

MEMORANDUM

TO: Gedalye Szegedin, Village of Kiryas Joel, Village Administrator

CC: Nicole Allen, AICP, Director of Planning & Community Development, Laberge Group;
Ben Syden, Vice-President, Laberge Group;
Scott Siegel, Community Development Specialist, Laberge Group.

FROM: David Gilmour, AICP, Senior Planner, Laberge Group

DATE: February 6, 2024

RE: **2024 Key Community Attributes Brochure (2022043)**

This updated memo characterizes unique attributes of the Village of Kiryas Joel, Orange County, New York, population and geography and its infrastructure assets. The referenced data tables are attached from the US Census American Community Survey (including recently released 2018-2022 ACS data), and other applicable sources. There are many distinct features of the Kiryas Joel community and growth and change occurring in it.

Population & Growth

- The 2020 direct population count was 32,954, persons. (Table 1)
- The Village continues to experience rapid growth. There was a 63.3% population increase in 10 years (Ibid) or approximately 1,277 new residents per year (using 2010 and 2020 direct population counts) (Ibid).
- Kiryas Joel has experienced significant population growth of 443% from 1990 to 2020. (Ibid)
- Comparing the US Census direct population count of April 2020, plus an assigned growth rate, with the 5-year population estimate for 2022 in the US Census American Community Survey (ACS) that is shown in Table 4, indicates that actual population growth probably is higher than is estimated by the ACS. Using a simple formula for illustration, population is growing by 106 persons per month. Adding two years of annual population increases of 1,277 per year, to the 2020 direct count, current population could be 35,508 persons, which is 3.3% higher than the ACS estimate. This basic 2022 estimate does not consider the dynamics of local births, deaths, or migration rates, but it is reasonable considering the death rate likely is not too influential since people age 65 or over is such a small part of the whole population (2.3% or 776 persons).
- Potential for further rapid and sustained growth is clear based on a natural growth rate influenced by a high fertility rate (51.4 live births per 1,000 population), or 1,377 live births in 2019 (Table 2). New York State has not updated live birth rates since 2019, so this remains the most recent data for this information.

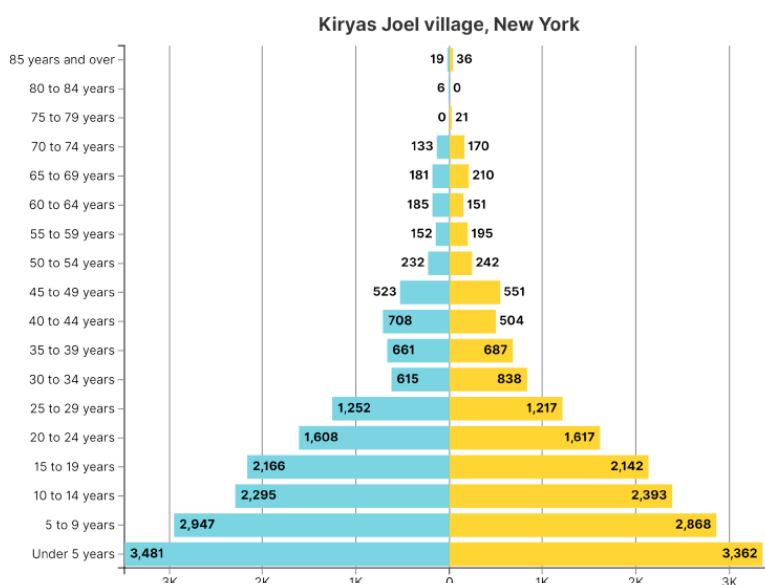


Figure 1 - 2018-2022 ACS Population Pyramid

2024 Key Community Attributes Brochure

- Significant growth potential is confirmed by a substantial expected increase in the community's housing supply, whereby it is possible around 7,840 additional housing units could come online, based on land use applications underway, or which have been approved, according to analysis in the Village's 2020 'Comprehensive Traffic Impact Study', page ES-1.
- Population density in the 1.46 square mile Village of Kiryas Joel using the 2020 population count is 22,571 persons per square mile, inclusive of previously annexed areas recognized per the Census as of 2020 (Table 3). This density is poised to go higher and is by far the highest in Orange County.
- 58.0% of the community are minors, under the age of 18. (Table 4)
- Median age in the community is 14.8 years, affirming this is an extremely young place with well over half of the community's population comprising indigent children who are not yet of the age of emancipation at 18 years. (Figure 1 and Ibid)
- Only 2.3%, or 776 persons, in this community consist of people aged 65 or over. (Ibid)
- Kiryas Joel is now a principal center in the newly defined Kiryas Joel-Poughkeepsie-Newburgh, NY Metropolitan Statistical Area (MSA) per the U.S. Census Bureau published determinations of Urban Areas of December 29, 2022 that are based upon the 2020 direct population counts in the 10-year (decennial) census. This MSA is assigned Census Code 28880. In 2020 the Kiryas Joel Urbanized Area (UZA) covered 28.8 square miles and had 71,582 persons and 19,817 housing units. With a 2020 Village population of 32,954 persons, the Village's residents represent 46.0% of this total UZA population.

Demographics

- In the Village, the influence of culture is clear, as broadly 92.1% of the community speaks a language other than English at home, compared with a state-wide rate of 31%. (Table 5)
- Considering age characteristics of the community, a high percentage of Kiryas Joel's residents are not yet old enough enter the workforce. (Table 4)
- Moreover, nearly 1/3 of the community (an estimated 10,592 residents) are early workforce age or young workers and new professionals between 16 and 34 years of age (Ibid). While the workforce is shrinking in so many places as populations age, Kiryas Joel is bucking the trend with many people joining the workforce and only very small parts of population reaching retirement age in coming years.
- Almost half (48.9%) of Village population is enrolled in some form of school, which is 1.76 times greater than the rate of 27.7% in Orange County. (Table 13)

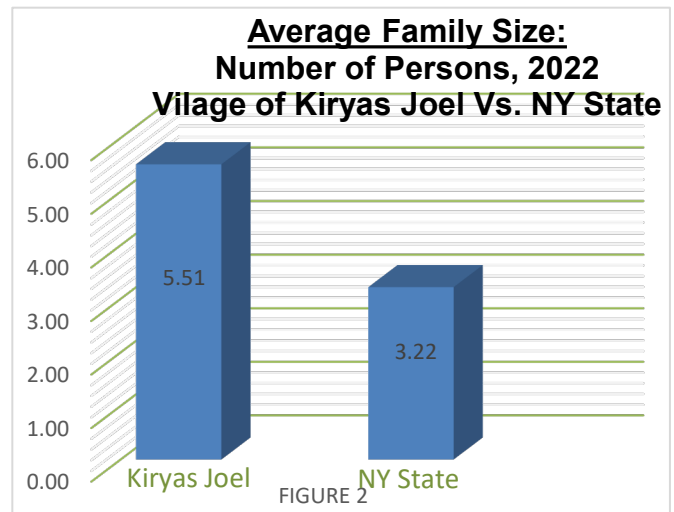
Income Attributes

- Based on 5-year rolling estimates of the US Census ACS, the 2022 Median Household Income in Kiryas Joel was \$40,218. That was well under half of the rate in Orange County, which stands at \$91,806; and just over half the State rate. (Table 7)
- Kiryas Joel per capita income is \$12,114, less than 1/3 of Orange County's median income and even less than the higher income per capita rate in all of New York State. (Ibid)
- The Village's poverty rate is 43.3%, which is 3.3 times higher than Orange County's 13.0%. (Ibid)
- Nearly half (47.8%) of all children in the Village live in poverty (under 18 years) and, 45.9% of persons between ages 18 and 65 are classified as in poverty in Kiryas Joel. (Table 8)
- Nearly 2/3, or 60.3%, of households in the Village have a total income of less than \$50,000. (Table 6)

- Some 1,811 households, which is 30% of all estimated households in 2022, have extremely constrained incomes of less than \$25,000. Given the age profile and household characteristics in the community, these are likely households with multiple children. (Ibid)

Household Features

- Average household size in Kiryas Joel, at 5.49 persons, is over 50% larger than the figure in Orange County and exceeds that of New York State as well. (Table 9)
- Average family size in the Village is 5.51, which is 1.6 times that typical in Orange County, and 1.7 times that statewide (Ibid and Figure 2)



Housing Occupancy & Housing Conditions

- In the Village of Kiryas Joel 64.5% of all occupied housing is rental tenure, while 30.2% is owner-occupied. (Table 10)
- Clearly, there are challenges establishing adequate affordable housing supplies, either in rental or ownership tenure types.
 - Among renter households, 68.7% pay 35% or more of their household income to the cost of housing, which is an indicator of a major housing burden, and which shows that close to half do not have affordable living situations. (Table 11)
 - For owner-occupied households, 68.9%, spend 35% or more of income on housing. (Ibid)
- To achieve affordable living situations, often occupants make a choice to squeeze into the housing units they can attain, as just under 1/3 of the community (30%) live in households where there is greater than one occupant per room, which can be characterized as “crowded” according to US Department of Housing & Urban Development terminology. (Ibid)
- According to the 2023 report to the US Census, 66 building permits were issued last year representing approximately 460 dwelling units. The Village has developed a 10-year housing plan which identifies the need to construct 400-500 new units annually in the Village to meet the demand of their growing population. In addition, the Village is coordinating improvements to the water and wastewater system to accommodate the economic development and housing needs of one of the highest growth rate communities in the United States.

Infrastructure/ Debt

- As the community grows, there must be adequate utilities and public works available to serve current and future population. Per the Village’s 2023 Statutory Debt Limit & Net Indebtedness depiction, Total Gross Direct Indebtedness is \$97,702,669. Under that the Village has \$9.630 million in local long-term Serial Bonds debt commitments, not including those of the Kiryas Joel Village Union Free School District. (Table 12)
- Critical Water Infrastructure Debt is substantial at \$88.1 million of all Village debt (90.1% of Total Gross Direct Indebtedness), spread across Bond Anticipation Notes (64.1%) and low interest-bearing NY State Environmental Facilities Corp. bonds (35.9%). (Ibid)
- On a per capita adult basis, each resident aged 20 or over is saddled with \$6,927 of local public sector financial burden attributable to Village drinking water, sewer, or general obligation capital debts. While substantial,

this does not include the burden attributable to public schools, Orange County, State government or public authorities. (Ibid)

Economic & Learning Environment

- In this community, fewer than 1/3 of households have a computer and only 22.1% of all households have a computer **and** an internet connection. (Table 14)
- Almost 1/3 of estimated 2022 population, or 11,883 children, are in pre-school, kindergarten, or grades 1 - 8, which is 25% greater than the rates of school enrollment inclusive of high school and higher education in Orange County and New York State. (Table 13)

Transport Environment

- The Village population's activity patterns are unique. They are characterized by high levels of people walking and low reliance on single-occupant motorized vehicle trips. Based on commuting patterns of persons aged 16+ employed and undertaking transport to work, over 3/5 (60%) of this group walked to work, used public transit, carpooled, worked from home, or used another means, such as a bicycle or taxi. (Table 15)
- Only 37% of working people drove alone, which is far less than the 71% who drove alone in Orange County and which is also eclipsed by the rate of 51% in New York. (Ibid)
- In 2022, the Village's fixed-route buses carried 526,317 riders, by far the highest level in Orange County. Ridership was 137% higher than 2021. Notably, there was an increase of 322% over the pre-COVID fixed-route ridership of 163,730 in 2019.
- There are extraordinarily high and growing levels of demand being experienced by the Village's fixed route transit system - KJ Transit. This is driven by high proportions of children, many instances of users having limited or no access to cars due to low household incomes, plus a high prevalence of residents who do not drive based on cultural-religious traditions. Kiryas Joel's unique conditions of rapid growth, high pedestrian mobility and low incomes means many people depend heavily on local transit to get where they need to go and meet the needs of their daily life regularly, reliably and safely. As documented by Creighton Manning Engineers in an November 2023 analysis of future transit fleet requirements, annual fixed-route ridership skyrocketed as KJ Transit significantly expanded its service area, increased route frequency, and added routes in response to increasing ridership. Growth will generate further escalation in ridership. The Village is actively planning for its future transit system and there are many investment needs in order to sustain and develop KJ Transit as an essential service that provides quality community mobility.
- Public transit use in the Village was almost 3 times higher than Orange County's use and twice as high as New York State's use of public transit. (Table 15)
- 37% of Village households have no car, which is over 4.5 times greater than in Orange County. (Table 16)
- For a vast majority of Kiryas Joel households having any access available to a vehicle, in most (90%) of these instances, there typically is only one vehicle (57.3% of Village households with access to any vehicle have one car). The levels of households with two or more vehicles are 10 times higher in the rest of Orange County, confirming the local reliance on walking, transit, and means other than single-occupancy vehicles. (Ibid)
- As shown in Figure 3 - 'Existing Pedestrian Characteristics, from the Village's 2020 Transportation Impact Study', solid red lines in and around the evolving Village streets grid show a need to finance miles of sidewalk Improvements, as streets with red lines lack any sidewalk at all. Moreover, there is an additional need to construct many linear feet of new pedestrian paths to enable walking connections between cul-de-sacs and other isolated locations to more fully enable the already high incidence of people walking.

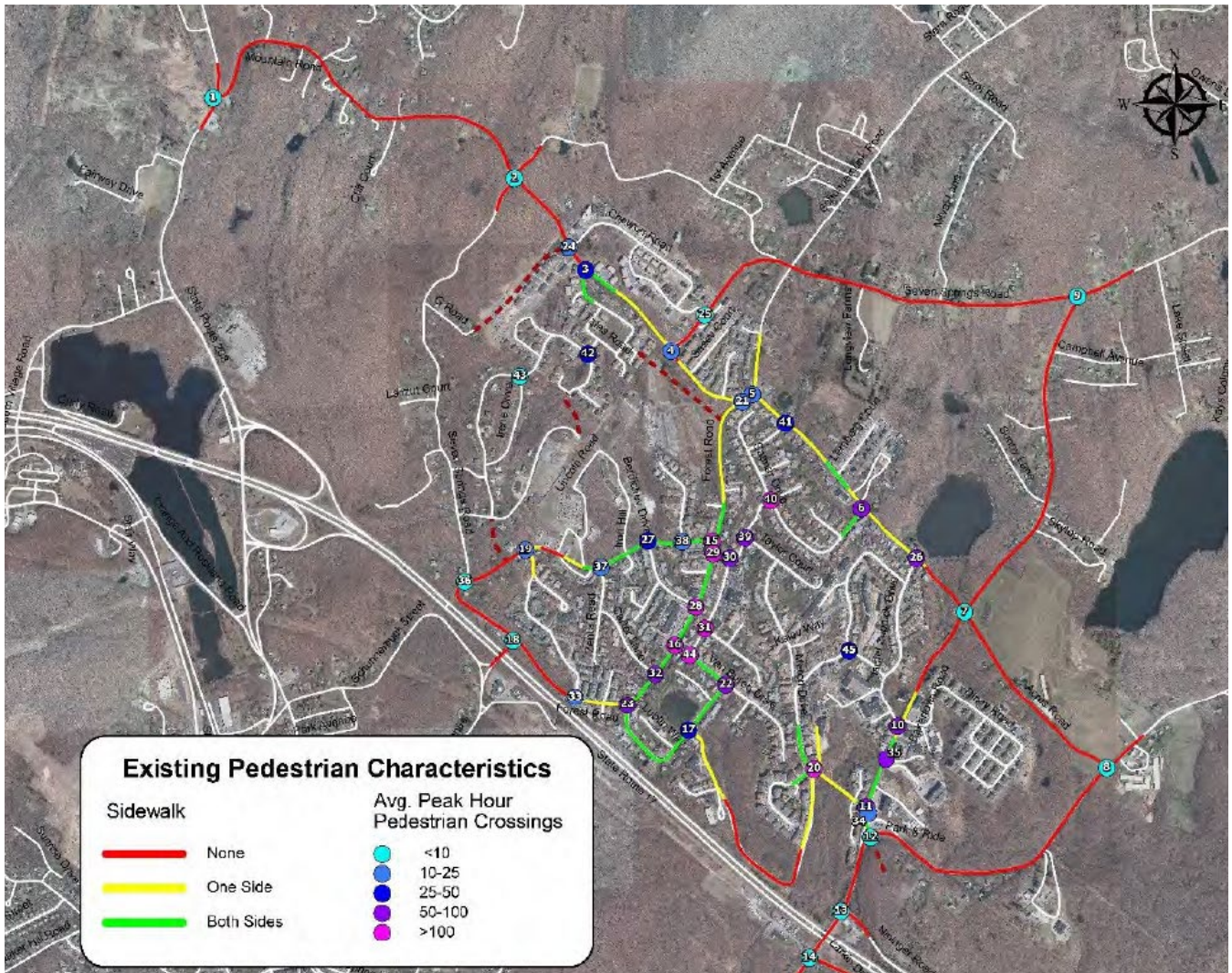


Figure 3 - Existing Pedestrian Characteristics: Shows the presence of sidewalks on primary Village roadways, as well as the relative pedestrian volumes, at the 2020 Traffic Impact Study focal intersections. Solid red lined roads lack sidewalks and solid yellow lined roads have sidewalks on one side.(by Creighton Manning Engineers)

Attachment: Community Attributes Brochure – Tables 1 through 18

Table 1: Population Trends of Village, County, State (2020)

Year	(V) Kiryas Joel		Orange County		New York State	
	Number	Growth	Number	Growth	Number	Growth
1990	7,437	--	307,647	--	17,990,455	--
2000	13,138	76.7%	341,367	11.0%	18,976,457	5.5%
2010	20,175	53.6%	372,813	9.2%	19,378,102	2.1%
2020	32,954	63.3%	401,310	7.6%	20,201,249	4.2%

Source: U.S. Census Bureau, Census 1990 through 2010 DP-1; 2020: DEC Redistricting Data (PL 94-171) -- Indicates that data was not available or included

Table 2: Village of Kiryas Joel Crude Birth Rate (2019)

2019 Population (NYS Dept. of Health's statistic)	26,813
2019 Live Births	1,377
Crude Birth Rate (Number of Live Births/ 1,000 Population)	51.4

Source: NYS Dept. of Health, Vital Statistics of New York State, Table 53.

Table 3: Population Density (2020)

Jurisdiction	2020 Population	Population per Square Mile	Square Miles
New York State	20,201,249	429	47,126.40
Orange County	401,310	494	811.69
Village of Kiryas Joel	32,954	22,571	1.46

Source: Population stats from U.S. Census 2020 DEC Redistricting Data (PL 94-171); Square Miles for Kiryas Joel sources to 2020 Census Land Area per TigerWeb. For other geographies Square Miles sources to Empire State Development Corp., 2017.

Table 4: Age Distribution (2022) Village of Kiryas Joel

Age	(V) Kiryas Joel	
	Total	%
Under 18	19,931	58.0%
18-24	4,948	14.4%
25-34	3,922	11.4%
35-44	2,560	7.4%
45-54	1,548	4.5%
55-64	683	2.0
65+	776	2.3%
Total	34,368	100.0%
MEDIAN AGE:	14.8	

Source: U.S. Census Bureau: 2022 American Community Survey 5-Year Estimates Table (S0101). Note: For this table, for the Under 18 and 18-24 cells there was data manipulation that assigned a 60% proportion of an 15 to 19 years to 18-24 and 40% to 18-24.

Table 5: Language Spoken at Home (2022)

	Kiryas Joel		NY State	
Language Spoken at Home	#	%	#	%
Language Other than English	25,358	92.1%	5,774,553	30.6%
English Only	2,167	7.9%	13,097,954	69.4%
Total estimated Population 5-years & Older	27,525		18,872,507	

Source: US Census Bureau: 2022 American Community Survey 5-Year Estimates Table (S1601)

Note: In Kiryas Joel, the vast majority, 23,156 persons (90.5%) of this whole group speak 'Other Indo-European' languages.

Table 6: Household Income Distributions & Median Household Income Village of Kiryas Joel (2022)

	Total Households	% of Total
less than \$24,999	1,811	29.2%
\$25,000 to \$49,999	1,929	31.1%
\$50,000 to \$74,999	1,073	17.3%
\$75,000 to \$99,999	316	5.1%
\$100,000 or more	1,073	17.3%
Total Households	6,202	100.0%
Median Household Income:	\$40,218	

Source: U.S. Census Bureau: 2022 American Community Survey 5-Year Estimates: Household Income in the past 12 Months and Median Household Income in the past 12 Months (In 2022 Inflation-Adjusted Dollars) Table S1901.

Table 7: Median & Per Capita Income Poverty Distress Rate: 2022

Market Area	Median Household Income	Per Capita Income	Poverty Rate
Village of Kiryas Joel	\$40,218	\$12,114	43.3%
Orange County	\$91,806	\$40,410	13.0%
New York State	\$81,386	\$47,173	13.6%

Source: US Census 2022 American Community Survey 5-Year Estimates (Tables S1901, B19301, & S1701)

Table 8: Poverty by Age Group 2022 - Village of Kiryas Joel

Age Group	Poverty Rate
Under 18 years	47.8%
18-64 years	45.9%
65 years and over	13.3%

Source: US Census: 2022 American Community Survey 5-Year Estimates Table (S1701)

Table 9: Household Composition/Characteristics (2022)

	(V) Kiryas Joel		Orange County		New York State	
	Total	%	Total	%	Total	%
Total Households	6,202	100.0%	135,140	100.0%	7,604,523	100.0%
Family Households (Children under 18)	5,205	83.9%	48,425	35.8%	2,150,793	28.3%
Nonfamily households	997	16.1%	86,715	64.2%	5,453,730	71.7%
Average Household size of Rental-Occupied Unit	5.08		2.70		2.41	
Average Household size of Owner Occupied Unit	6.65		3.01		2.75	
Average Household size	5.49		2.89		2.55	
Average Family size	5.51		3.49		3.22	

Source: US Census Bureau: 2022 American Community Survey 5-Year Estimates Table (S1101) & Data Profile Table (DP04).

Table 10: Housing Rental, Ownership & Vacancy Mix (2022)

Occupancy & Vacancy Status	(V) of Kiryas Joel	
	#	%
Total housing units	6,544	100%
Vacant housing units	342	5.2%
Owner occupied	1,974	30.2%
Renter occupied	4,228	64.6%

Source: US Census Bureau, 2022: American Community Survey 5-Year Estimates Data Profile Table (DP04).

Table 11: Occupied-Housing Unaffordability & Crowding Indicators (2022)

(V) of Kiryas Joel		
Housing Unaffordability	Total	% of Tenure Type Hhlds
Renter Households: Gross Rent 35% or More of Hhhold Income	2,751	68.7%
Owner-Occupied Households: Owner Costs 35% or More of Hhhold Income	1,292	68.9%
Housing Crowding Indicated		
Greater Than 1.0 Occupant per Room	1,962	31.6%

Source: US Census Bureau: 2022 American Community Survey 5-Year Estimates Data Profile Table (DP04).

Notes: Owner-occupied cost burden is based on owner-occupied households with mortgages (1,705 households), or without a mortgage (269) and excludes owner occupied households not having a mortgage and select households where monthly owner costs could not be computed. Renter household cost burden is based on occupied rental units (4,052 households) and excludes units where gross rent could not be computed. Crowding factor per 'Measuring Overcrowding in Housing' prepared for US Dept. of Housing & Urban Development, 2007, page 4.

Table 12: Village of Kiryas Joel Municipal Debt Per Adult Resident

	Total	Per Capita Burden
<i>Total Persons Aged 18 or Older (2021)</i>	12,714	
Drinking Water Infrastructure Debt	\$88,072,669	\$6,927
General Obligation	\$9,630,000	\$757
Total Long-Term Debt Commitments (2021)	\$97,702,669	\$7,685

Source: Village of Kiryas Joel 2022 Various Purposes Serial Bonds - 2021 Series B Official Statement (8/14/21)

Subset of U.S. Census Bureau: 2022 American Community Survey 5-Year Estimates Table (S0101).

Notes: This debt position does not include commitments by the Kiryas Joel Village Union Free School District. Nor does it cover obligations of residents for underwriting assets directly owned by Orange County Sewer District 1.

Table 13: Population Aged 3+ By Type of School Enrollment (2022)

	Kiryas Joel		Orange County		New York State	
Type of School	Pupils	% of All Enrollees	Pupils	% of All Enrollees	Pupils	% of All Enrollees
Enrolled in Nursery/Preschool	1,378	8.2%	6,727	6.1%	292,401	6.2%
Enrolled in Kindergarten	1,676	10.0%	6,076	5.5%	223,738	4.7%
Enrolled in Grade 1-8	8,839	52.6%	45,680	41.1%	1,817,965	38.4%
Enrolled in Grade 9-12	3,548	21.1%	24,982	22.5%	969,090	20.5%
Total Enrolled: Preschool to Grade 12 (Estim.)	15,441		83,465		3,303,194	
Enrolled in College or Grad School	1,366	8.1%	27,655	24.9%	1,429,162	30.2%
Total School Enrolled Population	16,807	100.0%	111,120	100.0%	4,732,356	100.0%
Total Population in Political Jurisdiction	34,368		401,237		19,994,379	
Part of Total Population Enrolled in School		48.9%		27.7%		23.7%

Source: U.S. Census Bureau: 2022 American Community Survey 5 Year Estimates Tables (S0101) & (S1401).

Table 14: Household Computer & Internet Penetration (2022)

	(V) Kiryas Joel	
	Total	%
Total Households	6,202	100.0%
No Computer in Household	4,179	67.4%
Household Has a Computer	2,023	32.6%
Households with Computer & Internet Connections	1,368	22.1%

Source: U.S. Census Bureau: 2022 American Community Survey 5-Year Estimates Table (S2801).

Table 15: Commuting Patterns 2022

Means of Transport to Work: Workers Aged 16+	(V) Kiryas Joel	(V) Kiryas Joel %	Orange County %	New York State %
Worked from Home	835	11.2%	10.0%	11.6%
Walked	1,548	20.7%	3.6%	5.7%
Public Transit (excluding Taxi)	955	12.8%	4.7%	23.4%
Carpool: Car, Truck or Van	1,214	16.2%	9.2%	6.3%
Drove Alone: Car, Truck or Van	2,248	36.6%	70.7%	50.5%
Other Means: Bicycle, Taxi, et al	95	2.5%	1.8%	2.4%
Average Travel Time (in Minutes)	21.1		34.1	33.3

Source: US Census Bureau: 2022 American Community Survey 5-Year Estimates Detailed Profile Tables (DP03) & (S0801)

Table 16: Vehicles Available per Occupied Housing Units, 2022

Vehicles	(V) Kiryas Joel	(V) Kiryas Joel %	Orange County	Orange County %	New York State	New York State %
No vehicles available	2,299	37.1%	11,623	8.6%	2,262,398	29.1%
1 vehicle available	3,551	57.3%	43,412	32.1%	2,637,664	33.9%
2 vehicles available	339	5.5%	49,392	36.5%	1,988,016	25.6%
3 or more vehicles available	13	0.2%	30,713	22.7%	886,230	11.4%
Occupied Housing Units	6,202	100%	139,757	100%	7,774,308	100%

Source: US Census Bureau: 2022 American Community Survey 5-Year Estimates Detailed Profile Tables (DP04)

Table 17: Village of Kiryas Joel Mass Transportation Use, 2022 & 2021

	(V) Kiryas Joel	
	Total Ridership	Average Monthly Use
Total Annual Bus Use 2022	561,346	46,779
Fixed Bus Route	526,317	43,860
Dial A Bus (DAB)	35,029	2,920
Total Annual Bus Use 2021	427,858	35,655

Source: Village of Kiryas Joel Transportation Dept.

Table 17 - Used Technical Memorandum: 122-262 KJ 2023 Comprehensive Transportation Study, Nov 6, 2023 by CME p 12

Table 18: Village of Kiryas Joel Mass Transportation Use by Age, 2021

	(V) Kiryas Joel	
	Total Ridership	Average Monthly Use
Total Annual Bus Use	561,346	46,779
Adults (18-65)	342,388	28,532
Senior (65+)	22,329	1,861
Children (Age 3 to 16)	83,461	6,955
Under Age (Under age 3)	113,168	9,431