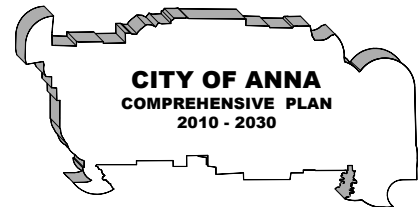


LOCAL CONTEXT

CHAPTER 2

LOCAL CONTEXT

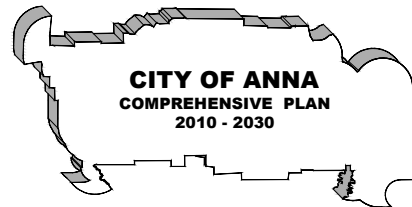


HISTORY OF ANNA

Like many Texas cities, Anna sprang into life with the arrival of pioneers. As the area was settled the city flourished with the help of the railroad, which was used as transportation for building of Anna and to support agricultural production and distribution. John L. Greer, who arrived in 1867, is credited with building the first home and store in Anna. The key to the establishment of the town of Anna was the building of the Houston and Texas Central Railroad in 1872. The Railroad line was only a stop since no buildings would exist for ten years. Two other small towns near the present day Anna, Highland and Mantua, were bypassed by the railroad and did not survive. Each of these towns had a post office. The first store in Anna was built by John F. Greer and William Y. Barnett in 1883. The Anna post office opened in the store. John F. Greer was the father of Anna Greer, the first baby born in Anna. The Houston and Texas Central Railway, at that time building between Dallas and Denison, passed through the area in 1873. By the time Anna was platted in 1883, it had a population of twenty, two stores, a steam gristmill, and a Baptist church. A post office also opened in that year. By 1890 the town had a population of 100 to 200. In the 1880's Anna had its first growth spurt. The Houston and Texas Central Railroad Depot was built in 1885, a grist mill in 1886, and the first cotton gin in 1887. In 1894 the Sherley's built the first brick building in town. They sold a complete line of goods, including furniture, lumber, and a funeral parlor. This building is still in use as the Anna museum. It incorporated in 1913, with Greer as first mayor. Two years later the Greenville and Whitewright Northern Traction Company built the Greenville and Northwestern Railway between Anna and Blue Ridge via Westminster. The line proved unsuccessful, however, and was abandoned in 1920. Though the agricultural tradition is still strong in Anna, its role as a purely agricultural/ranching center of commerce was destined to change. Also, the development of the nation's and the state's highway network caused changes as transport routes for goods and services were altered by mass produced motor vehicles. The emerging trucking industry vitalized the area Texas towns located at the crossroads of major highways.

Today, Anna finds itself as a small, stable, attractive community offering a small town quality of life at a time when social problems plague major centers of commerce. If

CHAPTER 2 LOCAL CONTEXT



Anna wishes to continue influencing its economic future (rather than accepting economic role assignments shaped by other regional interests) the City must confirm and maintain its desired economic niches, and plan for its own desired role in the evolving regional economy. Today Anna is a growing city of about 8,100 residents spread over approximately 13 square miles.

DEMOGRAPHIC INFORMATION

Demographic trends are important to any community concerned with growth: how to anticipate it, how to encourage it, and how to accommodate it. Various techniques are used to model how populations change over time. An analysis of existing census data showing population trends over the recent past can help project forward the future size and composition of the population and help a community plan for future change.

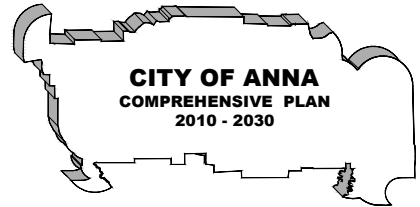
Population Change

Anna has a long history as a city with an agricultural background offering employment to unskilled labor with the population growing to 509 persons by 1940. The 2000 Census showed an increase to 1,225 persons, an increase of 716 persons a 140 percent increase. However, the population in the 2000's exploded significantly with double digit growth being recorded. By the year 2010 the population of Anna is estimated to have increased by 561 percent to over 8,100 persons.

Race/ethnicity 1990 – 2000

The 1990-2000 population composition shown in Table 2 has shifted slightly. Even though the population of the white classification has increased numerically a significant decrease in percentage between 1990 to 2000 has occurred. This shift of 10.6 percent can be partly accounted for by the way the census categorized individuals by adding a new category of Two or more Races. As shown, however, the Other Race category picked up the majority of increase with 7 percent. The 2000

CHAPTER 2 LOCAL CONTEXT



population composition is graphically shown in Figure 5.

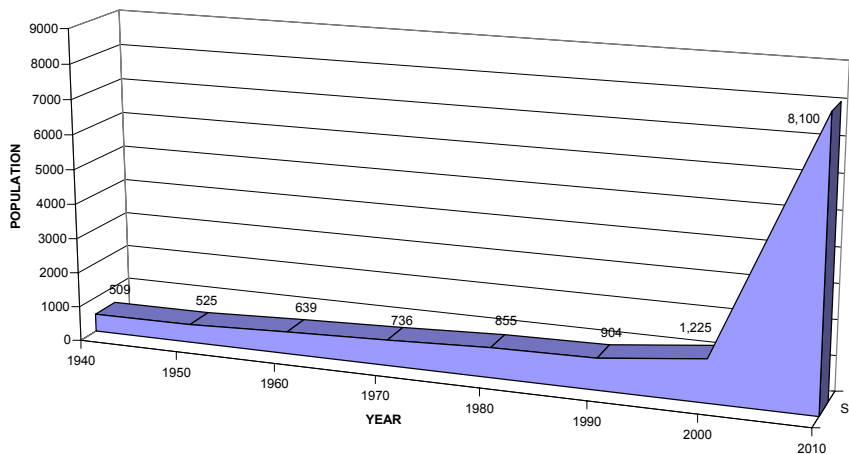
**TABLE 1
ANNA
POPULATION GROWTH**

<u>YEAR</u>	<u>POPULATION</u>
1940	509*
1950	525*
1960	639*
1970	736*
1980	855*
1990	904*
2000	1,225*
2010	8,100**

* Source: U.S. Bureau of the Census

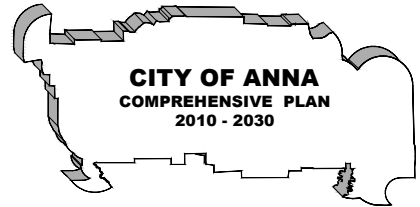
** Source: City of Anna Dept. of Planning and Development Housing Survey

**FIGURE 4
ANNA
POPULATION GROWTH 1940-2010**



SOURCE: 1940 – 2000 U.S. CENSUS & CITY ESTIMATE FOR 2010

CHAPTER 2 LOCAL CONTEXT

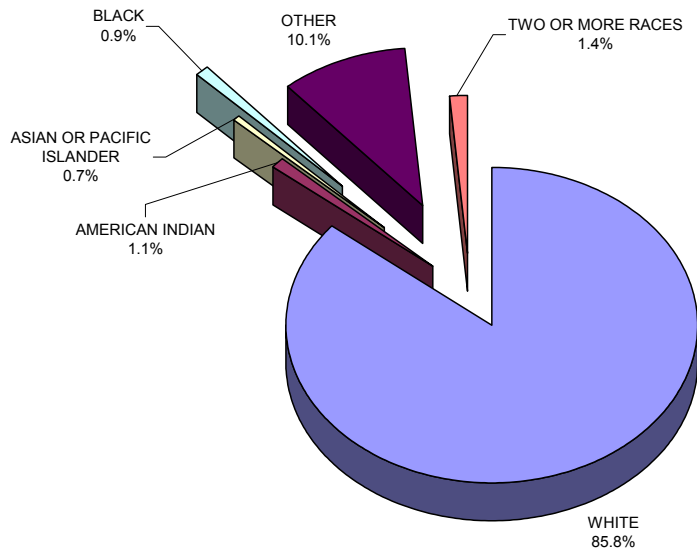


**TABLE 2
ANNA
1990 – 2000 POPULATION COMPOSITION***

CLASSIFICATION	1990	%	2000	%	% CHANGE
White	871	96.4%	1,051	85.8%	-10.6%
American Indian	2	0.2%	13	1.1%	0.9%
Asian or Pacific Islanders	3	0.3%	9	0.7%	0.4%
Black	0	0.0%	11	0.9%	0.9%
Other Race	28	3.1%	124	10.1%	7.0%
Two or more Races			17	1.4%	
<u>Subset of all races</u>					
Hispanic Origin (of any race)*	76	8.4%	338	27.6%	4.9%
Female Heads of Households*	30	3.3%	52	13.1%	0.8%

*Source: 1990 & 2000 U.S. Bureau of the Census

**FIGURE 5
ANNA
2000 POPULATION COMPOSITION**



Source: 2000 U.S. Bureau of the Census

CHAPTER 2 LOCAL CONTEXT



Age

In 2000, the median age for Anna was 30.8 years. Population distribution consisted of 27.6 percent under the age of 18; 11.6 percent from 18 to 24; 33.0 percent from 25 to 44; 19.3 percent from 45 to 64; and 8.6 percent who were 65 years of age or older.

Educational Attainment

In 2000 the overall educational attainment for Anna showed that its residents had completed high school at a rate of 69.2 percent and 9.8 percent possessed a bachelor's degree or higher. The national average in 2000 was 80.4 percent and 24.4 respectively. It is anticipated with the influx of new residents in the 2000's that these numbers will be dramatically different.

Households

According to the 2000 census, there were 396 total households in Anna. The average household size citywide was 3.09 while the average family size was 3.43 persons.

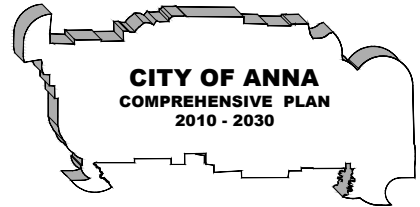
In Anna in 2000, 156 households (39.4 percent of all households) had children under the age of 18; of those, 52 (13.1 percent of households with children) were female headed. There were 77 households (19.4 percent of all households) made up of individuals living alone; of those householders, 33 (8.3 percent) were 65 years of age and over.

Household Income

In 1999, Anna's median household income was \$45,938 while the median family income was \$51,250. The median male full-time, year-round income was \$30,333 while the median female full-time, year-round income was \$24,286.

CHAPTER 2

LOCAL CONTEXT



Home Values

Income will determine to a large extent the value of a home a household can afford to buy. Anna has a average home value of \$120,237 according to the Collin Central Appraisal District. In 2000 the median home value was \$65,000 according to the Census. A comparison of other communities near Anna is found in Table 3.

TABLE 3
ANNA

AVERAGE HOME VALUES FOR SELECTED ENTITIES*

City of Anna	\$120,237
Anna ISD	\$127,200
City of Blue Ridge	\$69,706
City of Celina	\$220,401
City of Farmersville	\$101,403
City of Melissa	\$196,967
City of Princeton	\$115,171
City of McKinney	\$209,615
City of Weston	\$168,603
Collin County Average	\$233,591

*Source: Collin County Central Appraisal District - 2009.

Occupation of Employed Persons

Table 4 & 5 illustrates the industry classification and Occupation classification of employed persons 16 years and older according to the 2000 census. Manufacturing comprised the largest employment sector with 128 jobs. Construction was second with 105 jobs.

CHAPTER 2

LOCAL CONTEXT

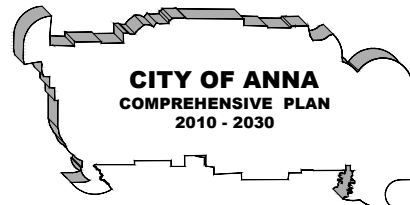


TABLE 4
ANNA
INDUSTRY EMPLOYMENT
EMPLOYED CIVILIAN POPULATION
16 YEARS AND OVER

	Number	Percent
Agriculture, forestry, fishing and hunting, and mining	17	2.7
Construction	105	16.6
Manufacturing	128	20.2
Wholesale trade	14	2.2
Retail trade	96	15.2
Transportation and warehousing, and utilities	29	4.6
Information	17	2.7
Finance, insurance, real estate, and rental and leasing	41	6.5
Professional, scientific, management, administrative, and waste management services	31	4.9
Educational, health, and social services	68	10.7
Arts, entertainment, recreation, accommodation, and food services	40	6.3
Other services (except public administration)	12	1.9
Public administration	35	5.5

SOURCE: 2000 U.S. CENSUS

CHAPTER 2

LOCAL CONTEXT

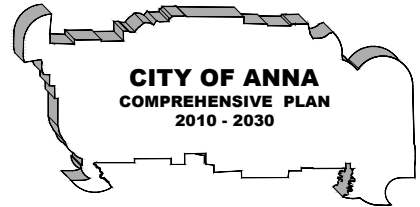


TABLE 5
ANNA
OCCUPATION
EMPLOYED CIVILIAN POPULATION
16 YEARS AND OVER

	Number	Percent
Management, professional, and related occupations	98	15.5
Service occupations	94	14.8
Sales and office occupations	176	27.8
Farming, fishing, and forestry occupations	17	2.7
Construction, extraction, and maintenance occupations	118	18.6
Production, transportations, and material moving occupations	130	20.5

SOURCE: 2000 U.S. CENSUS

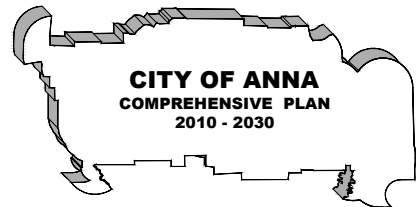
The average travel time for citizens of Anna to travel to work is over 30 minutes. This would tend to indicate that in 2000 a significant portion of the population traveled to points near Sherman to the north and McKinney and further.

POPULATION PROJECTIONS.

Population Projection

Population projections provide the most basic planning assumptions required for strategically meeting future public needs. Any change in population trends is affected by birth rates, death rates, and migration. Because an accurate manner of recording this data has not yet been devised, population projections must be based on potential

CHAPTER 2 LOCAL CONTEXT



for growth, local and regional trends, and economic conditions. Four significant assumptions specific to Anna help form the basis from which to project the 2015, 2020, 2025, and 2030 populations, and are listed below:

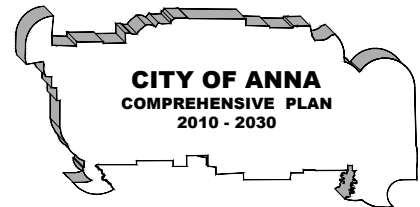
- Anna will continue to exist as a viable community.
- Anna's commercial/industrial base will increase.
- Anna will provide an appropriate level of basic services to its existing and future citizenry, such as water, sewer, and community facilities.
- The northward growth of Dallas/Fort Worth and associated suburbs

The population projections for Anna are contained in Table 6 and are graphically illustrated in Figure 5. In addition to the assumptions mentioned earlier, these projections were based on the five general assumptions listed below:

- There will be no major depression, war, or plague.
- There will be no great discovery of natural resources in the area or a change in producing presently discovered resources in such a way that will significantly affect the economy and natural growth of the community.
- The fertility rate will remain consistent with the present figures.
- The age at first marriage will not significantly change relative to the present averages.
- The form of government, economy, and social organization in the city, county, state, and nation will not change considerably.

Over the 60-year period between 1940 and 2000, the Anna population increase by 716 people (a 141 percent increase). Between 2000 and 2009, Anna grew by more than 7000 people - the average annual compounded growth rate for the nine year period was approximately 23 to 24% with 2008 to 2009 being relatively flat. However, that trend may begin to accelerate with a higher growth rate expected over the planning period. In developing the population projections for Anna, past population data and current population trends were utilized (in addition to the assumptions and analysis above) to project anticipated future population levels.

CHAPTER 2 LOCAL CONTEXT



Based on this analysis, the future population of Anna is expected to be 12,800 residents by 2015, 18,000 residents by 2020, 25,200 residents by 2025, and 35,400 residents by 2030.

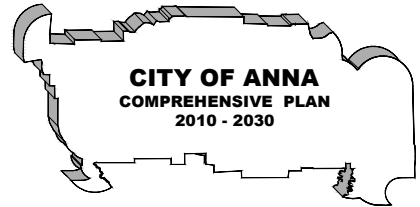
It should be understood that regardless of population, the principals of good ongoing planning should still be applied. The changing society, migration, and birth control can change immensely in 20 years; however, the projected population, whether reached five years early or 10 years late, will require basically the same number of facilities for the projected number of people. The City should set and strive to achieve goals for both the desired population levels and the facilities necessary to accommodate the resultant population demands.

The demographic composition of Anna's population will continue to become more diverse with growth projected in all groups. It is anticipated that Anna's population will also continue to grow younger.

Alternative Growth Targets

The population projections were based on the assumption that no significant catastrophic change, positive or negative, would occur in Anna or the surrounding area throughout the planning period. The growth anticipated of approximately 27,000 persons over the 20-year planning period is aggressive and assumes active implementation of Comprehensive Plan's policies, including the action steps contained in the Implementation Action Plan.

CHAPTER 2 LOCAL CONTEXT

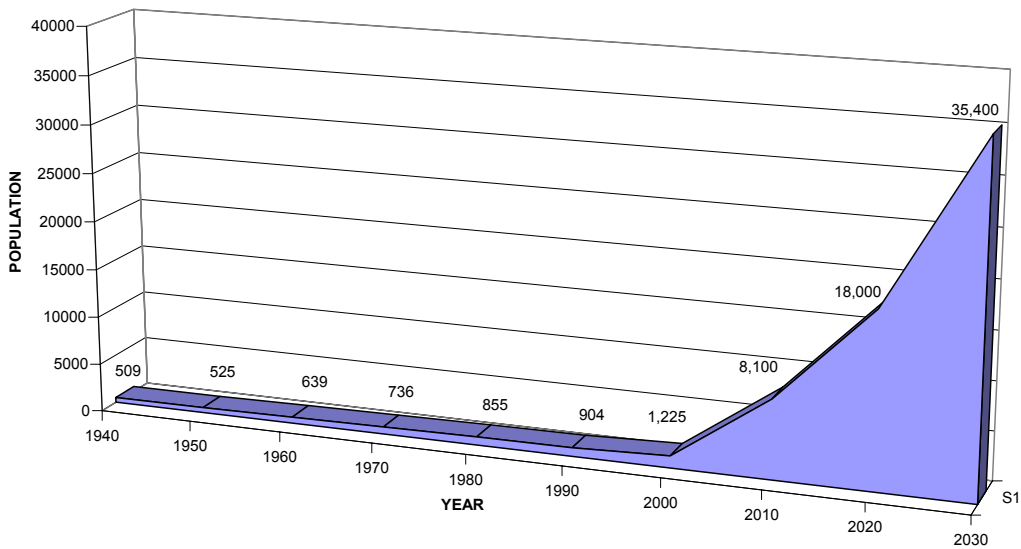


**TABLE 6
ANNA
POPULATION PROJECTIONS**

YEAR	POPULATION
2010	8,100
2015	12,800
2020	18,000
2025	25,200
2030	35,400

SOURCE: PLANNING AND DEVELOPMENT DEPARTMENT

**FIGURE 6
ANNA
POPULATION PROJECTIONS 1940-2030**



SOURCE: 1940 – 2000 U.S. CENSUS & CITY ESTIMATE FOR 2010 -2030