



CITY OF ABBOTSFORD

# 2014 Demographic Profiles

Abbotsford Summary

Abbotsford Centre

Aberdeen

Babich

Bradner - Mt. Lehman

Clearbrook Centre

East Townline

Fairfield

Matsqui Prairie

McMillan

Mill Lake

Old Clayburn

South Clearbrook

South Poplar

Sumas Mountain

Sumas Prairie

West Clearbrook

West Townline

Whatcom

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## Sources:

1. 2011 Census
2. 2011 National Household Survey
3. City of Abbotsford, Planning Services
4. 2011 Census of Agriculture

## Additional information available:

[www.abbotsford.ca/stats](http://www.abbotsford.ca/stats)

## Released:

Fall 2014

## Contact Us

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Note that data from the voluntary 2011 National Household Survey is not as reliable as the 2011 Census, or any historical Census – use caution when comparing data between the 2014 and 2011 profiles. In particular, some areas have higher non-response rates than others in the 2011 National Household Survey. An average non-response rate is provided with each profile to help readers assess the data quality.

Average Aberdeen non-response rate: **23.1%**

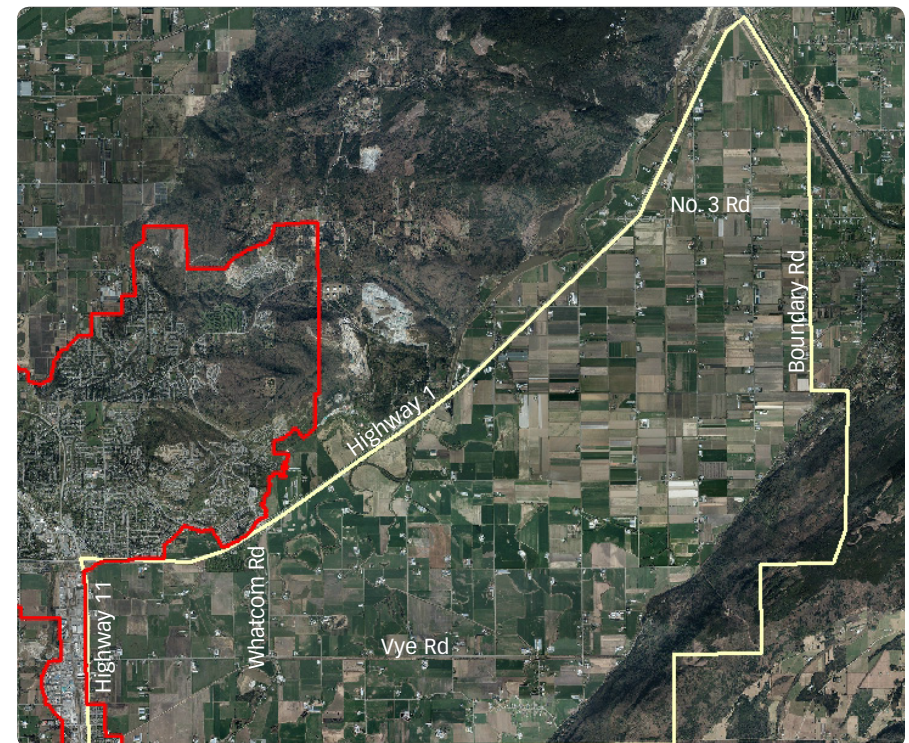
# Sumas Prairie



Sumas Prairie is a mix of agricultural and commercial areas located to the south of Highway 1. It borders Chilliwack to the east, and the United States to the south. It includes the farming community of Arnold, and the lower portion of Vedder Mountain which separates the prairie from Cultus Lake in Chilliwack.

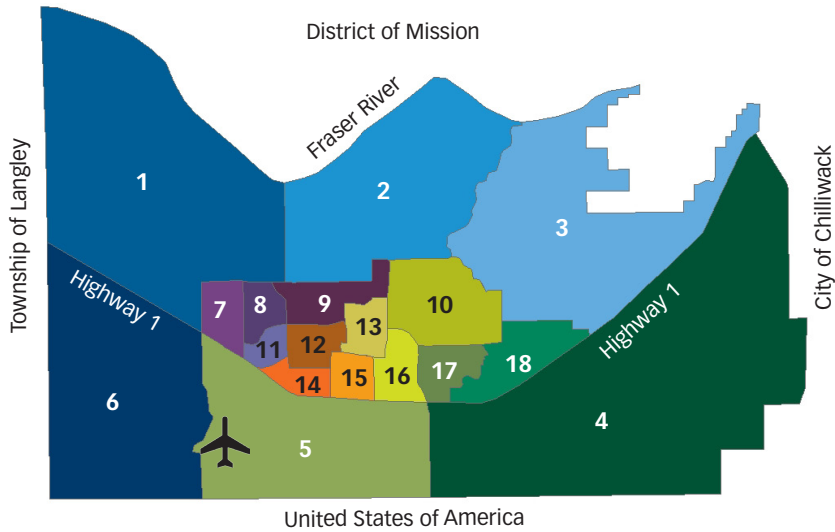
Landmarks include the Yellow Barn Country Produce, the Powerhouse, and the Bakerview EcoDairy. Walking trails include the Arnold Dyke Trail.

The dominant age group of Sumas Prairie residents is 10 to 19 years. Almost 70% of dwellings are owned.



— Community boundary    — Urban Development Boundary

# Statistical Snapshot



- |                         |                  |                       |                       |
|-------------------------|------------------|-----------------------|-----------------------|
| 1. Bradner - Mt. Lehman | 6. Aberdeen      | 11. West Clearbrook   | 16. Abbotsford Centre |
| 2. Matsqui Prairie      | 7. West Townline | 12. Clearbrook Centre | 17. McMillan          |
| 3. Sumas Mountain       | 8. East Townline | 13. Babich            | 18. Whatcom           |
| <b>4. Sumas Prairie</b> | 9. Fairfield     | 14. South Clearbrook  |                       |
| 5. South Poplar         | 10. Old Clayburn | 15. Mill Lake         |                       |

**Land use:**  
 Agricultural: 86.7% Residential: 12.6%  
 Industrial: 0% Institutional: 0.2%  
 Parks: 0.2% Commercial: 0.3%

**Population density:**  
 36 persons/sq km

**Net unit density:**  
 0.1 dwellings/hectare

**Tenure:**  
 rented: 31.2% owned: 68.8%

**Dominant dwelling type:**  
 single-detached house (84.9%)

**Dominant construction period:**  
 1961-1980 (27.9%)

**Median age:** 33.9  
**Dominant age group:**  
 10 to 19  
 (18.1% of total population)

**% children (<15):** 21.7

**% seniors (65+):** 10.0

**\$30,819**  
 median individual income (before tax)  
 (\$26,428 in Abbotsford)

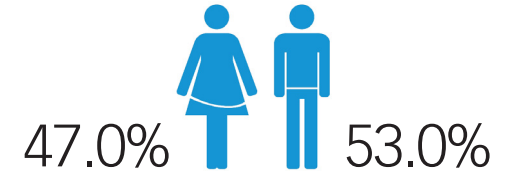
**\$68,361**  
 median household income (before tax)  
 (\$62,350 in Abbotsford)

# Population

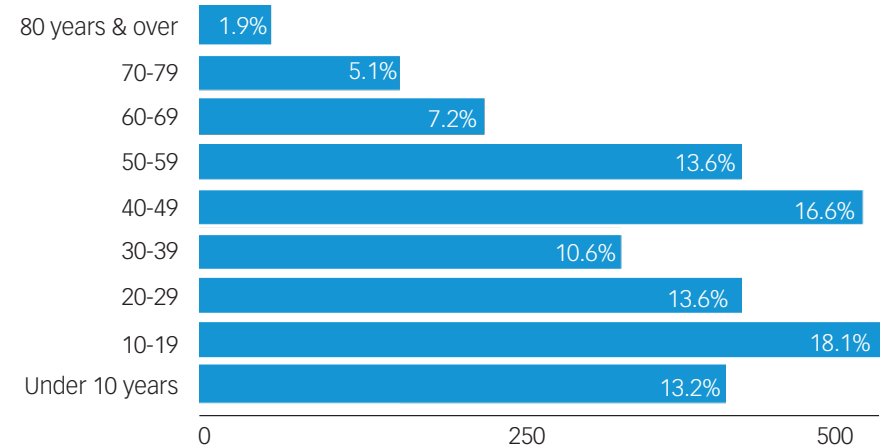


The dominant age group for Sumas Prairie is 10 to 19 years. There are slightly more men than women. By 2035, the population is estimated to reach 3,500.

## Gender<sup>1</sup>



## Age<sup>1</sup>



## Growth<sup>3</sup>

Year	Population	Density (persons/sq km)
2006	3,400	36
2011	3,400	36
2035	3,500*	37*

Population figures include Census undercount adjustment

\* Estimated

## Income

The largest proportion of Sumas Prairie residents 15 years and over earn between \$30,000 and \$39,999 annually, while households earn \$100,000 and over annually. Children 6 to 18 years in age have the highest incidence of low income.



### Individual Income<sup>2\*</sup>

Under \$10,000	365	15.8%
\$10,000-\$19,999	415	17.9%
\$20,000-\$29,999	315	13.6%
\$30,000-\$39,999	495	21.4%
\$40,000-\$49,999	220	9.5%
\$50,000-\$59,999	185	8.0%
\$60,000 & over	320	13.8%

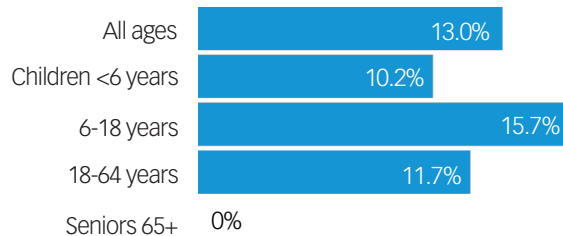
\* 15 years and over, before tax income

### Household Income<sup>2\*</sup>

Under \$10,000	0	0.0%
\$10,000-\$29,999	15	2.5%
\$30,000-\$49,999	35	5.8%
\$50,000-\$79,999	205	33.9%
\$80,000-\$99,999	90	14.9%
\$100,000 & over	260	43.0%

\* Before tax income

### Low Income<sup>2\*</sup>

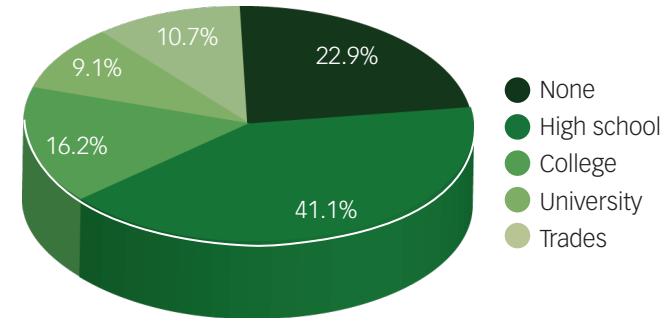


\* Percent low income are within each category. Based on Statistics Canada's after tax low income measure (LIM-AT), which is a fixed percentage (50%) of median adjusted household income.

## Education & Labour

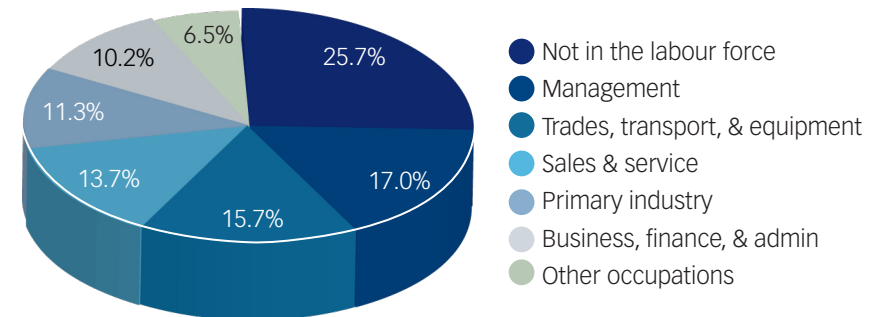
Over 35% of Sumas Prairie residents have some post-secondary education. Residents employed in management related occupations make up the majority of those in the labour force. The most frequent mode of travel to work is by car, truck or van as a driver.

### Education<sup>2</sup> (15 years & over)\*

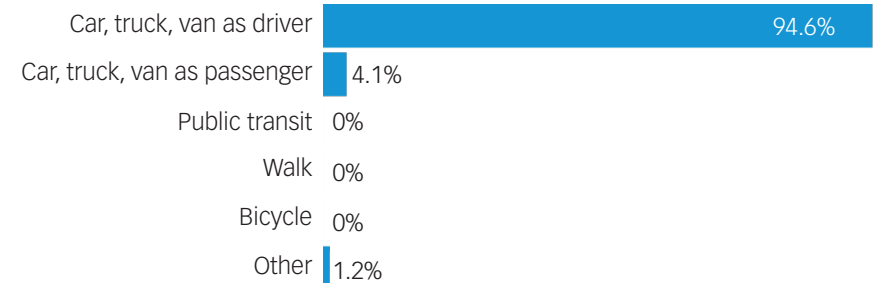


\* Highest level of education completed

### Labour Force<sup>2</sup> (15 years & over)



### Mode of Travel to Work<sup>2</sup> (15 years & over)



# Diversity

Sumas Prairie received the greatest proportion of immigrants before 1971. The largest percentage of immigrants came from Asia. The majority of households speak English.



## Ethnicity\*<sup>2</sup>

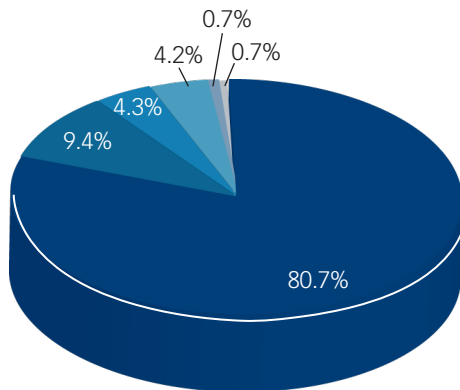
Dutch	1,095	30.6%
Canadian	890	24.9%
English	590	16.5%
German	585	16.4%
Scottish	415	11.6%

\* Data includes single and multiple responses

## Visible Minority<sup>2</sup>

South Asian	410	12.4%
Black	80	2.4%
Filipino	20	0.6%

## Language<sup>2</sup>



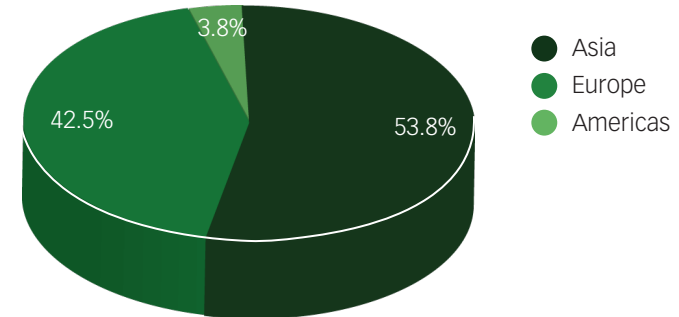
19.3%\*  
population in households where  
a non-official language is spoken

- English &/or French only
- Panjabi (Punjabi)\*
- German\*
- Hindi\*
- Dutch\*
- Other\*

\* Includes households where a non-official language is spoken in addition to English or French, and households in which only a non-official language is spoken.

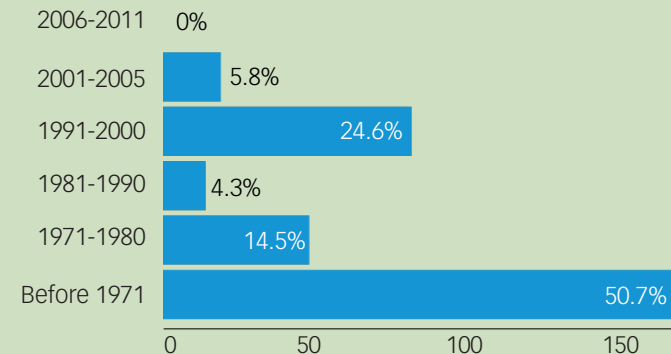
# Diversity

## Immigration by Place of Birth<sup>2\*</sup>



\* Percent of total immigrant population

## Period of Immigration<sup>2\*</sup>



\* Percent of total immigrant population

## Individual Mobility<sup>2</sup>

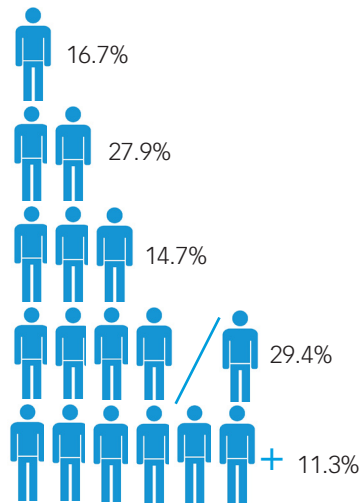
	1 Year	5 Year
Non-Movers	88.1%	65.3%
Movers*	11.9%	34.7%

\* Includes people who moved to or within the City of Abbotsford (had a change of address)

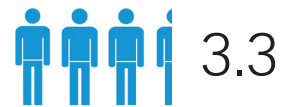
# Households

Sumas Prairie has a total of 1,015 households. The average number of persons living in a household is 3.3, with 4 or 5 person households as the dominant type.

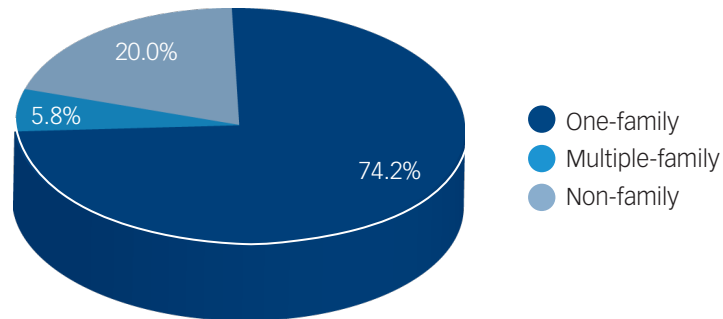
## Size<sup>1</sup>



## Persons/Household<sup>1</sup>



## Type<sup>1\*</sup>



\* A one-family household consists of a single family. A multiple-family household is made up of two or more families occupying the same dwelling. A non-family household consists either of one person living alone or of two or more persons who share a dwelling, but do not constitute a family.

# Families



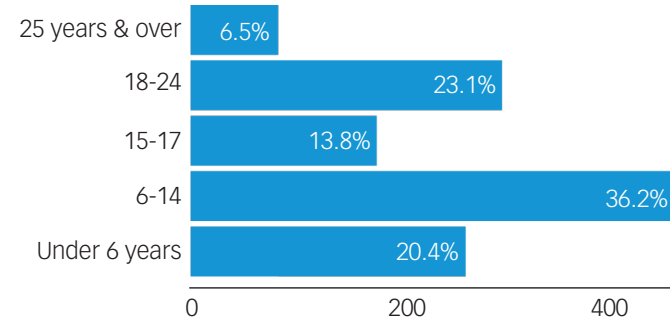
The majority of families in Sumas Prairie are two-parent with children at home. Of those families with children living at home, 6 to 14 years is the dominant age group.

## Structure<sup>1</sup>

Two-parent families	795	89.8%
With no children at home	260	
With children at home	485	
Single-parent families*	90	10.2%

\* Single-parent families are those in which either a male or female lone-parent is the economic family reference person

## Children at Home<sup>1</sup>

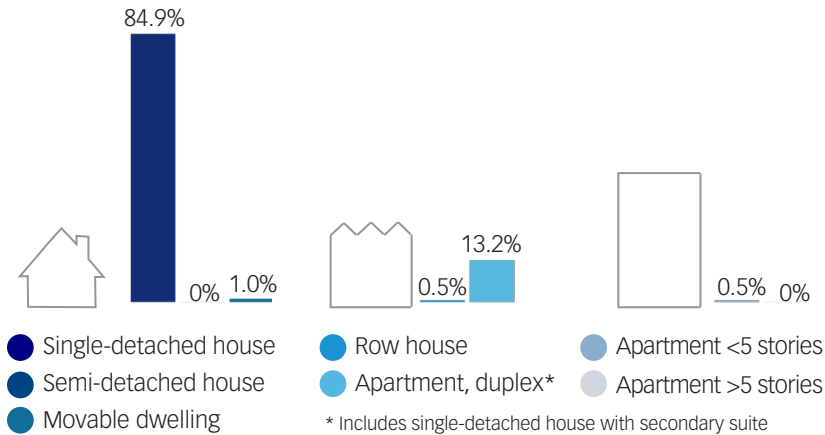


# Dwellings

More than a quarter of all residential dwellings in Sumas Prairie were constructed between 1961 and 1980, and approximately 2% of all dwellings require major repairs. The dominant dwelling type is single-detached houses, and over two thirds of all dwellings are owned.



## Housing Types<sup>1</sup>



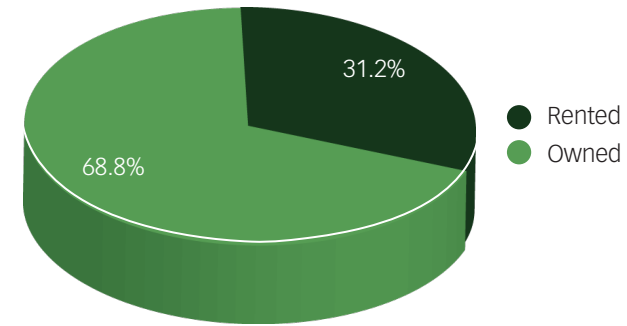
## Construction Period<sup>2</sup>

1960 or before	220	25.6%
<b>1961 to 1980</b>	<b>240</b>	<b>27.9%</b>
1981 to 1990	160	18.6%
1991 to 2000	185	21.5%
2001 to 2005	25	2.9%
2006 to 2011	30	3.5%

**\$533,422**  
average dwelling value<sup>2</sup>

# Dwellings

## Tenure<sup>2</sup>



## Rented Dwellings<sup>2</sup>

**Average rent: \$926 / month**

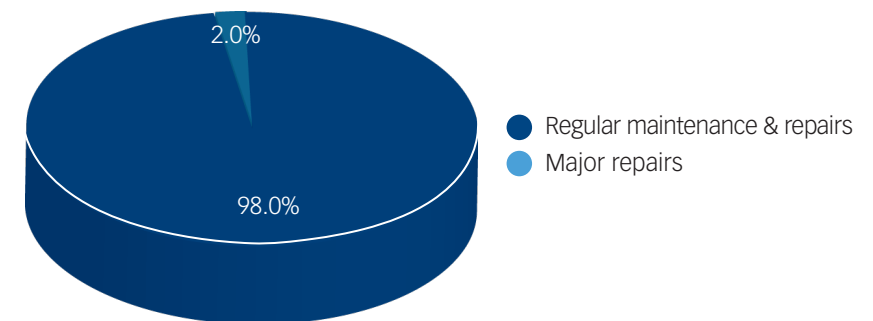
**Spending ≥30% of before tax income on gross rent: 7.3%**

## Owned Dwellings<sup>2</sup>

**Average owner's major payments: \$1,299 / month**

**Spending ≥30% of before tax income on major payments: 17.1%**

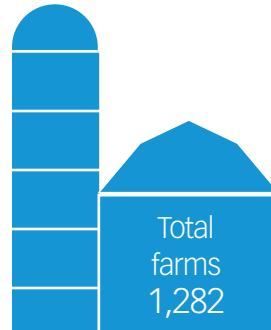
## Maintenance Required<sup>2\*</sup>



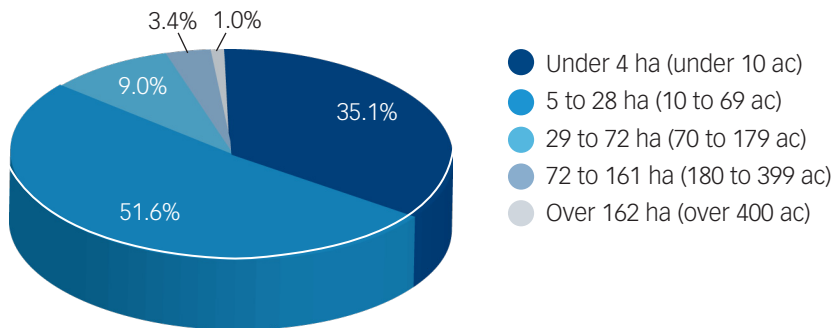
\* Refers to whether, in the judgment of the respondent, the dwelling requires any repairs (excluding desirable remodeling or additions)

# Agriculture in Abbotsford

Abbotsford is one of the most intensively and diversely farmed areas in Canada, supporting a wide range of crop and livestock productions. Agriculture is one of the economic backbones of the city and in many ways defines Abbotsford.



## Farm Size<sup>4</sup>



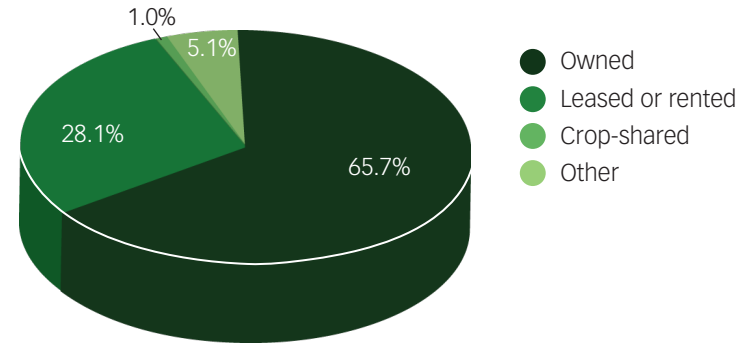
## Gross Farm Receipts<sup>4</sup>

Receipt Range	Count	Percentage
Under \$10,000	381	29.7%
\$10,000 to \$49,999	270	21.1%
\$50,000 to \$99,999	108	8.4%
\$100,000 to \$499,999	223	17.4%
\$500,000 to \$999,999	118	9.2%
\$1,000,000 to \$1,999,999	119	9.3%
\$2,000,000 & over	63	4.9%

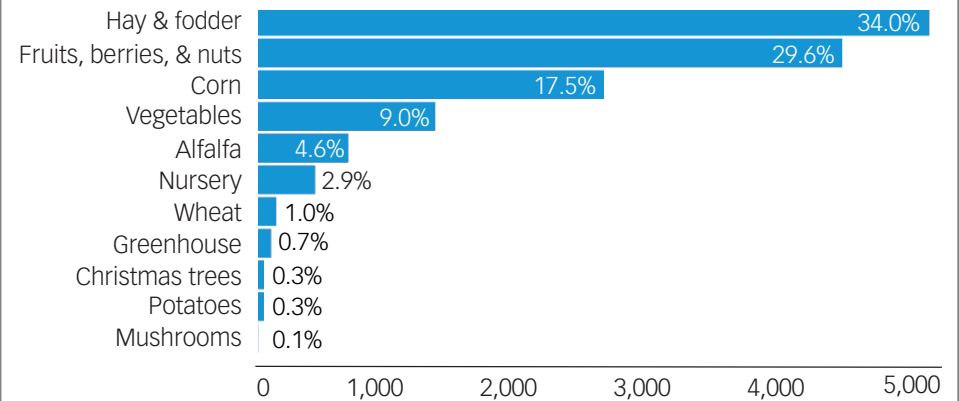
**\$639,780,251**  
Total gross farm receipts

**7005**  
Total # of farm employees

## Farm Tenure<sup>4</sup>



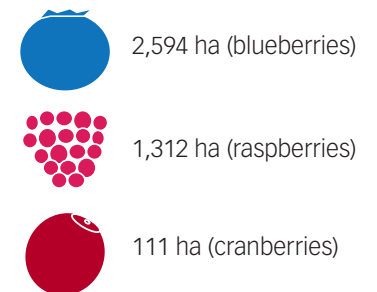
## Hay & Field Crops<sup>4</sup> (ha)



## Livestock & Poultry<sup>4</sup>

Total poultry	9,102,027
Total pigs	51,530
Total cattle & calves	28,694
Other livestock	1,595
Total sheep & lambs	1,279
Honeybees (colonies)	2,935
Table eggs (dozens)	39,006,769

## Top Fruits Produced<sup>4</sup> (ha)







Sumas Pioneer Park



BakerView EcoDairy



The Yellow Barn



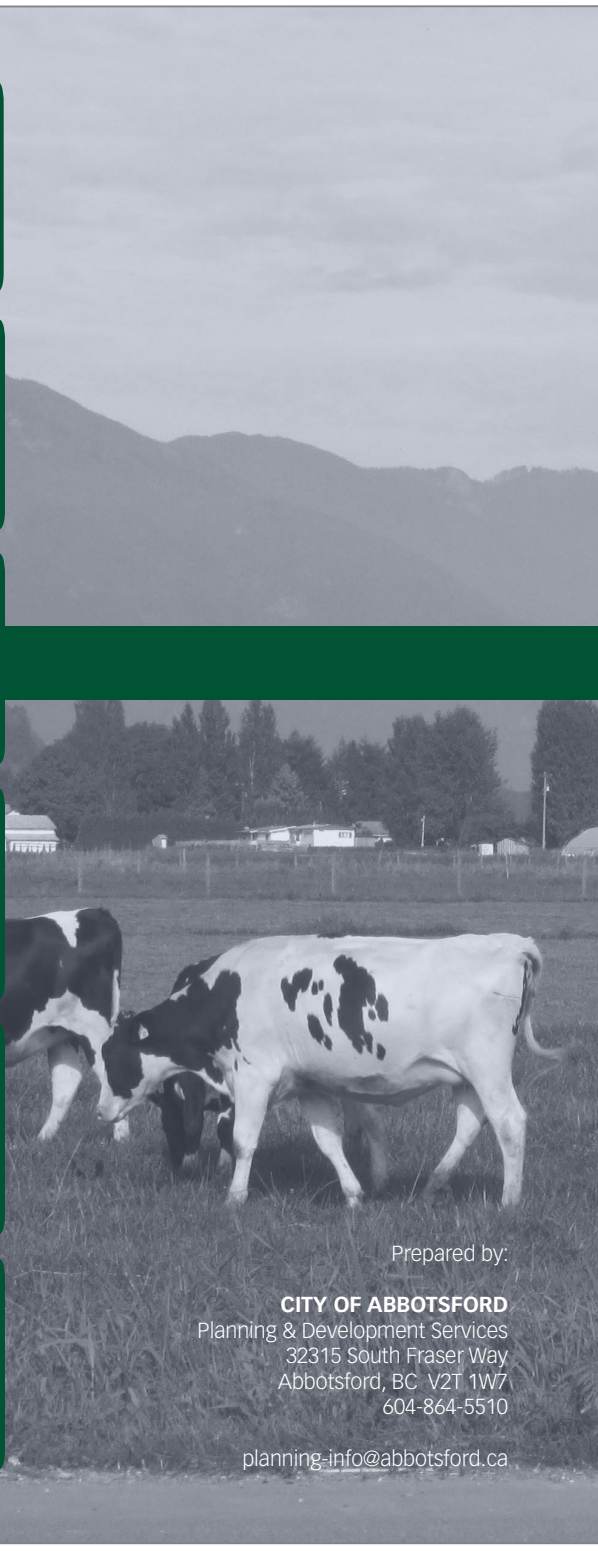
Arnold Dyke Trail



Birchwood Dairy



Arnold Church



Prepared by:

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