

# Households and Average Household Size in Florida: April 1, 2020

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The Bureau of Economic and Business Research (BEBR) at the University of Florida produces population estimates for Florida and each of its cities and counties using the housing unit method. In this method, changes in population are based on changes in occupied housing units (or households), average household size, and the group quarters population. This is the most commonly used method for making local population estimates in the United States, because it can utilize a wide variety of data sources, can be applied at any level of geography, and can produce estimates that are at least as accurate as those produced by any other method.

In most places, the two primary components of the housing unit method are the number of households and average household size. In this report, we provide estimates of these two components for Florida and each of its counties for April 1, 2020. For purposes of comparison, we also provide estimates of households and average household size for 2000 and 2010, based on decennial census data.

Households are defined as housing units occupied by permanent residents. They should not be confused with total housing units, which include vacant and seasonally occupied units as well as units occupied by

permanent residents. According to Census Bureau guidelines, a person's permanent residence is the place that person lives and sleeps most of the time. Because we follow these guidelines, temporary residents such as tourists and snowbirds are not included in the estimates shown here.

## Households

We estimate that there were 8,589,056 households in Florida on April 1, 2020, an increase of 1,168,254 (15.7%) since April 1, 2010. Miami-Dade County had the largest increase in households between 2010 and 2020, growing by 126,283. Other large increases occurred in Orange (99,189), Hillsborough (96,586), Broward (70,735), Palm Beach (61,863), Lee (56,519), and Duval (52,259) counties. In percentage terms, the largest increases occurred in Sumter (66.2 percent), Osceola (42.4 percent), St. Johns (39.0 percent), Walton (37.8 percent), Nassau (25.5 percent), Manatee (24.3 percent), and Lake (23.6 percent) counties. We estimated a small net loss of households between 2010 and 2020 for Jackson County (-0.9 percent).

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**Table 1. Number of Households and Average Household Size in Florida  
and Its Counties 2020, 2010, and 2000**

State and County	<u>Estimates, April 1, 2020</u>		<u>Census, April 1, 2010</u>		<u>Census, April 1, 2000</u>	
	Households	Average Household Size	Households	Average Household Size	Households	Average Household Size
FLORIDA	8,589,056	2.46	7,420,802	2.48	6,338,075	2.46
Alachua	111,748	2.30	100,516	2.32	87,509	2.34
Baker	9,469	2.72	8,772	2.82	7,043	2.86
Bay	71,575	2.38	68,438	2.41	59,597	2.43
Bradford	9,838	2.49	9,479	2.53	8,497	2.58
Brevard	260,928	2.30	229,692	2.33	198,195	2.35
Broward	756,782	2.53	686,047	2.52	654,445	2.45
Calhoun	5,124	2.47	5,061	2.52	4,468	2.53
Charlotte	87,642	2.10	73,370	2.14	63,864	2.18
Citrus	67,789	2.17	63,304	2.20	52,634	2.20
Clay	80,771	2.70	68,792	2.76	50,243	2.77
Collier	162,101	2.36	133,179	2.38	102,973	2.39
Columbia	26,857	2.46	24,941	2.52	20,925	2.56
DeSoto	12,336	2.69	11,445	2.71	10,746	2.70
Dixie	6,486	2.29	6,316	2.37	5,205	2.44
Duval	394,709	2.43	342,450	2.47	303,747	2.51
Escambia	128,318	2.37	116,238	2.41	111,049	2.45
Flagler	47,227	2.40	39,186	2.42	21,294	2.32
Franklin	4,665	2.25	4,254	2.29	4,096	2.28
Gadsden	17,220	2.49	16,952	2.61	15,867	2.69
Gilchrist	6,826	2.53	6,121	2.58	5,021	2.61
Glades	4,919	2.46	4,533	2.52	3,852	2.51
Gulf	5,972	2.26	5,335	2.33	4,931	2.42
Hamilton	4,912	2.46	4,617	2.54	4,161	2.60
Hardee	8,278	3.10	8,245	3.12	8,166	3.06
Hendry	13,008	3.09	12,025	3.09	10,850	3.09
Hernando	80,375	2.37	71,745	2.38	55,425	2.32
Highlands	45,712	2.25	42,604	2.28	37,471	2.30
Hillsborough	570,616	2.55	474,030	2.55	391,357	2.51
Holmes	7,443	2.44	7,354	2.47	6,921	2.43
Indian River	70,248	2.24	60,176	2.26	49,137	2.25
Jackson	17,265	2.35	17,417	2.40	16,620	2.44
Jefferson	5,871	2.28	5,646	2.38	4,695	2.53
Lafayette	2,789	2.59	2,580	2.63	2,142	2.66

**Table 1. Number of Households and Average Household Size in Florida and Its Counties 2020, 2010, and 2000 (Continued)**

State and County	<u>Estimates, April 1, 2020</u>		<u>Census, April 1, 2010</u>		<u>Census, April 1, 2000</u>	
	Households	Average Household Size	Households	Average Household Size	Households	Average Household Size
Lake	149,947	2.42	121,289	2.42	88,412	2.34
Lee	316,337	2.34	259,818	2.35	188,599	2.31
Leon	122,132	2.32	110,945	2.35	96,521	2.34
Levy	17,138	2.41	16,404	2.45	13,867	2.44
Liberty	2,564	2.54	2,525	2.57	2,222	2.51
Madison	7,159	2.40	6,985	2.48	6,629	2.57
Manatee	168,736	2.33	135,729	2.34	112,460	2.29
Marion	155,126	2.31	137,726	2.35	106,755	2.36
Martin	71,506	2.19	63,899	2.23	55,288	2.23
Miami-Dade	993,635	2.81	867,352	2.83	776,906	2.84
Monroe	35,320	2.14	32,629	2.18	35,086	2.23
Nassau	36,136	2.45	28,794	2.53	21,980	2.59
Okaloosa	82,834	2.40	72,379	2.43	66,269	2.49
Okeechobee	14,836	2.63	14,013	2.68	12,593	2.69
Orange	521,036	2.64	421,847	2.64	336,286	2.61
Osceola	128,985	2.97	90,603	2.93	60,977	2.79
Palm Beach	606,090	2.38	544,227	2.39	474,179	2.34
Pasco	221,705	2.42	189,612	2.42	147,567	2.30
Pinellas	450,994	2.14	415,876	2.16	414,974	2.17
Polk	271,228	2.59	227,485	2.59	187,233	2.52
Putnam	29,537	2.45	29,409	2.48	27,839	2.48
St. Johns	104,684	2.46	75,338	2.49	49,614	2.44
St. Lucie	126,660	2.52	108,523	2.53	76,933	2.47
Santa Rosa	70,151	2.54	56,910	2.59	43,793	2.63
Sarasota	205,179	2.11	175,746	2.13	149,940	2.13
Seminole	188,771	2.50	164,706	2.55	139,573	2.59
Sumter	68,762	1.95	41,361	2.04	20,779	2.27
Suwannee	17,385	2.47	15,953	2.52	13,460	2.54
Taylor	8,345	2.39	7,920	2.44	7,176	2.51
Union	4,169	2.55	4,048	2.66	3,367	2.76
Volusia	234,137	2.30	208,236	2.31	184,723	2.32
Wakulla	11,980	2.58	10,490	2.61	8,450	2.57
Walton	30,727	2.36	22,301	2.38	16,548	2.35
Washington	9,306	2.49	8,864	2.50	7,931	2.46

**Table 2. Change in Households and Average Household Size in Florida and Its Counties, 2010–2020 and 2000–2010**

State and County	Numerical Change				Percentage Change			
	Households		Average Household Size		Households		Average Household Size	
	2010–20	2000–10	2010–20	2000–10	2010–20	2000–10	2010–20	2000–10
FLORIDA	1,168,254	1,082,727	-0.02	0.02	15.7	17.1	-0.8	0.8
Alachua	11,232	13,007	-0.02	-0.02	11.2	14.9	-0.9	-0.9
Baker	697	1,729	-0.10	-0.04	7.9	24.5	-3.5	-1.4
Bay	3,137	8,841	-0.03	-0.02	4.6	14.8	-1.2	-0.8
Bradford	359	982	-0.04	-0.05	3.8	11.6	-1.6	-1.9
Brevard	31,236	31,497	-0.03	-0.02	13.6	15.9	-1.3	-0.9
Broward	70,735	31,602	0.01	0.07	10.3	4.8	0.4	2.9
Calhoun	63	593	-0.05	-0.01	1.2	13.3	-2.0	-0.4
Charlotte	14,272	9,506	-0.04	-0.04	19.5	14.9	-1.9	-1.8
Citrus	4,485	10,670	-0.03	0.00	7.1	20.3	-1.4	0.0
Clay	11,979	18,549	-0.06	-0.01	17.4	36.9	-2.2	-0.4
Collier	28,922	30,206	-0.02	-0.01	21.7	29.3	-0.8	-0.4
Columbia	1,916	4,016	-0.06	-0.04	7.7	19.2	-2.4	-1.6
DeSoto	891	699	-0.02	0.01	7.8	6.5	-0.7	0.4
Dixie	170	1,111	-0.08	-0.07	2.7	21.3	-3.4	-2.9
Duval	52,259	38,703	-0.04	-0.04	15.3	12.7	-1.6	-1.6
Escambia	12,080	5,189	-0.04	-0.04	10.4	4.7	-1.7	-1.6
Flagler	8,041	17,892	-0.02	0.10	20.5	84.0	-0.8	4.3
Franklin	411	158	-0.04	0.01	9.7	3.9	-1.7	0.4
Gadsden	268	1,085	-0.12	-0.08	1.6	6.8	-4.6	-3.0
Gilchrist	705	1,100	-0.05	-0.03	11.5	21.9	-1.9	-1.1
Glades	386	681	-0.06	0.01	8.5	17.7	-2.4	0.4
Gulf	637	404	-0.07	-0.09	11.9	8.2	-3.0	-3.7
Hamilton	295	456	-0.08	-0.06	6.4	11.0	-3.1	-2.3
Hardee	33	79	-0.02	0.06	0.4	1.0	-0.6	2.0
Hendry	983	1,175	0.00	0.00	8.2	10.8	0.0	0.0
Hernando	8,630	16,320	-0.01	0.06	12.0	29.4	-0.4	2.6
Highlands	3,108	5,133	-0.03	-0.02	7.3	13.7	-1.3	-0.9
Hillsborough	96,586	82,673	0.00	0.04	20.4	21.1	0.0	1.6
Holmes	89	433	-0.03	0.04	1.2	6.3	-1.2	1.6
Indian River	10,072	11,039	-0.02	0.01	16.7	22.5	-0.9	0.4
Jackson	-152	797	-0.05	-0.04	-0.9	4.8	-2.1	-1.6
Jefferson	225	951	-0.10	-0.15	4.0	20.3	-4.2	-5.9
Lafayette	209	438	-0.04	-0.03	8.1	20.4	-1.5	-1.1

**Table 2. Change in Households and Average Household Size in Florida and Its Counties, 2010–2020 and 2000–2010 (Continued)**

State and County	Numerical Change				Percentage Change			
	Households		Average Household Size		Households		Average Household Size	
	2010–20	2000–10	2010–20	2000–10	2010–20	2000–10	2010–20	2000–10
Lake	28,658	32,877	0.00	0.08	23.6	37.2	0.0	3.4
Lee	56,519	71,219	-0.01	0.04	21.8	37.8	-0.4	1.7
Leon	11,187	14,424	-0.03	0.01	10.1	14.9	-1.3	0.4
Levy	734	2,537	-0.04	0.01	4.5	18.3	-1.6	0.4
Liberty	39	303	-0.03	0.06	1.5	13.6	-1.2	2.4
Madison	174	356	-0.08	-0.09	2.5	5.4	-3.2	-3.5
Manatee	33,007	23,269	-0.01	0.05	24.3	20.7	-0.4	2.2
Marion	17,400	30,971	-0.04	-0.01	12.6	29.0	-1.7	-0.4
Martin	7,607	8,611	-0.04	0.00	11.9	15.6	-1.8	0.0
Miami-Dade	126,283	90,446	-0.02	-0.01	14.6	11.6	-0.7	-0.4
Monroe	2,691	-2,457	-0.04	-0.05	8.2	-7.0	-1.8	-2.2
Nassau	7,342	6,814	-0.08	-0.06	25.5	31.0	-3.2	-2.3
Okaloosa	10,455	6,110	-0.03	-0.06	14.4	9.2	-1.2	-2.4
Okeechobee	823	1,420	-0.05	-0.01	5.9	11.3	-1.9	-0.4
Orange	99,189	85,561	0.00	0.03	23.5	25.4	0.0	1.1
Osceola	38,382	29,626	0.04	0.14	42.4	48.6	1.4	5.0
Palm Beach	61,863	70,048	-0.01	0.05	11.4	14.8	-0.4	2.1
Pasco	32,093	42,045	0.00	0.12	16.9	28.5	0.0	5.2
Pinellas	35,118	902	-0.02	-0.01	8.4	0.2	-0.9	-0.5
Polk	43,743	40,252	0.00	0.07	19.2	21.5	0.0	2.8
Putnam	128	1,570	-0.03	0.00	0.4	5.6	-1.2	0.0
St. Johns	29,346	25,724	-0.03	0.05	39.0	51.8	-1.2	2.0
St. Lucie	18,137	31,590	-0.01	0.06	16.7	41.1	-0.4	2.4
Santa Rosa	13,241	13,117	-0.05	-0.04	23.3	30.0	-1.9	-1.5
Sarasota	29,433	25,806	-0.02	0.00	16.7	17.2	-0.9	0.0
Seminole	24,065	25,133	-0.05	-0.04	14.6	18.0	-2.0	-1.5
Sumter	27,401	20,582	-0.09	-0.23	66.2	99.1	-4.4	-10.1
Suwannee	1,432	2,493	-0.05	-0.02	9.0	18.5	-2.0	-0.8
Taylor	425	744	-0.05	-0.07	5.4	10.4	-2.0	-2.8
Union	121	681	-0.11	-0.10	3.0	20.2	-4.1	-3.6
Volusia	25,901	23,513	-0.01	-0.01	12.4	12.7	-0.4	-0.4
Wakulla	1,490	2,040	-0.03	0.04	14.2	24.1	-1.1	1.6
Walton	8,426	5,753	-0.02	0.03	37.8	34.8	-0.8	1.3
Washington	442	933	-0.01	0.04	5.0	11.8	-0.4	1.6

## Average Household Size

We estimate that average household size has changed only moderately since 2010 in most counties, and that it has decreased very slightly for the state as a whole (2.46). Average household size varies considerably among counties in Florida. In 2020, it was largest in Hardee (3.10), Hendry (3.09), Osceola (2.97), Miami-Dade (2.81), Baker (2.72), Clay (2.70), and DeSoto (2.69) counties; it was smallest in Sumter (1.95), Charlotte (2.10), Sarasota (2.11), Pinellas (2.14), Monroe (2.14), and Citrus (2.17) counties.

In general, average household size tends to be higher for black than white households, for Hispanic than non-Hispanic households, and for households headed by young or middle-aged persons than for households headed by older persons. Although there is not a perfect correlation, the counties in Florida with the largest average household sizes tend to have low proportions of older residents and high proportions of black or Hispanic residents, whereas counties with the smallest average household sizes tend to have high proportions of older residents and low proportions of black and Hispanic residents.

## Methodology

These estimates of the number of households and average household size were produced with the so-called headship rate model, in which headship rates are applied to population estimates. Headship rates represent the share of the population that head a household; they are constructed by dividing the number of household heads by the number of people. A more detailed description of the methodology used for these estimates can be found in “Revised Estimates of Households and Average Household Size for Florida and Its Counties, 2000–2016, with Estimates for 2017,” *Florida Population Studies*, Bulletin 179, December 2017.

## Note

These estimates of households and average household size were produced prior to the release of Census 2020. Once the new decennial census counts are available, they will supersede the estimates shown in this report.

## Acknowledgement

Funding for these estimates was provided by the Florida Legislature.

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