

Appendix G. Municipal Fact Book

Introduction

This section provides a detailed explanation of the Municipal Fact Book. An example of a Fact Book page, with briefer explanations and data sources, follows this detailed section.

The Long-Term Economic Monitoring Program Annual Report has traditionally focused on aggregate trends, with the intent of comparing the economic performance between Pinelands and Non-Pinelands regions of Southern New Jersey. Maps and tables displaying data for each of the Pinelands municipalities were introduced in 2001 in order to gain a better understanding of how places within the Pinelands compare economically. The Municipal Fact Book was introduced in 2002 to take this concept further by presenting data by municipality, rather than by variable. This arrangement provides a summary of economic conditions in each municipality, while placing each municipality in a broader context by displaying average values for Southern New Jersey and municipal ranks for each variable. The 2003 Fact Book was an enhanced version with additional data, including maps and charts for each municipality. In the 2004 Report, the sheets were expanded to include county level data for each of the eight Southern New Jersey counties. This year's report retains the same format as last year's fact book. Each fact sheet contains four distinct parts: Introductory Information, Development Area Map, Building Permits & Residential Transaction Trends, and Data Table.

Introductory Information

Data for fifty-two municipalities that are completely or partially located inside the state-designated Pinelands area is presented alphabetically by county.¹ The introductory information section is found below the name of the municipality. The percentage of population, housing units, and municipal area within the Pinelands boundary is provided, followed by the actual number of residents, units, and acres in parentheses. Population and housing units for areas inside and outside the Pinelands were calculated using census block data.

In some instances, additional population information is provided for municipalities where the population is affected by the presence of large institutions. The Census Bureau classifies all people not living in households as living in group quarters. There are two types of group quarters: institutional (for example, correctional facilities, nursing homes, and mental hospitals) and non-institutional (for example, college dormitories, military barracks, group homes, missions, and shelters).

Development Area Map

The Long-Term Economic Monitoring Program classifies all municipalities with at least 10% of their land in the Pinelands as "Pinelands" municipalities for comparison against "Non-Pinelands" municipalities. A limitation inherent in this classification is the inclusion of areas that are in Pinelands municipalities, but are actually outside the Pinelands boundary. In some instances, this system does not accurately represent phenomena occurring within the Pinelands, because growth may occur within a Pinelands municipality, but outside the Pinelands boundary. Obtaining sub-municipal data to differentiate between areas inside and outside the Pinelands boundary is a possible solution, but is often not feasible due to lack of data.

The municipal development map is a tool that can be used to gauge where development is and where it can occur, by consolidating various zoning areas inside and outside the Pinelands. Eight of the Pinelands Management Areas were condensed into three zones for the purpose of simpler visual representation: conservation areas where limited development can occur, intermediate areas that act as buffer zones where moderate / rural type growth is permitted, and development areas where sewers are allowed and growth is encouraged. State

¹ Toms River Township, Ocean County was excluded because less than half a percent of Toms River's area is in the Pinelands, and no residents live in this area.

Planning Areas were grouped with comparable Management Areas in terms of allowable density and use, and divided into the same three categories. The classification scheme is shown in the following table.

General Categories	Pinelands Management Areas	State Planning Areas
Conservation	Preservation Forest Agricultural Production Special Agricultural Production	Rural (PA4) Rural Enviro Sensitive (PA4B) Enviro Sensitive (PA5) Enviro Sens Barrier Islands (PA5B)
Intermediate	Rural Development	Fringe (PA3)
Development	Regional Growth Pinelands Town Pinelands Village	Metropolitan (PA1) Suburban (PA2) Designated Centers
Military / Federal	Military / Federal	Military / Federal

Based on these development maps and census block data, suppositions can be made regarding the location of certain phenomena. For example, Little Egg Harbor Township is classified as a Pinelands Municipality, with 23% of its area inside the Pinelands. The township issued 379 building permits in 2003, and ranked eighth in Southern New Jersey for the number of building permits issued. Is this growth occurring in the Pinelands? The census block data indicates that only 1% of the townships' residents and housing units are inside the Pinelands boundary. The development map reveals that the area inside the Pinelands is classified as a conservation area, while a large area outside the boundary is classified as a development area. Based on this information, it can be inferred that most development in Little Egg Harbor Township is occurring outside the Pinelands boundary.

It is important to note that these zones indicate where growth can occur, but do not necessarily indicate where development currently exists. An area may be zoned as regional growth in the development category, but could still be undeveloped (e.g. since it is not sewered or land is publicly owned). Furthermore, the classification of areas is subject to change. The State Planning Areas were selected to represent development areas outside the Pinelands. If these classifications change, the maps will change accordingly. Pinelands Management Areas change designation infrequently.

Finally, certain places and features such as villages, state forests, and military installations are labeled on each map to orient the map reader and to provide additional information regarding the development status of particular areas.

Building Permits & Housing Transaction Trends

The population graph that had occupied this position in the first few fact books was replaced last year. New population data that will be able to be broken down to the Census block level is unlikely to be available again until the 2010 Census. Instead of repeating the information included in the first two fact books, this section will highlight a new key variable(s) until the new population data becomes available.

This year's fact book plots the trend over the last 15 years in the number of building permits issued versus the number of residential real estate transactions that occurred by year for each municipality/county. The wide variability in the percentage of land for Pinelands municipalities in the various management area categories often makes direct comparison across towns difficult when looking at the existing home sales market (represented here by the total number of transactions) and the land development market (measured here by the total number of building permits issued). That difficulty in the analysis is overcome by isolating these two trends by municipality since land in each management area stays relatively constant over time.

A number of different and interesting patterns are seen in looking over this chart across municipalities. This section will briefly focus on three specific examples to facilitate comparison for the reader. First, in Pemberton Township one can see the rapid development in the existing

real estate market since 1997 versus the drop in land development over the same period. In 1997, housing transactions were about 33% higher than building permits in Pemberton Township. By 2005, transactions outnumbered permits by a factor of 9 to 1. In Waterford Township in Camden county, the trend chart for this 15 years looks like a roller coaster ride. In 1990, transactions outpaced permits by a 6 to 1 ratio. Six years later in 1996, permits had passed transactions and held an advantage by about a 2 to 1 ratio. By 2005, the situation had again reversed itself with transactions outnumbering permits by a margin of 5 to 1.

Finally, while the charts are very useful for trend analysis, they also are interesting for the one year spikes that are apparent in some municipalities. Take Jackson Township in Ocean county, for instance. Both transactions and permits issued have shown a fairly steady pattern of increase since 1990 with both hovering in close proximity to each other in absolute numbers. However, in 2003, permits issued dropped from 800 to 200 for Jackson in just one year. With essentially flat growth in permits in 2005, housing transactions now outnumber building permits issued by a 4 to 1 ratio in the past two years.

Data Table

The data table begins with the percentages of municipal Pinelands area classified in each Pinelands Management Area. The boxes are color coded to correspond to the larger data categories in the development area map: conservation, intermediate, and development.

Most of the table is devoted to several municipal variables tracked in the annual report. Variables are from the most current year available, and are shown beside the South Jersey municipal average. Rankings are out of the 202 municipalities in Southern New Jersey. A rank of "1" indicates the highest value for a particular variable, while a rank of "202" typically indicates the lowest value. Municipalities with the same value are given the same rank. Variables tracked: population, population density, population change 1990-2000, land area, percentage of total municipal land that is state owned or non-profit, assessed acres of farmland, building permits, residential housing transactions, median sale price of homes, equalized value of property, effective tax rate, average residential property tax bill, per capita income, and unemployment rate. Thorough descriptions of these variables can be found in the appropriate sections in the annual report.

The number of business establishments in the municipality is indicated below the rankings section. The percentage of establishments in major NAICS groups is provided. This is different from the 2003 Fact Book, which used SIC code groupings and did not include public or unclassified establishments. The last line of information indicates the percentage of assessed value derived from each land use category.

General Caveats

- **Ranking Values.** It is important to note that a high rank does not necessarily have a positive connotation. A high rank for per capita income has a positive connotation, while a high rank for unemployment has a negative connotation. The implications of rankings for certain other variables are less clear. A low rank for building permits issued may be positive, negative or neutral, depending on viewpoint. The reader should understand that the rankings can be interpreted in different ways.
- **Data Volatility.** Municipalities with small populations tend to experience greater volatility in values and rankings from one year to the next.
- **Comparing Ranks to Previous Fact Books.** The change in rank for a particular municipality from its rank in the previous (2005) Fact Book should be interpreted with caution, as data volatility (mentioned above) can often be responsible for a municipality's change in rank.

Specific Caveats

- **Population:** Certain municipalities are impacted by the presence of large institutional facilities, such as military bases or prisons. Footnotes are provided for these select municipalities, indicating the non-institutional population of the municipality.
- **Assessed Acres of Farmland:** 76 municipalities have no assessed farmland acreage. These municipalities share a rank of 126, the lowest rank for this variable.
- **Building Permits:** While some municipalities with low values for building permits may be suffering from economic hardship or minimal population growth, municipalities with small populations or little developable land remaining also tend to have low values. Several municipalities issued less than ten permits, and thus share similar ranks. The lowest rank is 194, for a value of zero permits.
- **Median Sale Price of Homes:** This value is dependent on the number of residential housing transactions. Municipalities with few transactions (under 10) experience greater volatility in price from year to year. The municipal value and South Jersey value are medians, not averages.
- **Percentage of Total Municipal Land that is State Owned or Non-Profit:** 103 municipalities have no state-owned or non-profit conservation land. These municipalities share a rank of 100, for a percentage of zero.
- **Business Establishments:** The NJ Department of Labor assigns municipal codes to each establishment that files under the Covered Employment Database. The assignment of codes depends on the location information submitted by each business. If a business identifies an incorrect location, for example, a business submits that its location address is Medford Lakes, when the business is actually in Medford Township, this leads to sources of error. The DOL can also make errors when assigning municipal codes based on place names that businesses submit (i.e. Pomona, Cologne, and Oceanville are all places within Galloway, a single township). The number of business establishments for each municipality should be regarded as illustrative and not as exact figures. Unlike the older SIC code system, the new NAICS system does not have a one-digit level. Two-digit level NAICS codes were aggregated in order to display municipal establishments in a summary fashion.

County Level Fact Sheets

County level fact sheets were created for the second time this year for the eight counties of Southern New Jersey and are presented following the municipal sheets. The county level sheets follow the same format and design as the municipal level sheets. It is important to note that the South Jersey average that is presented in-between the county value and county rank is *not* the same as the South Jersey average shown in the municipal sheets. The South Jersey average shown in the county sheets is a *county* average (out of eight counties), while the South Jersey average in the municipal sheets is a *municipal* average (out of 202 municipalities). The county fact sheets were placed together at the end of the fact book (rather than interspersing them throughout the book preceding the municipalities) in order to avoid confusion and to allow for easier comparison between counties.

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Municipality, County

% Population inside Pinelands boundary: US Census Bureau 2000, census block










% Housing Units inside Pinelands boundary: US Census Bureau 2000, census block

% of Area inside Pinelands boundary: NJ Pinelands Commission, GIS Office

Municipal development area map. Map shows potential development based on the Pinelands Comprehensive Management Plan and *the New Jersey State Development and Redevelopment Plan.

Management Areas and Planning Areas have been consolidated into three categories for visual representation. See chart on page A2 for definition of categories.

Selected places and features have been labeled to provide additional points of reference.

Pinelands		Non-Pinelands		
	Conservation		Conservation	R Place
	Intermediate		Intermediate	 Water
	Development		Development	 Pinelands Boundary
	Federal			

Building Permits & Housing Transactions 1990 - 2005

15-year trend chart that shows the relative movement of two key municipal (or county) variables:

Building Permits – total number of building permits granted annually by each municipality (Core Variable RE 1)

Housing Transactions- total number of usable residential real estate transactions between private parties. This data only includes improved properties and not vacant lots (Core Variable RE 2)

Pinelands Management Areas: Percentage of municipal area inside the Pinelands boundary for each Management Area. NJ Pinelands Commission, GIS Office

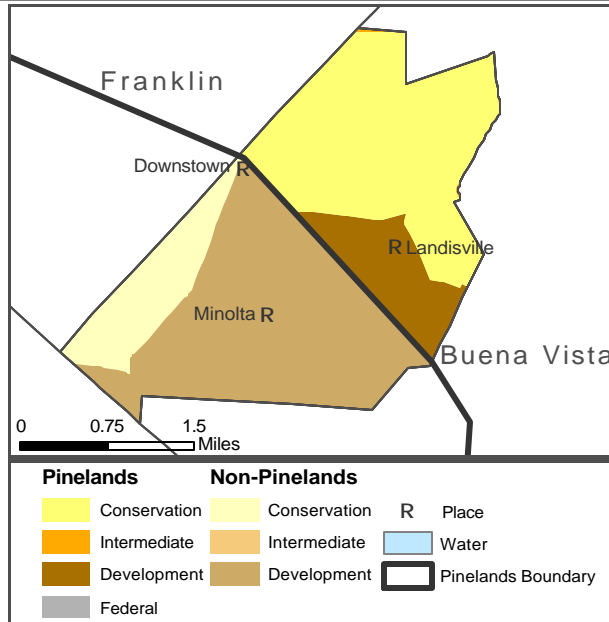
Cons	Cons	Cons	Cons	Inter	Dev	Dev	Dev	Fed
Variables				Municipal Value	South Jersey Municipal Average	SJ Municipal Rank out of 202		
Population Estimate 2004				NJ Department of Labor				
Population Density 2004 (per sq mile)				NJ Department of Labor				
Population Change 1994 – 2004				NJ Department of Labor				
Land Area (sq miles) 2000				US Census Bureau				
% Land State Owned/Non-Profit 2005				NJ Dept Environmental Protection, Green Acres				
Assessed Acres of Farmland 2003				NJ Agricultural Statistics Service				
Building Permits 2005				NJ Department of Labor				
Residential Housing Transactions 2005				NJ Department of Treasury, Division of Taxation				
Median Sale Price of Homes 2005				NJ Department of Treasury, Division of Taxation				
Equalized Value of Property 2005 (Million \$)				NJ Dept Community Affairs, Div Local Govt Service				
Effective Tax Rate 2005				NJ Dept Community Affairs, Div Local Govt Service				
Average Residential Property Tax Bill 2005				NJ Dept Community Affairs, Div Local Govt Service				
Per Capita Income 2000 (in 2000 Dollars)				US Census Bureau				
Unemployment Rate 2005				NJ Department of Labor				
Business Establishments 2002. Percentage of total establishments within each major SIC division, excluding Public Administration and Nonclassifiable Establishments. NJ Department of Labor								
Assessment Class Proportions in Municipal Valuations 2005. Percentage of total assessed municipal value for each land use categories. NJ Department of Community Affairs, Division of Local Government Services								

Buena Borough, Atlantic County

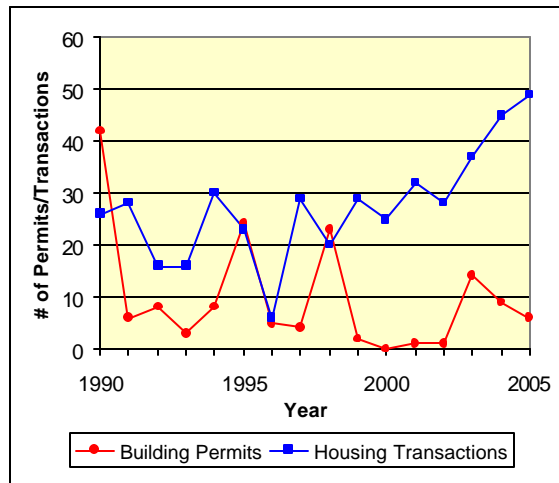
% of Population in Pinelands: 22% (865 residents / 3,873 total)

% of Housing Units in Pinelands: 20% (308 units / 1,553 total)

% of Area in Pinelands: 47% (2,274 acres / 4,842 total)



**Building Permits & Housing Transactions
1990 - 2005**



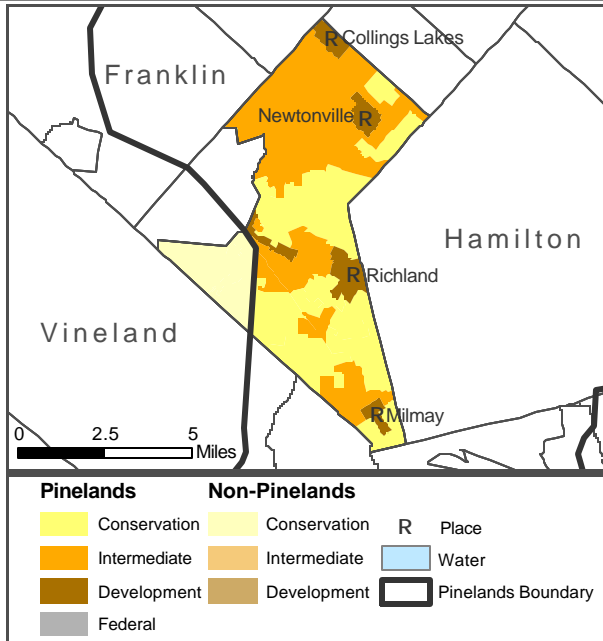
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
		78%				22%			
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				3,862	11,767	126			
Population Density 2004 (per sq mile)				508.2	2,025.0	141			
Population Change 1994 – 2004				-14.9	9.1%	192			
Land Area (sq miles) 2000				7.6	18.0	98			
% Land State Owned/Non-Profit 2005				1.0%	8.4%	82			
Assessed Acres of Farmland 2003				2,355	2,554	61			
Building Permits 2005				6	67	151			
Residential Housing Transactions 2005				49	196	133			
Median Sale Price of Homes 2005				\$180,250	\$220,000	140			
Equalized Value of Property 2005 (Million \$)				\$222.8	\$1,365.9	152			
Effective Tax Rate 2005				2.49	2.17	76			
Average Residential Property Tax Bill 2005				\$2,920	\$4,143	161			
Per Capita Income 2000 (in 2000 Dollars)				\$16,717	\$23,813	184			
Unemployment Rate 2005				6.2%	4.7%	32			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
95	4%		21%	7%	18%	2%	37%	9%	1%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			2%	73%	7%	12%	4%	3%	

Buena Vista Township, Atlantic County

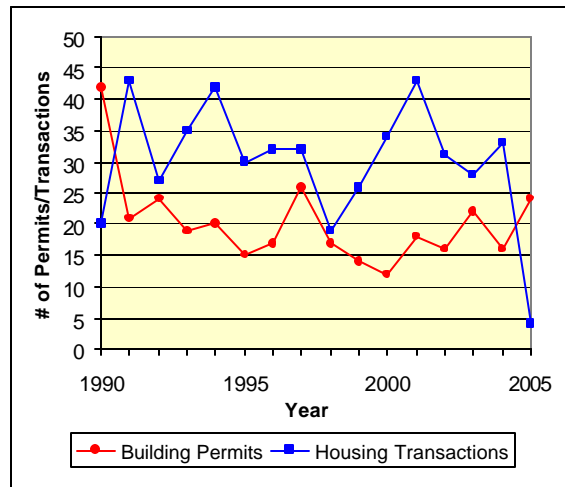
% of Population in Pinelands: 84% (6,248 residents / 7,436 total)

% of Housing Units in Pinelands: 79% (2,246 units / 2,827 total)

% of Area in Pinelands: 90% (24,001 acres / 26,658 total)



**Building Permits & Housing Transactions
1990 - 2005**



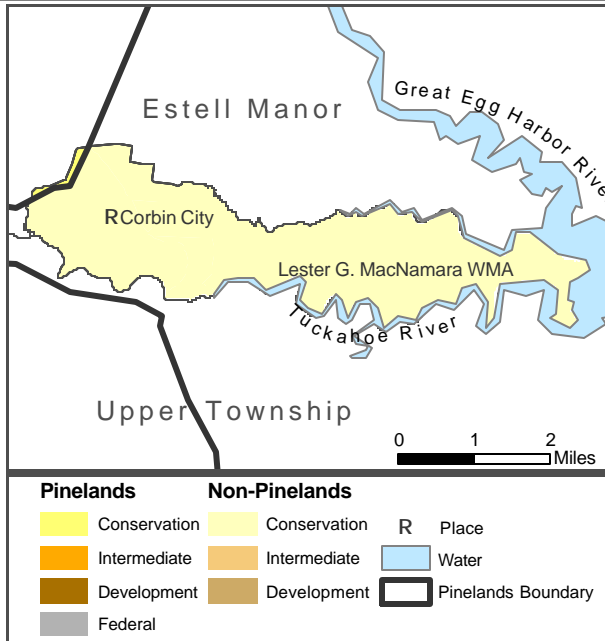
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	31%	12%		48%		1%	7%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				7,563	11,767	87			
Population Density 2004 (per sq mile)				182.6	2,025.0	172			
Population Change 1994 – 2004				-4.7%	9.1%	164			
Land Area (sq miles) 2000				41.4	18.0	32			
% Land State Owned/Non-Profit 2005				3.2%	8.4%	65			
Assessed Acres of Farmland 2003				4,367	2,554	47			
Building Permits 2005				24	67	87			
Residential Housing Transactions 2005				4	196	196			
Median Sale Price of Homes 2005				\$147,500	\$220,000	172			
Equalized Value of Property 2005 (Million \$)				\$454.0	\$1,365.9	114			
Effective Tax Rate 2005				2.10	2.17	118			
Average Residential Property Tax Bill 2005				\$2,852	\$4,143	165			
Per Capita Income 2000 (in 2000 Dollars)				\$18,382	\$23,813	168			
Unemployment Rate 2005				4.2%	4.7%	108			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
76	11%		18%	7%	14%	7%	37%	7%	
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			7%	78%	4%	8%	2%		

Corbin City, Atlantic County

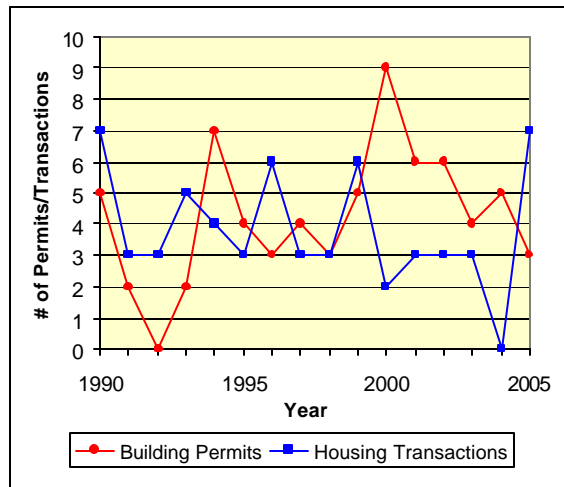
% of Population in Pinelands: 1% (7 residents / 468 total)

% of Housing Units in Pinelands: 2% (5 units / 204 total)

% of Area in Pinelands: 1% (67 acres / 5,727 total)



**Building Permits & Housing Transactions
1990 - 2005**



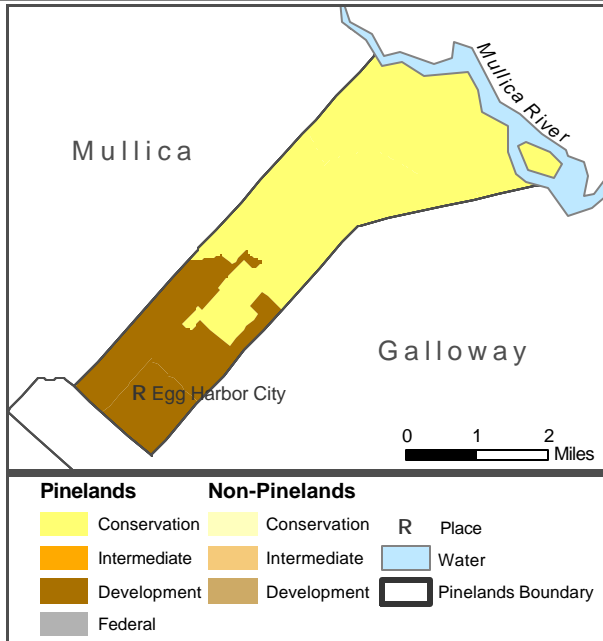
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	100%								
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				525	11,767	196			
Population Density 2004 (per sq mile)				66.5	2,025.0	193			
Population Change 1994 – 2004				21.2%	9.1%	34			
Land Area (sq miles) 2000				7.9	18.0	95			
% Land State Owned/Non-Profit 2005				86.9%	8.4%	1			
Assessed Acres of Farmland 2003				325	2,554	89			
Building Permits 2005				3	67	171			
Residential Housing Transactions 2005				7	196	189			
Median Sale Price of Homes 2005				\$195,000	\$220,000	121			
Equalized Value of Property 2005 (Million \$)				\$28.1	\$1,365.9	198			
Effective Tax Rate 2005				3.53	2.17	6			
Average Residential Property Tax Bill 2005				\$3,765	\$4,143	107			
Per Capita Income 2000 (in 2000 Dollars)				\$21,321	\$23,813	116			
Unemployment Rate 2005				3.6%	4.7%	134			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
14			14%	14%	7%		43%	21%	
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		7%	83%	1%	9%				

Egg Harbor City, Atlantic County

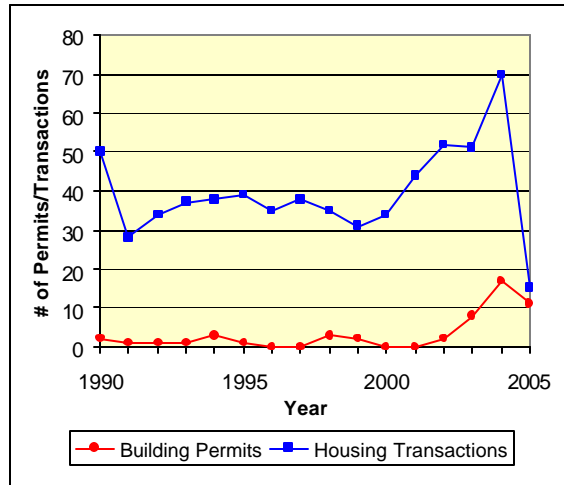
% of P opulation in Pinelands: 100% (4,545 residents / 4,545 total)

% of Housing Units in Pinelands: 100% (1,770 units / 1,770 total)

% of Area in Pinelands: 100% (7,627 acres / 7,627 total)



**Building Permits & Housing Transactions
1990 - 2005**



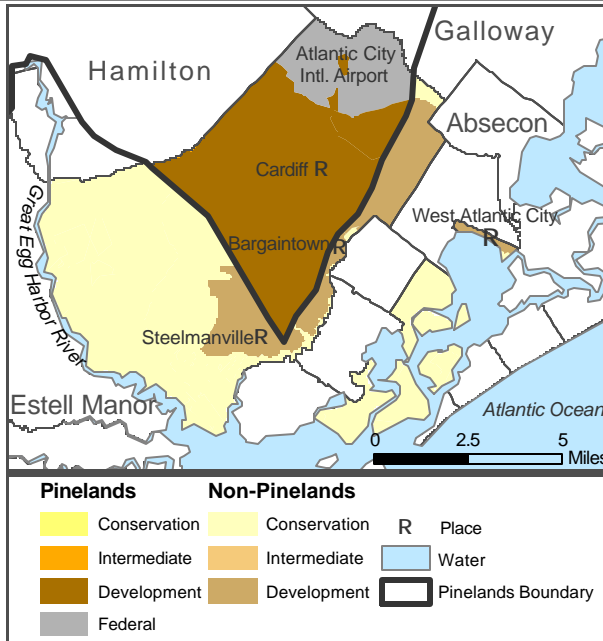
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
35%	37%					28%			
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				4,500	11,767	118			
Population Density 2004 (per sq mile)				405.4	2,025.0	148			
Population Change 1994 – 2004				-3.1%	9.1%	148			
Land Area (sq miles) 2000				11.1	18.0	85			
% Land State Owned/Non-Profit 2005				0.0%	8.4%	100			
Assessed Acres of Farmland 2003				0	2,554	126			
Building Permits 2005				11	67	122			
Residential Housing Transactions 2005				15	196	176			
Median Sale Price of Homes 2005				\$193,000	\$220,000	126			
Equalized Value of Property 2005 (Million \$)				\$224.5	\$1,365.9	151			
Effective Tax Rate 2005				2.90	2.17	33			
Average Residential Property Tax Bill 2005				\$3,729	\$4,143	109			
Per Capita Income 2000 (in 2000 Dollars)				\$15,151	\$23,813	190			
Unemployment Rate 2005				8.2%	4.7%	9			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
219	<1%		16%	5%	21%	2%	53%	4%	
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			2%	71%		19%	4%	4%	

Egg Harbor Township, Atlantic County

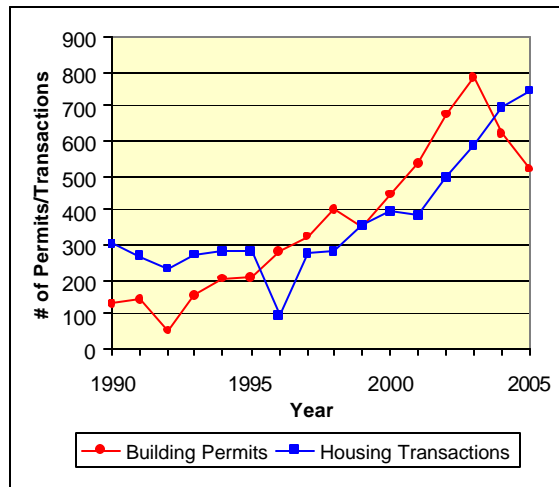
% of Population in Pinelands: 53% (16,209 residents / 30,726 total)

% of Housing Units in Pinelands: 51% (6,169 units / 12,067 total)

% of Area in Pinelands: 38% (18,148 acres / 48,444 total)



**Building Permits & Housing Transactions
1990 - 2005**



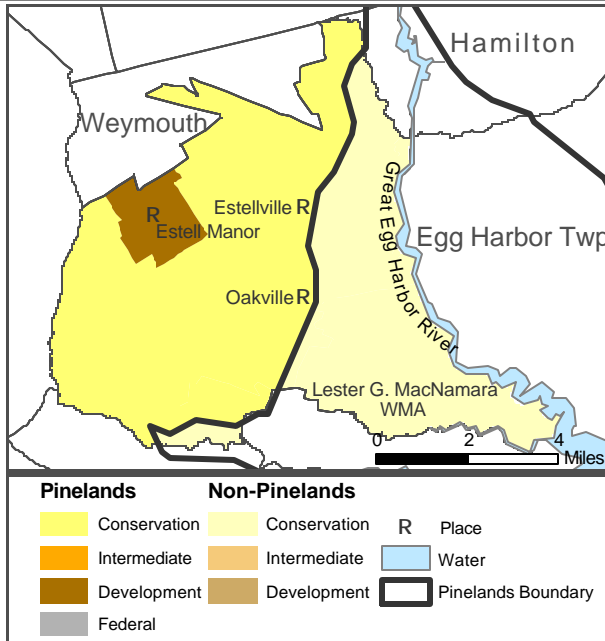
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
					79%			21%	
					Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank		
Population Estimate 2004					36,877	11,767	15		
Population Density 2004 (per sq mile)					548.2	2,025.0	134		
Population Change 1994 – 2004					50.3%	9.1%	10		
Land Area (sq miles) 2000					67.4	18.0	12		
% Land State Owned/Non-Profit 2005					4.0%	8.4%	62		
Assessed Acres of Farmland 2003					2,148	2,554	63		
Building Permits 2005					519	67	3		
Residential Housing Transactions 2005					747	196	14		
Median Sale Price of Homes 2005					\$262,500	\$220,000	73		
Equalized Value of Property 2005 (Million \$)					\$3,795.0	\$1,365.9	18		
Effective Tax Rate 2005					1.86	2.17	138		
Average Residential Property Tax Bill 2005					\$4,148	\$4,143	83		
Per Capita Income 2000 (in 2000 Dollars)					\$22,328	\$23,813	100		
Unemployment Rate 2005					4.2%	4.7%	108		
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
578	<1%		16%	2%	25%	3%	49%	4%	1%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			8%	72%		20%			

Estell Manor City, Atlantic County

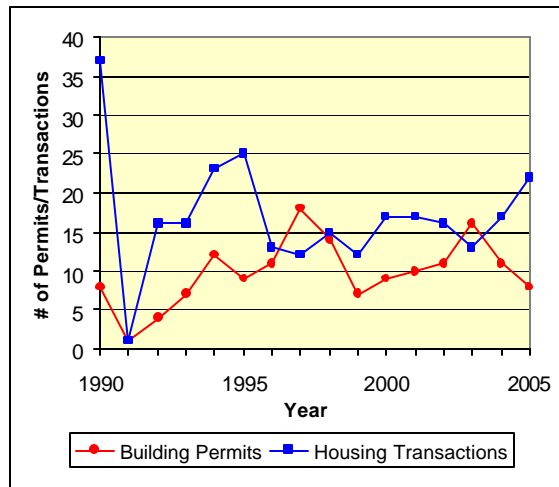
% of P opulation in Pinelands: 95% (1,502 residents / 1,574 total)

% of Housing Units in Pinelands: 96% (517 units / 541 total)

% of Area in Pinelands: 72% (22,330 acres / 35,334 total)



**Building Permits & Housing Transactions
1990 - 2005**



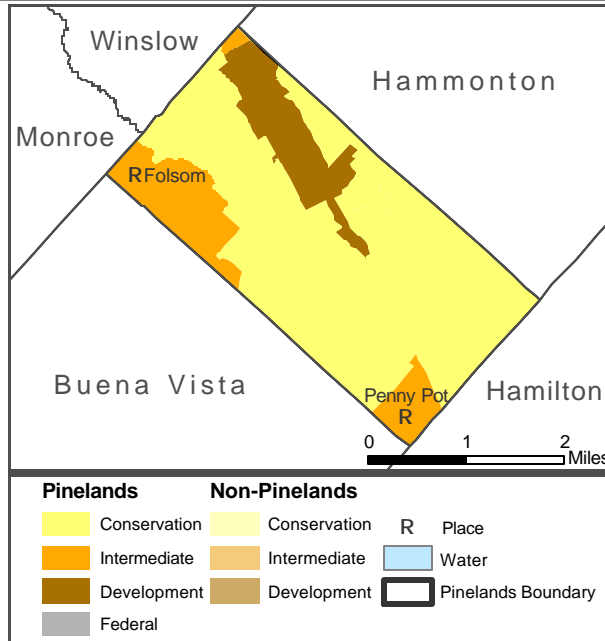
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	88%	4%					8%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				1,707	11,767	169			
Population Density 2004 (per sq mile)				31.9	2,025.0	198			
Population Change 1994 – 2004				16.5%	9.1%	49			
Land Area (sq miles) 2000				53.6	18.0	19			
% Land State Owned/Non-Profit 2005				46.6%	8.4%	11			
Assessed Acres of Farmland 2003				9,496	2,554	18			
Building Permits 2005				8	67	137			
Residential Housing Transactions 2005				22	196	164			
Median Sale Price of Homes 2005				\$274,000	\$220,000	66			
Equalized Value of Property 2005 (Million \$)				\$164.6	\$1,365.9	166			
Effective Tax Rate 2005				1.67	2.17	147			
Average Residential Property Tax Bill 2005				\$2,939	\$4,143	158			
Per Capita Income 2000 (in 2000 Dollars)				\$19,469	\$23,813	144			
Unemployment Rate 2005				4.6%	4.7%	86			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
27	11%		30%	4%	4%		41%	11%	
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			12%	81%	2%	3%	1%	1%	

Folsom Borough, Atlantic County

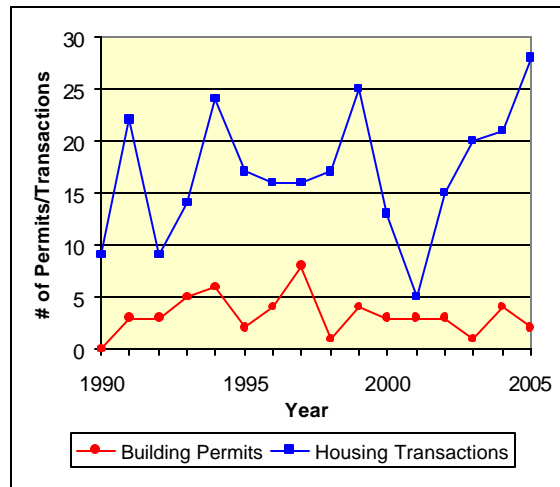
% of Population in Pinelands: 100% (1,972 residents / 1,972 total)

% of Housing Units in Pinelands: 100% (702 units / 702 total)

% of Area in Pinelands: 100% (5,394 acres / 5,394 total)



**Building Permits & Housing Transactions
1990 - 2005**

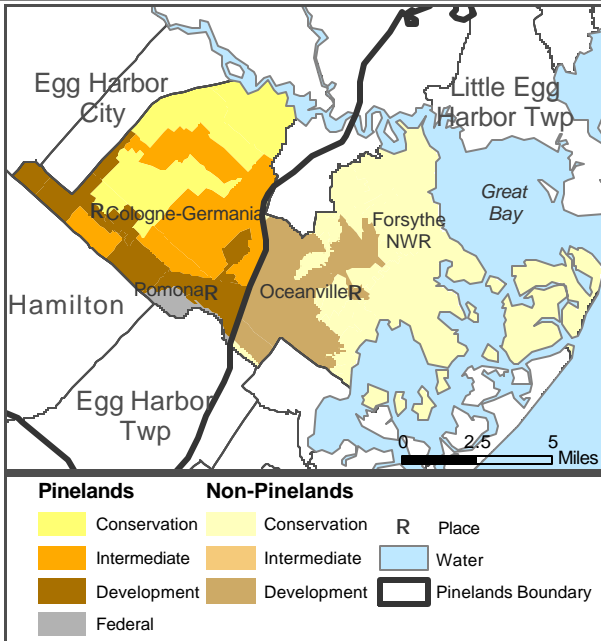


Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	68%	6%		15%			11%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				1,979	11,767	163			
Population Density 2004 (per sq mile)				239.3	2,025.0	163			
Population Change 1994 – 2004				-5.7%	9.1%	166			
Land Area (sq miles) 2000				8.3	18.0	93			
% Land State Owned/Non-Profit 2005				8.3%	8.4%	51			
Assessed Acres of Farmland 2003				779	2,554	78			
Building Permits 2005				2	67	174			
Residential Housing Transactions 2005				28	196	149			
Median Sale Price of Homes 2005				\$189,900	\$220,000	132			
Equalized Value of Property 2005 (Million \$)				\$146.3	\$1,365.9	173			
Effective Tax Rate 2005				1.66	2.17	149			
Average Residential Property Tax Bill 2005				\$2,527	\$4,143	184			
Per Capita Income 2000 (in 2000 Dollars)				\$20,617	\$23,813	128			
Unemployment Rate 2005				3.1%	4.7%	157			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
37			22%	16%	22%	8%	27%	5%	
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			4%	74%	1%	9%	11%		

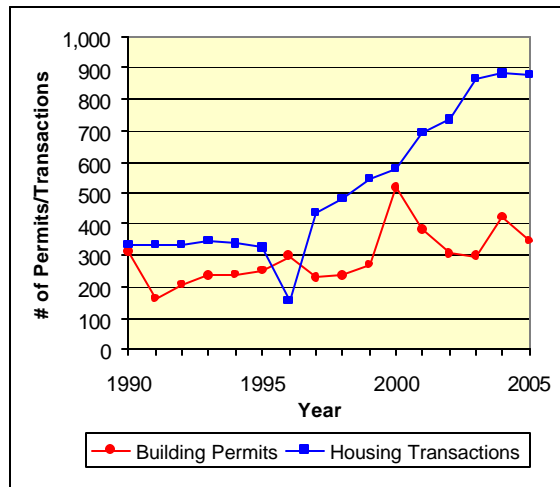
Galloway Township, Atlantic County

% of Population in Pinelands: 34% (10,658 residents / 31,209 total)
 % of Housing Units in Pinelands: 28% (3,194 units / 11,406 total)
 % of Area in Pinelands: 38% (26,807 acres / 71,433 total)

* According to 2000 census data on group quarters, 2,080 residents are college students living in dormitories. The college is located inside the Pinelands boundary.



Building Permits & Housing Transactions 1990 - 2005



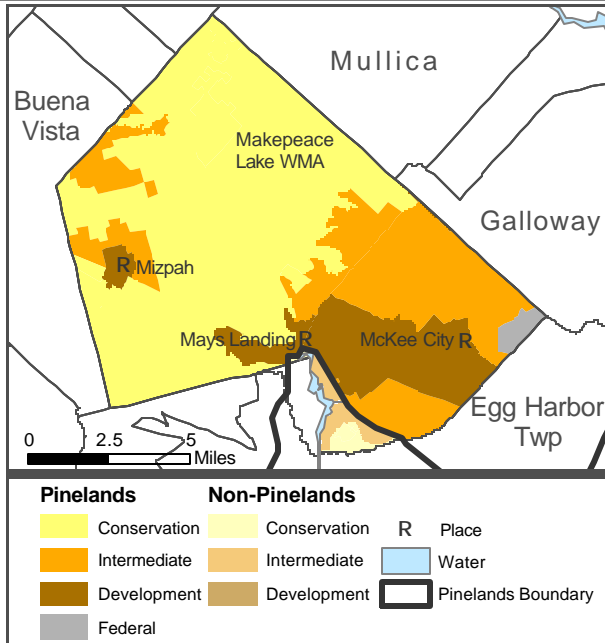
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
11%	11%	14%		36%	12%	9%	3%	3%	
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				35,058	11,767	18			
Population Density 2004 (per sq mile)				388.0	2,025.0	150			
Population Change 1994 – 2004				33.5%	9.1%	18			
Land Area (sq miles) 2000				90.5	18.0	6			
% Land State Owned/Non-Profit 2005				6.6%	8.4%	53			
Assessed Acres of Farmland 2003				3,366	2,554	56			
Building Permits 2005				348	67	10			
Residential Housing Transactions 2005				877	196	9			
Median Sale Price of Homes 2005				\$204,900	\$220,000	109			
Equalized Value of Property 2005 (Million \$)				\$2,891.8	\$1,365.9	28			
Effective Tax Rate 2005				1.98	2.17	129			
Average Residential Property Tax Bill 2005				\$3,697	\$4,143	113			
Per Capita Income 2000 (in 2000 Dollars)				\$21,048	\$23,813	124			
Unemployment Rate 2005				4.5%	4.7%	95			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
378	1%	<1%	12%	2%	15%	3%	63%	4%	1%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			4%	82%	1%	11%	1%	2%	

* The non-institutionalized group quarters population (students) increased by 193 between 1990 and 2000. The non-group quarters population increased by 7,726.

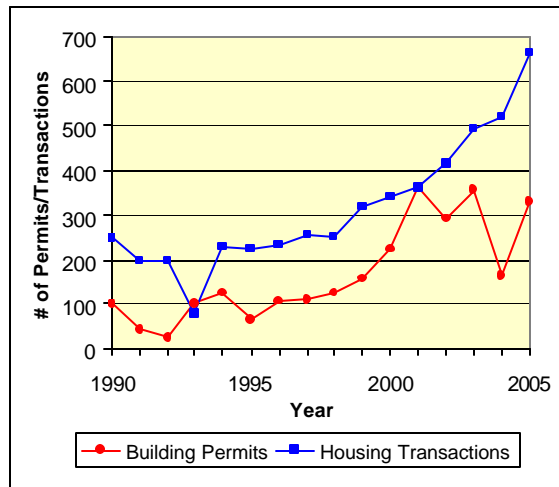
Hamilton Township, Atlantic County

% of Population in Pinelands: 93% (19,136 residents / 20,499 total)
 % of Housing Units in Pinelands: 93% (7,054 units / 7,567 total)
 % of Area in Pinelands: 97% (70,065 acres / 72,225 total)

* According to 2000 census data on group quarters, 1,028 residents are institutionalized.



Building Permits & Housing Transactions 1990 - 2005



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	55%	4%		26%	13%		1%	1%	
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				23,699	11,767	27			
Population Density 2004 (per sq mile)				213.0	2,025.0	165			
Population Change 1994 – 2004				35.6%	9.1%	16			
Land Area (sq miles) 2000				111.3	18.0	1			
% Land State Owned/Non-Profit 2005				24.6%	8.4%	28			
Assessed Acres of Farmland 2003				7,556	2,554	25			
Building Permits 2005				331	67	11			
Residential Housing Transactions 2005				664	196	16			
Median Sale Price of Homes 2005				\$183,000	\$220,000	138			
Equalized Value of Property 2005 (Million \$)				\$2,050.2	\$1,365.9	40			
Effective Tax Rate 2005				1.96	2.17	131			
Average Residential Property Tax Bill 2005				\$3,135	\$4,143	145			
Per Capita Income 2000 (in 2000 Dollars)				\$21,309	\$23,813	117			
Unemployment Rate 2005				4.3%	4.7%	104			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
487	<1%	<1%	12%	2%	36%	2%	44%	3%	<1%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			5%	62%	1%	28%	1%	3%	

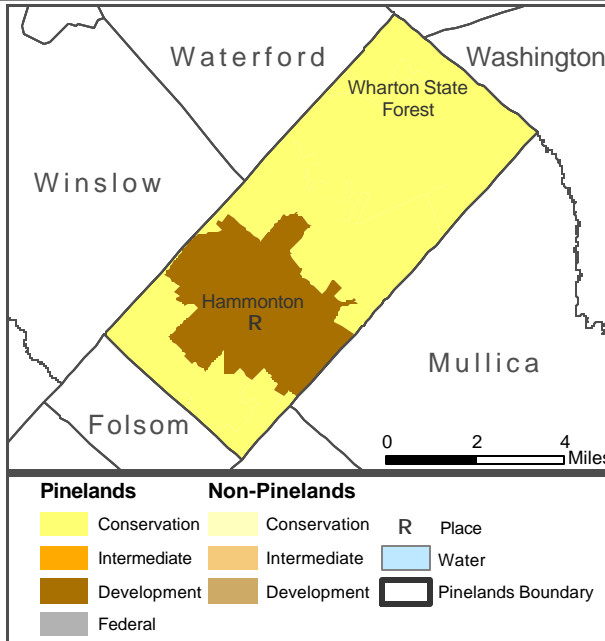
* The institutional population increased by 406 between 1990 and 2000. The non-group quarters population increased by 4,118 residents.

Hammonton Town, Atlantic County

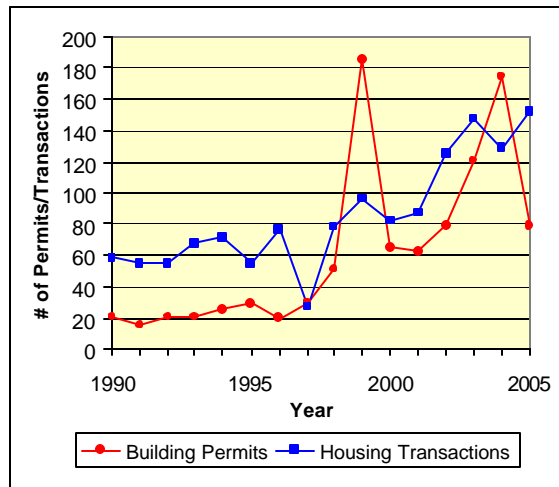
% of Population in Pinelands: 100% (12,604 residents / 12,604 total)

% of Housing Units in Pinelands: 100% (4,843 units / 4,843 total)

% of Area in Pinelands: 100% (26,452 acres / 26,452 total)



**Building Permits & Housing Transactions
1990 - 2005**



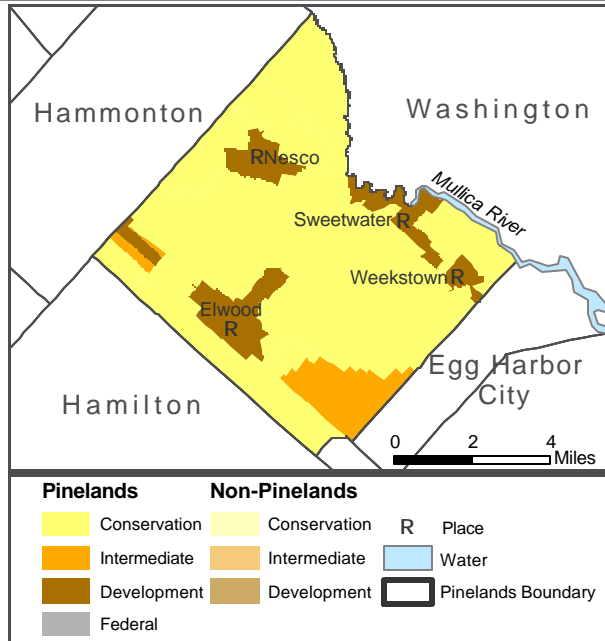
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
33%	5%	33%	2%			26%			
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				13,280	11,767	49			
Population Density 2004 (per sq mile)				321.9	2,025.0	154			
Population Change 1994 – 2004				5.4%	9.1%	97			
Land Area (sq miles) 2000				41.3	18.0	33			
% Land State Owned/Non-Profit 2005				31.8%	8.4%	23			
Assessed Acres of Farmland 2003				7,067	2,554	31			
Building Permits 2005				79	67	48			
Residential Housing Transactions 2005				152	196	72			
Median Sale Price of Homes 2005				\$200,000	\$220,000	113			
Equalized Value of Property 2005 (Million \$)				\$1,101.2	\$1,365.9	65			
Effective Tax Rate 2005				2.21	2.17	107			
Average Residential Property Tax Bill 2005				\$3,726	\$4,143	110			
Per Capita Income 2000 (in 2000 Dollars)				\$19,889	\$23,813	137			
Unemployment Rate 2005				6.5%	4.7%	30			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
519	10%		15%	3%	22%	4%	45%	2%	1%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			3%	72%	3%	18%	3%	1%	

Mullica Township, Atlantic County

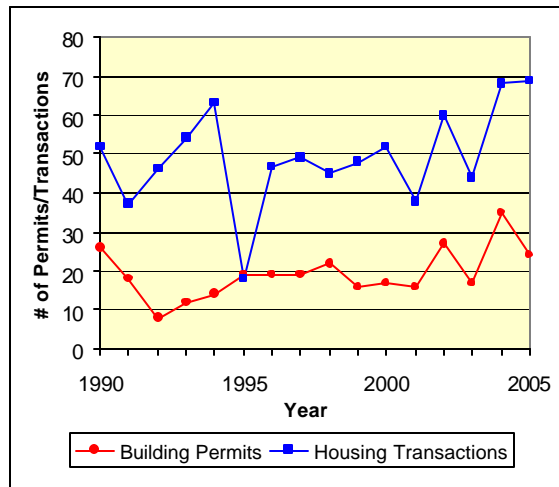
% of Population in Pinelands: 100% (5,912 residents / 5,912 total)

% of Housing Units in Pinelands: 100% (2,176 units / 2,176 total)

% of Area in Pinelands: 100% (36,494 acres / 36,494 total)



**Building Permits & Housing Transactions
1990 - 2005**



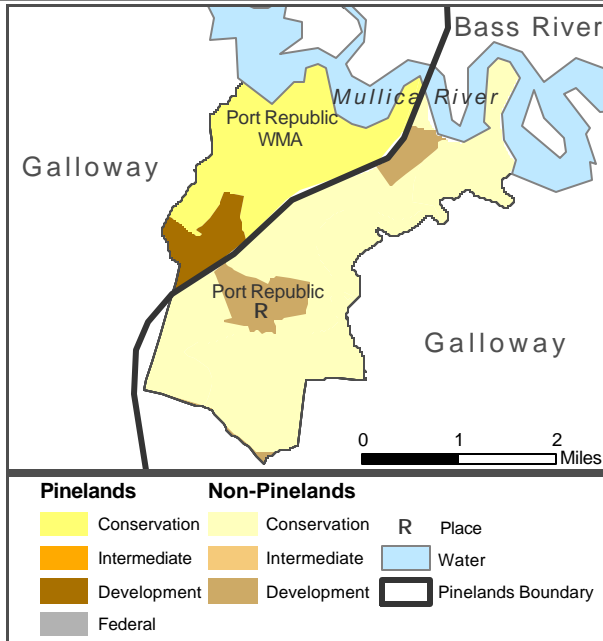
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
13%	59%	9%		7%		1%	11%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				6,070	11,767	106			
Population Density 2004 (per sq mile)				107.3	2,025.0	183			
Population Change 1994 – 2004				6.0%	9.1%	94			
Land Area (sq miles) 2000				56.6	18.0	17			
% Land State Owned/Non-Profit 2005				29.4%	8.4%	26			
Assessed Acres of Farmland 2003				3,884	2,554	49			
Building Permits 2005				24	67	87			
Residential Housing Transactions 2005				69	196	120			
Median Sale Price of Homes 2005				\$236,000	\$220,000	88			
Equalized Value of Property 2005 (Million \$)				\$453.1	\$1,365.9	115			
Effective Tax Rate 2005				2.00	2.17	127			
Average Residential Property Tax Bill 2005				\$3,351	\$4,143	135			
Per Capita Income 2000 (in 2000 Dollars)				\$19,764	\$23,813	141			
Unemployment Rate 2005				5.4%	4.7%	60			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
40	5%		30%	10%	15%	5%	23%	13%	
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			6%	85%	2%	6%	1%		

Port Republic City, Atlantic County

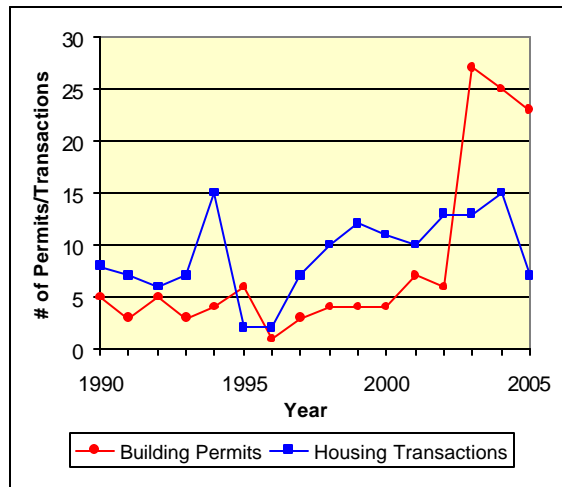
% of Population in Pinelands: 10% (102 residents / 1,037 total)

% of Housing Units in Pinelands: 9% (35 units / 389 total)

% of Area in Pinelands: 35% (1,910 acres / 5,500 total)



**Building Permits & Housing Transactions
1990 - 2005**



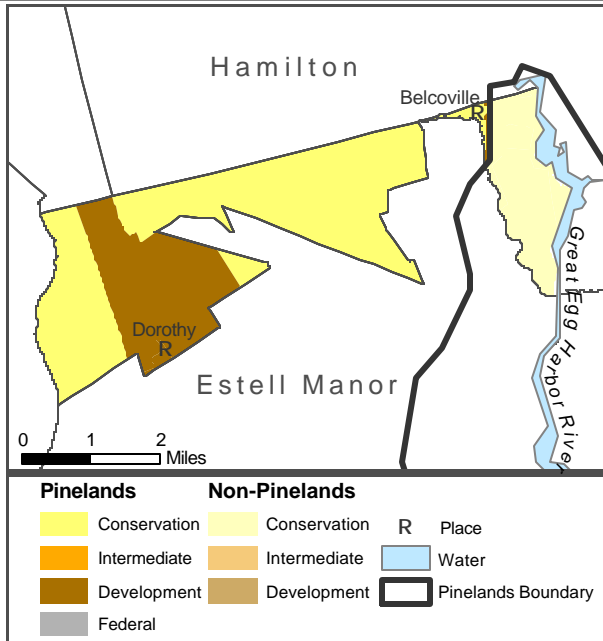
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
84%	1%						15%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				1,140	11,767	183			
Population Density 2004 (per sq mile)				147.5	2,025.0	178			
Population Change 1994 – 2004				9.6%	9.1%	73			
Land Area (sq miles) 2000				7.6	18.0	97			
% Land State Owned/Non-Profit 2005				15.2%	8.4%	36			
Assessed Acres of Farmland 2003				149	2,554	101			
Building Permits 2005				23	67	92			
Residential Housing Transactions 2005				7	196	189			
Median Sale Price of Homes 2005				\$270,000	\$220,000	67			
Equalized Value of Property 2005 (Million \$)				\$119.8	\$1,365.9	179			
Effective Tax Rate 2005				1.62	2.17	151			
Average Residential Property Tax Bill 2005				\$3,993	\$4,143	93			
Per Capita Income 2000 (in 2000 Dollars)				\$24,369	\$23,813	71			
Unemployment Rate 2005				2.9%	4.7%	165			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
14			21%		7%	7%	43%	21%	
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			4%	91%	2%	3%			

Weymouth Township, Atlantic County

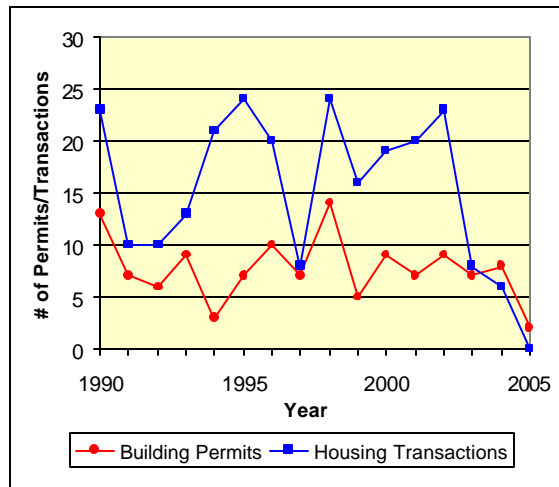
% of Population in Pinelands: 73% (1,668 residents / 2,268 total)

% of Housing Units in Pinelands: 72% (663 units / 914 total)

% of Area in Pinelands: 82% (6,425 acres / 7,847 total)



**Building Permits & Housing Transactions
1990 - 2005**



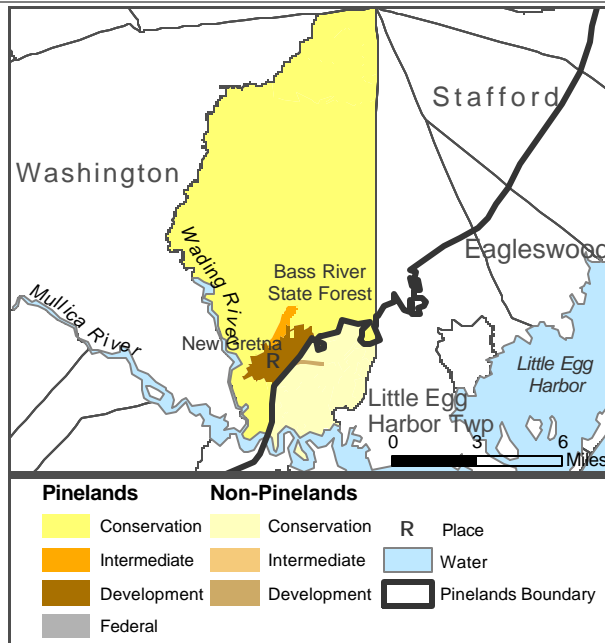
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	70%						30%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				2,325	11,767	155			
Population Density 2004 (per sq mile)				190.6	2,025.0	168			
Population Change 1994 – 2004				8.5%	9.1%	77			
Land Area (sq miles) 2000				12.2	18.0	82			
% Land State Owned/Non-Profit 2005				12.3%	8.4%	42			
Assessed Acres of Farmland 2003				44	2,554	112			
Building Permits 2005				2	67	174			
Residential Housing Transactions 2005				0	196	198			
Median Sale Price of Homes 2005				N/A	\$220,000	N/A			
Equalized Value of Property 2005 (Million \$)				\$115.0	\$1,365.9	182			
Effective Tax Rate 2005				1.94	2.17	133			
Average Residential Property Tax Bill 2005				\$2,809	\$4,143	170			
Per Capita Income 2000 (in 2000 Dollars)				\$18,987	\$23,813	152			
Unemployment Rate 2005				3.0%	4.7%	160			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
34			32%	6%	9%	3%	41%	9%	
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			6%	82%		9%		2%	

Bass River Township, Burlington County

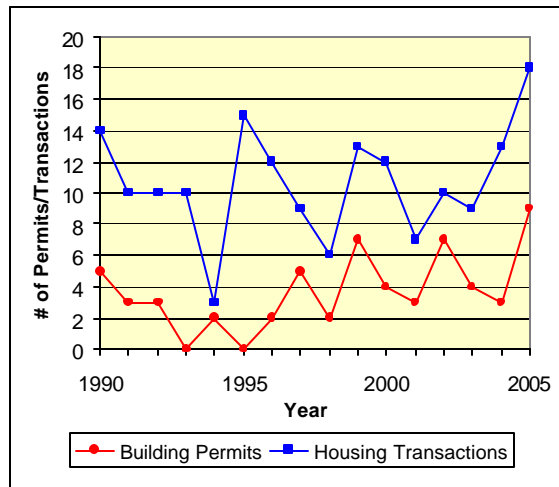
% of Population in Pinelands: 82% (1,234 residents / 1,510 total)

% of Housing Units in Pinelands: 84% (506 units / 602 total)

% of Area in Pinelands: 87% (43,615 acres / 50,197 total)



**Building Permits & Housing Transactions
1990 - 2005**



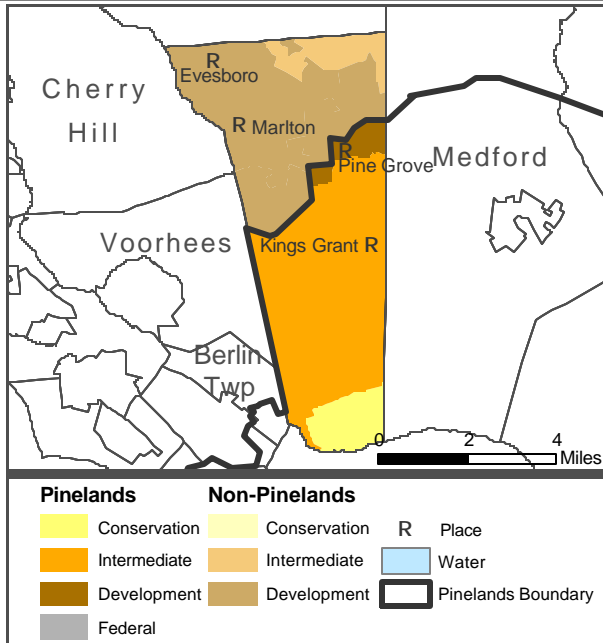
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
87%			8%	1%			4%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				1,564	11,767	173			
Population Density 2004 (per sq mile)				20.6	2,025.0	200			
Population Change 1994 – 2004				-1.4%	9.1%	138			
Land Area (sq miles) 2000				75.9	18.0	9			
% Land State Owned/Non-Profit 2005				38.7%	8.4%	16			
Assessed Acres of Farmland 2003				6,881	2,554	33			
Building Permits 2005				9	67	131			
Residential Housing Transactions 2005				18	196	168			
Median Sale Price of Homes 2005				\$231,450	\$220,000	93			
Equalized Value of Property 2005 (Million \$)				\$129.5	\$1,365.9	177			
Effective Tax Rate 2005				1.82	2.17	139			
Average Residential Property Tax Bill 2005				\$3,109	\$4,143	148			
Per Capita Income 2000 (in 2000 Dollars)				\$20,382	\$23,813	131			
Unemployment Rate 2005				3.7%	4.7%	128			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
32	3%		9%	13%	22%		34%	13%	6%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			8%	76%	3%	14%			

Evesham Township, Burlington County

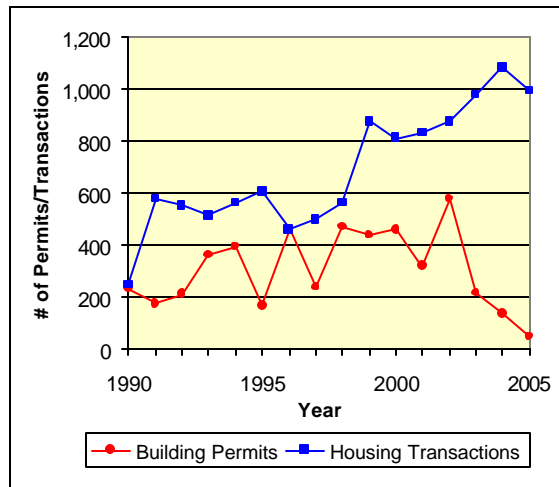
% of Population in Pinelands: 27% (11,553 residents / 42,275 total)

% of Housing Units in Pinelands: 28% (4,596 units / 16,324 total)

% of Area in Pinelands: 55% (10,377 acres / 18,871 total)



**Building Permits & Housing Transactions
1990 - 2005**



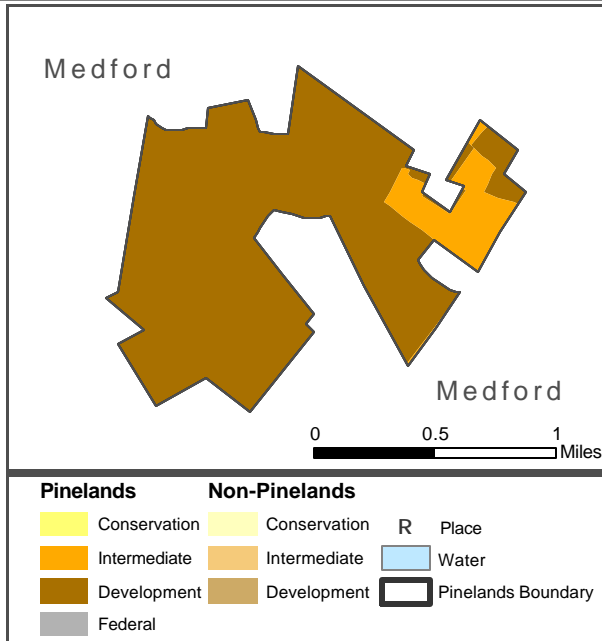
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	12%			81%	7%				
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				46,858	11,767	10			
Population Density 2004 (per sq mile)				1,586.8	2,025.0	96			
Population Change 1994 – 2004				26.5%	9.1%	27			
Land Area (sq miles) 2000				29.5	18.0	48			
% Land State Owned/Non-Profit 2005				3.0%	8.4%	66			
Assessed Acres of Farmland 2003				3,218	2,554	57			
Building Permits 2005				46	67	66			
Residential Housing Transactions 2005				994	196	7			
Median Sale Price of Homes 2005				\$259,900	\$220,000	76			
Equalized Value of Property 2005 (Million \$)				\$4,675.4	\$1,365.9	12			
Effective Tax Rate 2005				2.30	2.17	90			
Average Residential Property Tax Bill 2005				\$5,651	\$4,143	22			
Per Capita Income 2000 (in 2000 Dollars)				\$29,494	\$23,813	27			
Unemployment Rate 2005				2.7%	4.7%	178			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
1,213	<1%		6%	1%	22%	1%	64%	2%	4%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			1%	79%		15%	1%	4%	

Medford Lakes Borough, Burlington County

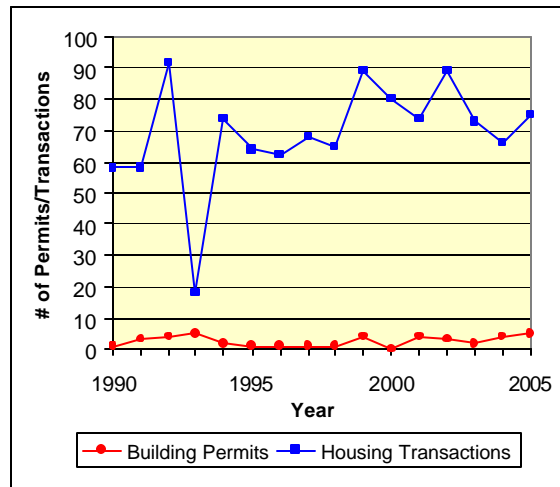
% of Population in Pinelands: 100% (4,173 residents / 4,173 total)

% of Housing Units in Pinelands: 100% (1,555 units / 1,555 total)

% of Area in Pinelands: 100% (812 acres / 812 total)



**Building Permits & Housing Transactions
1990 - 2005**



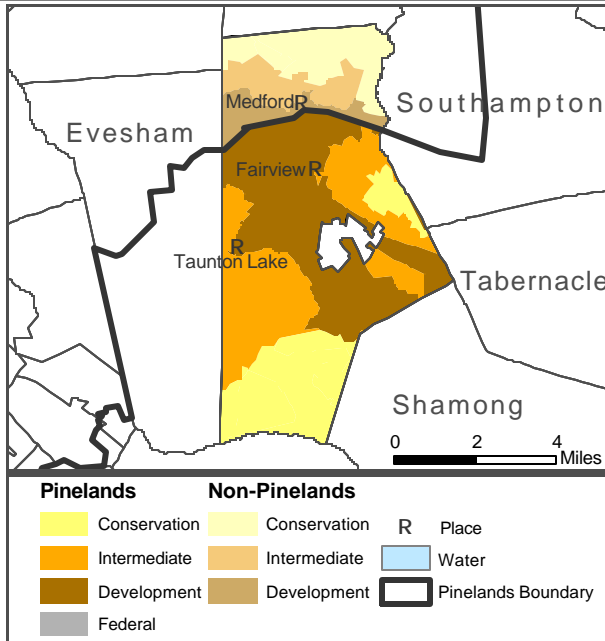
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
				10%	90%				
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				4,202	11,767	122			
Population Density 2004 (per sq mile)				3,472.7	2,025.0	46			
Population Change 1994 – 2004				-3.4%	9.1%	154			
Land Area (sq miles) 2000				1.2	18.0	159			
% Land State Owned/Non-Profit 2005				0.0%	8.4%	100			
Assessed Acres of Farmland 2003				0	2,554	126			
Building Permits 2005				5	67	159			
Residential Housing Transactions 2005				75	196	111			
Median Sale Price of Homes 2005				\$280,000	\$220,000	63			
Equalized Value of Property 2005 (Million \$)				\$413.2	\$1,365.9	125			
Effective Tax Rate 2005				2.63	2.17	61			
Average Residential Property Tax Bill 2005				\$6,915	\$4,143	11			
Per Capita Income 2000 (in 2000 Dollars)				\$31,382	\$23,813	20			
Unemployment Rate 2005				1.7%	4.7%	196			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
49			8%	2%	22%	2%	59%	4%	
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
				98%		2%			

Medford Township, Burlington County

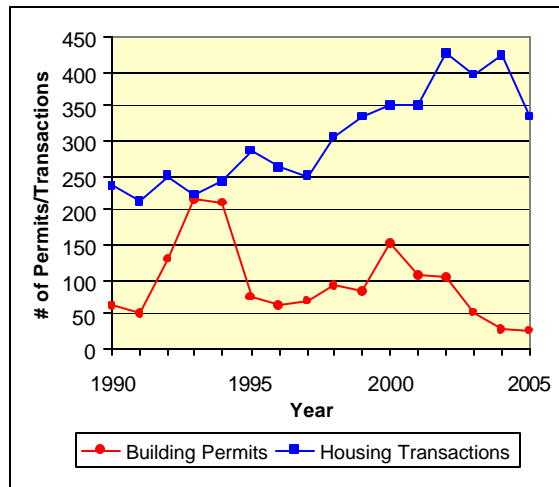
% of Population in Pinelands: 82% (18,239 residents / 22,253 total)

% of Housing Units in Pinelands: 78% (6,324 units / 8,147 total)

% of Area in Pinelands: 77% (19,864 acres / 25,624 total)



**Building Permits & Housing Transactions
1990 - 2005**



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
11%	5%	4%	5%	32%	43%				
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				23,568	11,767	28			
Population Density 2004 (per sq mile)				599.5	2,025.0	130			
Population Change 1994 – 2004				10.7	9.1%	68			
Land Area (sq miles) 2000				39.3	18.0	37			
% Land State Owned/Non-Profit 2005				12.4%	8.4%	41			
Assessed Acres of Farmland 2003				7,219	2,554	28			
Building Permits 2005				27	67	83			
Residential Housing Transactions 2005				335	196	30			
Median Sale Price of Homes 2005				\$369,900	\$220,000	31			
Equalized Value of Property 2005 (Million \$)				\$2,853.9	\$1,365.9	29			
Effective Tax Rate 2005				2.41	2.17	79			
Average Residential Property Tax Bill 2005				\$7,662	\$4,143	6			
Per Capita Income 2000 (in 2000 Dollars)				\$38,641	\$23,813	9			
Unemployment Rate 2005				2.2%	4.7%	189			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
707	1%		10%	3%	22%	2%	57%	2%	3%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			1%	87%	1%	8%	1%	2%	

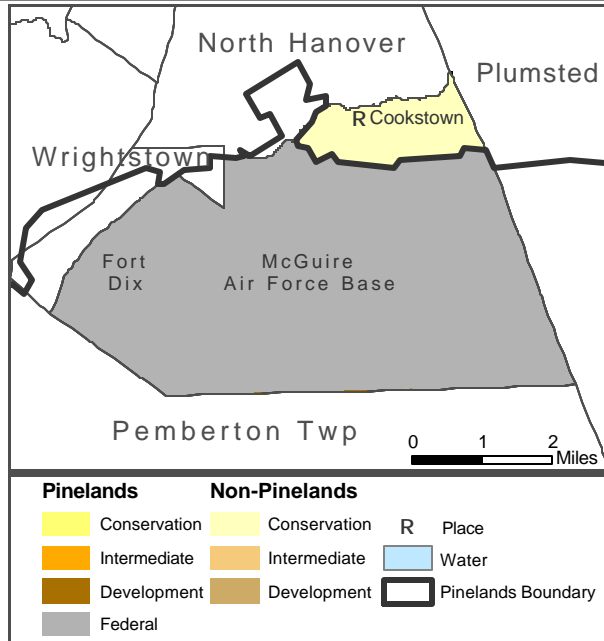
New Hanover Township, Burlington County

* According to 2000 census data on group quarters 4,846 residents are inmates in correctional facilities, while 1,278 residents are in non-institutional quarters (probably in military base housing).

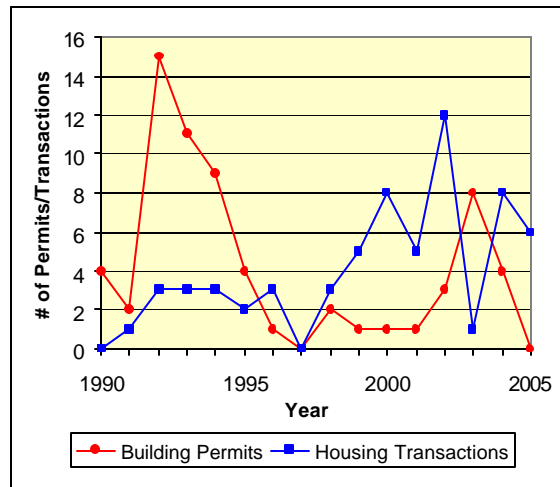
% of Population in Pinelands: 93% (9,109 residents / 9,744 total)

% of Housing Units in Pinelands: 84% (1,159 units / 1,381 total)

% of Area in Pinelands: 91% (13,042 acres / 14,369 total)



Building Permits & Housing Transactions 1990 - 2005



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
								100%	
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				9,815	11,767	69			
Population Density 2004 (per sq mile)				440.5	2,025.0	145			
Population Change 1994 – 2004				-17.8%	9.1%	195			
Land Area (sq miles) 2000				22.3	18.0	57			
% Land State Owned/Non-Profit 2005				0.0%	8.4%	100			
Assessed Acres of Farmland 2003				887	2,554	76			
Building Permits 2005				0	67	194			
Residential Housing Transactions 2005				6	196	193			
Median Sale Price of Homes 2005				\$238,000	\$220,000	87			
Equalized Value of Property 2005 (Million \$)				\$67.5	\$1,365.9	192			
Effective Tax Rate 2005				1.74	2.17	144			
Average Residential Property Tax Bill 2005				\$2,815	\$4,143	169			
Per Capita Income 2000 (in 2000 Dollars)				\$12,140	\$23,813	200			
Unemployment Rate 2005				3.2	4.7%	154			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
114			9%	2%	10%	4%	41%	32%	2%
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		5%	66%	7%	23%				

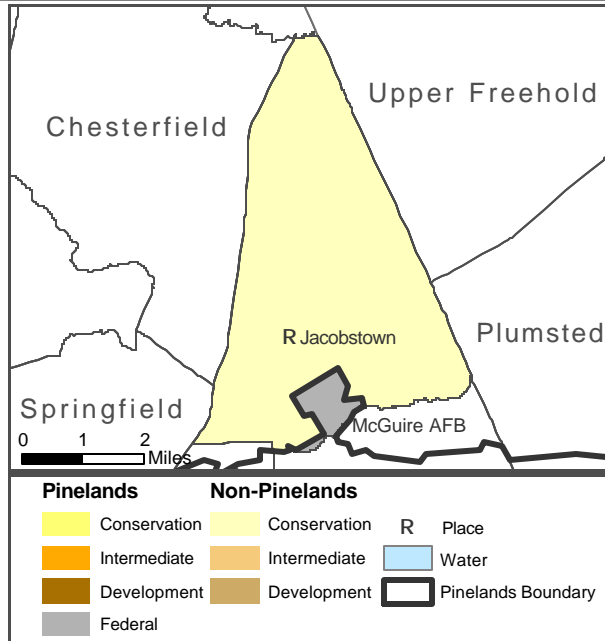
* The institutional population increased by 4,225, while the non-institutional population in group quarters (probably military base housing) decreased by 5,035. The number of non-group quarters residents increased by 1,008.

North Hanover Township, Burlington County

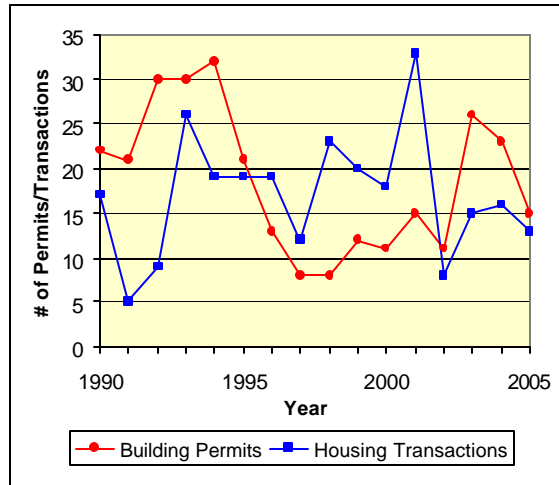
% of Population in Pinelands: 42% (3,090 residents / 7,347 total)

% of Housing Units in Pinelands: 35% (949 units / 2,670 total)

% of Area in Pinelands: 4% (472 acres / 10,948 total)



**Building Permits & Housing Transactions
1990 - 2005**



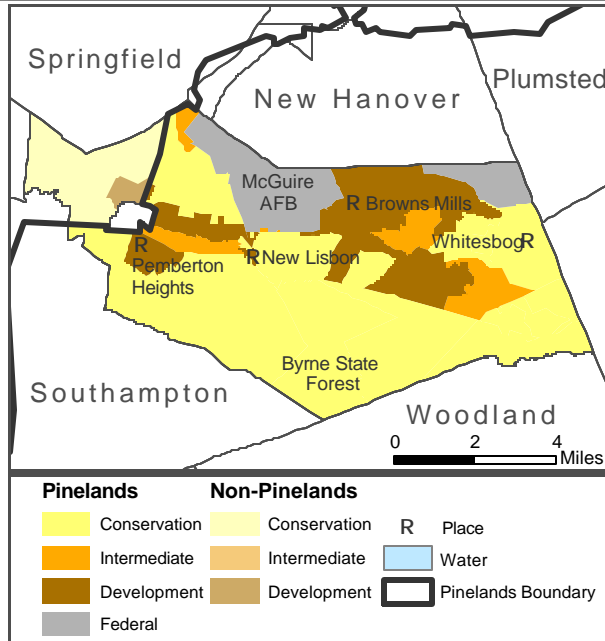
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
								100%	
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				7,582	11,767	86			
Population Density 2004 (per sq mile)				442.4	2,025.0	144			
Population Change 1994 – 2004				-25.3%	9.1%	199			
Land Area (sq miles) 2000				17.3	18.0	71			
% Land State Owned/Non-Profit 2005				0.0%	8.4%	100			
Assessed Acres of Farmland 2003				6,915	2,554	32			
Building Permits 2005				15	67	111			
Residential Housing Transactions 2005				13	196	179			
Median Sale Price of Homes 2005				\$365,000	\$220,000	33			
Equalized Value of Property 2005 (Million \$)				\$360.3	\$1,365.9	130			
Effective Tax Rate 2005				1.60	2.17	153			
Average Residential Property Tax Bill 2005				\$3,734	\$4,143	108			
Per Capita Income 2000 (in 2000 Dollars)				\$17,580	\$23,813	176			
Unemployment Rate 2005				4.7%	4.7%	79			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
50	6%		12%	8%	18%	6%	40%	6%	4%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			2%	74%	8%	12%		3%	

Pemberton Township, Burlington County

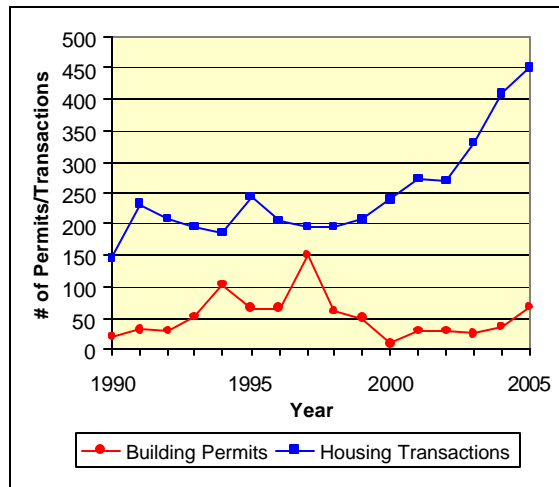
% of Population in Pinelands: 98% (28,127 residents / 28,691 total)

% of Housing Units in Pinelands: 98% (10,538 units / 10,778 total)

% of Area in Pinelands: 90% (36,595 acres / 40,220 total)



**Building Permits & Housing Transactions
1990 - 2005**



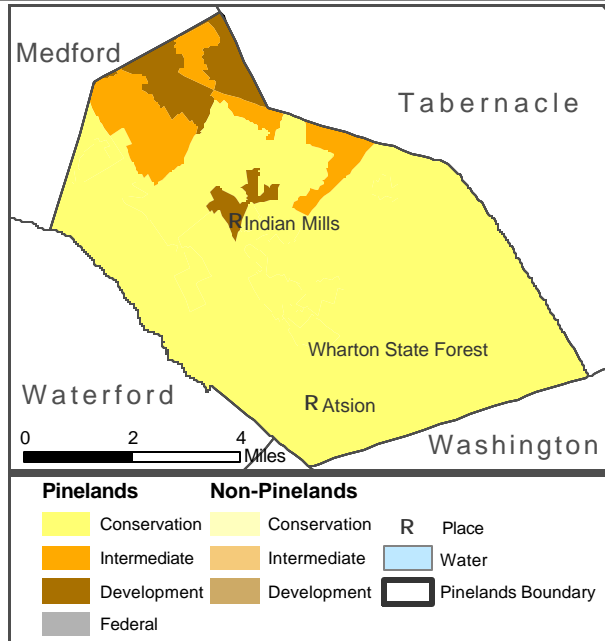
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
20%	15%	25%	3%	7%	18%			12%	
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				28,967	11,767	21			
Population Density 2004 (per sq mile)				469.2	2,025.0	142			
Population Change 1994 – 2004				-6.8%	9.1%	175			
Land Area (sq miles) 2000				61.7	18.0	14			
% Land State Owned/Non-Profit 2005				19.8%	8.4%	32			
Assessed Acres of Farmland 2003				10,477	2,554	12			
Building Permits 2005				68	67	51			
Residential Housing Transactions 2005				451	196	25			
Median Sale Price of Homes 2005				\$184,900	\$220,000	136			
Equalized Value of Property 2005 (Million \$)				\$1,284.8	\$1,365.9	59			
Effective Tax Rate 2005				2.15	2.17	112			
Average Residential Property Tax Bill 2005				\$2,918	\$4,143	163			
Per Capita Income 2000 (in 2000 Dollars)				\$19,238	\$23,813	148			
Unemployment Rate 2005				5.5	4.7%	53			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utis & Trans	Services	Public	UnClass
200	3%		11%	2%	20%	1%	49%	11%	5%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			2%	87%	2%	6%	1%	2%	

Shamong Township, Burlington County

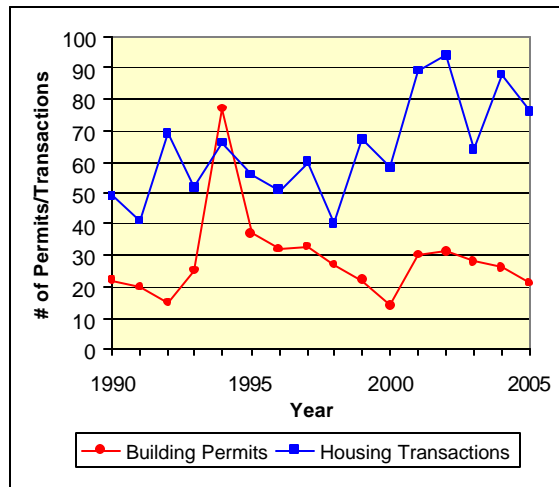
% of Population in Pinelands: 100% (6,462 residents / 6,462 total)

% of Housing Units in Pinelands: 100% (2,175 units / 2,175 total)

% of Area in Pinelands: 100% (28,796 acres / 28,796 total)



**Building Permits & Housing Transactions
1990 - 2005**



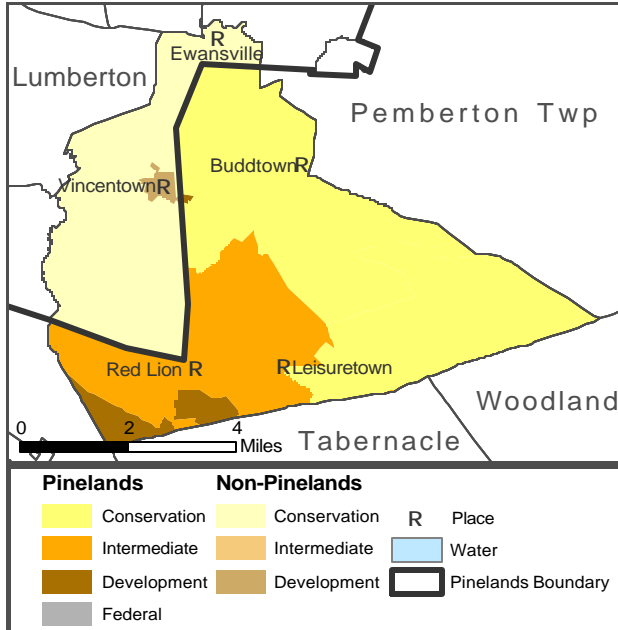
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
67%	1%	15%	2%	9%	5%		1%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				6,827	11,767	96			
Population Density 2004 (per sq mile)				152.4	2,025.0	176			
Population Change 1994 – 2004				15.3%	9.1%	52			
Land Area (sq miles) 2000				44.8	18.0	27			
% Land State Owned/Non-Profit 2005				58.2%	8.4%	5			
Assessed Acres of Farmland 2003				4,559	2,554	45			
Building Permits 2005				21	67	97			
Residential Housing Transactions 2005				76	196	108			
Median Sale Price of Homes 2005				\$373,250	\$220,000	30			
Equalized Value of Property 2005 (Million \$)				\$660.0	\$1,365.9	97			
Effective Tax Rate 2005				2.06	2.17	121			
Average Residential Property Tax Bill 2005				\$5,929	\$4,143	20			
Per Capita Income 2000 (in 2000 Dollars)				\$30,934	\$23,813	21			
Unemployment Rate 2005				2.8%	4.7%	174			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
85	5%		25%	9%	13%	4%	40%	5%	
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			1%	93%	4%	2%			

Southampton Township, Burlington County

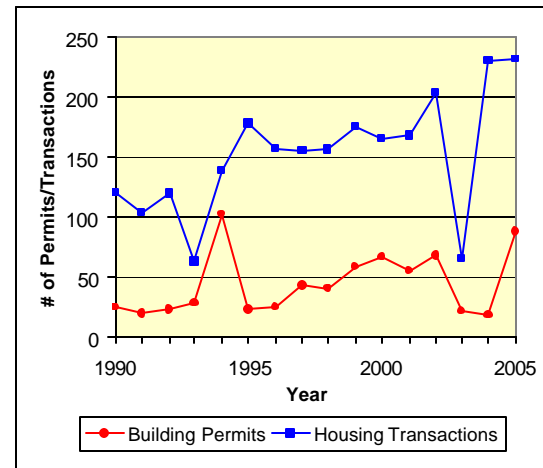
% of Population in Pinelands: 69% (7,193 residents / 10,388 total)

% of Housing Units in Pinelands: 73% (3,471 units / 4,751 total)

% of Area in Pinelands: 73% (20,735 acres / 28,401 total)



**Building Permits & Housing Transactions
1990 - 2005**



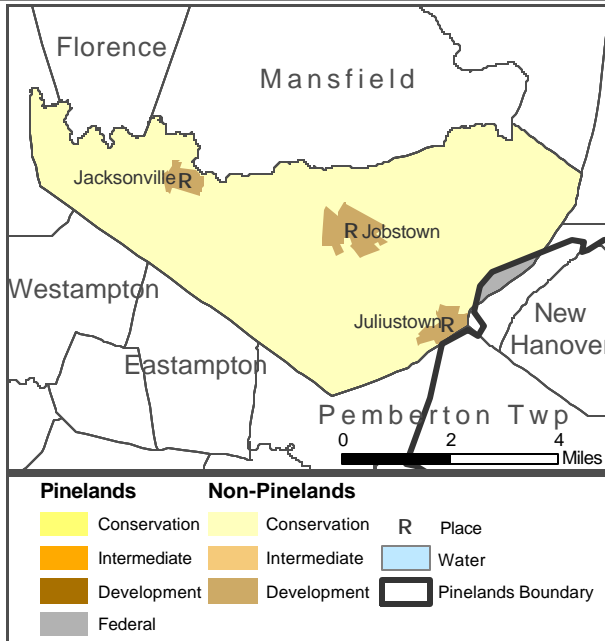
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	27%	40%		28%	5%				
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				10,952	11,767	61			
Population Density 2004 (per sq mile)				248.4	2,025.0	162			
Population Change 1994 – 2004				6.6%	9.1%	89			
Land Area (sq miles) 2000				44.0	18.0	28			
% Land State Owned/Non-Profit 2005				5.7%	8.4%	56			
Assessed Acres of Farmland 2003				14,425	2,554	5			
Building Permits 2005				88	67	45			
Residential Housing Transactions 2005				232	196	47			
Median Sale Price of Homes 2005				\$187,500	\$220,000	133			
Equalized Value of Property 2005 (Million \$)				\$1,088.6	\$1,365.9	68			
Effective Tax Rate 2005				1.99	2.17	128			
Average Residential Property Tax Bill 2005				\$3,893	\$4,143	99			
Per Capita Income 2000 (in 2000 Dollars)				\$26,977	\$23,813	40			
Unemployment Rate 2005				5.0%	4.7%	69			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utis & Trans	Services	Public	UnClass
228	2%		22%	6%	20%	6%	41%	2%	2%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			3%	85%	5%	6%	1%		

Springfield Township, Burlington County

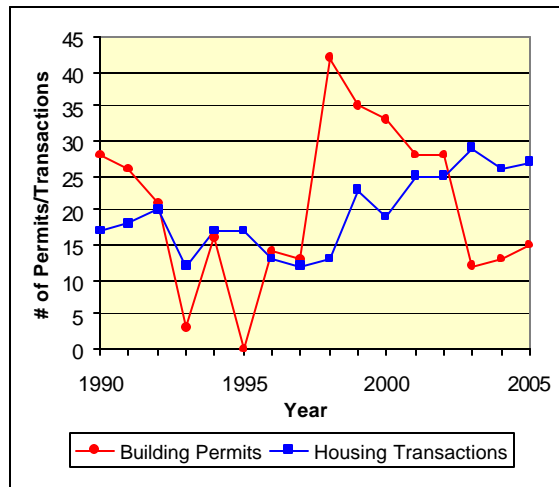
% of Population in Pinelands: 0% (0 residents / 3,227 total)

% of Housing Units in Pinelands: 0% (0 units / 1,138 total)

% of Area in Pinelands: 1% (280 acres / 18,842 total)



**Building Permits & Housing Transactions
1990 - 2005**



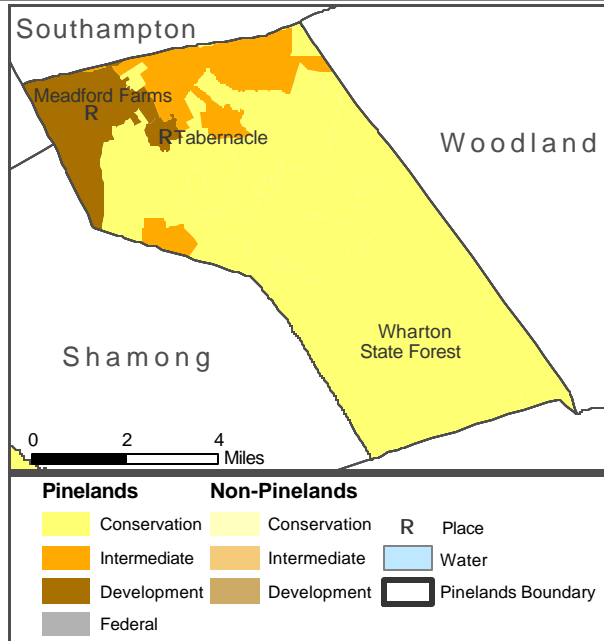
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
								100%	
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				3,543	11,767	135			
Population Density 2004 (per sq mile)				117.9	2,025.0	181			
Population Change 1994 – 2004				9.3%	9.1%	74			
Land Area (sq miles) 2000				30.0	18.0	46			
% Land State Owned/Non-Profit 2005				0.0%	8.4%	100			
Assessed Acres of Farmland 2003				13,555	2,554	8			
Building Permits 2005				15	67	111			
Residential Housing Transactions 2005				27	196	151			
Median Sale Price of Homes 2005				\$340,000	\$220,000	40			
Equalized Value of Property 2005 (Million \$)				\$419.9	\$1,365.9	124			
Effective Tax Rate 2005				2.04	2.17	123			
Average Residential Property Tax Bill 2005				\$4,838	\$4,143	52			
Per Capita Income 2000 (in 2000 Dollars)				\$29,322	\$23,813	28			
Unemployment Rate 2005				4.1%	4.7%	115			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
169	2%		10%	4%	17%	2%	48%	2%	14%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			2%	76%	12%	11%			

Tabernacle Township, Burlington County

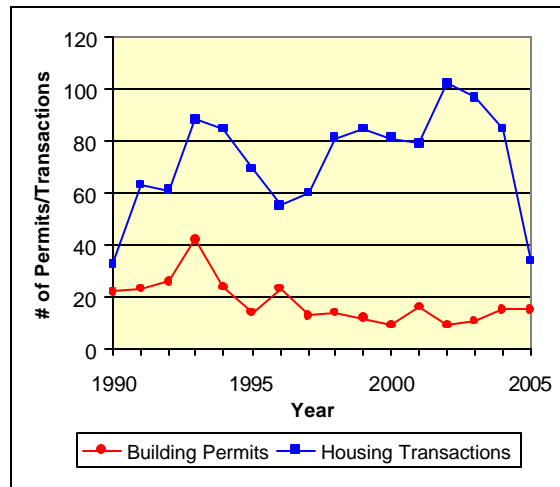
% of Population in Pinelands: 100% (7,170 residents / 7,170 total)

% of Housing Units in Pinelands: 100% (2,385 units / 2,385 total)

% of Area in Pinelands: 100% (31,818 acres / 31,818 total)



**Building Permits & Housing Transactions
1990 - 2005**

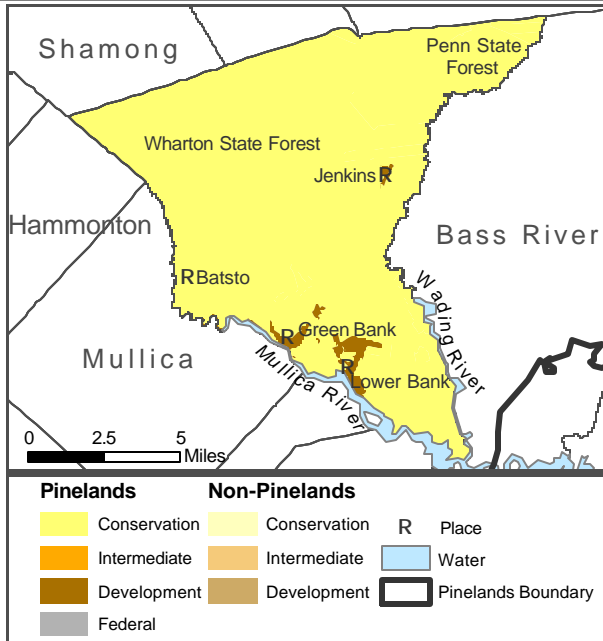


Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
51%	3%	11%	15%	11%	9%		1%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				7,349	11,767	93			
Population Density 2004 (per sq mile)				148.6	2,025.0	177			
Population Change 1994 – 2004				-2.3	9.1%	143			
Land Area (sq miles) 2000				49.5	18.0	21			
% Land State Owned/Non-Profit 2005				40.4%	8.4%	14			
Assessed Acres of Farmland 2003				9,992	2,554	17			
Building Permits 2005				15	67	111			
Residential Housing Transactions 2005				34	196	145			
Median Sale Price of Homes 2005				\$368,750	\$220,000	32			
Equalized Value of Property 2005 (Million \$)				\$673.4	\$1,365.9	93			
Effective Tax Rate 2005				2.10	2.17	116			
Average Residential Property Tax Bill 2005				\$5,368	\$4,143	28			
Per Capita Income 2000 (in 2000 Dollars)				\$27,874	\$23,813	34			
Unemployment Rate 2005				2.0%	4.7%	192			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
118	7%		26%	3%	15%	3%	40%	3%	3%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			2%	93%	3%	3%			

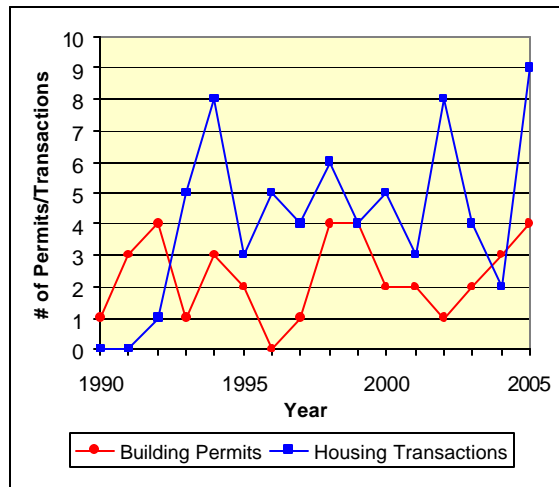
Washington Township, Burlington County

% of Population in Pinelands: 100% (621 residents / 621 total)
 % of Housing Units in Pinelands: 100% (171 units / 171 total)
 % of Area in Pinelands: 100% (66,007 acres / 66,007 total)

* According to 2000 census data on group quarters, 109 residents are inmates in correctional facilities and an additional 70 residents live in non-institutionalized group quarters.



Building Permits & Housing Transactions 1990 - 2005



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
86%			12%				2%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				640	11,767	193			
Population Density 2004 (per sq mile)				6.4	2,025.0	202			
Population Change 1994 – 2004				-22.3	9.1%	198			
Land Area (sq miles) 2000				100.1	18.0	2			
% Land State Owned/Non-Profit 2005				86.6%	8.4%	2			
Assessed Acres of Farmland 2003				8,432	2,554	20			
Building Permits 2005				4	67	164			
Residential Housing Transactions 2005				9	196	185			
Median Sale Price of Homes 2005				\$302,500	\$220,000	52			
Equalized Value of Property 2005 (Million \$)				\$90.7	\$1,365.9	186			
Effective Tax Rate 2005				1.43	2.17	167			
Average Residential Property Tax Bill 2005				\$2,795	\$4,143	172			
Per Capita Income 2000 (in 2000 Dollars)				\$13,977	\$23,813	195			
Unemployment Rate 2005				5.9%	4.7%	37			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utis & Trans	Services	Public	UnClass
42	7%		14%	12%	17%	5%	43%	2%	
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			5%	79%	5%	9%	2%		

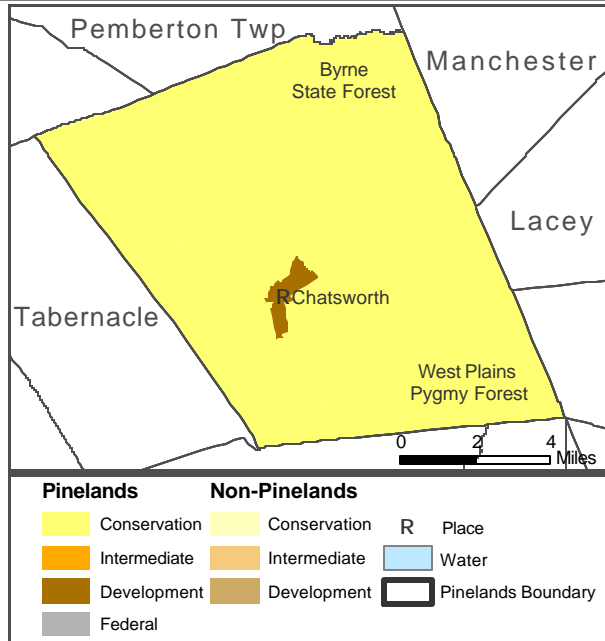
*The institutionalized population increased by 86 between 1990 and 2000, while the non-institutionalized population increased by 70. The non-group quarters population actually declined by 340 residents.

Woodland Township, Burlington County

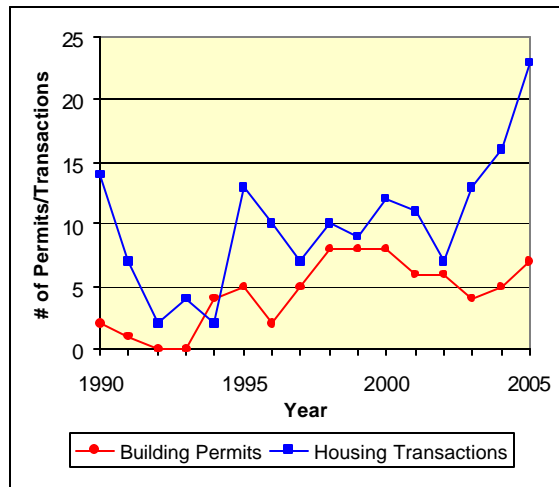
% of Population in Pinelands: 100% (1,170 residents / 1,170 total)

% of Housing Units in Pinelands: 100% (448 units / 448 total)

% of Area in Pinelands: 100% (60,917 acres / 60,917 total)



**Building Permits & Housing Transactions
1990 - 2005**



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
69%			30%				1%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				1,364	11,767	179			
Population Density 2004 (per sq mile)				14.2	2,025.0	201			
Population Change 1994 – 2004				-32.3%	9.1%	201			
Land Area (sq miles) 2000				95.9	18.0	4			
% Land State Owned/Non-Profit 2005				58.1%	8.4%	6			
Assessed Acres of Farmland 2003				23,113	2,554	1			
Building Permits 2005				7	67	141			
Residential Housing Transactions 2005				23	196	163			
Median Sale Price of Homes 2005				\$257,000	\$220,000	79			
Equalized Value of Property 2005 (Million \$)				\$151.3	\$1,365.9	169			
Effective Tax Rate 2005				1.80	2.17	141			
Average Residential Property Tax Bill 2005				\$3,233	\$4,143	142			
Per Capita Income 2000 (in 2000 Dollars)				\$26,126	\$23,813	48			
Unemployment Rate 2005				3.0%	4.7%	160			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utis & Trans	Services	Public	UnClass
47	9%		2%	6%	11%	2%	40%	6%	23%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			6%	69%	14%	5%	6%		

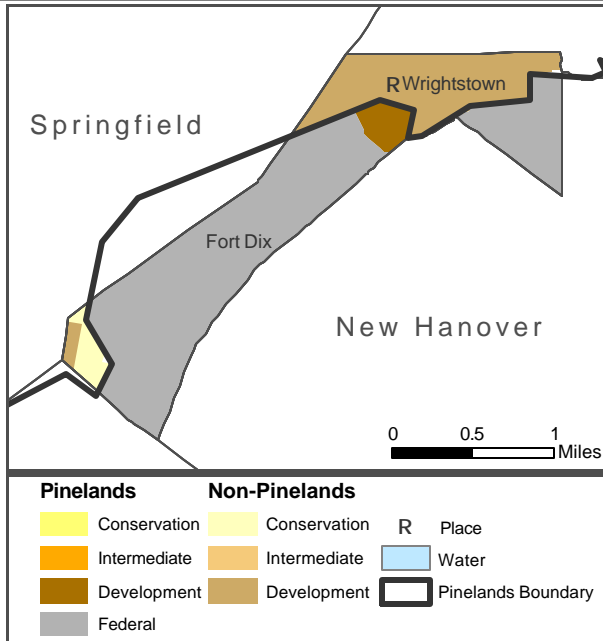
* Population decrease between 1990 and 2000 is primarily due to a change in the institutional group quarters population. The institutional population decreased from 826 in 1990 to 0 in 2000. The non-group quarters change was -67.

Wrightstown Borough, Burlington County

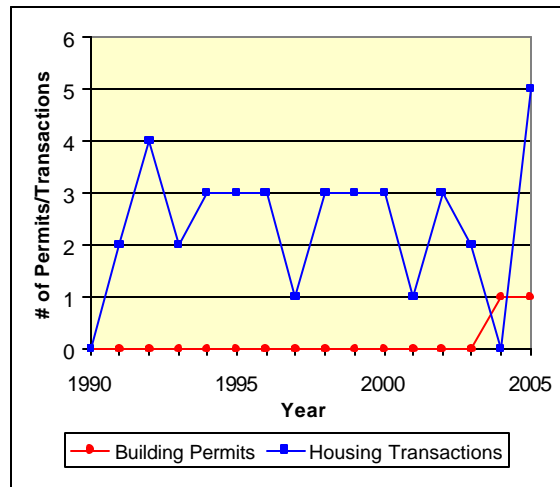
% of Population in Pinelands: 16% (123 residents / 748 total)

% of Housing Units in Pinelands: 19% (63 units / 339 total)

% of Area in Pinelands: 73% (920 acres / 1,256 total)



**Building Permits & Housing Transactions
1990 - 2005**



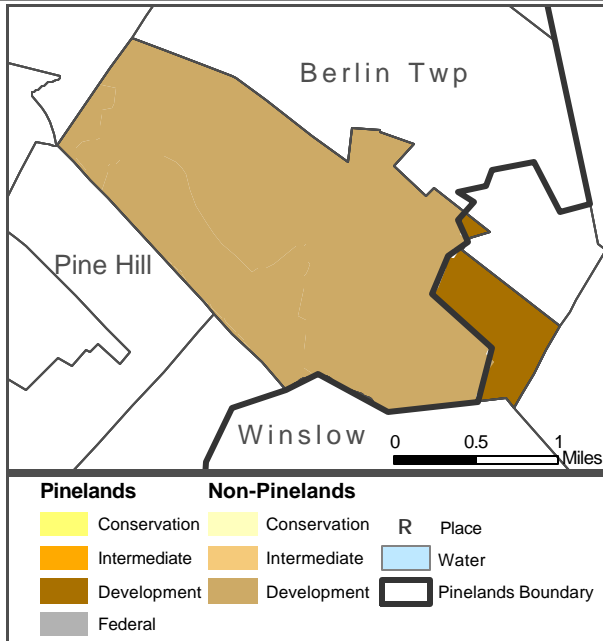
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
						5%		95%	
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				749	11,767	192			
Population Density 2004 (per sq mile)				428.0	2,025.0	146			
Population Change 1994 – 2004				-79.7%	9.1%	202			
Land Area (sq miles) 2000				1.8	18.0	143			
% Land State Owned/Non-Profit 2005				0.0%	8.4%	100			
Assessed Acres of Farmland 2003				24	2,554	118			
Building Permits 2005				1	67	179			
Residential Housing Transactions 2005				5	196	195			
Median Sale Price of Homes 2005				\$199,000	\$220,000	116			
Equalized Value of Property 2005 (Million \$)				\$26.1	\$1,365.9	199			
Effective Tax Rate 2005				2.16	2.17	110			
Average Residential Property Tax Bill 2005				\$1,638	\$4,143	196			
Per Capita Income 2000 (in 2000 Dollars)				\$14,489	\$23,813	194			
Unemployment Rate 2005				5.5%	4.7%	53			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
62	2%		16%	3%	21%	6%	44%	8%	
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			3%	41%		41%	1%	14%	

Berlin Borough, Camden County

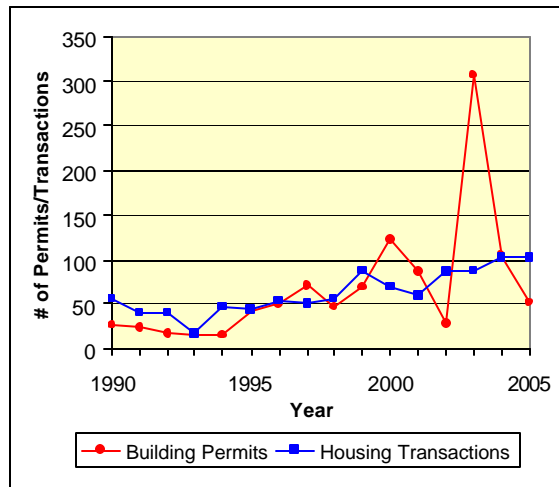
% of Population in Pinelands: 2% (141 residents / 6,149 total)

% of Housing Units in Pinelands: 3% (64 units / 2,275 total)

% of Area in Pinelands: 10% (225 acres / 2,321 total)



**Building Permits & Housing Transactions
1990 - 2005**



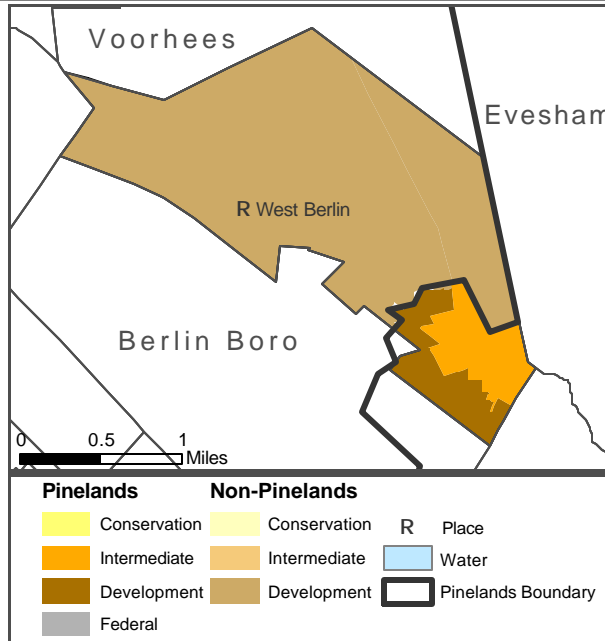
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
					100%				
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				7,595	11,767	85			
Population Density 2004 (per sq mile)				2,121.5	2,025.0	81			
Population Change 1994 – 2004				25.9%	9.1%	28			
Land Area (sq miles) 2000				3.6	18.0	117			
% Land State Owned/Non-Profit 2005				0.0%	8.4%	100			
Assessed Acres of Farmland 2003				130	2,554	103			
Building Permits 2005				52	67	63			
Residential Housing Transactions 2005				102	196	93			
Median Sale Price of Homes 2005				\$242,500	\$220,000	84			
Equalized Value of Property 2005 (Million \$)				\$606.9	\$1,365.9	101			
Effective Tax Rate 2005				2.51	2.17	74			
Average Residential Property Tax Bill 2005				\$5,028	\$4,143	47			
Per Capita Income 2000 (in 2000 Dollars)				\$24,675	\$23,813	67			
Unemployment Rate 2005				4.3%	4.7%	104			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
323			12%	6%	29%	2%	43%	1%	7%
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		4%	78%		15%	2%	1%		

Berlin Township, Camden County

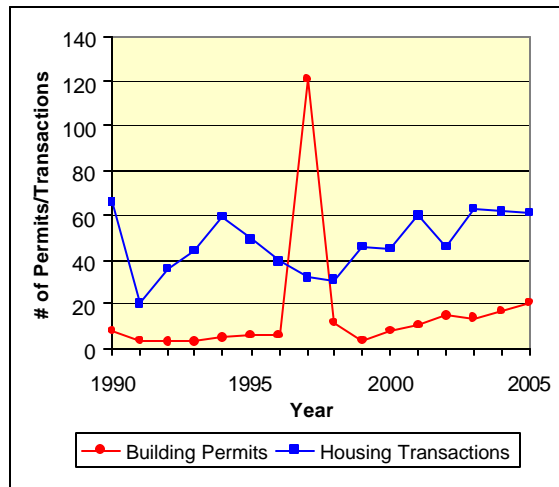
% of Population in Pinelands: 8% (403 residents / 5,290 total)

% of Housing Units in Pinelands: 7% (142 units / 2,009 total)

% of Area in Pinelands: 16% (337 acres / 2,105 total)



**Building Permits & Housing Transactions
1990 - 2005**

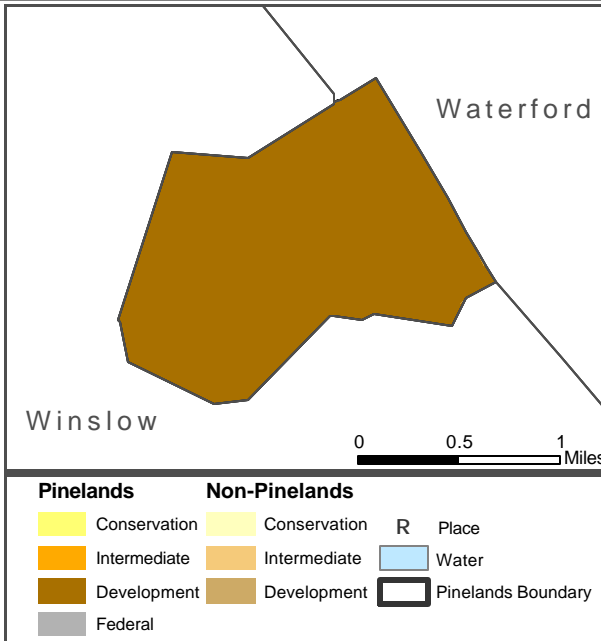


Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
				51%	49%				
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				5,372	11,767	110			
Population Density 2004 (per sq mile)				1,652.9	2,025.0	92			
Population Change 1994 – 2004				0.2%	9.1%	129			
Land Area (sq miles) 2000				3.3	18.0	120			
% Land State Owned/Non-Profit 2005				0.0%	8.4%	100			
Assessed Acres of Farmland 2003				303	2,554	91			
Building Permits 2005				21	67	97			
Residential Housing Transactions 2005				61	196	123			
Median Sale Price of Homes 2005				\$190,000	\$220,000	130			
Equalized Value of Property 2005 (Million \$)				\$449.0	\$1,365.9	116			
Effective Tax Rate 2005				3.01	2.17	25			
Average Residential Property Tax Bill 2005				\$4,147	\$4,143	84			
Per Capita Income 2000 (in 2000 Dollars)				\$22,177	\$23,813	104			
Unemployment Rate 2005				2.9%	4.7%	165			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
330			20%	12%	30%	2%	32%	2%	3%
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		3%	52%		35%	10%	1%		

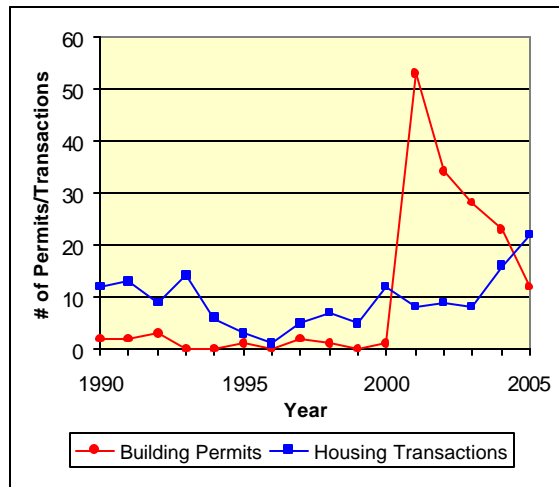
Chesilhurst Borough, Camden County

% of Population in Pinelands: 100% (1,520 residents / 1,520 total)
 % of Housing Units in Pinelands: 100% (535 units / 535 total)
 % of Area in Pinelands: 100% (1,111 acres / 1,111 total)

* According to 2000 census, 138 residents live in group quarters, of which 88 are institutionalized.



Building Permits & Housing Transactions 1990 - 2005



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
					100%				
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				1,811	11,767	168			
Population Density 2004 (per sq mile)				1,052.8	2,025.0	110			
Population Change 1994 – 2004				17.7%	9.1%	44			
Land Area (sq miles) 2000				1.7	18.0	144			
% Land State Owned/Non-Profit 2005				0.0%	8.4%	100			
Assessed Acres of Farmland 2003				0	2,554	126			
Building Permits 2005				12	67	121			
Residential Housing Transactions 2005				22	196	164			
Median Sale Price of Homes 2005				\$154,750	\$220,000	169			
Equalized Value of Property 2005 (Million \$)				\$58.0	\$1,365.9	193			
Effective Tax Rate 2005				2.68	2.17	55			
Average Residential Property Tax Bill 2005				\$3,000	\$4,143	156			
Per Capita Income 2000 (in 2000 Dollars)				\$15,252	\$23,813	189			
Unemployment Rate 2005				6.2%	4.7%	32			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utis & Trans	Services	Public	UnClass
9			22%		33%		22%	22%	
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		9%	84%		5%	1%	1%		

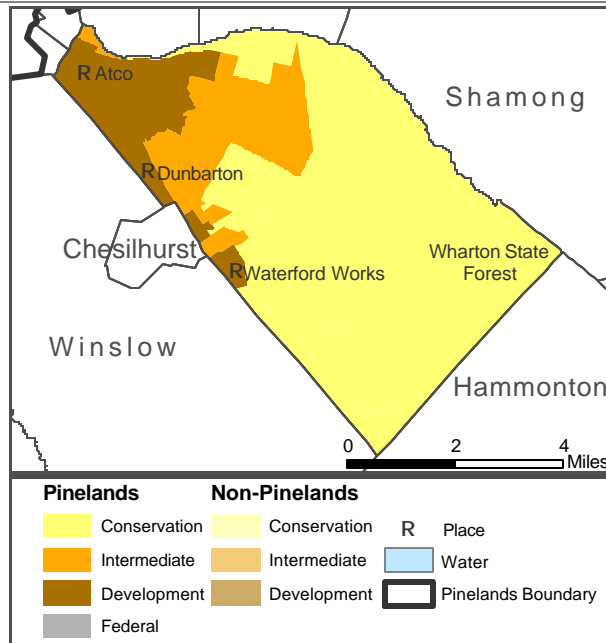
* The institutionalized population increased from zero to 88 between 1990 and 2000, while the non-institutionalized population decreased by 22. The non-group quarters change was -72.

Waterford Township, Camden County

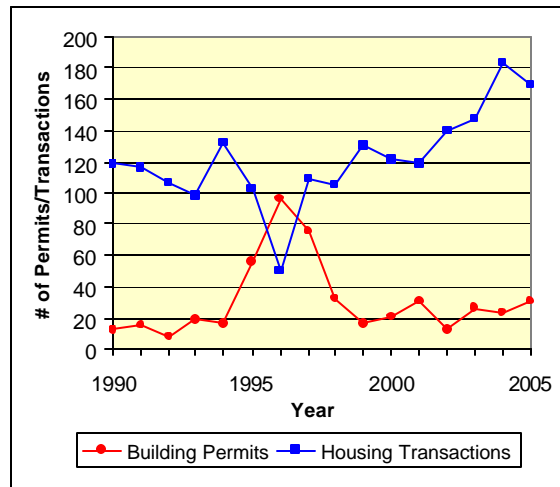
% of Population in Pinelands: 100% (10,494 residents / 10,494 total)

% of Housing Units in Pinelands: 100% (3,671 units / 3,671 total)

% of Area in Pinelands: 100% (23,058 acres / 23,058 total)



**Building Permits & Housing Transactions
1990 - 2005**

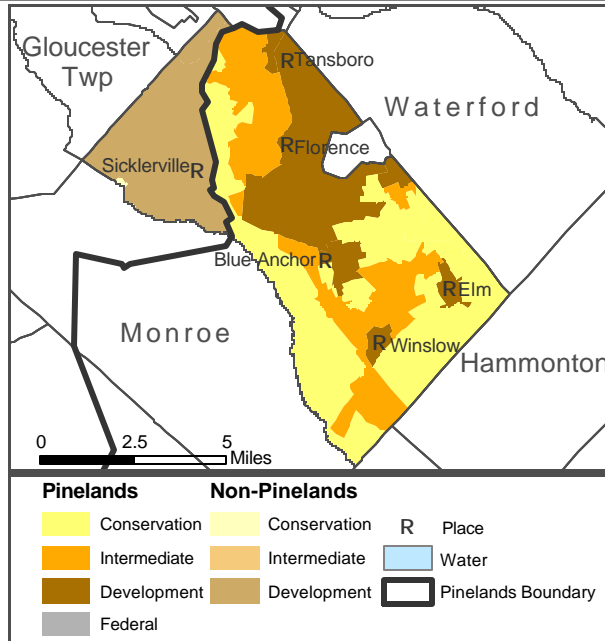


Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
61%	1%	10%		15%	12%		1%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				10,679	11,767	65			
Population Density 2004 (per sq mile)				295.2	2,025.0	156			
Population Change 1994 – 2004				0.6%	9.1%	126			
Land Area (sq miles) 2000				36.2	18.0	39			
% Land State Owned/Non-Profit 2005				61.1%	8.4%	4			
Assessed Acres of Farmland 2003				2,568	2,554	59			
Building Permits 2005				31	67	78			
Residential Housing Transactions 2005				169	196	65			
Median Sale Price of Homes 2005				\$197,000	\$220,000	118			
Equalized Value of Property 2005 (Million \$)				\$685.2	\$1,365.9	91			
Effective Tax Rate 2005				2.79	2.17	41			
Average Residential Property Tax Bill 2005				\$4,479	\$4,143	69			
Per Capita Income 2000 (in 2000 Dollars)				\$21,676	\$23,813	110			
Unemployment Rate 2005				4.7%	4.7%	79			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
302	<1%		28%	3%	13%	5%	35%	3%	14%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			2%	87%	2%	8%			1%

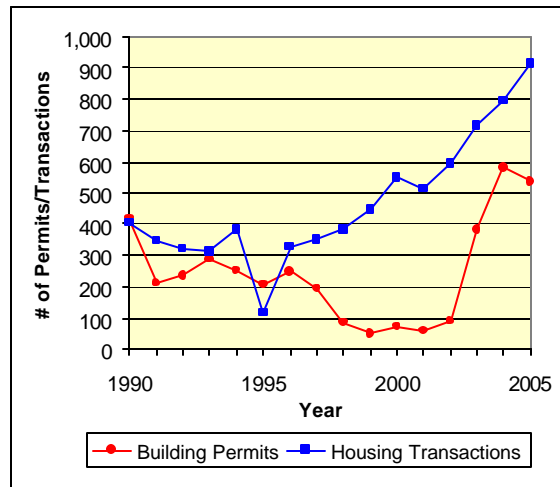
Winslow Township, Camden County

% of Population in Pinelands: 45% (15,599 residents / 34,611 total)
 % of Housing Units in Pinelands: 45% (5,546 units / 12,413 total)
 % of Ara in Pinelands: 81% (30,116 acres / 37,302 total)

* According to 2000 census, 1,061 residents live in institutional group quarters.



Building Permits & Housing Transactions 1990 - 2005



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
2%	21%	23%		26%	22%		6%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				36,061	11,767	16			
Population Density 2004 (per sq mile)				625.2	2,025.0	129			
Population Change 1994 – 2004				8.5%	9.1%	78			
Land Area (sq miles) 2000				57.7	18.0	16			
% Land State Owned/Non-Profit 2005				14.3%	8.4%	38			
Assessed Acres of Farmland 2003				7,789	2,554	24			
Building Permits 2005				538	67	1			
Residential Housing Transactions 2005				913	196	8			
Median Sale Price of Homes 2005				\$185,000	\$220,000	134			
Equalized Value of Property 2005 (Million \$)				\$2,048.0	\$1,365.9	41			
Effective Tax Rate 2005				2.75	2.17	42			
Average Residential Property Tax Bill 2005				\$3,982	\$4,143	94			
Per Capita Income 2000 (in 2000 Dollars)				\$21,254	\$23,813	119			
Unemployment Rate 2005				5.9%	4.7%	37			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
457	2%	<1%	19%	4%	18%	3%	41%	5%	7%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			4%	84%	2%	7%	2%	2%	

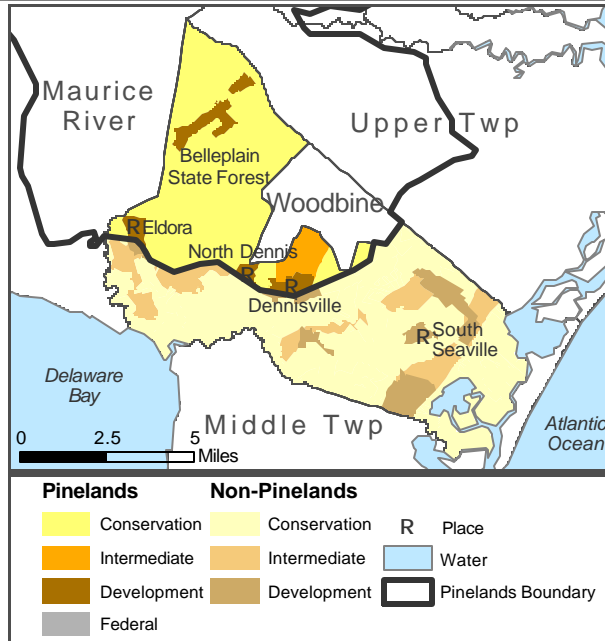
* The institutionalized population decreased by 66 between 1990 and 2000. The non-group quarters population increased by 4,604.

Dennis Township, Cape May County

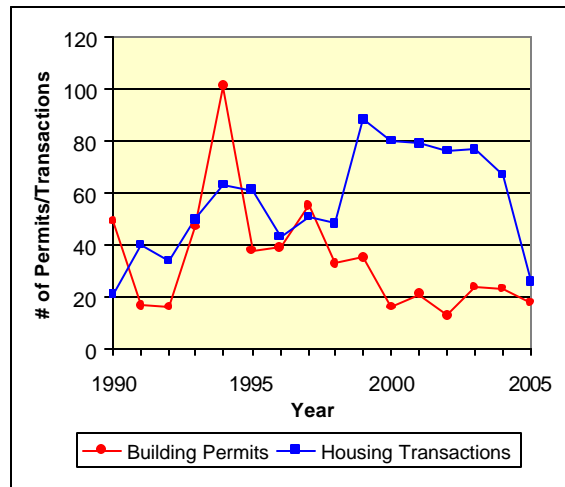
% of Population in Pinelands: 25% (1,623 residents / 6,492 total)

% of Housing Units in Pinelands: 24% (552 units / 2,327 total)

% of Area in Pinelands: 38% (15,545 acres / 40,978 total)



**Building Permits & Housing Transactions
1990 - 2005**



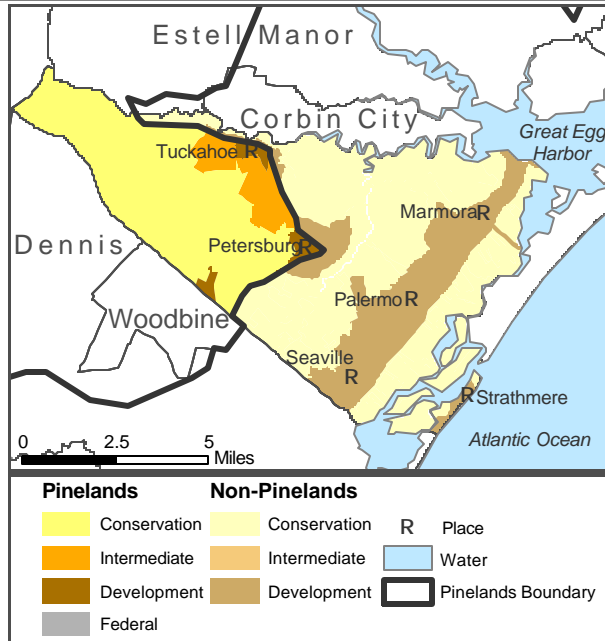
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	84%			6%			10%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				6,225	11,767	99			
Population Density 2004 (per sq mile)				101.5	2,025.0	184			
Population Change 1994 – 2004				0.8%	9.1%	122			
Land Area (sq miles) 2000				61.4	18.0	15			
% Land State Owned/Non-Profit 2005				48.5%	8.4%	10			
Assessed Acres of Farmland 2003				3,537	2,554	54			
Building Permits 2005				18	67	103			
Residential Housing Transactions 2005				26	196	156			
Median Sale Price of Homes 2005				\$255,000	\$220,000	80			
Equalized Value of Property 2005 (Million \$)				\$751.3	\$1,365.9	88			
Effective Tax Rate 2005				1.18	2.17	178			
Average Residential Property Tax Bill 2005				\$2,440	\$4,143	187			
Per Capita Income 2000 (in 2000 Dollars)				\$21,455	\$23,813	114			
Unemployment Rate 2005				3.8%	4.7%	120			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
160	4%		31%	1%	16%	2%	39%	3%	4%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			8%	75%	2%	15%			

Upper Township, Cape May County

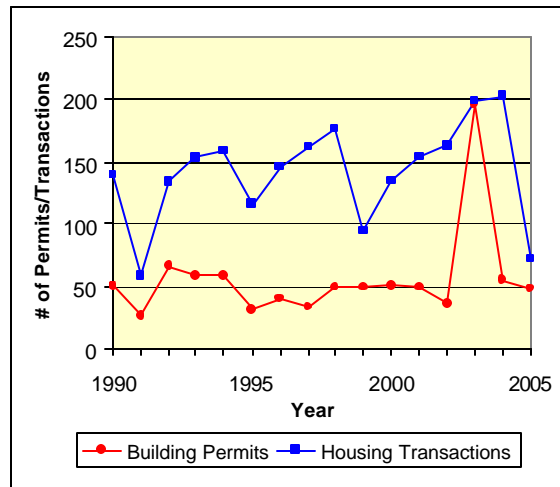
% of Population in Pinelands: 10% (1,175 residents / 12,115 total)

% of Housing Units in Pinelands: 8% (414 units / 5,472 total)

% of Area in Pinelands: 33% (14,231 acres / 43,784 total)



**Building Permits & Housing Transactions
1990 - 2005**

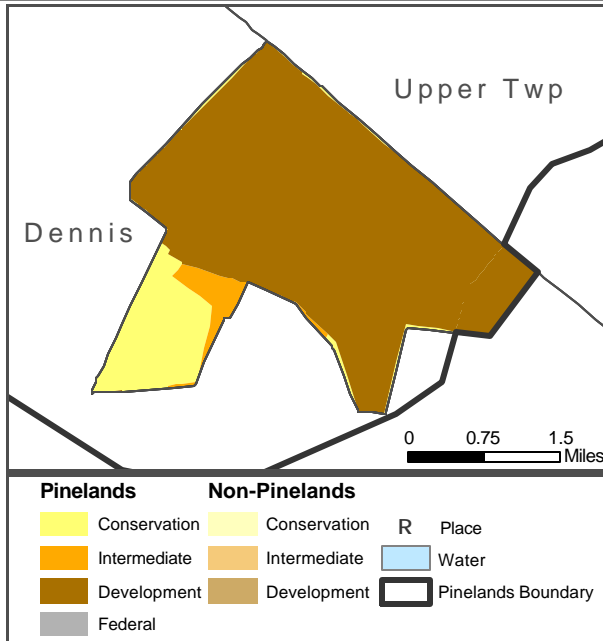


Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	82%			13%		1%	4%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				11,985	11,767	54			
Population Density 2004 (per sq mile)				189.8	2,025.0	169			
Population Change 1994 – 2004				9.0%	9.1%	76			
Land Area (sq miles) 2000				63.2	18.0	13			
% Land State Owned/Non-Profit 2005				40.6%	8.4%	13			
Assessed Acres of Farmland 2003				2,037	2,554	64			
Building Permits 2005				48	67	65			
Residential Housing Transactions 2005				72	196	113			
Median Sale Price of Homes 2005				\$310,000	\$220,000	49			
Equalized Value of Property 2005 (Million \$)				\$1,678.3	\$1,365.9	49			
Effective Tax Rate 2005				1.36	2.17	170			
Average Residential Property Tax Bill 2005				\$3,931	\$4,143	97			
Per Capita Income 2000 (in 2000 Dollars)				\$27,498	\$23,813	38			
Unemployment Rate 2005				1.9%	4.7%	193			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
318	1%	1%	19%	4%	13%	1%	50%	1%	10%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			6%	81%	1%	11%	1%		

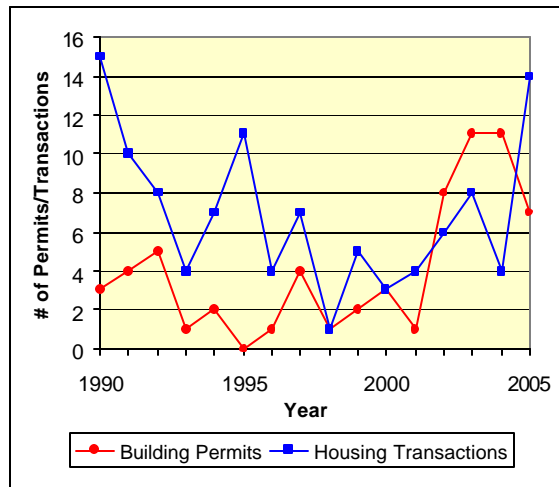
Woodbine Borough, Cape May County

% of Population in Pinelands: 100% (2,716 residents / 2,716 total)
 % of Housing Units in Pinelands: 100% (1,080 units / 1,080 total)
 % of Area in Pinelands: 95% (4,881 acres / 5,123 total)

* According to 2000 census data on group quarters, 568 residents are institutionalized.



Building Permits & Housing Transactions 1990 - 2005



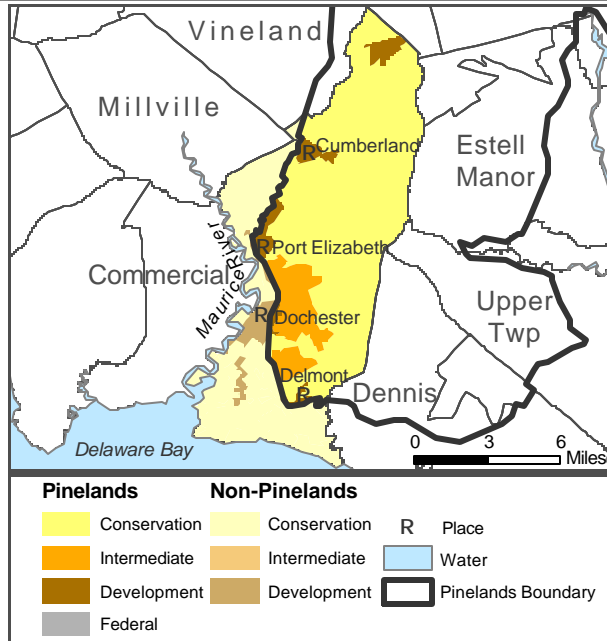
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	14%			3%		83%			
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				2,616	11,767	153			
Population Density 2004 (per sq mile)				327.0	2,025.0	153 ^r			
Population Change 1994 – 2004				2.3%	9.1%	114			
Land Area (sq miles) 2000				8.0	18.0	94			
% Land State Owned/Non-Profit 2005				5.5%	8.4%	57			
Assessed Acres of Farmland 2003				352	2,554	88			
Building Permits 2005				7	67	141			
Residential Housing Transactions 2005				14	196	178			
Median Sale Price of Homes 2005				\$195,000	\$220,000	121			
Equalized Value of Property 2005 (Million \$)				\$116.0	\$1,365.9	181			
Effective Tax Rate 2005				1.21	2.17	176			
Average Residential Property Tax Bill 2005				\$1,475	\$4,143	199			
Per Capita Income 2000 (in 2000 Dollars)				\$13,335	\$23,813	198			
Unemployment Rate 2005				7.5%	4.7%	20			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
59			20%	7%	14%	3%	42%	12%	2%
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		10%	58%	5%	21%	3%	3%		

* The institutionalized population decreased by 134 between 1990 and 2000. The non-group quarters population increased by 172 residents.

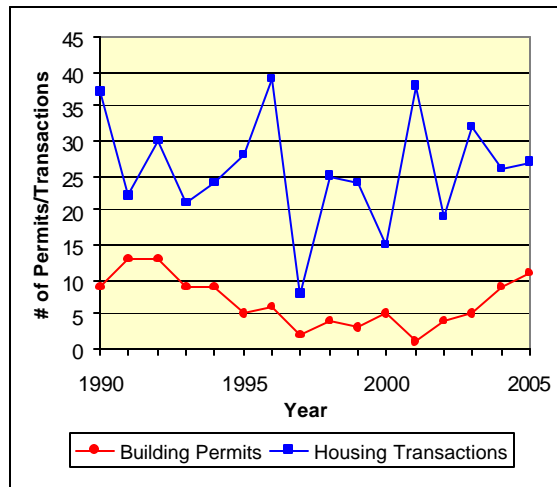
Maurice River Township, Cumberland County

% of Population in Pinelands: 70% (4,819 residents / 6,928 total)
 % of Housing Units in Pinelands: 39% (572 units / 1,461 total)
 % of Area in Pinelands: 69% (42,242 acres / 61,147 total)

* According to 2000 census data on group quarters. 3,360 residents are inmates in state correctional facilities. The non-group quarters population is 3,568. 41% of these residents (1,459 people) live in the Pinelands.



Building Permits & Housing Transactions 1990 - 2005



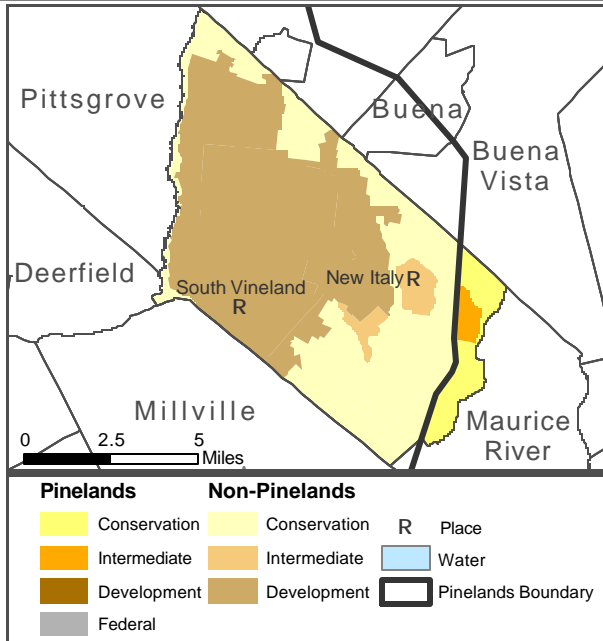
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	83%			11%			6%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				7,542	11,767	88			
Population Density 2004 (per sq mile)				80.8	2,025.0	191			
Population Change 1994 – 2004				13.2%	9.1%	57			
Land Area (sq miles) 2000				93.4	18.0	5			
% Land State Owned/Non-Profit 2005				50.8%	8.4%	9			
Assessed Acres of Farmland 2003				10,374	2,554	14			
Building Permits 2005				11	67	122			
Residential Housing Transactions 2005				27	196	151			
Median Sale Price of Homes 2005				\$143,100	\$220,000	174			
Equalized Value of Property 2005 (Million \$)				\$217.5	\$1,365.9	158			
Effective Tax Rate 2005				2.14	2.17	114			
Average Residential Property Tax Bill 2005				\$2,504	\$4,143	185			
Per Capita Income 2000 (in 2000 Dollars)				\$17,141	\$23,813	180			
Unemployment Rate 2005				3.7%	4.7%	128			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
38	3%	8%	16%	5%	13%	8%	26%	21%	
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			7%	80%	3%	5%	6%		

* The institutional population increased by 358 between 1990 and 2000. The non-group quarters population decreased by 78.

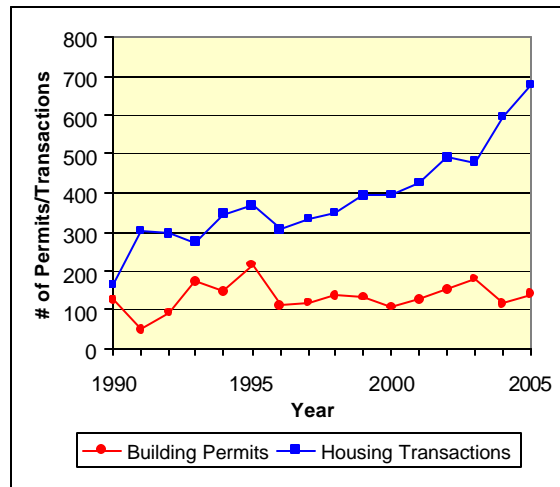
Vineland City, Cumberland County

% of Population in Pinelands: < 1% (186 residents / 56,271 total)
 % of Housing Units in Pinelands: < 1% (62 units / 20,958 total)
 % of Area in Pinelands: 7% (3,210 acres / 44,125 total)

* According to 2000 census data, 2,393 residents live in group quarters, of which 1,031 are institutionalized.



Building Permits & Housing Transactions 1990 - 2005



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	72%	9%		19%					
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				58,009	11,767	7			
Population Density 2004 (per sq mile)				844.8	2,025.0	119			
Population Change 1994 – 2004				3.8%	9.1%	108			
Land Area (sq miles) 2000				68.7	18.0	11			
% Land State Owned/Non-Profit 2005				9.2%	8.4%	49			
Assessed Acres of Farmland 2003				10,090	2,554	16			
Building Permits 2005				139	67	33			
Residential Housing Transactions 2005				678	196	15			
Median Sale Price of Homes 2005				\$167,450	\$220,000	157			
Equalized Value of Property 2005 (Million \$)				\$2,919.6	\$1,365.9	27			
Effective Tax Rate 2005				2.30	2.17	90			
Average Residential Property Tax Bill 2005				\$3,105	\$4,143	149			
Per Capita Income 2000 (in 2000 Dollars)				\$18,797	\$23,813	157			
Unemployment Rate 2005				5.8%	4.7%	45			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
1,493	4%		11%	6%	23%	4%	48%	2%	2%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			2%	71%	2%	19%	4%	3%	

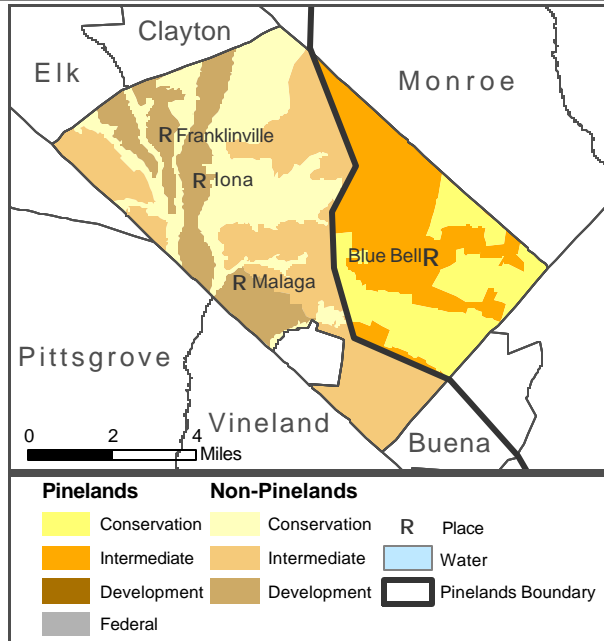
* The institutional population decreased by 939 between 1990 and 2000, while the non-institutional population increased by 1,050. The non-group quarters population increased by 1,380.

Franklin Township, Gloucester County

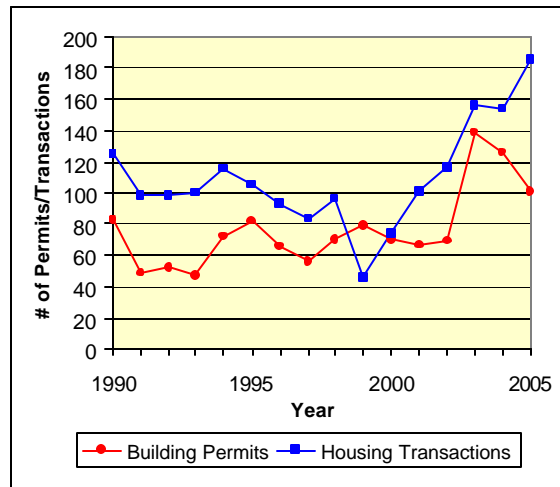
% of Population in Pinelands: 17% (2,664 residents / 15,466 total)

% of Housing Units in Pinelands: 16% (898 units / 5,461 total)

% of Area in Pinelands: 36% (12,878 acres / 36,150 total)



**Building Permits & Housing Transactions
1990 - 2005**



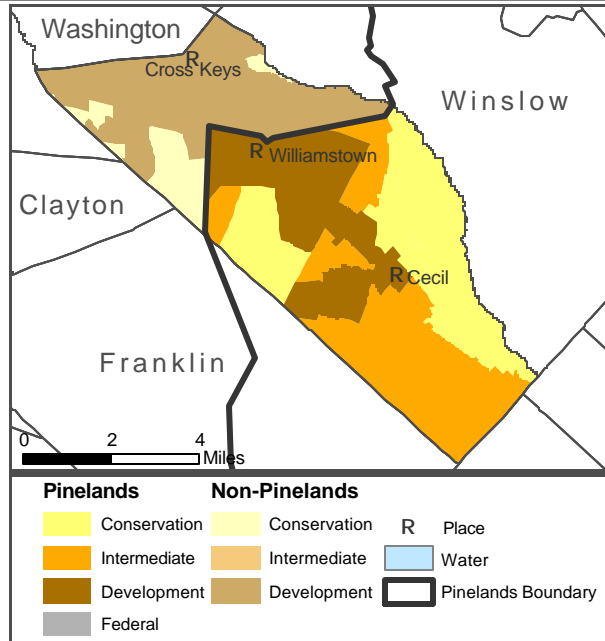
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
		41%		59%					
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				16,378	11,767	43			
Population Density 2004 (per sq mile)				292.5	2,025.0	157			
Population Change 1994 – 2004				10.2%	9.1%	71			
Land Area (sq miles) 2000				56.0	18.0	18			
% Land State Owned/Non-Profit 2005				4.4%	8.4%	60			
Assessed Acres of Farmland 2003				14,399	2,554	6			
Building Permits 2005				101	67	40			
Residential Housing Transactions 2005				186	196	55			
Median Sale Price of Homes 2005				\$215,000	\$220,000	102			
Equalized Value of Property 2005 (Million \$)				\$1,070.5	\$1,365.9	71			
Effective Tax Rate 2005				2.24	2.17	102			
Average Residential Property Tax Bill 2005				\$3,351	\$4,143	134			
Per Capita Income 2000 (in 2000 Dollars)				\$20,277	\$23,813	132			
Unemployment Rate 2005				6.5%	4.7%	30			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
203	9%		27%	3%	20%	3%	30%	5%	2%
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		4%	83%	5%	8%				

Monroe Township, Gloucester County

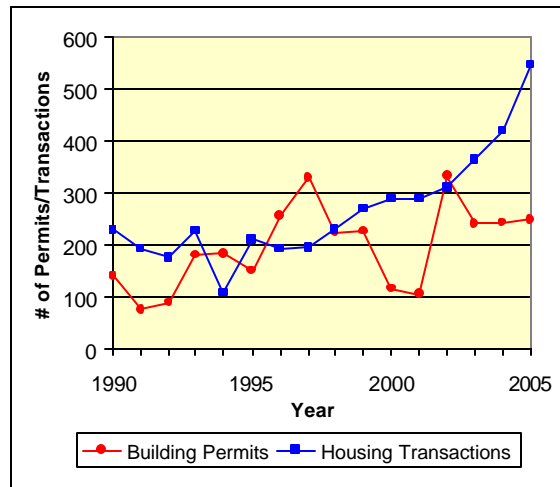
% of Population in Pinelands: 50% (14,406 residents / 28,967 total)

% of Housing Units in Pinelands: 50% (5,493 units / 11,069 total)

% of Area in Pinelands: 69% (20,704 acres / 29,986 total)



**Building Permits & Housing Transactions
1990 - 2005**



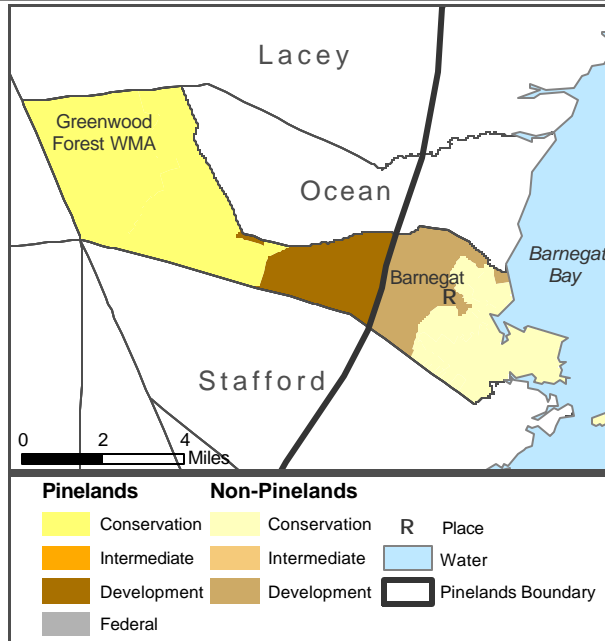
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	22%	12%		37%	28%				
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				30,960	11,767	20			
Population Density 2004 (per sq mile)				665.2	2,025.0	125			
Population Change 1994 – 2004				11.3%	9.1%	66			
Land Area (sq miles) 2000				46.6	18.0	24			
% Land State Owned/Non-Profit 2005				13.4%	8.4%	40			
Assessed Acres of Farmland 2003				6,045	2,554	38			
Building Permits 2005				248	67	19			
Residential Housing Transactions 2005				545	196	23			
Median Sale Price of Homes 2005				\$215,000	\$220,000	102			
Equalized Value of Property 2005 (Million \$)				\$2,100.1	\$1,365.9	39			
Effective Tax Rate 2005				2.70	2.17	53			
Average Residential Property Tax Bill 2005				\$4,690	\$4,143	59			
Per Capita Income 2000 (in 2000 Dollars)				\$20,488	\$23,813	130			
Unemployment Rate 2005				5.0%	4.7%	69			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
484	1%	<1%	19%	7%	21%	3%	42%	3%	3%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			3%	84%	1%	11%	1%	1%	

Barnegat Township, Ocean County

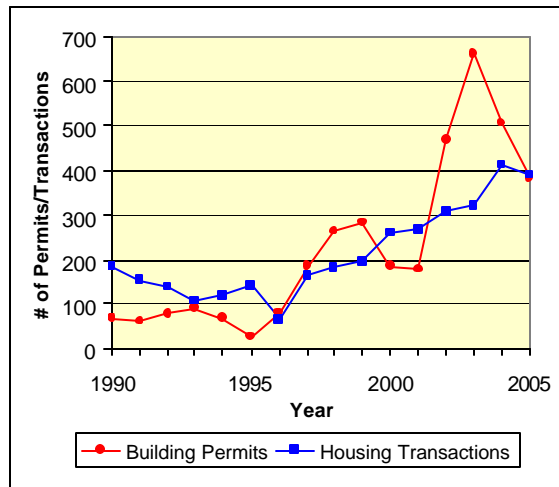
% of Population in Pinelands: 21% (3,226 residents / 15,270 total)

% of Housing Units in Pinelands: 27% (1,661 units / 6,066 total)

% of Area in Pinelands: 56% (14,412 acres / 25,783 total)



**Building Permits & Housing Transactions
1990 - 2005**



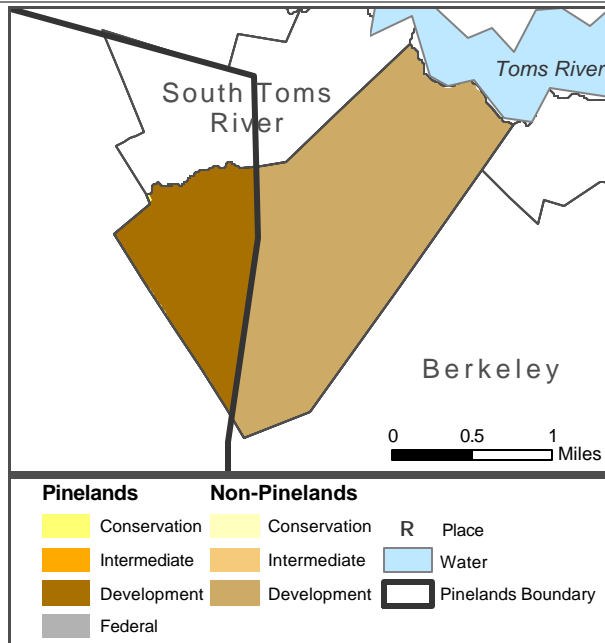
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
41%	37%				22%				
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				19,177	11,767	37			
Population Density 2004 (per sq mile)				570.4	2,025.0	132			
Population Change 1994 – 2004				41.4%	9.1%	11			
Land Area (sq miles) 2000				34.7	18.0	42			
% Land State Owned/Non-Profit 2005				35.8%	8.4%	18			
Assessed Acres of Farmland 2003				503	2,554	86			
Building Permits 2005				386	67	6			
Residential Housing Transactions 2005				390	196	29			
Median Sale Price of Homes 2005				\$265,000	\$220,000	70			
Equalized Value of Property 2005 (Million \$)				\$2,638.0	\$1,365.9	30			
Effective Tax Rate 2005				1.27	2.17	173			
Average Residential Property Tax Bill 2005				\$4,277	\$4,143	75			
Per Capita Income 2000 (in 2000 Dollars)				\$19,307	\$23,813	145			
Unemployment Rate 2005				4.2%	4.7%	108			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
166	2%	1%	19%	2%	21%	3%	46%	6%	1%
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		5%	86%		5%				

Beachwood Borough, Ocean County

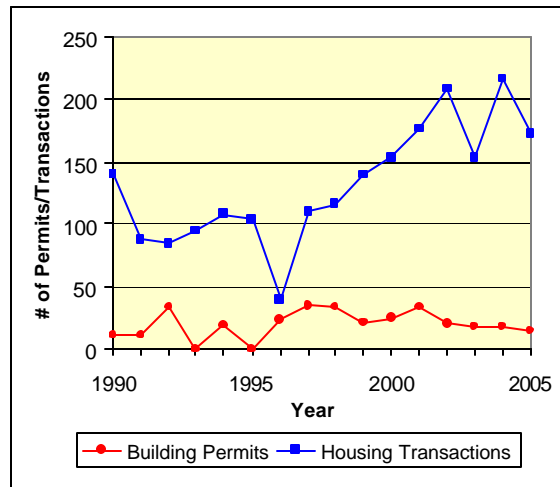
% of Population in Pinelands: < 1% (4 residents / 10,375 total)

% of Housing Units in Pinelands: < 1% (2 units / 3,623 total)

% of Area in Pinelands: 28% (497 acres / 1,785 total)



**Building Permits & Housing Transactions
1990 - 2005**



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
					100%*				
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				10,740	11,767	63			
Population Density 2004 (per sq mile)				3,891.3	2,025.0	37			
Population Change 1994 – 2004				10.2%	9.1%	70			
Land Area (sq miles) 2000				2.8	18.0	126			
% Land State Owned/Non-Profit 2005				0.0%	8.4%	100			
Assessed Acres of Farmland 2003				0	2,554	126			
Building Permits 2005				15	67	111			
Residential Housing Transactions 2005				172	196	63			
Median Sale Price of Homes 2005				\$260,000	\$220,000	75			
Equalized Value of Property 2005 (Million \$)				\$839.4	\$1,365.9	84			
Effective Tax Rate 2005				1.51	2.17	158			
Average Residential Property Tax Bill 2005				\$3,279	\$4,143	139			
Per Capita Income 2000 (in 2000 Dollars)				\$21,247	\$23,813	120			
Unemployment Rate 2005				4.5%	4.7%	95			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
106			42%	6%	15%	1%	33%	4%	
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		1%	95%		4%				

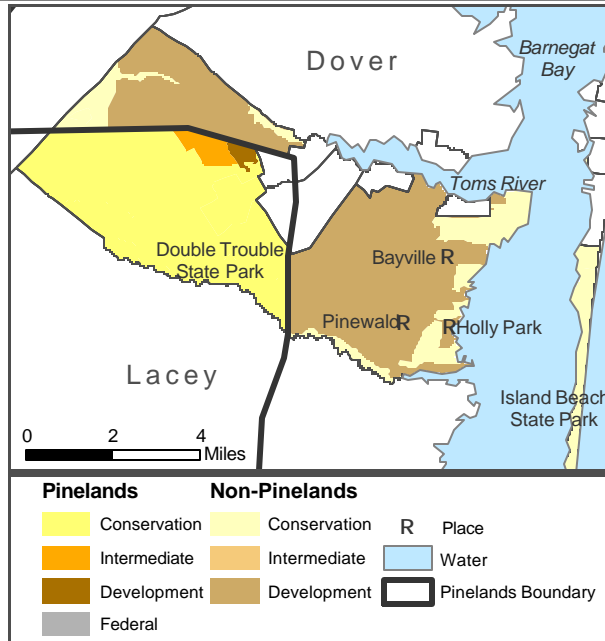
* Even though all of the Pinelands area in Beachwood is designated as RGA, most of this land is county-owned public open space. This is not reflected in the State Owned/Non-Profit data, which does not include land owned by counties.

Berkeley Township, Ocean County

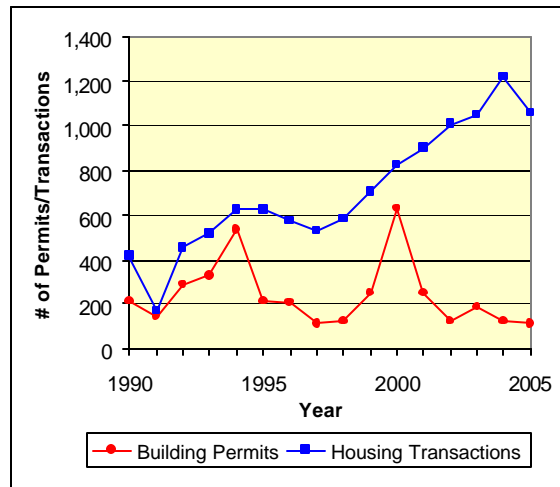
% of Population in Pinelands: 6% (2,467 residents / 39,991 total)

% of Housing Units in Pinelands: 6% (1,422 units / 22,288 total)

% of Area in Pinelands: 30% (10,466 acres / 34,665 total)



Building Permits & Housing Transactions 1990 - 2005



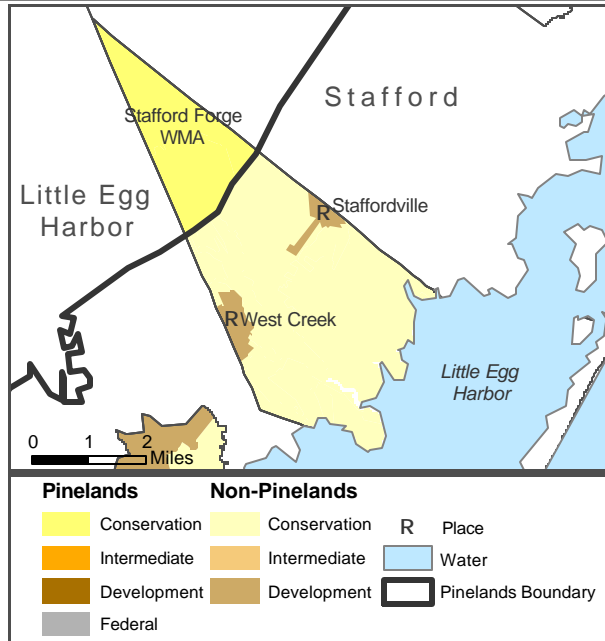
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
18%	69%	7%		4%	2%				
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				42,527	11,767	11			
Population Density 2004 (per sq mile)				991.5	2,025.0	112			
Population Change 1994 – 2004				6.8%	9.1%	88			
Land Area (sq miles) 2000				42.9	18.0	29			
% Land State Owned/Non-Profit 2005				34.6%	8.4%	19			
Assessed Acres of Farmland 2003				88	2,554	107			
Building Permits 2005				111	67	37			
Residential Housing Transactions 2005				1,057	196	5			
Median Sale Price of Homes 2005				\$213,000	\$220,000	106			
Equalized Value of Property 2005 (Million \$)				\$5,090.6	\$1,365.9	11			
Effective Tax Rate 2005				1.45	2.17	163			
Average Residential Property Tax Bill 2005				\$3,013	\$4,143	155			
Per Capita Income 2000 (in 2000 Dollars)				\$22,198	\$23,813	103			
Unemployment Rate 2005				5.5%	4.7%	53			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
316	1%	1%	18%	1%	20%	2%	49%	4%	3%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			2%	92%		5%		1%	

Eagleswood Township, Ocean County

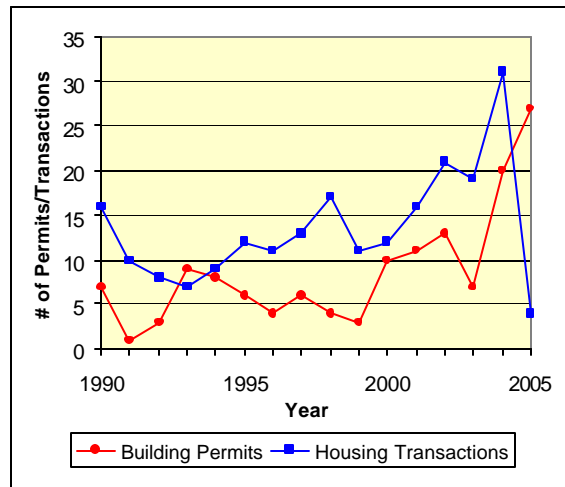
% of Population in Pinelands: 0% (0 residents / 1,441 total)

% of Housing Units in Pinelands: 0% (0 units / 693 total)

% of Area in Pinelands: 20% (2,470 acres / 12,079 total)



**Building Permits & Housing Transactions
1990 - 2005**



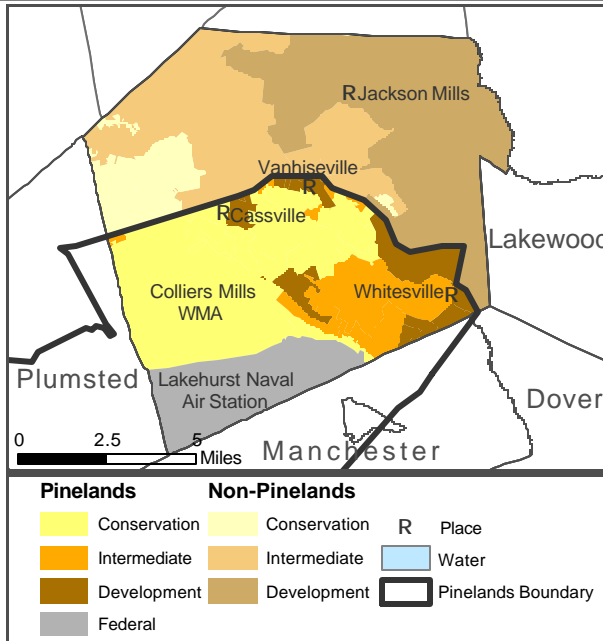
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
43%	57%								
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				1,534	11,767	174			
Population Density 2004 (per sq mile)				93.7	2,025.0	185			
Population Change 1994 – 2004				2.3%	9.1%	115			
Land Area (sq miles) 2000				16.4	18.0	73 ^f			
% Land State Owned/Non-Profit 2005				17.8%	8.4%	35			
Assessed Acres of Farmland 2003				242	2,554	94			
Building Permits 2005				27	67	83			
Residential Housing Transactions 2005				4	196	196			
Median Sale Price of Homes 2005				\$387,500	\$220,000	27			
Equalized Value of Property 2005 (Million \$)				\$219.5	\$1,365.9	156			
Effective Tax Rate 2005				1.51	2.17	157			
Average Residential Property Tax Bill 2005				\$3,500	\$4,143	128			
Per Capita Income 2000 (in 2000 Dollars)				\$20,617	\$23,813	128			
Unemployment Rate 2005				4.0%	4.7%	117			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
59	3%	2%	34%	2%	12%	7%	34%	7%	
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			15%	69%		13%	3%		

Jackson Township, Ocean County

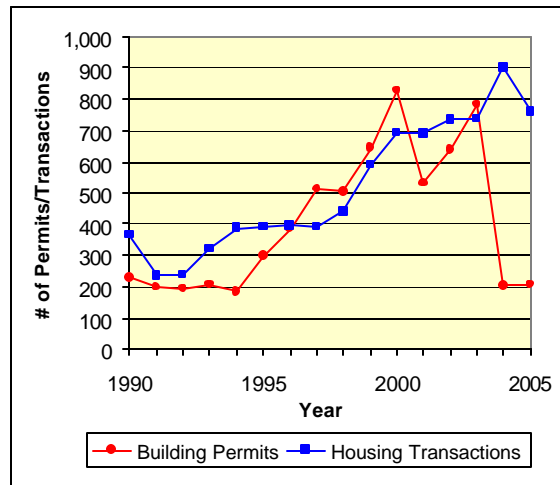
% of Population in Pinelands: 10% (4,106 residents / 42,816 total)

% of Housing Units in Pinelands: 11% (1,670 units / 14,640 total)

% of Area in Pinelands: 47% (30,380 acres / 64,505 total)



**Building Permits & Housing Transactions
1990 - 2005**



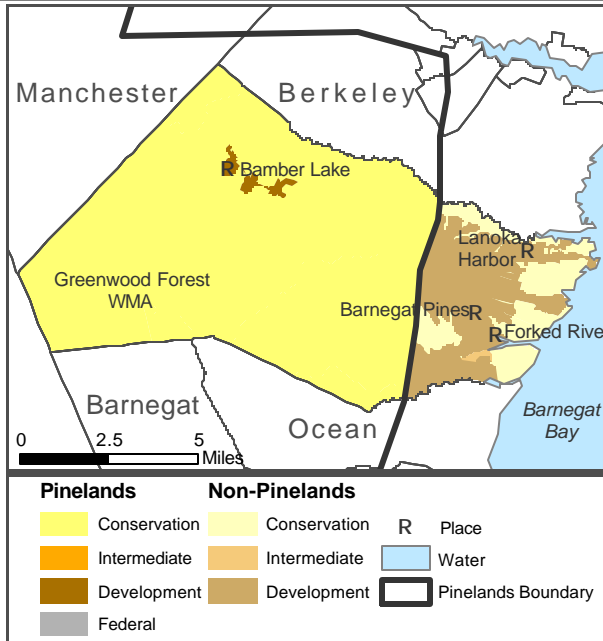
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
31%	20%			16%	8%		5%	21%	
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				51,607	11,767	8			
Population Density 2004 (per sq mile)				515.9	2,025.0	138			
Population Change 1994 – 2004				39.7%	9.1%	14			
Land Area (sq miles) 2000				100.1	18.0	3			
% Land State Owned/Non-Profit 2005				20.8%	8.4%	30			
Assessed Acres of Farmland 2003				4,535	2,554	46			
Building Permits 2005				209	67	22			
Residential Housing Transactions 2005				760	196	13			
Median Sale Price of Homes 2005				\$350,000	\$220,000	37			
Equalized Value of Property 2005 (Million \$)				\$5,676.4	\$1,365.9	9			
Effective Tax Rate 2005				1.62	2.17	151			
Average Residential Property Tax Bill 2005				\$5,060	\$4,143	43			
Per Capita Income 2000 (in 2000 Dollars)				\$23,981	\$23,813	79			
Unemployment Rate 2005				3.9%	4.7%	118			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utis & Trans	Services	Public	UnClass
552	1%	<1%	19%	3%	22%	3%	47%	4%	
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			4%	85%	1%	9%	1%	1%	

Lacey Township, Ocean County

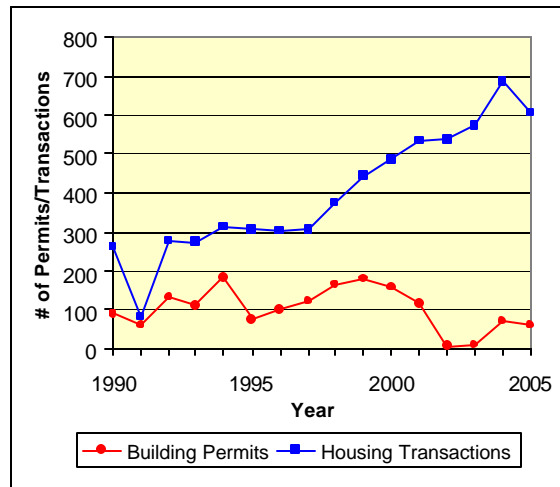
% of Population in Pinelands: 2% (521 residents / 25,346 total)

% of Housing Units in Pinelands: 2% (188 units / 10,580 total)

% of Area in Pinelands: 67% (42,629 acres / 63,658 total)



**Building Permits & Housing Transactions
1990 - 2005**



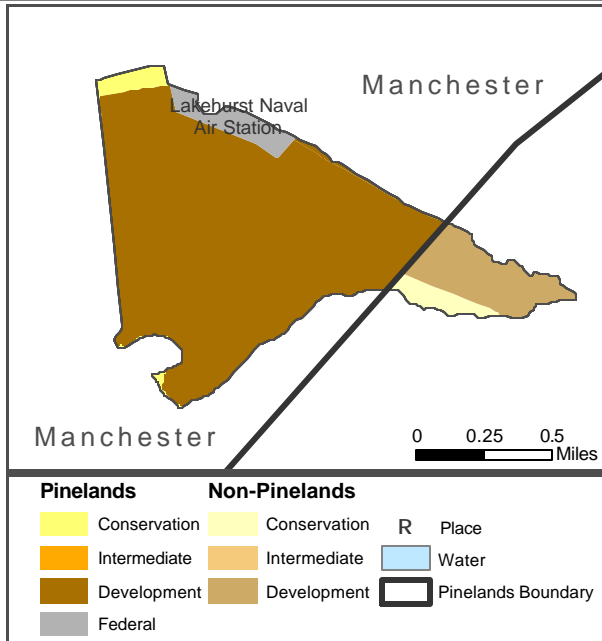
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
71%	28%						1%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				26,222	11,767	25			
Population Density 2004 (per sq mile)				312.2	2,025.0	155			
Population Change 1994 – 2004				11.8%	9.1%	61			
Land Area (sq miles) 2000				84.0	18.0	7			
% Land State Owned/Non-Profit 2005				52.9%	8.4%	7			
Assessed Acres of Farmland 2003				6,370	2,554	35			
Building Permits 2005				63	67	54			
Residential Housing Transactions 2005				607	196	19			
Median Sale Price of Homes 2005				\$285,000	\$220,000	58			
Equalized Value of Property 2005 (Million \$)				\$3,559.3	\$1,365.9	21			
Effective Tax Rate 2005				1.41	2.17	168			
Average Residential Property Tax Bill 2005				\$3,882	\$4,143	100			
Per Capita Income 2000 (in 2000 Dollars)				\$23,136	\$23,813	89			
Unemployment Rate 2005				4.6%	4.7%	86			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
445		<1%	16%	2%	20%	3%	55%	1%	4%
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		3%	86%		7%	4%			

Lakehurst Borough, Ocean County

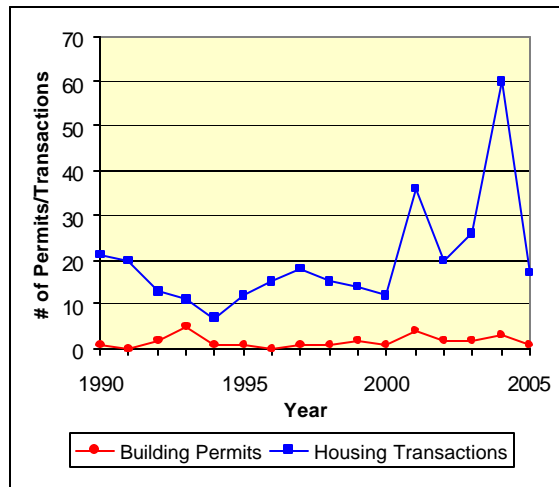
% of Population in Pinelands: 95% (2,393 residents / 2,522 total)

% of Housing Units in Pinelands: 92% (889 units / 961 total)

% of Area in Pinelands: 87% (552 acres / 634 total)



**Building Permits & Housing Transactions
1990 - 2005**



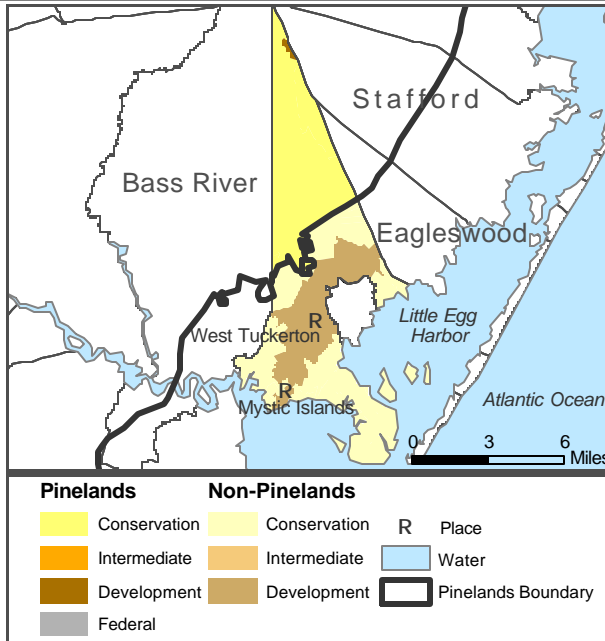
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	3%				1%	92%		4%	
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				2,690	11,767	151			
Population Density 2004 (per sq mile)				2,923.9	2,025.0	59			
Population Change 1994 – 2004				-14.4%	9.1%	191			
Land Area (sq miles) 2000				0.9	18.0	171			
% Land State Owned/Non-Profit 2005				0.0%	8.4%	100			
Assessed Acres of Farmland 2003				0	2,554	126			
Building Permits 2005				1	67	179			
Residential Housing Transactions 2005				17	196	172			
Median Sale Price of Homes 2005				\$233,000	\$220,000	92			
Equalized Value of Property 2005 (Million \$)				\$150.8	\$1,365.9	170			
Effective Tax Rate 2005				1.90	2.17	134			
Average Residential Property Tax Bill 2005				\$3,101	\$4,143	150			
Per Capita Income 2000 (in 2000 Dollars)				\$18,390	\$23,813	167			
Unemployment Rate 2005				5.7%	4.7%	48			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
142	1%		9%		17%	5%	61%	4%	4%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			1%	75%		23%		1%	

Little Egg Harbor Township, Ocean County

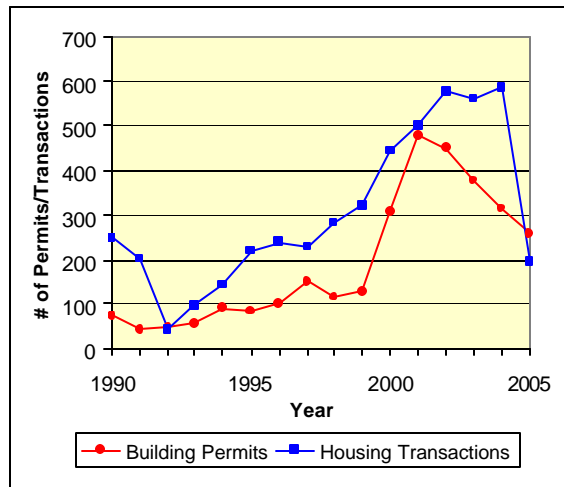
% of Population in Pinelands: 1% (107 residents / 15,945 total)

% of Housing Units in Pinelands: 1% (39 units / 7,931 total)

% of Area in Pinelands: 23% (11,459 acres / 46,969 total)



**Building Permits & Housing Transactions
1990 - 2005**



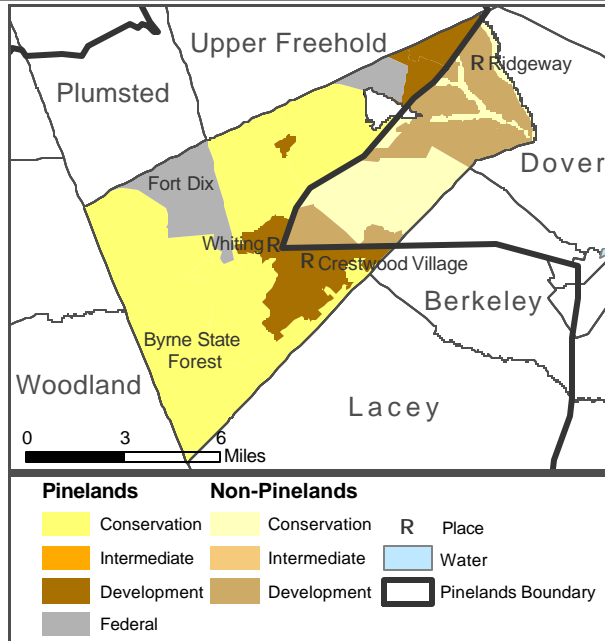
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
86%	13%						1%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				19,334	11,767	35			
Population Density 2004 (per sq mile)				393.8	2,025.0	149			
Population Change 1994 – 2004				39.6%	9.1%	15			
Land Area (sq miles) 2000				49.1	18.0	22			
% Land State Owned/Non-Profit 2005				52.3%	8.4%	8			
Assessed Acres of Farmland 2003				582	2,554	83			
Building Permits 2005				259	67	16			
Residential Housing Transactions 2005				195	196	51			
Median Sale Price of Homes 2005				\$245,000	\$220,000	83			
Equalized Value of Property 2005 (Million \$)				\$2,215.9	\$1,365.9	34			
Effective Tax Rate 2005				1.71	2.17	145			
Average Residential Property Tax Bill 2005				\$3,531	\$4,143	124			
Per Capita Income 2000 (in 2000 Dollars)				\$20,619	\$23,813	127			
Unemployment Rate 2005				5.0%	4.7%	69			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
150			18%	3%	16%	1%	48%	3%	11%
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		6%	86%		7%				

Manchester Township, Ocean County

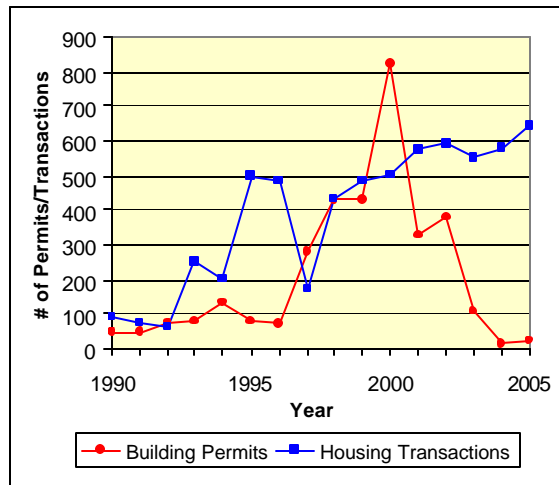
% of Population in Pinelands: 31% (12,185 residents / 38,928 total)

% of Housing Units in Pinelands: 33% (7,494 units / 22,681 total)

% of Area in Pinelands: 72% (38,749 acres / 53,701 total)



**Building Permits & Housing Transactions
1990 - 2005**



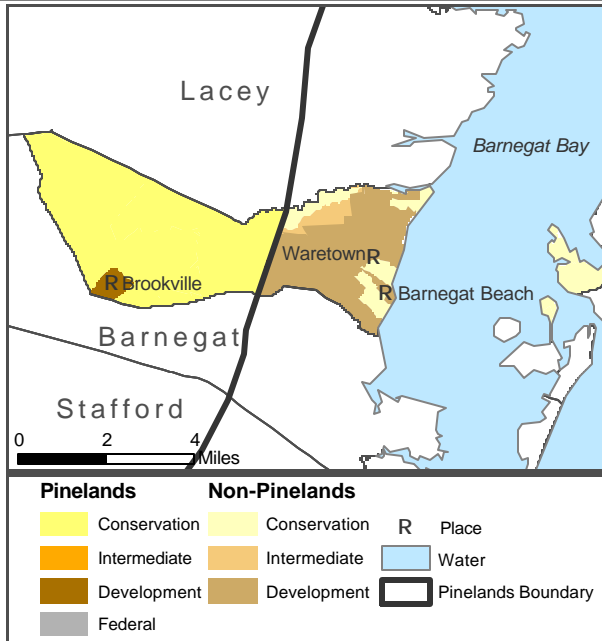
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
46%	25%				5%	11%		13%	
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				42,112	11,767	12			
Population Density 2004 (per sq mile)				509.9	2,025.0	140			
Population Change 1994 – 2004				14.0%	9.1%	56			
Land Area (sq miles) 2000				82.6	18.0	8			
% Land State Owned/Non-Profit 2005				39.0%	8.4%	15			
Assessed Acres of Farmland 2003				3,743	2,554	50			
Building Permits 2005				24	67	87			
Residential Housing Transactions 2005				643	196	17			
Median Sale Price of Homes 2005				\$225,000	\$220,000	97			
Equalized Value of Property 2005 (Million \$)				\$3,649.7	\$1,365.9	20			
Effective Tax Rate 2005				1.51	2.17	159			
Average Residential Property Tax Bill 2005				\$2,802	\$4,143	171			
Per Capita Income 2000 (in 2000 Dollars)				\$22,409	\$23,813	99			
Unemployment Rate 2005				5.5%	4.7%	53			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
186			11%	1%	14%	2%	63%	5%	4%
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		3%	76%		7%	1%	14%		

Ocean Township, Ocean County

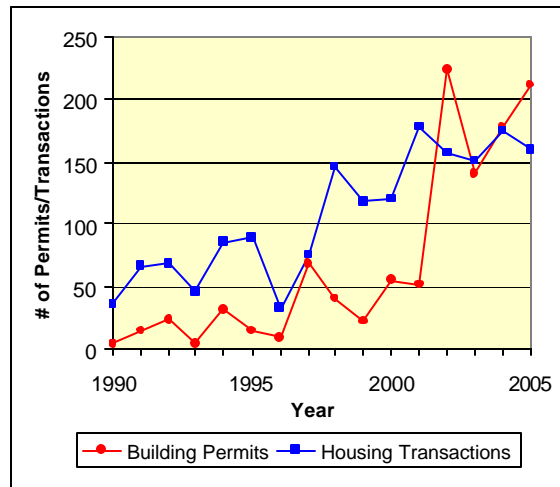
% of Population in Pinelands: 2% (145 residents / 6,450 total)

% of Housing Units in Pinelands: 2% (47 units / 2,981 total)

% of Area in Pinelands: 41% (8,240 acres / 20,259 total)



**Building Permits & Housing Transactions
1990 - 2005**



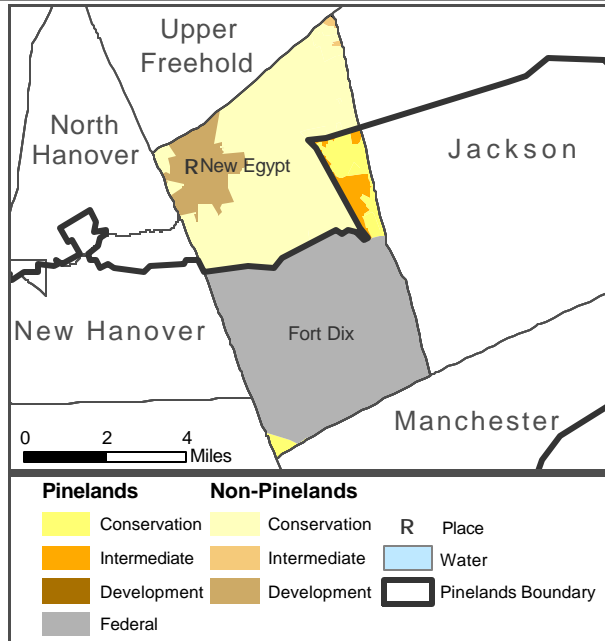
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	97%						3%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				7,492	11,767	89			
Population Density 2004 (per sq mile)				360.2	2,025.0	151			
Population Change 1994 – 2004				32.7%	9.1%	19			
Land Area (sq miles) 2000				20.8	18.0	63			
% Land State Owned/Non-Profit 2005				10.0%	8.4%	46			
Assessed Acres of Farmland 2003				3,026	2,554	58			
Building Permits 2005				212	67	21			
Residential Housing Transactions 2005				160	196	70			
Median Sale Price of Homes 2005				\$288,500	\$220,000	57			
Equalized Value of Property 2005 (Million \$)				\$1,037.4	\$1,365.9	73			
Effective Tax Rate 2005				1.44	2.17	165			
Average Residential Property Tax Bill 2005				\$3,610	\$4,143	1118			
Per Capita Income 2000 (in 2000 Dollars)				\$22,830	\$23,813	92			
Unemployment Rate 2005				5.5%	4.7%	53			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
86			15%	2%	22%	2%	50%	7%	1%
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		9%	85%		5%				

Plumsted Township, Ocean County

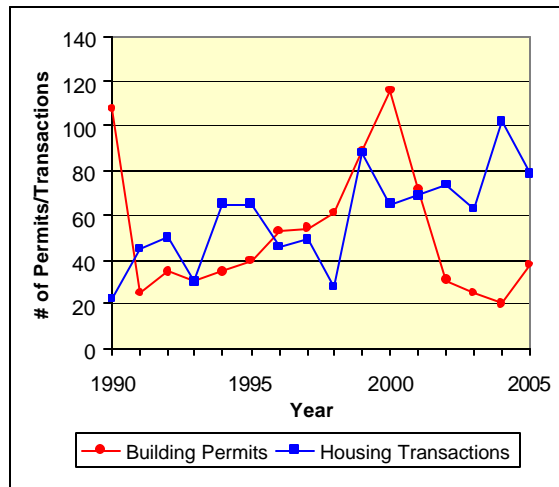
% of Population in Pinelands: 6% (412 residents / 7,275 total)

% of Housing Units in Pinelands: 6% (154 units / 2,628 total)

% of Area in Pinelands: 53% (13,467 acres / 25,363 total)



**Building Permits & Housing Transactions
1990 - 2005**



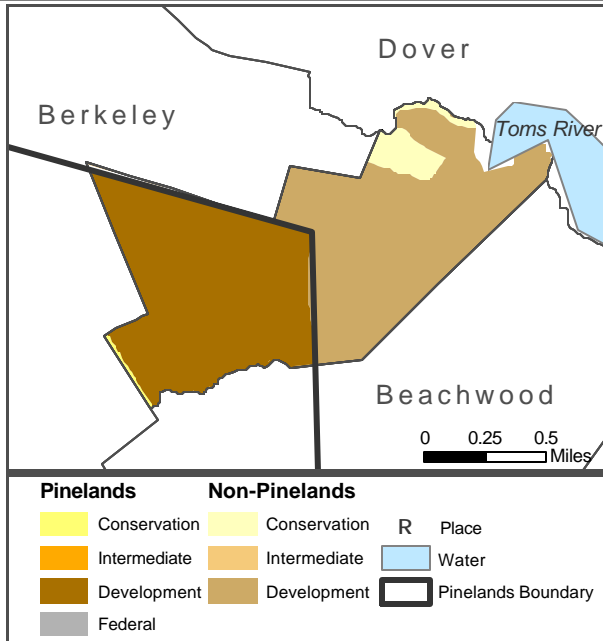
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
2%	5%			5%				88%	
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				8,045	11,767	78			
Population Density 2004 (per sq mile)				201.0	2,025.0	167			
Population Change 1994 – 2004				21.1%	9.1%	35			
Land Area (sq miles) 2000				40.0	18.0	36			
% Land State Owned/Non-Profit 2005				4.0%	8.4%	62			
Assessed Acres of Farmland 2003				5,943	2,554	39			
Building Permits 2005				38	67	71			
Residential Housing Transactions 2005				79	196	107			
Median Sale Price of Homes 2005				\$340,000	\$220,000	40			
Equalized Value of Property 2005 (Million \$)				\$788.3	\$1,365.9	86			
Effective Tax Rate 2005				1.56	2.17	154			
Average Residential Property Tax Bill 2005				\$4,247	\$4,143	77			
Per Capita Income 2000 (in 2000 Dollars)				\$22,433	\$23,813	98			
Unemployment Rate 2005				2.9%	4.7%	165			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
106	7%		19%	6%	15%	4%	43%	4%	3%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			2%	87%	5%	5%	1%		

South Toms River Borough, Ocean County

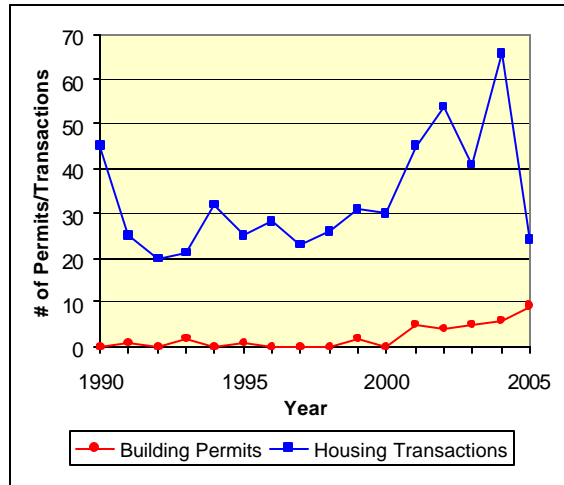
% of Population in Pinelands: 69% (2,495 residents / 3,634 total)

% of Housing Units in Pinelands: 70% (783 units / 1,123 total)

% of Area in Pinelands: 48% (378 acres / 796 total)



**Building Permits & Housing Transactions
1990 - 2005**



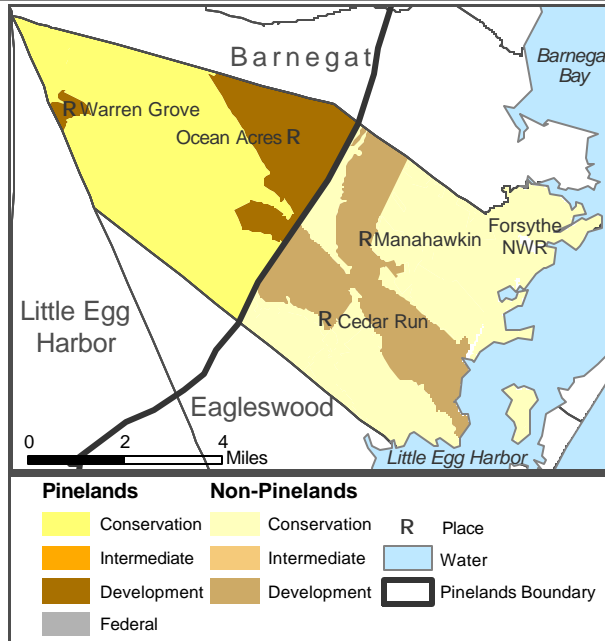
Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
					100%				
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				3,699	11,767	131			
Population Density 2004 (per sq mile)				3,216.5	2,025.0	53			
Population Change 1994 – 2004				-6.1%	9.1%	171			
Land Area (sq miles) 2000				1.2	18.0	162			
% Land State Owned/Non-Profit 2005				0.0%	8.4%	100			
Assessed Acres of Farmland 2003				0	2,554	126			
Building Permits 2005				9	67	131			
Residential Housing Transactions 2005				24	196	160			
Median Sale Price of Homes 2005				\$234,800	\$220,000	90			
Equalized Value of Property 2005 (Million \$)				\$213.1	\$1,365.9	160			
Effective Tax Rate 2005				1.69	2.17	146			
Average Residential Property Tax Bill 2005				\$2,768	\$4,143	174			
Per Capita Income 2000 (in 2000 Dollars)				\$16,292	\$23,813	187			
Unemployment Rate 2005				7.5%	4.7%	20			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
42			14%	12%	21%	5%	36%	10%	2%
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		3%	83%		14%				

Stafford Township, Ocean County

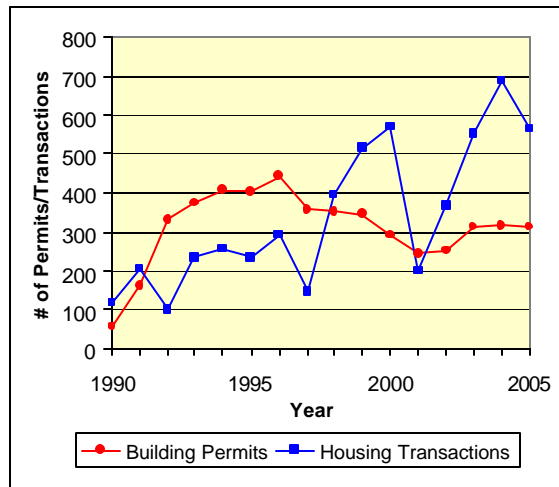
% of Population in Pinelands: 59% (13,390 residents / 22,532 total)

% of Housing Units in Pinelands: 43% (4,936 units / 11,522 total)

% of Area in Pinelands: 39% (13,719 acres / 34,966 total)



**Building Permits & Housing Transactions
1990 - 2005**



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
5%	70%				23%		2%		
				Municipal Value	South Jersey Municipal Avg	South Jersey Municipal Rank			
Population Estimate 2004				24,944	11,767	26			
Population Density 2004 (per sq mile)				524.4	2,025.0	136			
Population Change 1994 – 2004				70.7%	9.1%	5			
Land Area (sq miles) 2000				46.5	18.0	25			
% Land State Owned/Non-Profit 2005				29.7%	8.4%	25			
Assessed Acres of Farmland 2003				812	2,554	77			
Building Permits 2005				315	67	12			
Residential Housing Transactions 2005				565	196	20			
Median Sale Price of Homes 2005				\$345,00	\$220,000	38			
Equalized Value of Property 2005 (Million \$)				\$4,163.8	\$1,365.9	15			
Effective Tax Rate 2005				1.46	2.17	160			
Average Residential Property Tax Bill 2005				\$4,361	\$4,143	73			
Per Capita Income 2000 (in 2000 Dollars)				\$25,397	\$23,813	59			
Unemployment Rate 2005				3.8%	4.7%	120			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
511	<1%		20%	1%	22%	1%	50%	3%	2%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			4%	87%		9%			

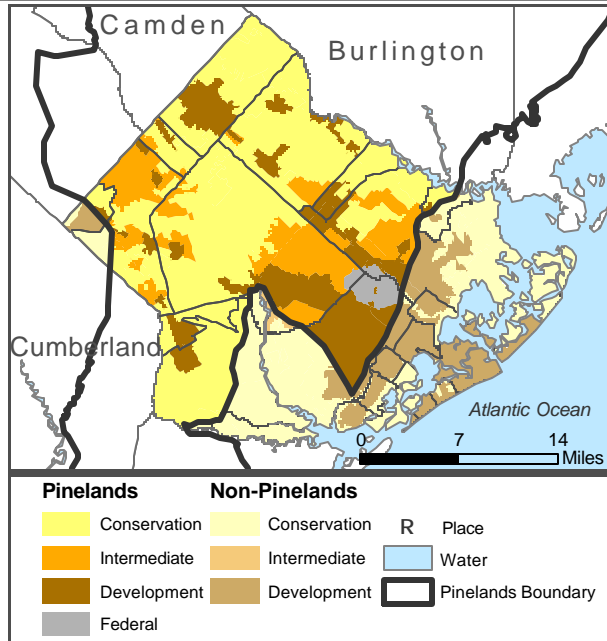
Atlantic County

% of Municipalities in Pinelands: 57% (13 / 23 total)

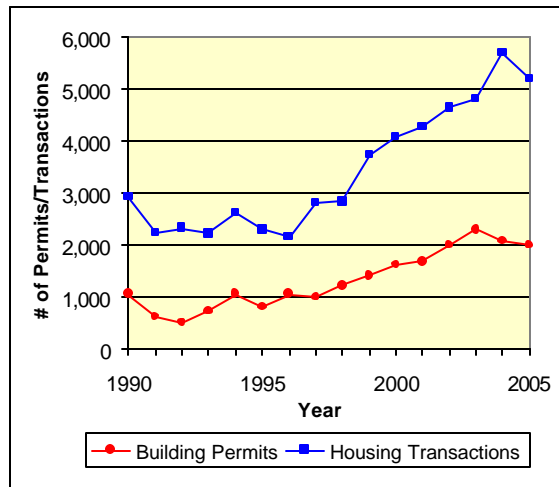
% of Population in Pinelands: 32% (81,428 residents / 252,552 total)

% of Housing Units in Pinelands: 26% (29,682 units / 114,090 total)

% of Area in Pinelands: 63% (247,994 acres / 391,134 total)



**Building Permits & Housing Transactions
1990 - 2005**



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
9%	41%	10%		17%	11%	5%	5%	2%	
				County Value	SJ County Average	SJ County Rank			
Population Estimate 2004				268,693	297,126	5			
Population Density 2004 (per sq mile)				478.9	745.5	5			
Population Change 1994 – 2004				16.0%	9.1%	2			
Land Area (sq miles) 2000				561.1	453.9	3			
% Land State Owned/Non-Profit 2005				19.0%	20.5%	5			
Assessed Acres of Farmland 2003				41,593	64,479	5			
Building Permits 2005				2,002	1,690	4			
Residential Housing Transactions 2005				5,183	4,877	4			
Median Sale Price of Homes 2005				\$230,000	\$229,125	4			
Equalized Value of Property 2005 (Million \$)				\$38,719.3	\$34,488.9	4			
Effective Tax Rate 2005				2.00	2.14	6			
Average Residential Property Tax Bill 2005				\$3,955	\$3,861	5			
Per Capita Income 2000 (in 2000 Dollars)				\$21,034	\$22,239	6			
Unemployment Rate 2005				5.2%	5.0%	3			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
5,489	1%	< 1%	12%	3%	21%	2%	57%	4%	< 1%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			5%	55%	< 1%	38%	1%	1%	

Burlington County

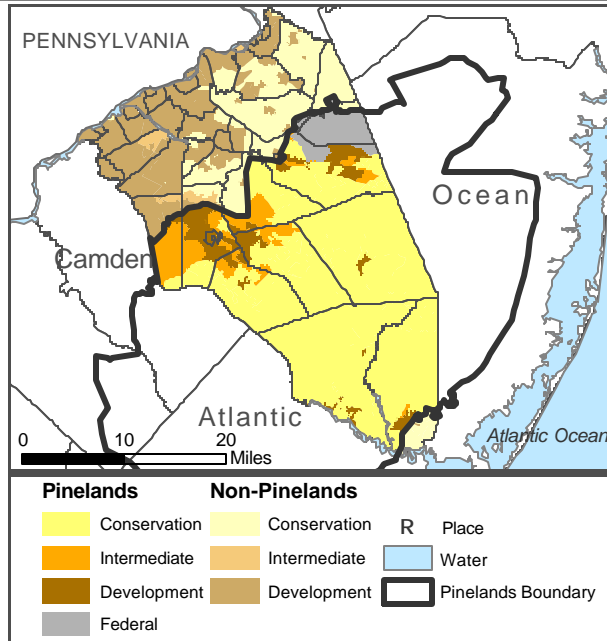
% of Municipalities in Pinelands: 35% (14 / 40 total)

% of Population in Pinelands: 23% (98,264 residents / 423,394 total)

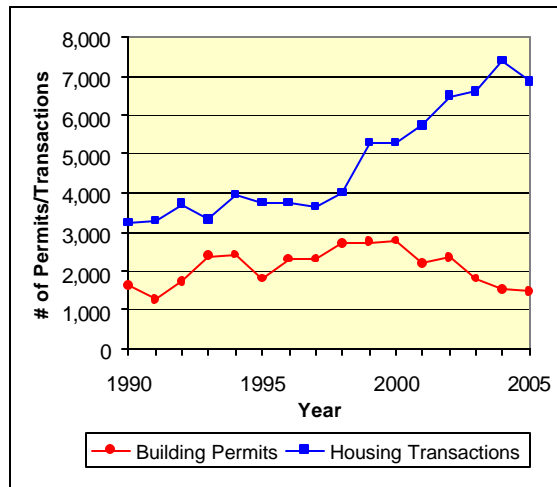
% of Housing Units in Pinelands: 21% (34,340 units / 161,311 total)

% of Area in Pinelands: 64% (334,250 acres / 524,166 total)

* Pinelands population influenced by group quarters.



Building Permits & Housing Transactions 1990 - 2005



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal		
54%	4%	8%	11%	9%	7%		1%	6%		
				County Value		SJ County Average		SJ County Rank		
Population Estimate 2004				449,685		297,126		3		
Population Density 2004 (per sq mile)				558.9		745.5		4		
Population Change 1994 – 2004				9.9%		9.1%		4		
Land Area (sq miles) 2000				804.6		453.9		1		
% Land State Owned/Non-Profit 2005				30.0%		20.5%		2		
Assessed Acres of Farmland 2003				144,252		64,479		1		
Building Permits 2005				1,475		1,690		6		
Residential Housing Transactions 2005				6,844		4,877		3		
Median Sale Price of Homes 2005				\$235,000		\$229,125		3		
Equalized Value of Property 2005 (Million \$)				\$40,667.8		\$34,488.9		3		
Effective Tax Rate 2005				2.18		2.14		5		
Average Residential Property Tax Bill 2005				\$4,456		\$3,861		3		
Per Capita Income 2000 (in 2000 Dollars)				\$26,339		\$22,239		1		
Unemployment Rate 2005				3.7%		5.0%		8		
Establishments 2002		Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
9,318		1%	0%	9%	5%	23%	3%	53%	3%	3%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
			2%	77%	1%	14%	3%	3%		

Camden County

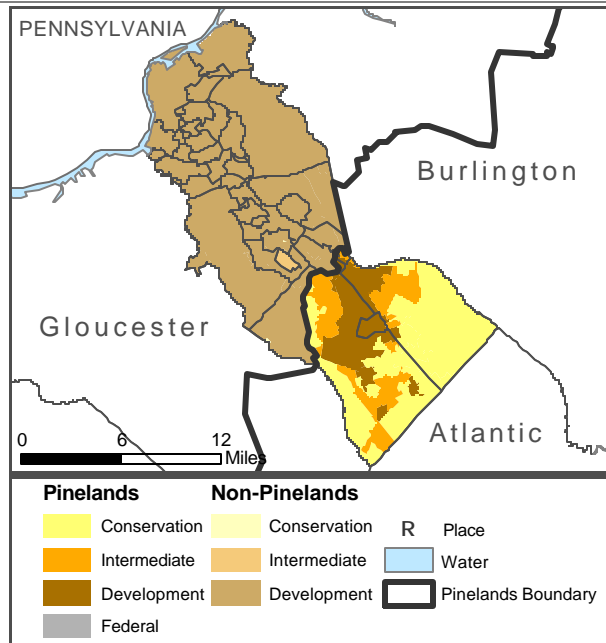
% of Municipalities in Pinelands: 14% (5 / 37 total)

% of Population in Pinelands: 6% (28,157 residents / 508,932 total)

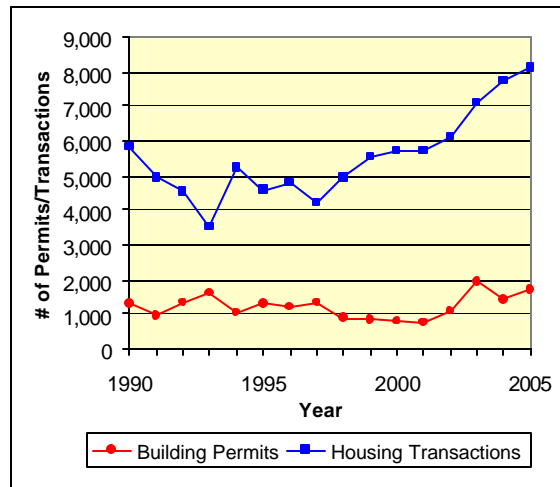
% of Housing Units in Pinelands: 5% (9,958 units / 199,679 total)

% of Area in Pinelands: 38% (54,847 acres / 145,593 total)

* Pinelands population influenced by group quarters.



Building Permits & Housing Transactions 1990 - 2005



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
27%	12%	17%		21%	19%		4%		
				County Value	SJ County Average	SJ County Rank			
Population Estimate 2004				516,282	297,126	2			
Population Density 2004 (per sq mile)				2,322.5	745.5	1			
Population Change 1994 – 2004				2.1%	9.1%	7			
Land Area (sq miles) 2000				222.3	453.9	8			
% Land State Owned/Non-Profit 2005				13.6%	20.5%	6			
Assessed Acres of Farmland 2003				12,315	64,479	7			
Building Permits 2005				1,706	1,690	5			
Residential Housing Transactions 2005				8,103	4,877	2			
Median Sale Price of Homes 2005				\$182,000	\$229,125	6			
Equalized Value of Property 2005 (Million \$)				\$33,115.8	\$34,488.9	5			
Effective Tax Rate 2005				3.03	2.14	1			
Average Residential Property Tax Bill 2005				\$4,805	\$3,861	1			
Per Capita Income 2000 (in 2000 Dollars)				\$22,354	\$22,239	5			
Unemployment Rate 2005				4.7%	5.0%	5			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
11,027	< 1%	< 1%	10%	5%	22%	2%	52%	3%	5%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			2%	76%	< 1%	17%	3%	3%	

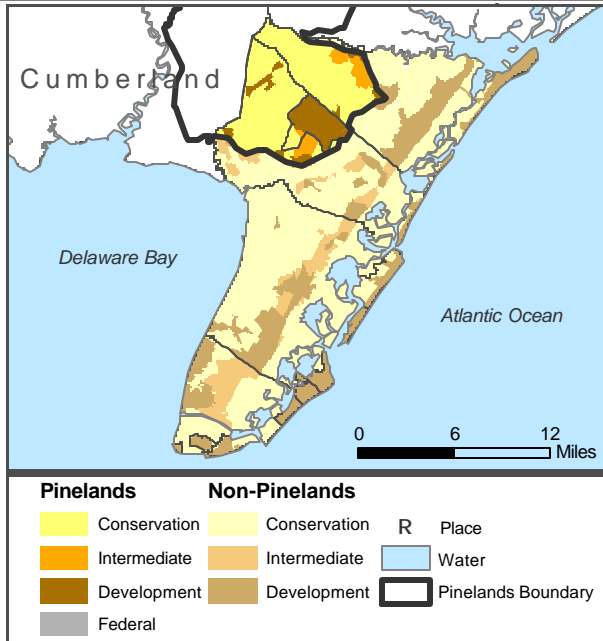
Cape May County

% of Municipalities in Pinelands: 19% (3 / 16 total)

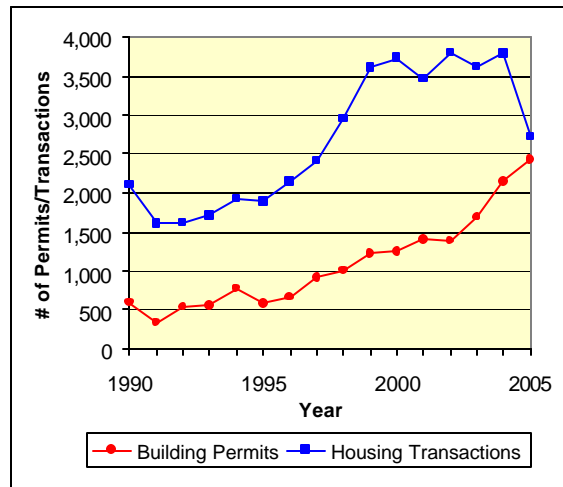
% of Population in Pinelands: 5% (5,514 residents / 102,326 total)

% of Housing Units in Pinelands: 2% (2,046 units / 91,047 total)

% of Area in Pinelands: 19% (34,657 acres / 182,633 total)



**Building Permits & Housing Transactions
1990 - 2005**



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	73%			8%		13%	6%		
				County Value	SJ County Average	SJ County Rank			
Population Estimate 2004				100,758	297,126	7			
Population Density 2004 (per sq mile)				394.8	745.5	6			
Population Change 1994 – 2004				3.3%	9.1%	6			
Land Area (sq miles) 2000				255.2	453.9	7			
% Land State Owned/Non-Profit 2005				32.1%	20.5%	1			
Assessed Acres of Farmland 2003				10,977	64,479	8			
Building Permits 2005				2,433	1,690	2			
Residential Housing Transactions 2005				2,717	4,877	6			
Median Sale Price of Homes 2005				\$396,000	\$229,125	1			
Equalized Value of Property 2005 (Million \$)				\$43,138.7	\$34,488.9	2			
Effective Tax Rate 2005				0.93	2.14	8			
Average Residential Property Tax Bill 2005				\$3,349	\$3,861	6			
Per Capita Income 2000 (in 2000 Dollars)				\$24,172	\$22,239	2			
Unemployment Rate 2005				6.4%	5.0%	1			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
3,624	1%	< 1%	12%	3%	20%	2%	56%	3%	3%
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		3%	87%	< 1%	8%	< 1%	1%		

Cumberland County

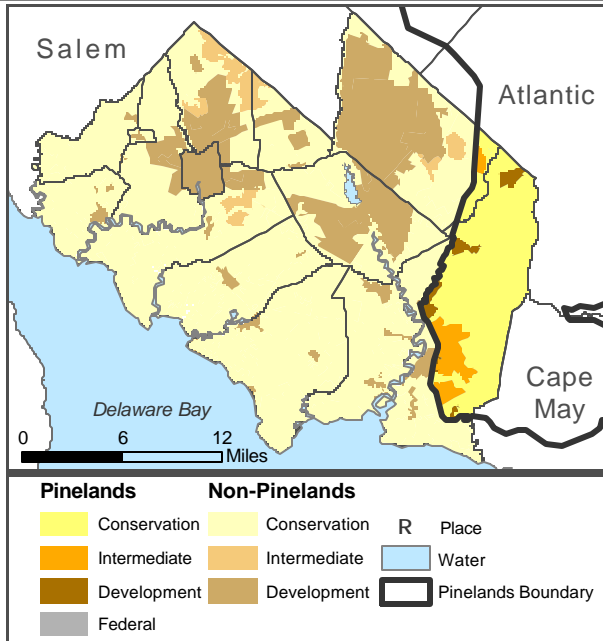
% of Municipalities in Pinelands: 14% (2 / 14 total)

% of Population in Pinelands: 3% (5,005 residents / 146,438 total)

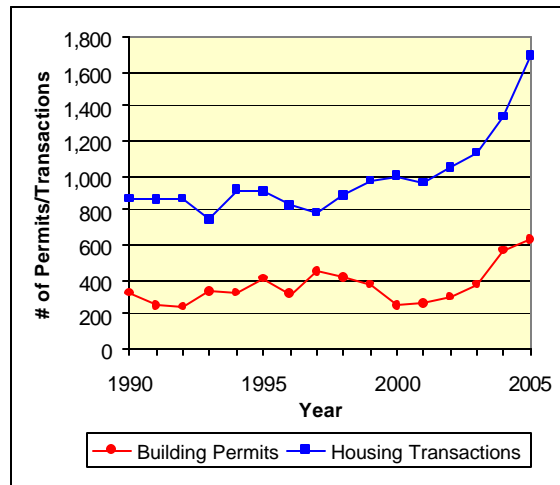
% of Housing Units in Pinelands: 1% (634 units / 52,863 total)

% of Area in Pinelands: 14% (45,452 acres / 321,645 total)

* Pinelands population influenced by group quarters.



Building Permits & Housing Transactions 1990 - 2005



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	82%	1%		12%			6%		
				County Value	SJ County Average	SJ County Rank			
Population Estimate 2004				151,183	297,126	6			
Population Density 2004 (per sq mile)				309.0	745.5	7			
Population Change 1994 – 2004				6.7%	9.1%	5			
Land Area (sq miles) 2000				489.3	453.9	4			
% Land State Owned/Non-Profit 2005				28.9%	20.5%	3			
Assessed Acres of Farmland 2003				89,261	64,479	3			
Building Permits 2005				630	1,690	7			
Residential Housing Transactions 2005				1,697	4,877	7			
Median Sale Price of Homes 2005				\$145,000	\$229,125	7			
Equalized Value of Property 2005 (Million \$)				\$6,673.3	\$34,488.9	7			
Effective Tax Rate 2005				2.53	2.14	4			
Average Residential Property Tax Bill 2005				\$2,484	\$3,861	8			
Per Capita Income 2000 (in 2000 Dollars)				\$17,376	\$22,239	8			
Unemployment Rate 2005				6.2%	5.0%	2			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
2,852	5%	< 1%	10%	6%	22%	3%	46%	4%	3%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			3%	71%	4%	14%	5%	2%	

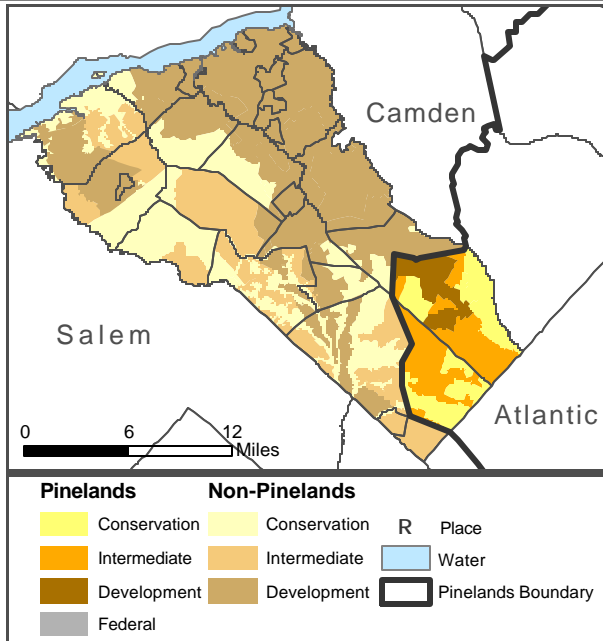
Gloucester County

% of Municipalities in Pinelands: 8% (2 / 24 total)

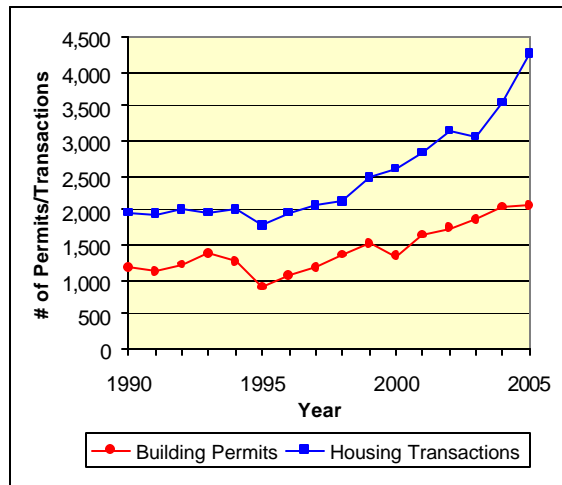
% of Population in Pinelands: 7% (17,070 residents / 254,673 total)

% of Housing Units in Pinelands: 7% (6,391 units / 95,054 total)

% of Area in Pinelands: 16% (33,582 acres / 215,616 total)



**Building Permits & Housing Transactions
1990 - 2005**



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
	14%	23%		46%	18%				
				County Value	SJ County Average	SJ County Rank			
Population Estimate 2004				271,806	297,126	4			
Population Density 2004 (per sq mile)				837.1	745.5	3			
Population Change 1994 – 2004				12.7%	9.1%	3			
Land Area (sq miles) 2000				324.7	453.9	6			
% Land State Owned/Non-Profit 2005				4.0%	20.5%	8			
Assessed Acres of Farmland 2003				70,496	64,479	4			
Building Permits 2005				2,075	1,690	3			
Residential Housing Transactions 2005				4,251	4,877	5			
Median Sale Price of Homes 2005				\$202,000	\$229,125	5			
Equalized Value of Property 2005 (Million \$)				\$21,382.1	\$34,488.9	6			
Effective Tax Rate 2005				2.64	2.14	2			
Average Residential Property Tax Bill 2005				\$4,318	\$3,861	4			
Per Capita Income 2000 (in 2000 Dollars)				\$22,708	\$22,239	4			
Unemployment Rate 2005				4.3%	5.0%	7			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
4,929	2%	< 1%	13%	5%	24%	3%	47%	3%	2%
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		3%	72%	1%	17%	6%	2%		

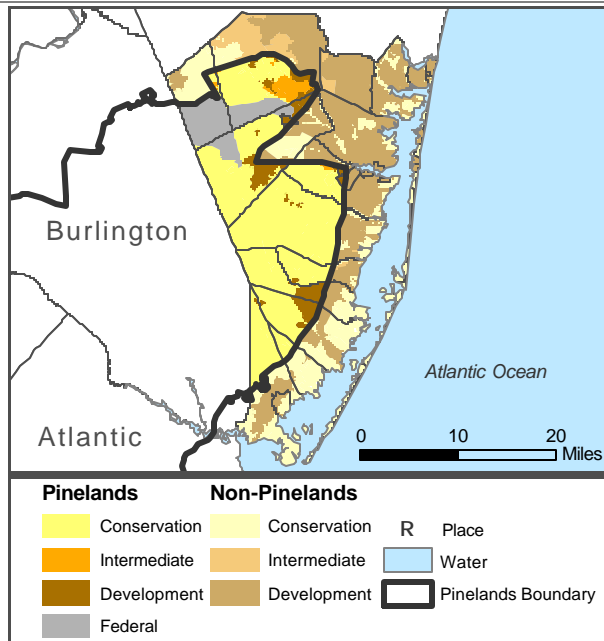
Ocean County

% of Municipalities in Pinelands: 39% (13 / 33 total)

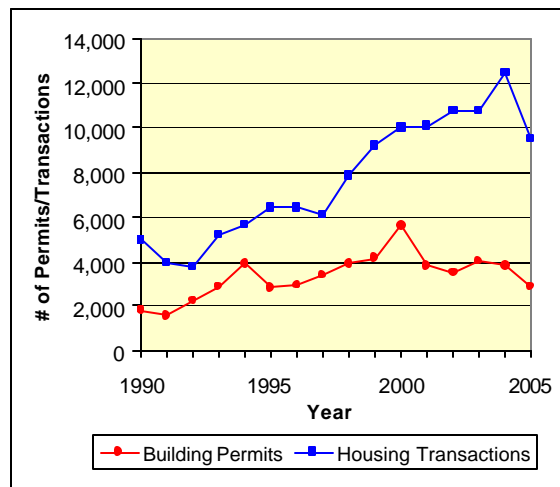
% of Population in Pinelands: 8% (41,451 residents / 510,916 total)

% of Housing Units in Pinelands: 8% (19,285 units / 485,569 total)

% of Area in Pinelands: 39% (187,432 acres / 43,784 total)



**Building Permits & Housing Transactions
1990 - 2005**



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
41%	33%			3%	6%	3%	1%	12%	
				County Value	SJ County Average	SJ County Rank			
Population Estimate 2004				553,251	297,126	1			
Population Density 2004 (per sq mile)				869.5	745.5	2			
Population Change 1994 – 2004				20.9%	9.1%	1			
Land Area (sq miles) 2000				636.3	453.9	2			
% Land State Owned/Non-Profit 2005				27.1%	20.5%	4			
Assessed Acres of Farmland 2003				26,450	64,479	6			
Building Permits 2005				2,904	1,690	1			
Residential Housing Transactions 2005				9,506	4,877	1			
Median Sale Price of Homes 2005				\$300,000	\$229,125	2			
Equalized Value of Property 2005 (Million \$)				\$87,967.2	\$34,488.9	1			
Effective Tax Rate 2005				1.26	2.14	7			
Average Residential Property Tax Bill 2005				\$4,730	\$3,861	2			
Per Capita Income 2000 (in 2000 Dollars)				\$23,054	\$22,239	3			
Unemployment Rate 2005				4.5%	5.0%	6			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
9,609	< 1%	< 1%	14%	3%	21%	2%	54%	3%	3%
Assessment Class Proportions in Municipal Valuations 2005		Vacant	Residential	Agricultural	Commercial	Industrial	Apartment		
		3%	86%	< 1%	9%	1%	2%		

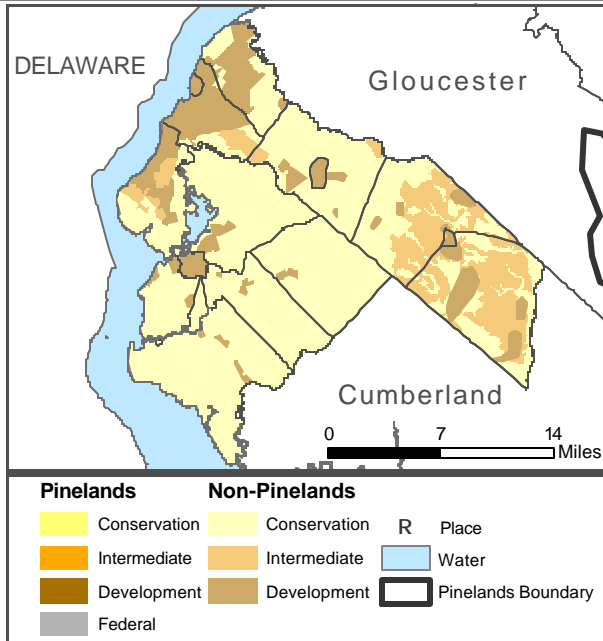
Salem County

% of Municipalities in Pinelands: 0% (0 / 15 total)

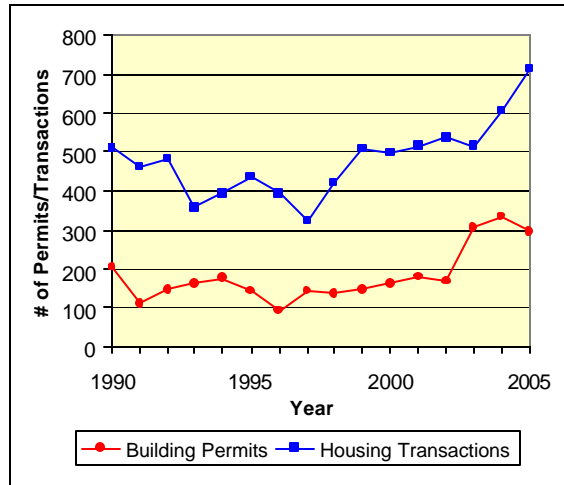
% of Population in Pinelands: 0% (0 residents / 64,285 total)

% of Housing Units in Pinelands: 0% (0 units / 26,158 total)

% of Area in Pinelands: 0% (0 acres / 0 total)



**Building Permits & Housing Transactions
1990 - 2005**



Preserv	Forest	Ag Prod	Special Ag Prod	Rural Dev	Regional Growth	Pine Town	Pine Village	Military & Federal	
				County Value	SJ County Average	SJ County Rank			
Population Estimate 2004				65,346	297,126	8			
Population Density 2004 (per sq mile)				193.4	745.5	8			
Population Change 1994 – 2004				1.0%	9.1%	8			
Land Area (sq miles) 2000				337.9	453.9	5			
% Land State Owned/Non-Profit 2005				9.0%	20.5%	7			
Assessed Acres of Farmland 2003				120,489	64,479	2			
Building Permits 2005				297	1,690	8			
Residential Housing Transactions 2005				713	4,877	8			
Median Sale Price of Homes 2005				\$143,000	\$229,125	8			
Equalized Value of Property 2005 (Million \$)				\$4,246.6	\$34,488.9	8			
Effective Tax Rate 2005				2.55	2.14	3			
Average Residential Property Tax Bill 2005				\$2,789	\$3,861	7			
Per Capita Income 2000 (in 2000 Dollars)				\$20,874	\$22,239	7			
Unemployment Rate 2005				4.8%	5.0%	4			
Establishments 2002	Agric	Mining	Constru	Manufac	Wholsal & Retail	Utils & Trans	Services	Public	UnClass
1,215	4%	0%	10%	3%	18%	5%	48%	8%	4%
Assessment Class Proportions in Municipal Valuations 2005			Vacant	Residential	Agricultural	Commercial	Industrial	Apartment	
			3%	64%	7%	12%	12%	2%	

