



Demographic and Socioeconomic Profile 2010

TRACT: 83.12

Population by Race

	Population	Percent
Total Population	3,629	100%
White	2,968	82%
Asian	270	7%
Hispanic	264	7%
Two or More	90	2%
Black	21	1%
Other	10	<1%
American Indian	4	<1%
Pacific Islander	2	<1%

Source: SANDAG, Current Estimates (2010)

Population by Age and Sex

	Total	Male	Female	Percent Female
Total Population	3,629	1,764	1,865	51%
Under 5	137	68	69	50%
5 to 9	128	73	55	43%
10 to 14	131	70	61	47%
15 to 17	113	50	63	56%
18 and 19	40	22	18	45%
20 to 24	198	122	76	38%
25 to 29	237	137	100	42%
30 to 34	206	105	101	49%
35 to 39	165	84	81	49%
40 to 44	152	67	85	56%
45 to 49	212	89	123	58%
50 to 54	261	141	120	46%
55 to 59	264	116	148	56%
60 and 61	105	54	51	49%
62 to 64	149	64	85	57%
65 to 69	287	132	155	54%
70 to 74	223	106	117	52%
75 to 79	195	74	121	62%
80 to 84	178	78	100	56%
85 and Older	248	112	136	55%
Under 18	509	261	248	49%
65 and older	1,131	502	629	56%
Median	51.8	49.7	54.2	

Source: SANDAG, Current Estimates (2010)

Population by Marital Status

	Number	Percent
Total population age 15 and over	3,233	100%
Never Married	863	27%
Married, excluding separated	1,847	57%
Separated	7	<1%
Widowed	182	6%
Divorced	334	10%

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	3,629	100%
Household	3,501	96%
Group Quarters - Other	128	4%
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.	3,629	264	2,968	21	4	270	2	10	90
Under 5	137	15	96	0	0	10	0	2	14
5 to 9	128	16	91	0	0	6	0	0	15
10 to 14	131	4	108	0	0	7	0	3	9
15 to 17	113	10	82	0	0	17	0	1	3
18 and 19	40	3	32	0	0	2	0	0	3
20 to 24	198	22	131	3	0	37	0	0	5
25 to 29	237	15	180	2	0	31	1	2	6
30 to 34	206	23	160	2	2	15	1	0	3
35 to 39	165	17	122	2	0	19	0	0	5
40 to 44	152	12	117	1	2	16	0	0	4
45 to 49	212	23	168	0	0	17	0	1	3
50 to 54	261	19	220	3	0	12	0	1	6
55 to 59	264	15	231	0	0	16	0	0	2
60 and 61	105	8	89	1	0	6	0	0	1
62 to 64	149	8	126	0	0	14	0	0	1
65 to 69	287	16	245	3	0	18	0	0	5
70 to 74	223	15	203	0	0	4	0	0	1
75 to 79	195	5	179	1	0	10	0	0	0
80 to 84	178	9	160	3	0	3	0	0	3
85 and Older	248	9	228	0	0	10	0	0	1
Under 18	509	45	377	0	0	40	0	6	41
65 and older	1,131	54	1,015	7	0	45	0	0	10
Median		42.9	54.5	50.8	40.0	37.6	30.0	15.0	21.0

Source: SANDAG, Current Estimates (2010)

Language Spoken at Home and Ability to Speak English

	Number	Percent
Total population age 5 and over	3,492	100%
Speak Only English	2,898	83%
Speak Spanish:	161	5%
Speak English "well" or "very well"	161	5%
Speak English "not well" or "not at all"	0	0%
Speak Asian/Pacific Island language:	139	4%
Speak English "well" or "very well"	102	3%
Speak English "not well" or "not at all"	37	1%
Speak other language:	294	8%
Speak English "well" or "very well"	285	8%
Speak English "not well" or "not at all"	9	<1%

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	2,882	100%
Less than 9th grade	4	<1%
9th through 12th grade, no diploma	16	1%
High school grad (incl. equivalency)	242	8%
Some college, no degree	265	9%
Associate degree	27	1%
Bachelor's degree	769	27%
Master's degree	658	23%
Professional school degree	502	17%
Doctorate degree	399	14%

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	3,549	100%	---	---	---	---
Enrolled in school	789	22%	525	15%	264	7%
Nursery / Preschool	54	7%	21	4%	33	13%
Kindergarten to grade 4	111	14%	20	4%	91	34%
Grade 5 to grade 8	129	16%	93	18%	36	14%
Grade 9 to grade 12	89	11%	39	7%	50	19%
College, undergraduate	131	17%	120	23%	11	4%
Graduate or Professional school	275	35%	232	44%	43	16%
Not enrolled in school	2,760	78%	---	---	---	---

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	1,624	100%	238	100%	1,386	100%
Family Households:	928	57%	238	100%	690	50%
Married couple family	824	51%	186	78%	638	46%
Other family:	104	6%	52	22%	52	4%
Male householder, no wife	7	<1%	0	0%	7	1%
Female householder, no husband	97	6%	52	22%	45	3%
Nonfamily households:	696	43%	0	0%	696	50%
Householder living alone	543	33%	----	----	----	----
Other nonfamily households	153	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	2,025	100%	1624	401	20%	2.16
Single family (detached)	1,043	52%	864	179	17%	2.24
Single family (attached)	169	8%	135	34	20%	2.41
2 to 4 units	42	2%	27	15	36%	1.63
5 to 9 units	183	9%	144	39	21%	2.01
10 or more units	588	29%	454	134	23%	2.00
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	1,071	100%
Less than \$150,000	26	2%
\$150,000 to \$199,999	0	0%
\$200,000 to \$249,999	17	2%
\$250,000 to \$299,999	7	1%
\$300,000 to \$399,999	84	8%
\$400,000 to \$499,999	56	5%
\$500,000 to \$749,999	46	4%
\$750,000 to \$999,999	95	9%
\$1,000,000 or more	740	69%

Median Value **\$1,276,351**

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	2,025	100%
2005 or Later	22	1%
2000 to 2004	126	6%
1990 to 1999	148	7%
1980 to 1989	304	15%
1970 to 1979	476	24%
1960 to 1969	403	20%
1950 to 1959	445	22%
1940 to 1949	68	3%
1939 or earlier	33	2%

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	1,624	100%	553	100%	1,071	100%
1.00 occupant housing per room or less	1,603	99%	553	100%	1,050	98%
1.01 to 1.50 occupants per room	0	0%	0	0%	0	0%
1.51 to 2.00 occupants per room	21	1%	0	0%	21	2%
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	553	100%
Less than \$500	0	0%
\$500 to \$599	0	0%
\$600 to \$699	0	0%
\$700 to \$799	17	3%
\$800 to \$899	112	20%
\$900 to \$999	22	4%
\$1,000 to \$1,249	29	5%
\$1,250 to \$1,499	111	20%
\$1,500 to \$1,999	70	13%
\$2,000 or more	118	21%
No cash rent	74	13%
Median contract rent	\$1,469	

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	553	100%
Less than 20 percent	200	36%
20.0 to 24.9 percent	42	8%
25.0 to 29.9 percent	31	6%
30.0 to 34.9 percent	25	5%
35.0 to 39.9 percent	17	3%
40.0 to 49.9 percent	59	11%
50.0 percent or more	64	12%
Not computed	115	21%

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	1,624	100%
No vehicle	30	2%
1 vehicle	678	42%
2 vehicles	590	36%
3 vehicles	238	15%
4 or more vehicles	88	5%

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	1,714	100%
Worked in state of residence	1,690	99%
Worked in county of residence	1,673	98%
Worked outside county of residence	17	1%
Worked outside state of residence	24	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	3,192	100%	1,534	48%
In labor force	1,803	56%	1,017	56%
Armed forces	0	0%	0	0%
Civilian (employed)	1,746	97%	962	55%
Civilian (unemployed)	57	3%	55	96%
Not in labor force	1,389	44%	517	37%
Pct. of civilian labor force unemployed	3.2%		5.4%	

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	1,714	100%
Car, truck or van:	1,294	75%
Drove Alone	1,231	72%
Carpooled	63	4%
Public Transportation:	0	0%
Bus	0	0%
Trolley / Streetcar	0	0%
Railroad	0	0%
Other public transportation	0	0%
Motorcycle	16	1%
Bicycle	147	9%
Walked	145	8%
Other means	24	1%
Worked at home	88	5%

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	1,714	100%
Did not work at home	1,626	95%
Less than 10 minutes	358	21%
10 to 19 minutes	719	42%
20 to 29 minutes	288	17%
30 to 44 minutes	205	12%
45 to 59 minutes	32	2%
60 to 89 minutes	24	1%
90 minutes or more	0	0%
Worked at home	88	5%
Average time to work (minutes)	19	--

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+	1,714	100%
Agriculture, forestry, mining	15	1%
Utilities	0	0%
Construction	48	3%
Manufacturing	82	5%
Wholesale trade	0	0%
Retail trade	165	10%
Transportation & warehousing	10	1%
Information & communications	62	4%
Finance, insurance, & real estate	101	6%
Professional, scientific, management, administration	38	2%
Educational, social, & health services	523	31%
Art, entertainment, recreation, accommodations, food	98	6%
Other services	42	2%
Public administration	530	31%

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+	1,714	100%
Management, professional & related:	1,346	79%
Management (incl. farm managers)	281	16%
Business & financial	127	7%
Computer & mathematical	83	5%
Architecture & engineering	92	5%
Life, physical & social science	151	9%
Community & social service	26	2%
Legal	109	6%
Education, training, & library	228	13%
Art, entertainment, sports & media	67	4%
Healthcare practitioners	182	11%
Service:	55	3%
Healthcare support	0	0%
Protective service	14	1%
Food preparation & serving	16	1%
Building & grounds cleaning / maintenance	15	1%
Personal care & service	10	1%
Sales & office	271	16%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	19	1%
Production, transport & material moving	23	1%

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

Household Income

Number Percent

Total Households	1,624	100%
Less than \$15,000	165	10%
\$15,000 to \$29,999	105	6%
\$30,000 to \$44,999	87	5%
\$45,000 to \$59,999	60	4%
\$60,000 to \$74,999	92	6%
\$75,000 to \$99,999	151	9%
\$100,000 to \$124,999	53	3%
\$125,000 to \$149,999	141	9%
\$150,000 to \$199,999	202	12%
\$200,000 or more	568	35%
Median Income	\$142,553	—

Source: SANDAG, Current Estimates (2010)

Earnings and Income

	Number	Percent
Total households	1,624	100%
With earnings	1,147	71%
With wage and salary income	1,074	66%
With self-employment income	236	15%
With interest, dividend, or net rental income	909	56%
With Social Security income	550	34%
With Supplemental Security income	0	0%
With public assistance income	23	1%
With retirement income	390	24%
With other types of income	100	6%

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	3,471	100%
Under .50	124	4%
.50 to .99	9	<1%
1.00 to 1.24	113	3%
1.25 to 1.49	61	2%
1.50 to 1.84	40	1%
1.85 to 1.99	42	1%
2.00 and over	3,082	89%

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	3,471	100%
Above Poverty	3,338	96%
Below Poverty	133	4%

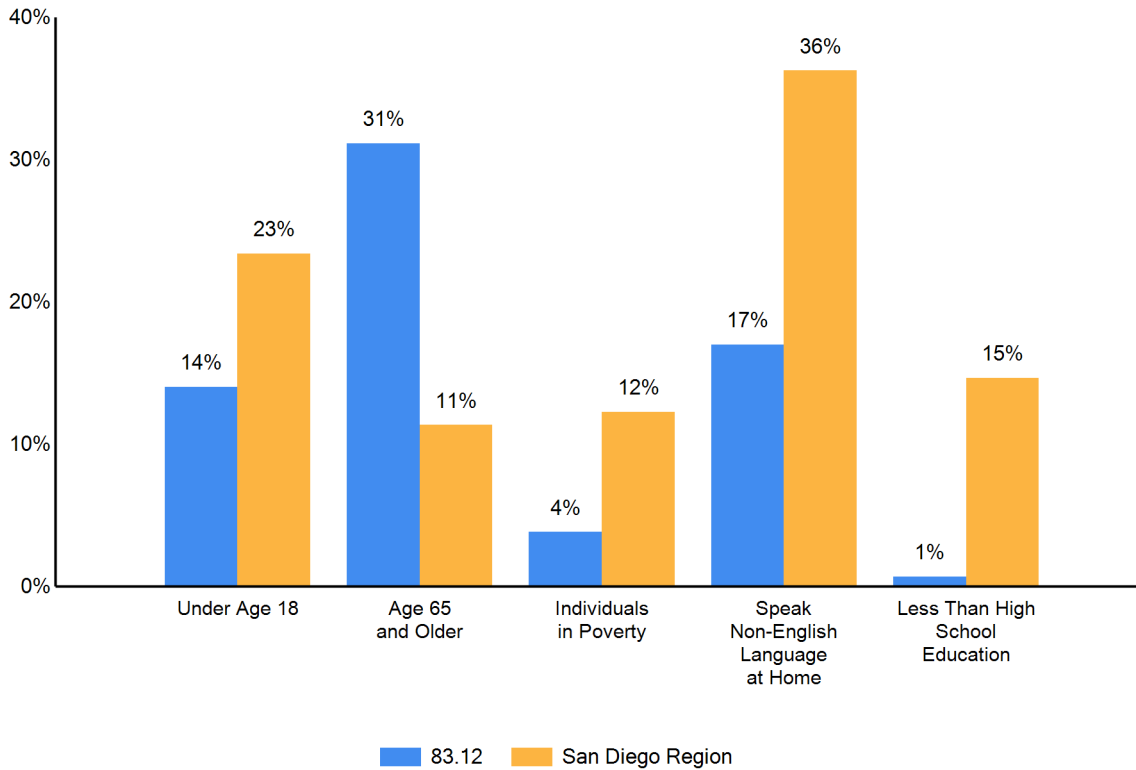
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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	928	238	690	921	231	690	7	7	0
Married couple family	824	186	638	824	186	638	0	0	0
Male householder, no wife present	7	0	7	7	0	7	0	0	0
Female householder, no husband present	97	52	45	90	45	45	7	7	0

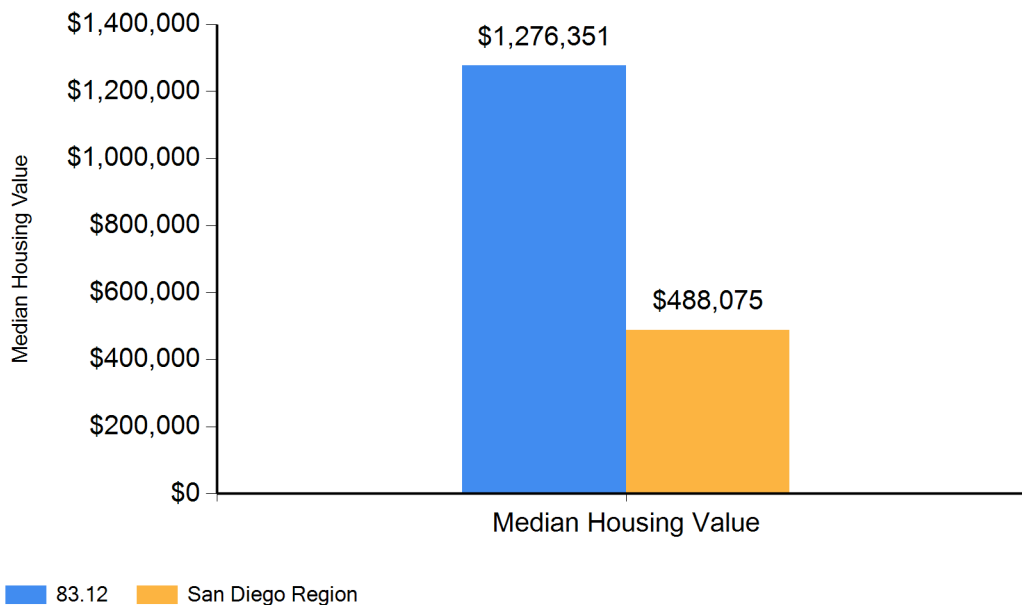
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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