



## POPULATION

### *Characteristics*

According to the 2020 Census, the population of the City of Isle of Palms has been fairly stable over the last decade. Between ~~2000+1990~~ and 201000 the total population ~~dropped slightly~~ ~~rose~~ from ~~3,680 in 1990~~ ~~to 4,538~~ ~~to 4,133 in 2010~~,~~8~~, and grew modestly to 4,37171 in 2020. ~~and then between 2000 and 2010 it dropped slightly to 4,133.~~ During the summer beach season, the island's population rises to 12,000 people and may increase to as many as 20,000 people during peak weekends such as Memorial Day, Fourth of July and Labor Day, based on Police Department estimates.

The number of year-round residents of the Isle of Palms is not expected to change significantly in the near future. This can be attributed to: a decreasing supply of residential development sites on the island, especially sites aimed at year-round residents, and a continuing decline in the average number of persons per household.

The 2020 Census indicates a 334% increase in the number of people over the age of 65, with the number of people in every other age category ~~either~~ decreasing ~~or~~ marginally increasing.

The 2020 Census indicates that the number of housing units increased by 3 ~~ten~~ percent over the 20100 Census to 4,376274 units. ~~However,~~ the number of owner-occupied units ~~also decreased~~ increased by nearly fourteen ~~six~~ percent over the same period, ~~to 1,684~~828 units. The Census category that includes units rented on a short term basis and second homes increased by 26% from 1,939 units to 2,446 units.

Population- year round		1960	1970	1980	1990	2000	2010	2020% change	%Δ
	Isle Of Palms [Census]	1,183	2,657	3,421	3,680	4,583	4,133	4,371-10%	5.8%
	East Cooper [Census]		23,000	33,200	45,300	59,554	67,843	91,668+44%	35.1%
	Other Barrier Islands[Census]								
	— Sullivan's Island				1,623	1,911	1,791	2,177-6%	21.6%
	— Folly Beach				1,398	2,116	2,617	2,664+24%	1.8%
	— Kiawah Island				718	1,163	1,626	1,772+40%	9.0%
	— Seabrook Island				948	1,250	1,714	1,810+37%	5.6%

Formatted Table

Commented [MS1]: These numbers are based on MP. I couldn't find data for East Cooper

Isle of Palms Housing Units		1970	1980	1990	2000	2010	<u>2020</u> <u>% change</u>	<u>%Δ</u>
Total[Census]				3,063	3,881	4,274	<u>4,376</u> <u>+10%</u>	<u>2.4%</u>
Occupied[Census]		821	1,305	1,482	1,942	1,828	<u>1,906</u> <u>-6%</u>	<u>4.3%</u>
by Owner				1,172	1,568	1,481	<u>1,684</u> <u>-6%</u>	<u>14%</u>
by Renter				310	374	347	<u>222</u>	<u>-36%</u>
Seasonal/Vacant				2,109	1,939	2,446	<u>2,470</u> <u>-26%</u>	<u>1%</u>
Total within Wild Dunes[as of 4/8/2012]					1,923	2,067		
<b>Vacant Residential Sites</b>				<u>1995</u>	<u>2001</u>	<u>2010</u>	<u>2020</u>	
Total				975	375	215	<u>99</u>	<u>-54%</u>
Single Family				825	206	117		

Formatted Table

Commented [MS2]: Couldn't find information

Formatted: Font: Bold, Underline

Formatted: Centered

Commented [MS3]: Couldn't find information

Income (per census)

Per capita income- median

Isle of Palms

1980- \$9,177  
1990- \$25,421  
2000- \$44,221  
2010- \$68,759  
2020 - \$91,893

Mount Pleasant

1980- \$9,038  
1990- \$25,421  
2000- \$30,823  
2010- \$40,808  
2020- \$58,409

Charleston County

1980- \$6,358  
1990- \$13,068  
2000- \$21,393  
2010- \$29,738  
2020 - \$43,141

Household income- median

Isle of Palms

1980- \$24,096  
1990- \$60,682  
2000- \$76,170  
2010- \$86,477  
2020- \$128,523

### *Key Issues*

- The impact of a growing seasonal population.
- The impact of a growing year-round population of retirement age (60 years and over).
- .

### *Goals and Implementation Strategies*

Goal 1.1: Improve services for residents.

Strategy 1.1.1      The City should continue to monitor the Emergency Medical Services serving the island (see also Goal 5.1).  
*(Ongoing; Fire Department, General Government and City Council)*

Strategy 1.1.2      Recreational opportunities for residents should be expanded or added, including additional safe walking or biking areas on the island (see also Strategy 5.4.3). *(2008; Recreation Department, General Government and City Council)*

Goal 1.2: Balance the needs of island residents with seasonal visitors.

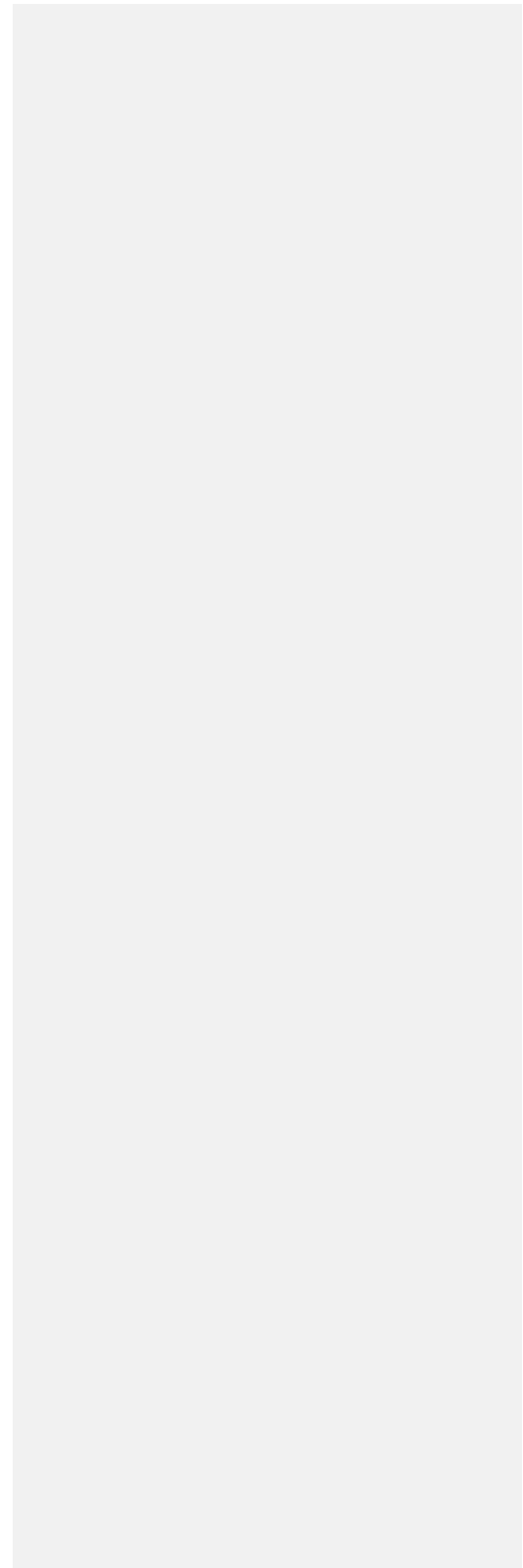
Strategy 1.2.1      Support commercial development only within the parameters set by the existing zoning regulations and consistent with the City's established character as a residential community. *(Ongoing; Building Department and City Council)*

Strategy 1.2.2      While the needs of island residents should be paramount, efforts should be made to adjust the level of City services to meet the needs of seasonal visitors as well. *(Ongoing; General Government and City Council)*

Strategy 1.2.3

The City should continuously monitor and keep records of the effect of seasonal visitors on the quality of life of the permanent residents; this should include, but not be limited to the issues of parking, noise, trash, and general livability.

*(Ongoing; General Government and City Council)*



## CULTURAL RESOURCES

### *Historic Sites and Buildings*

Although the Isle of Palms served a variety of purposes prior to its development as a residential/resort community, very little remains in the way of historic buildings or archeological sites. Currently, there are no sites on the island listed in the National Register of Historic Places. A marker in the first block of Charleston Boulevard tells of Lord Cornwallis and the British troops who briefly occupied the island during the American Revolution.

The Ocean Boulevard commercial district or “Front Beach” area was once the site of open-air pavilions and amusement rides, although none of these buildings remain. The existing office building at the corner of 10<sup>th</sup> Avenue and Palm Boulevard was once a hotel, and the existing house located next to City Hall was originally the station for the trolley that connected the island to Sullivan’s Island. Also the building on the northeast side of J.C. Long Boulevard near the intersection with Ocean Boulevard, which has been used recently as a gift shop, was for many years the 2<sup>nd</sup> U.S. Post Office on the island.

### *Events*

The City hosts a number of cultural events on the island. “Piccolo Spoleto Goes to the Beach” is a series of arts performances held in recent years at various venues throughout the island. The City’s Recreation Department organizes several events each year including a Holiday Street Festival, Island Gras, Music in the Park, an Easter Egg Hunt, a Halloween Carnival and Doggie Day. In March of 2003, the City commemorated its 50<sup>th</sup> Anniversary by holding numerous events including a street dance, a play, a nickel carnival, a Ferris wheel on Ocean Boulevard and two historical displays.:-

The Isle of Palms has become a popular site for sporting events in recent years. Wild Dunes plans to continue hosting a number of amateur golf and tennis tournaments.



|

## *Key issues*

Awareness of the island's history

## *Goals and Implementation Strategies*

Goal 4.1: Promote awareness of the history of the island

Strategy 4.1.1: Explore the possibility of establishing a commemorative exhibit online and/or in one of the City's buildings including the collection of historic photographs and documents compiled in 2003 for the City's 50<sup>th</sup> Anniversary celebration. (2008; General Government)

Strategy 4.1.2: Investigate the possibility of permanently marking sites of historical significance on the island and ensuring their preservation. (2008; General Government)

DRAFT