

Appendix H. 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 the Pinelands and the 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.

Introductory Information

Data for 53 municipalities that are completely or partially located inside the state-designated Pinelands Area is presented alphabetically by county. The introductory information section is found below the name of the municipality. The number of residents and acres within the Pinelands Area boundary is provided, followed by the percentage of the municipality's total population and area in parentheses. Populations for areas inside and outside the Pinelands Area were calculated using census block data. A map (in the upper-right corner) is also available for quick reference as to where the entity of interest can be found in relation to the Pinelands Area.

Municipal Maps

In past years, the municipal Fact Book featured a map for each municipality that showed what type of development could occur and where it is allowed. These categories were based on generalized Pinelands management area boundaries. For example, areas marked as "development" were synonymous with the Pinelands Regional Growth, Town, and Village management areas. This was done in an effort to ease readability of the small maps.

However, the updated layout features a larger map area that lends itself to displaying greater amounts of detail. Therefore, each municipal map now shows the Pinelands Management Areas overlaid on 2012 aerial photography. While the Management Area layer gives the reader a sense for where what types of development are encouraged, the aerial photography gives an indication as to where development has already occurred.

Each map's key, located directly below the map, also conveys the percent of Pinelands land area that is classified as a specific Pinelands Management Area. For example, Buena Borough, a Pinelands municipality with 47% of its land area in the Pinelands Area, shows "22%" in the "Pinelands Town" symbol key. This should be read as "The Pinelands Town Management Area makes up 22% of Buena's land in the Pinelands Area".

Data Table

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 southern New 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, or that it is last in the series of the variable being tracked. It is important to note that these rankings *do not* indicate a positive or negative connotation.

The variables in the table include: population estimate, population density, population change 2010 to 2013 (estimate), percentage of total land area that is permanently protected *and* in the Pinelands Area, assessed acres of farmland, building permits, residential housing transactions, average sale price of homes, equalized value of property (in millions of dollars), effective tax rate, average residential property tax bill, per capita income estimates (actual values for census years), and estimated 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 as well as the number of people employed and the average annual wage is indicated below the rankings section. The bar graph to the right of the rankings section displays housing data from this year’s supplemental variable on census housing data.

General Caveats

- **Ranking Values.** Again, a rank of “1” indicates the highest value for a particular variable, while a rank of “202” typically indicates the lowest value. It is important to note that these rankings *do not* indicate a positive or negative connotation. 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 previous Fact Books should be interpreted with caution, as data volatility can often be responsible for a municipality’s change in rank.

Specific Caveats

- **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.
- **Average 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.
- **Percentage of Permanently Protected Land:** This value pertains only to municipalities with land in the Pinelands Area; therefore rankings are out of 53 total municipalities. Of those 53 municipalities with any amount of land in the Pinelands Area, eight do not have any permanently protected lands in the Pinelands Area.
- **Business Establishments:** The New Jersey 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 Department of Labor 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.

County Level Fact Sheets

County-level fact sheets are reported for seven of 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 southern New Jersey average that is presented in-between the county value and county rank is *not* the same as the southern New Jersey average shown in the municipal sheets. The southern New Jersey average shown in the county sheets is a *county* average (out of eight counties), while the southern New 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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Counties

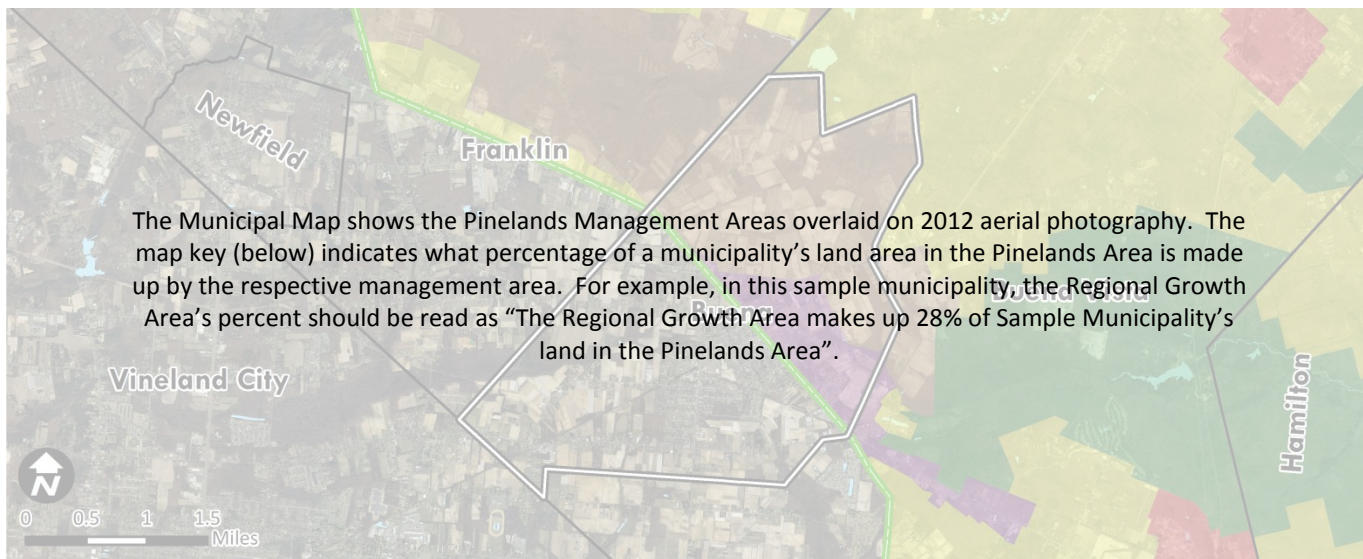
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Burlington County H61
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Pinelands Area Municipalities..... H67

Sample Municipality



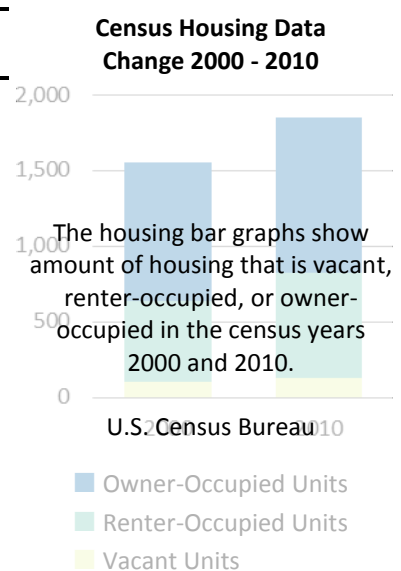
Municipal population inside Pinelands Area (% of total population) - U.S. Census Bureau 2010 Census Block
 Municipal acreage inside Pinelands Area (% of total acreage) - N.J. Pinelands Commission 2013



Pinelands Management Areas

Conservation	Development	Intermediate	Pinelands Area Boundary
Preservation	28% Regional Growth	Rural Development	Municipal Boundary
21% Forest	12% Pinelands Town	Federal	Pinelands Village
Agricultural Production	Pinelands Village	Military & Federal	Water Body
39% Special Ag Production	*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area		

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate		U.S. Census Bureau	
Population Density (per mile ²)		N.J. Pinelands Commission	
Population Change - 2010 to 2013		U.S. Census Bureau	
% Land Protected in Pinelands Area		N.J. Pinelands Commission	
Assessed Acres of Farmland		N.J. Dept. of Treasury	
Building Permits Issued		N.J. Dept. of Labor	
Housing Transactions		N.J. Dept. of Treasury	
Average Home Sale Price		N.J. Dept. of Treasury	
Equalized Property Value (millions)		N.J. Dept. of Community Affairs	
Effective Tax Rate		N.J. Dept. of Treasury	
Average Residential Property Tax Bill		N.J. Dept. of Community Affairs	
Per Capita Income Estimate		ESRI	
Estimated Unemployment Rate		N.J. Dept. of Labor	
Private Sector Employment		Private Sector Establishments	
N.J. Dept. of Labor		N.J. Dept. of Labor	
Private Sector Avg. Annual Wages		N.J. Dept. of Labor	

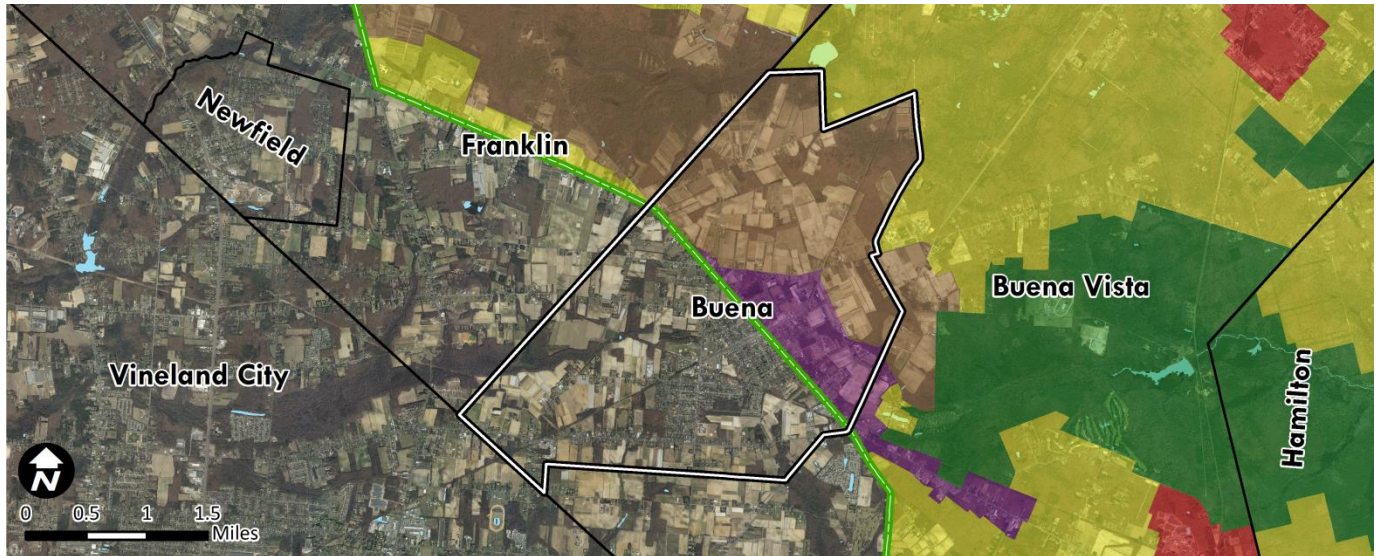


Buena Borough

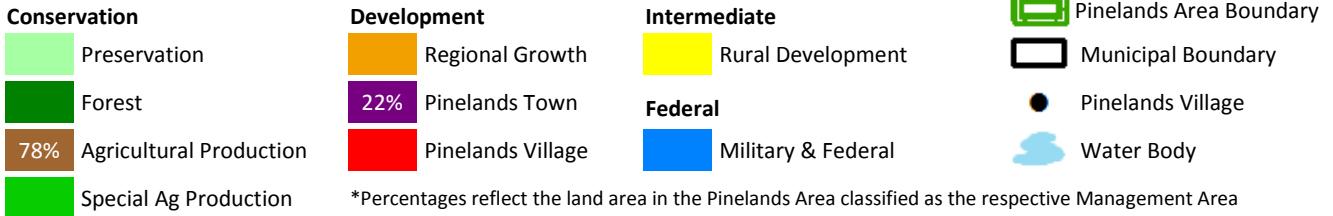


Pinelands Area 2010 population: 1,030 (22% of total population)

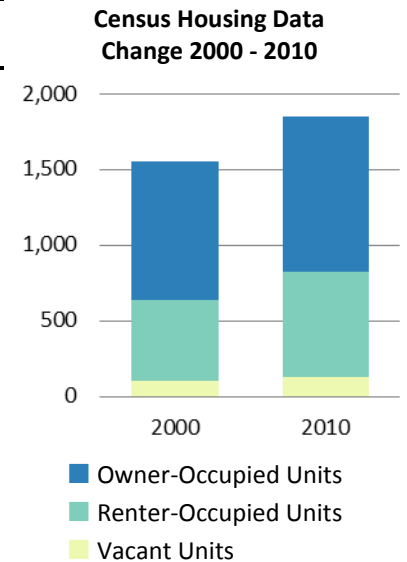
Pinelands Area acreage: 2,277 (47% of total acreage)



Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	4,626	12,038	117
Population Density (per mile ²)	612	1,768	126
Population Change - 2010 to 2013	0.5%	< 0.1%	58
% Land Protected in Pinelands Area	21%	36%*	34*
Assessed Acres of Farmland	2,308	2,270	57
Building Permits Issued	0	33	168
Housing Transactions	25	71	110
Average Home Sale Price	\$161,660	\$276,269	151
Equalized Property Value (millions)	\$266.1	\$1,517.6	149
Effective Tax Rate	2.78	2.46	72
Average Residential Property Tax Bill	\$4,883	\$5,698	122
Per Capita Income Estimate (2012)	\$22,957	\$31,778	174
Estimated Unemployment Rate	14.4%	9.2%	19



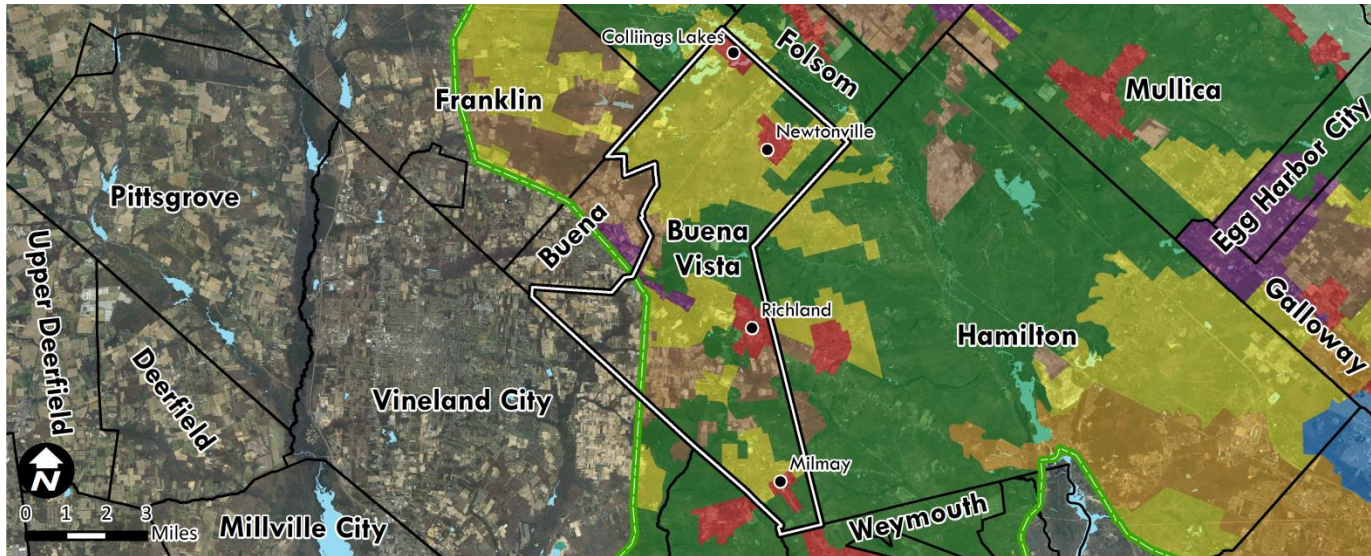
Private Sector Employment 791	Private Sector Establishments 88	Private Sector Avg. Annual Wages \$44,223
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Buena Vista Township

Pinelands Area 2010 population: 6,316 (83% of total population)

Pinelands Area acreage: 23,954 (90% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- 31% Forest
- 12% Agricultural Production
- Special Ag Production

Development

- Regional Growth
- 1% Pinelands Town
- 7% Pinelands Village

Intermediate

- 48% Rural Development

Federal

- Military & Federal

Pinelands Area Boundary

Municipal Boundary

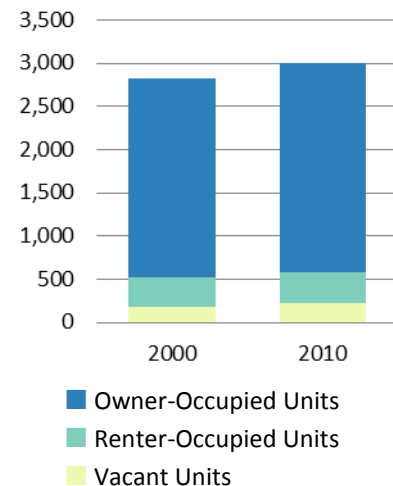
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	7,595	12,038	91
Population Density (per mile ²)	183	1,768	170
Population Change - 2010 to 2013	0.3%	< 0.1%	67
% Land Protected in Pinelands Area	16%	36%*	36*
Assessed Acres of Farmland	4,098	2,270	46
Building Permits Issued	6	33	110
Housing Transactions	16	71	131
Average Home Sale Price	\$238,844	\$276,269	77
Equalized Property Value (millions)	\$636.3	\$1,517.6	106
Effective Tax Rate	2.26	2.46	122
Average Residential Property Tax Bill	\$4,794	\$5,698	129
Per Capita Income Estimate (2012)	\$22,912	\$31,778	175
Estimated Unemployment Rate	10.5%	9.2%	63

Census Housing Data Change 2000 - 2010



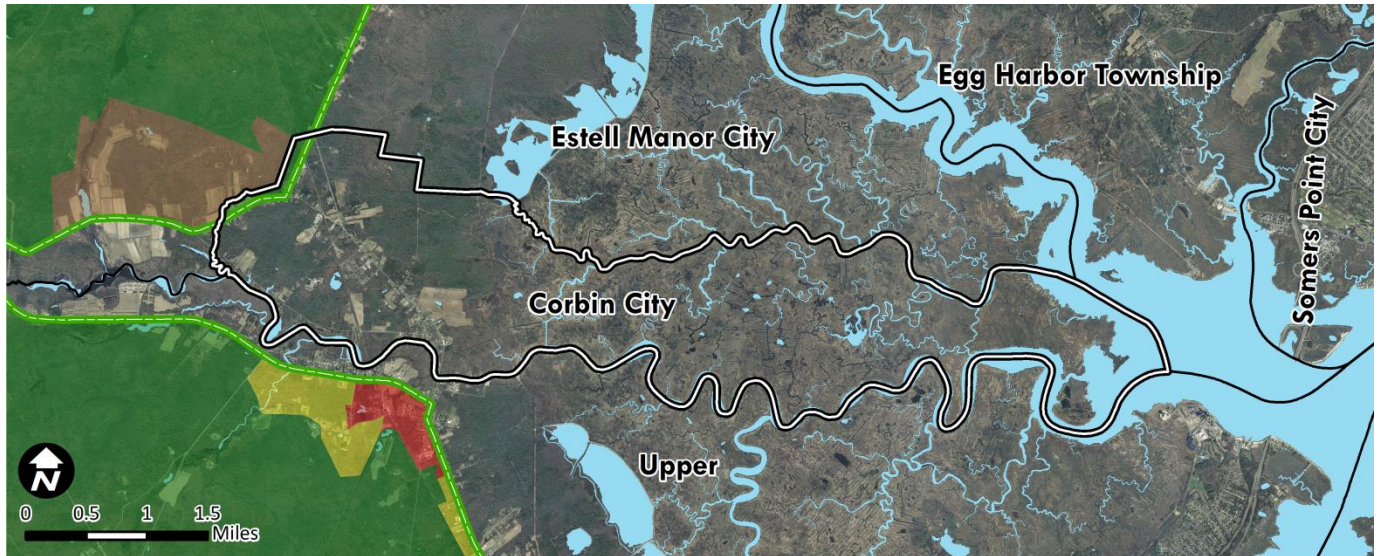
Private Sector Employment 777	Private Sector Establishments 68	Private Sector Avg. Annual Wages \$38,219
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Corbin City

Pinelands Area 2010 population: 5 (1% of total population)

Pinelands Area acreage: 68 (1% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- 100% Forest
- Agricultural Production
- Special Ag Production

Development

- Regional Growth
- Pinelands Town
- Pinelands Village

Intermediate

- Rural Development

Federal

- Military & Federal

Pinelands Area Boundary

Municipal Boundary

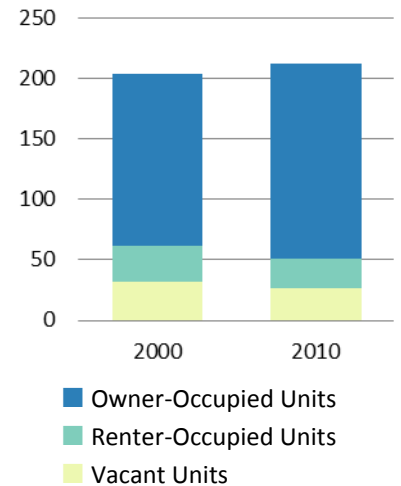
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	493	12,038	197
Population Density (per mile ²)	56	1,768	192
Population Change - 2010 to 2013	0.2%	< 0.1%	73
% Land Protected in Pinelands Area	9%	36%*	39*
Assessed Acres of Farmland	178	2,270	96
Building Permits Issued	2	33	131
Housing Transactions	4	71	181
Average Home Sale Price	\$146,275	\$276,269	168
Equalized Property Value (millions)	\$51.5	\$1,517.6	195
Effective Tax Rate	1.61	2.46	169
Average Residential Property Tax Bill	\$3,478	\$5,698	190
Per Capita Income Estimate (2012)	\$25,944	\$31,778	150
Estimated Unemployment Rate	11.6%	9.2%	45

Census Housing Data Change 2000 - 2010



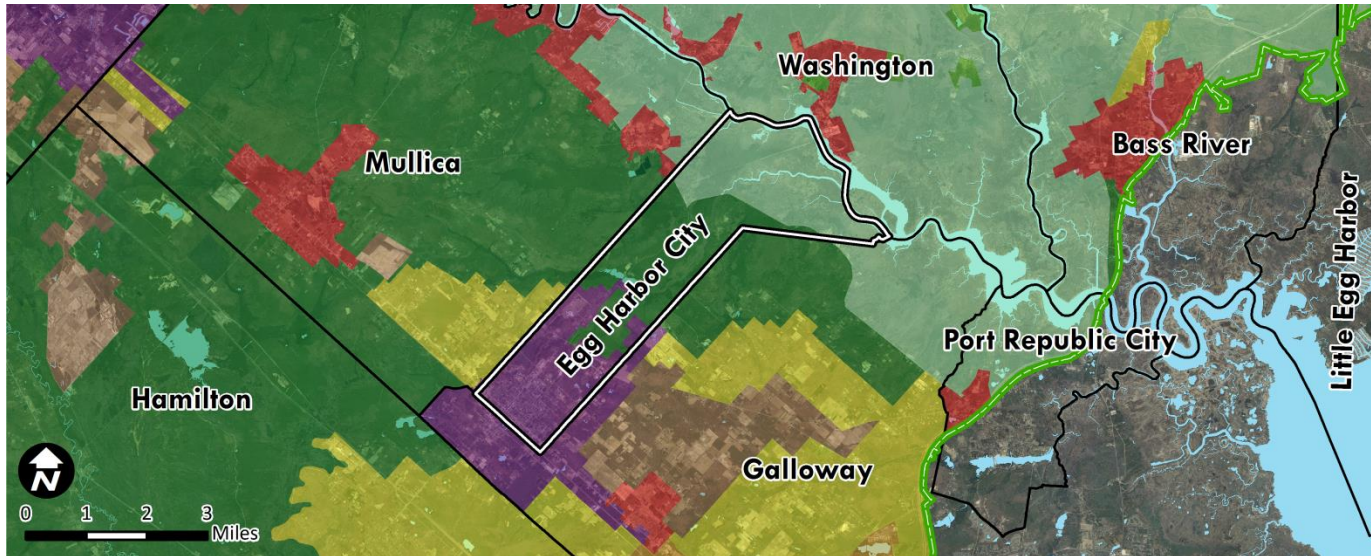
Private Sector Employment	46	Private Sector Establishments	12	Private Sector Avg. Annual Wages	\$18,080
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Egg Harbor City

Pinelands Area 2010 population: 4,243 (100% of total population)

Pinelands Area acreage: 7,372 (100% of total acreage)



Pinelands Management Areas

Conservation

- 35% Preservation
- 36% Forest
- Agricultural Production
- Special Ag Production

Development

- Regional Growth
- 29% Pinelands Town
- Pinelands Village

Intermediate

- Rural Development

Federal

- Military & Federal

Pinelands Area Boundary

Municipal Boundary

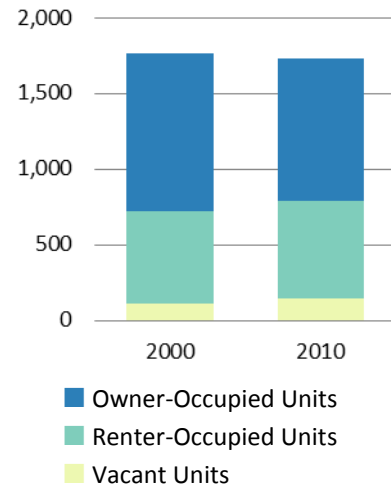
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	4,246	12,038	123
Population Density (per mile ²)	369	1,768	144
Population Change - 2010 to 2013	0.1%	< 0.1%	82
% Land Protected in Pinelands Area	2%	36%*	43*
Assessed Acres of Farmland	0	2,270	123
Building Permits Issued	17	33	68
Housing Transactions	16	71	131
Average Home Sale Price	\$144,844	\$276,269	170
Equalized Property Value (millions)	\$237.1	\$1,517.6	159
Effective Tax Rate	3.64	2.46	19
Average Residential Property Tax Bill	\$5,880	\$5,698	79
Per Capita Income Estimate (2012)	\$19,122	\$31,778	194
Estimated Unemployment Rate	18.4%	9.2%	5

Census Housing Data Change 2000 - 2010



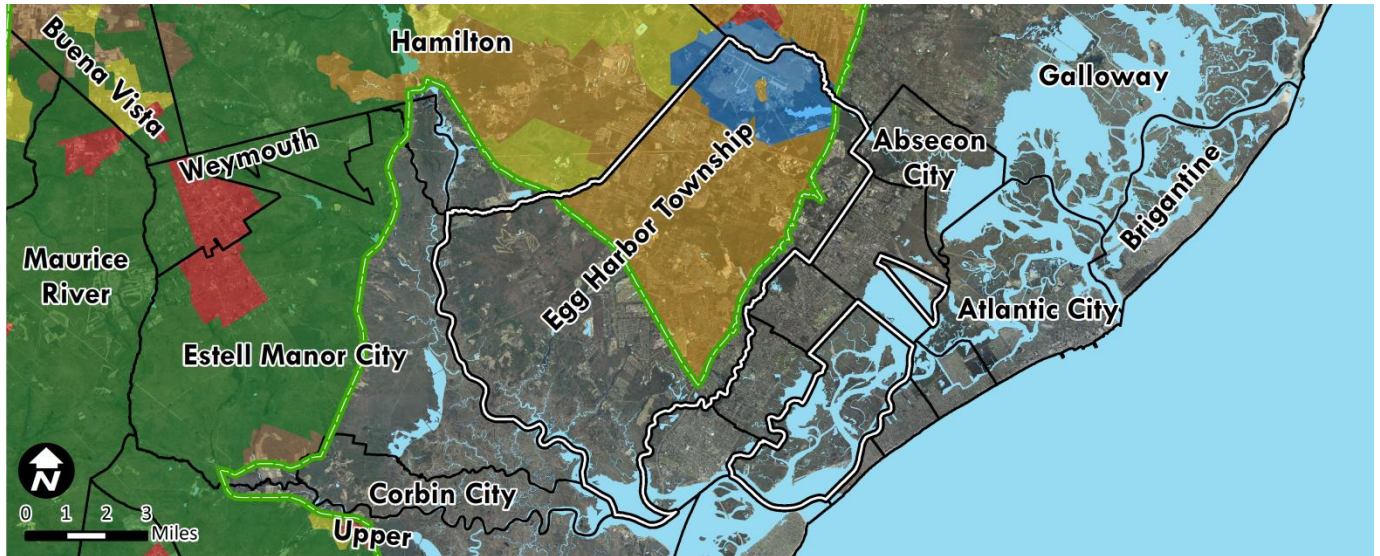
Private Sector Employment	2,536	Private Sector Establishments	225	Private Sector Avg. Annual Wages	\$31,224
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

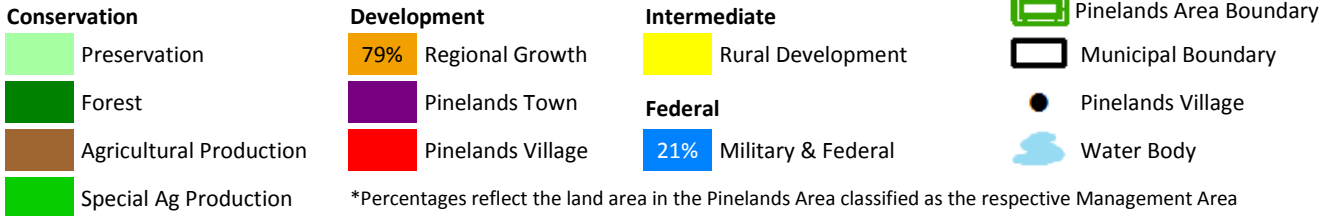
Egg Harbor Township

Pinelands Area 2010 population: 27,556 (64% of total population)

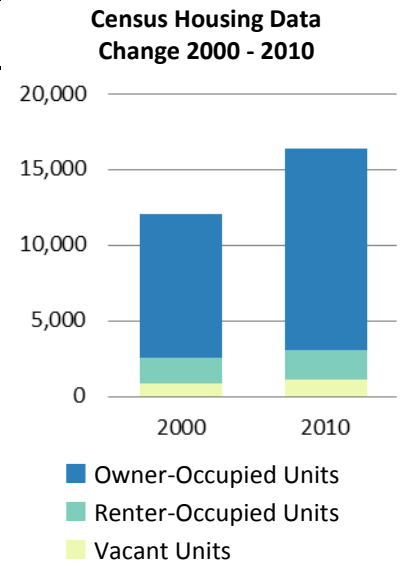
Pinelands Area acreage: 17,867 (44% of total acreage)



Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	43,872	12,038	11
Population Density (per mile ²)	694	1,768	121
Population Change - 2010 to 2013	1.3%	< 0.1%	29
% Land Protected in Pinelands Area	1%	36%*	44*
Assessed Acres of Farmland	2,417	2,270	56
Building Permits Issued	65	33	31
Housing Transactions	107	71	45
Average Home Sale Price	\$229,956	\$276,269	84
Equalized Property Value (millions)	\$4,356.2	\$1,517.6	14
Effective Tax Rate	2.73	2.46	74
Average Residential Property Tax Bill	\$5,852	\$5,698	80
Per Capita Income Estimate (2012)	\$28,260	\$31,778	119
Estimated Unemployment Rate	10.8%	9.2%	56



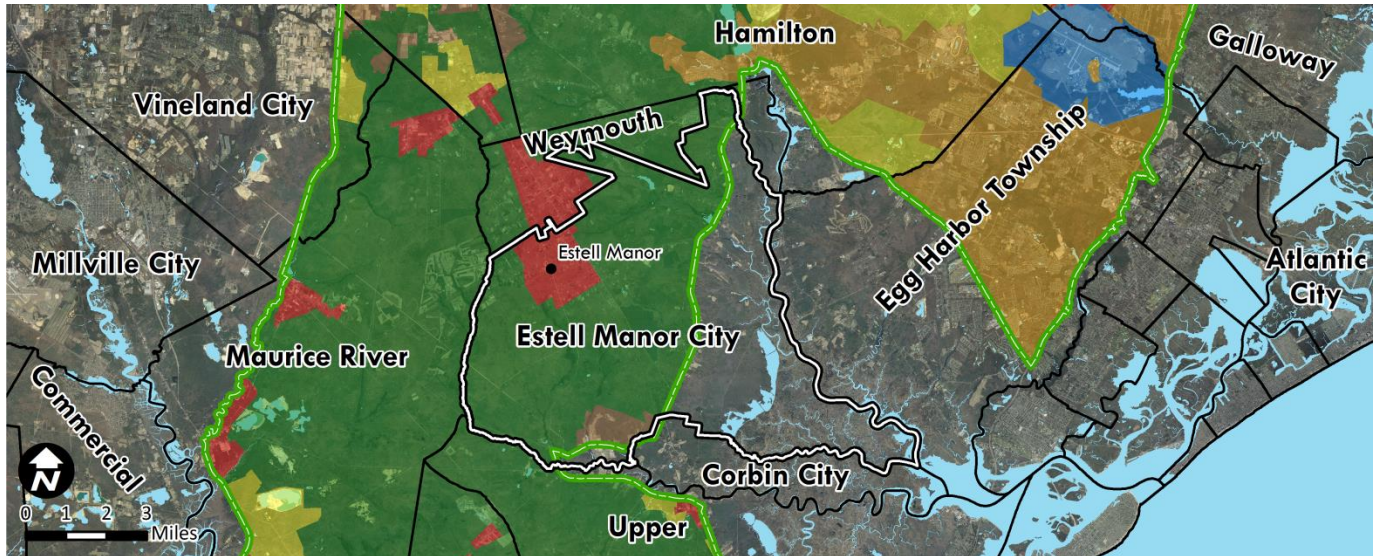
Private Sector Employment 11,711	Private Sector Establishments 845	Private Sector Avg. Annual Wages \$46,567
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Estell Manor City

Pinelands Area 2010 population: 1,624 (94% of total population)

Pinelands Area acreage: 22,423 (63% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- 88% Forest
- 4% Agricultural Production
- Special Ag Production

Development

- Regional Growth
- Pinelands Town
- 8% Pinelands Village

Intermediate

- Rural Development

Federal

- Military & Federal

Pinelands Area Boundary

Municipal Boundary

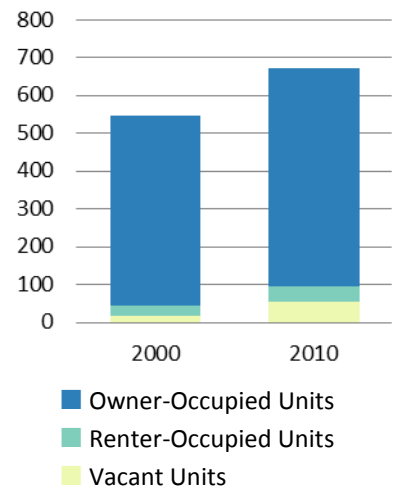
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	1,737	12,038	167
Population Density (per mile ²)	31	1,768	196
Population Change - 2010 to 2013	0.1%	< 0.1%	78
% Land Protected in Pinelands Area	55%	36%*	15*
Assessed Acres of Farmland	9,700	2,270	12
Building Permits Issued	2	33	131
Housing Transactions	7	71	164
Average Home Sale Price	\$208,471	\$276,269	101
Equalized Property Value (millions)	\$171.6	\$1,517.6	174
Effective Tax Rate	2.01	2.46	147
Average Residential Property Tax Bill	\$4,069	\$5,698	168
Per Capita Income Estimate (2012)	\$27,526	\$31,778	127
Estimated Unemployment Rate	13.7%	9.2%	25

Census Housing Data Change 2000 - 2010



Private Sector Employment	134	Private Sector Establishments	28	Private Sector Avg. Annual Wages	\$31,909
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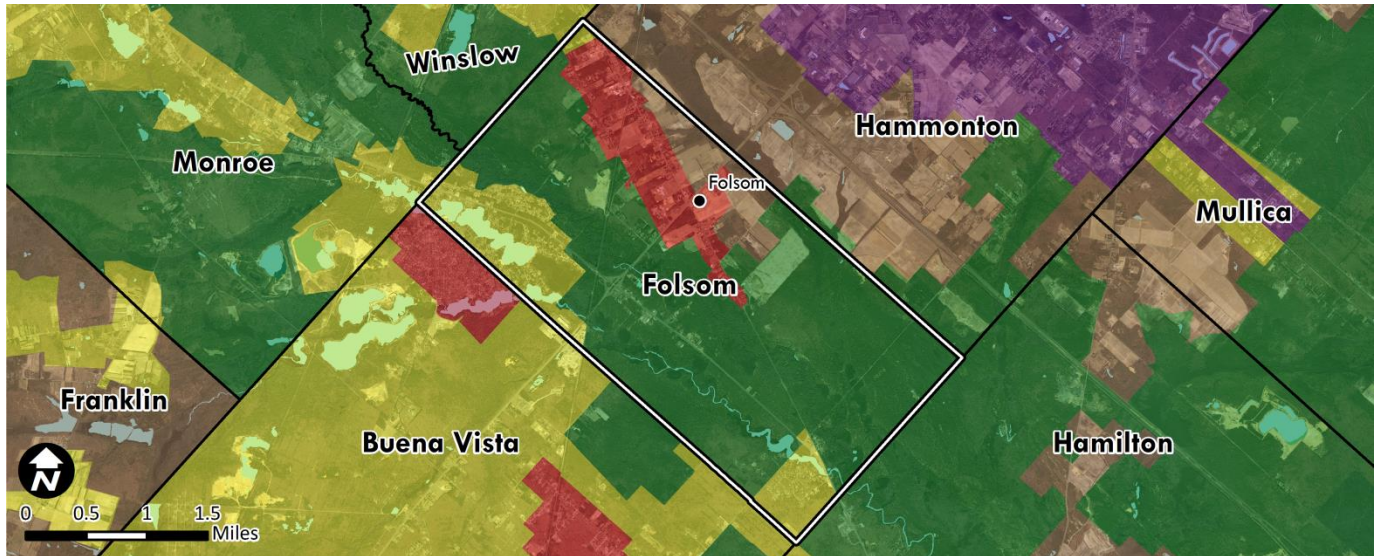
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Folsom Borough



Pinelands Area 2010 population: 1,885 (100% of total population)

Pinelands Area acreage: 5,426 (100% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- 67% Forest
- 6% Agricultural Production
- Special Ag Production

Development

- Regional Growth
- Pinelands Town
- 12% Pinelands Village

Intermediate

- 14% Rural Development

Federal

- Military & Federal



Pinelands Area Boundary



Municipal Boundary



Pinelands Village



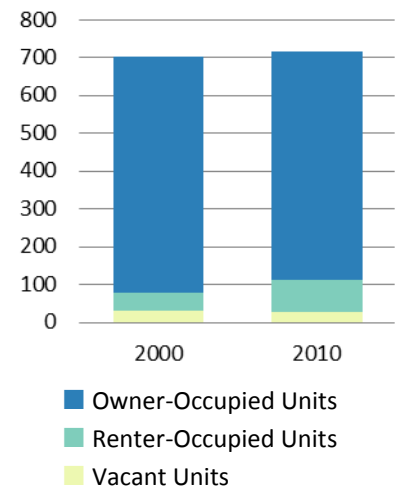
Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	1,873	12,038	161
Population Density (per mile ²)	221	1,768	164
Population Change - 2010 to 2013	-0.6%	< 0.1%	146
% Land Protected in Pinelands Area	16%	36%*	35*
Assessed Acres of Farmland	674	2,270	76
Building Permits Issued	1	33	145
Housing Transactions	7	71	164
Average Home Sale Price	\$207,814	\$276,269	104
Equalized Property Value (millions)	\$181.0	\$1,517.6	170
Effective Tax Rate	1.79	2.46	160
Average Residential Property Tax Bill	\$3,666	\$5,698	185
Per Capita Income Estimate (2012)	\$26,582	\$31,778	143
Estimated Unemployment Rate	14.3%	9.2%	20

Private Sector Employment	723	Private Sector Establishments	38	Private Sector Avg. Annual Wages	\$75,450
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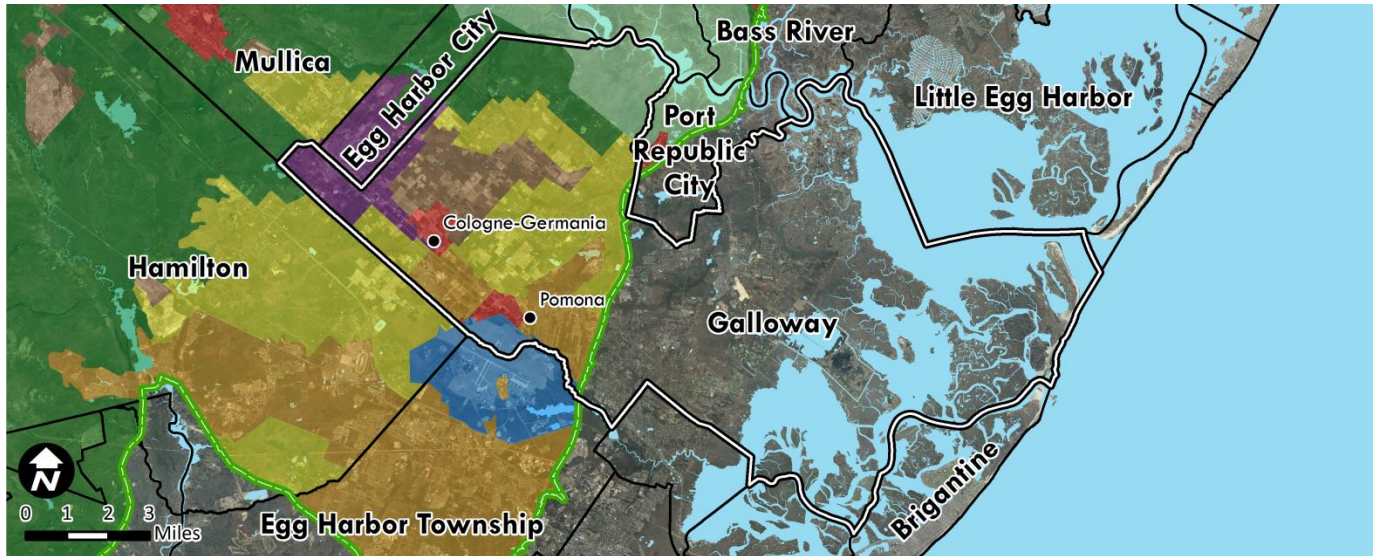
Census Housing Data Change 2000 - 2010



*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Galloway Township

Pinelands Area 2010 population: 14,947 (40% of total population)
 Pinelands Area acreage: 27,005 (38% of total acreage)



Pinelands Management Areas

Conservation

- 10% Preservation
- 12% Forest
- 14% Agricultural Production
- Special Ag Production

Development

- 14% Regional Growth
- 9% Pinelands Town
- 3% Pinelands Village

Intermediate

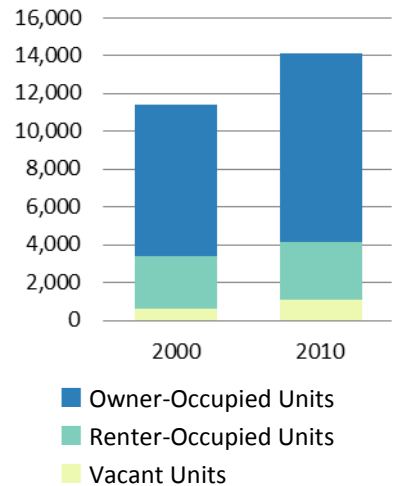
- 34% Rural Development
- Federal**
- 3% Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	37,646	12,038	17
Population Density (per mile ²)	341	1,768	149
Population Change - 2010 to 2013	0.8%	< 0.1%	42
% Land Protected in Pinelands Area	14%	36%*	37*
Assessed Acres of Farmland	539	2,270	82
Building Permits Issued	31	33	49
Housing Transactions	266	71	11
Average Home Sale Price	\$200,960	\$276,269	107
Equalized Property Value (millions)	\$3,095.2	\$1,517.6	29
Effective Tax Rate	2.45	2.46	109
Average Residential Property Tax Bill	\$4,831	\$5,698	126
Per Capita Income Estimate (2012)	\$29,912	\$31,778	101
Estimated Unemployment Rate	10.8%	9.2%	56

Census Housing Data Change 2000 - 2010



Private Sector Employment	7,835	Private Sector Establishments	498	Private Sector Avg. Annual Wages	\$42,126
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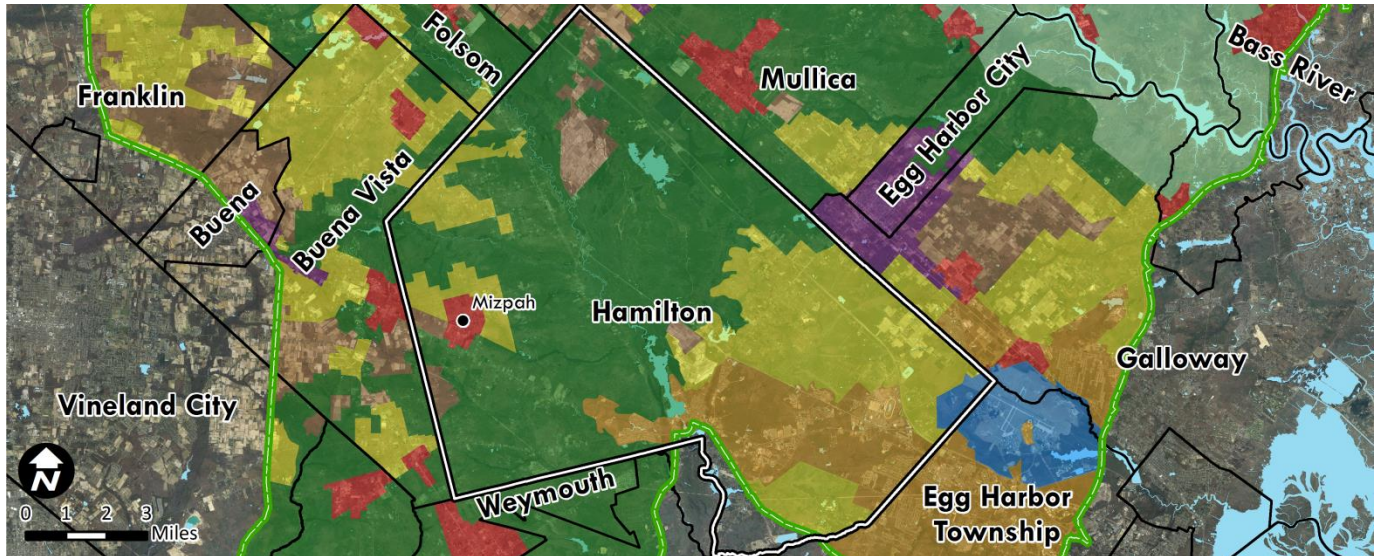
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Hamilton Township



Pinelands Area 2010 population: 24,954 (94% of total population)

Pinelands Area acreage: 70,065 (97% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- 55% Forest
- 4% Agricultural Production
- Special Ag Production

Development

- 13% Regional Growth
- Pinelands Town
- 1% Pinelands Village

Intermediate

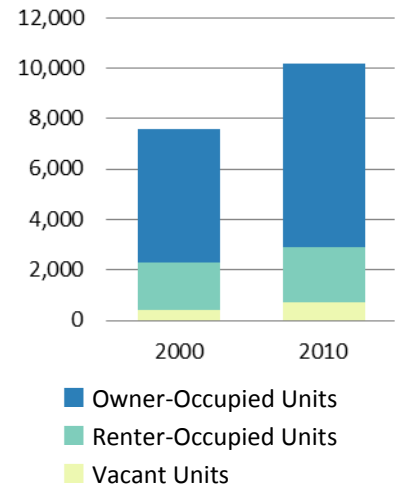
- 25% Rural Development
- Federal**
- 1% Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	26,752	12,038	27
Population Density (per mile ²)	237	1,768	159
Population Change - 2010 to 2013	0.9%	< 0.1%	37
% Land Protected in Pinelands Area	36%	36%*	26*
Assessed Acres of Farmland	6,331	2,270	32
Building Permits Issued	0	33	168
Housing Transactions	132	71	30
Average Home Sale Price	\$194,327	\$276,269	116
Equalized Property Value (millions)	\$2,375.2	\$1,517.6	40
Effective Tax Rate	2.47	2.46	105
Average Residential Property Tax Bill	\$4,676	\$5,698	140
Per Capita Income Estimate (2012)	\$26,571	\$31,778	144
Estimated Unemployment Rate	11.5%	9.2%	47

Census Housing Data Change 2000 - 2010



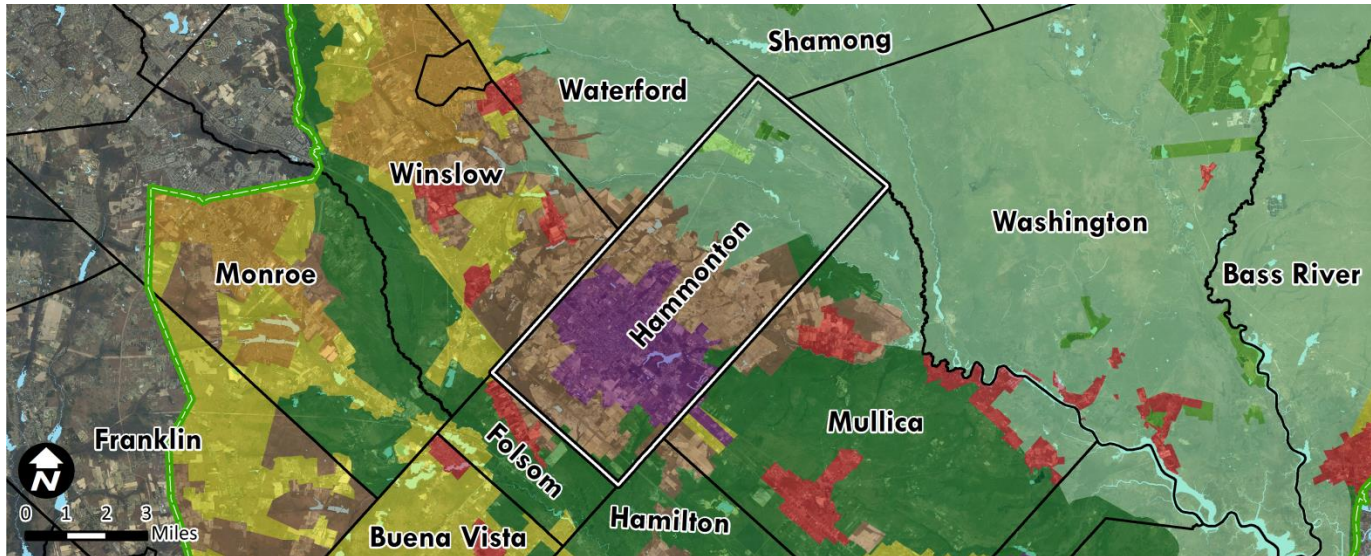
Private Sector Employment	7,434	Private Sector Establishments	519	Private Sector Avg. Annual Wages	\$28,165
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Hammonton Town

Pinelands Area 2010 population: 14,791 (100% of total population)

Pinelands Area acreage: 26,581 (100% of total acreage)



Pinelands Management Areas

Conservation

- 33% Preservation
- 5% Forest
- 33% Agricultural Production
- 2% Special Ag Production

Development

- Regional Growth
- 26% Pinelands Town
- Pinelands Village

Intermediate

- Rural Development

Federal

- Military & Federal

Pinelands Area Boundary

Municipal Boundary

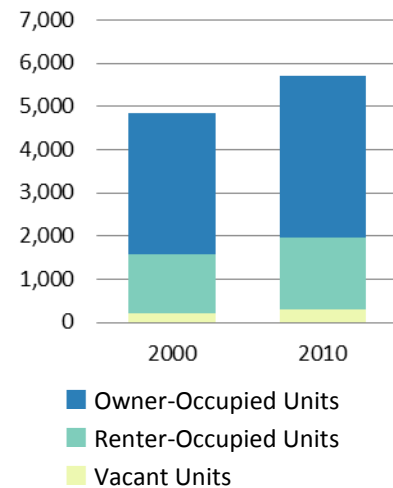
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	14,799	12,038	46
Population Density (per mile ²)	356	1,768	147
Population Change - 2010 to 2013	0.1%	< 0.1%	83
% Land Protected in Pinelands Area	49%	36%*	21*
Assessed Acres of Farmland	6,505	2,270	30
Building Permits Issued	7	33	109
Housing Transactions	70	71	62
Average Home Sale Price	\$230,323	\$276,269	83
Equalized Property Value (millions)	\$1,316.5	\$1,517.6	64
Effective Tax Rate	2.30	2.46	116
Average Residential Property Tax Bill	\$4,975	\$5,698	119
Per Capita Income Estimate (2012)	\$25,434	\$31,778	152
Estimated Unemployment Rate	8.4%	9.2%	109

Census Housing Data Change 2000 - 2010



Private Sector Employment	7,296	Private Sector Establishments	567	Private Sector Avg. Annual Wages	\$38,385
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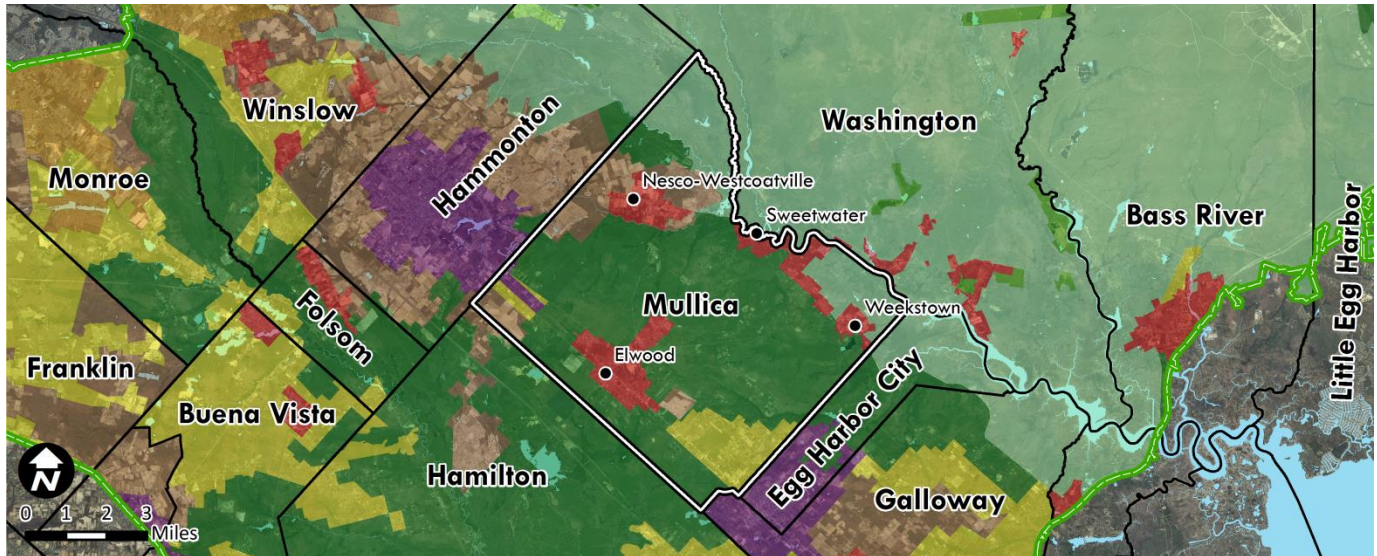
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Mullica Township

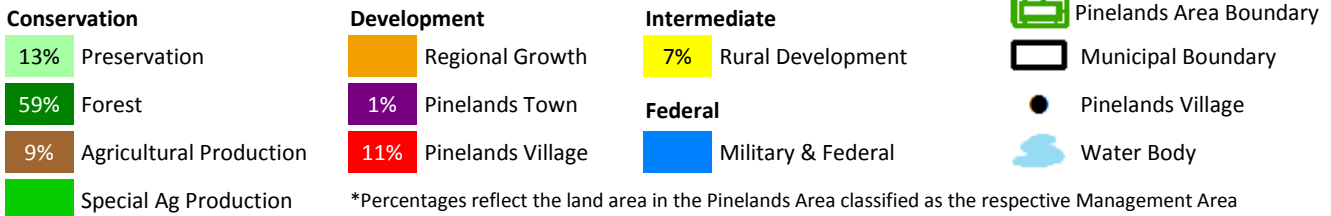


Pinelands Area 2010 population: 6,147 (100% of total population)

Pinelands Area acreage: 36,406 (100% of total acreage)

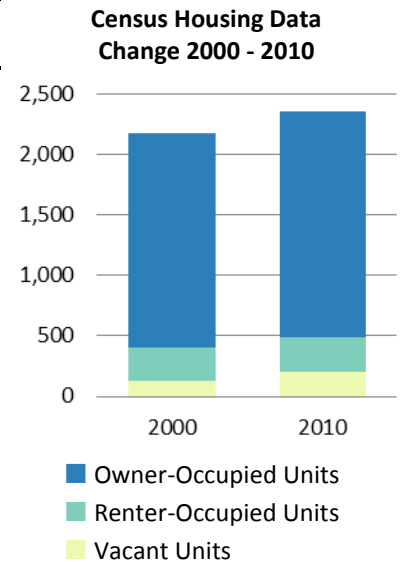


Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	6,176	12,038	102
Population Density (per mile ²)	109	1,768	182
Population Change - 2010 to 2013	0.5%	< 0.1%	61
% Land Protected in Pinelands Area	30%	36%*	30*
Assessed Acres of Farmland	6,221	2,270	34
Building Permits Issued	18	33	66
Housing Transactions	27	71	105
Average Home Sale Price	\$191,911	\$276,269	122
Equalized Property Value (millions)	\$489.5	\$1,517.6	117
Effective Tax Rate	2.26	2.46	123
Average Residential Property Tax Bill	\$4,751	\$5,698	132
Per Capita Income Estimate (2012)	\$26,613	\$31,778	142
Estimated Unemployment Rate	15.2%	9.2%	14

Private Sector Employment	129	Private Sector Establishments	30	Private Sector Avg. Annual Wages	\$30,243
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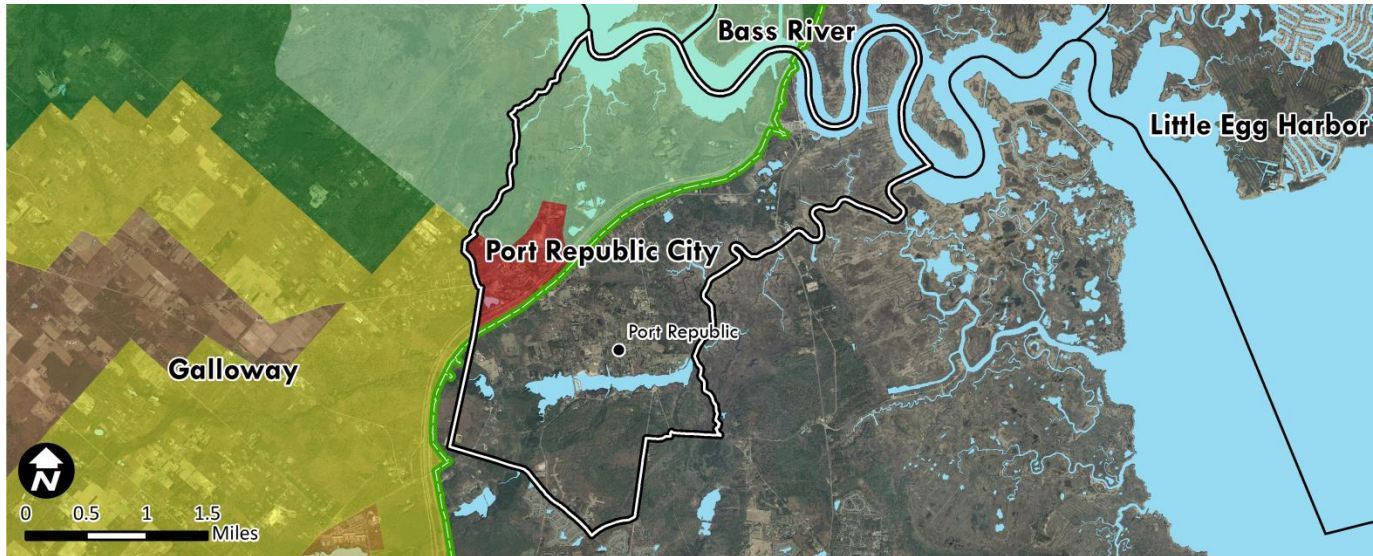
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Port Republic City



Pinelands Area 2010 population: 88 (8% of total population)

Pinelands Area acreage: 1,952 (36% of total acreage)



Pinelands Management Areas

Conservation

- 84% Preservation
- Forest
- Agricultural Production
- Special Ag Production

Development

- Regional Growth
- Pinelands Town
- 16% Pinelands Village

Intermediate

- Rural Development

Federal

- Military & Federal

Pinelands Area Boundary

Municipal Boundary

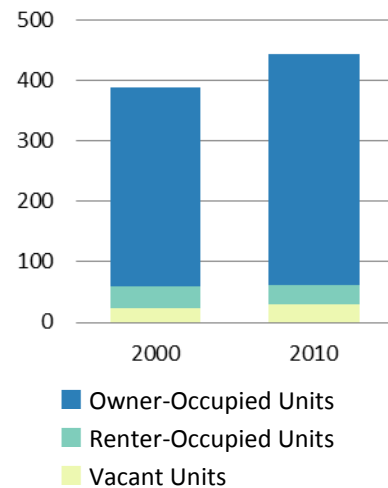
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	1,123	12,038	182
Population Density (per mile ²)	132	1,768	177
Population Change - 2010 to 2013	0.7%	< 0.1%	46
% Land Protected in Pinelands Area	37%	36%*	25*
Assessed Acres of Farmland	136	2,270	99
Building Permits Issued	1	33	145
Housing Transactions	5	71	172
Average Home Sale Price	\$336,738	\$276,269	33
Equalized Property Value (millions)	\$129.6	\$1,517.6	181
Effective Tax Rate	2.00	2.46	149
Average Residential Property Tax Bill	\$5,442	\$5,698	93
Per Capita Income Estimate (2012)	\$36,128	\$31,778	50
Estimated Unemployment Rate	9.1%	9.2%	90

Census Housing Data Change 2000 - 2010



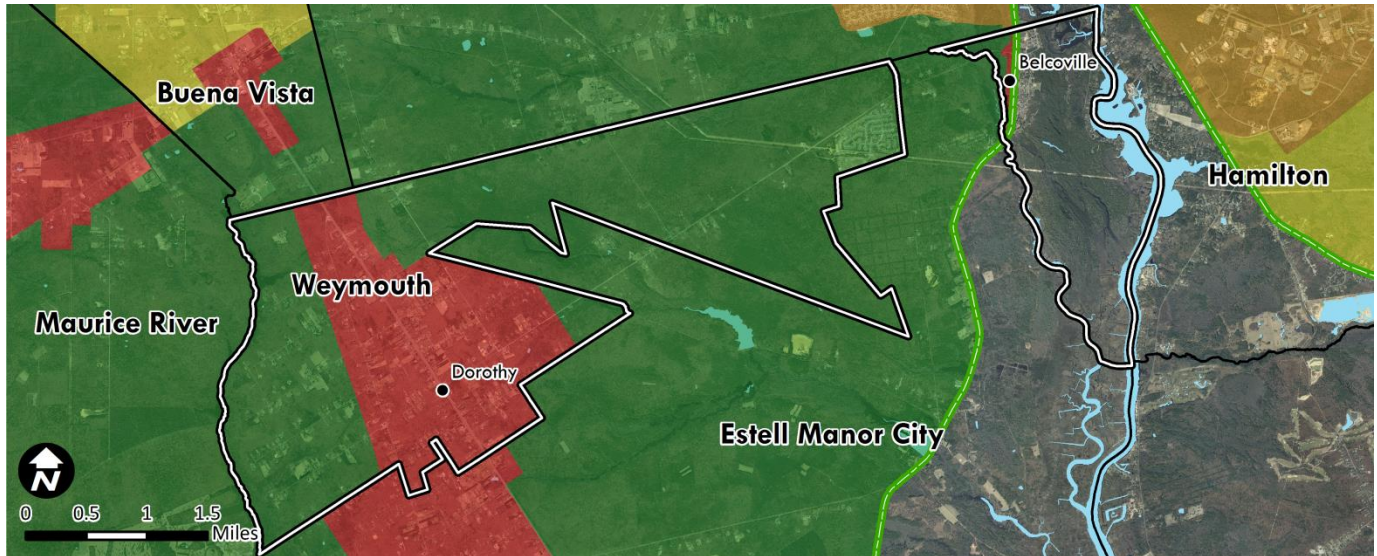
Private Sector Employment	25	Private Sector Establishments	12	Private Sector Avg. Annual Wages	\$24,993
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

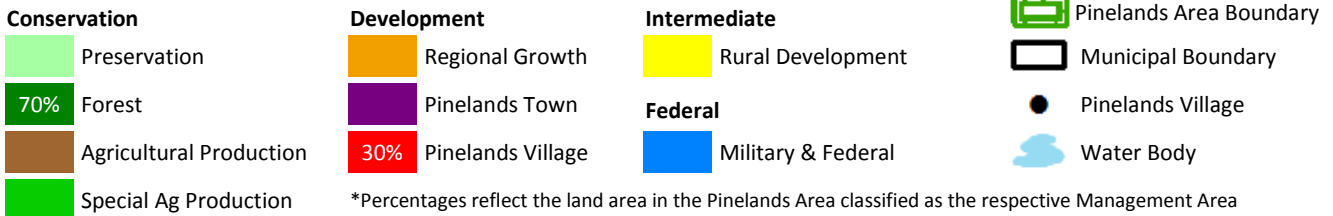
Weymouth Township

Pinelands Area 2010 population: 2,086 (77% of total population)

Pinelands Area acreage: 6,383 (83% of total acreage)

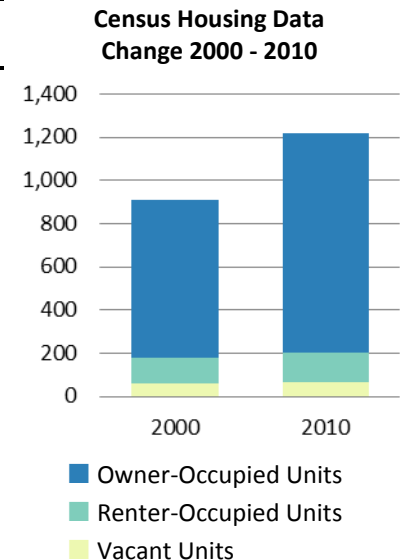


Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	2,716	12,038	148
Population Density (per mile ²)	225	1,768	163
Population Change - 2010 to 2013	< 0.1%	< 0.1%	84
% Land Protected in Pinelands Area	6%	36%*	41*
Assessed Acres of Farmland	15	2,270	119
Building Permits Issued	0	33	168
Housing Transactions	8	71	158
Average Home Sale Price	\$246,125	\$276,269	70
Equalized Property Value (millions)	\$158.6	\$1,517.6	176
Effective Tax Rate	2.15	2.46	132
Average Residential Property Tax Bill	\$4,318	\$5,698	158
Per Capita Income Estimate (2012)	\$26,268	\$31,778	148
Estimated Unemployment Rate	12.0%	9.2%	39

Private Sector Employment	126	Private Sector Establishments	23	Private Sector Avg. Annual Wages	\$39,992
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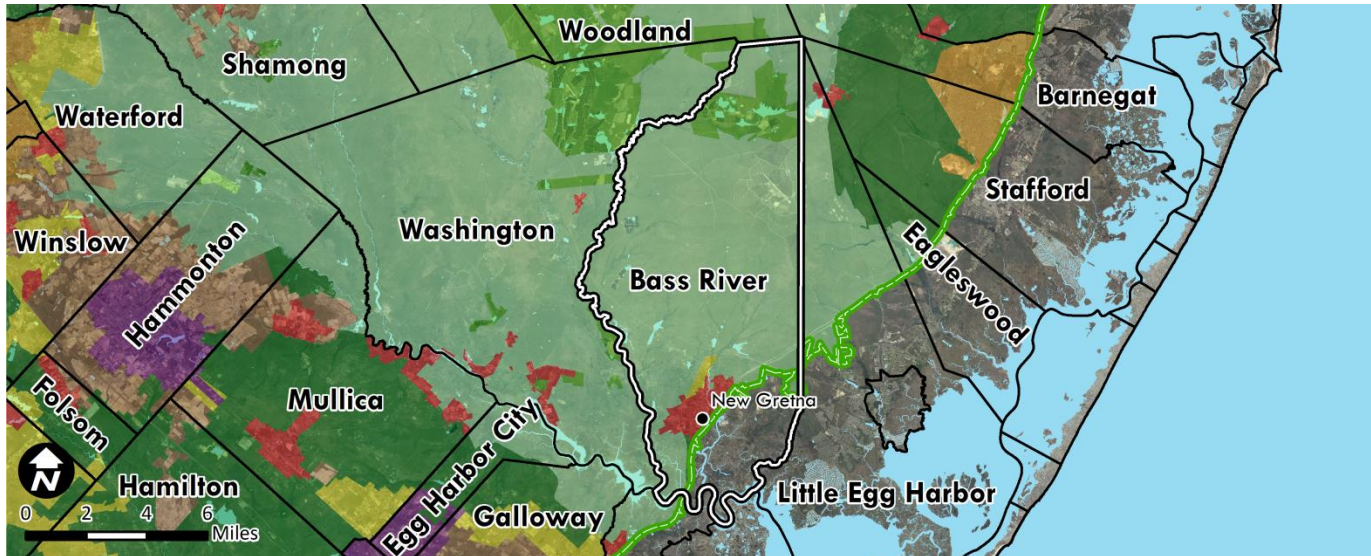


*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Bass River Township

Pinelands Area 2010 population: 1,172 (81% of total population)

Pinelands Area acreage: 43,791 (87% of total acreage)



Pinelands Management Areas

Conservation

- 87% Preservation
- < 1% Forest
- Agricultural Production
- 8% Special Ag Production

Development

- Regional Growth
- Pinelands Town
- 4% Pinelands Village

Intermediate

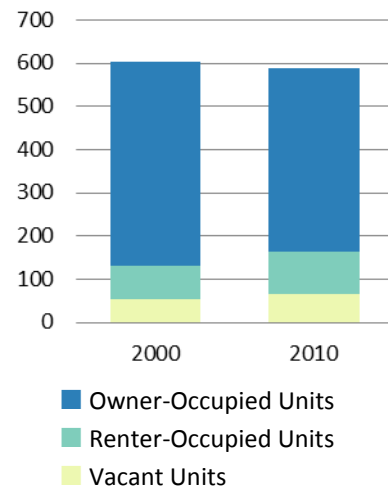
- 1% Rural Development
- Federal
- Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	1,439	12,038	174
Population Density (per mile ²)	18	1,768	199
Population Change - 2010 to 2013	-0.3%	< 0.1%	103
% Land Protected in Pinelands Area	51%	36%*	18*
Assessed Acres of Farmland	6,959	2,270	26
Building Permits Issued	1	33	145
Housing Transactions	5	71	172
Average Home Sale Price	\$236,200	\$276,269	80
Equalized Property Value (millions)	\$176.2	\$1,517.6	172
Effective Tax Rate	1.74	2.46	164
Average Residential Property Tax Bill	\$4,455	\$5,698	154
Per Capita Income Estimate (2012)	\$27,134	\$31,778	133
Estimated Unemployment Rate	12.3%	9.2%	33

Census Housing Data Change 2000 - 2010



Private Sector Employment

Private Sector Establishments

Private Sector Avg. Annual Wages

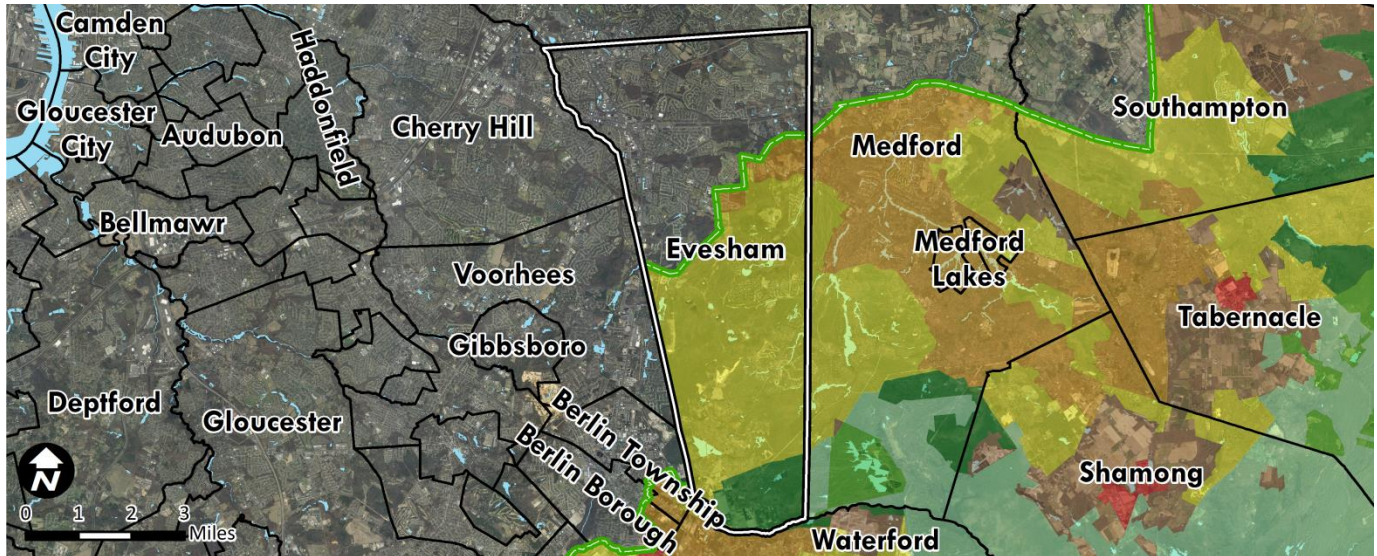
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Evesham Township

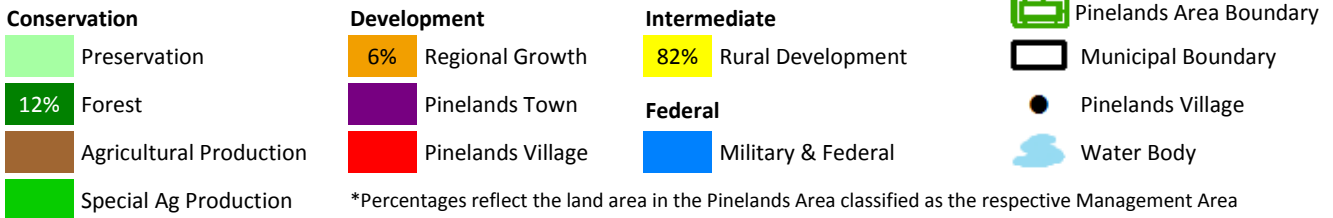


Pinelands Area 2010 population: 11,860 (26% of total population)

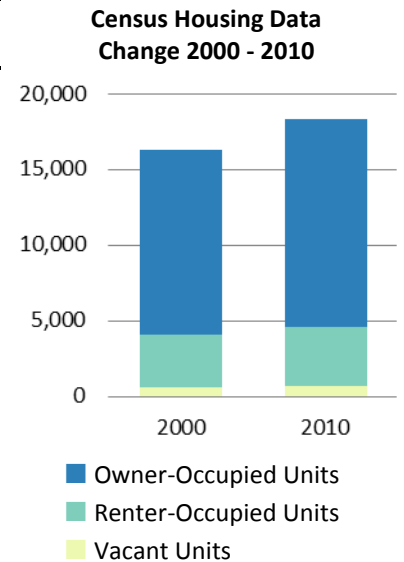
Pinelands Area acreage: 10,344 (55% of total acreage)



Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	45,644	12,038	10
Population Density (per mile ²)	1,550	1,768	87
Population Change - 2010 to 2013	0.2%	< 0.1%	72
% Land Protected in Pinelands Area	29%	36%*	32*
Assessed Acres of Farmland	1,326	2,270	65
Building Permits Issued	11	33	90
Housing Transactions	340	71	7
Average Home Sale Price	\$258,225	\$276,269	65
Equalized Property Value (millions)	\$5,066.2	\$1,517.6	12
Effective Tax Rate	2.52	2.46	96
Average Residential Property Tax Bill	\$6,761	\$5,698	42
Per Capita Income Estimate (2012)	\$38,010	\$31,778	40
Estimated Unemployment Rate	6.4%	9.2%	160



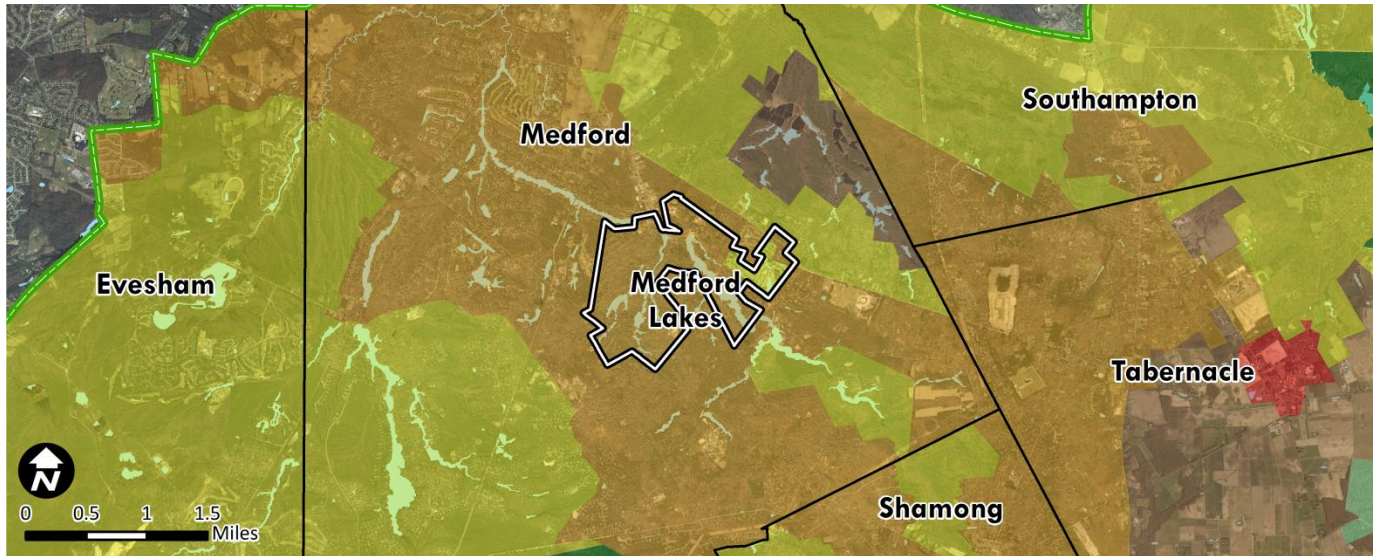
Private Sector Employment 24,809	Private Sector Establishments 1,393	Private Sector Avg. Annual Wages \$51,145
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Medford Lakes Borough

Pinelands Area 2010 population: 4,146 (100% of total population)

Pinelands Area acreage: 812 (100% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- Forest
- Agricultural Production
- Special Ag Production

Development

- 90% Regional Growth
- Pinelands Town
- Pinelands Village

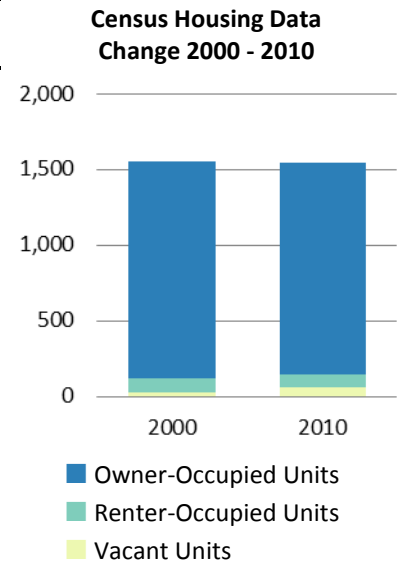
Intermediate

- 10% Rural Development
- Federal**
- Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	4,136	12,038	124
Population Density (per mile ²)	3,261	1,768	41
Population Change - 2010 to 2013	-0.2%	< 0.1%	99
% Land Protected in Pinelands Area	0%	36%*	46*
Assessed Acres of Farmland	0	2,270	123
Building Permits Issued	6	33	110
Housing Transactions	31	71	100
Average Home Sale Price	\$272,666	\$276,269	57
Equalized Property Value (millions)	\$460.9	\$1,517.6	123
Effective Tax Rate	2.79	2.46	69
Average Residential Property Tax Bill	\$8,244	\$5,698	17
Per Capita Income Estimate (2012)	\$42,207	\$31,778	24
Estimated Unemployment Rate	3.9%	9.2%	193



Private Sector Employment	Private Sector Establishments	Private Sector Avg. Annual Wages
-	-	-

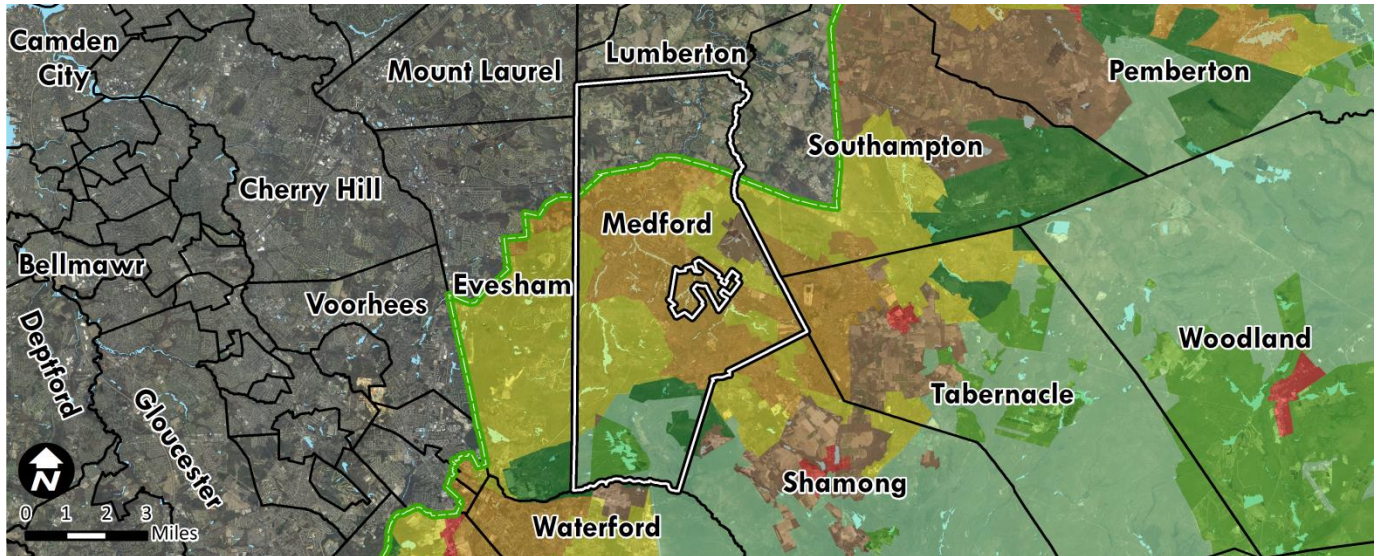
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Medford Township

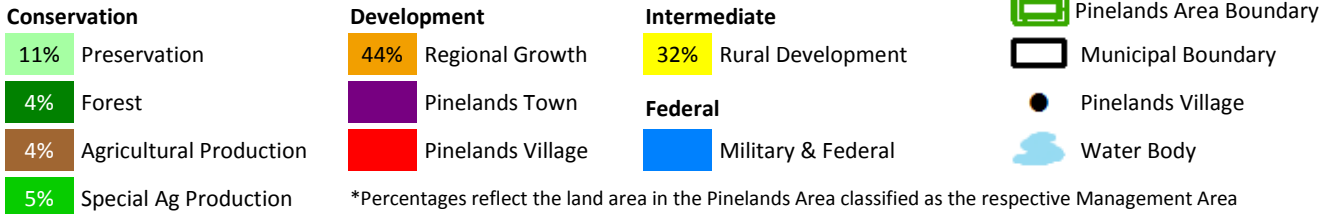


Pinelands Area 2010 population: 18,861 (82% of total population)

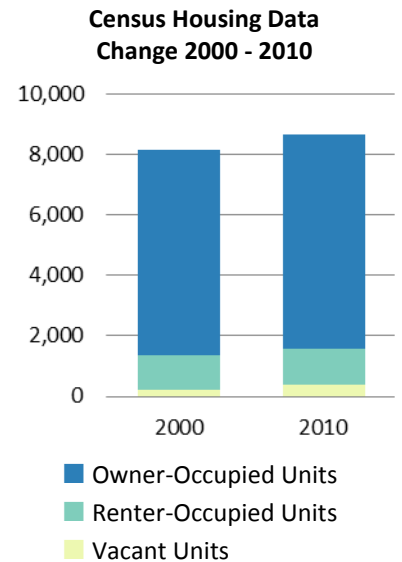
Pinelands Area acreage: 19,793 (78% of total acreage)



Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	23,281	12,038	29
Population Density (per mile ²)	585	1,768	127
Population Change - 2010 to 2013	1.1%	< 0.1%	34
% Land Protected in Pinelands Area	32%	36%*	27*
Assessed Acres of Farmland	5,715	2,270	36
Building Permits Issued	70	33	27
Housing Transactions	195	71	16
Average Home Sale Price	\$379,426	\$276,269	27
Equalized Property Value (millions)	\$3,147.8	\$1,517.6	28
Effective Tax Rate	2.72	2.46	76
Average Residential Property Tax Bill	\$9,424	\$5,698	9
Per Capita Income Estimate (2012)	\$46,285	\$31,778	17
Estimated Unemployment Rate	4.2%	9.2%	191



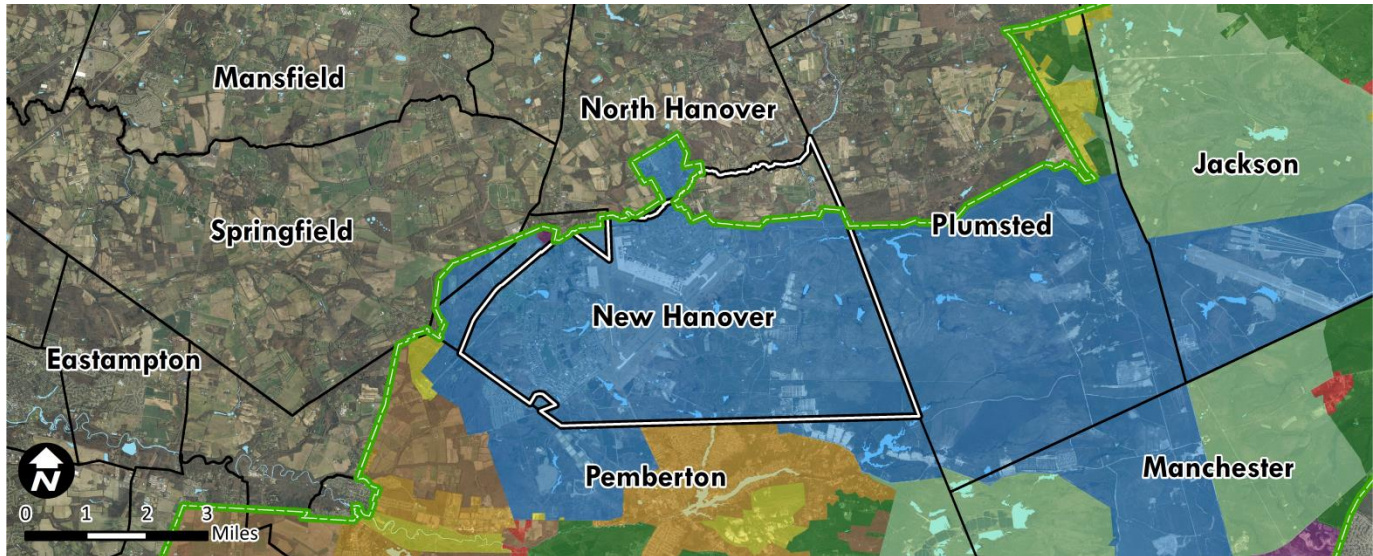
Private Sector Employment 6,478	Private Sector Establishments 754	Private Sector Avg. Annual Wages \$37,459
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

New Hanover Township

Pinelands Area 2010 population: 6,692 (91% of total population)

Pinelands Area acreage: 13,016 (91% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- Forest
- Agricultural Production
- Special Ag Production

Development

- Regional Growth
- Pinelands Town
- Pinelands Village

Intermediate

- Rural Development

Federal

- 100% Military & Federal

Pinelands Area Boundary

Municipal Boundary

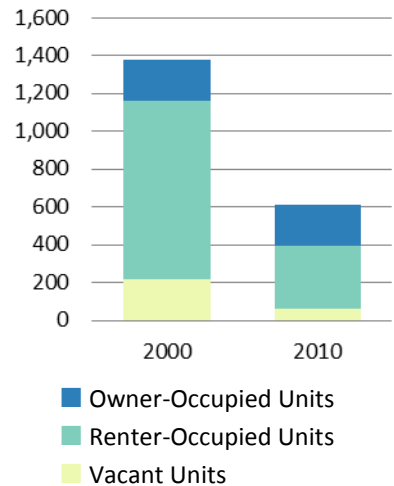
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	7,942	12,038	85
Population Density (per mile ²)	354	1,768	148
Population Change - 2010 to 2013	7.5%	< 0.1%	3
% Land Protected in Pinelands Area	0%	36%*	46*
Assessed Acres of Farmland	932	2,270	70
Building Permits Issued	0	33	168
Housing Transactions	3	71	189
Average Home Sale Price	\$181,000	\$276,269	124
Equalized Property Value (millions)	\$70.9	\$1,517.6	193
Effective Tax Rate	1.83	2.46	159
Average Residential Property Tax Bill	\$3,793	\$5,698	178
Per Capita Income Estimate (2012)	\$31,371	\$31,778	88
Estimated Unemployment Rate	7.4%	9.2%	137

Census Housing Data Change 2000 - 2010



Private Sector Employment	1,272	Private Sector Establishments	125	Private Sector Avg. Annual Wages	\$43,628
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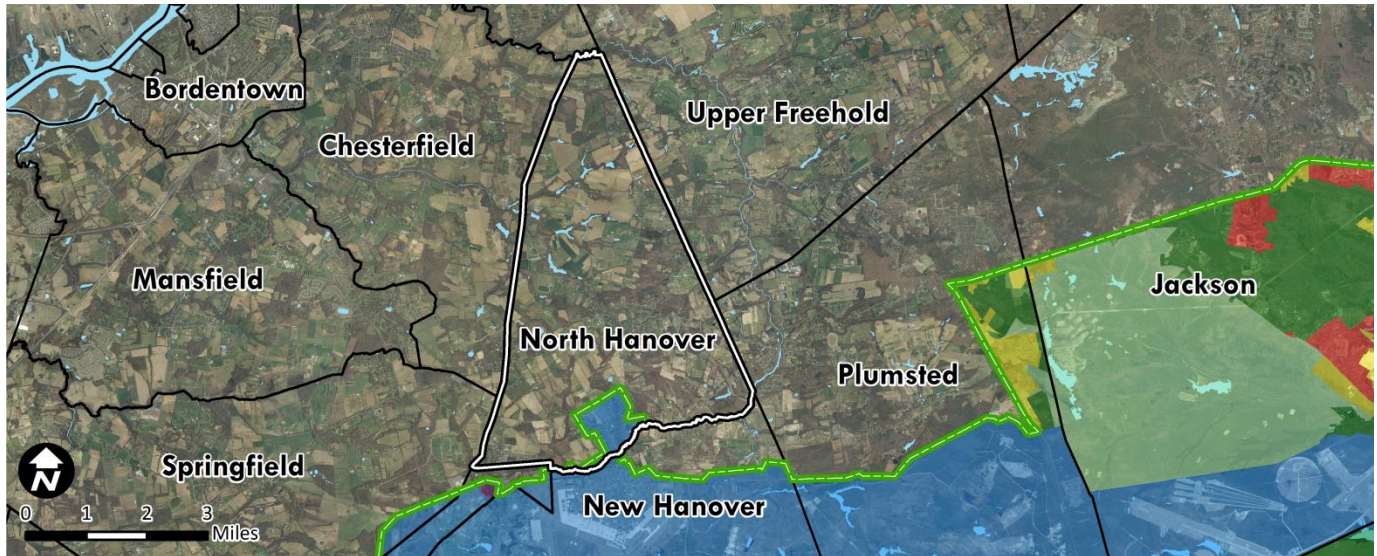
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North Hanover Township

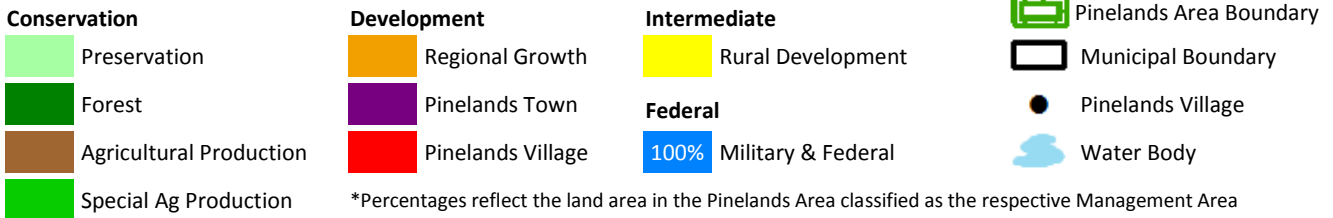


Pinelands Area 2010 population: 2,973 (39% of total population)

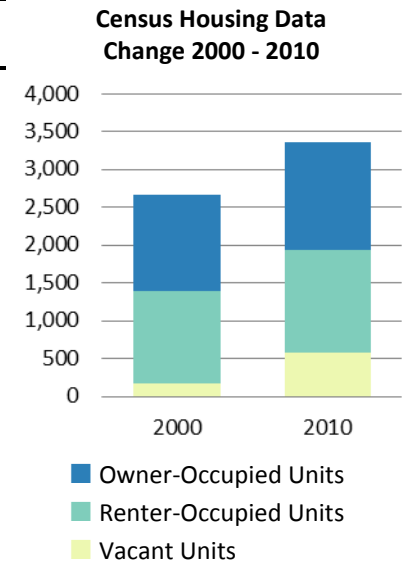
Pinelands Area acreage: 477 (4% of total acreage)



Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	7,669	12,038	87
Population Density (per mile ²)	439	1,768	138
Population Change - 2010 to 2013	-0.1%	< 0.1%	93
% Land Protected in Pinelands Area	0%	36%*	46*
Assessed Acres of Farmland	7,181	2,270	23
Building Permits Issued	15	33	71
Housing Transactions	13	71	140
Average Home Sale Price	\$303,962	\$276,269	42
Equalized Property Value (millions)	\$408.9	\$1,517.6	131
Effective Tax Rate	1.83	2.46	158
Average Residential Property Tax Bill	\$5,935	\$5,698	75
Per Capita Income Estimate (2012)	\$24,493	\$31,778	158
Estimated Unemployment Rate	10.4%	9.2%	64



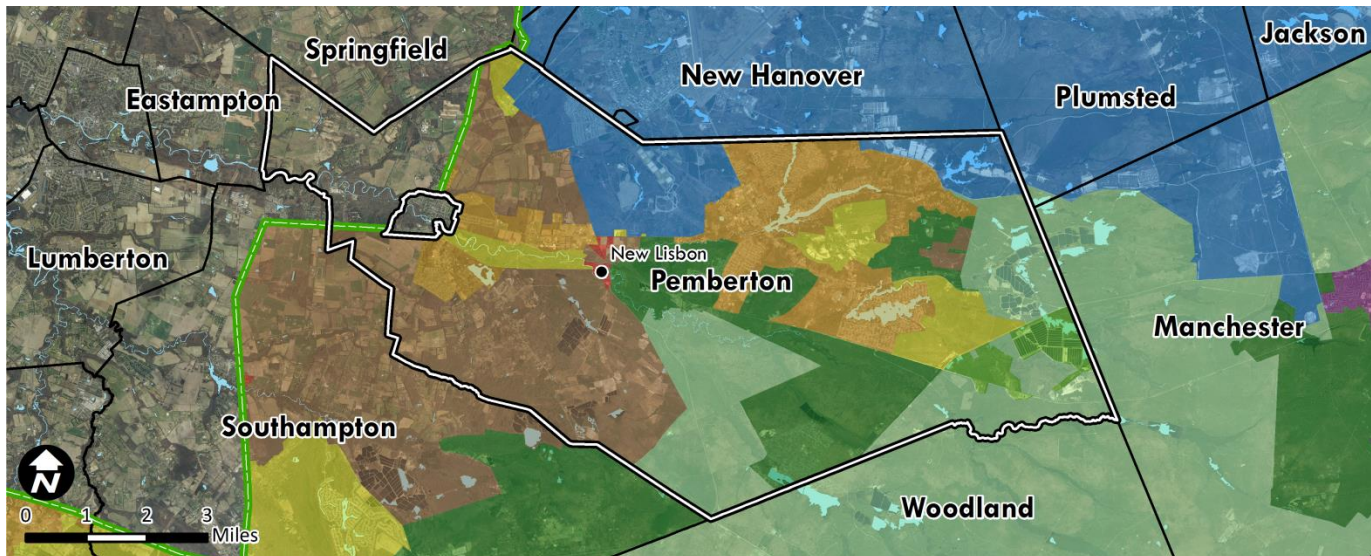
Private Sector Employment 354	Private Sector Establishments 70	Private Sector Avg. Annual Wages \$44,018
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Pemberton Township

Pinelands Area 2010 population: 27,394 (98% of total population)

Pinelands Area acreage: 36,722 (91% of total acreage)



Pinelands Management Areas

Conservation

- 20% Preservation
- 16% Forest
- 25% Agricultural Production
- 3% Special Ag Production

Development

- 19% Regional Growth
- Pinelands Town
- < 1% Pinelands Village

Intermediate

- 7% Rural Development

Federal

- 12% Military & Federal

Pinelands Area Boundary

Municipal Boundary

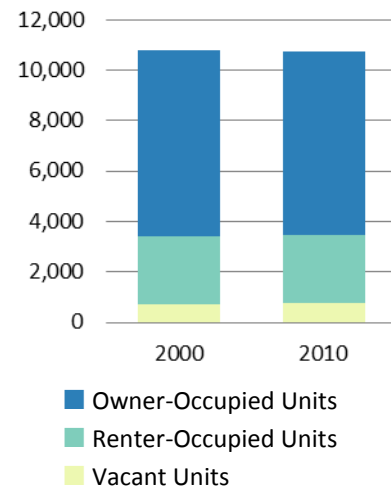
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	27,914	12,038	25
Population Density (per mile ²)	444	1,768	137
Population Change - 2010 to 2013	< 0.1%	< 0.1%	85
% Land Protected in Pinelands Area	41%	36%*	24*
Assessed Acres of Farmland	10,652	2,270	11
Building Permits Issued	13	33	81
Housing Transactions	104	71	49
Average Home Sale Price	\$160,391	\$276,269	152
Equalized Property Value (millions)	\$1,479.5	\$1,517.6	58
Effective Tax Rate	1.98	2.46	151
Average Residential Property Tax Bill	\$3,424	\$5,698	193
Per Capita Income Estimate (2012)	\$23,601	\$31,778	166
Estimated Unemployment Rate	9.7%	9.2%	75

Census Housing Data Change 2000 - 2010



Private Sector Employment	2,330	Private Sector Establishments	205	Private Sector Avg. Annual Wages	\$47,593
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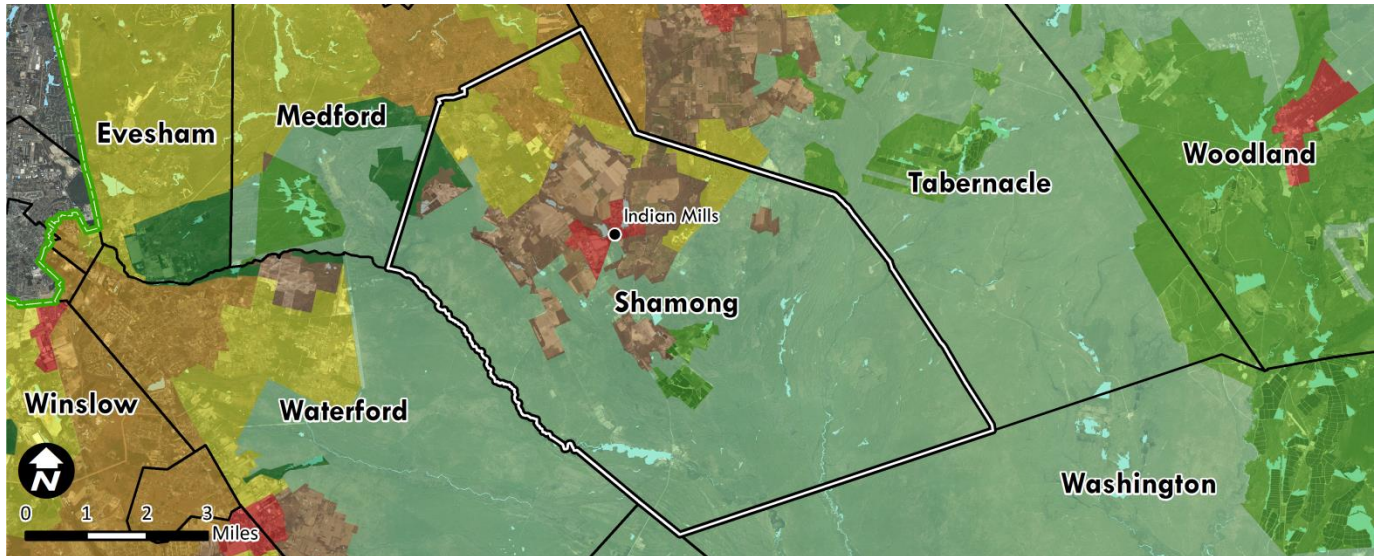
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Shamong Township

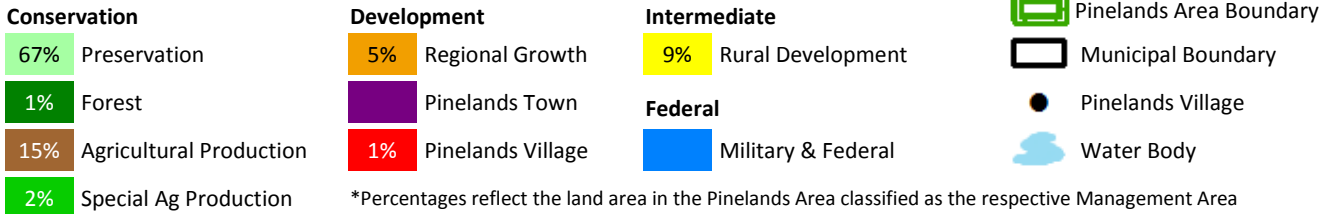


Pinelands Area 2010 population: 6,490 (100% of total population)

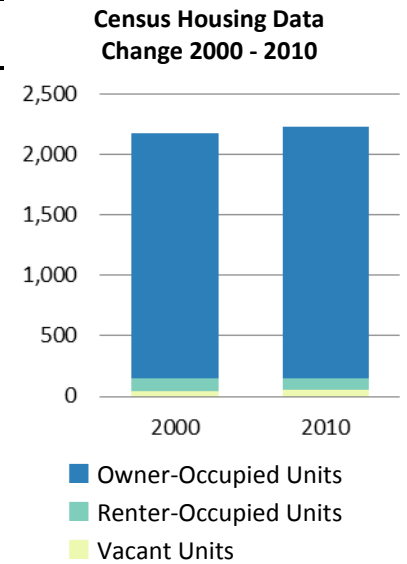
Pinelands Area acreage: 28,706 (100% of total acreage)



Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	6,444	12,038	99
Population Density (per mile ²)	144	1,768	175
Population Change - 2010 to 2013	-0.7%	< 0.1%	153
% Land Protected in Pinelands Area	63%	36%*	13*
Assessed Acres of Farmland	4,696	2,270	43
Building Permits Issued	12	33	85
Housing Transactions	33	71	97
Average Home Sale Price	\$372,803	\$276,269	28
Equalized Property Value (millions)	\$698.9	\$1,517.6	100
Effective Tax Rate	2.30	2.46	117
Average Residential Property Tax Bill	\$7,493	\$5,698	25
Per Capita Income Estimate (2012)	\$39,502	\$31,778	34
Estimated Unemployment Rate	7.2%	9.2%	141



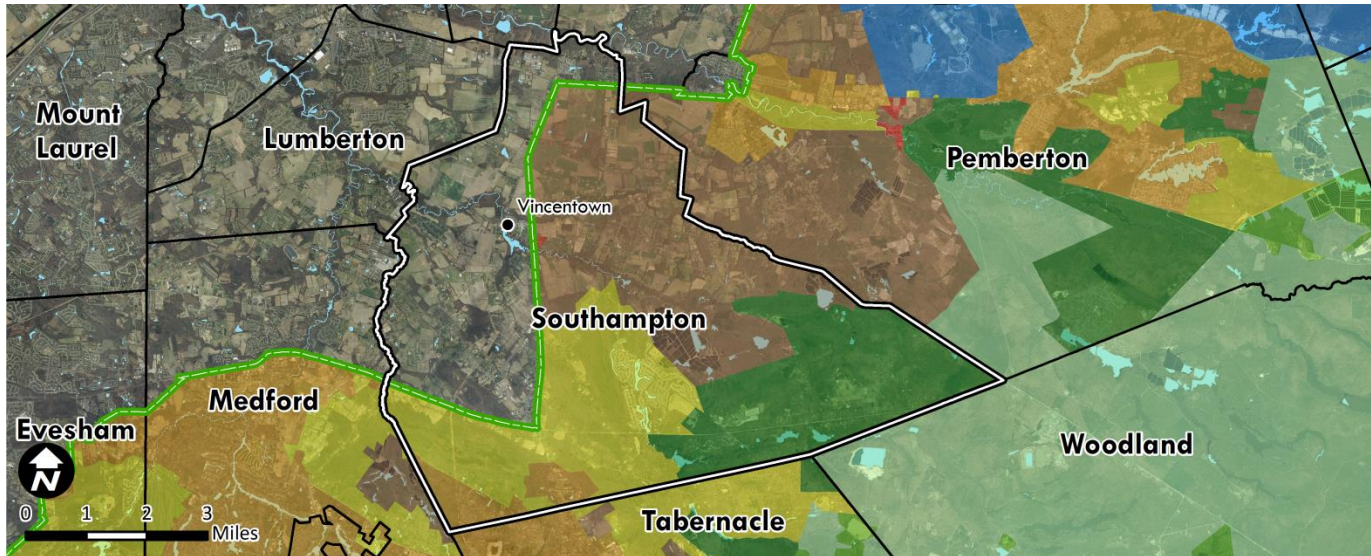
Private Sector Employment	Private Sector Establishments	Private Sector Avg. Annual Wages
860	122	\$37,928

*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Southampton Township

Pinelands Area 2010 population: 7,295 (70% of total population)

Pinelands Area acreage: 20,760 (73% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- 28% Forest
- 39% Agricultural Production
- Special Ag Production

Development

- 5% Regional Growth
- Pinelands Town
- <1% Pinelands Village

Intermediate

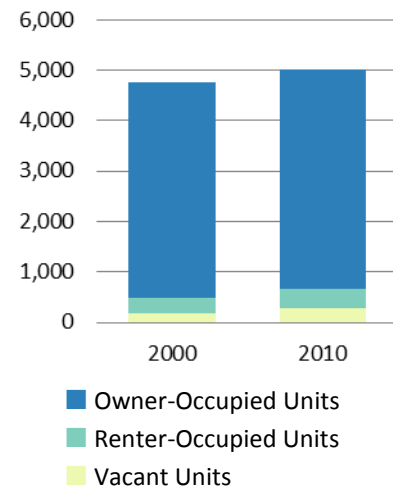
- 28% Rural Development
- Federal**
- Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	10,390	12,038	65
Population Density (per mile ²)	234	1,768	160
Population Change - 2010 to 2013	-0.7%	< 0.1%	151
% Land Protected in Pinelands Area	32%	36%*	29*
Assessed Acres of Farmland	12,492	2,270	8
Building Permits Issued	13	33	81
Housing Transactions	132	71	30
Average Home Sale Price	\$193,081	\$276,269	119
Equalized Property Value (millions)	\$1,086.0	\$1,517.6	79
Effective Tax Rate	2.27	2.46	120
Average Residential Property Tax Bill	\$4,814	\$5,698	128
Per Capita Income Estimate (2012)	\$32,736	\$31,778	73
Estimated Unemployment Rate	6.4%	9.2%	160

Census Housing Data Change 2000 - 2010



Private Sector Employment 2,343	Private Sector Establishments 236	Private Sector Avg. Annual Wages \$36,902
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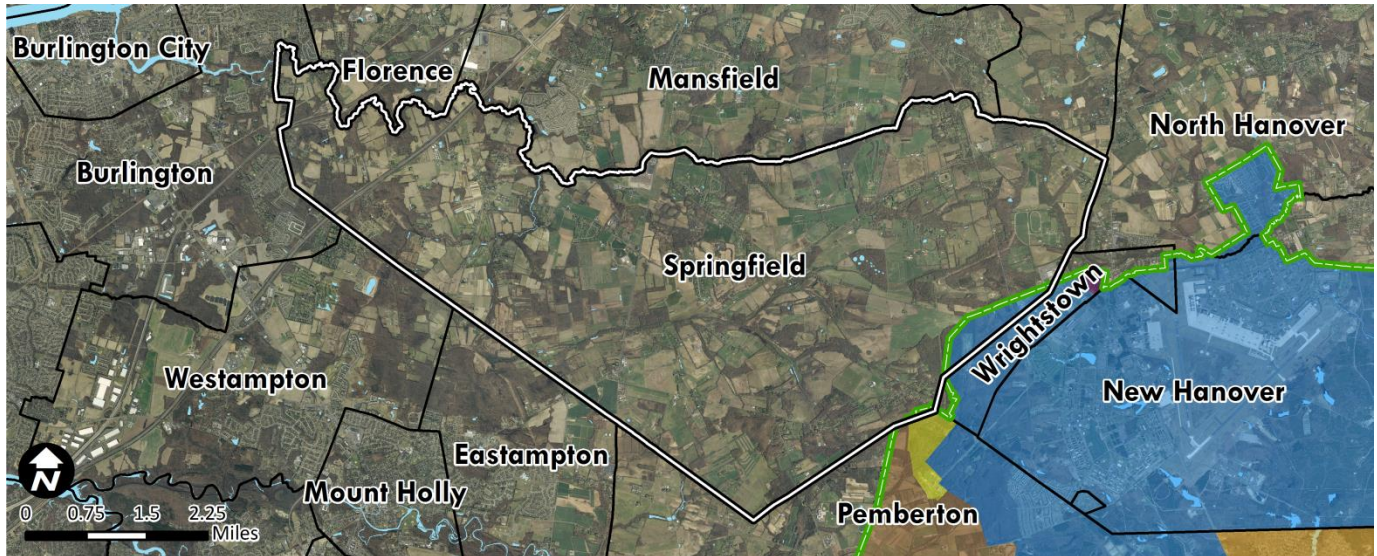
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Springfield Township

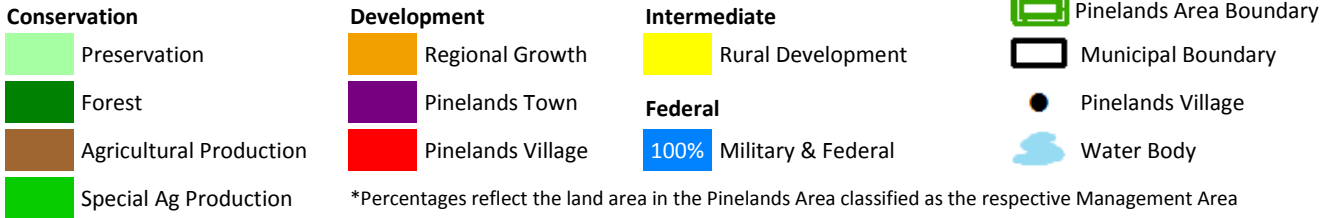


Pinelands Area 2010 population: 0 (0% of total population)

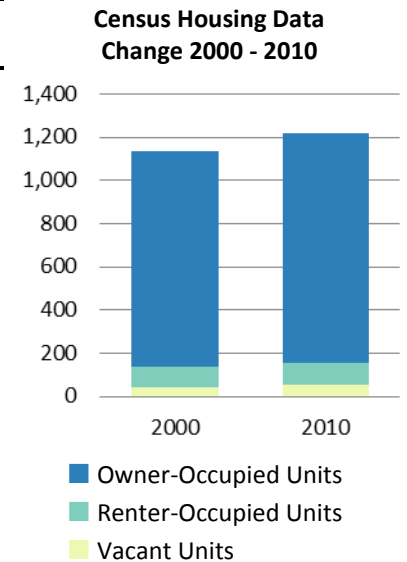
Pinelands Area acreage: 284 (1% of total acreage)



Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	3,407	12,038	135
Population Density (per mile ²)	115	1,768	179
Population Change - 2010 to 2013	-0.2%	< 0.1%	98
% Land Protected in Pinelands Area	0%	36%*	46*
Assessed Acres of Farmland	11,735	2,270	10
Building Permits Issued	3	33	124
Housing Transactions	19	71	123
Average Home Sale Price	\$263,286	\$276,269	63
Equalized Property Value (millions)	\$399.3	\$1,517.6	132
Effective Tax Rate	2.51	2.46	100
Average Residential Property Tax Bill	\$7,423	\$5,698	29
Per Capita Income Estimate (2012)	\$38,340	\$31,778	37
Estimated Unemployment Rate	6.1%	9.2%	170



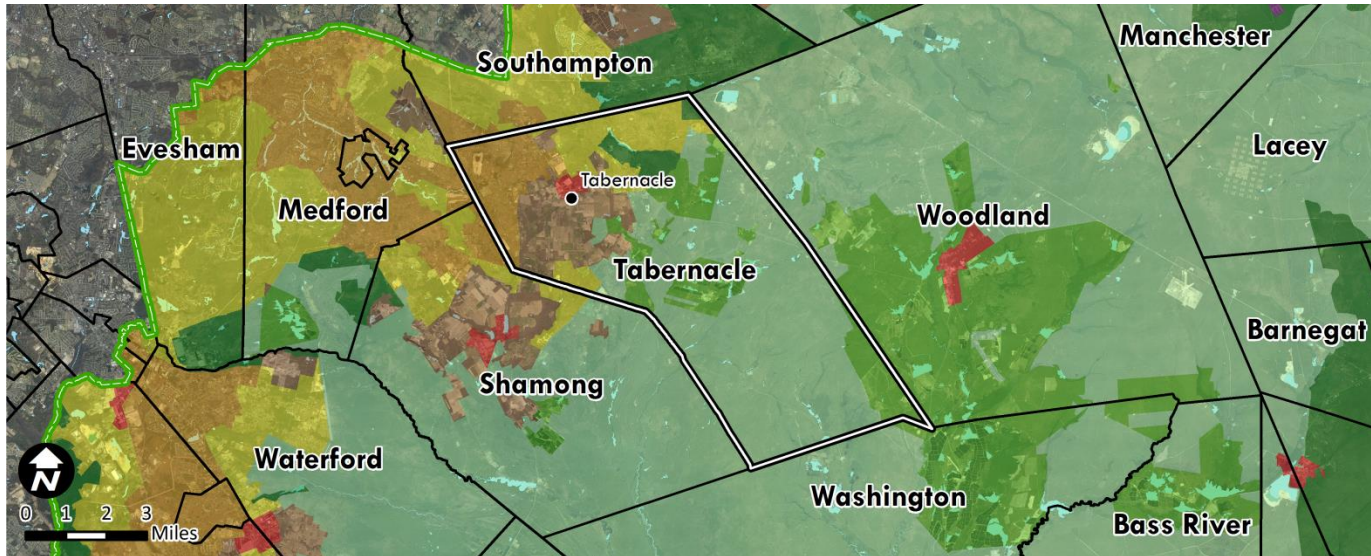
Private Sector Employment 287	Private Sector Establishments 45	Private Sector Avg. Annual Wages \$49,134
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Tabernacle Township

Pinelands Area 2010 population: 6,949 (100% of total population)

Pinelands Area acreage: 31,495 (100% of total acreage)



Pinelands Management Areas

Conservation

- 52% Preservation
- 3% Forest
- 11% Agricultural Production
- 15% Special Ag Production

Development

- 9% Regional Growth
- Pinelands Town
- 1% Pinelands Village

Intermediate

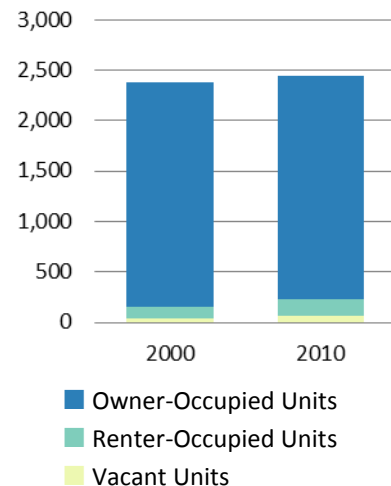
- 10% Rural Development
- Federal**
- Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	6,970	12,038	95
Population Density (per mile ²)	142	1,768	176
Population Change - 2010 to 2013	0.3%	< 0.1%	68
% Land Protected in Pinelands Area	46%	36%*	23*
Assessed Acres of Farmland	9,663	2,270	13
Building Permits Issued	2	33	131
Housing Transactions	46	71	77
Average Home Sale Price	\$280,607	\$276,269	49
Equalized Property Value (millions)	\$700.3	\$1,517.6	99
Effective Tax Rate	2.30	2.46	115
Average Residential Property Tax Bill	\$6,643	\$5,698	51
Per Capita Income Estimate (2012)	\$36,796	\$31,778	48
Estimated Unemployment Rate	5.8%	9.2%	174

Census Housing Data Change 2000 - 2010



Private Sector Employment	726	Private Sector Establishments	147	Private Sector Avg. Annual Wages	\$29,493
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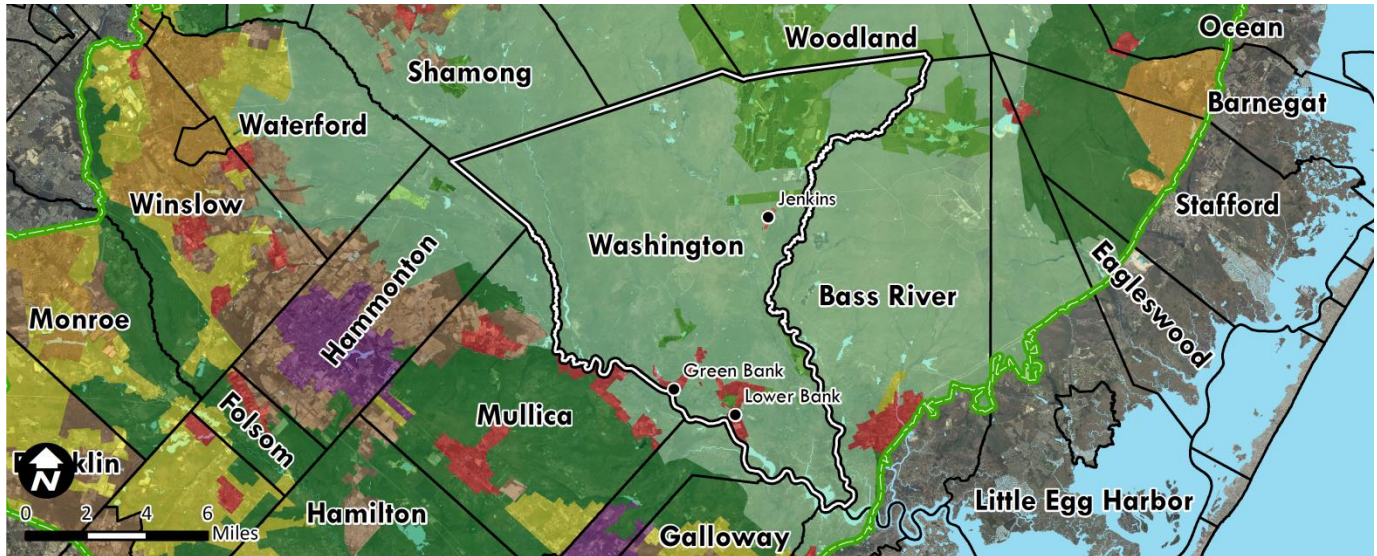
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Washington Township

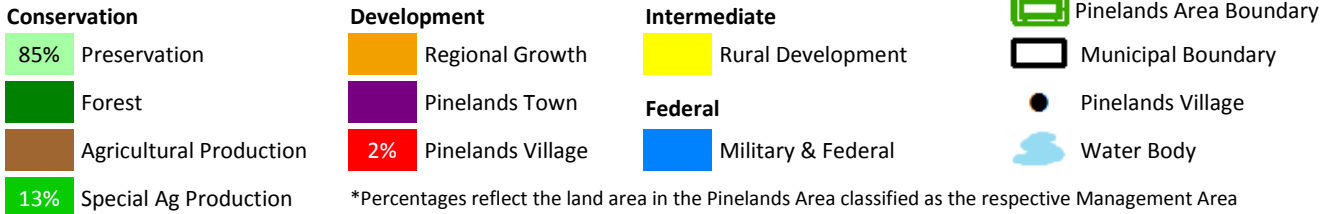


Pinelands Area 2010 population: 687 (100% of total population)

Pinelands Area acreage: 66,774 (100% of total acreage)

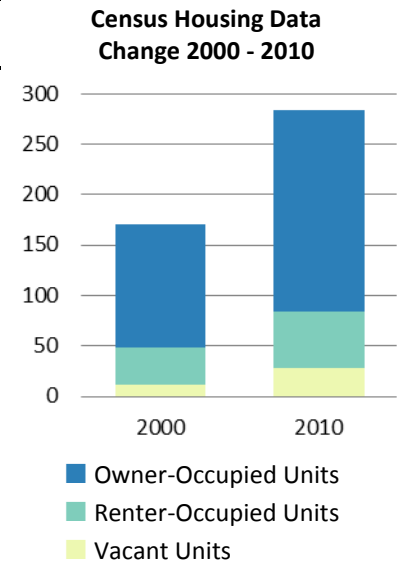


Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	684	12,038	192
Population Density (per mile ²)	7	1,768	202
Population Change - 2010 to 2013	-0.4%	< 0.1%	117
% Land Protected in Pinelands Area	86%	36%*	3*
Assessed Acres of Farmland	8,153	2,270	21
Building Permits Issued	2	33	131
Housing Transactions	1	71	198
Average Home Sale Price	\$285,000	\$276,269	47
Equalized Property Value (millions)	\$95.6	\$1,517.6	191
Effective Tax Rate	1.31	2.46	180
Average Residential Property Tax Bill	\$3,466	\$5,698	191
Per Capita Income Estimate (2012)	\$27,151	\$31,778	132
Estimated Unemployment Rate	1.6%	9.2%	199

Private Sector Employment	52	Private Sector Establishments	16	Private Sector Avg. Annual Wages	\$44,153
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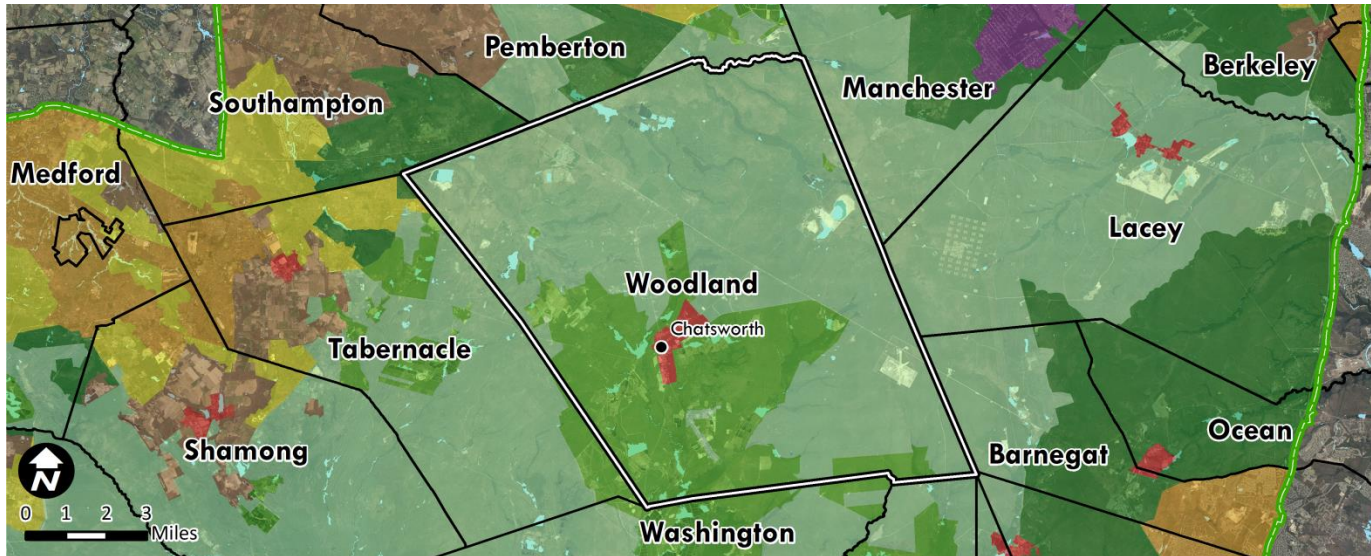


*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Woodland Township

Pinelands Area 2010 population: 1,788 (100% of total population)

Pinelands Area acreage: 60,523 (100% of total acreage)



Pinelands Management Areas

Conservation

- 70% Preservation
- Forest
- Agricultural Production
- 29% Special Ag Production

Development

- Regional Growth
- Pinelands Town
- 1% Pinelands Village

Intermediate

- Rural Development

Federal

- Military & Federal

Pinelands Area Boundary

Municipal Boundary

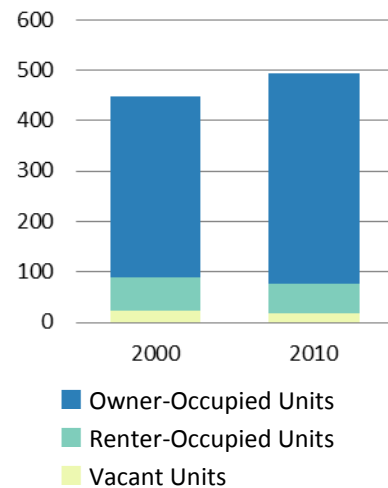
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	1,797	12,038	164
Population Density (per mile ²)	19	1,768	198
Population Change - 2010 to 2013	0.5%	< 0.1%	57
% Land Protected in Pinelands Area	77%	36%*	6*
Assessed Acres of Farmland	8,410	2,270	19
Building Permits Issued	0	33	168
Housing Transactions	7	71	164
Average Home Sale Price	\$310,843	\$276,269	38
Equalized Property Value (millions)	\$136.7	\$1,517.6	180
Effective Tax Rate	1.91	2.46	153
Average Residential Property Tax Bill	\$4,558	\$5,698	144
Per Capita Income Estimate (2012)	\$35,116	\$31,778	56
Estimated Unemployment Rate	5.5%	9.2%	179

Census Housing Data Change 2000 - 2010



Private Sector Employment	250	Private Sector Establishments	24	Private Sector Avg. Annual Wages	\$44,300
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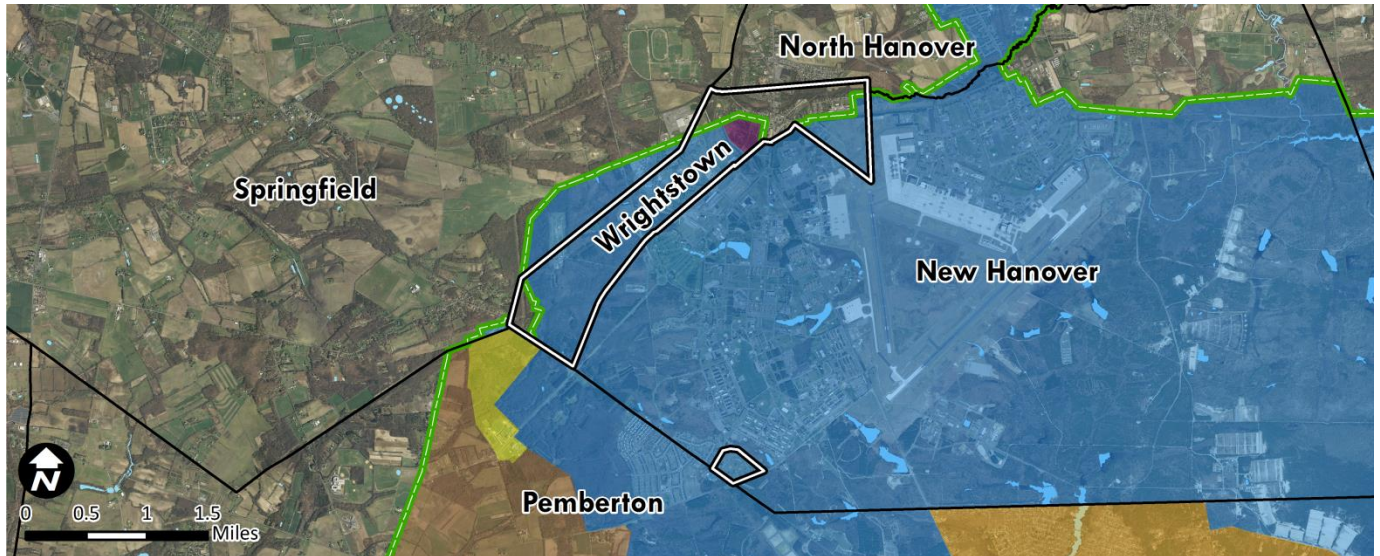
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Wrightstown Borough



Pinelands Area 2010 population: 81 (10% of total population)

Pinelands Area acreage: 897 (76% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- Forest
- Agricultural Production
- Special Ag Production

Development

- Regional Growth
- 6% Pinelands Town
- Pinelands Village

Intermediate

- Rural Development
- Federal**
- 94% Military & Federal

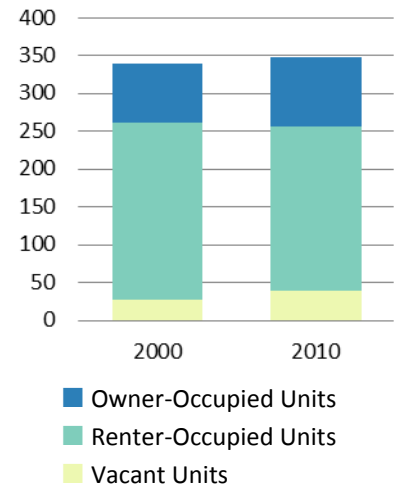
- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	798	12,038	191
Population Density (per mile ²)	433	1,768	139
Population Change - 2010 to 2013	-0.5%	< 0.1%	130
% Land Protected in Pinelands Area	0%	36%*	46*
Assessed Acres of Farmland	24	2,270	114
Building Permits Issued	0	33	168
Housing Transactions	4	71	181
Average Home Sale Price	\$205,000	\$276,269	105
Equalized Property Value (millions)	\$40.3	\$1,517.6	198
Effective Tax Rate	2.62	2.46	87
Average Residential Property Tax Bill	\$3,993	\$5,698	174
Per Capita Income Estimate (2012)	\$20,288	\$31,778	188
Estimated Unemployment Rate	8.9%	9.2%	98

Private Sector Employment	609	Private Sector Establishments	70	Private Sector Avg. Annual Wages	\$32,602
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Census Housing Data Change 2000 - 2010



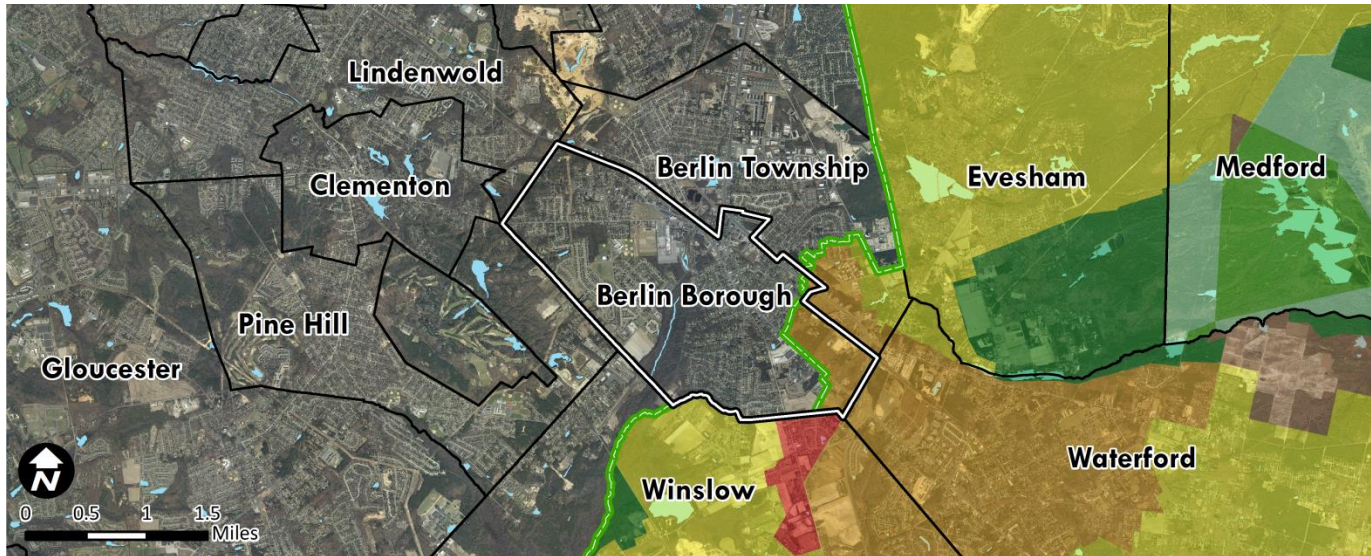
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Berlin Borough



Pinelands Area 2010 population: 76 (1% of total population)

Pinelands Area acreage: 233 (10% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- Forest
- Agricultural Production
- Special Ag Production

Development

- 100% Regional Growth
- Pinelands Town
- Pinelands Village

Intermediate

- Rural Development

Federal

- Military & Federal

Pinelands Area Boundary

Municipal Boundary

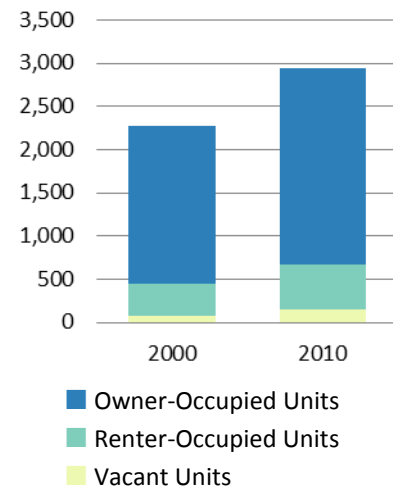
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	7,600	12,038	90
Population Density (per mile ²)	2,088	1,768	72
Population Change - 2010 to 2013	0.2%	< 0.1%	76
% Land Protected in Pinelands Area	0%	36%*	46*
Assessed Acres of Farmland	93	2,270	105
Building Permits Issued	1	33	145
Housing Transactions	54	71	71
Average Home Sale Price	\$243,439	\$276,269	71
Equalized Property Value (millions)	\$742.5	\$1,517.6	96
Effective Tax Rate	2.83	2.46	67
Average Residential Property Tax Bill	\$6,733	\$5,698	44
Per Capita Income Estimate (2012)	\$32,263	\$31,778	80
Estimated Unemployment Rate	6.2%	9.2%	168

Census Housing Data Change 2000 - 2010



Private Sector Employment 4,211	Private Sector Establishments 350	Private Sector Avg. Annual Wages \$39,304
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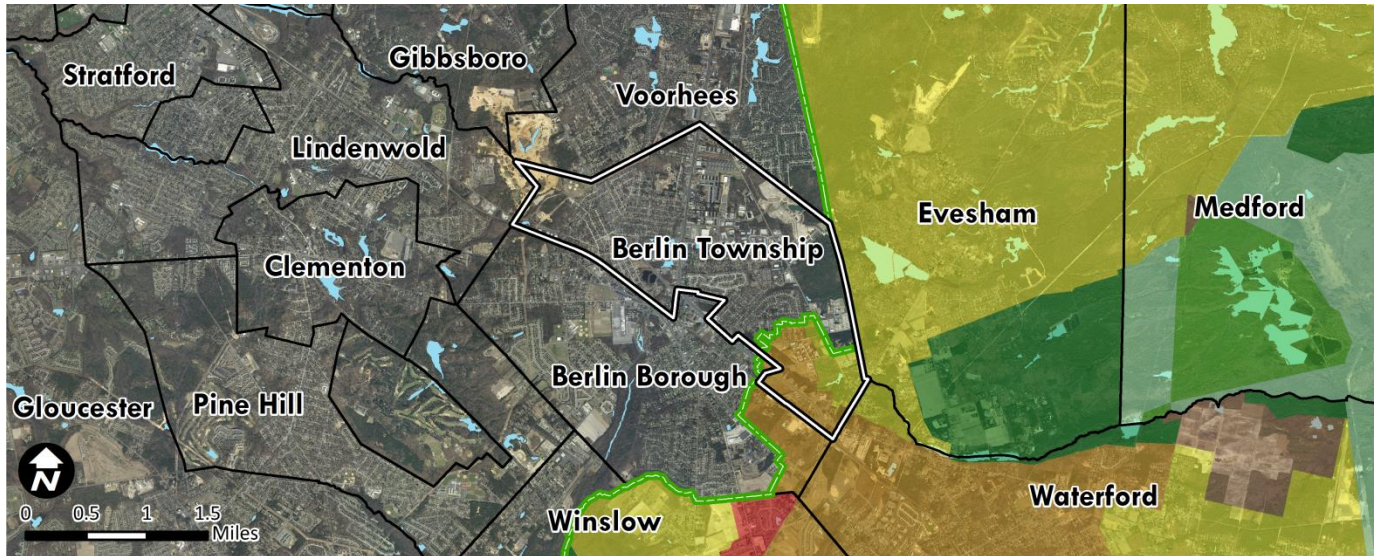
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Berlin Township

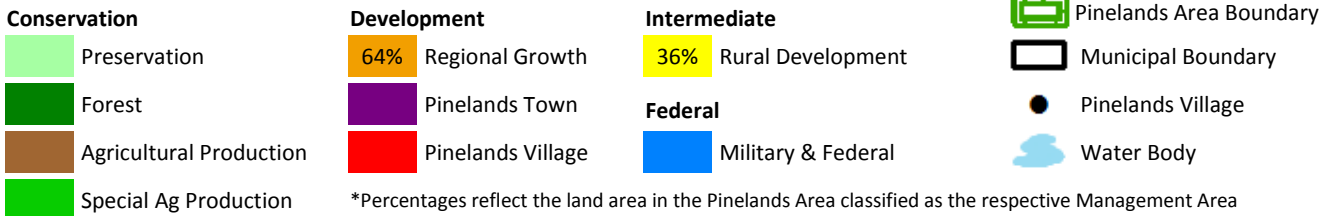


Pinelands Area 2010 population: 303 (6% of total population)

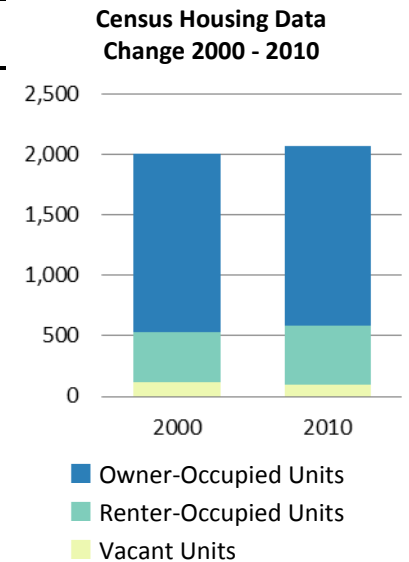
Pinelands Area acreage: 347 (16% of total acreage)



Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	5,362	12,038	107
Population Density (per mile ²)	1,631	1,768	82
Population Change - 2010 to 2013	0.1%	< 0.1%	81
% Land Protected in Pinelands Area	0%	36%*	46*
Assessed Acres of Farmland	50	2,270	109
Building Permits Issued	24	33	59
Housing Transactions	16	71	131
Average Home Sale Price	\$174,869	\$276,269	131
Equalized Property Value (millions)	\$548.9	\$1,517.6	112
Effective Tax Rate	3.44	2.46	28
Average Residential Property Tax Bill	\$5,775	\$5,698	83
Per Capita Income Estimate (2012)	\$29,140	\$31,778	109
Estimated Unemployment Rate	10.4%	9.2%	64



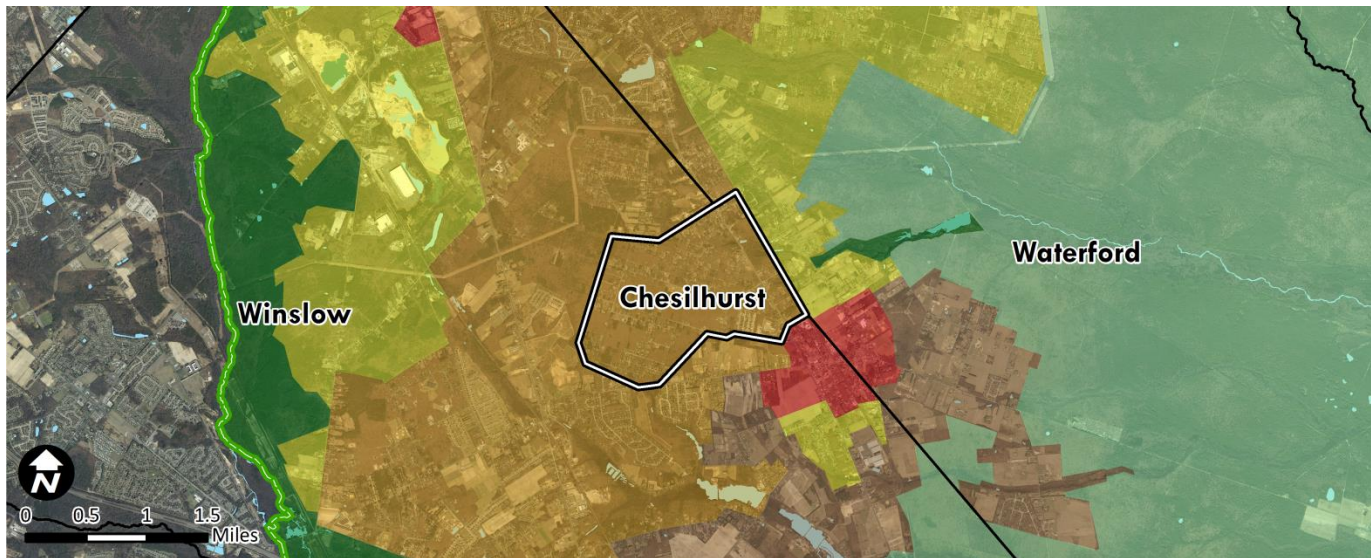
Private Sector Employment 4,879	Private Sector Establishments 368	Private Sector Avg. Annual Wages \$38,083
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Chesilhurst Borough

Pinelands Area 2010 population: 1,634 (100% of total population)

Pinelands Area acreage: 1,105 (100% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- Forest
- Agricultural Production
- Special Ag Production

Development

- 100% Regional Growth
- Pinelands Town
- Pinelands Village

Intermediate

- Rural Development

Federal

- Military & Federal



Pinelands Area Boundary



Municipal Boundary



Pinelands Village

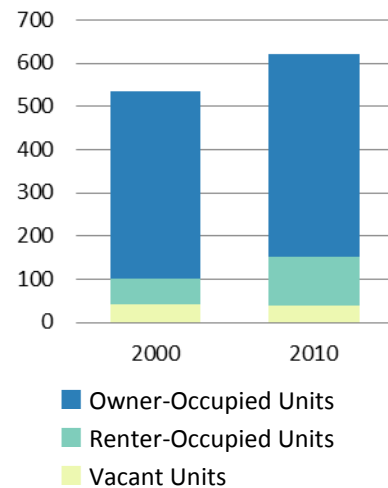


Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	1,637	12,038	169
Population Density (per mile ²)	948	1,768	107
Population Change - 2010 to 2013	0.2%	< 0.1%	75
% Land Protected in Pinelands Area	< 1%	36%*	45*
Assessed Acres of Farmland	0	2,270	123
Building Permits Issued	1	33	145
Housing Transactions	3	71	189
Average Home Sale Price	\$126,333	\$276,269	184
Equalized Property Value (millions)	\$82.8	\$1,517.6	192
Effective Tax Rate	3.04	2.46	47
Average Residential Property Tax Bill	\$4,964	\$5,698	120
Per Capita Income Estimate (2012)	\$23,109	\$31,778	172
Estimated Unemployment Rate	15.7%	9.2%	12

Census Housing Data Change 2000 - 2010



Private Sector Employment	Private Sector Establishments	Private Sector Avg. Annual Wages
-	-	-

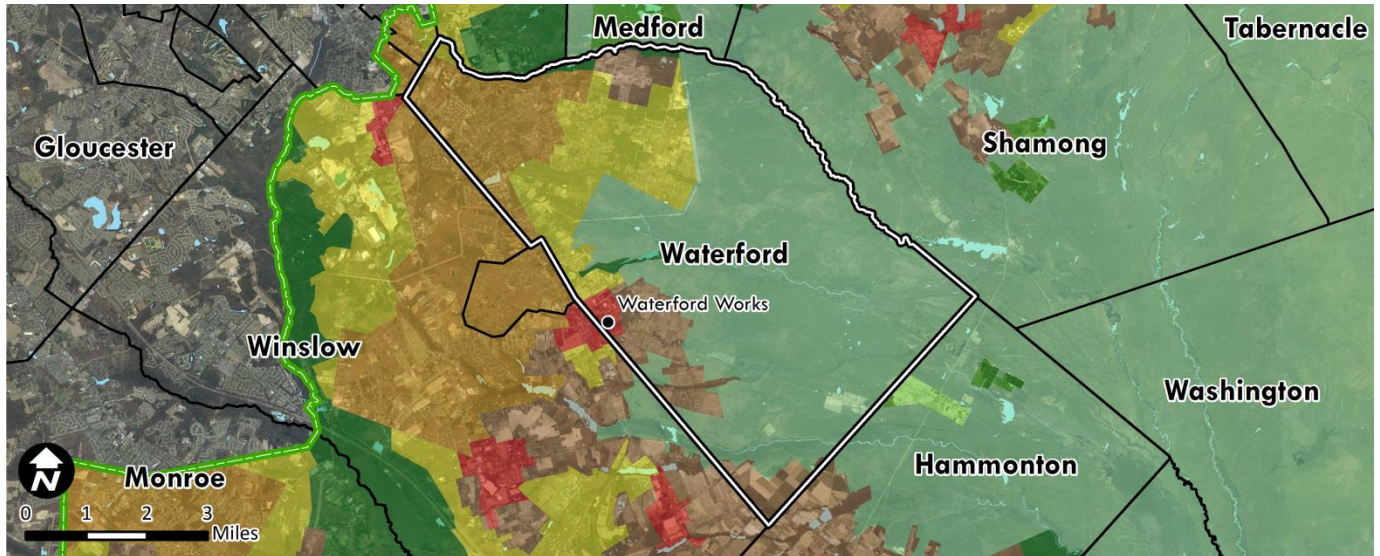
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Waterford Township



Pinelands Area 2010 population: 10,649 (100% of total population)

Pinelands Area acreage: 23,176 (100% of total acreage)



Pinelands Management Areas

Conservation

- 61% Preservation
- 1% Forest
- 10% Agricultural Production
- Special Ag Production

Development

- 11% Regional Growth
- Pinelands Town
- 1% Pinelands Village

Intermediate

- 15% Rural Development
- Federal
- Military & Federal

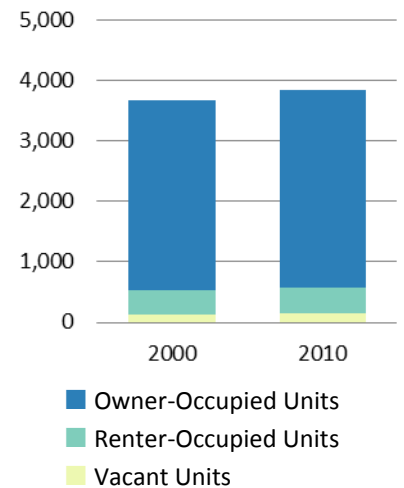
- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	10,792	12,038	61
Population Density (per mile ²)	298	1,768	151
Population Change - 2010 to 2013	1.3%	< 0.1%	27
% Land Protected in Pinelands Area	65%	36%*	12*
Assessed Acres of Farmland	2,541	2,270	55
Building Permits Issued	36	33	46
Housing Transactions	52	71	74
Average Home Sale Price	\$165,535	\$276,269	143
Equalized Property Value (millions)	\$768.7	\$1,517.6	95
Effective Tax Rate	3.16	2.46	43
Average Residential Property Tax Bill	\$6,311	\$5,698	60
Per Capita Income Estimate (2012)	\$27,600	\$31,778	126
Estimated Unemployment Rate	9.0%	9.2%	93

Private Sector Employment	1,770	Private Sector Establishments	214	Private Sector Avg. Annual Wages	\$30,737
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Census Housing Data Change 2000 - 2010

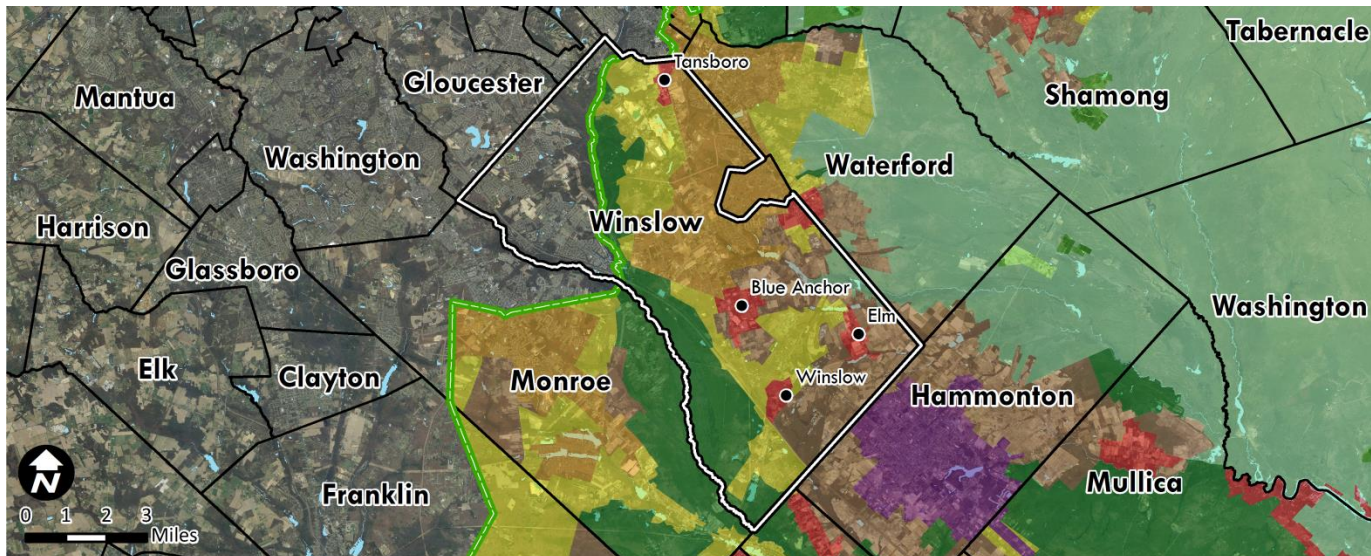


*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Winslow Township

Pinelands Area 2010 population: 17,813 (45% of total population)

Pinelands Area acreage: 30,096 (81% of total acreage)



Pinelands Management Areas

Conservation

- 2% Preservation
- 21% Forest
- 23% Agricultural Production
- Special Ag Production

Development

- 22% Regional Growth
- Pinelands Town
- 6% Pinelands Village

Intermediate

- 26% Rural Development

Federal

- Military & Federal

Pinelands Area Boundary

Municipal Boundary

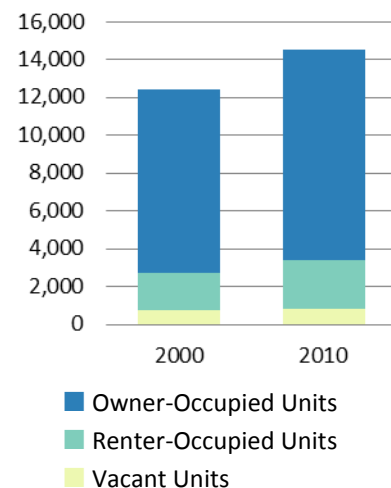
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	39,165	12,038	16
Population Density (per mile ²)	671	1,768	123
Population Change - 2010 to 2013	-0.8%	< 0.1%	160
% Land Protected in Pinelands Area	30%	36%*	31*
Assessed Acres of Farmland	6,853	2,270	28
Building Permits Issued	0	33	168
Housing Transactions	163	71	20
Average Home Sale Price	\$177,934	\$276,269	127
Equalized Property Value (millions)	\$2,570.0	\$1,517.6	35
Effective Tax Rate	3.09	2.46	44
Average Residential Property Tax Bill	\$5,497	\$5,698	89
Per Capita Income Estimate (2012)	\$27,713	\$31,778	124
Estimated Unemployment Rate	9.5%	9.2%	79

Census Housing Data Change 2000 - 2010



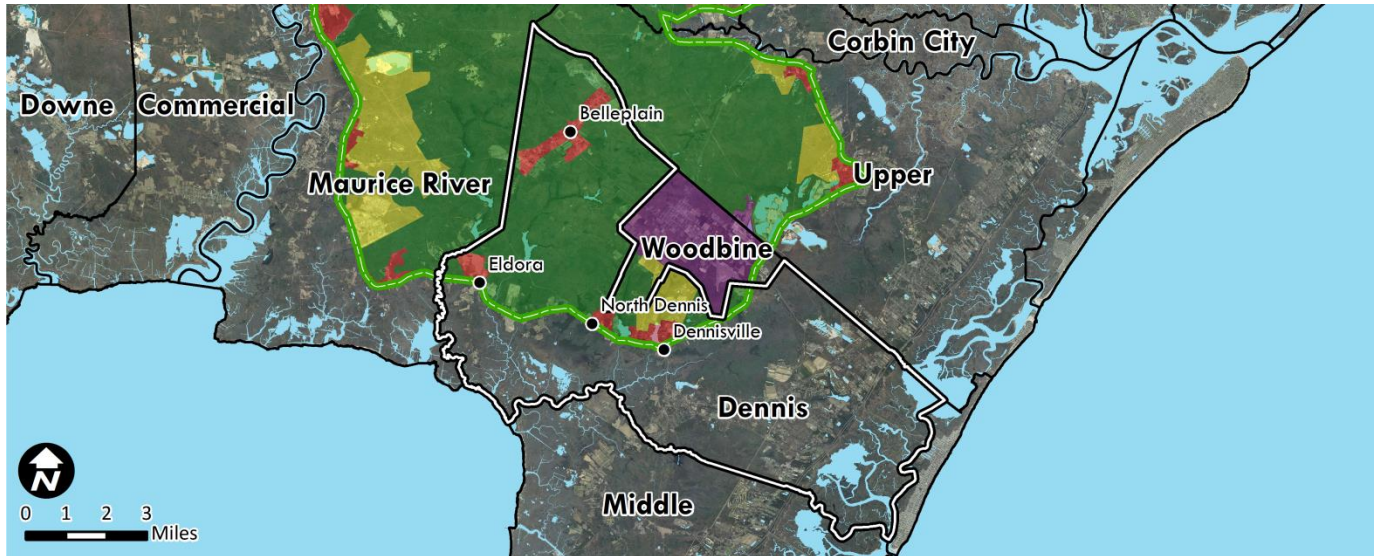
Private Sector Employment	5,458	Private Sector Establishments	592	Private Sector Avg. Annual Wages	\$33,703
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Dennis Township

Pinelands Area 2010 population: 1,570 (24% of total population)

Pinelands Area acreage: 15,697 (38% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- 84% Forest
- Agricultural Production
- Special Ag Production

Development

- Regional Growth
- Pinelands Town
- 10% Pinelands Village

Intermediate

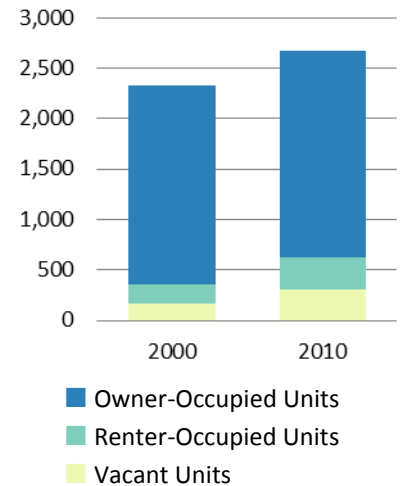
- 6% Rural Development
- Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	6,344	12,038	100
Population Density (per mile ²)	99	1,768	184
Population Change - 2010 to 2013	-1.9%	< 0.1%	192
% Land Protected in Pinelands Area	68%	36%*	10*
Assessed Acres of Farmland	4,244	2,270	44
Building Permits Issued	11	33	90
Housing Transactions	38	71	87
Average Home Sale Price	\$249,884	\$276,269	68
Equalized Property Value (millions)	\$849.9	\$1,517.6	89
Effective Tax Rate	1.49	2.46	174
Average Residential Property Tax Bill	\$2,887	\$5,698	196
Per Capita Income Estimate (2012)	\$28,558	\$31,778	112
Estimated Unemployment Rate	8.2%	9.2%	115

Census Housing Data Change 2000 - 2010



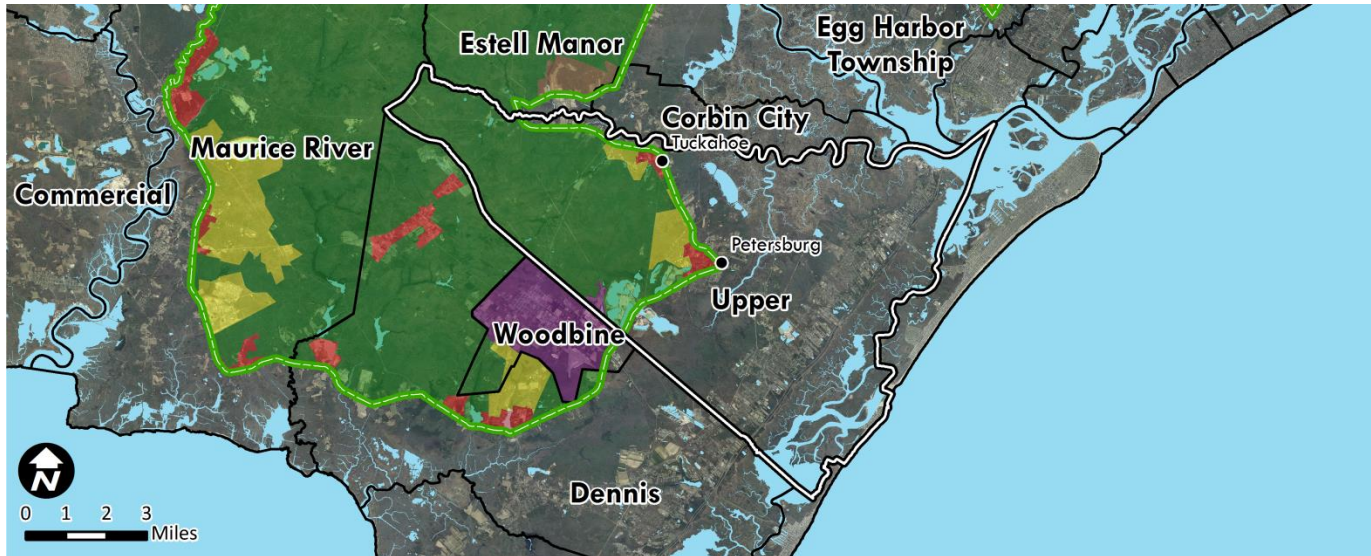
Private Sector Employment	Private Sector Establishments	Private Sector Avg. Annual Wages
1,547	182	\$35,550

*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Upper Township

Pinelands Area 2010 population: 1,306 (11% of total population)

Pinelands Area acreage: 14,322 (33% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- 87% Forest
- Agricultural Production
- Special Ag Production

Development

- Regional Growth
- 1% Pinelands Town
- 4% Pinelands Village

Intermediate

- 8% Rural Development

Federal

- Military & Federal

Pinelands Area Boundary

Municipal Boundary

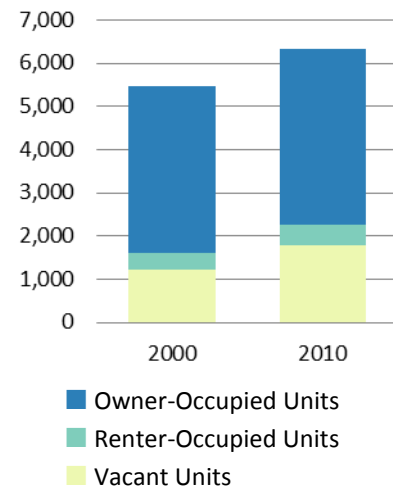
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	12,187	12,038	53
Population Density (per mile ²)	177	1,768	171
Population Change - 2010 to 2013	-1.5%	< 0.1%	180
% Land Protected in Pinelands Area	51%	36%*	17*
Assessed Acres of Farmland	2,283	2,270	59
Building Permits Issued	15	33	71
Housing Transactions	106	71	46
Average Home Sale Price	\$314,707	\$276,269	37
Equalized Property Value (millions)	\$1,924.0	\$1,517.6	48
Effective Tax Rate	1.49	2.46	175
Average Residential Property Tax Bill	\$4,511	\$5,698	147
Per Capita Income Estimate (2012)	\$35,120	\$31,778	55
Estimated Unemployment Rate	9.5%	9.2%	79

Census Housing Data Change 2000 - 2010



Private Sector Employment 2,433	Private Sector Establishments 269	Private Sector Avg. Annual Wages \$36,127
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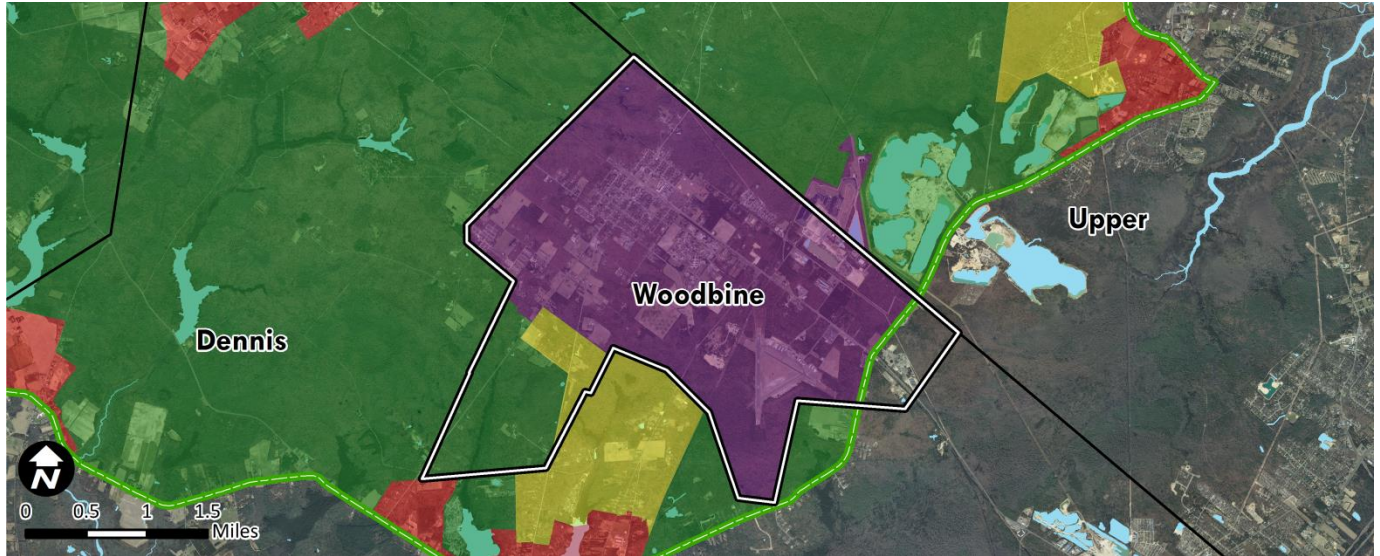
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Woodbine Borough



Pinelands Area 2010 population: 2,465 (100% of total population)

Pinelands Area acreage: 4,801 (95% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- 13% Forest
- Agricultural Production
- Special Ag Production

Development

- Regional Growth
- 83% Pinelands Town
- Pinelands Village

Intermediate

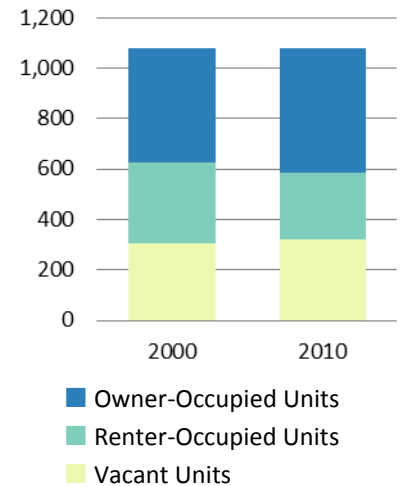
- 4% Rural Development
- Federal**
- Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	2,448	12,038	153
Population Density (per mile ²)	310	1,768	150
Population Change - 2010 to 2013	-1.0%	< 0.1%	168
% Land Protected in Pinelands Area	7%	36%*	40*
Assessed Acres of Farmland	319	2,270	86
Building Permits Issued	4	33	119
Housing Transactions	2	71	195
Average Home Sale Price	\$160,250	\$276,269	153
Equalized Property Value (millions)	\$157.3	\$1,517.6	177
Effective Tax Rate	1.26	2.46	181
Average Residential Property Tax Bill	\$1,687	\$5,698	200
Per Capita Income Estimate (2012)	\$20,209	\$31,778	189
Estimated Unemployment Rate	17.2%	9.2%	7

Census Housing Data Change 2000 - 2010



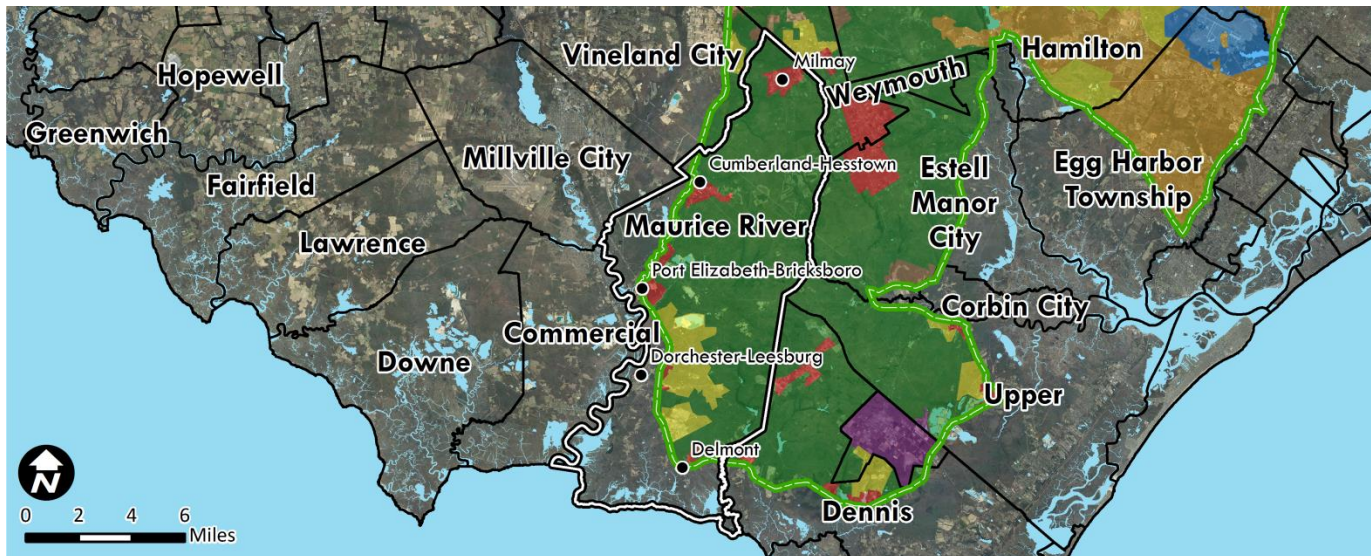
Private Sector Employment 529	Private Sector Establishments 78	Private Sector Avg. Annual Wages \$38,594
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Maurice River Township

Pinelands Area 2010 population: 5,897 (74% of total population)

Pinelands Area acreage: 42,009 (70% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- 83% Forest
- Agricultural Production
- Special Ag Production

Development

- Regional Growth
- Pinelands Town
- 6% Pinelands Village

Intermediate

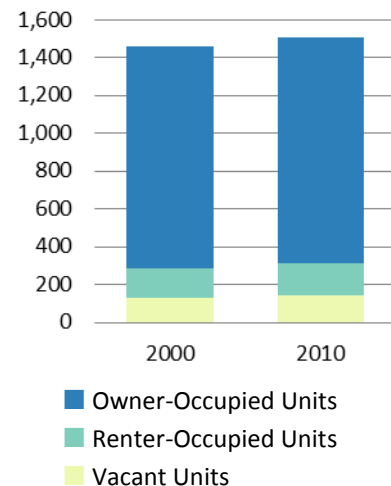
- 11% Rural Development
- Federal**
- Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	7,662	12,038	88
Population Density (per mile ²)	81	1,768	189
Population Change - 2010 to 2013	-3.9%	< 0.1%	201
% Land Protected in Pinelands Area	50%	36%*	19*
Assessed Acres of Farmland	9,550	2,270	14
Building Permits Issued	14	33	80
Housing Transactions	8	71	158
Average Home Sale Price	\$159,438	\$276,269	154
Equalized Property Value (millions)	\$309.6	\$1,517.6	139
Effective Tax Rate	2.21	2.46	128
Average Residential Property Tax Bill	\$4,159	\$5,698	165
Per Capita Income Estimate (2012)	\$30,394	\$31,778	95
Estimated Unemployment Rate	10.1%	9.2%	69

Census Housing Data Change 2000 - 2010



Private Sector Employment 223	Private Sector Establishments 27	Private Sector Avg. Annual Wages \$28,868
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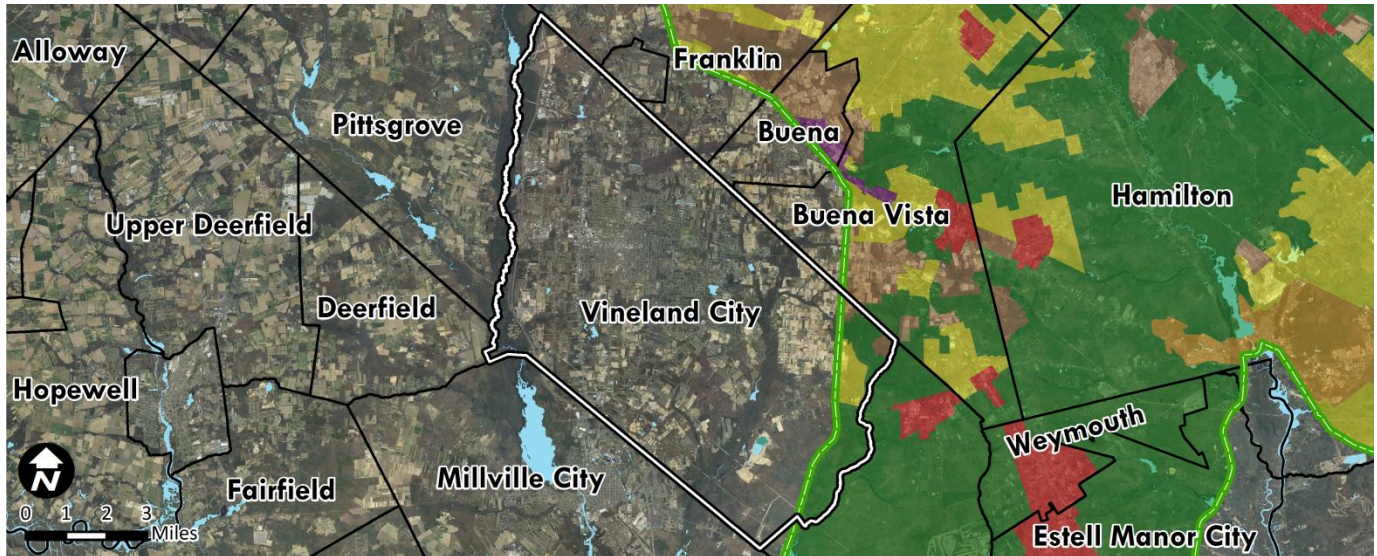
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Vineland City

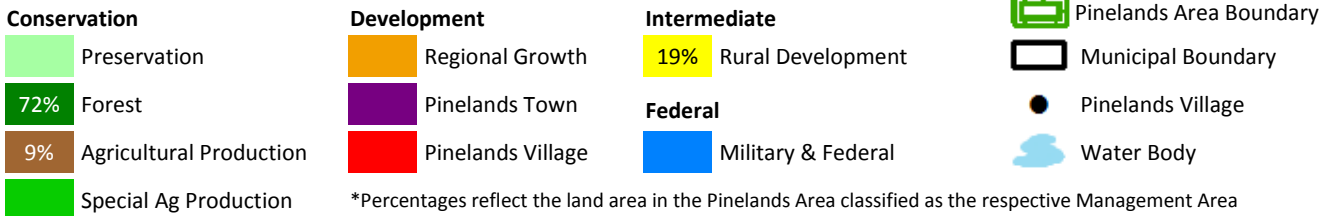


Pinelands Area 2010 population: 156 (< 1% of total population)

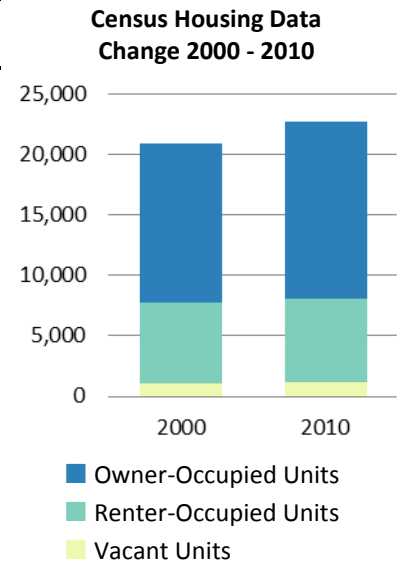
Pinelands Area acreage: 3,287 (7% of total acreage)



Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	61,050	12,038	7
Population Density (per mile ²)	883	1,768	113
Population Change - 2010 to 2013	0.5%	< 0.1%	54
% Land Protected in Pinelands Area	79%	36%*	5*
Assessed Acres of Farmland	9,296	2,270	16
Building Permits Issued	89	33	18
Housing Transactions	85	71	55
Average Home Sale Price	\$171,146	\$276,269	136
Equalized Property Value (millions)	\$4,058.9	\$1,517.6	18
Effective Tax Rate	2.17	2.46	130
Average Residential Property Tax Bill	\$3,620	\$5,698	186
Per Capita Income Estimate (2012)	\$23,278	\$31,778	170
Estimated Unemployment Rate	12.1%	9.2%	38



Private Sector Employment 24,585	Private Sector Establishments 1,571	Private Sector Avg. Annual Wages \$39,429
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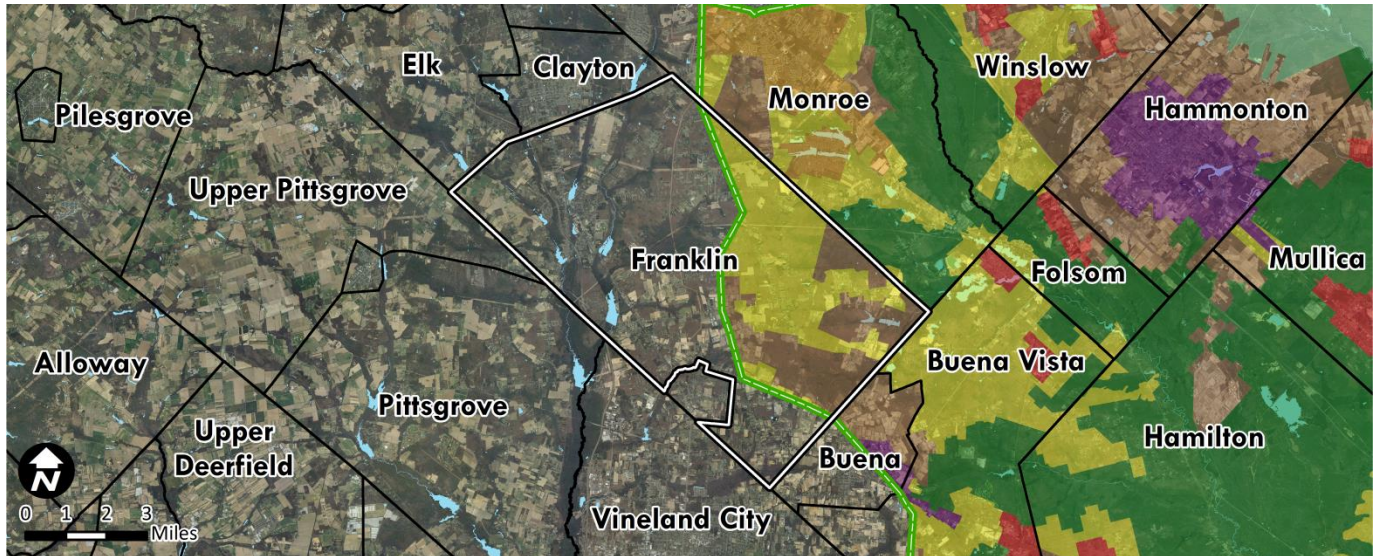
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Franklin Township



Pinelands Area 2010 population: 2,616 (16% of total population)

Pinelands Area acreage: 12,835 (36% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- Forest
- 41% Agricultural Production
- Special Ag Production

Development

- Regional Growth
- Pinelands Town
- Pinelands Village

Intermediate

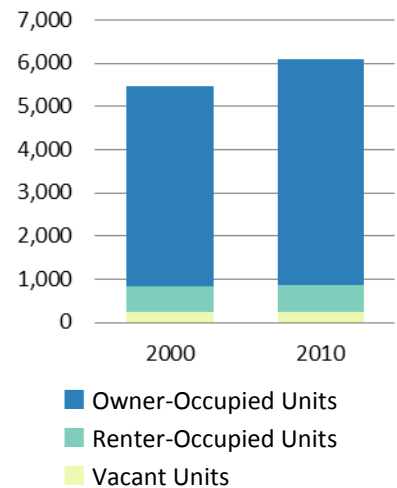
- 59% Rural Development
- Federal Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	16,741	12,038	44
Population Density (per mile ²)	297	1,768	152
Population Change - 2010 to 2013	-0.5%	< 0.1%	122
% Land Protected in Pinelands Area	32%	36%*	28*
Assessed Acres of Farmland	12,826	2,270	7
Building Permits Issued	25	33	55
Housing Transactions	34	71	96
Average Home Sale Price	\$195,101	\$276,269	115
Equalized Property Value (millions)	\$1,286.4	\$1,517.6	66
Effective Tax Rate	2.73	2.46	74
Average Residential Property Tax Bill	\$5,363	\$5,698	97
Per Capita Income Estimate (2012)	\$28,366	\$31,778	115
Estimated Unemployment Rate	9.5%	9.2%	79

Census Housing Data Change 2000 - 2010



Private Sector Employment 1,597	Private Sector Establishments 228	Private Sector Avg. Annual Wages \$38,485
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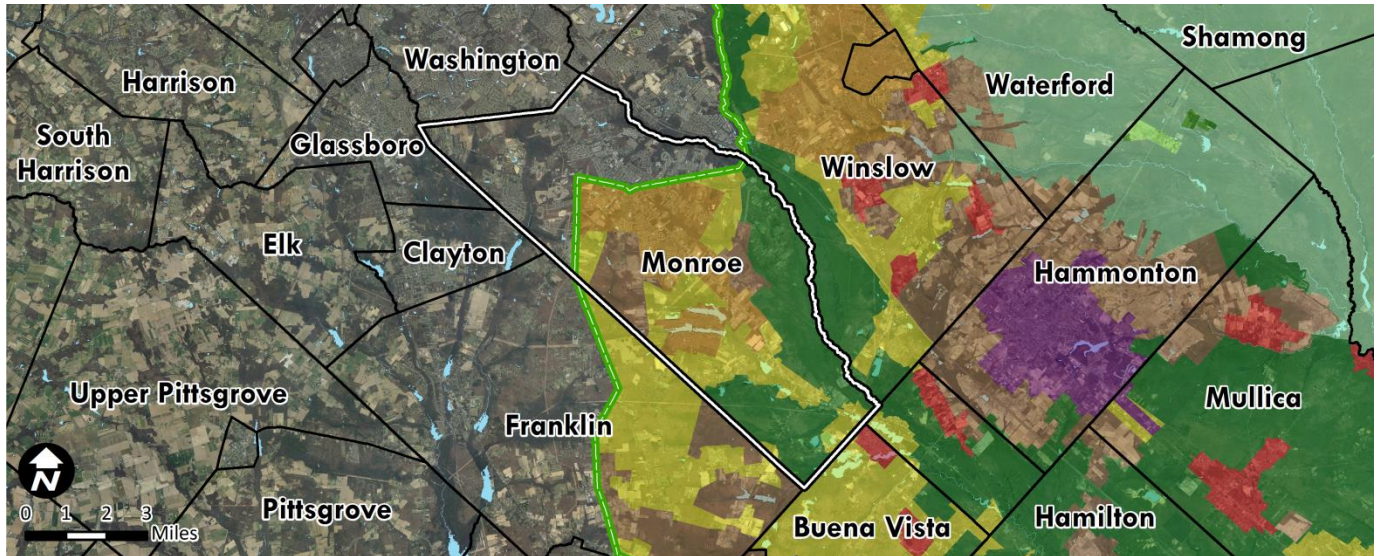
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Monroe Township

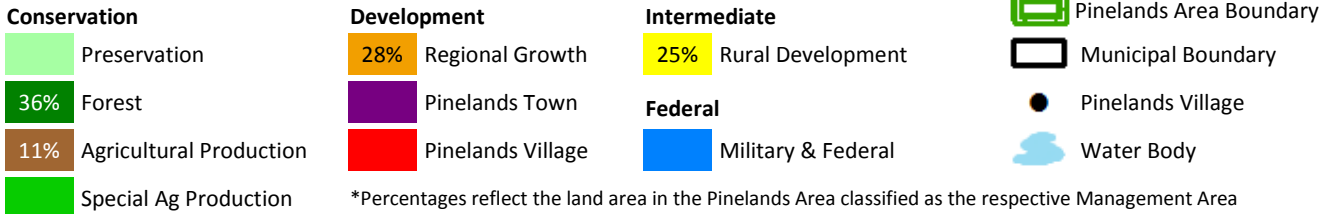


Pinelands Area 2010 population: 17,871 (49% of total population)

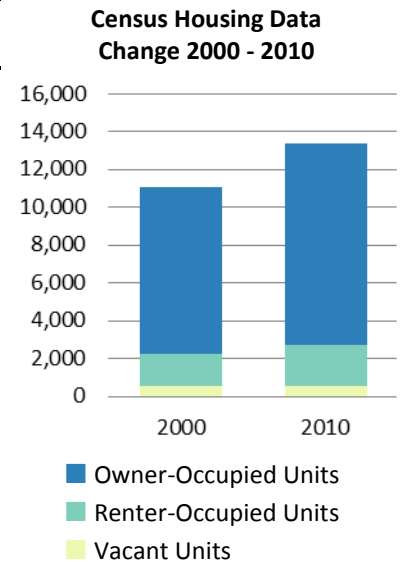
Pinelands Area acreage: 20,770 (69% of total acreage)



Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	36,732	12,038	18
Population Density (per mile ²)	784	1,768	117
Population Change - 2010 to 2013	1.7%	< 0.1%	20
% Land Protected in Pinelands Area	25%	36%*	33*
Assessed Acres of Farmland	4,845	2,270	40
Building Permits Issued	326	33	4
Housing Transactions	152	71	24
Average Home Sale Price	\$198,165	\$276,269	110
Equalized Property Value (millions)	\$2,624.9	\$1,517.6	34
Effective Tax Rate	3.36	2.46	31
Average Residential Property Tax Bill	\$6,513	\$5,698	54
Per Capita Income Estimate (2012)	\$26,411	\$31,778	147
Estimated Unemployment Rate	9.2%	9.2%	87



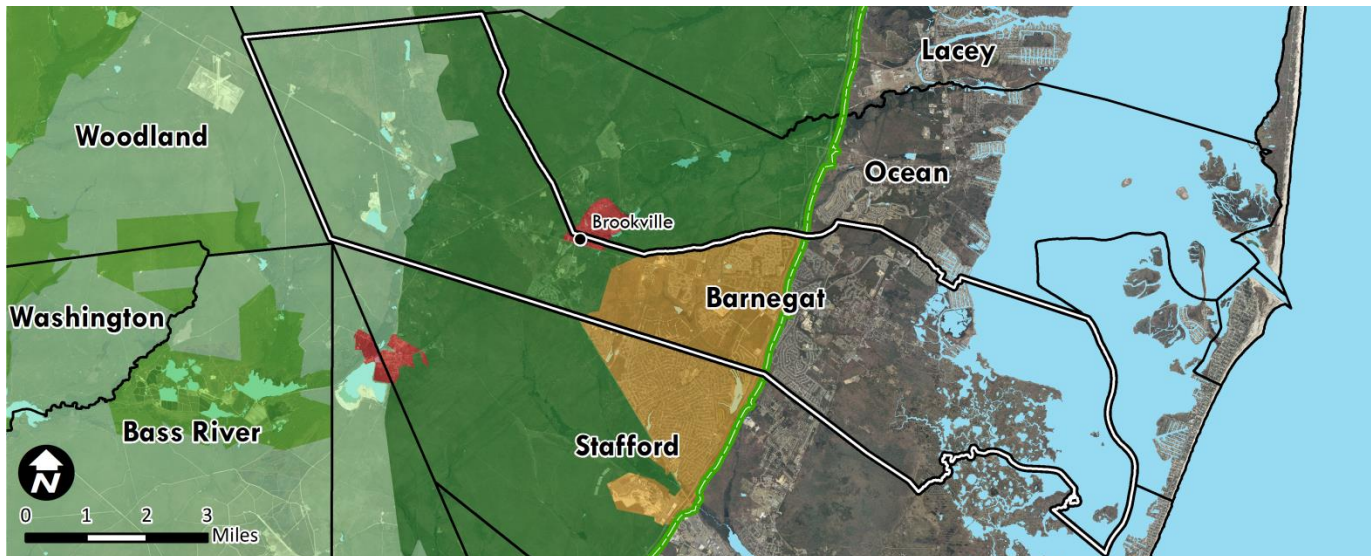
Private Sector Employment	Private Sector Establishments	Private Sector Avg. Annual Wages
5,542	589	\$34,278

*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Barnegat Township

Pinelands Area 2010 population: 7,225 (35% of total population)

Pinelands Area acreage: 14,357 (56% of total acreage)



Pinelands Management Areas

Conservation

- 40% Preservation
- 37% Forest
- Agricultural Production
- Special Ag Production

Development

- 23% Regional Growth
- Pinelands Town
- < 1% Pinelands Village

Intermediate

- Rural Development

Federal

- Military & Federal

Pinelands Area Boundary

Municipal Boundary

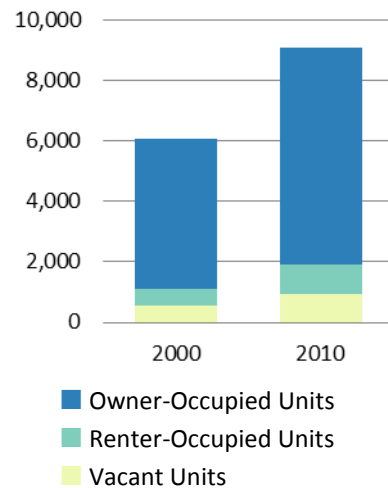
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	21,913	12,038	32
Population Density (per mile ²)	545	1,768	129
Population Change - 2010 to 2013	4.7%	< 0.1%	7
% Land Protected in Pinelands Area	61%	36%*	14*
Assessed Acres of Farmland	220	2,270	93
Building Permits Issued	122	33	11
Housing Transactions	145	71	27
Average Home Sale Price	\$237,402	\$276,269	78
Equalized Property Value (millions)	\$2,252.4	\$1,517.6	41
Effective Tax Rate	2.29	2.46	118
Average Residential Property Tax Bill	\$5,749	\$5,698	85
Per Capita Income Estimate (2012)	\$27,224	\$31,778	130
Estimated Unemployment Rate	8.7%	9.2%	101

Census Housing Data Change 2000 - 2010



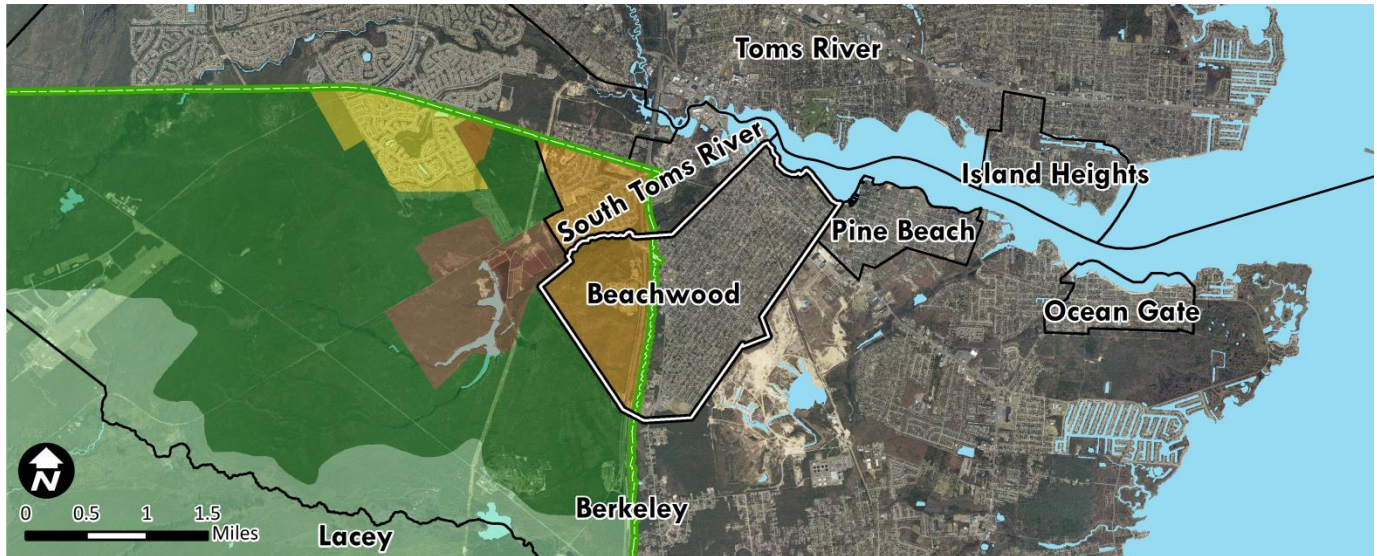
Private Sector Employment	1,816	Private Sector Establishments	278	Private Sector Avg. Annual Wages	\$36,488
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

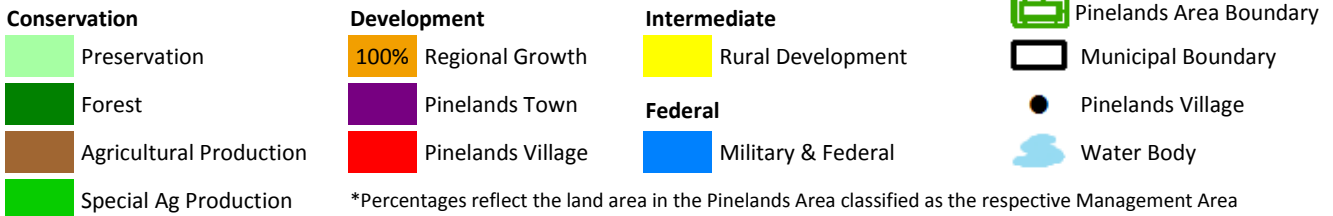
Beachwood Borough

Pinelands Area 2010 population: 2 (< 1% of total population)

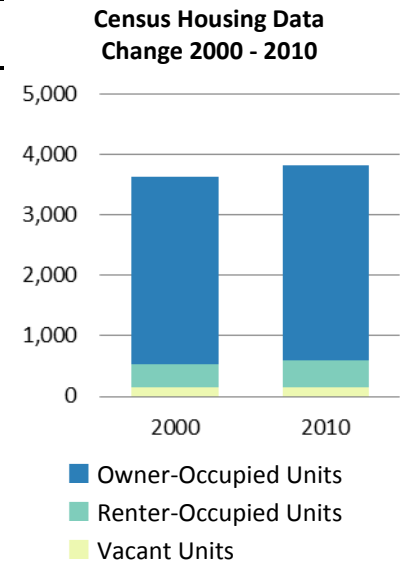
Pinelands Area acreage: 500 (28% of total acreage)



Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	11,172	12,038	60
Population Density (per mile ²)	4,032	1,768	25
Population Change - 2010 to 2013	1.1%	< 0.1%	31
% Land Protected in Pinelands Area	68%	36%*	11*
Assessed Acres of Farmland	0	2,270	123
Building Permits Issued	15	33	71
Housing Transactions	63	71	67
Average Home Sale Price	\$215,685	\$276,269	95
Equalized Property Value (millions)	\$879.5	\$1,517.6	88
Effective Tax Rate	1.95	2.46	152
Average Residential Property Tax Bill	\$4,555	\$5,698	145
Per Capita Income Estimate (2012)	\$28,376	\$31,778	114
Estimated Unemployment Rate	6.5%	9.2%	156



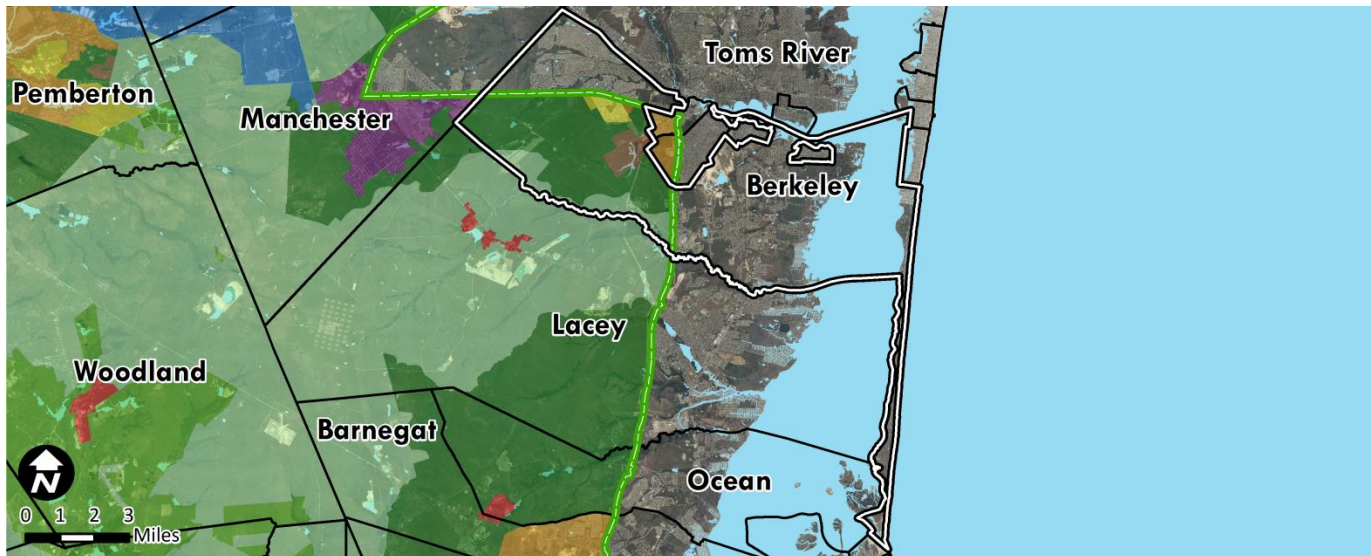
Private Sector Employment 598	Private Sector Establishments 108	Private Sector Avg. Annual Wages \$28,769
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Berkeley Township

Pinelands Area 2010 population: 2,112 (5% of total population)

Pinelands Area acreage: 10,484 (30% of total acreage)



Pinelands Management Areas

Conservation

- 18% Preservation
- 70% Forest
- 7% Agricultural Production
- Special Ag Production

Development

- < 1% Regional Growth
- Pinelands Town
- Pinelands Village

Intermediate

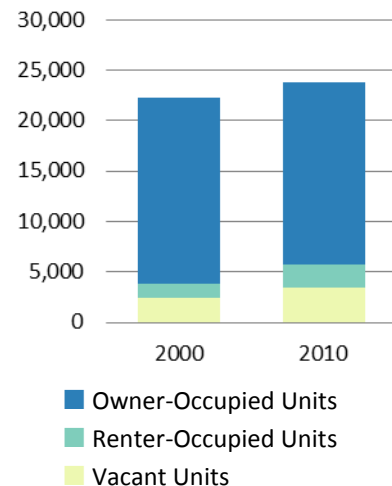
- 5% Rural Development
- Federal
- Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	41,829	12,038	13
Population Density (per mile ²)	770	1,768	118
Population Change - 2010 to 2013	1.4%	< 0.1%	24
% Land Protected in Pinelands Area	74%	36%*	8*
Assessed Acres of Farmland	88	2,270	106
Building Permits Issued	81	33	23
Housing Transactions	654	71	1
Average Home Sale Price	\$165,194	\$276,269	145
Equalized Property Value (millions)	\$5,111.5	\$1,517.6	11
Effective Tax Rate	1.85	2.46	157
Average Residential Property Tax Bill	\$3,789	\$5,698	179
Per Capita Income Estimate (2012)	\$30,507	\$31,778	94
Estimated Unemployment Rate	12.9%	9.2%	30

Census Housing Data Change 2000 - 2010



Private Sector Employment	3,162	Private Sector Establishments	368	Private Sector Avg. Annual Wages	\$33,466
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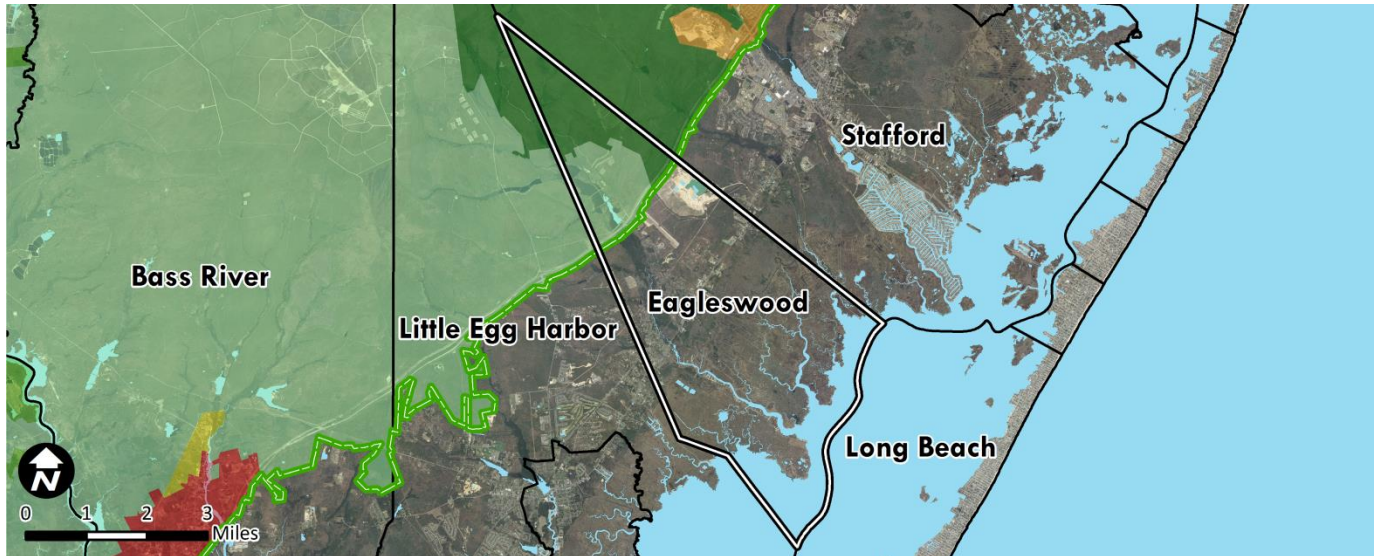
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Eagleswood Township



Pinelands Area 2010 population: 0 (0% of total population)

Pinelands Area acreage: 2,435 (20% of total acreage)



Pinelands Management Areas

Conservation

- 44% Preservation
- 56% Forest
- Agricultural Production
- Special Ag Production

Development

- Regional Growth
- Pinelands Town
- Pinelands Village

Intermediate

- Rural Development

Federal

- Military & Federal

Pinelands Area Boundary

Municipal Boundary

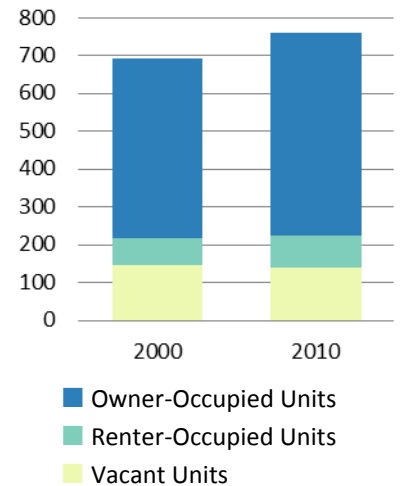
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	1,621	12,038	170
Population Density (per mile ²)	86	1,768	187
Population Change - 2010 to 2013	1.1%	< 0.1%	32
% Land Protected in Pinelands Area	88%	36%*	1*
Assessed Acres of Farmland	258	2,270	90
Building Permits Issued	12	33	85
Housing Transactions	8	71	158
Average Home Sale Price	\$278,563	\$276,269	50
Equalized Property Value (millions)	\$236.6	\$1,517.6	160
Effective Tax Rate	2.03	2.46	144
Average Residential Property Tax Bill	\$5,448	\$5,698	92
Per Capita Income Estimate (2012)	\$27,023	\$31,778	137
Estimated Unemployment Rate	7.0%	9.2%	146

Census Housing Data Change 2000 - 2010



Private Sector Employment
879

Private Sector Establishments
92

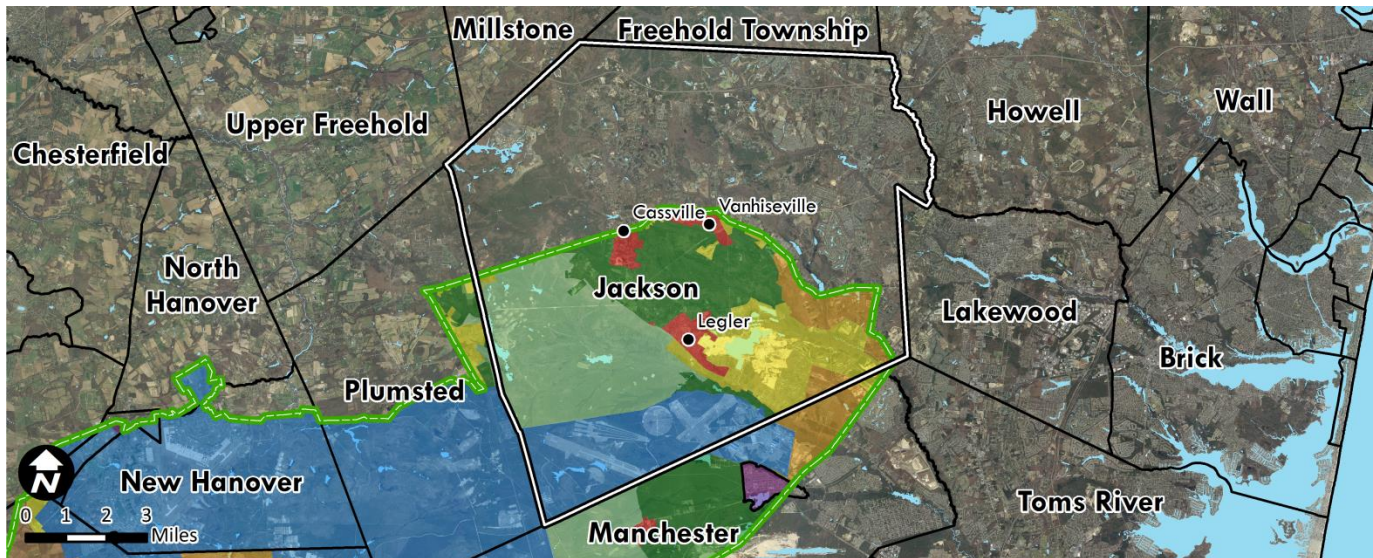
Private Sector Avg. Annual Wages
\$58,072

*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Jackson Township

Pinelands Area 2010 population: 4,832 (9% of total population)

Pinelands Area acreage: 30,385 (47% of total acreage)



Pinelands Management Areas

Conservation

- 31% Preservation
- 20% Forest
- Agricultural Production
- Special Ag Production

Development

- 7% Regional Growth
- Pinelands Town
- 5% Pinelands Village

Intermediate

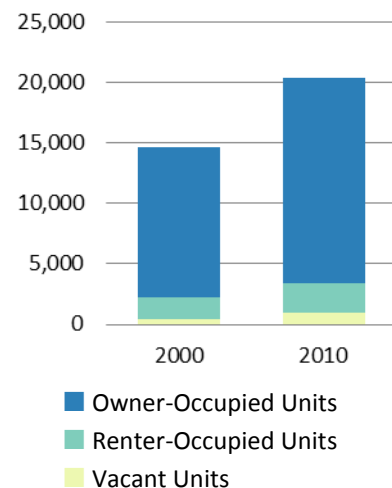
- 17% Rural Development
- Federal
- 21% Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	56,079	12,038	8
Population Density (per mile ²)	556	1,768	128
Population Change - 2010 to 2013	2.2%	< 0.1%	13
% Land Protected in Pinelands Area	49%	36%*	22*
Assessed Acres of Farmland	4,124	2,270	45
Building Permits Issued	34	33	48
Housing Transactions	400	71	6
Average Home Sale Price	\$309,098	\$276,269	40
Equalized Property Value (millions)	\$6,492.4	\$1,517.6	9
Effective Tax Rate	2.05	2.46	142
Average Residential Property Tax Bill	\$6,646	\$5,698	50
Per Capita Income Estimate (2012)	\$34,443	\$31,778	60
Estimated Unemployment Rate	7.8%	9.2%	125
Private Sector Employment	9,071		
Private Sector Establishments		884	
Private Sector Avg. Annual Wages			\$30,236

Census Housing Data Change 2000 - 2010



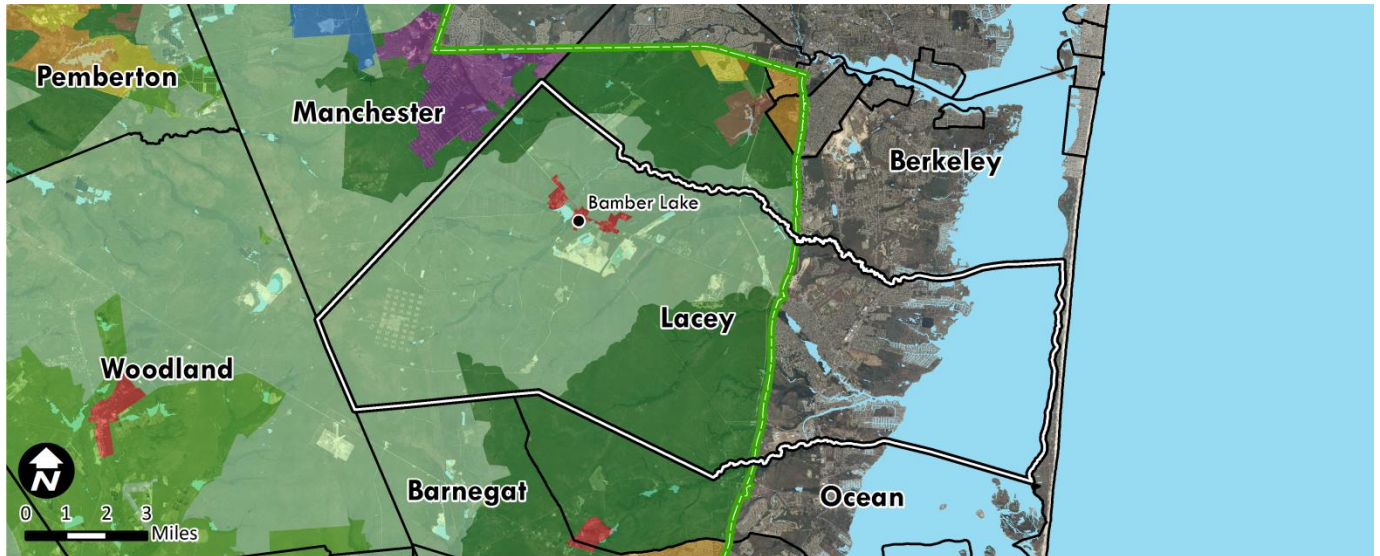
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Lacey Township

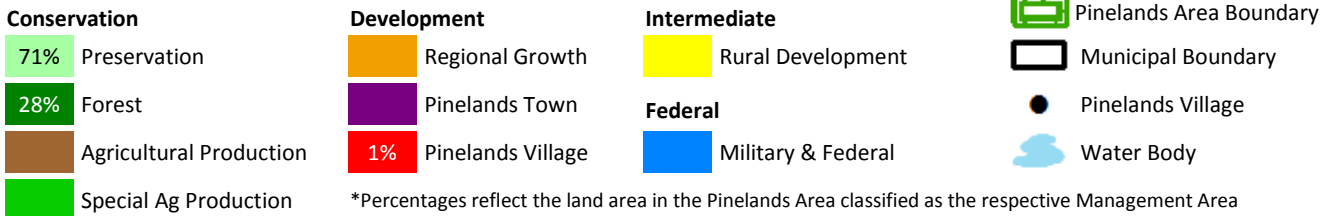


Pinelands Area 2010 population: 550 (2% of total population)

Pinelands Area acreage: 42,688 (67% of total acreage)

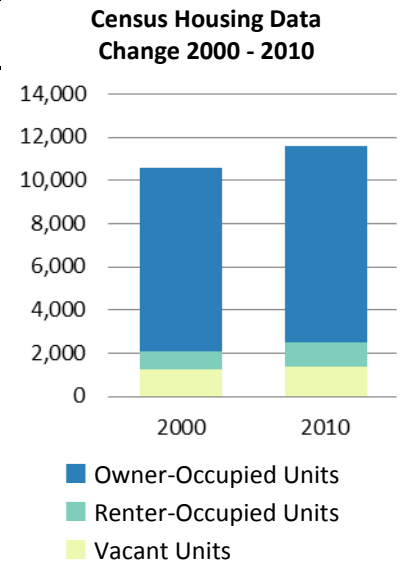


Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	28,021	12,038	24
Population Density (per mile ²)	281	1,768	153
Population Change - 2010 to 2013	1.4%	< 0.1%	26
% Land Protected in Pinelands Area	76%	36%*	7*
Assessed Acres of Farmland	6,320	2,270	33
Building Permits Issued	82	33	22
Housing Transactions	191	71	18
Average Home Sale Price	\$274,977	\$276,269	53
Equalized Property Value (millions)	\$3,943.7	\$1,517.6	21
Effective Tax Rate	1.78	2.46	161
Average Residential Property Tax Bill	\$5,149	\$5,698	115
Per Capita Income Estimate (2012)	\$29,330	\$31,778	106
Estimated Unemployment Rate	8.7%	9.2%	101

Private Sector Employment	Private Sector Establishments	Private Sector Avg. Annual Wages
5,177	551	\$39,817

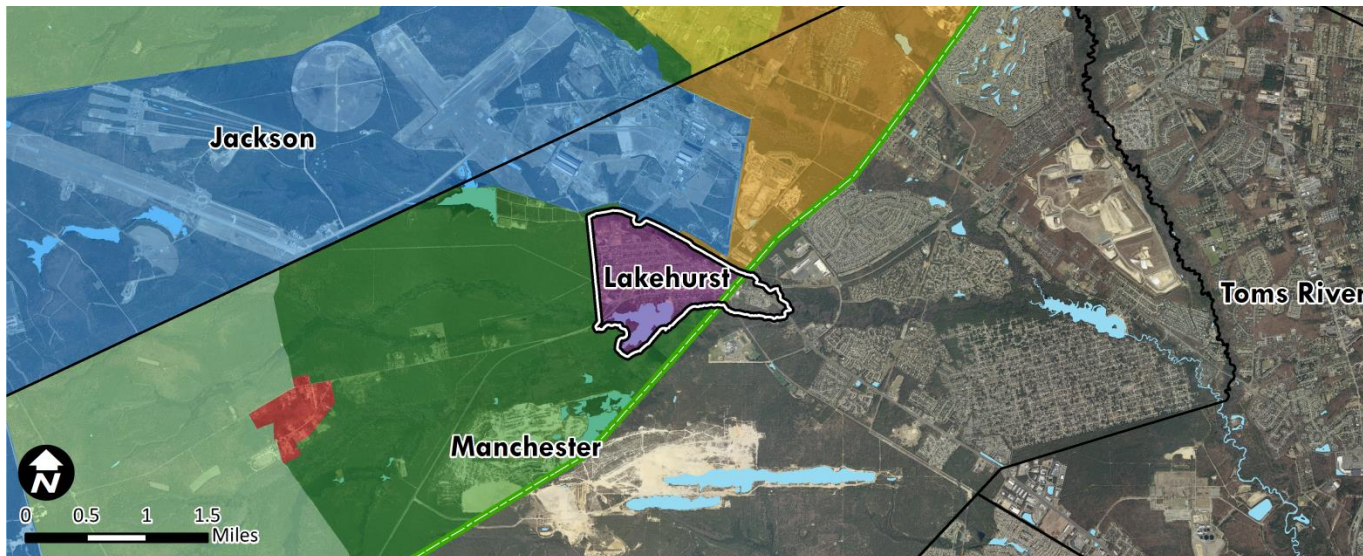


*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Lakehurst Borough

Pinelands Area 2010 population: 2,535 (96% of total population)

Pinelands Area acreage: 551 (87% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- Forest
- Agricultural Production
- Special Ag Production

Development

- Regional Growth
- 100% Pinelands Town
- Pinelands Village

Intermediate

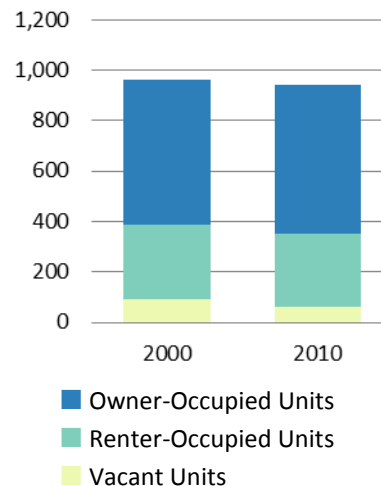
- Rural Development
- Federal**
- Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	2,700	12,038	149
Population Density (per mile ²)	2,731	1,768	53
Population Change - 2010 to 2013	1.7%	< 0.1%	19
% Land Protected in Pinelands Area	13%	36%*	38*
Assessed Acres of Farmland	0	2,270	123
Building Permits Issued	0	33	168
Housing Transactions	3	71	189
Average Home Sale Price	\$148,333	\$276,269	165
Equalized Property Value (millions)	\$172.6	\$1,517.6	173
Effective Tax Rate	2.01	2.46	146
Average Residential Property Tax Bill	\$4,708	\$5,698	139
Per Capita Income Estimate (2012)	\$23,225	\$31,778	171
Estimated Unemployment Rate	10.4%	9.2%	64

Census Housing Data Change 2000 - 2010



Private Sector Employment	765	Private Sector Establishments	91	Private Sector Avg. Annual Wages	\$46,436
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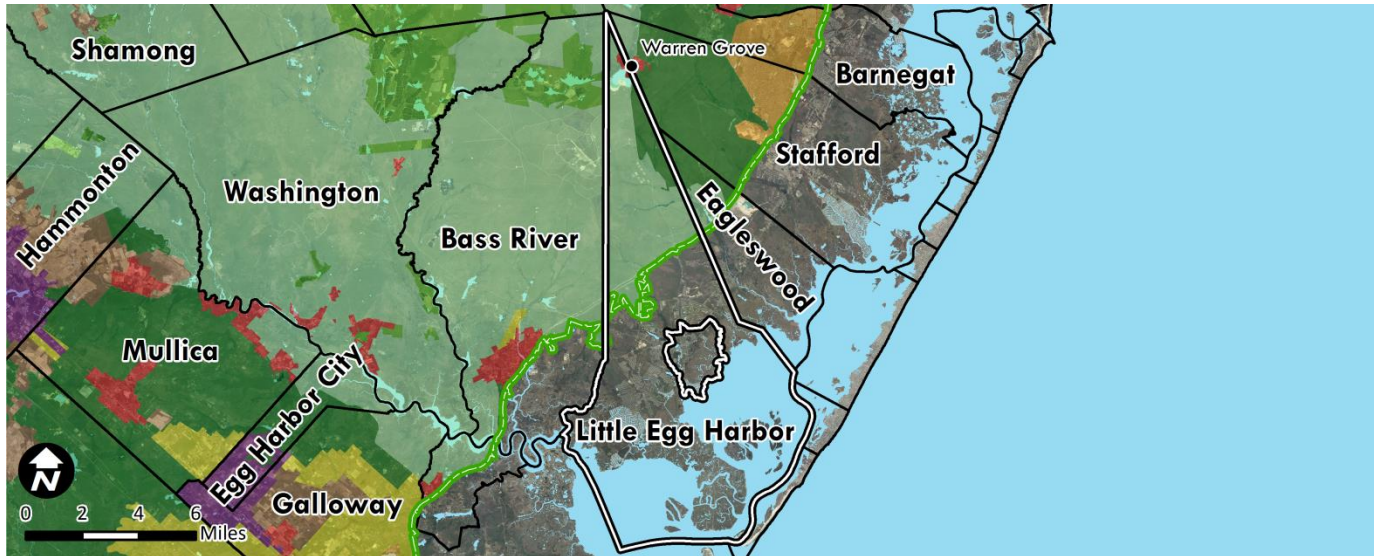
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Little Egg Harbor Township



Pinelands Area 2010 population: 203 (1% of total population)

Pinelands Area acreage: 11,582 (25% of total acreage)



Pinelands Management Areas

Conservation

- 86% Preservation
- 13% Forest
- Agricultural Production
- Special Ag Production

Development

- Regional Growth
- Pinelands Town
- 1% Pinelands Village

Intermediate

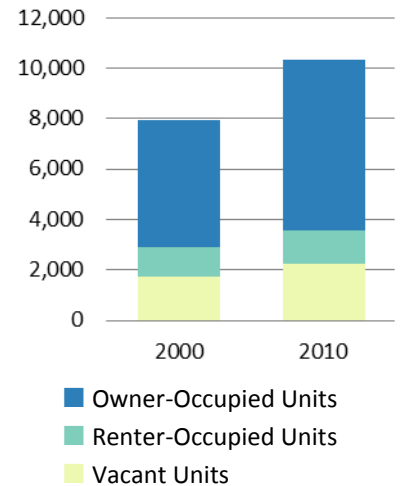
- Rural Development
- Federal
- Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	20,344	12,038	36
Population Density (per mile ²)	277	1,768	154
Population Change - 2010 to 2013	1.4%	< 0.1%	25
% Land Protected in Pinelands Area	87%	36%*	2*
Assessed Acres of Farmland	543	2,270	81
Building Permits Issued	103	33	13
Housing Transactions	146	71	25
Average Home Sale Price	\$192,014	\$276,269	121
Equalized Property Value (millions)	\$2,385.3	\$1,517.6	38
Effective Tax Rate	2.06	2.46	140
Average Residential Property Tax Bill	\$4,467	\$5,698	152
Per Capita Income Estimate (2012)	\$27,180	\$31,778	131
Estimated Unemployment Rate	11.7%	9.2%	44

Census Housing Data Change 2000 - 2010



Private Sector Employment
1,745

Private Sector Establishments
214

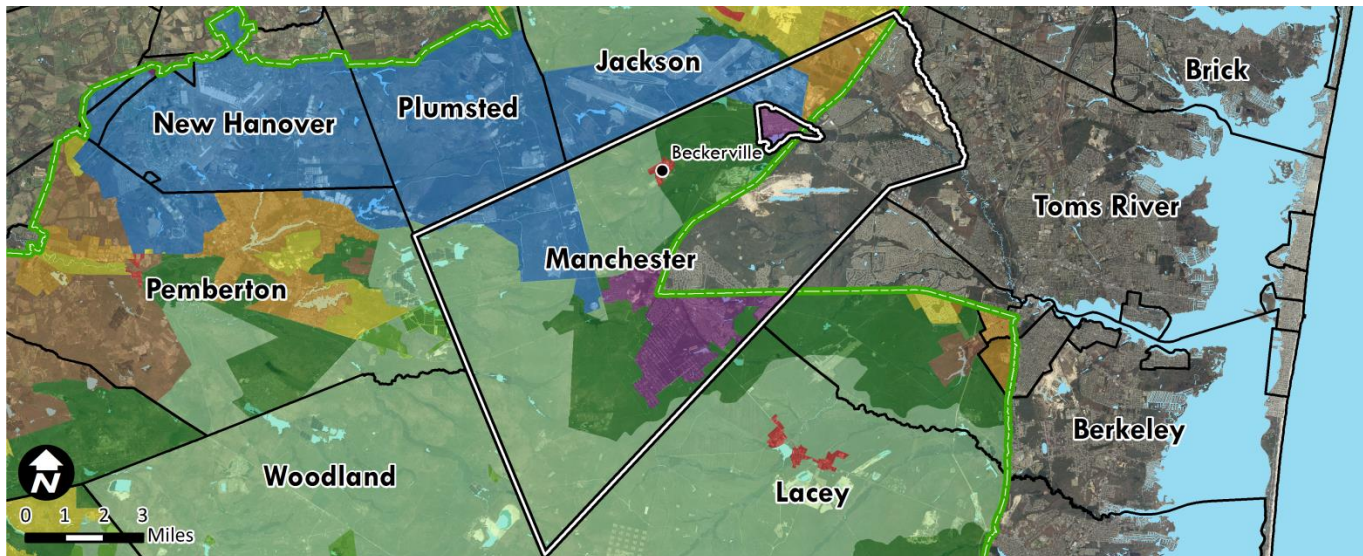
Private Sector Avg. Annual Wages
\$29,608

*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Manchester Township

Pinelands Area 2010 population: 12,137 (28% of total population)

Pinelands Area acreage: 38,728 (73% of total acreage)



Pinelands Management Areas

Conservation

- 46% Preservation
- 25% Forest
- Agricultural Production
- Special Ag Production

Development

- 4% Regional Growth
- 11% Pinelands Town
- < 1% Pinelands Village

Intermediate

- < 1% Rural Development

Federal

- 13% Military & Federal

Pinelands Area Boundary

Municipal Boundary

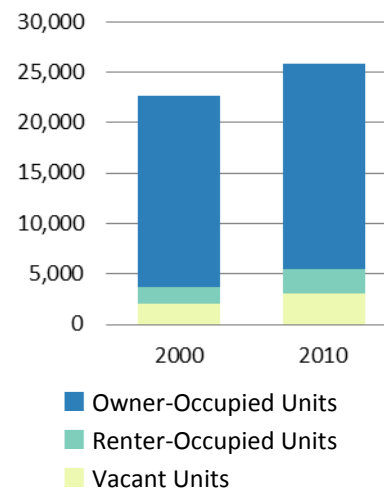
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	43,342	12,038	12
Population Density (per mile ²)	524	1,768	132
Population Change - 2010 to 2013	0.6%	< 0.1%	50
% Land Protected in Pinelands Area	52%	36%*	16*
Assessed Acres of Farmland	3,844	2,270	48
Building Permits Issued	2	33	131
Housing Transactions	200	71	15
Average Home Sale Price	\$133,027	\$276,269	179
Equalized Property Value (millions)	\$3,574.2	\$1,517.6	24
Effective Tax Rate	2.20	2.46	129
Average Residential Property Tax Bill	\$3,671	\$5,698	184
Per Capita Income Estimate (2012)	\$32,393	\$31,778	79
Estimated Unemployment Rate	12.8%	9.2%	31

Census Housing Data Change 2000 - 2010



Private Sector Employment 3,700	Private Sector Establishments 301	Private Sector Avg. Annual Wages \$32,841
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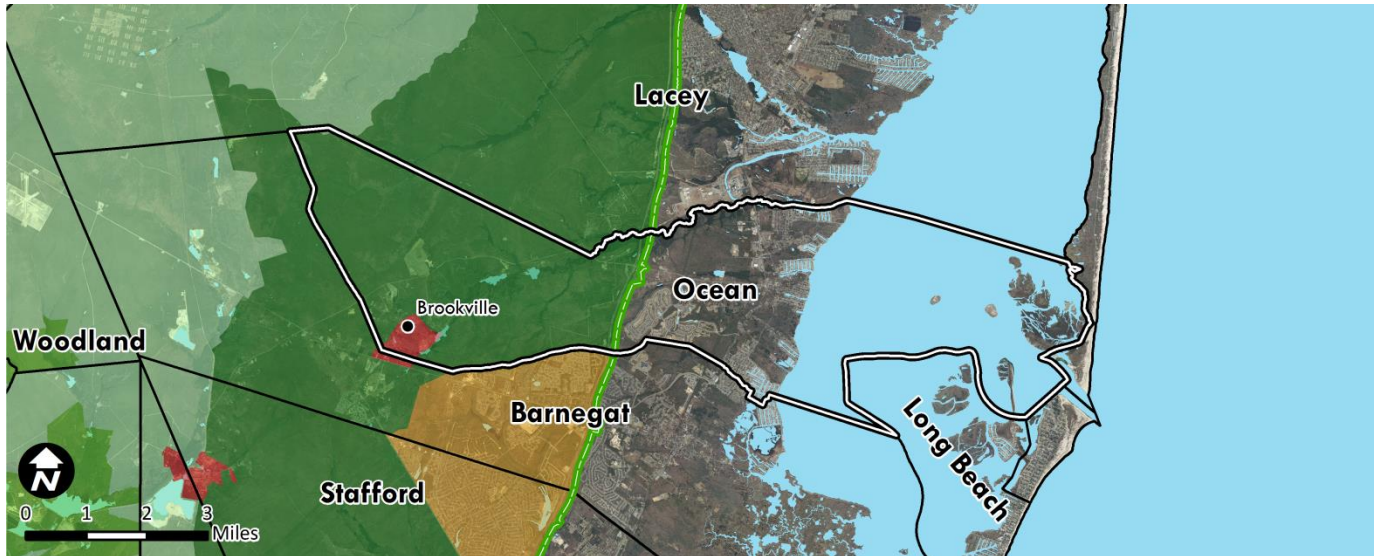
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Ocean Township

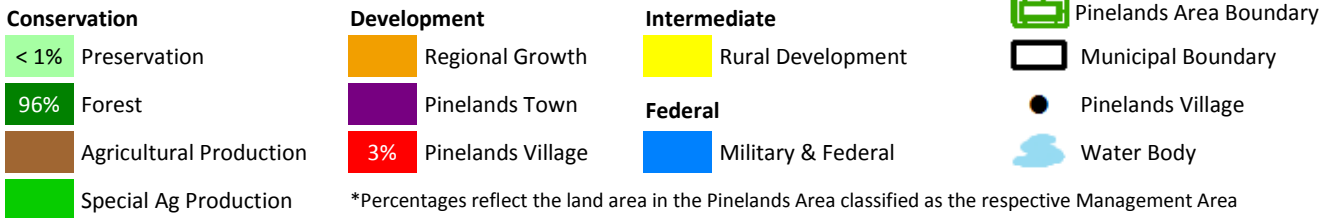


Pinelands Area 2010 population: 142 (2% of total population)

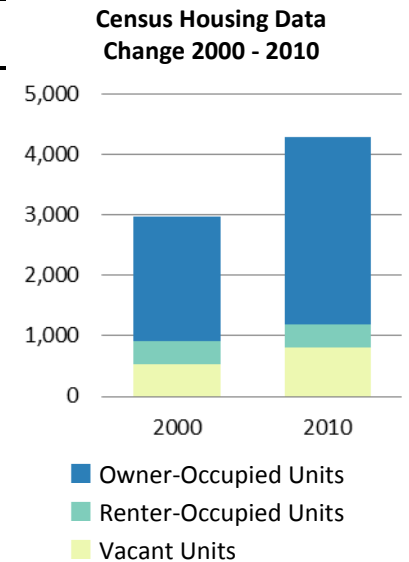
Pinelands Area acreage: 8,233 (41% of total acreage)



Pinelands Management Areas



2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	8,653	12,038	76
Population Density (per mile ²)	273	1,768	155
Population Change - 2010 to 2013	3.9%	< 0.1%	9
% Land Protected in Pinelands Area	50%	36%*	20*
Assessed Acres of Farmland	1,915	2,270	61
Building Permits Issued	20	33	64
Housing Transactions	65	71	65
Average Home Sale Price	\$276,070	\$276,269	51
Equalized Property Value (millions)	\$1,302.8	\$1,517.6	65
Effective Tax Rate	1.66	2.46	167
Average Residential Property Tax Bill	\$4,725	\$5,698	135
Per Capita Income Estimate (2012)	\$34,442	\$31,778	61
Estimated Unemployment Rate	11.6%	9.2%	45



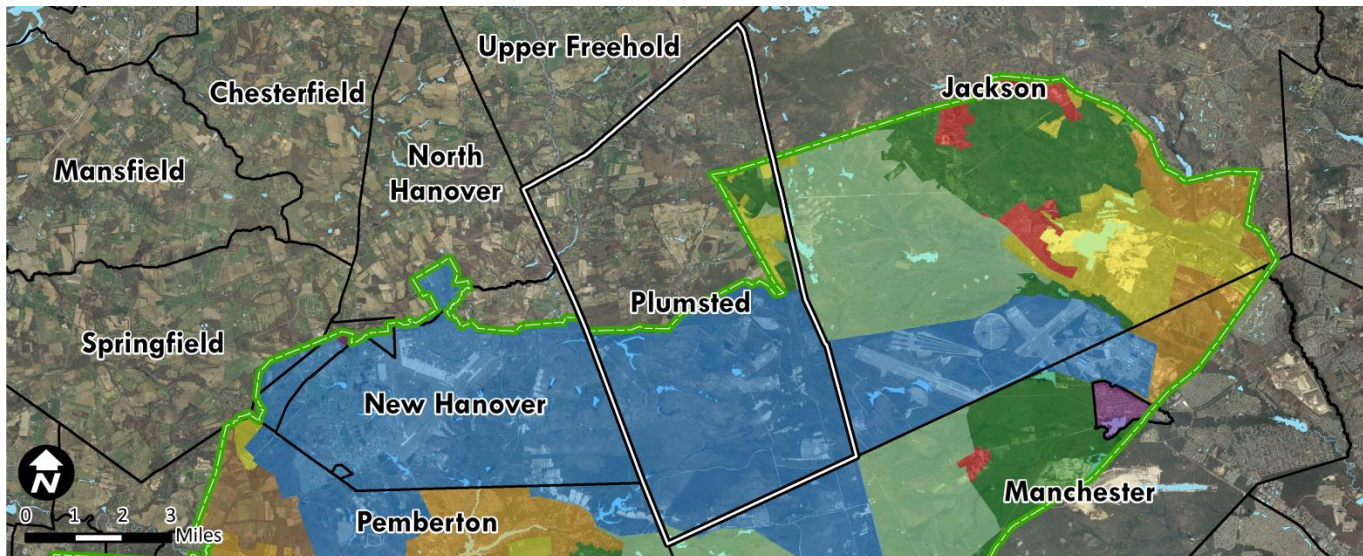
Private Sector Employment	Private Sector Establishments	Private Sector Avg. Annual Wages
1,081	116	\$31,560

*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Plumsted Township

Pinelands Area 2010 population: 451 (5% of total population)

Pinelands Area acreage: 13,423 (53% of total acreage)



Pinelands Management Areas

Conservation

- 2% Preservation
- 5% Forest
- Agricultural Production
- Special Ag Production

Development

- Regional Growth
- Pinelands Town
- Pinelands Village

Intermediate

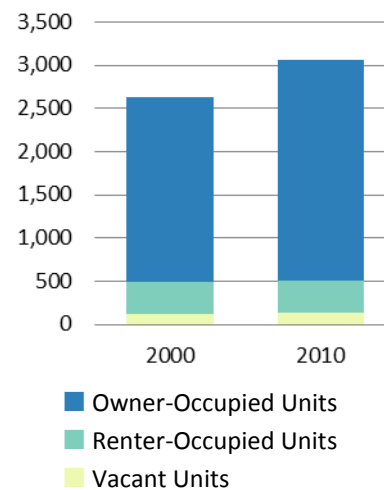
- 5% Rural Development
- Federal**
- 88% Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	8,523	12,038	79
Population Density (per mile ²)	216	1,768	166
Population Change - 2010 to 2013	1.2%	< 0.1%	30
% Land Protected in Pinelands Area	6%	36%*	42*
Assessed Acres of Farmland	5,020	2,270	39
Building Permits Issued	17	33	68
Housing Transactions	17	71	127
Average Home Sale Price	\$348,122	\$276,269	31
Equalized Property Value (millions)	\$847.2	\$1,517.6	90
Effective Tax Rate	2.02	2.46	145
Average Residential Property Tax Bill	\$5,901	\$5,698	77
Per Capita Income Estimate (2012)	\$29,842	\$31,778	102
Estimated Unemployment Rate	6.5%	9.2%	156

Census Housing Data Change 2000 - 2010



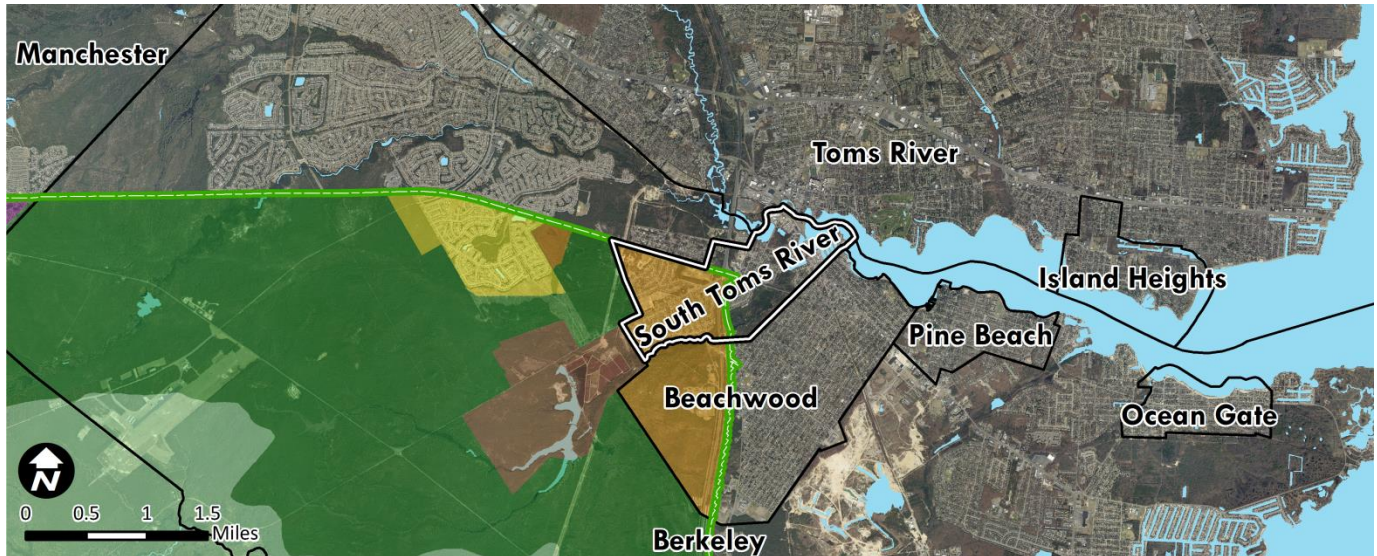
Private Sector Employment	737	Private Sector Establishments	125	Private Sector Avg. Annual Wages	\$30,853
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

South Toms River Borough

Pinelands Area 2010 population: 2,586 (70% of total population)

Pinelands Area acreage: 376 (47% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- Forest
- Agricultural Production
- Special Ag Production

Development

- 100% Regional Growth
- Pinelands Town
- Pinelands Village

Intermediate

- Rural Development
- Federal**
- Military & Federal



Pinelands Area Boundary



Municipal Boundary



Pinelands Village

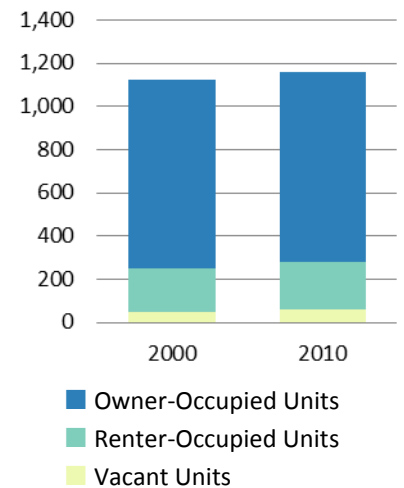


Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	3,718	12,038	130
Population Density (per mile ²)	2,981	1,768	45
Population Change - 2010 to 2013	0.9%	< 0.1%	39
% Land Protected in Pinelands Area	0%	36%*	46*
Assessed Acres of Farmland	0	2,270	123
Building Permits Issued	9	33	100
Housing Transactions	9	71	153
Average Home Sale Price	\$170,489	\$276,269	137
Equalized Property Value (millions)	\$232.7	\$1,517.6	163
Effective Tax Rate	2.45	2.46	110
Average Residential Property Tax Bill	\$4,300	\$5,698	160
Per Capita Income Estimate (2012)	\$20,504	\$31,778	187
Estimated Unemployment Rate	7.6%	9.2%	130

Census Housing Data Change 2000 - 2010



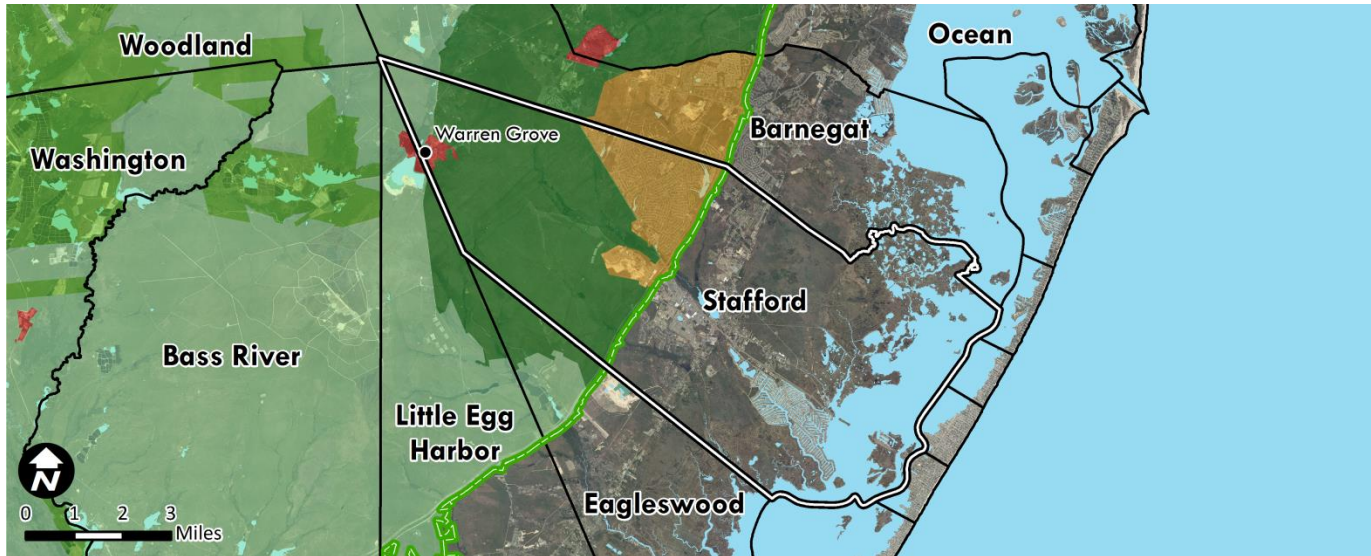
Private Sector Employment 465	Private Sector Establishments 61	Private Sector Avg. Annual Wages \$33,473
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*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Stafford Township

Pinelands Area 2010 population: 15,678 (59% of total population)

Pinelands Area acreage: 13,709 (39% of total acreage)



Pinelands Management Areas

Conservation

- 5% Preservation
- 71% Forest
- Agricultural Production
- Special Ag Production

Development

- 22% Regional Growth
- Pinelands Town
- 1% Pinelands Village

Intermediate

- Rural Development

Federal

- Military & Federal

Pinelands Area Boundary

Municipal Boundary

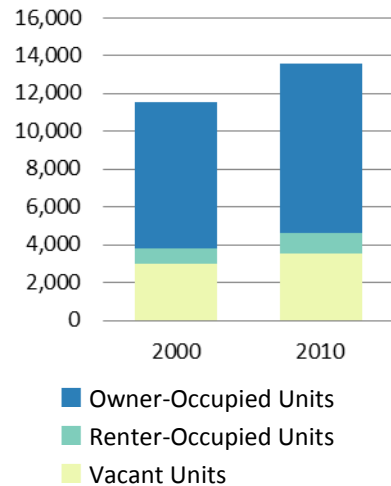
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	26,941	12,038	26
Population Density (per mile ²)	493	1,768	134
Population Change - 2010 to 2013	1.5%	< 0.1%	22
% Land Protected in Pinelands Area	70%	36%*	9*
Assessed Acres of Farmland	465	2,270	83
Building Permits Issued	238	33	6
Housing Transactions	105	71	48
Average Home Sale Price	\$220,957	\$276,269	88
Equalized Property Value (millions)	\$3,988.8	\$1,517.6	20
Effective Tax Rate	2.12	2.46	135
Average Residential Property Tax Bill	\$5,333	\$5,698	99
Per Capita Income Estimate (2012)	\$31,664	\$31,778	85
Estimated Unemployment Rate	8.1%	9.2%	120

Census Housing Data Change 2000 - 2010



Private Sector Employment 8,027	Private Sector Establishments 640	Private Sector Avg. Annual Wages \$37,303
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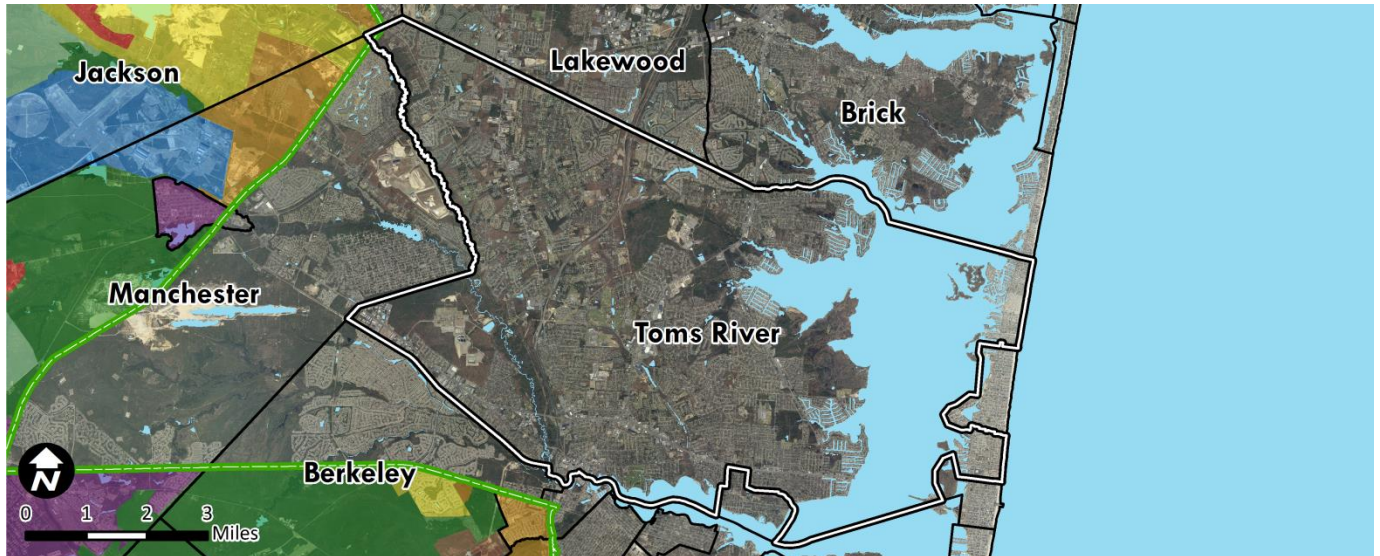
*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Toms River Township



Pinelands Area 2010 population: 0 (0% of total population)

Pinelands Area acreage: 13 (< 1% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- Forest
- Agricultural Production
- Special Ag Production

Development

- 100% Regional Growth
- Pinelands Town
- Pinelands Village

Intermediate

- Rural Development
- Federal**
- Military & Federal

Pinelands Area Boundary

Municipal Boundary

Pinelands Village

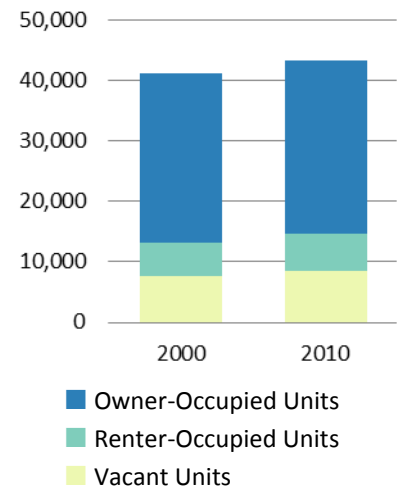
Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Municipal Value	South N.J. Average	South N.J. Rank
Population Estimate	91,583	12,038	2
Population Density (per mile ²)	1,718	1,768	81
Population Change - 2010 to 2013	0.4%	< 0.1%	64
% Land Protected in Pinelands Area	83%	36%*	4*
Assessed Acres of Farmland	307	2,270	87
Building Permits Issued	418	33	3
Housing Transactions	316	71	8
Average Home Sale Price	\$273,053	\$276,269	56
Equalized Property Value (millions)	\$14,151.9	\$1,517.6	2
Effective Tax Rate	1.77	2.46	162
Average Residential Property Tax Bill	\$4,629	\$5,698	142
Per Capita Income Estimate (2012)	\$35,415	\$31,778	54
Estimated Unemployment Rate	8.6%	9.2%	104

Private Sector Employment	Private Sector Establishments	Private Sector Avg. Annual Wages
31,885	2,760	\$39,477

Census Housing Data Change 2000 - 2010

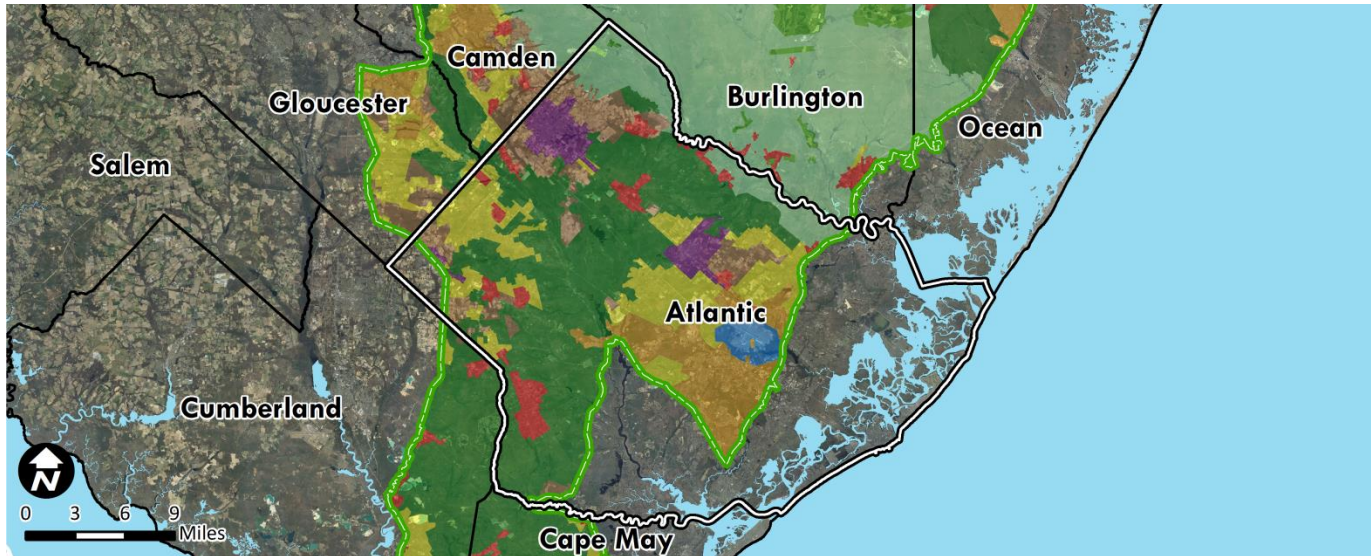


*This Figure captures the 53 Pinelands Area municipalities only, not southern New Jersey.

Atlantic County

Pinelands Area 2010 population: 105,672 (38% of total population)

Pinelands Area acreage: 247,877 (63% of total acreage)



Pinelands Management Areas

Conservation

- 8% Preservation
- 41% Forest
- 10% Agricultural Production
- < 1% Special Ag Production

Development

- 11% Regional Growth
- 5% Pinelands Town
- 5% Pinelands Village

Intermediate

- 17% Rural Development

Federal

- 2% Military & Federal

Pinelands Area Boundary

Municipal Boundary

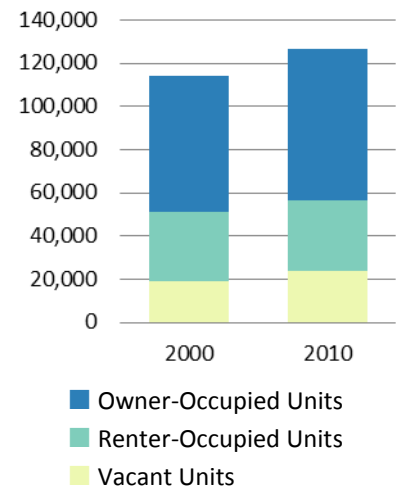
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	County Value	South N.J. County Avg.	South N.J. County Rank
Population Estimate	275,862	303,954	5
Population Density (per mile ²)	451	714	5
Population Change - 2010 to 2013	0.5%	< 1%	3
% Land Protected in Pinelands Area	29%	46%*	6*
Assessed Acres of Farmland	39,136	57,312	5
Building Permits Issued	484	826	6
Housing Transactions	1,503	1,798	5
Average Home Sale Price	\$289,639	\$264,124	3
Equalized Property Value (millions)	\$45,129.5	\$38,319.6	4
Average Effective Tax Rate	2.33	2.39	6
Average Residential Property Tax Bill	\$6,095	\$5,374	2
Per Capita Income Estimate (2012)	\$26,939	\$29,391	7
Estimated Unemployment Rate	12.0%	9.9%	2

Census Housing Data Change 2000 - 2010



Private Sector Employment 110,641	Private Sector Establishments 6,225	Private Sector Avg. Annual Wages \$36,930
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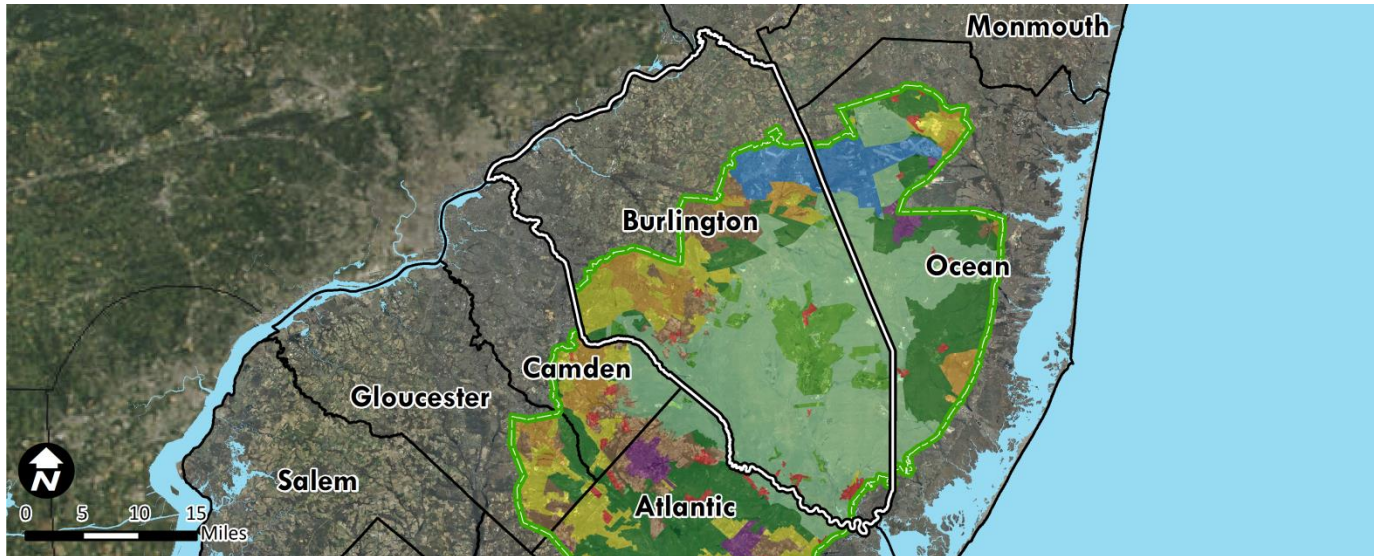
*This Figure captures the 7 Pinelands Area counties only, not Salem County.

Burlington County

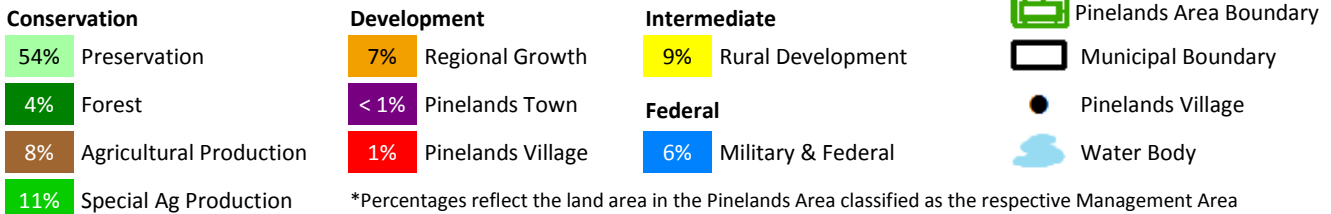


Pinelands Area 2010 population: 96,388 (21% of total population)

Pinelands Area acreage: 334,224 (64% of total acreage)

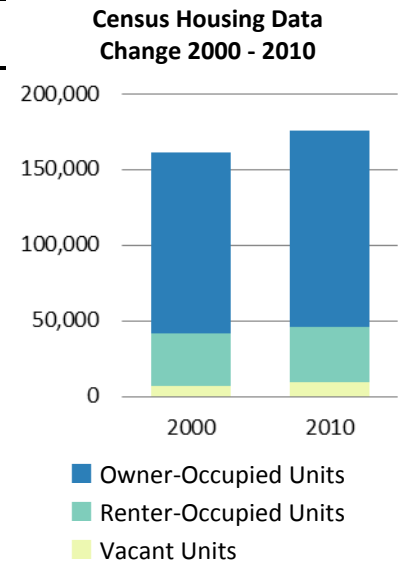


Pinelands Management Areas



2013 Variables	County Value	South N.J. County Avg.	South N.J. County Rank
Population Estimate	450,838	303,954	3
Population Density (per mile ²)	550	714	4
Population Change - 2010 to 2013	0.5%	< 1%	4
% Land Protected in Pinelands Area	57%	46%*	2*
Assessed Acres of Farmland	117,335	57,312	1
Building Permits Issued	730	826	4
Housing Transactions	2,660	1,798	2
Average Home Sale Price	\$251,515	\$264,124	4
Equalized Property Value (millions)	\$45,579.7	\$38,319.6	3
Average Effective Tax Rate	2.45	2.39	5
Average Residential Property Tax Bill	\$6,254	\$5,374	1
Per Capita Income Estimate (2012)	\$34,714	\$29,391	1
Estimated Unemployment Rate	7.9%	9.9%	8

Private Sector Employment	167,422	Private Sector Establishments	10,297	Private Sector Avg. Annual Wages	\$42,556
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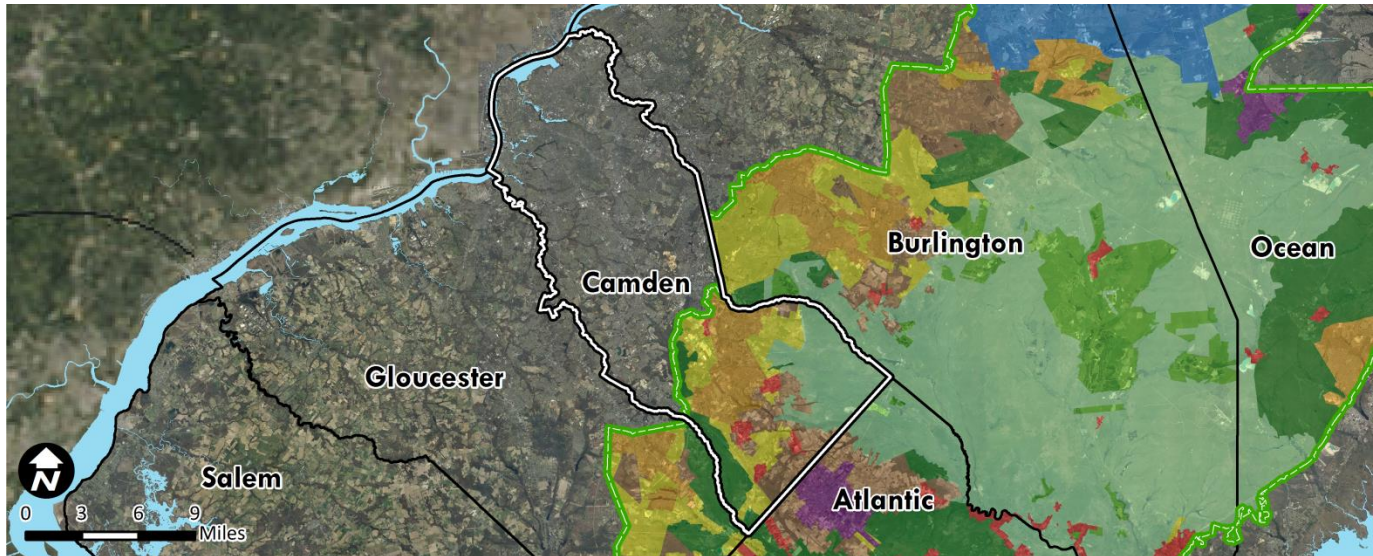
*This Figure captures the 7 Pinelands Area counties only, not Salem County.

Camden County



Pinelands Area 2010 population: 30,475 (6% of total population)

Pinelands Area acreage: 54,907 (38% of total acreage)



Pinelands Management Areas

Conservation

- 27% Preservation
- 12% Forest
- 17% Agricultural Production
- Special Ag Production

Development

- 19% Regional Growth
- Pinelands Town
- 4% Pinelands Village

Intermediate

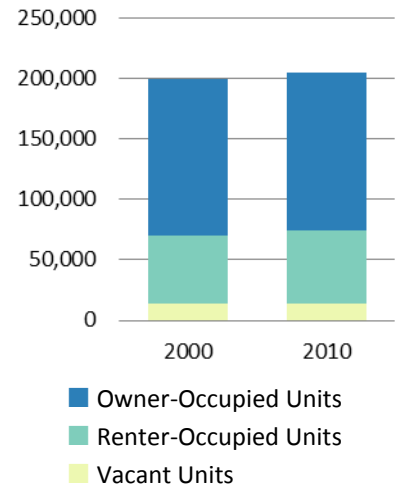
- 21% Rural Development
- Federal**
- Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	County Value	South N.J. County Avg.	South N.J. County Rank
Population Estimate	512,854	303,954	2
Population Density (per mile ²)	2,254	714	1
Population Change - 2010 to 2013	-0.2%	< 1%	6
% Land Protected in Pinelands Area	44%	46%*	5*
Assessed Acres of Farmland	10,833	57,312	7
Building Permits Issued	1,368	826	2
Housing Transactions	2,020	1,798	4
Average Home Sale Price	\$204,731	\$264,124	6
Equalized Property Value (millions)	\$37,127.2	\$38,319.6	5
Average Effective Tax Rate	3.41	2.39	1
Average Residential Property Tax Bill	\$5,957	\$5,374	4
Per Capita Income Estimate (2012)	\$28,469	\$29,391	5
Estimated Unemployment Rate	9.1%	9.9%	4

Census Housing Data Change 2000 - 2010



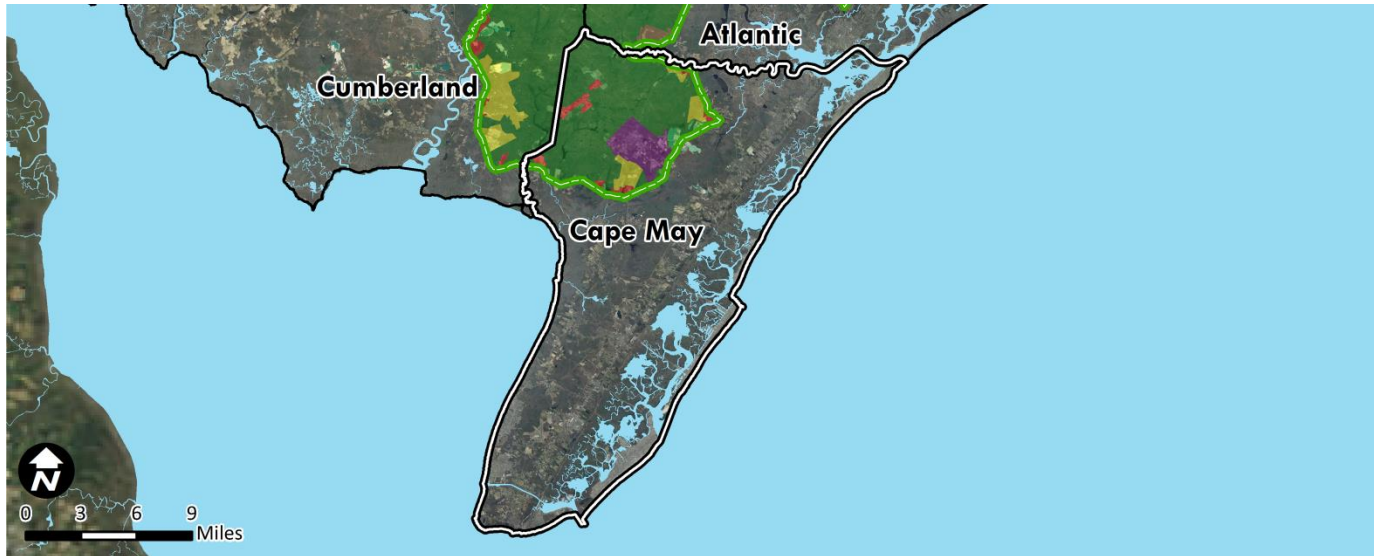
Private Sector Employment	Private Sector Establishments	Private Sector Avg. Annual Wages
159,628	11,239	\$38,820

*This Figure captures the 7 Pinelands Area counties only, not Salem County.

Cape May County

Pinelands Area 2010 population: 5,341 (5% of total population)

Pinelands Area acreage: 34,807 (19% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- 75% Forest
- Agricultural Production
- Special Ag Production

Development

- Regional Growth
- 12% Pinelands Town
- 6% Pinelands Village

Intermediate

- 6% Rural Development
- Federal**
- Military & Federal

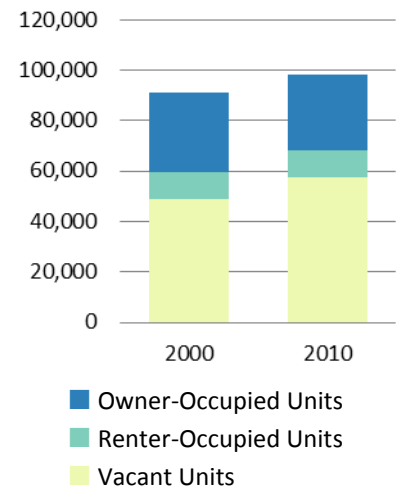
- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	County Value	South N.J. County Avg.	South N.J. County Rank
Population Estimate	95,897	303,954	7
Population Density (per mile ²)	336	714	6
Population Change - 2010 to 2013	-1.4%	< 1%	8
% Land Protected in Pinelands Area	53%	46%*	3*
Assessed Acres of Farmland	9,877	57,312	8
Building Permits Issued	658	826	5
Housing Transactions	2,135	1,798	3
Average Home Sale Price	\$518,619	\$264,124	1
Equalized Property Value (millions)	\$46,873.2	\$38,319.6	2
Average Effective Tax Rate	1.12	2.39	8
Average Residential Property Tax Bill	\$4,557	\$5,374	7
Per Capita Income Estimate (2012)	\$31,360	\$29,391	3
Estimated Unemployment Rate	12.0%	9.9%	2

Private Sector Employment	31,347	Private Sector Establishments	3,722	Private Sector Avg. Annual Wages	\$29,052
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Census Housing Data Change 2000 - 2010

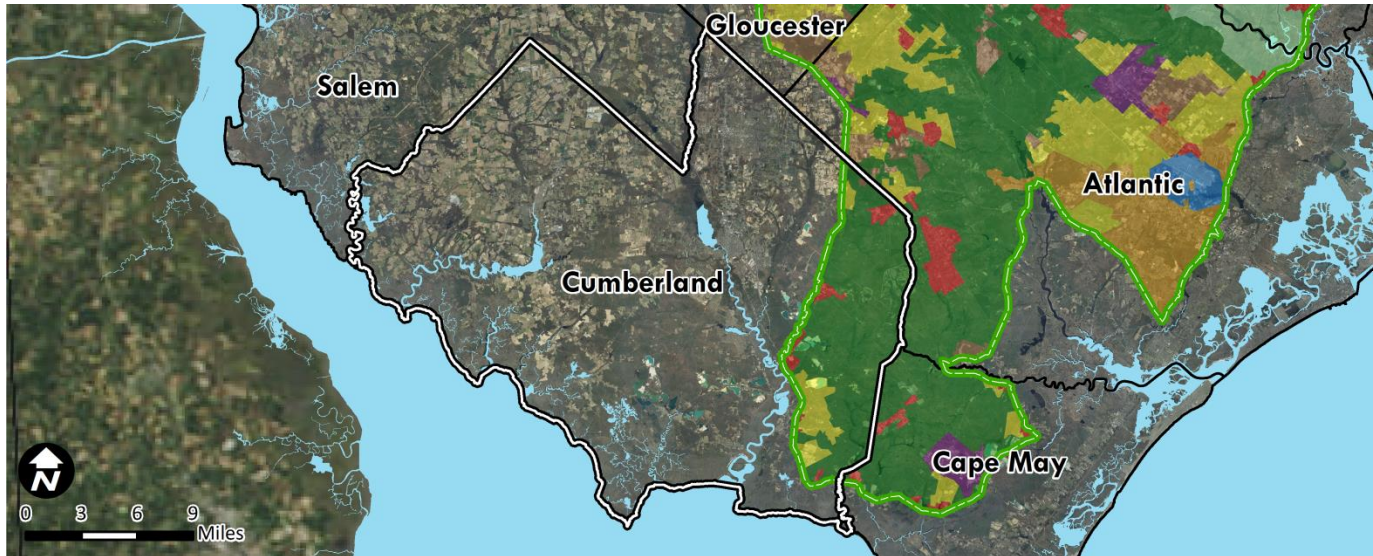


*This Figure captures the 7 Pinelands Area counties only, not Salem County.

Cumberland County

Pinelands Area 2010 population: 6,053 (4% of total population)

Pinelands Area acreage: 45,398 (14% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- 82% Forest
- 1% Agricultural Production
- Special Ag Production

Development

- Regional Growth
- Pinelands Town
- 6% Pinelands Village

Intermediate

- 11% Rural Development

Federal

- Military & Federal

Pinelands Area Boundary

Municipal Boundary

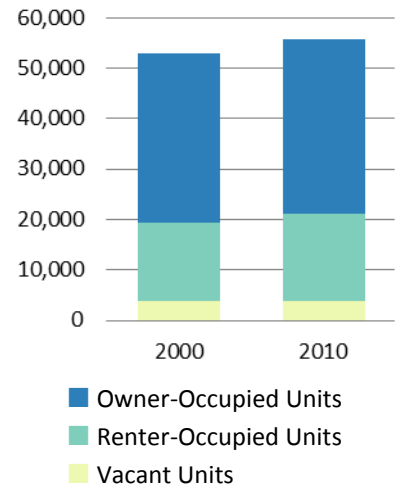
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	County Value	South N.J. County Avg.	South N.J. County Rank
Population Estimate	157,332	303,954	6
Population Density (per mile ²)	313	714	7
Population Change - 2010 to 2013	0.3%	< 1%	5
% Land Protected in Pinelands Area	52%	46%*	4*
Assessed Acres of Farmland	88,184	57,312	3
Building Permits Issued	219	826	7
Housing Transactions	359	1,798	7
Average Home Sale Price	\$146,708	\$264,124	8
Equalized Property Value (millions)	\$8,908.7	\$38,319.6	7
Average Effective Tax Rate	2.53	2.39	4
Average Residential Property Tax Bill	\$3,706	\$5,374	8
Per Capita Income Estimate (2012)	\$22,531	\$29,391	8
Estimated Unemployment Rate	12.2%	9.9%	1

Census Housing Data Change 2000 - 2010



Private Sector Employment 44,722	Private Sector Establishments 2,883	Private Sector Avg. Annual Wages \$34,235
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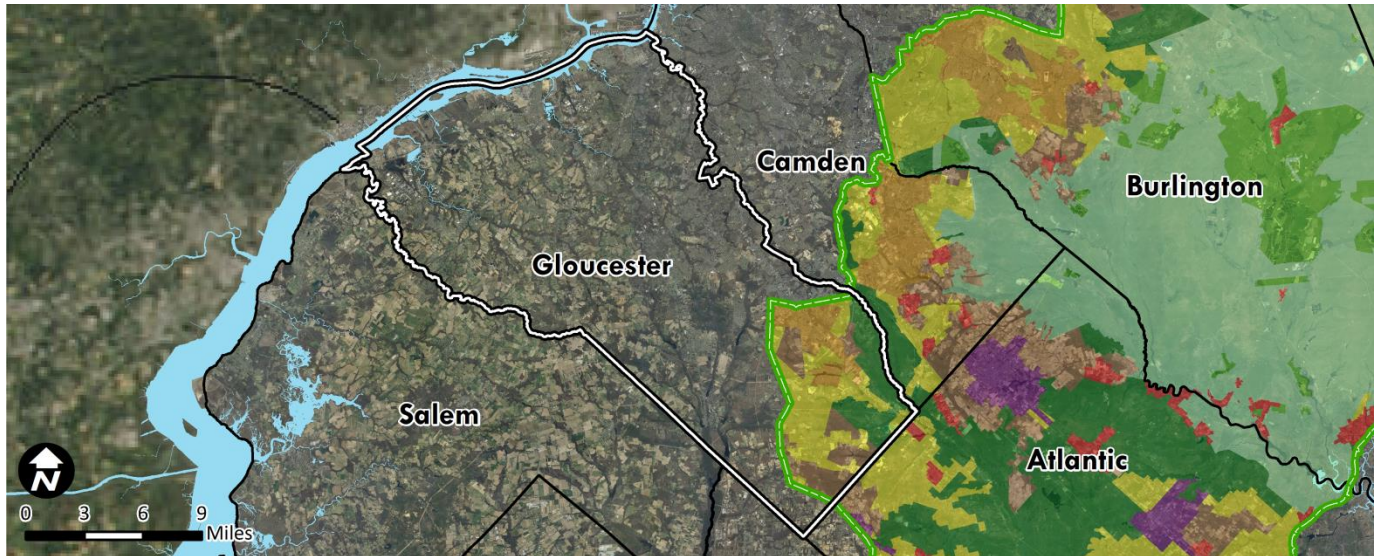
*This Figure captures the 7 Pinelands Area counties only, not Salem County.

Gloucester County



Pinelands Area 2010 population: 20,487 (7% of total population)

Pinelands Area acreage: 33,581 (16% of total acreage)



Pinelands Management Areas

Conservation

- Preservation
- 22% Forest
- 22% Agricultural Production
- Special Ag Production

Development

- 17% Regional Growth
- Pinelands Town
- Pinelands Village

Intermediate

- 38% Rural Development
- Federal
- Military & Federal

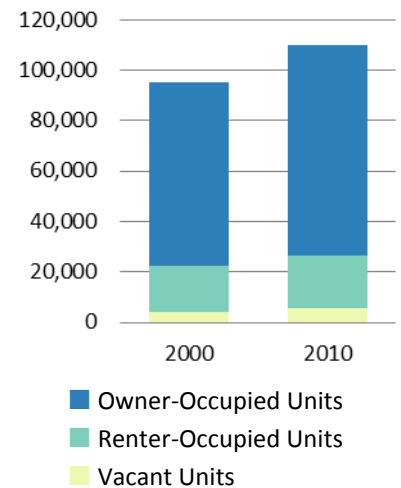
- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	County Value	South N.J. County Avg.	South N.J. County Rank
Population Estimate	290,265	303,954	4
Population Density (per mile ²)	862	714	2
Population Change - 2010 to 2013	0.7%	< 1%	2
% Land Protected in Pinelands Area	27%	46%*	7*
Assessed Acres of Farmland	56,859	57,312	4
Building Permits Issued	939	826	3
Housing Transactions	1,347	1,798	6
Average Home Sale Price	\$211,201	\$264,124	5
Equalized Property Value (millions)	\$25,897.2	\$38,319.6	6
Average Effective Tax Rate	3.03	2.39	2
Average Residential Property Tax Bill	\$6,080	\$5,374	3
Per Capita Income Estimate (2012)	\$32,404	\$29,391	2
Estimated Unemployment Rate	8.5%	9.9%	6

Private Sector Employment	79,983	Private Sector Establishments	5,802	Private Sector Avg. Annual Wages	\$39,796
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Census Housing Data Change 2000 - 2010



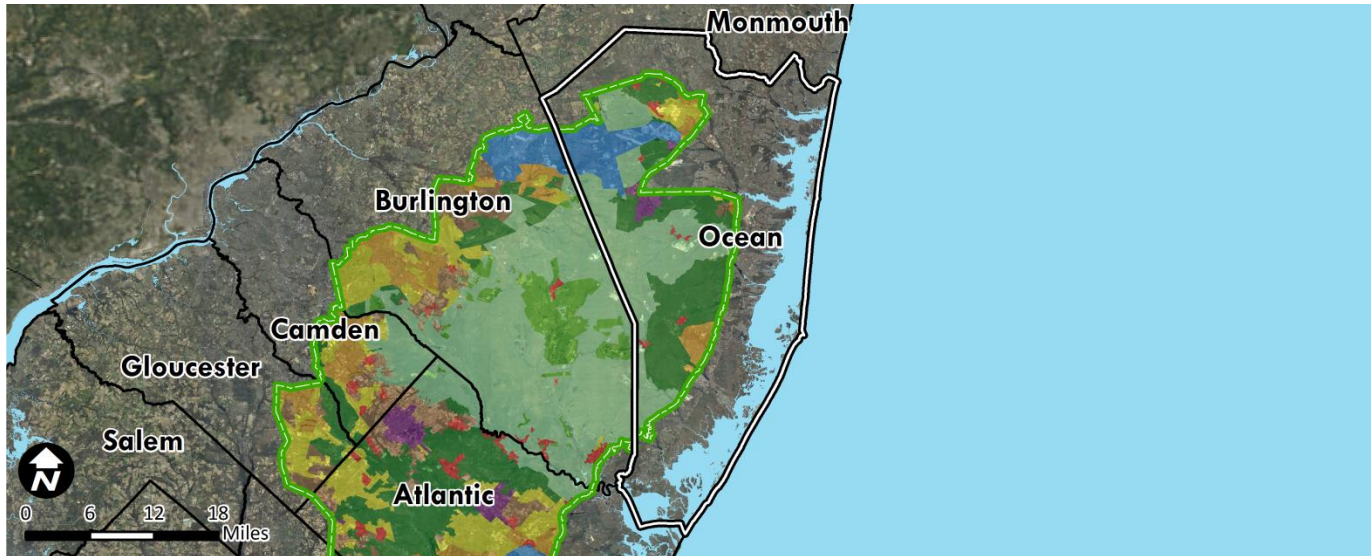
*This Figure captures the 7 Pinelands Area counties only, not Salem County.

Ocean County



Pinelands Area 2010 population: 48,453 (8% of total population)

Pinelands Area acreage: 187,559 (39% of total acreage)



Pinelands Management Areas

Conservation

- 41% Preservation
- 33% Forest
- < 1% Agricultural Production
- Special Ag Production

Development

- 6% Regional Growth
- 3% Pinelands Town
- 1% Pinelands Village

Intermediate

- 3% Rural Development

Federal

- 12% Military & Federal

Pinelands Area Boundary

Municipal Boundary

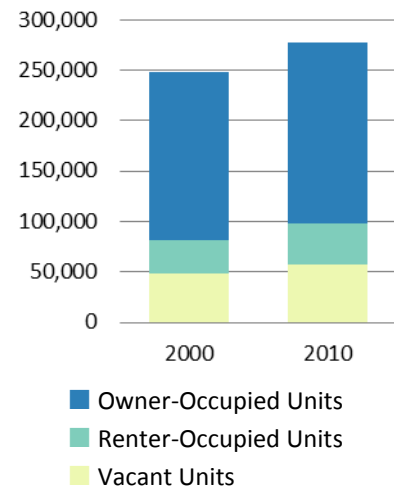
Pinelands Village

Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	County Value	South N.J. County Avg.	South N.J. County Rank
Population Estimate	583,414	303,954	1
Population Density (per mile ²)	769	714	3
Population Change - 2010 to 2013	1.2%	< 1%	1
% Land Protected in Pinelands Area	59%	46%*	1*
Assessed Acres of Farmland	23,361	57,312	6
Building Permits Issued	2,171	826	1
Housing Transactions	4,142	1,798	1
Average Home Sale Price	\$298,588	\$264,124	2
Equalized Property Value (millions)	\$91,788.1	\$38,319.6	1
Average Effective Tax Rate	1.62	2.39	7
Average Residential Property Tax Bill	\$5,470	\$5,374	5
Per Capita Income Estimate (2012)	\$30,573	\$29,391	4
Estimated Unemployment Rate	8.5%	9.9%	6
Private Sector Employment	126,844	Private Sector Establishments	11,851
		Private Sector Avg. Annual Wages	\$33,777

Census Housing Data Change 2000 - 2010

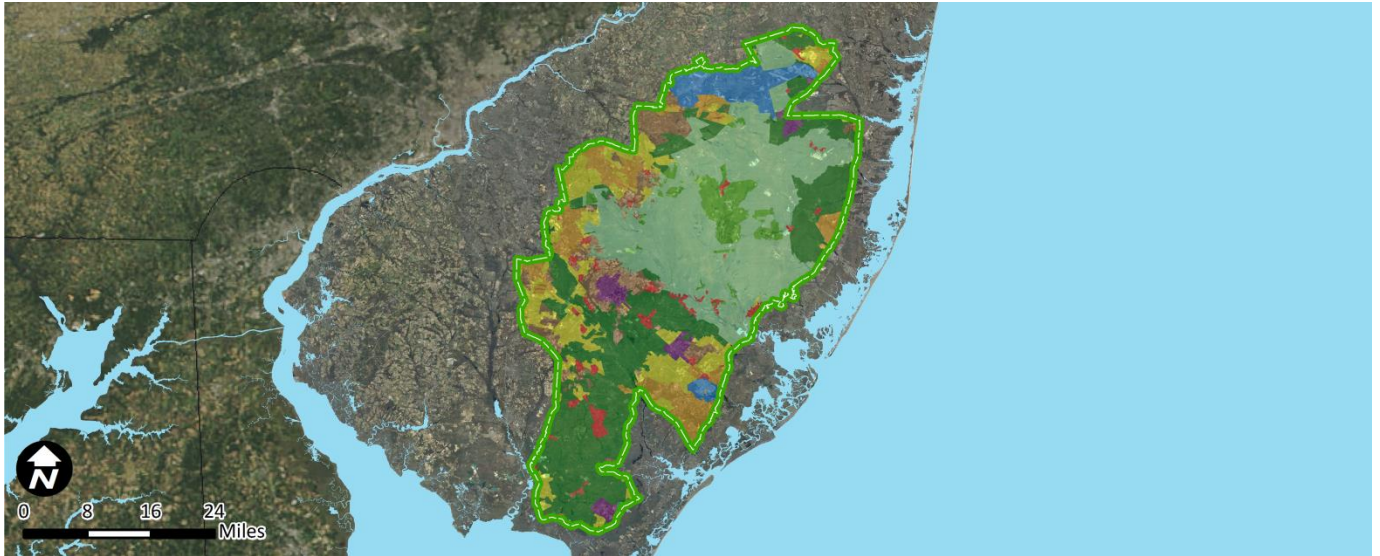


*This Figure captures the 7 Pinelands Area counties only, not Salem County.

Pinelands Area Municipalities

Pinelands Area 2010 population: 312,869

Pinelands Area acreage: 938,000



Pinelands Management Areas

Conservation

- 31% Preservation
- 27% Forest
- 7% Agricultural Production
- 4% Special Ag Production

Development

- 8% Regional Growth
- 2% Pinelands Town
- 3% Pinelands Village

Intermediate

- 12% Rural Development
- Federal**
- 5% Military & Federal

- Pinelands Area Boundary
- Municipal Boundary
- Pinelands Village
- Water Body

*Percentages reflect the land area in the Pinelands Area classified as the respective Management Area

2013 Variables	Pinelands Municipal Value	Non-Pinelands Municipal Value	New Jersey Value
Population Estimate	704,526	1,727,102	8,899,339
Population Density (per mile ²)	327	1,218	1,136
Population Change - 2010 to 2013	0.9%	0.2%	1.2%
% Land Protected in Pinelands Area	100%	-	-
Assessed Acres of Farmland	174,274	284,224	967,795
Building Permits Issued	1,469	5,138	24,185
Housing Transactions	4,167	10,217	49,987
Average Home Sale Price	\$226,661	\$322,642	\$384,000
Avg. Equalized Prop. Value (millions)	\$1,470.5	\$1,531.9	\$2,053.5
Average Effective Tax Rate	2.27	2.52	2.42
Average Residential Property Tax Bill	\$5,049	\$5,895	\$7,988
Per Capita Income Estimate (2012)	\$29,176	\$32,566	\$33,924
Estimated Unemployment Rate	9.3%	9.1%	8.2%
Private Sector Employment 140,446	Private Sector Establishments 12,409	Private Sector Avg. Annual Wages \$37,728	

Pinelands Area Census Housing Data Change 2000 - 2010

