

2050 REGIONAL GROWTH FORECAST (adopted Oct. 2011)
South Bay Union Elementary School District



POPULATION AND HOUSING

	2008	2020	2030	2040	2050	2008 to 2050 Change*	
						Numeric	Percent
Total Population	80,667	84,331	89,392	95,757	103,304	22,637	28%
Household Population	79,742	83,633	88,484	94,584	101,941	22,199	28%
Group Quarters Population	925	698	908	1,173	1,363	438	47%
Civilian	925	698	908	1,173	1,363	438	47%
Military	0	0	0	0	0	0	0%
Total Housing Units	24,531	25,291	26,350	27,978	30,047	5,516	22%
Single Family	12,199	12,515	12,936	12,997	13,116	917	8%
Multiple Family	9,925	10,709	11,750	13,933	16,654	6,729	68%
Mobile Homes	2,407	2,067	1,664	1,048	277	-2,130	-88%
Occupied Housing Units	23,142	24,133	25,306	26,930	28,975	5,833	25%
Single Family	11,472	11,921	12,407	12,484	12,617	1,145	10%
Multiple Family	9,448	10,289	11,340	13,462	16,100	6,652	70%
Mobile Homes	2,222	1,923	1,559	984	258	-1,964	-88%
Vacancy Rate	5.7%	4.6%	4.0%	3.7%	3.6%	-2.1	-37%
Single Family	6.0%	4.7%	4.1%	3.9%	3.8%	-2.2	-37%
Multiple Family	4.8%	3.9%	3.5%	3.4%	3.3%	-1.5	-31%
Mobile Homes	7.7%	7.0%	6.3%	6.1%	6.9%	-0.8	-10%
Persons per Household	3.45	3.47	3.50	3.51	3.52	0.07	2%

HOUSEHOLD INCOME (real 1999 dollars, adjusted for inflation)

Income Forecast Under Review

***IMPORTANT INFORMATION ABOUT THIS FORECAST:**

This forecast was accepted by the SANDAG Board of Directors in October 2011 for distribution and use in planning and other studies. This forecast represents one possibility for future growth in the San Diego region. It is intended to represent a likely prediction of future growth, but it is not intended to be a prescription for growth. The 2050 Regional Growth Forecast represents a combination of economic and demographic projections, existing land use plans and policies, as well as potential land use plan changes that may occur in the region between 2030 and 2050. In general, growth between 2008 and 2030 is based on adopted land use plans and policies, and growth between 2030 and 2050 includes alternatives that may, in some cases, reach beyond existing adopted plans.

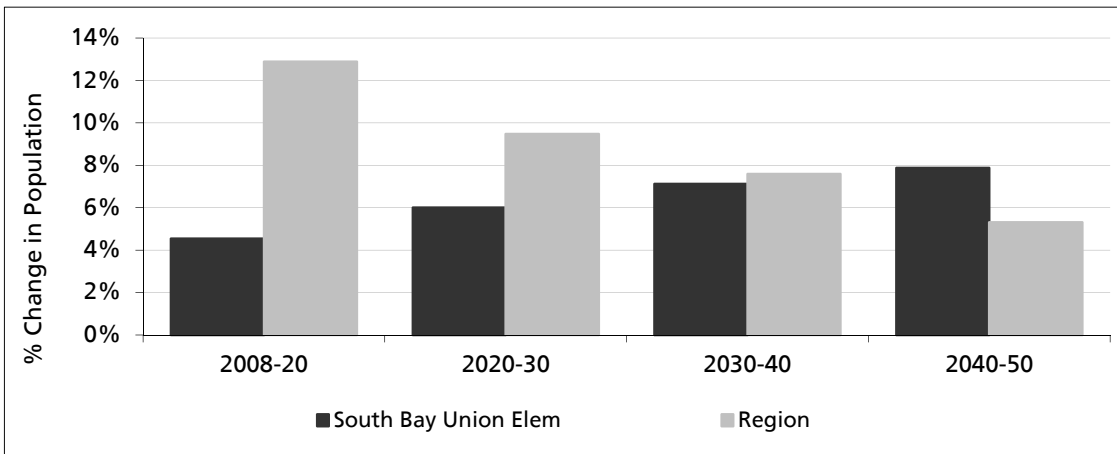
POPULATION BY AGE

	2008	2020	2030	2040	2050	2008 to 2050 Change*	
						Numeric	Percent
Total Population	80,667	84,331	89,392	95,757	103,304	22,637	28%
Under 5	8,171	8,114	8,028	8,441	8,499	328	4%
5 to 9	6,050	6,970	6,608	6,925	7,102	1,052	17%
10 to 14	5,378	6,123	5,695	5,820	6,208	830	15%
15 to 17	4,045	3,910	3,929	3,919	4,270	225	6%
18 to 19	2,886	2,469	2,844	2,801	3,086	200	7%
20 to 24	6,679	5,825	7,174	7,114	7,442	763	11%
25 to 29	7,037	6,882	6,808	7,296	7,466	429	6%
30 to 34	6,048	5,298	4,783	5,926	6,083	35	1%
35 to 39	5,077	4,223	4,696	4,920	5,550	473	9%
40 to 44	4,783	4,312	4,454	4,115	5,381	598	13%
45 to 49	5,183	4,955	4,597	5,257	5,628	445	9%
50 to 54	4,702	5,178	5,550	5,851	5,600	898	19%
55 to 59	4,001	5,252	5,619	5,440	6,356	2,355	59%
60 to 61	1,276	1,886	2,014	2,150	2,542	1,266	99%
62 to 64	1,484	2,429	2,613	2,878	2,961	1,477	100%
65 to 69	2,106	3,367	4,027	4,177	4,049	1,943	92%
70 to 74	1,828	2,729	3,649	3,875	4,183	2,355	129%
75 to 79	1,696	1,894	2,992	3,867	4,345	2,649	156%
80 to 84	1,245	1,257	1,903	2,747	3,248	2,003	161%
85 and over	992	1,258	1,409	2,238	3,305	2,313	233%
Median Age	30.1	31.8	33.8	34.7	36.3	6.2	21%

POPULATION BY RACE AND ETHNICITY

	2008	2020	2030	2040	2050	2008 to 2050 Change*	
						Numeric	Percent
Total Population	80,667	84,331	89,392	95,757	103,304	22,637	28%
Hispanic	48,678	54,475	60,400	68,623	78,422	29,744	61%
Non-Hispanic	31,989	29,856	28,992	27,134	24,882	-7,107	-22%
White	17,462	14,658	13,031	10,553	7,421	-10,041	-58%
Black	1,892	1,929	2,013	2,077	2,146	254	13%
American Indian	284	152	86	50	30	-254	-89%
Asian	9,194	9,820	10,385	10,800	11,419	2,225	24%
Hawaiian / Pacific Islander	367	273	204	166	127	-240	-65%
Other	72	35	22	16	12	-60	-83%
Two or More Races	2,718	2,989	3,251	3,472	3,727	1,009	37%

GROWTH TRENDS IN TOTAL POPULATION



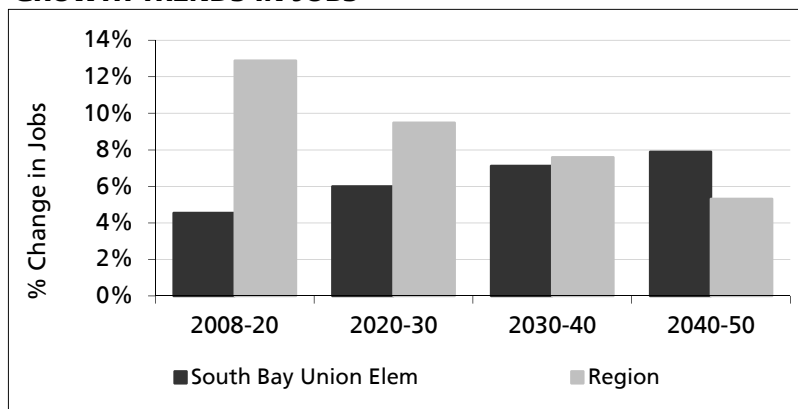
EMPLOYMENT

	2008	2020	2030	2040	2050	2008 to 2050 Change*	
						Numeric	Percent
Jobs	14,674	16,098	17,286	18,406	19,038	4,364	30%
Civilian Jobs	14,318	14,742	15,930	17,050	17,682	3,364	23%
Military Jobs	356	1,356	1,356	1,356	1,356	1,000	281%

LAND USE¹

	2008	2020	2030	2040	2050	2008 to 2050 Change*	
						Numeric	Percent
Total Acres	10,041	10,041	10,041	10,041	10,041	0	0%
Developed Acres	9,879	9,910	9,929	9,937	9,941	62	1%
Low Density Single Family	42	39	39	39	39	-3	-6%
Single Family	1,528	1,573	1,573	1,567	1,543	15	1%
Multiple Family	409	468	501	547	620	211	52%
Mobile Homes	198	171	118	66	13	-185	-93%
Other Residential	27	27	27	27	27	0	-1%
Mixed Use	0	8	41	72	93	93	--
Industrial	359	359	357	346	346	-13	-4%
Commercial/Services	261	259	255	251	240	-21	-8%
Office	3	3	4	4	4	1	37%
Schools	267	243	243	243	243	-24	-9%
Roads and Freeways	1,227	1,227	1,226	1,226	1,226	0	0%
Agricultural and Extractive ²	469	443	443	441	441	-28	-6%
Parks and Military Use	5,090	5,090	5,102	5,106	5,106	16	0%
Vacant Developable Acres	76	44	26	18	14	-62	-82%
Low Density Single Family	10	10	10	10	10	0	0%
Single Family	35	6	4	3	3	-32	-91%
Multiple Family	2	1	1	1	0	-1	-96%
Mixed Use	3	3	2	2	0	-3	-100%
Industrial	4	3	2	1	0	-4	-95%
Commercial/Services	5	4	2	1	0	-5	-96%
Office	1	1	1	0	0	-1	-93%
Schools	0	0	0	0	0	0	0%
Parks and Other	16	16	4	0	0	-16	-100%
Future Roads and Freeways	0	0	0	0	0	0	0%
Constrained Acres	86	86	86	86	86	0	0%
Employment Density³	16.1	17.0	18.1	19.4	20.1	4.0	25%
Residential Density⁴	11.1	11.1	11.6	12.3	13.1	2.0	18%

GROWTH TRENDS IN JOBS



Notes:

- 1 - Figures may not add to total due to independent rounding.
- 2 - This is not a forecast of agricultural land, because the 2050 Regional Growth Forecast does not account for land that may become agricultural in the future. Also, some types of development that occur on agricultural land, such as low density single family residential, may allow for the continuation of existing agricultural use.
- 3 - Civilian jobs per developed employment acre (industrial, retail, office, schools, and half of mixed use acres).
- 4 - Total housing units per developed residential acre (single family, multiple family, mobile home, other, and half of mixed use acres).