



Demographic and Socioeconomic Profile 2010

TRACT: 83.47

Population by Race

	Population	Percent
Total Population	6,358	100%
Asian	2,746	43%
White	2,304	36%
Hispanic	766	12%
Two or More	291	5%
Black	174	3%
Pacific Islander	43	1%
Other	26	<1%
American Indian	8	<1%

Source: SANDAG, Current Estimates (2010)

Population by Age and Sex

	Total	Male	Female	Percent Female
Total Population	6,358	3,271	3,087	49%
Under 5	408	227	181	44%
5 to 9	357	184	173	48%
10 to 14	383	229	154	40%
15 to 17	248	132	116	47%
18 and 19	135	70	65	48%
20 to 24	449	258	191	43%
25 to 29	466	260	206	44%
30 to 34	496	256	240	48%
35 to 39	474	246	228	48%
40 to 44	483	252	231	48%
45 to 49	487	230	257	53%
50 to 54	498	244	254	51%
55 to 59	457	226	231	51%
60 and 61	182	83	99	54%
62 to 64	225	116	109	48%
65 to 69	224	100	124	55%
70 to 74	166	75	91	55%
75 to 79	95	43	52	55%
80 to 84	63	27	36	57%
85 and Older	62	13	49	79%
Under 18	1,396	772	624	45%
65 and older	610	258	352	58%
Median	37.5	35.4	39.8	

Source: SANDAG, Current Estimates (2010)

Population by Marital Status

	Number	Percent
Total population age 15 and over	5,210	100%
Never Married	1,685	32%
Married, excluding separated	3,001	58%
Separated	97	2%
Widowed	142	3%
Divorced	285	5%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B12001

Pop. by Household / Group Quarters Status

	Number	Percent
Total population	6,358	100%
Household	6,333	100%
Group Quarters - Other	25	<1%
Group Quarters - Military	0	0%
Group Quarters - College	0	0%

Source: SANDAG, Current Estimates (2010)

Population by Age and Race

	Total	Hispanic	White	Black	American Indian	Asian	Pacific Islander	Other	Two or More
Total Pop.	6,358	766	2,304	174	8	2,746	43	26	291
Under 5	408	72	127	4	0	145	2	4	54
5 to 9	357	66	100	11	0	136	2	6	36
10 to 14	383	74	99	16	0	144	4	4	42
15 to 17	248	47	61	9	0	108	1	1	21
18 and 19	135	24	35	6	0	54	1	0	15
20 to 24	449	67	129	12	1	220	4	0	16
25 to 29	466	53	159	7	0	234	1	0	12
30 to 34	496	59	197	11	0	209	0	3	17
35 to 39	474	49	191	9	1	201	3	2	18
40 to 44	483	58	180	13	1	203	6	2	20
45 to 49	487	57	194	21	1	196	4	0	14
50 to 54	498	38	199	20	1	227	4	2	7
55 to 59	457	32	215	7	0	197	2	0	4
60 and 61	182	14	76	7	0	81	1	0	3
62 to 64	225	18	101	4	1	95	2	0	4
65 to 69	224	14	95	4	1	104	0	2	4
70 to 74	166	13	54	11	1	79	5	0	3
75 to 79	95	4	37	2	0	52	0	0	0
80 to 84	63	5	23	0	0	34	1	0	0
85 and Older	62	2	32	0	0	27	0	0	1
Under 18	1,396	259	387	40	0	533	9	15	153
65 and older	610	38	241	17	2	296	6	2	8
Median		28.1	41.5	40.8	50.0	38.1	42.9	13.8	16.9

Source: SANDAG, Current Estimates (2010)

Language Spoken at Home and Ability to Speak English

	Number	Percent
Total population age 5 and over	5,950	100%
Speak Only English	3,650	61%
Speak Spanish:	450	8%
Speak English "well" or "very well"	408	7%
Speak English "not well" or "not at all"	42	1%
Speak Asian/Pacific Island language:	1,698	29%
Speak English "well" or "very well"	1,377	23%
Speak English "not well" or "not at all"	321	5%
Speak other language:	152	3%
Speak English "well" or "very well"	152	3%
Speak English "not well" or "not at all"	0	0%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B16004

Educational Attainment

	Number	Percent
Total population age 25 and older	4,378	100%
Less than 9th grade	107	2%
9th through 12th grade, no diploma	319	7%
High school grad (incl. equivalency)	747	17%
Some college, no degree	1,030	24%
Associate degree	315	7%
Bachelor's degree	1,399	32%
Master's degree	357	8%
Professional school degree	86	2%
Doctorate degree	18	<1%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B15002

School Enrollment

	Total		Public School		Private School	
	Number	Percent	Number	Percent	Number	Percent
Total population age 3 and older	6,130	100%	---	---	---	---
Enrolled in school	1,657	27%	1,431	23%	226	4%
Nursery / Preschool	33	2%	10	1%	23	10%
Kindergarten to grade 4	480	29%	396	28%	84	37%
Grade 5 to grade 8	292	18%	258	18%	34	15%
Grade 9 to grade 12	293	18%	270	19%	23	10%
College, undergraduate	438	26%	394	28%	44	19%
Graduate or Professional school	121	7%	103	7%	18	8%
Not enrolled in school	4,473	73%	---	---	---	---

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B14002

Households by Type and Presence of Children Under 18

	Total		With Persons Under 18		Without Persons Under 18	
	Number	Percent	Number	Percent	Number	Percent
Total households	1,981	100%	792	100%	1,189	100%
Family Households:	1,607	81%	792	100%	815	69%
Married couple family	1,251	63%	624	79%	627	53%
Other family:	356	18%	168	21%	188	16%
Male householder, no wife	133	7%	14	2%	119	10%
Female householder, no husband	223	11%	154	19%	69	6%
Nonfamily households:	374	19%	0	0%	374	31%
Householder living alone	188	9%	----	----	----	----
Other nonfamily households	186	9%	----	----	----	----

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B11005

Housing Units by Type

	Number	Percent	Occupied	Unoccupied	Vacancy Rate	Persons per Household
Total Housing Units	2,027	100%	1981	46	2%	3.20
Single family (detached)	1,733	85%	1,687	46	3%	3.25
Single family (attached)	2	<1%	2	0	0%	3.50
2 to 4 units	78	4%	78	0	0%	2.96
5 to 9 units	167	8%	167	0	0%	2.83
10 or more units	47	2%	47	0	0%	2.83
Mobile home and Other	0	0%	0	0	0%	0.00

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B25024

Housing Value

	Number	Percent
Total Owner-Occupied Units	1,409	100%
Less than \$150,000	30	2%
\$150,000 to \$199,999	0	0%
\$200,000 to \$249,999	56	4%
\$250,000 to \$299,999	23	2%
\$300,000 to \$399,999	283	20%
\$400,000 to \$499,999	349	25%
\$500,000 to \$749,999	631	45%
\$750,000 to \$999,999	37	3%
\$1,000,000 or more	0	0%

Median Value **\$489,031**

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B25075

Year Structure Built

	Number	Percent
Total Housing units	2,027	100%
2005 or Later	0	0%
2000 to 2004	55	3%
1990 to 1999	357	18%
1980 to 1989	555	27%
1970 to 1979	980	48%
1960 to 1969	58	3%
1950 to 1959	13	1%
1940 to 1949	0	0%
1939 or earlier	9	<1%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B25034

Housing Units by Tenure and Occupants per Room

	Total		Renter Occupied		Owner Occupied	
	Number	Percent	Number	Percent	Number	Percent
Total occupied housing units	1,981	100%	572	100%	1,409	100%
1.00 occupant housing per room or less	1,912	97%	514	90%	1,398	99%
1.01 to 1.50 occupants per room	69	3%	58	10%	11	1%
1.51 to 2.00 occupants per room	0	0%	0	0%	0	0%
2.01 or more occupants per room	0	0%	0	0%	0	0%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B25014

Contract Rent

Renter Occupied Housing Units	Number	Percent
Total Units	572	100%
Less than \$500	19	3%
\$500 to \$599	0	0%
\$600 to \$699	0	0%
\$700 to \$799	0	0%
\$800 to \$899	0	0%
\$900 to \$999	10	2%
\$1,000 to \$1,249	17	3%
\$1,250 to \$1,499	135	24%
\$1,500 to \$1,999	328	57%
\$2,000 or more	14	2%
No cash rent	49	9%
Median contract rent	\$1,660	

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B25056

Gross Rent as a Percentage of Household Income

Renter Occupied Housing Units	Number	Percent
Total Units	572	100%
Less than 20 percent	200	35%
20.0 to 24.9 percent	48	8%
25.0 to 29.9 percent	104	18%
30.0 to 34.9 percent	34	6%
35.0 to 39.9 percent	25	4%
40.0 to 49.9 percent	0	0%
50.0 percent or more	112	20%
Not computed	49	9%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B25070

Vehicle Availability

Occupied Housing Units	Number	Percent
Total Availability	1,981	100%
No vehicle	0	0%
1 vehicle	308	16%
2 vehicles	912	46%
3 vehicles	528	27%
4 or more vehicles	233	12%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B25044

Place of Work

Workers age 16 and older	Number	Percent
Total Workers	3,543	100%
Worked in state of residence	3,526	100%
Worked in county of residence	3,464	98%
Worked outside county of residence	62	2%
Worked outside state of residence	17	<1%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B08007

Employment Status

	Male		Female	
	Total	Percent	Number	Percent
Population age 16 and older	5,111	100%	2,582	51%
In labor force	3,584	70%	1,923	54%
Armed forces	13	<1%	13	100%
Civilian (employed)	3,411	95%	1,817	53%
Civilian (unemployed)	160	4%	93	58%
Not in labor force	1,527	30%	659	43%
Pct. of civilian labor force unemployed	4.5%		4.9%	

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B23025

Means of Transportation to Work

Workers age 16 and older	Number	Percent
Total Workers	3,543	100%
Car, truck or van:	3,380	95%
Drove Alone	2,968	84%
Carpooled	412	12%
Public Transportation:	47	1%
Bus	40	1%
Trolley / Streetcar	0	0%
Railroad	7	<1%
Other public transportation	0	0%
Motorcycle	0	0%
Bicycle	6	<1%
Walked	0	0%
Other means	18	1%
Worked at home	92	3%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B08301

Travel Time to Work

Workers age 16 and older	Number	Percent
Total Workers	3,543	100%
Did not work at home	3,451	97%
Less than 10 minutes	269	8%
10 to 19 minutes	1,146	32%
20 to 29 minutes	1,023	29%
30 to 44 minutes	859	24%
45 to 59 minutes	129	4%
60 to 89 minutes	18	1%
90 minutes or more	7	<1%
Worked at home	92	3%
Average time to work (minutes)	25	--

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B08303

Industry

Employed civilian population age 16 and older	Number	Percent
Total employed civilian age 16+	3,527	100%
Agriculture, forestry, mining	0	0%
Utilities	41	1%
Construction	59	2%
Manufacturing	540	15%
Wholesale trade	109	3%
Retail trade	276	8%
Transportation & warehousing	160	5%
Information & communications	94	3%
Finance, insurance, & real estate	297	8%
Professional, scientific, management, administration	153	4%
Educational, social, & health services	1,004	28%
Art, entertainment, recreation, accommodations, food	225	6%
Other services	144	4%
Public administration	425	12%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table C24030

Occupation

Employed civilian population age 16 and older

Number Percent

Total employed civilian age 16+	3,527	100%
Management, professional & related:	1,735	49%
Management (incl. farm managers)	464	13%
Business & financial	200	6%
Computer & mathematical	162	5%
Architecture & engineering	239	7%
Life, physical & social science	117	3%
Community & social service	17	<1%
Legal	17	<1%
Education, training, & library	215	6%
Art, entertainment, sports & media	37	1%
Healthcare practitioners	267	8%
Service:	439	12%
Healthcare support	67	2%
Protective service	22	1%
Food preparation & serving	145	4%
Building & grounds cleaning / maintenance	134	4%
Personal care & service	71	2%
Sales & office	776	22%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	253	7%
Production, transport & material moving	324	9%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table C24010

Household Income

Number Percent

Total Households	1,981	100%
Less than \$15,000	50	3%
\$15,000 to \$29,999	101	5%
\$30,000 to \$44,999	207	10%
\$45,000 to \$59,999	111	6%
\$60,000 to \$74,999	176	9%
\$75,000 to \$99,999	324	16%
\$100,000 to \$124,999	388	20%
\$125,000 to \$149,999	268	14%
\$150,000 to \$199,999	287	14%
\$200,000 or more	69	3%
Median Income	\$101,385	—

Source: SANDAG, Current Estimates (2010)

Earnings and Income

	Number	Percent
Total households	1,981	100%
With earnings	1,878	95%
With wage and salary income	1,847	93%
With self-employment income	287	14%
With interest, dividend, or net rental income	517	26%
With Social Security income	292	15%
With Supplemental Security income	75	4%
With public assistance income	40	2%
With retirement income	340	17%
With other types of income	318	16%

Note: "Earnings" is the sum of households with wage and salary income and/or self-employment income. Also, a household may have more than one income. Therefore, subsets will not sum to the total.

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B19051 - B19060

Ratio of Income to Poverty Level

Population for whom poverty status is determined

	Number	Percent
Total	6,296	100%
Under .50	206	3%
.50 to .99	0	0%
1.00 to 1.24	116	2%
1.25 to 1.49	26	<1%
1.50 to 1.84	409	6%
1.85 to 1.99	141	2%
2.00 and over	5,398	86%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table C17002

Poverty Status

Population for whom poverty status is determined

	Number	Percent
Total	6,296	100%
Above Poverty	6,090	97%
Below Poverty	206	3%

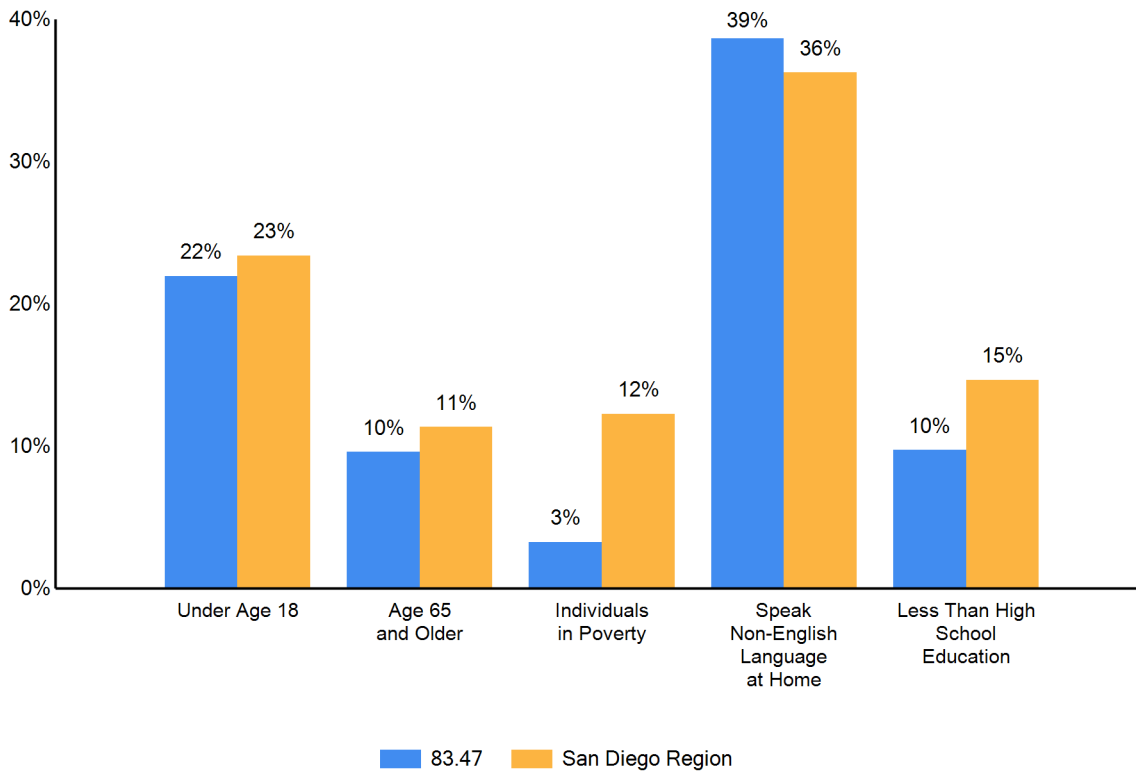
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

Poverty Status of Families by Family Type and Presence of Related Children Under 18

	Total Families			Above Poverty			Below Poverty		
	Total	With Children	No Children	Total	With Children	No Children	Total	With Children	No Children
Total Families	1,607	792	815	1,557	742	815	50	50	0
Married couple family	1,251	624	627	1,251	624	627	0	0	0
Male householder, no wife present	133	14	119	119	0	119	14	14	0
Female householder, no husband present	223	154	69	187	118	69	36	36	0

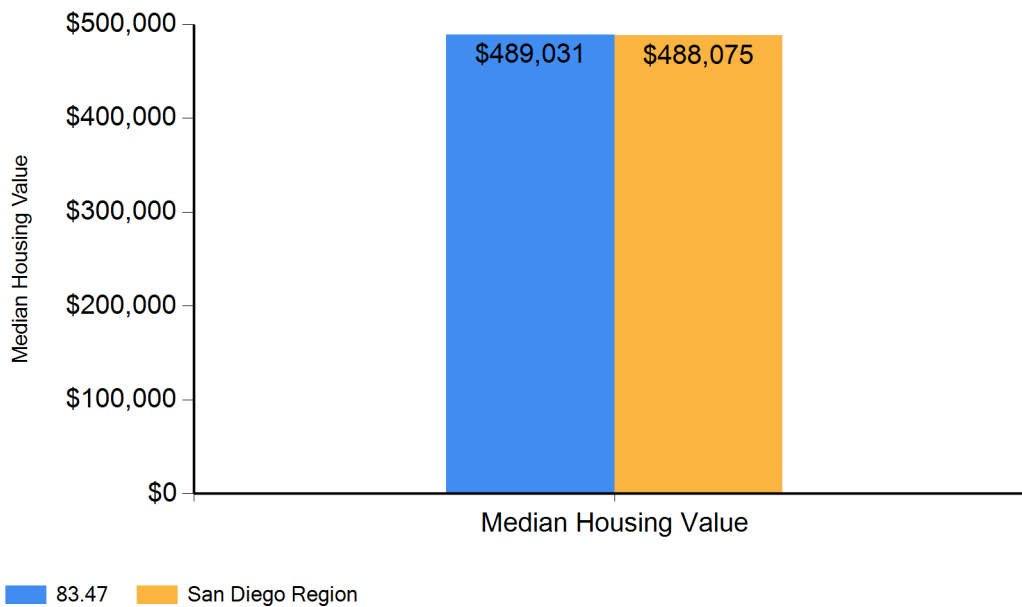
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

Demographic and Socioeconomic Characteristics



Source: SANDAG, Current Estimates (2010) and constructed from U.S. Census Bureau's American Community survey 2010 5 - year file

Median Housing Value



Source: SANDAG, Constructed from U.S. Census Bureau's American Community survey 2010 5 - year file, Table B25075