



Demographic and Socioeconomic Profile 2010

TRACT: 171.04

Population by Race

	Population	Percent
Total Population	3,907	100%
White	3,153	81%
Hispanic	447	11%
Asian	168	4%
Two or More	97	2%
Black	18	<1%
Other	15	<1%
American Indian	6	<1%
Pacific Islander	3	<1%

Source: SANDAG, Current Estimates (2010)

Population by Age and Sex

	Total	Male	Female	Percent Female
Total Population	3,907	1,889	2,018	52%
Under 5	207	108	99	48%
5 to 9	239	114	125	52%
10 to 14	283	152	131	46%
15 to 17	206	117	89	43%
18 and 19	85	43	42	49%
20 to 24	151	84	67	44%
25 to 29	169	85	84	50%
30 to 34	208	94	114	55%
35 to 39	238	101	137	58%
40 to 44	283	135	148	52%
45 to 49	326	158	168	52%
50 to 54	394	178	216	55%
55 to 59	373	178	195	52%
60 and 61	106	51	55	52%
62 to 64	191	95	96	50%
65 to 69	145	69	76	52%
70 to 74	104	46	58	56%
75 to 79	66	28	38	58%
80 to 84	65	30	35	54%
85 and Older	68	23	45	66%
Under 18	935	491	444	47%
65 and older	448	196	252	56%
Median	43.0	41.7	44.1	

Source: SANDAG, Current Estimates (2010)

Population by Marital Status

	Number	Percent
Total population age 15 and over	3,178	100%
Never Married	776	24%
Married, excluding separated	1,577	50%
Separated	48	2%
Widowed	263	8%
Divorced	514	16%

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	3,907	100%
Household	3,902	100%
Group Quarters - Other	5	<1%
Group Quarters - College	0	0%
Group Quarters - Military	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.	3,907	447	3,153	18	6	168	3	15	97
Under 5	207	41	152	0	1	0	0	1	12
5 to 9	239	40	179	0	0	8	0	0	12
10 to 14	283	34	217	2	0	4	0	2	24
15 to 17	206	28	156	2	1	5	0	3	11
18 and 19	85	14	62	1	0	4	0	1	3
20 to 24	151	30	107	2	0	9	0	1	2
25 to 29	169	31	125	1	0	8	0	2	2
30 to 34	208	21	174	3	0	5	0	1	4
35 to 39	238	46	170	0	3	16	1	0	2
40 to 44	283	42	215	2	0	14	0	4	6
45 to 49	326	31	271	1	0	19	0	0	4
50 to 54	394	23	349	1	0	18	0	0	3
55 to 59	373	22	336	0	0	10	0	0	5
60 and 61	106	5	94	1	1	5	0	0	0
62 to 64	191	9	171	1	0	9	1	0	0
65 to 69	145	9	124	0	0	8	0	0	4
70 to 74	104	14	74	1	0	14	0	0	1
75 to 79	66	5	58	0	0	2	0	0	1
80 to 84	65	2	59	0	0	3	0	0	1
85 and Older	68	0	60	0	0	7	1	0	0
Under 18	935	143	704	4	2	17	0	6	59
65 and older	448	30	375	1	0	34	1	0	7
Median		31.3	45.4	31.7	36.7	47.9	63.5	22.5	15.1

Source: SANDAG, Current Estimates (2010)

Language Spoken at Home and Ability to Speak English

	Number	Percent
Total population age 5 and over	3,700	100%
Speak Only English	3,139	85%
Speak Spanish:	316	9%
Speak English "well" or "very well"	276	7%
Speak English "not well" or "not at all"	40	1%
Speak Asian/Pacific Island language:	65	2%
Speak English "well" or "very well"	41	1%
Speak English "not well" or "not at all"	24	1%
Speak other language:	180	4%
Speak English "well" or "very well"	166	4%
Speak English "not well" or "not at all"	14	<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	2,736	100%
Less than 9th grade	63	2%
9th through 12th grade, no diploma	46	2%
High school grad (incl. equivalency)	353	13%
Some college, no degree	644	24%
Associate degree	141	5%
Bachelor's degree	934	34%
Master's degree	227	8%
Professional school degree	245	9%
Doctorate degree	83	3%

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	3,794	100%	---	---	---	---
Enrolled in school	1,134	30%	875	23%	259	7%
Nursery / Preschool	41	4%	0	0%	41	16%
Kindergarten to grade 4	265	23%	157	18%	108	42%
Grade 5 to grade 8	241	21%	208	24%	33	13%
Grade 9 to grade 12	293	26%	289	33%	4	2%
College, undergraduate	266	23%	221	25%	45	17%
Graduate or Professional school	28	2%	0	0%	28	11%
Not enrolled in school	2,660	70%	---	---	---	---

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	1,468	100%	512	100%	956	100%
Family Households:	983	67%	470	92%	513	54%
Married couple family	773	53%	318	62%	455	48%
Other family:	210	14%	152	30%	58	6%
Male householder, no wife	49	3%	38	7%	11	1%
Female householder, no husband	161	11%	114	22%	47	5%
Nonfamily households:	485	33%	42	8%	443	46%
Householder living alone	361	25%	----	----	----	----
Other nonfamily households	124	8%	----	----	----	----

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	1,486	100%	1468	18	1%	2.66
Single family (detached)	881	59%	863	18	2%	2.54
Single family (attached)	490	33%	490	0	0%	2.86
2 to 4 units	33	2%	33	0	0%	2.33
5 to 9 units	39	3%	39	0	0%	2.85
10 or more units	43	3%	43	0	0%	2.81
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	1,118	100%
Less than \$150,000	26	2%
\$150,000 to \$199,999	0	0%
\$200,000 to \$249,999	13	1%
\$250,000 to \$299,999	0	0%
\$300,000 to \$399,999	124	11%
\$400,000 to \$499,999	132	12%
\$500,000 to \$749,999	424	38%
\$750,000 to \$999,999	218	19%
\$1,000,000 or more	181	16%

Median Value **\$656,028**

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	1,486	100%
2005 or Later	4	<1%
2000 to 2004	5	<1%
1990 to 1999	37	2%
1980 to 1989	556	37%
1970 to 1979	769	52%
1960 to 1969	74	5%
1950 to 1959	24	2%
1940 to 1949	17	1%
1939 or earlier	0	0%

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	1,468	100%	350	100%	1,118	100%
1.00 occupant housing per room or less	1,433	98%	328	94%	1,105	99%
1.01 to 1.50 occupants per room	35	2%	22	6%	13	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	350	100%
Less than \$500	0	0%
\$500 to \$599	0	0%
\$600 to \$699	0	0%
\$700 to \$799	1	<1%
\$800 to \$899	29	8%
\$900 to \$999	0	0%
\$1,000 to \$1,249	86	25%
\$1,250 to \$1,499	149	43%
\$1,500 to \$1,999	22	6%
\$2,000 or more	59	17%
No cash rent	4	1%
Median contract rent	\$1,351	

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	350	100%
Less than 20 percent	69	20%
20.0 to 24.9 percent	91	26%
25.0 to 29.9 percent	0	0%
30.0 to 34.9 percent	35	10%
35.0 to 39.9 percent	0	0%
40.0 to 49.9 percent	47	13%
50.0 percent or more	104	30%
Not computed	4	1%

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	1,468	100%
No vehicle	35	2%
1 vehicle	423	29%
2 vehicles	622	42%
3 vehicles	271	18%
4 or more vehicles	117	8%

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	2,001	100%
Worked in state of residence	1,943	97%
Worked in county of residence	1,816	91%
Worked outside county of residence	127	6%
Worked outside state of residence	58	3%

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	3,113	100%	1,476	47%
In labor force	2,208	71%	1,197	54%
Armed forces	0	0%	0	0%
Civilian (employed)	2,027	92%	1,104	54%
Civilian (unemployed)	181	8%	93	51%
Not in labor force	905	29%	279	31%
Pct. of civilian labor force unemployed	8.2%		7.8%	

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	2,001	100%
Car, truck or van:	1,786	89%
Drove Alone	1,554	78%
Carpooled	232	12%
Public Transportation:	51	3%
Bus	30	1%
Trolley / Streetcar	0	0%
Railroad	21	1%
Other public transportation	0	0%
Motorcycle	0	0%
Bicycle	0	0%
Walked	11	1%
Other means	46	2%
Worked at home	107	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	2,001	100%
Did not work at home	1,894	95%
Less than 10 minutes	305	15%
10 to 19 minutes	444	22%
20 to 29 minutes	521	26%
30 to 44 minutes	363	18%
45 to 59 minutes	112	6%
60 to 89 minutes	134	7%
90 minutes or more	15	1%
Worked at home	107	5%
Average time to work (minutes)	28	--

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+	2,001	100%
Agriculture, forestry, mining	25	1%
Utilities	0	0%
Construction	112	6%
Manufacturing	204	10%
Wholesale trade	13	1%
Retail trade	186	9%
Transportation & warehousing	25	1%
Information & communications	113	6%
Finance, insurance, & real estate	134	7%
Professional, scientific, management, administration	97	5%
Educational, social, & health services	471	24%
Art, entertainment, recreation, accommodations, food	181	9%
Other services	109	5%
Public administration	331	17%

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+	2,001	100%
Management, professional & related:	1,090	54%
Management (incl. farm managers)	224	11%
Business & financial	103	5%
Computer & mathematical	104	5%
Architecture & engineering	79	4%
Life, physical & social science	39	2%
Community & social service	27	1%
Legal	89	4%
Education, training, & library	178	9%
Art, entertainment, sports & media	108	5%
Healthcare practitioners	139	7%
Service:	274	14%
Healthcare support	11	1%
Protective service	59	3%
Food preparation & serving	52	3%
Building & grounds cleaning / maintenance	89	4%
Personal care & service	63	3%
Sales & office	416	21%
Farming, fishing & forestry	25	1%
Construction, extraction & maintenance	130	6%
Production, transport & material moving	66	3%

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

Household Income

	Number	Percent
Total Households	1,468	100%
Less than \$15,000	115	8%
\$15,000 to \$29,999	95	6%
\$30,000 to \$44,999	230	16%
\$45,000 to \$59,999	64	4%
\$60,000 to \$74,999	66	4%
\$75,000 to \$99,999	215	15%
\$100,000 to \$124,999	236	16%
\$125,000 to \$149,999	137	9%
\$150,000 to \$199,999	178	12%
\$200,000 or more	132	9%
Median Income	\$94,070	—

Source: SANDAG, Current Estimates (2010)

Earnings and Income

	Number	Percent
Total households	1,468	100%
With earnings	1,275	87%
With wage and salary income	1,161	79%
With self-employment income	359	24%
With interest, dividend, or net rental income	619	42%
With Social Security income	278	19%
With Supplemental Security income	17	1%
With public assistance income	18	1%
With retirement income	275	19%
With other types of income	156	11%

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	3,718	100%
Under .50	208	6%
.50 to .99	127	3%
1.00 to 1.24	15	<1%
1.25 to 1.49	13	<1%
1.50 to 1.84	150	4%
1.85 to 1.99	39	1%
2.00 and over	3,166	85%

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	3,718	100%
Above Poverty	3,383	91%
Below Poverty	335	9%

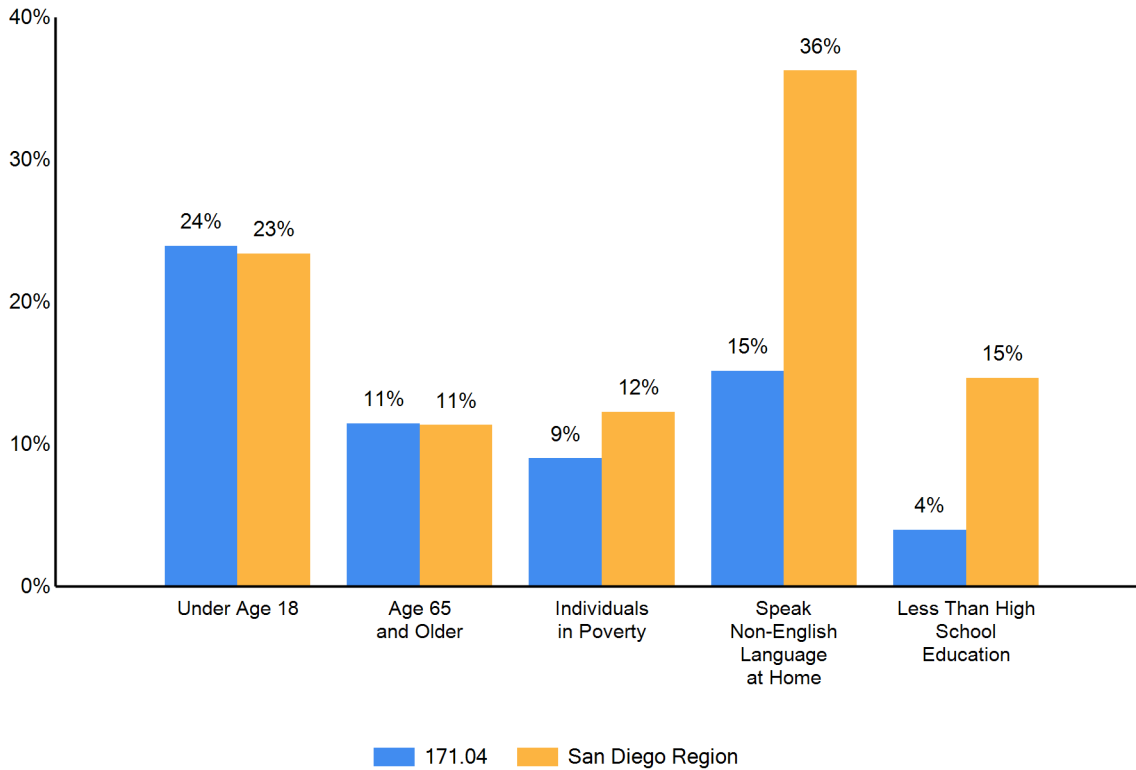
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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	983	470	513	944	457	487	39	13	26
Married couple family	773	318	455	752	305	447	21	13	8
Male householder, no wife present	49	38	11	49	38	11	0	0	0
Female householder, no husband present	161	114	47	143	114	29	18	0	18

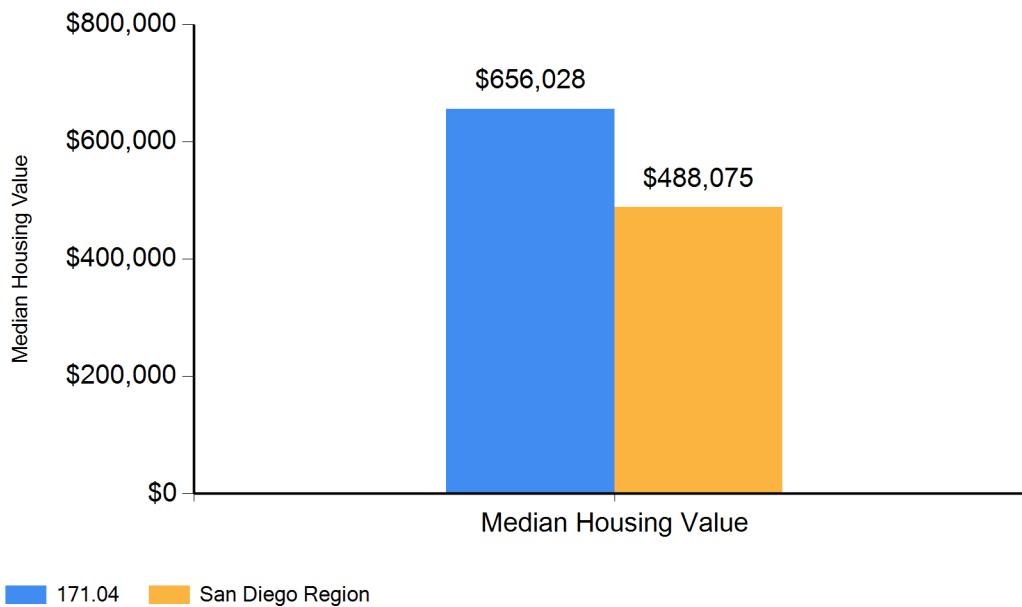
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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