income statistics are not available yet, the value of housing units gives some indication of income. Values for three types of housing units are given for Anchorage and Alaska:

- Condominium
- Non-Condominium
- Renter Occupied

Values in the 1970 data are in 1970 dollars, and values for 1980 data are in 1980 dollars. To compare 1970 and 1980 values for real price increases, the dollar values can be adjusted using the Consumer Price Index (CPI). Using 1967 as the base year (1967 CPI = 100) the CPI for Anchorage is:

Anchorage CPI

JAN 1970	107.8
JAN 1980	218.2

To calculate the value of a 1970 house in 1980 dollars, a CPI ratio is used:

$$(1970 \text{ dollar value}) \frac{(1980 \text{ CPI})}{(1970 \text{ CPI})} = 1980 \text{ dollar value}$$

For example:

$$(32,400) \frac{(218.2)}{(107.8)} = 65,581$$

A house valued at \$32,400 in 1970 would be worth \$65,581 in 1980 dollars.

CONDOMINIUM UNITS

Table III D.1

AGGREGATE AND MEAN VALUE BY OCCUPANCY STATUS OF SPECIFIED OWNER OCCUPIED AND VACANT FOR SALE ONLY CONDOMINIUM HOUSING UNITS FOR ANCHORAGE 1980

	Aggregate Value	Number of Units	Mean Value
Owner Occupied	166,331,250	2,167	76,756
Vacant for Sale only	33,852,500	485	69,799
TOTAL	200,183,750	2,652	75,484

Table III D.2
**VALUE OF SPECIFIED OWNER-OCCUPIED
 NON-CONDOMINIUM UNITS
 FOR ALASKA
 1970**

	Number	Percent
Less than \$5,000	4,203	16.0
\$ 5,000 to \$ 9,999	2,420	9.2
\$ 10,000 to \$ 14,999	2,251	8.6
\$ 15,000 to \$ 19,999	2,680	10.2
\$ 20,000 to \$ 24,999	2,549	9.7
\$ 25,000 to \$ 34,999	5,618	21.4
\$ 35,000 or more	6,575	25.0
TOTAL	26,296	100.0

Median Value of Units: \$23,100

Table III D.3
**VALUE OF SPECIFIED OWNER-OCCUPIED
 NON-CONDOMINIUM UNITS
 FOR ANCHORAGE
 1980**

	Number	Percent
Less than \$10,000	36	0.2
\$ 10,000 to \$ 14,999	58	0.3
\$ 15,000 to \$ 19,999	55	0.2
\$ 20,000 to \$ 24,999	73	0.3
\$ 25,000 to \$ 29,999	69	0.3
\$ 30,000 to \$ 34,999	118	0.5
\$ 35,000 to \$ 39,999	160	0.7
\$ 40,000 to \$ 49,999	542	2.4
\$ 50,000 to \$ 79,999	6,809	29.7
\$ 80,000 to \$ 99,999	7,770	33.9
\$100,000 to \$149,000	5,870	25.6
\$150,000 to \$199,999	924	4.0
\$200,000 or more	454	2.0
TOTAL	22,938	100.0

Median Value of Units: \$89,100

NOTE: Due to individual rounding of the percentages, the sum of the individual entries may equal the total.

Table III D.4
NON-CONDOMINIUM UNITS
VALUE OF SPECIFIED OWNER-OCCUPIED
NON-CONDOMINIUM UNITS
FOR ANCHORAGE
1970

	Number	Percent
Less than \$5,000	76	0.7
\$ 5,000 to \$ 9,999	227	2.1
\$ 10,000 to \$ 14,999	563	5.1
\$ 15,000 to \$ 19,999	943	8.5
\$ 20,000 to \$ 24,999	1,295	11.7
\$ 25,000 to \$ 34,999	3,297	29.8
\$ 35,000 or more	4,655	42.1
TOTAL	11,056	100.0

Median Value of Units: \$32,400

Table III D.5
VALUE OF SPECIFIED OWNER-OCCUPIED
NON-CONDOMINIUM UNITS
FOR ALASKA
1980

	Number	Percent
Less than \$10,000	2,048	4.0
\$ 10,000 to \$ 14,999	1,074	2.1
\$ 15,000 to \$ 19,999	1,229	2.4
\$ 20,000 to \$ 24,999	1,362	2.6
\$ 25,000 to \$ 29,999	1,107	2.1
\$ 30,000 to \$ 34,999	1,156	2.2
\$ 35,000 to \$ 39,999	1,109	2.1
\$ 40,000 to \$ 49,999	2,774	5.4
\$ 50,000 to \$ 79,999	16,704	32.2
\$ 80,000 to \$ 99,999	12,106	23.4
\$100,000 to \$149,000	8,978	17.3
\$150,000 to \$199,999	1,454	2.8
\$200,000 or more	733	1.4
TOTAL	51,834	100.0

Median Value of Units: \$75,200

Table III D.6

**AGGREGATE AND MEAN VALUE BY OCCUPANCY STATUS
OF SPECIFIED OWNER OCCUPIED NON-CONDOMINIUM UNITS FOR ANCHORAGE
1980**

	Aggregate Value	Number of Units	Mean Value
Owner Occupied	2,180,931,250	22,938	95,079
Vacant for Sale only	50,040,000	556	90,000
TOTAL	2,230,971,250	23,494	94,959

RENTER OCCUPIED UNITS

Table III D.7

CONTRACT RENT OF SPECIFIED RENTER-OCCUPIED HOUSING UNITS FOR ANCHORAGE 1970

With Cash Rent:	Number	Percent
Less than \$ 30	23	0.1
\$ 30 to \$ 39	17	0.1
\$40 to \$59	97	0.5
\$60 to \$79	199	1.1
\$80 to \$99	293	1.6
\$100 to \$149	3,041	16.9
\$150 or more	10,546	58.6
No Cash Rent	3,774	21.0
TOTAL	17,990	100.0

Median Contract Rent: \$188

Table III D.8

CONTRACT RENT OF SPECIFIED RENTER-OCCUPIED HOUSING UNITS FOR ANCHORAGE 1980

With Cash Rent:	Number	Percent
Less than \$ 50	58	0.2
\$ 50 to \$ 99	409	1.6
\$100 to \$119	210	0.8
\$120 to \$139	189	0.7
\$140 to \$149	89	0.3
\$150 to \$159	239	0.9
\$160 to \$169	133	0.5
\$170 to \$199	649	2.5
\$200 to \$249	2,189	8.4
\$250 to \$299	3,108	12.0
\$300 to \$399	8,819	33.9
\$400 to \$499	5,485	21.1
\$500 or More	2,960	11.4
No Cash Rent	1,458	5.6
TOTAL	25,995	100.0

Median Contract Rent of Units: \$357

Table III D.9
CONTRACT RENT OF SPECIFIED RENTER-OCCUPIED HOUSING UNITS
FOR ALASKA
1970

With Cash Rent:	Number	Percent
Less than \$ 30	329	0.8
\$ 30 to \$ 39	227	0.6
\$40 to \$59	905	2.3
\$60 to \$79	1,388	3.6
\$80 to \$99	1,111	2.9
\$100 to \$149	7,267	18.7
\$159 to \$199	8,201	21.1
\$200 to \$249	5,490	14.1
\$250 or more	4,646	12.0
No Cash Rent	9,278	23.9
TOTAL	38,842	100.0

Median Contract Rent: \$172

Table III D.10
CONTRACT RENT OF SPECIFIED RENTER-OCCUPIED HOUSING UNITS
FOR ALASKA
1980

With Cash Rent:	Number	Percent
Less than \$ 50	720	1.3
\$ 50 to \$ 99	1,543	2.9
\$100 to \$119	931	1.7
\$120 to \$139	643	1.2
\$140 to \$149	211	0.4
\$150 to \$159	941	1.8
\$160 to \$169	356	0.7
\$170 to \$199	1,623	3.0
\$200 to \$249	5,219	9.8
\$250 to \$299	6,036	11.3
\$300 to \$399	14,831	27.8
\$400 to \$499	9,209	17.2
\$500 or More	5,506	10.3
No Cash Rent	5,659	10.6
TOTAL	53,428	100.0

Median Contract Rent of Units: \$338

E. PLUMBING FACILITIES

1. Tenure and Occupancy by Plumbing Facilities in Year-Round units.

There are 10,058 housing units or 1.5%, in Anchorage, lacking plumbing for exclusive use. The number of total occupied housing units without plumbing is 853 or 1.2%, of the housing stock. Of the units without plumbing, 67.1% are renter occupied.

Table III E.1

TENURE AND OCCUPANCY STATUS BY PLUMBING FACILITIES IN YEAR-ROUND HOUSING UNITS FOR ANCHORAGE 1980

	NUMBER OF UNITS		
	Total	Total Occupied	Renter Occupied
Complete Plumbing for Exclusive Use	68,796	59,617	25,703
Lacking Complete Plumbing for Exclusive Use	1,058	853	572
TOTAL	69,854	60,470	26,275

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