

State of Scarborough

June, 2024



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- 1) By the Numbers
- 2) Major Initiatives
- 3) 15-Year Perspective



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State Rankings in 2023

Population

6th

Jobs

6th

Retail Sales

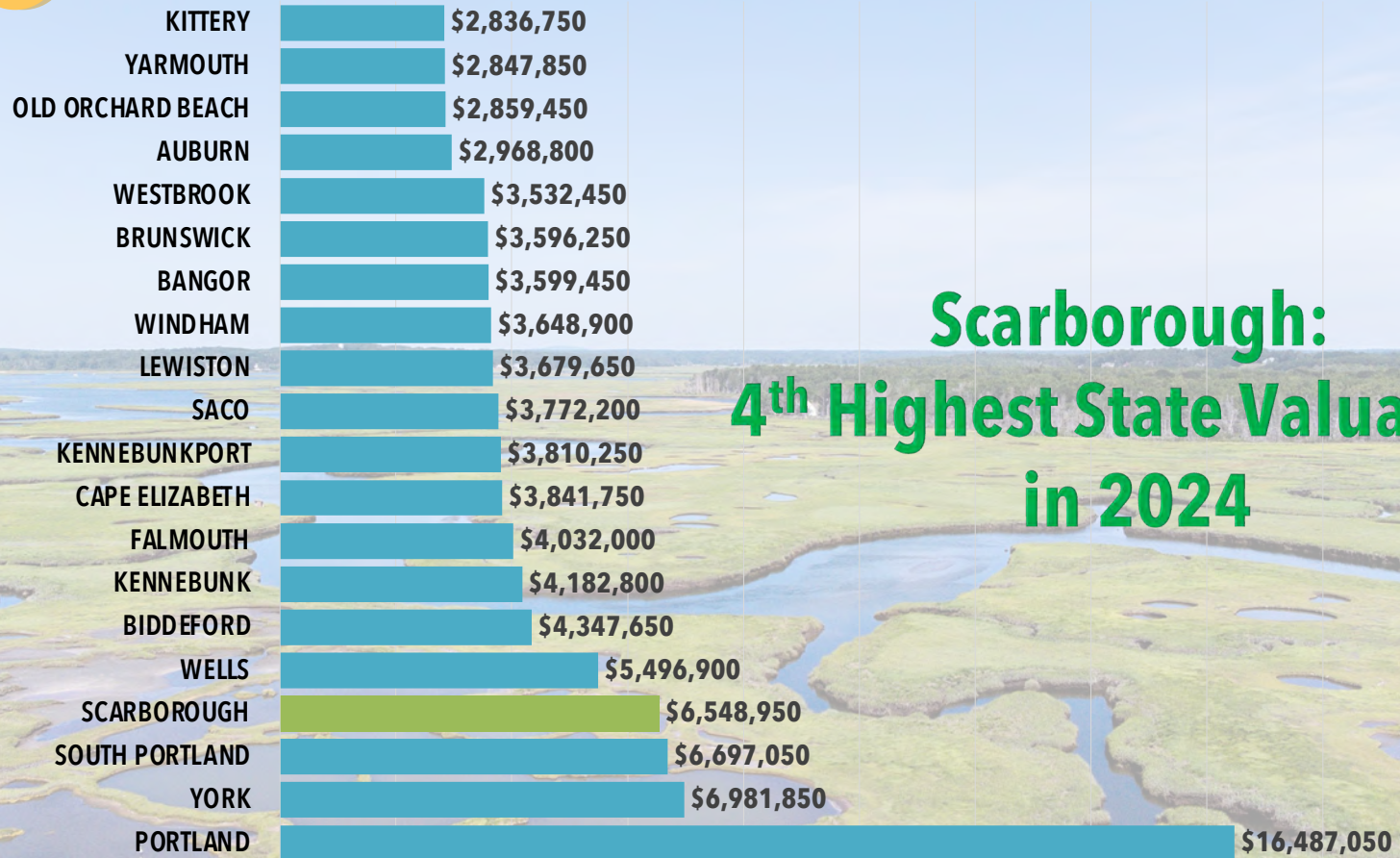
6th

Sources: US Census PEP 2023, Maine DOL Wage & Salary 2023,
Maine Revenue Service 2023 Annual



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Top 20 Communities by 2024 State Valuation



**Scarborough:
4th Highest State Valuation
in 2024**



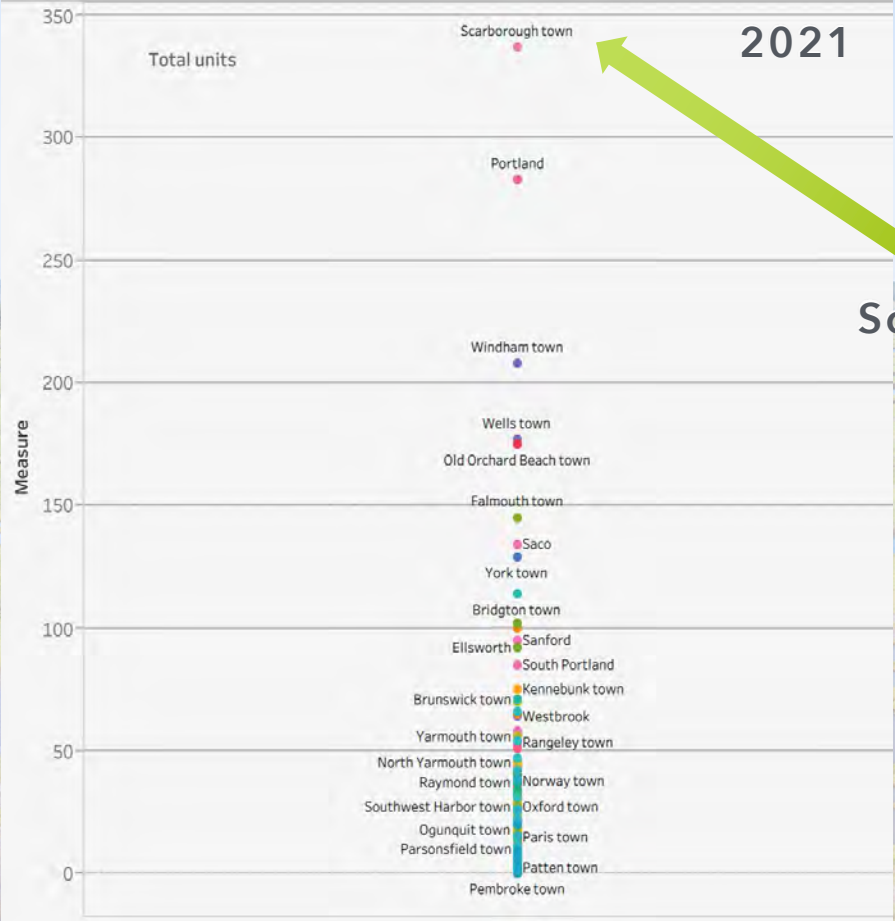
Note: #'s are in 1000's

Source: State of Maine, Maine Revenue Service

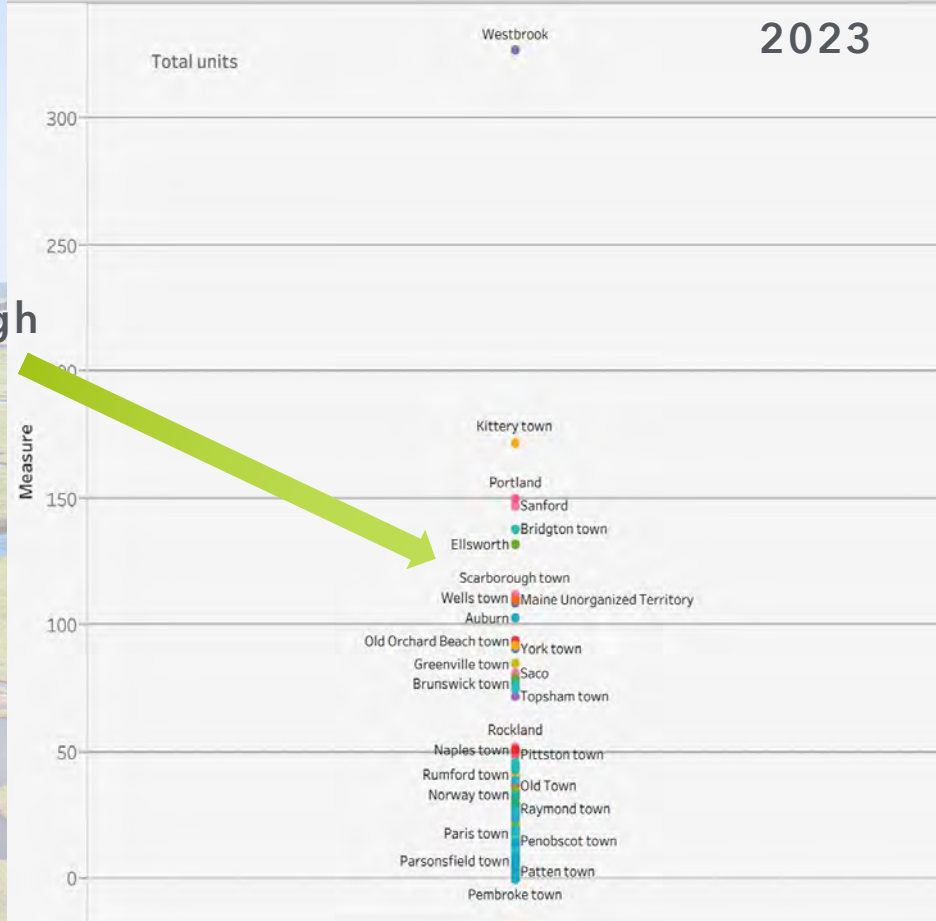
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2024

Residential Building Permits 2021 and 2023

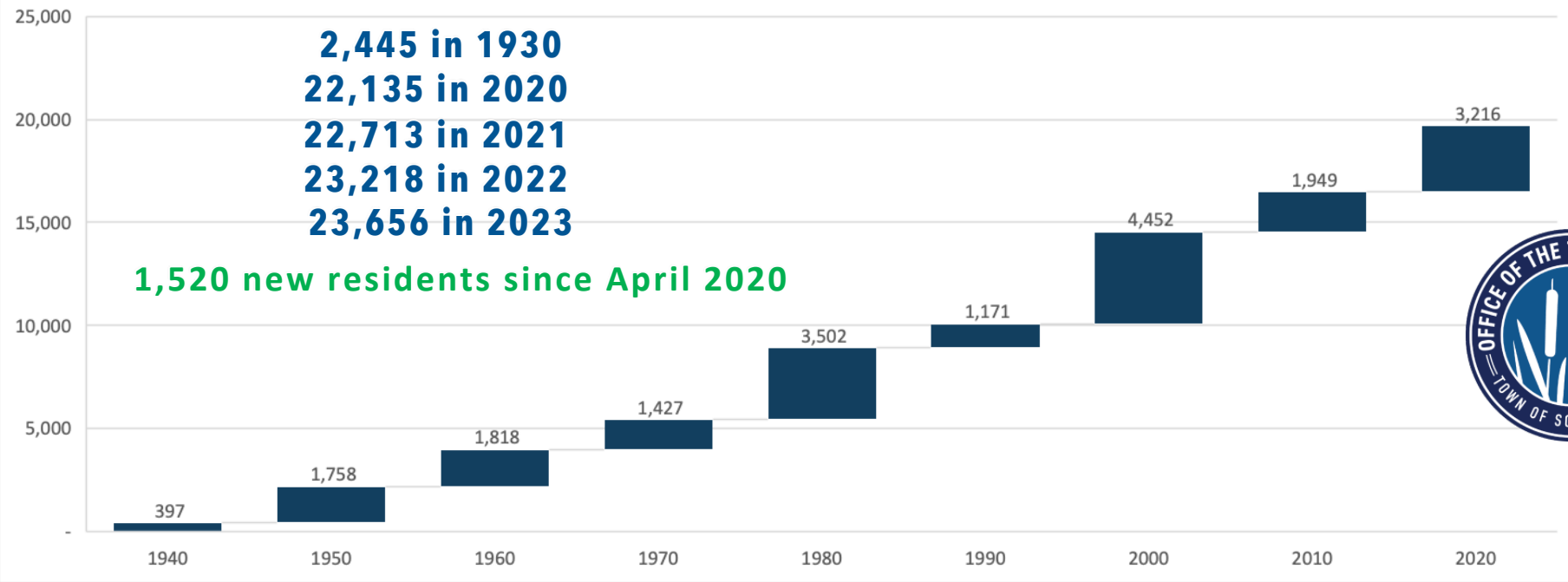


Scarborough



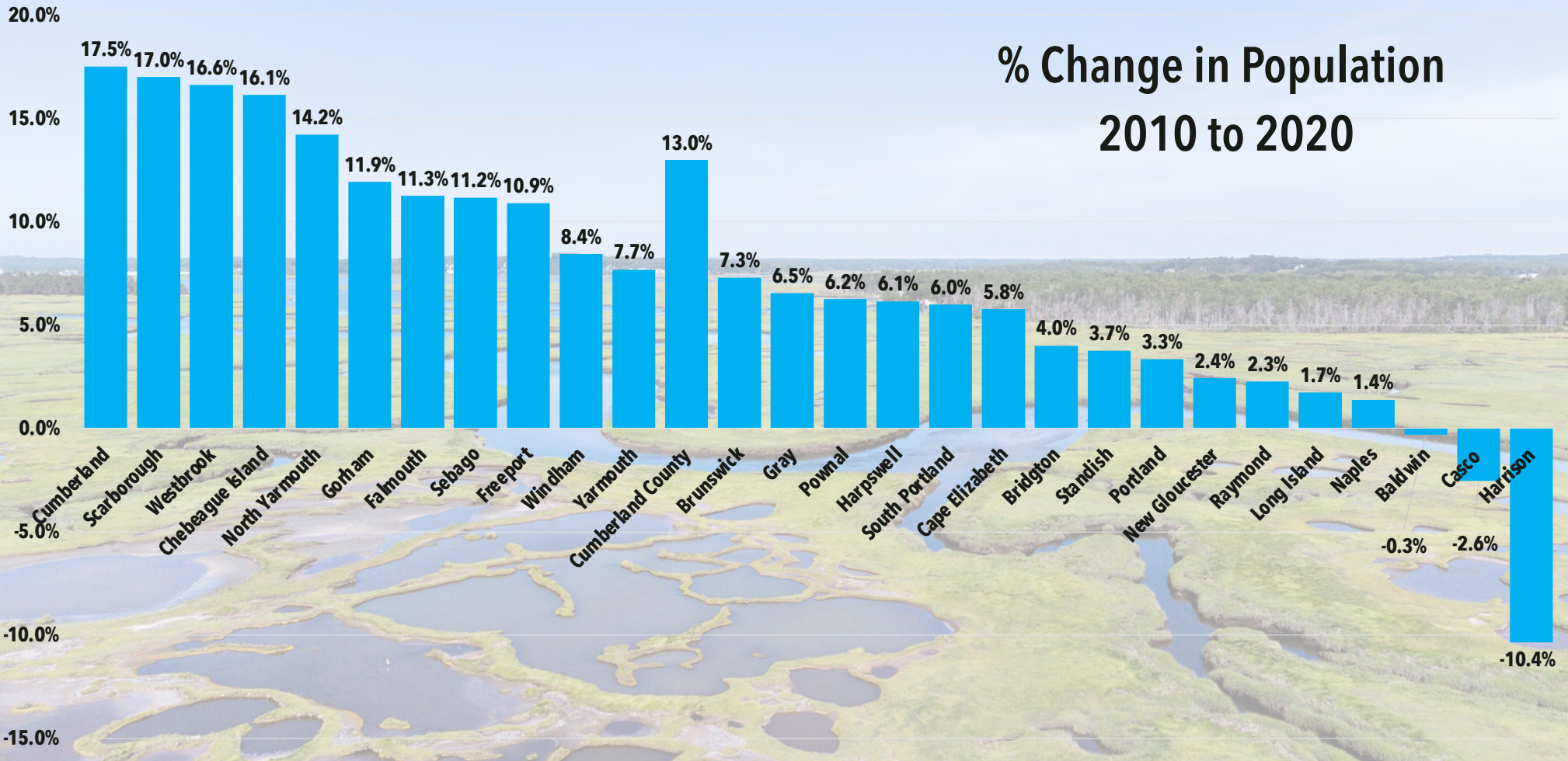
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Population Change by Decade



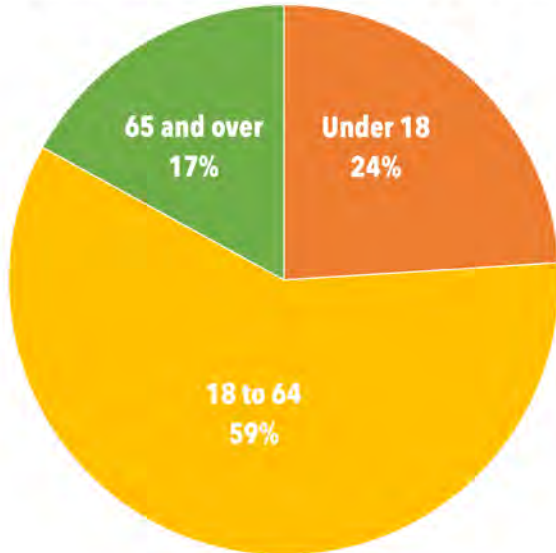
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% Change in Population 2010 to 2020



2010

PERCENT OF TOTAL POPULATION BY AGE

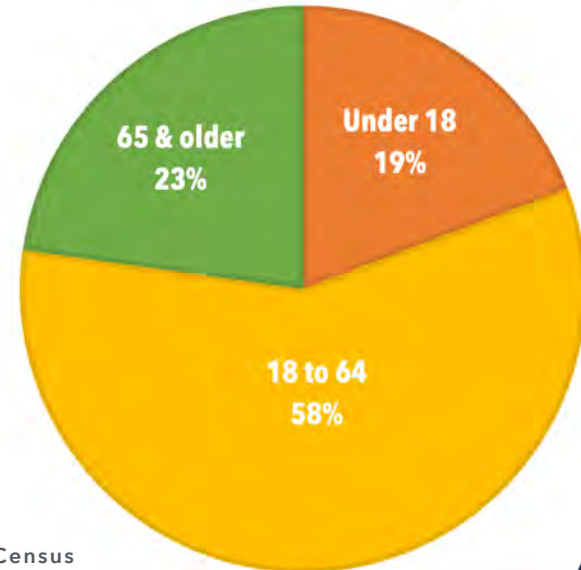


2010 Census

Median Age: 44.5 in 2010

2020

PERCENT OF TOTAL POPULATION BY AGE



2020 Census

Median Age 46.8 in 2020



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The Downs as of FY24

561

496,028

\$178.5 M

+\$2.9 M

Completed
Housing Units

Commerical
SQ FT

33% Nonres.
New Value

New Real
Estate Tax
In FY24

As of April 1, 2023, More units and SF under construction

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Major Initiatives

Town Revaluation
30 by 30 Policy
Vulnerability Assessment
Open Space Plan
School Proposals
Community Center
Updated Impact Fees

Gorham Connector



2024

15-Year Perspective: Affordable/Workforce Housing

405

Units Since 2008

Bessey Commons (54)
Southgate (38)
Habitat for Humanity (13)
Bessey Crossing (40)

Carrier Woods (5)
Carriage Walk (6)
Gristmill Lane (3)
Mill Commons (4)
Workforce Housing at The Downs (22)

The Uplands I & II (78)
Village Commons (31)
Jocelyn Place (60)
3iHoMe (51)*

Represents 84% of all affordable units
65% of affordable units built since 2008 are for 55 and older residents

2024

15-Year Perspective: Commuting in 2022

Ave Commute Time In Minutes:

18.6



Residents Commuting to Portland for Work:

29.6%



Population Living & Working in Scarborough:

48.0%



Population Working from Home:

19.4%

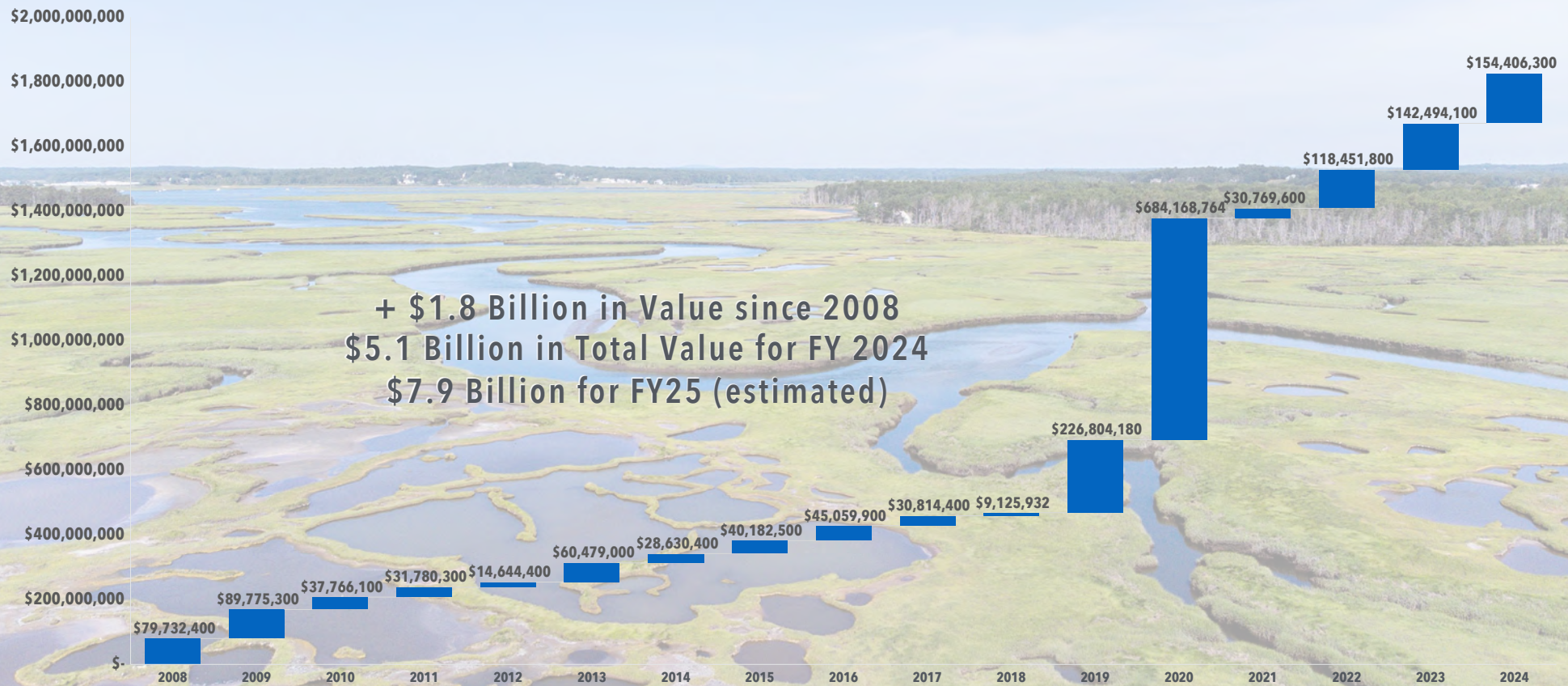


2024

15-Year Perspective: Tax Base

Change in Taxable Value

■ Increase ■ Decrease ■ Total

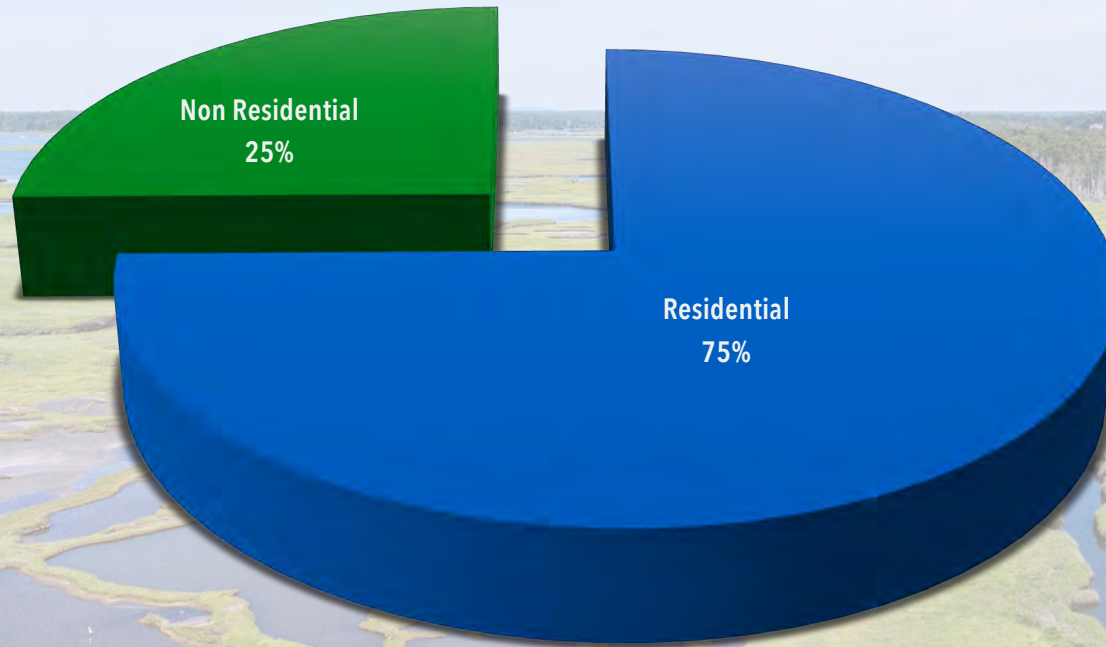


+ \$1.8 Billion in Value since 2008
\$5.1 Billion in Total Value for FY 2024
\$7.9 Billion for FY25 (estimated)

2024

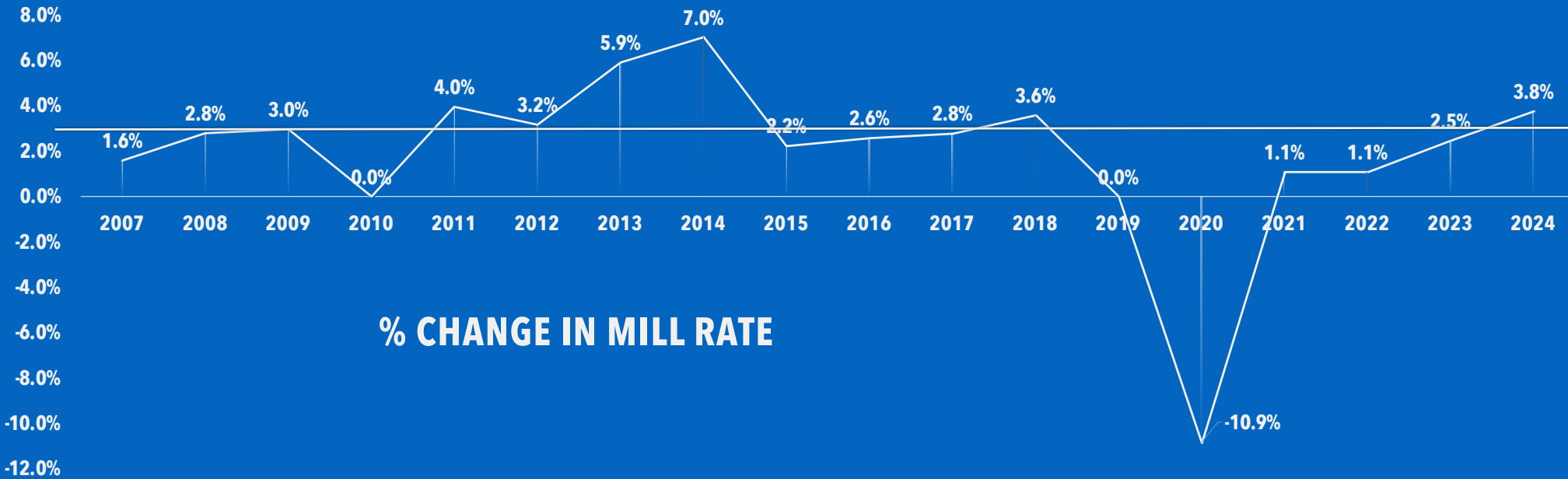
15-Year Perspective: Tax Base

% of Tax Base by Type in FY 2024



2024

15-Year Perspective: Tax Rate



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15-Year Perspective: Conserved Lands

SLT Lands with Trails

Blue Point Preserve
Broadturn Farm & Preserve
Fuller Farm Preserve
Blue Heron Preserve
Hemlock Grove Preserve
Libby River Preserve
Sewell Woods Preserve
Warren Woods Preserve

1,290 Acres
485 since 2008

Other SLT Lands

Cumberland Way
Gorham Road
Joss Hill Road
Kirkwood Road
Old Colony Lane
Pin Tail Point
Trapper John

97 Acres

SLT Partnership Projects

Comstock Farm
Frith Farm
Gervais Property
Jannelle Property
Waterhouse Farm

267 Acres

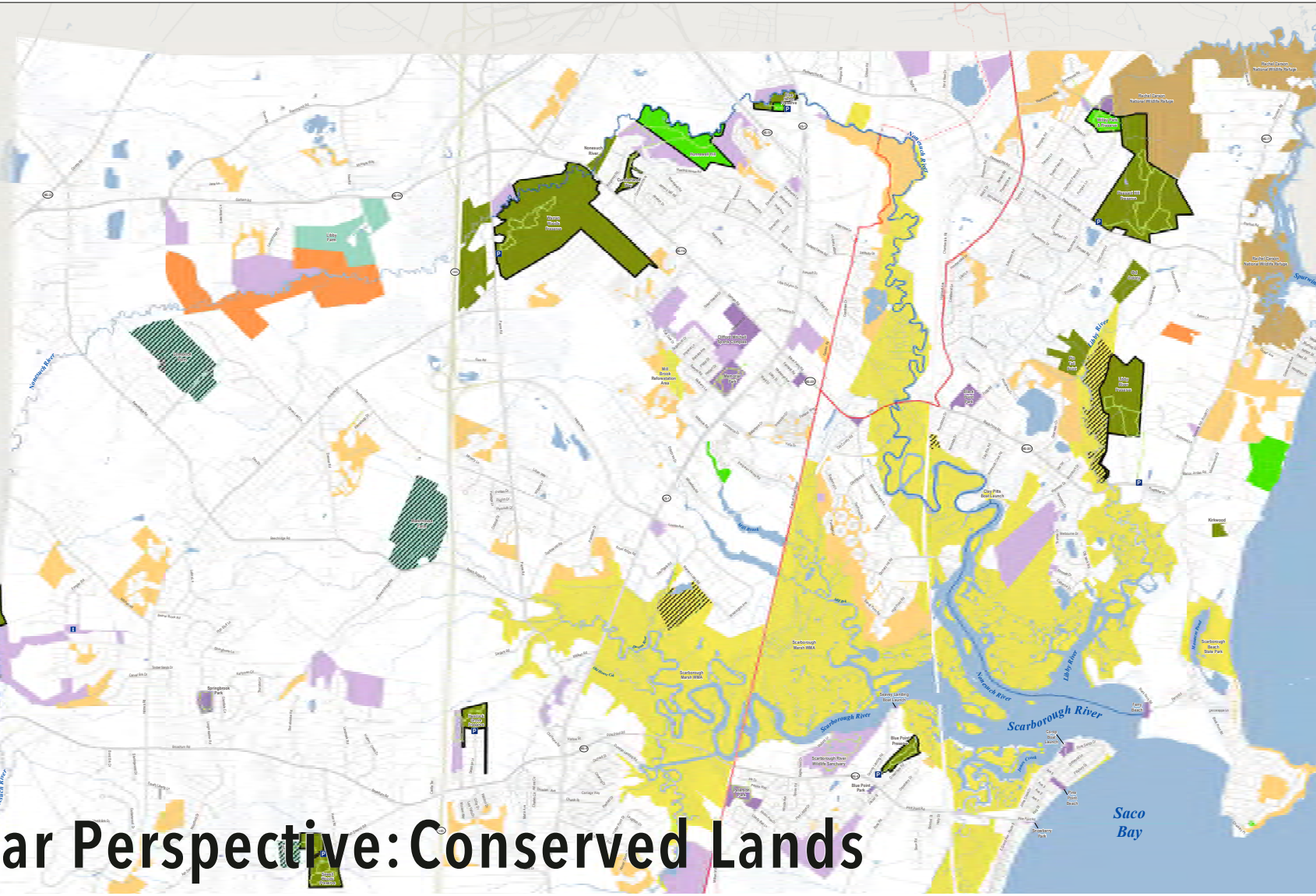


SCARBOROUGH CONSERVATION, PUBLIC, & OPEN SPACE LANDS

- SLT Preserve Parking
- SLT Educational Kiosk
- Trails
- Eastern Trail
- Eastern Trail, Proposed
- Nonesuch River Blue Trail (Paddle Route)*
- SLT Preserve with Public Access
- Other SLT Preserve
- SLT Easement with Public Access
- Other SLT Easement - No Public Access
- SLT Partnership Property
- Maine Farmland Trust Agricultural Easement
- State Conservation Land
- USFWS Conservation Land
- Other Private Conservation Land
- Town Open Space Land
- Town Parks and Recreation Land
- Designated Private Open Space
- Tidal Wetlands
- Freshwater Wetlands

*Section east of US-1 to Ferry Beach completed 2024
Section west of US-1 to People Beach completed 2022

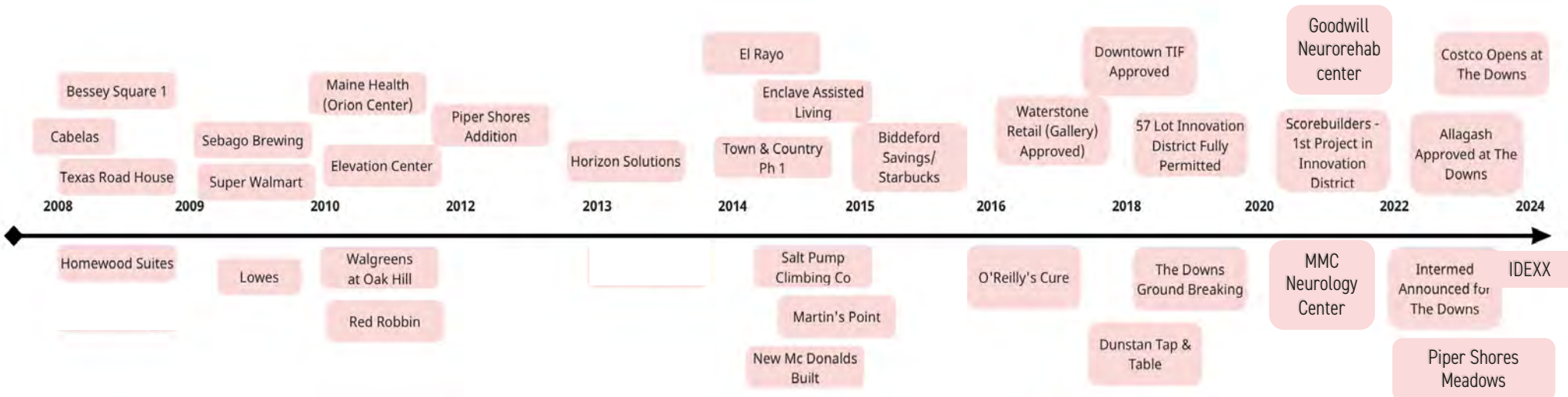
Map Prepared by Community Designworks
Data Provided by SLT, the Town of Scarborough, USFWS
Production: M&E GIS/IT/Zone 101
May 2023



15-Year Perspective: Conserved Lands

2024

15-Year Perspective: New Businesses



Thank-you!

