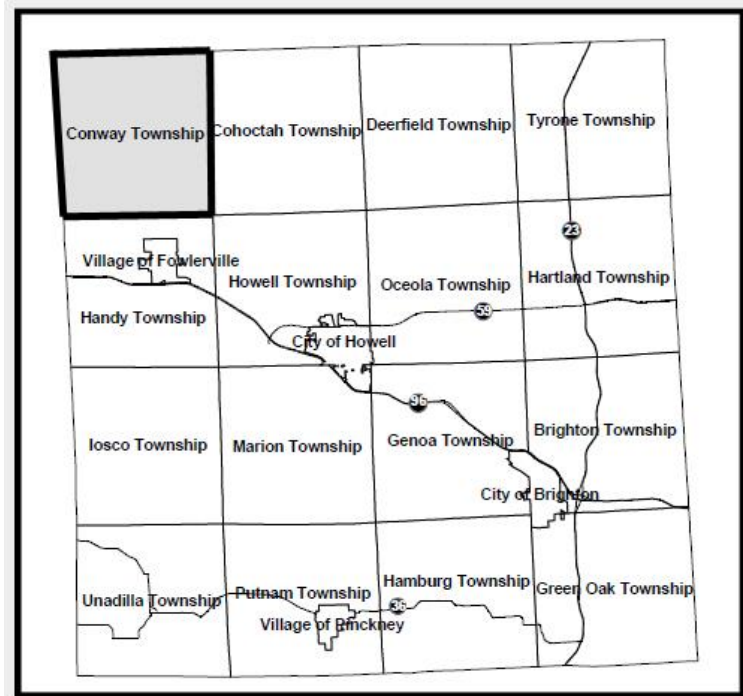


MASTER PLAN Community Profile

For

Conway Township

Livingston County, Michigan



LOCATION

Conway Township is in the northwest corner of Livingston County. As one of the largest farming communities in the county, the Township lands are level to lightly rolling and support a wide variety of crops and animal grazing. Parts of the Township are heavily timbered with few lakes and streams.

TAX RATES

2019 Residential Millage Rates:

Homestead:

28.7072/ \$1,000 of taxable value

Non-Homestead:

46.7072/ \$1,000 of taxable value

Sources: Livingston County Department of Planning, Southeast Michigan Council of Governments (SEMCOG), Livingston County Equalization, U.S. Census Bureau, Michigan Department of Technology, Management & Budget.

GOVERNMENT

Hall Address: 8015 N. Fowlerville Road,
Fowlerville, MI 48836

Mailing Address: P.O. Box 1157
Fowlerville, MI 48836

Phone: (517) 223-0358

Web Site: <http://www.conwaytownship.com>

Business Hours

Tuesday – Wednesday, 9 a.m. – 3 p.m.

County Commissioners

Doug Helzerman, District 4

Township Officials

Supervisor: Michael Rife

Clerk: Catherine Anderson

Treasurer: Debbie Grub

POPULATION AND HOUSEHOLD DATA FOR CONWAY TOWNSHIP

| | Census 2010 | SEMCOG (July 2018) | SEMCOG 2045 |
|-------------------------------|--------------|--------------------|--------------|
| Total Population | 3,546 | 3,414 | 3,788 |
| Household Population | 3,542 | 3,414 | 3,788 |
| Housing Units | 1,264 | 1,273 | - |
| Occupied Units | 1,199 | 1,197 | 1,489 |
| Average Household Size | 2.95 | 2.85 | 2.54 |

*Source: U.S. Census Bureau & SEMCOG

FORECASTED POPULATION CHANGE 2015-2045

| Age Group | 2015 | 2020 | 2025 | 2030 | 2035 | 2040 | 2045 | Change 2015 - 2045 | Pct Change 2015 - 2045 |
|----------------|-------|-------|-------|-------|-------|-------|-------|--------------------|------------------------|
| Under 5 | 199 | 174 | 175 | 198 | 198 | 172 | 157 | -42 | -21.1% |
| 5-17 | 730 | 619 | 657 | 717 | 859 | 849 | 752 | 22 | 3% |
| 18-24 | 309 | 276 | 236 | 175 | 158 | 176 | 214 | -95 | -30.7% |
| 25-54 | 1,428 | 1,185 | 1,161 | 1,268 | 1,339 | 1,458 | 1,467 | 39 | 2.7% |
| 55-64 | 446 | 425 | 413 | 347 | 328 | 302 | 366 | -80 | -17.9% |
| 65-84 | 337 | 418 | 483 | 540 | 625 | 626 | 604 | 267 | 79.2% |
| 85+ | 24 | 32 | 41 | 75 | 107 | 164 | 228 | 204 | 850% |
| Total | 3,473 | 3,129 | 3,166 | 3,320 | 3,614 | 3,747 | 3,788 | 315 | 9.1% |

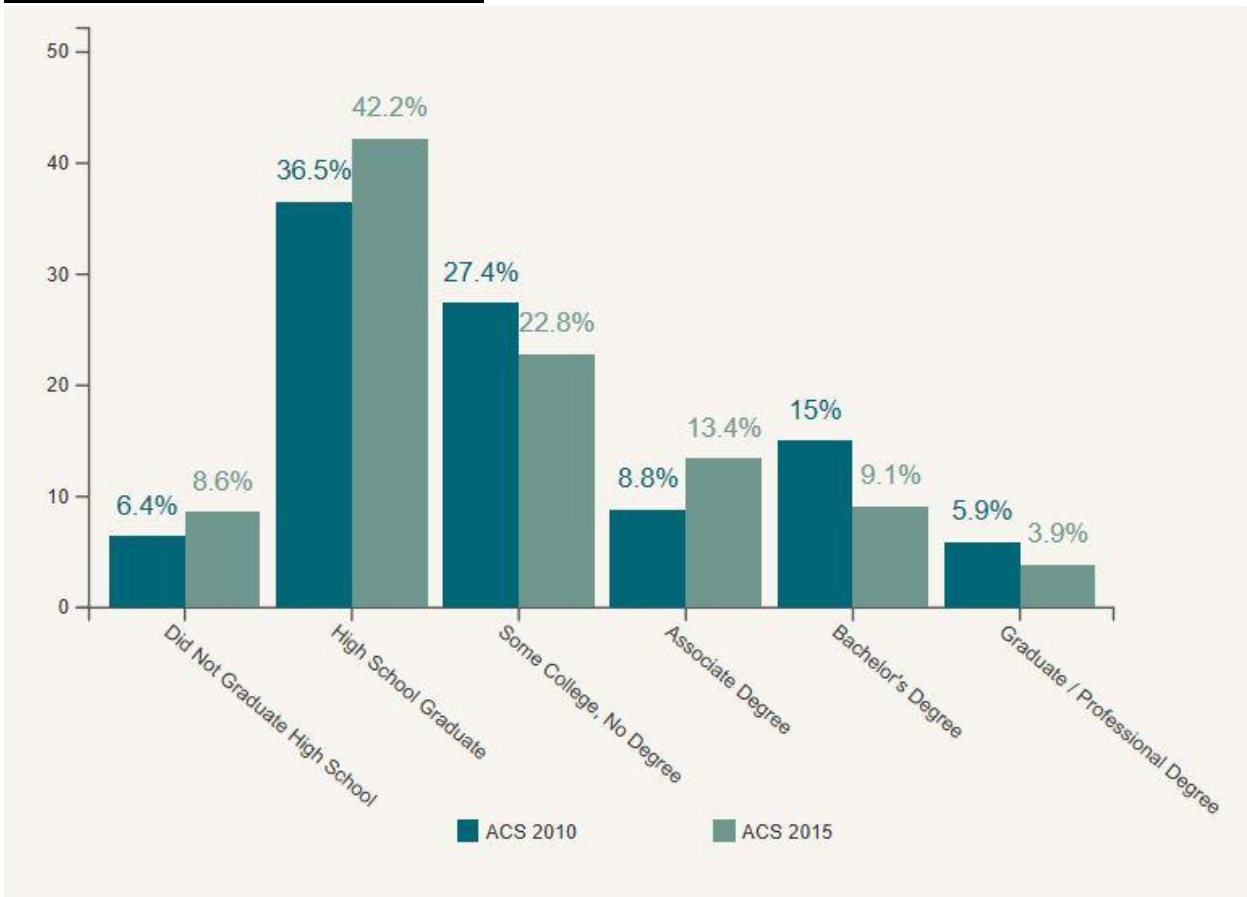
*Source: SEMCOG 2045 Regional Development Forecast

RACE

| Race and Hispanic Origin | Census 2010 | Percent of Population 2010 | ACS 2015 | Percent of Population 2015 | Percentage Point Change 2010-2015 |
|--------------------------|-------------|----------------------------|----------|----------------------------|-----------------------------------|
| Non-Hispanic | 3,486 | 98.3% | 3,393 | 95% | -3.3% |
| ↳ White | 3,371 | 95.1% | 3,228 | 90.4% | -4.6% |
| ↳ Black | 10 | 0.3% | 10 | 0.3% | 0% |
| ↳ Asian | 27 | 0.8% | 50 | 1.4% | 0.6% |
| ↳ Multi-Racial | 53 | 1.5% | 78 | 2.2% | 0.7% |
| ↳ Other | 25 | 0.7% | 27 | 0.8% | 0.1% |
| Hispanic | 60 | 1.7% | 177 | 5% | 3.3% |
| Total | 3,546 | 100% | 3,570 | 100% | 0% |

*Source: U.S. Census Bureau, SEMCOG, & 2015 ACS 5 Year Estimates

HIGHEST LEVEL OF EDUCATION



*Source: U.S. Census Bureau, SEMCOG, & ACS 5 Year Estimates

HOUSING TYPES

| Housing Type | ACS 2010 | ACS 2015 | Change 2010-2015 | New Units Permitted 2015-2018 |
|--|--------------|--------------|------------------|-------------------------------|
| Single Family Detached | 1,316 | 1,150 | -166 | 22 |
| Duplex | 0 | 0 | 0 | 0 |
| Townhouse / Attached Condo | 0 | 7 | 7 | 0 |
| Multi-Unit Apartment | 0 | 0 | 0 | 0 |
| Mobile Home / Manufactured Housing | 8 | 40 | 32 | 0 |
| Other | 0 | 0 | 0 | |
| Total | 1,324 | 1,197 | -127 | 22 |
| Units Demolished | | | | -1 |
| Net (Total Permitted Units - Units Demolished) | | | | 21 |

***Source: U.S. Census Bureau, 2010 & 2015 ACS 5 Year Estimates, SEMCOG**

HOUSING VALUE AND RENT

| Housing Value (in 2015 dollars) | ACS 2010 | ACS 2015 | Change 2010-2015 | Percent Change 2010-2015 |
|---------------------------------|-----------|-----------|------------------|--------------------------|
| Median housing value | \$218,184 | \$164,600 | -\$53,584 | -24.6% |
| Median gross rent | \$1,046 | \$913 | -\$133 | -12.7% |

***Source: SEMCOG & U.S. Census Bureau**

BUILDING PERMITS 2010-2018

| | Single Family | Two-Family | Attached Condo | Multi-Family | Total |
|-------------|---------------|------------|----------------|--------------|----------|
| 2010 | 1 | 0 | 0 | 0 | 1 |
| 2011 | 2 | 0 | 0 | 0 | 2 |
| 2012 | 1 | 0 | 0 | 0 | 1 |
| 2013 | 2 | 0 | 0 | 0 | 2 |
| 2014 | 4 | 0 | 0 | 0 | 4 |
| 2015 | 4 | 0 | 0 | 0 | 4 |
| 2016 | 8 | 0 | 0 | 0 | 8 |
| 2017 | 6 | 0 | 0 | 0 | 6 |
| 2018 | 4 | 0 | 0 | 0 | 4 |

***Source: SEMCOG**

HOUSEHOLD INCOME

| Income (in 2015 dollars) | ACS 2010 | ACS 2015 | Change 2010-2015 | Percent Change 2010-2015 |
|--------------------------|----------|----------|------------------|--------------------------|
| Median Household Income | \$73,997 | \$64,600 | -\$9,397 | -12.7% |
| Per Capita Income | \$27,990 | \$23,475 | -\$4,515 | -16.1% |

*Source: U.S. Census Bureau, ACS 5 Year Estimates 2010 & 2015

POVERTY

| Poverty | ACS 2010 | % of Total (2010) | ACS 2015 | % of Total (2015) | % Point Chg 2010-2015 |
|-----------------------|----------|-------------------|----------|-------------------|-----------------------|
| Persons in Poverty | 379 | 10.9% | 433 | 12.1% | 1.3% |
| Households in Poverty | 101 | 8% | 104 | 9.5% | 1.5% |

*Source: U.S. Census Bureau, ACS 5 Year Estimates 2010 & 2015

HOUSING TENURE

| Housing Tenure | Census 2010 | ACS 2015 | Change 2010-2015 |
|----------------------|-------------|----------|------------------|
| Owner occupied | 1,121 | 988 | -133 |
| Renter occupied | 78 | 104 | 26 |
| Vacant | 65 | 105 | 40 |
| ↳ Seasonal/migrant | 9 | 0 | -9 |
| ↳ Other vacant units | 56 | 105 | 49 |
| Total Housing Units | 1,264 | 1,197 | -67 |

*Source: U.S. Census Bureau, 2010 & 2015 ACS 5 Year Estimates

TOWNSHIP AND COUNTY MAP AND MASTER PLAN LINKS:

Conway Township Zoning Map:

<http://www.conwaytownship.com/Zoning%20Map%202018.pdf>

Conway Township Master Plan:

http://www.conwaytownship.com/document_center/Planning/Master%20Plan%204-12-18.pdf

County Generalized Zoning Map:

<https://livgov.maps.arcgis.com/apps/webappviewer/index.html?id=1e91d68c9eb540d5b63d8cc51f8b3652>

2018 Livingston County Master Plan: <https://www.livgov.com/plan/Pages/County-Plans.aspx>