



**Regional Map**

**SUBJECT**

**DELORME**

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 Data Zoom 9-0

**SUBJECT NEIGHBORHOOD DESCRIPTION**

**CLINTON COUNTY OVERVIEW**

Clinton County is the easternmost county included in the St. Louis Metropolitan Area and is surrounded by Bond County to the north, Madison County to the northwest, St. Clair County to the west, Washington County to the south, and Marion County to the east. According to the 2000 Census, Clinton County had an estimated total population of approximately 35,535 residents, which represents a 4.7 percent increase over the 1990 estimate of 33,944 residents. The largest cities in Clinton County and their respective population trends are shown in the chart below.

<i>City</i>	<i>1980 Population</i>	<i>1990 Population</i>	<i>2000 Population</i>
Breese	3,516	3,567	4,048
Carlyle	3,258	3,474	3,406
New Baden	2,476	2,700	3,001
Trenton	2,504	2,481	2,610

Major traffic arteries in Clinton County include U. S. Route 50, Interstate 64, Illinois Route 161, and Illinois Route 160/177 in an east-west direction. Illinois Route 127 provides north-south access within Clinton County. In addition, Illinois Route 160 runs north-south in the far western portion of Clinton County and provides access to Highland, Illinois. U. S. Route 51 runs north-south through Centralia, just east of Clinton.

In summary, the subject neighborhood is best described as a rural community located in a sparsely populated county in Southern Illinois. The neighborhood appears to be a stable community with modest potential for growth in the immediate future.

**VILLAGE OF NEW BADEN DESCRIPTION**

The subject property is located within the municipal limits of New Baden which is located in western Clinton County. New Baden is located in a rural area of Clinton County and is surrounded by unincorporated St. Clair and Clinton County. Mascoutah is approximately 8 miles southwest of New Baden. The following demographic profile was obtained from the most recent census data.

**Population**

The population of New Baden has increased from 2,602 residents in 1990 to 3,001 residents in 2000, indicating a 15.3 percent increase during the ten year period. The median age is 36.2 years, which is older than the median age for all residents of Illinois (34.7 years) and for the United States (35.3 years). Approximately 12.6 percent of the population is aged 65 or older compared with 12.5 percent for the United States as a whole.

*Existing Infrastructure/Services*

*Transportation/Access*

Residents and tenants of New Baden have average to good access to the interstate system for the area. The major roadways which serve New Baden are Illinois Route 160 and 161 and Interstate 64.

*Municipal Services*

The Village of New Baden has its own Police Department with total of 10 full time and part-time employees. The Fire Department is staffed by approximately 22 volunteers. In addition, the city offers the typical municipal services of an emergency 911 system and a public library. Zoning is controlled by the Village of New Baden.

*Schools*

The community has an elementary school and is mainly included in the Wesclin School District with the western section of the village in the Belleville West School District. New Baden is located within driving distance to a variety of universities and vocational schools as follows: Southwestern Illinois College (formerly Belleville Area College), Southern Illinois University at Edwardsville, and McKendree College.

*Surrounding Land Uses*

The subject property is located on the east side of Clinton County Line Road within the municipal limits of New Baden, Illinois. Surrounding land uses include a variety of residential and agricultural.

*Summary*

In summary, the subject property is located in a stable community within the Clinton County area. The area has seen an increase in population over the past two decades and this trend is anticipated to continue in the near term.

Number of Households

A total of 1,180 households are within New Baden as of the 2000 Census. Approximately 72 percent are family households, while 28 percent are non-family households. Approximately 10.6 percent of these households have a 65 year old householder living alone. Overall, 23.2 percent of the households have a member 65 years or older.

Housing Stock

A total of 1,180 housing units are located in New Baden, Illinois which are occupied by 1,148 households, indicating an overall occupancy rate of 96 percent. The homeowner vacancy rate is estimated to be 1.1 percent, while the renter vacancy rate is 3.1 percent. According to the most recent Census Data, 74.8 percent of the occupied housing units are owner-occupied and 25.2 percent are renter-occupied.

Of the total housing units, the vast majority (69 percent) are single family detached structures. Another 15.7 percent live in two-family dwellings and 11.1 percent live in mobile homes.

Approximately 51 percent of the housing units were constructed prior to 1970. Approximately 16.2 percent were constructed since 1990. The median number of rooms in the home is 5.5 rooms. The median value of owner-occupied homes is estimated to be \$83,700. The median gross rent for renter-occupied units was \$479 per month.

Employment Data

Of the total population age 16 and over (2,330 persons) 1,629 persons, or 69.9 percent are currently in the labor force. The average commute time to work for New Baden residents is 27.1 minutes. The current (December 2007) unemployment rate as estimated by the Illinois Department of Employment Security for Clinton County was 5.1 percent which is up from 3.8 percent for December 2006. The corresponding unemployment rates for the State of Illinois and the United States as of December 2007 was 5.3 percent and 4.8 percent respectively.

Household Income Distribution

The median household income for the Village of New Baden is \$45,859 per year according to the most recent Census Data. This is higher than the median household income for both the United States (\$41,994) but lower than Illinois (\$46,590). The majority of the households fall within the \$50,000 - \$74,999 (30 percent) with 14.7 percent of the families earning between \$35,000 to \$49,999 and 8.8 percent earning between \$75,000 to \$99,999.