

Delaware County

updated 3/2026

COMMUNITY PROFILE



Berkshire Township

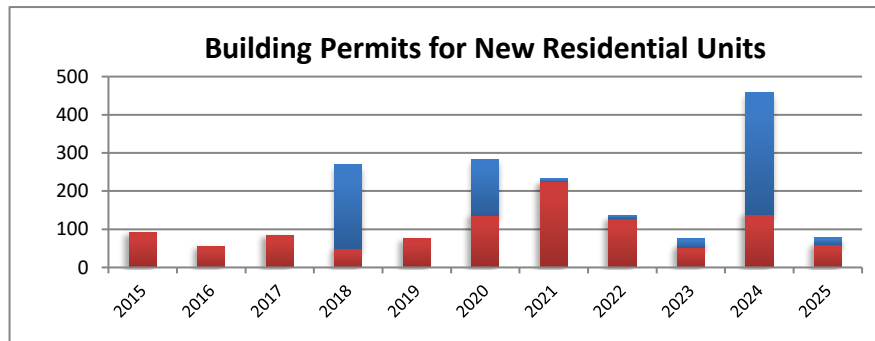
2024 ACS
5-year estimates

Male: 2,970
Female: 2,775
Median Age: 38.9

Employed: 2,954
Employed: 70.3%
Unemployed: 102
Unemployed: 2.4%

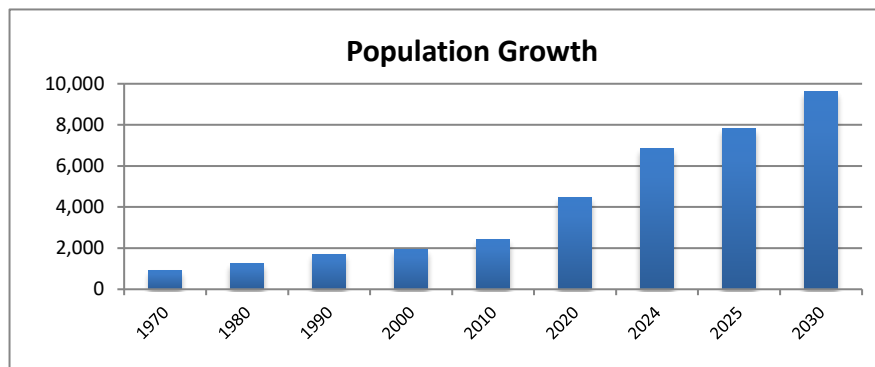
Med. Household Income: \$145,091
Median Family Income: \$161,597
Per Capita Income: \$57,067
Families below Poverty Level: 3.5%
People below Poverty Level: 5.9%
Graduate or Professional Degree: 17.1%
High School Grad or Higher: 99.4%
Bachelor's or Higher: 58.5%
Median Home Value: \$531,000

| Building Permits | 2015 | 2016 | 2017 | 2018 | 2019 | 2020 | 2021 | 2022 | 2023 | 2024 | 2025 |
|------------------|------|------|------|------|------|------|------|------|------|------|------|
| Single-Family | 91 | 55 | 84 | 49 | 75 | 136 | 225 | 129 | 53 | 140 | 60 |
| Multi-Family | 0 | 0 | 0 | 220 | 0 | 148 | 9 | 8 | 22 | 318 | 18 |

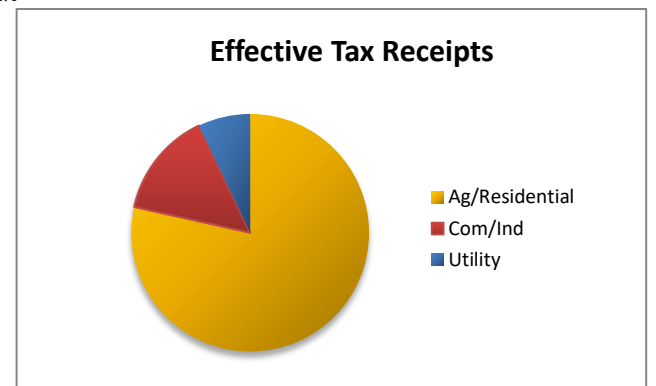
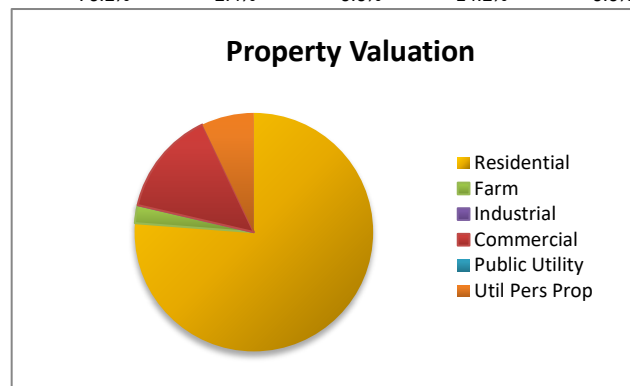


| Population | 1970 | 1980 | 1990 | 2000 | 2010 | 2020 | 2024 | 2025 | 2030 |
|--|------|-------|-------|-------|-------|-------|------|------|------|
| Census Bureau and DCRPC July Estimates | 927 | 1,272 | 1,713 | 1,946 | 2,428 | 4,476 | 6839 | 7826 | 9603 |

Projected

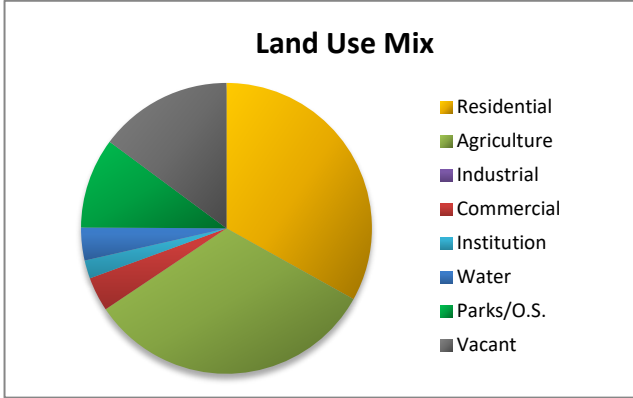


| Property Valuation | Residential | Farm | Industrial | Commercial | Public Utility | Util Pers | Pro Grand Total |
|--------------------|-------------|------------|------------|------------|----------------|------------|-----------------|
| 2025 | 391,970,040 | 12,559,010 | 0 | 73,286,590 | 0 | 36,558,370 | 514,374,010 |
| | 76.2% | 2.4% | 0.0% | 14.2% | 0.0% | 7.1% | |



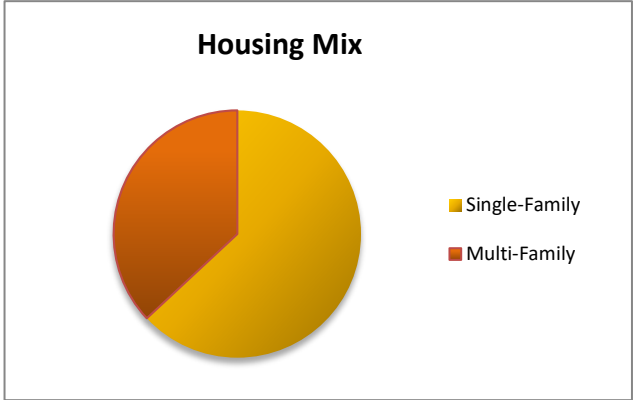
| Eff. Tax Receipts | Ag/Residential | Com/Ind | Utility | Grand Total |
|-------------------|----------------|---------|---------|-------------|
| 2025 | 875,783 | 160,974 | 79,042 | 1,115,799 |
| | 78.5% | 14.4% | 7.1% | |

| Land Use Mix | Residential | Agriculture | Industrial | Commercial | Institution | Water | Parks/O.S. | Vacant | Calc Total |
|-------------------------|-------------|-------------|------------|------------|-------------|-------|------------|---------|------------|
| (incorp. Areas deleted) | 3,491 | 3,430 | 0 | 402 | 214 | 385 | 1,061 | 1,566 | 10,549 |
| Dec-25 | 33% | 33% | 0% | 4% | 2% | 4% | 10% | 15% | Twp Total |
| | | | | | | | | Ag Vac | 33 |
| | | | | | | | | Res Vac | 1,301 |
| | | | | | | | | Ind Vac | 0 |
| | | | | | | | | Com Vac | 232 |
| | | | | | | ROW | | | 684 |



4,202 acres have been annexed from Berkshire Township.

| Housing Mix | Single-Family | Multi-Family | Total |
|-------------|---------------|--------------|-------|
| 12/31/2025 | 2,261 | 1,324 | 3,585 |
| | 63.1% | 36.9% | |



| Ethnic Mix | 2000 | 2010 | 2020 | Rate | % of tot |
|---------------|------|------|------|---------|----------|
| White | 1906 | 2319 | 3886 | 68% | 87% |
| African-Ameri | 3 | 21 | 113 | 438% | 3% |
| Latino | 9 | 25 | 117 | 368% | 3% |
| Native-Am. | 1 | 8 | 6 | -25% | 0% |
| Asian | 18 | 24 | 109 | 354% | 2% |
| Other | 6 | 0 | 25 | #DIV/0! | 1% |
| Two or more | 12 | 31 | 220 | 610% | 5% |
| Total | 1946 | 2428 | 4476 | 84% | |

