

TRANSPORTATION

MAJOR ARTERIALS

Interstate 395 (Henry G. Shirley Memorial Highway)
 Interstate 66 (Custis Memorial Parkway)
 Lee Highway (U.S. Route 29)
 Jefferson Davis Highway (U.S. Route 1)
 George Washington Parkway
 Arlington Boulevard (U.S. Route 50)

METRO

METRO SUBWAY STATIONS 11
 ORANGE LINE STATIONS: Rosslyn, Court House, Clarendon, Virginia Square/GMU, Ballston, East Falls Church
 BLUE LINE STATIONS: Rosslyn, Arlington National Cemetery, Pentagon, Pentagon City, Crystal City, National Airport
 YELLOW LINE STATIONS: Pentagon, Pentagon City, Crystal City, National Airport
 METRO BUS SERVICE 16 Lines/69 Routes

AIR

Washington National Airport (Metro Access) in Arlington
 Dulles International Airport 25 Miles
 Baltimore-Washington International Airport 34 Miles

RAIL

Rail connection via Metro to Union Station in Washington, DC; Virginia Railway Express from Fredericksburg & Broad Run to Union Station via Crystal City.

ADDITIONAL INFORMATION

MAJOR RETAIL FACILITIES

	No. of Stores	Sq. Ft.
Fashion Centre at Pentagon City	163	860,000
Ballston Common	125	660,000
Pentagon Centre	9	350,000
Village at Shirlington	38	300,000
Crystal City Underground and Plaza Shops	120	240,000
Retail Sales (10/94-9/95)		\$1,921,187,100
Restaurants		552

COMMUNITY FACILITIES

Libraries	8
County Parks and Playgrounds	175
Tennis Courts	99
Northern Virginia Regional Parks	3
Community Centers	13
Nature Centers	3
Bicycle Routes and Jogging Trails	85 Miles
Fire Stations	10
Hospital Beds	730
Nursing Home Beds	708
Apartments/Condominiums for the Elderly	1,423
Assisted Living/Adult Care Residence Units	277
Continuing Care Retirement Community	1

LAND AREA AND OPEN SPACE

Area	25.8 Sq. Miles
Population Density	7,190 Persons/Sq. Mile
County Open Space	1,145 Acres
Federal Open Space	900 Acres
Regional Open Space	139 Acres
Total County Area in Open Space	13.2%
Total County Area in County Open Space	6.9%
County Open Space per 1,000 Residents	6.2 Acres
Elevation (Highest Point)	461 Feet

ARLINGTON ATTRACTIONS

FINE ARTS AND HISTORY: The Arlington Arts Center, The Arlington Symphony, The Arlington Historical Society Museum, Children's Theatre of Arlington, The Gallery at the Ellipse, Gunston Arts Center, Le Neon Theatre, "Old Guard" Museum, Opera Theatre of Northern Virginia, Signature Theatre, Washington Shakespeare Company.

MEMORIALS: Arlington House (The Robert E. Lee Memorial), Arlington National Cemetery, The Iwo Jima Memorial, Merchant Marines Memorial, Netherlands Carillon.

MAJOR PARKS AND RECREATION FACILITIES, AND COMMUNITY FACILITIES: Custis Memorial and Four Mile Run Bike Trails; Bon Air Memorial Rose and Azalea Gardens; Wild Flower Garden; Thomas Jefferson Community Center; Bluemont Tennis Complex; Gateway Park, Crystal Park, and Lubber Run Amphitheatres; Farmers Market; Clarendon International Market.

The PROFILE is published annually by the Data Analysis and Research Staff of the Department of Community Planning, Housing and Development in cooperation with the Department of Economic Development.

For further information on the PROFILE and other demographic and development data and publications, please contact the Comprehensive Planning Section at (703) 358-3525.

PLANNING DIVISION PUBLICATIONS

- Metro Station Area Profiles.
- Demographic & Development Trends in Brief.
- General Land Use Plan (map).
- Sector Plans-Addenda and Updates: Rosslyn, Court House, Clarendon, Virginia Square, Ballston. Contain policy guidelines for future land use, zoning, and urban design.
- Development in the Metro Corridors. Development profiles, maps, and project statistics by Metro station area.
- 1990 Census: Overview, Statistical Briefs.
- Information Reports: Population Estimates, Forecasts, Demographic Trends, Development Highlights, Cost of Living, School Enrollment, Elderly Population, Residential Unit Size Trends, Building Permit Mapping, Development Capacity, Metro Station Area Forecasts, Arlington and the Region.
- Residential, Office, and Commercial Construction reports.
- Area Studies and Plans: Columbia Pike 2000, Lee Highway/Cherrydale Revitalization Plan, North Quincy Street Plan, East Clarendon Plan.
- Trends in Residential Development 1980-1991.
- Trends in Office/Commercial Development 1960-1991.

For further information on economic development, businesses, site location assistance, and business services, please contact the Department of Economic Development at (703) 358-3520.

ECONOMIC DEVELOPMENT DIVISION PUBLICATIONS

- Economic Overview.
- Economic Development Update, Newsletter.
- Available Space and Development Profile.
- Principal Private Employers, listing.
- Assigned Federal Employment/Space Occupancy Report.
- Guide to Starting a Business in Arlington (in English, Spanish, Vietnamese).
- Visitor's Guide.
- Arlington Meeting Planners Guide.



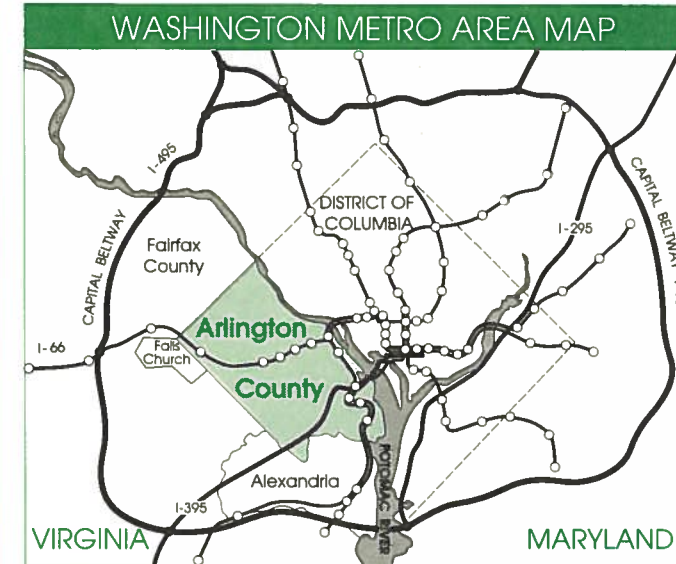
January 1996

Arlington County is an urban county of about 26 square miles located directly across the Potomac River from Washington, DC. No incorporated towns or cities lie within Arlington's boundaries. Originally part of the ten-mile square surveyed in 1791 for the Nation's Capital, the portion on the west bank of the Potomac River was returned to the Commonwealth of Virginia by the U.S. Congress in 1846. This area was known as Alexandria City and Alexandria County until 1920, when the County portion was renamed Arlington County.

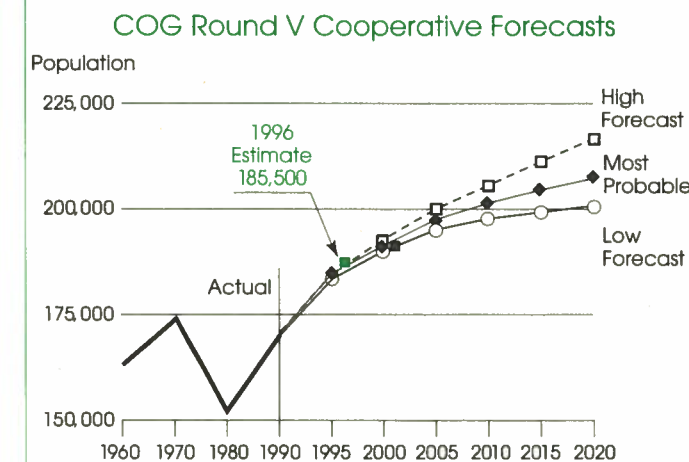
Although perhaps best known to visitors as the home of the Pentagon and Arlington National Cemetery, Arlington has maintained high-quality residential neighborhoods while supporting well-managed growth. The County's central location in the Washington metropolitan area, its ease of access by car and Metrorail, and its high quality labor force, have attracted an increasingly varied employment and residential mix. The County has focused high-density commercial and residential development around Metrorail stations in the Rosslyn-Ballston Corridor and in the Jefferson Davis Corridor, which includes Pentagon City and Crystal City, while maintaining lower-density development in the remainder. Arlington's population, among the most highly educated in the nation, is increasingly diverse; one in five residents is foreign-born, and one in four speak a language other than English at home.

Arlington is both a residential community and an employment center. The County had a population of 185,500 as of January 1, 1996, and is among the most densely populated jurisdictions in the country. Arlington is also home to one in five Northern Virginia jobs. Government employment, largely federal, comprises nearly 40% of the County's jobs. Additionally, services make up almost 30% of employment. As Arlington continued to emerge from the recent recession, its unemployment rate remained stable from 1994 to 1995, at an average of 3.4%, maintaining the County's historically low rates within the region.

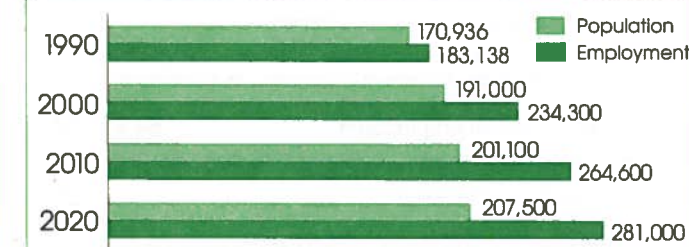
Arlington's office and commercial markets have more than doubled in size since 1980, bringing the current inventory of private office and commercial space to 37.5 million square feet and greatly expanding the County's tax base. As of January 1996, Arlington's real property tax base was nearly evenly divided between commercial and residential properties, enabling the County to maintain the lowest property tax rate in the Washington region, at \$0.94 per \$100 of assessed value. A total of 652,640 square feet of office space was absorbed in 1995, resulting in a year-end vacancy rate of 4.6 percent.



POPULATION TRENDS AND FORECASTS



POPULATION and EMPLOYMENT FORECASTS



Source: COG Round V Cooperative Forecasts, most probable series.

DEMOGRAPHICS

POPULATION

1996 Population (Planning Division Estimate)	185,500
1990 Census	170,936

AGE DISTRIBUTION (1990)

Under 5	9,426	5.5%
5-17	16,452	9.6%
18-24	20,248	11.8%
25-34	44,150	25.8%
35-44	30,986	18.1%
45-64	30,265	17.7%
65 and over	19,409	11.4%
Total Population 1990	170,936	100.0%

Median Age 33.8 Years.

RACIAL COMPOSITION (1990)

White	130,873	76.6%
Black	17,940	10.5%
Asian-Pacific Islander	11,560	6.8%
Other	10,563	6.2%
Total	170,936	100.0%
Hispanic Origin*	23,089	13.5%

* Hispanic origin is not a separate race.

Note: Totals may not sum exactly due to rounding.

HOUSEHOLD COMPOSITION

Total Households 1996 Estimate*	87,398
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HOUSEHOLD SIZE (1990)

1 Person	30,834	39.3%
2 Person	26,112	33.3%
3 Person	10,491	13.4%
4 Person	6,609	8.4%
5+ Person	4,474	5.7%
Total Households 1990	78,520	100.0%

Average Household Size 1990	2.12 Persons
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Average Household Size 1996 Estimate*	2.10 Persons
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HOUSEHOLD TYPE

	1970	1980	1990
Percent Family Households	65%	50%	48%
Percent Non-Family Households	35%	50%	52%

Persons Living in Households*	181,300
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Persons Living in Group Quarters*	4,200
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TOTAL POPULATION 1996	185,500
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* Planning Division Estimate. Totals may not sum exactly due to rounding.

INCOME

1996 Median Household Income	\$55,510
1996 Median Family* Income	\$68,885

Center for Public Service, University of Virginia.

*A family is any household in which at least two members are related by birth, adoption, or marriage. Household data includes family households.

1994 Effective Buying Income	\$4,802,347,000
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Sales and Marketing Management, Survey of Buying Power, 1995.

1993 Per Capita Income	\$34,216
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U.S. Bureau of Economic Analysis- Revised Series.

EDUCATION

PUBLIC SCHOOL ENROLLMENT

Year	PRIMARY	SECONDARY	Students
1950			16,080
1960			25,240
1970			24,760
1980			15,376
1990			15,073
1995*			17,556

*September 30, 1995, Arlington County Public Schools.

Note: Grade 6 was counted in primary enrollment for 1980 and earlier, and in secondary enrollment for years 1990 and later.

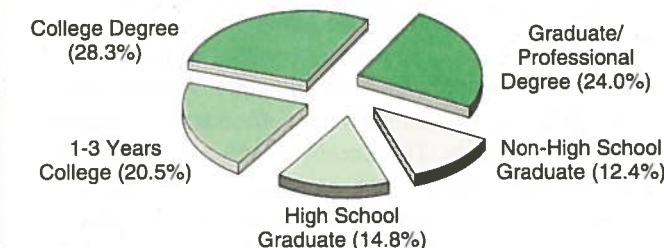
Expenditure Per Pupil (FY 1995-96)	\$8,627
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H.S. Graduates Continuing their Education (1994)	88%
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EDUCATIONAL ATTAINMENT 1990-PERSONS 25+

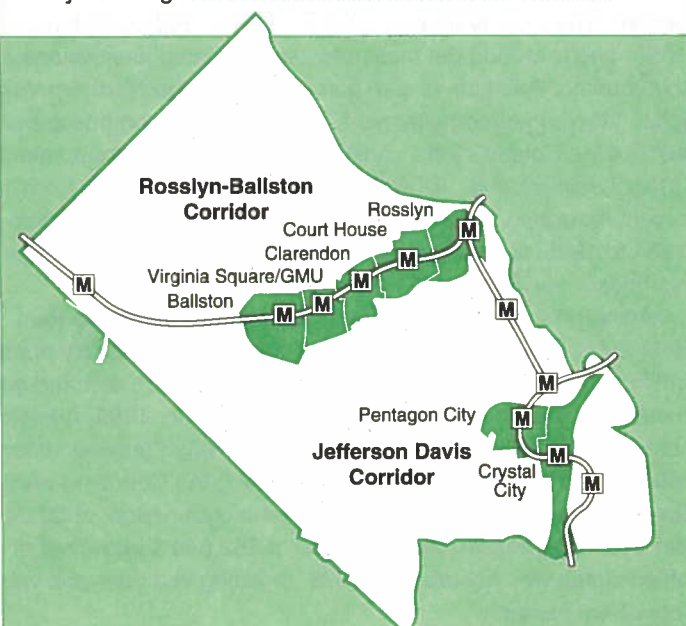
High School Graduates	87%
College Graduates	52%
Persons with Graduate or Professional Degrees	24%

YEARS OF SCHOOL COMPLETED 1990



COLLEGES AND UNIVERSITIES

	Arlington Enrollment
George Mason University	
Law School, International Institute, Telecommunications, MPA (Non-Profits), Regional Economic Development	1,800
Non-credit courses	15,000
George Washington University-Continuing Education	1,000
Marymount University	4,100
Strayer College	1,200



DEVELOPMENT

January 1, 1996

RESIDENTIAL CONSTRUCTION (Units)

Years	Rosslyn-Ballston Corridor	Jefferson Davis Corridor	Metro Corridors Total
1960-1969	1,865	3,910	5,775
1970-1979	700	1,548	2,248
1980-1989	5,674	1,816	7,490
1990-1995	4,276	681	4,957
Total	12,515	7,955	20,470
Under Construction	805	0	805

PRIVATE OFFICE SPACE CONSTRUCTION (Sq. Ft.)*

Years	Rosslyn-Ballston Corridor	Jefferson Davis Corridor	Metro Corridors Total	Outside Metro Corridors	Arlington County Total
1960-1969	4,458,071	2,851,112	7,309,183	205,416	7,514,599
1970-1979	1,450,071	2,789,780	4,239,851	489,956	4,729,807
1980-1989	7,643,655	5,598,555	13,242,210	876,119	14,118,329
1990-1995	2,886,215	608,851	3,495,066	372,158	3,867,224
Total	16,438,012	11,848,298	28,286,310	1,943,649	30,229,959
Under Construction	39,090	0	39,090	0	39,090

Total Private office space 1-1-96 30.4 million s.f.

Total Federally-owned office space 1-1-96 8.3 million s.f.

Office Vacancy Rate: 4.6%

*These figures include convenience retail space in office buildings.

HOTELS AND MOTELS

Number of Hotels/Motels-Arlington Total	35
Number of Rooms-Arlington Total	9,110

	Rosslyn-Ballston Corridor	Jefferson Davis Corridor
1960-1969	515	1,129
1970-1979	610	1,059
1980-1989	637	2,036
1990-1995	851	617
Total	2,613	4,841
Under Construction	0	300
Total Square Feet of Convention Space		266,513

HOUSING

Total Housing Units 1996 Estimate*	89,454
Single-Family Detached	27,321
Single-Family Attached	9,158
Multi-Family	52,231
Other	744
Occupied Housing Units (1990)	78,520
Owner-Occupied	35,009
Renter-Occupied	43,511

Average Sales Price (1995)	
Single-Family Detached House	\$255,200
Single-Family Detached House, Townhouse, Condominium, and Cooperative	\$187,900

Office of Real Estate Assessments, January 1996.

Median Rent (February 1995, Housing Division)	\$760
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*Planning Division Estimate.

EMPLOYMENT

AT-PLACE EMPLOYMENT BY INDUSTRY (1996)*

Industrial	24,400	11.5%
Trade	24,900	11.7%
Finance, Insurance, and Real Estate	8,700	4.1%
Services	62,500	29.4%
Federal and Int'l Government	73,300	34.5%
State and Local Government	7,600	3.6%
Self-Employed	11,000	5.2%
Total	212,500	100%
Ratio of Jobs to Residents*		1.15:1.00
Daytime Population*		265,800

*1996 Planning Division estimates, based on 1990 Regional Employment Census and Round V Cooperative Forecasts. Figures can not be compared with previous years. Totals may not sum exactly due to rounding.

ARLINGTON COUNTY LABOR FORCE

Average Civilian Labor Force 1995*	115,539
Average Unemployment Rate 1995*	3.4%
Women Age 16+ in Labor Force 1990	70.8%

* Planning Division estimates from Virginia Employment Commission figures. (12/94 - 11/95)

MAJOR PRIVATE EMPLOYERS

	No. of Employees
MCI Telecommunications Corporation	2,405
USAir Group, Inc.	2,357
Bell Atlantic Network Services, Inc.	2,300
The Arlington Hospital	1,800
Marriott Corporation	1,657
Gannett/USA Today Company, Inc	1,482
CACI International, Inc.	1,400
The Hecht Company	1,341
Charles E. Smith Management, Inc.	1,137
Reliastar (aka USLICO)	630