
Norfolk Statistical Information



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NORFOLK STATISTICAL INFORMATION

FORM OF GOVERNMENT

Norfolk is an independent city with sole local government taxing power within its boundaries. It derives its governing authority from a charter originally adopted by the General Assembly of Virginia in 1918, which authorizes a Council-Manager form of government. The members of City Council are elected to office under a ward-based system with two members elected from citywide superwards. On July 1, 2006, as a result of a charter change approved by the Virginia General Assembly, Norfolk swore in the first Mayor elected at large. Prior to that time, the Mayor was appointed by the City Council. Among the city officials currently appointed by the City Council is the City Manager, who serves as the administrative head of the municipal government. The City Manager carries out the city's policies, directs business procedures, appoints, and has the power to remove the heads of departments and other employees of the city except those otherwise specifically covered by statutory provisions. The City Council also appoints certain boards, commissions, and authorities of the city.

The city provides a full range of services including: police protection; fire and paramedical services; mental health and social services; planning and zoning management; neighborhood preservation and code enforcement; environmental storm water management; local street maintenance; traffic control; design and construction of city buildings and infrastructure; parks and cemeteries operations and maintenance; recreation and library services; solid waste disposal and recycling; general administrative services; water and wastewater utilities; and construction and operation of parking facilities. The city budget allocates state and federal pass-through funds for education, public health, and other programs.

GEOGRAPHY

Norfolk lies at the mouth of the James and Elizabeth Rivers and the Chesapeake Bay, and is adjacent to the Atlantic Ocean and to the cities of Virginia Beach, Portsmouth, and Chesapeake. It has 7.3 miles of Chesapeake Bay beachfront and a total of 144 miles of shoreline along the lakes, rivers, and bay.

COMMUNITY PROFILE

The City of Norfolk was established as a town in 1682, then as a borough in 1736, and it was incorporated as a city in 1845. Norfolk is a city of over 238,000 residents and more than 100 diverse neighborhoods. It is the cultural, educational, business, and medical center of Hampton Roads that hosts the region's international airport and one of the busiest international ports on the East Coast of the United States.

The city is home to the world's largest naval complex with headquarters for U.S. Fleet Forces Command, NATO Allied Command Transformation, and other major naval commands. According to information released by the U.S. Navy in February 2022, the Navy's direct economic impact to the region in FY 2020 was nearly \$15.8 billion, a decrease of about \$650 million over FY 2019. Total annual payroll (military, civilian, and contractor) decreased from \$13.22 billion to \$13.19 billion. Procurement expenditures decreased almost \$650 million from approximately \$3.14 billion in FY 2019 to \$2.49 billion in FY 2020. There were 89,604 active duty Navy and Marine Corps military personnel assigned to Hampton Roads bases in FY 2020; approximately 66 percent were assigned to Naval Station Norfolk. There were 52,105 Navy civilian and Navy contracted employees in Hampton Roads, of whom 34 percent worked at Naval Station Norfolk in FY 2020.¹ The military presence provides a highly qualified pool of veterans for local businesses.

The city also serves as a gateway between world commerce centers and the industrial heartland of the United States. With one of the world's largest natural deep-water harbors and a temperate climate, the city hosts the Norfolk International Terminals (NIT), one of the largest general cargo ports on the East Coast. The Port's container volume for the fiscal year (FY) that ended June 30, 2022 was a record-breaking 3,695,156 TEUs (twenty-foot equivalent container units), a 14.7 percent increase from FY 2021. During FY 2022, the Port of Virginia expanded on a \$1.4 billion capital investment package that included deepening and widening channels to 55 feet deep, modernizing the North Berth at Norfolk International Terminals, and expanding rail capacity. The Port is currently the United States East Coast's leading rail port in terms of total cargo volume.²

Economic development initiatives are focused on the attraction, expansion, and retention of businesses playing to the city's strengths, which include maritime, higher education, medical and research facilities, neighborhood and community revitalization, and commercial corridor development. Under the city's plan to promote the best use for scarce land, real property assessed values increased 147 percent since FY 2003 (from \$9,356,760 in FY 2003 to \$23,076,118 in FY 2022, in thousands).

New development, expansion, and retention of the City's business community has led to continued economic growth. Recent growth in areas such as manufacturing, research, technology, healthcare, apartments, craft brewing, and boutique retail has increased the diversification of the City's local economy. Notable economic development activities include the \$90 million expansion of fiber optic telecommunication services in Norfolk by MetroNet, the planned revitalization of the Military Circle Mall area, SVT Robotics' investment of \$101,400 and 37 new jobs in Norfolk, Colonna's Shipyard's \$28 million investment to establish its Weld America division, and Breeze Airways investing \$5.2 million and 116 new jobs to increase nonstop destinations to 14 states from Norfolk International Airport.

CITY FACTS

Total square miles: 96; Total square miles of land: 53

Population (U.S. Census, 2020): 238,005

Median household income (American Community Survey (ACS), 2021 1-year estimate): \$58,591

Owner-occupied housing units (American Community Survey (ACS), 2021 1-year estimate): 44,867

Renter-occupied housing units (American Community Survey (ACS), 2021 1-year estimate): 52,729

Median monthly housing costs (American Community Survey (ACS), 2021 1-year estimate): \$1,196

Average assessed value for residential homes (July 2022): \$267,600

Median sales price of residential homes (March 2023): \$279,000

Total property transfers (FY 2022): 8,945

Percentage of total property value that is non-taxable (FY 2022): 35.42%

¹Navy Region Mid-Atlantic Public Affairs Office, "Navy's economic impact in Hampton Roads nearly \$15.8 billion as global pandemic took hold" Released February 1, 2022. Available at [https://www.cnmc.navy.mil/content/dam/cnmc/cnrma/pdfs/economic_impact/economic_impact_\(FY2020\).pdf](https://www.cnmc.navy.mil/content/dam/cnmc/cnrma/pdfs/economic_impact/economic_impact_(FY2020).pdf)

²Port of Virginia Newsroom, <https://www.portofvirginia.com/who-we-are/newsroom/port-of-virginia-sets-new-fiscal-year-volume-record-processes-3-7m-teus-in-fiscal-2022/>

CITY FACTS CONTINUED

Public schools:

- Early childhood centers: 3
- Elementary schools (K-5): 27
- Elementary/Middle schools (K-8): 5 (1 is grades 3-8)
- Middle schools: 6
- High schools: 5

Public institutions of higher education:

- Old Dominion University
- Norfolk State University
- Tidewater Community College

Private institutions of higher education:

- Eastern Virginia Medical School (public-private)
- Virginia Wesleyan College

Parks:

- 2 festival parks (specially designated parks which are permitted, can support festivals, and comply with ABC Board regulations)
- 3 beach parks
- 7 community parks (10 acres in size or larger which support a variety of both active and passive activities)
- 38 neighborhood active parks (typically 10 acres or less that provide some type of recreational component for active play)
- 30 neighborhood passive greenspaces (typically 10 acres or less with no active play component or equipment)
- 40 school sites with active park amenities; 13 school & city sites with active park amenities
- 10 city centers with active park amenities
- 12 dog parks
- 71 playgrounds
- 21 multi-purpose rectangular fields
- 40 tennis courts
- 35 diamond fields

Community and recreation centers: 18

Specialty centers: 8 (boxing, fitness, performance arts, skateboarding, senior, and therapeutics)

Public pools: 3 indoor, 2 outdoor

Libraries: 1 downtown library, 2 anchor branches, 9 branches, 1 bookmobile, mobile delivery service

7 major venues for public performances

Home to the only cruise ship terminal in Virginia

Established the first light rail system in Virginia, which runs a total length of 7.4 miles and has a total of 11 stations with four park-and-ride lots

ECONOMIC AND DEMOGRAPHIC FACTORS

ASSESSED VALUE OF TAXABLE PROPERTY

Table 1: Assessed Valuations of Taxable Property 2003-2022 (In thousands)

Year	Real Property	Personal Property	Other Property	Total Taxable Assessed Value
2003	\$9,356,760	\$1,311,951	\$271,046	\$10,939,757
2004	\$10,029,639	\$1,503,713	\$281,578	\$11,814,930
2005	\$10,960,812	\$1,569,991	\$305,154	\$12,835,957
2006	\$12,691,527	\$1,655,021	\$316,863	\$14,663,411
2007	\$15,607,512	\$1,687,318	\$324,387	\$17,619,217
2008	\$18,401,851	\$1,983,503	\$193,287	\$20,578,641
2009	\$19,397,795	\$1,676,811	\$233,703	\$21,308,309
2010	\$19,940,273	\$1,610,680	\$226,801	\$21,777,754
2011	\$19,320,642	\$1,832,276	\$230,756	\$21,383,674
2012	\$18,676,729	\$1,613,797	\$238,497	\$20,529,023
2013	\$18,319,947	\$1,532,337	\$241,023	\$20,093,307
2014	\$18,421,412	\$1,512,332	\$258,302	\$20,192,046
2015	\$18,734,201	\$1,902,442	\$255,710	\$20,892,353
2016	\$19,106,737	\$1,952,955	\$277,301	\$21,336,993
2017	\$19,433,889	\$2,219,662	\$265,149	\$21,918,700
2018	\$19,870,881	\$1,938,053	\$288,054	\$22,096,988
2019	\$20,345,182	\$2,006,838	\$281,245	\$22,633,265
2020	\$21,334,651	\$2,141,764	\$304,481	\$23,780,896
2021	\$22,154,798	\$2,207,130	\$275,805	\$24,637,733
2022	\$23,076,118	\$3,277,428	\$328,211	\$26,681,757

Source: City of Norfolk 2022 Annual Comprehensive Financial Report (ACFR)

ASSESSED PROPERTY VALUE CHANGE

Table 2: Assessed Value Change From 7/1/21 to 7/1/22 by Property Type

Property Class	July 1, 2021	July 1, 2022	\$ Difference	% Change
Residential	\$14,058,774,500	\$15,653,516,300	\$1,594,741,800	11.34%
Apartments	\$2,648,582,600	\$3,027,042,100	\$378,459,500	14.29%
Commercial/Manufacturing	\$4,972,821,000	\$5,229,837,600	\$257,016,600	5.17%
Vacant Land	\$297,496,000	\$318,118,300	\$20,622,300	6.93%
Total	\$21,977,674,100	\$24,228,514,300	\$2,250,840,200	10.24%

Source: Office of the Real Estate Assessor Annual Report of Assessments 2022

PRINCIPAL TAXPAYERS

Table 3: Principal Property Taxpayers in 2022

Rank	Taxpayer	Real Property Taxable Assessed Value	Percent of Total Assessed Value
1	MPB, Inc.	\$200,247,500	0.87%
2	ODU Real Estate Foundation	\$139,768,300	0.61%
3	MacArthur Shopping Center	\$134,563,500	0.58%
4	Bon Secours-Depaul Med Ctr Inc	\$113,622,000	0.49%
5	Fort Norfolk Comm Inc	\$94,442,100	0.41%
6	Ap Arlay Point LLC Et Al	\$88,216,900	0.38%
7	SLNWC Office Company, LLC	\$87,832,000	0.38%
8	Hertz Norfolk 999 Waterside, LLC	\$76,553,400	0.33%
9	Crown Point Owner LLC	\$75,618,800	0.33%
10	Dominion Enterprises	\$71,081,100	0.31%

Source: City of Norfolk 2022 Annual Comprehensive Financial Report (ACFR)

PRINCIPAL EMPLOYERS

Table 4: 26 Largest Employers in 2022

1. U.S. Department of Defense	14. U.S. Navy Exchange
2. Sentara Healthcare	15. Norshipco
3. Norfolk City School Board	16. Portfolio Recovery Association
4. City of Norfolk	17. CMA CGM America
5. Old Dominion University, Norfolk	18. U.S. Department of Homeland Defense
6. Children's Hospital of the King's Daughters	19. Virginia International Terminal
7. Sentara Health Management	20. Postal Service
8. Eastern Virginia Medical School	21. Bon Secours Health System Inc
9. Anthem	22. Colonnas Shipyard
10. Norfolk State University	23. Hampton Roads Connector Partners
11. Security Forces, Inc.	24. ODU Research Foundation
12. Wal Mart	25. Alion Science & Technolog Corp
13. Cp&o LLC	26. Food Lion

Source: Virginia Employment Commission, Virginia Community Profiles, Norfolk City, updated March 2023, Quarterly Census of Employment and Wages (QCEW), 3rd Quarter (July, August, September) 2022.

Table 5: Employers by Size of Establishment

Number of Employees	Norfolk	Virginia
0 to 4	3,410	199,138
5 to 9	944	40,362
10 to 19	828	29,803
20 to 49	674	22,059
50 to 99	196	7,551
100 to 249	124	3,828
250 to 499	41	1,069
500 to 999	16	371
1,000 and over	13	257
Total	6,246	304,438

Source: Virginia Employment Commission, Virginia Community Profiles, Norfolk City, updated March 2022

Table 6: Top 10 Places Workers are Commuting From

Area of Virginia	Workers
Norfolk	33,920
Virginia Beach	33,445
Chesapeake	18,688
Portsmouth	6,786
Suffolk	5,030
Hampton	4,885
Newport News	3,643
Isle of Wight County	1,178
Chesterfield County	1,157
Fairfax County	1,109

Source: U.S. Census Bureau, Longitudinal Employer-Household Dynamics, updated October 2021

POPULATION AND AGE

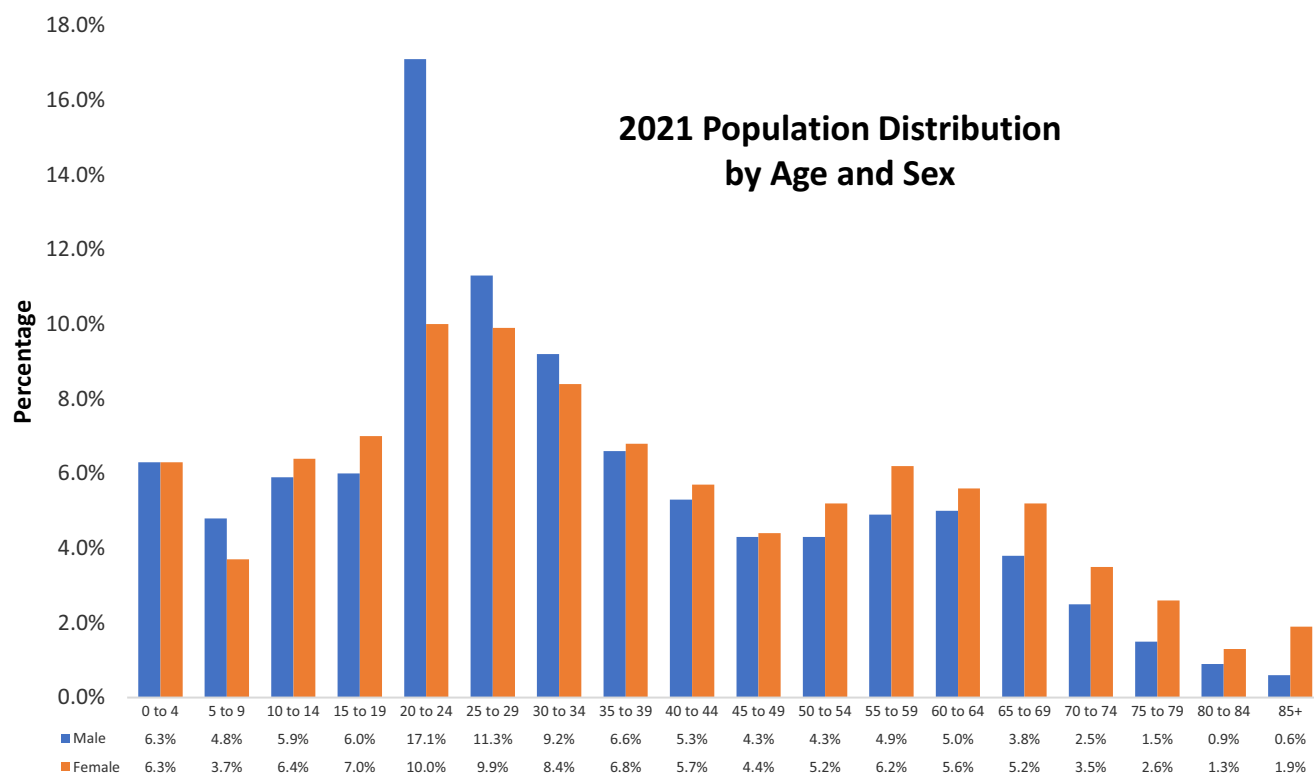
As shown in Table 7, the population of the city decreased by 4,798 persons according to the 2020 Decennial Census. Norfolk is the third most populous city in Virginia.

Table 7: Population Trend Comparison, 1960-2020

Year	City of Norfolk		Commonwealth of Virginia		United States	
	Number	Percent	Number	Percent	Number	Percent
1960	305,872	--	3,966,949	--	179,323,175	--
1970	307,951	0.7%	4,648,494	17.2%	203,211,926	13.3%
1980	266,979	-13.3%	5,346,818	15.0%	226,545,805	11.5%
1990	261,229	-2.2%	6,187,358	15.7%	248,709,873	9.8%
2000	234,403	-10.3%	7,078,515	14.4%	281,421,906	13.2%
2010	242,803	3.6%	8,001,024	13.0%	308,745,538	9.7%
2020	238,005	-2.0%	8,631,393	7.9%	331,449,281	7.4%

Source: U.S. Department of Commerce, Bureau of the Census; Decennial Census

Table 8: Population Distribution by Age and Sex



Source: U.S. Census Bureau, 2021 American Community Survey 1-year estimates

STUDENT POPULATION

Table 9: Norfolk Public Schools Student Population, 1996-2024

Year	Average Daily Membership (March 31)	Change	Percent Change
1996-1997	35,677	618	1.8%
1997-1998	35,923	246	0.7%
1998-1999	35,709	-214	-0.6%
1999-2000	35,326	-383	-1.1%
2000-2001	35,000	-326	-0.9%
2001-2002	34,408	-592	-1.7%
2002-2003	34,089	-319	-0.9%
2003-2004	34,030	-59	-0.2%
2004-2005	33,708	-322	-0.9%
2005-2006	33,472	-236	-0.7%
2006-2007	32,929	-543	-1.6%
2007-2008	32,213	-716	-2.2%
2008-2009	31,639	-574	-1.8%
2009-2010	31,176	-463	-1.5%
2010-2011	31,020	-156	-0.5%
2011-2012	30,498	-522	-1.7%
2012-2013	30,260	-238	-0.8%
2013-2014	29,859	-401	-1.3%
2014-2015	29,724	-135	-0.5%
2015-2016	29,607	-117	-0.4%
2016-2017	28,925	-682	-2.3%
2017-2018	28,432	-493	-1.7%
2018-2019	27,934	-498	-1.8%
2019-2020	27,663	-271	-1.0%
2020-2021	26,323	-1,340	-4.8%
2021-2022	25,733	-590	-2.2%
2022-2023 (projected)	25,342	-391	-1.5%
2023-2024 (projected)	25,063	-279	-1.1%

Source: Norfolk Public Schools "Fiscal Year 2024 Superintendent's Proposed Educational Plan & Budget"

EDUCATIONAL ATTAINMENT

Table 10: Educational Attainment

	Total	Male	Female
Population 18 to 24 years	40,963	25,129	15,834
Less than high school graduate	4.2%	4.7%	3.4%
High school graduate (includes equivalency)	37.3%	43.6%	27.2%
Some college or associates degree	51.1%	45.6%	59.9%
Bachelor's degree or higher	7.4%	6.1%	9.5%
Population 25 years and over	148,436	74,424	74,012
Less than 9 th grade	3.7%	4.9%	2.5%
9 th to 12 th grade, no diploma	7.3%	6.9%	7.7%
High school graduate (includes equivalency)	22.2%	24.7%	19.7%
Some college, no degree	22.6%	23.3%	21.9%
Associates degree	9.0%	8.5%	9.5%
Bachelor's degree	21.2%	18.1%	24.3%
Graduate or professional degree	14.0%	13.6%	14.4%

Source: U.S. Census Bureau, 2021 American Community Survey 1-Year Estimates

INCOME

Table 11: Per Capita Personal Income Comparisons, 2008-2021

Year	Norfolk	VA-NC MSA	Virginia	United States
2008	\$35,852	\$40,181	\$45,514	\$41,026
2009	\$33,610	\$39,460	\$44,087	\$39,356
2010	\$34,007	\$40,314	\$45,513	\$40,683
2011	\$34,676	\$41,771	\$47,608	\$42,747
2012	\$35,587	\$42,846	\$49,309	\$44,548
2013	\$35,364	\$42,620	\$48,573	\$44,798
2014	\$36,446	\$43,904	\$50,318	\$46,887
2015	\$37,372	\$45,505	\$52,238	\$48,725
2016	\$38,236	\$46,478	\$53,268	\$49,613
2017	\$39,287	\$47,653	\$54,879	\$51,550
2018	\$38,821	\$47,782	\$56,619	\$53,786
2019	\$40,294	\$49,553	\$59,073	\$56,250
2020	\$43,062	\$52,895	\$62,189	\$59,765
2021	\$46,923	\$56,716	\$66,305	\$64,143

Source: U.S. Department of Commerce, Bureau of Economic Analysis, Personal Income

Table 12: Household Income 2019-2021

Subject	City of Norfolk			Commonwealth of Virginia		
	2019 Estimate	2020 Estimate	2021 Estimate	2019 Estimate	2020 Estimate	2021 Estimate
INCOME AND BENEFITS						
Total households	88,353	89,398	92,877	3,151,045	3,184,121	3,248,528
Less than \$10,000	9.0%	8.4%	8.0%	5.1%	4.8%	4.6%
\$10,000 to \$14,999	5.3%	4.5%	4.0%	3.4%	3.3%	3.0%
\$15,000 to \$24,999	10.1%	9.8%	9.4%	7.2%	7.0%	6.4%
\$25,000 to \$34,999	10.5%	10.9%	10.0%	7.4%	7.1%	6.9%
\$35,000 to \$49,999	13.4%	13.2%	13.3%	11.0%	10.8%	10.1%
\$50,000 to \$74,999	19.3%	19.4%	18.9%	16.4%	16.3%	15.8%
\$75,000 to \$99,999	12.3%	12.3%	13.0%	13.0%	12.9%	12.8%
\$100,000 to \$149,999	11.4%	12.5%	13.6%	17.0%	17.2%	17.6%
\$150,000 to \$199,999	4.5%	4.8%	5.3%	8.7%	9.0%	9.7%
\$200,000 or more	4.1%	4.1%	4.6%	10.9%	11.6%	13.1%
Median household income	\$51,590	\$53,026	\$56,244	\$74,222	\$76,398	\$80,615

Source: 2019, 2020, and 2021 American Community Survey 5-Year Estimates

HOUSING AND CONSTRUCTION AVAILABILITY

Table 13: New Construction and Property Values, 2005-2022

Fiscal Year	Residential Construction			Non-Residential Construction	
	Building Permits	Number of Units	Estimated Value (in thousands)	Building Permits	Estimated Value (in thousands)
2005	560	1,191	\$204,391	80	\$80,316
2006	531	1,058	\$133,053	60	\$165,989
2007	389	491	\$68,476	55	\$81,396
2008	277	815	\$101,212	35	\$102,714
2009	209	535	\$35,878	38	\$138,131
2010	191	621	\$58,729	35	\$104,922
2011	221	479	\$37,298	27	\$40,073
2012	268	371	\$39,360	26	\$116,401
2013	384	822	\$63,728	28	\$105,635
2014	432	1,393	\$93,072	33	\$37,575
2015	399	729	\$59,018	36	\$233,824
2016	384	894	\$74,377	20	\$91,171
2017	459	1,193	\$68,571	25	\$82,443
2018	346	597	\$54,899	15	\$118,459
2019	274	1,125	\$83,245	31	\$238,513
2020	405	1,182	\$87,820	26	\$282,015
2021	410	1,194	\$125,073	25	\$120,380
2022	263	1,702	\$181,971	25	\$71,622

Source: City of Norfolk Department of City Planning

UNEMPLOYMENT

Table 14: Unemployment Rate Comparisons, 2011-2021

	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
City of Norfolk	8.3	7.5	6.8	6.2	5.5	5.2	4.6	3.6	3.4	8.7	5.7
Hampton Roads/NC MSA	7.3	6.7	6.1	5.6	4.9	4.5	4.1	3.2	3.1	7.1	4.5
Commonwealth of Virginia	6.6	5.9	5.6	5.1	4.4	4.0	3.7	3.0	2.8	6.5	3.9
United States	8.9	8.1	7.4	6.2	5.3	4.9	4.4	3.9	3.7	8.1	5.4

Sources: U.S. Bureau of Labor Statistics: Labor Force Statistics from the Current Population Survey and Local Area Unemployment Statistics (LAUS) series

Note: Not seasonally adjusted; figures represent annual averages.

WAGES

Table 15: Distribution of Average Hourly Wage in Virginia, Top 20 Counties/Cities

Rank	Area Name	Employment September 2021	*Average Hourly Wage	Average Weekly Wage	*Average Annual Wage
1	Arlington County	171,986	\$55.60	\$2,224	\$115,648
2	Fairfax County	616,718	\$52.25	\$2,090	\$108,680
3	Goochland County	19,391	\$50.55	\$2,022	\$105,144
4	Surry City	1,848	\$48.78	\$1,951	\$101,452
5	Alexandria City	85,951	\$46.78	\$1,871	\$97,292
6	King George County	12,796	\$42.83	\$1,713	\$89,076
7	Falls Church City	11,653	\$42.70	\$1,708	\$88,816
8	Manassas City	23,435	\$40.63	\$1,625	\$84,500
9	Loudoun County	175,966	\$39.85	\$1,594	\$82,888
10	Charlottesville City	38,820	\$39.55	\$1,582	\$82,264
11	Richmond City	151,807	\$37.08	\$1,483	\$77,116
12	Albemarle County	57,414	\$34.58	\$1,383	\$71,916
13	Norfolk City	136,947	\$33.88	\$1,355	\$70,460
14	Fairfax City	19,104	\$33.78	\$1,351	\$70,252
15	Henrico County	186,071	\$32.85	\$1,314	\$68,328
16	Portsmouth City	43,431	\$32.45	\$1,298	\$67,496
17	Newport News City	100,969	\$31.98	\$1,279	\$66,508
18	Hopewell City	7,353	\$31.70	\$1,268	\$65,936
19	Northumberland County	2,486	\$30.70	\$1,228	\$63,856
20	Stafford County	46,346	\$30.50	\$1,220	\$63,440

* Calculated. Assumes a 40-hour week worked the year round.

Source: Bureau of Labor Statistics, Quarterly Census of Employment and Wages, 4th Quarter 2021

RENT COST

Table 16: Rent Cost as a Percentage of Household Income

Percentage of Household Income that is Rent Cost	Occupied Housing Units	Percent of Housing Units Paying Rent
Less than 15.0 percent	6,173	12.1%
15.0 to 19.9 percent	5,150	10.1%
20.0 to 24.9 percent	6,527	12.8%
25.0 to 29.9 percent	6,307	12.4%
30.0 to 34.9 percent	5,586	11.0%
35.0 percent or more	21,232	41.7%
Not computed	1,754	

Sources: 2021 American Community Survey 1-Year Estimates