POPULATION AND HOUSING

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	8,012	8,238	8,578	8,581	569	7%
Household Population	8,012	8,238	8,578	8,581	569	7%
Group Quarters Population	0	0	0	0	0	0%
Civilian	0	0	0	0	0	0%
Military	0	0	0	0	0	0%
Total Housing Units	2,367	2,400	2,502	2,522	155	7%
Single Family	1,607	1,640	1,742	1,762	155	10%
Multiple Family	760	760	760	760	0	0%
Mobile Homes	0	0	0	0	0	0%
Occupied Housing Units	2,315	2,350	2,456	2,468	153	7%
Single Family	1,596	1,632	1,738	1,751	155	10%
Multiple Family	719	718	718	717	-2	0%
Mobile Homes	0	0	0	0	0	0%
Vacancy Rate	2.2%	2.1%	1.8%	2.1%	-0.1	-5%
Single Family	0.7%	0.5%	0.2%	0.6%	-0.1	-14%
Multiple Family	5.4%	5.5%	5.5%	5.7%	0.3	6%
Mobile Homes	0.0%	0.0%	0.0%	0.0%	0.0	0%
Persons per Household	3.46	3.51	3.49	3.48	0.0	1%

HOUSEHOLD INCOME (real 2010 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 2013 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 Series 13 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 2012 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.
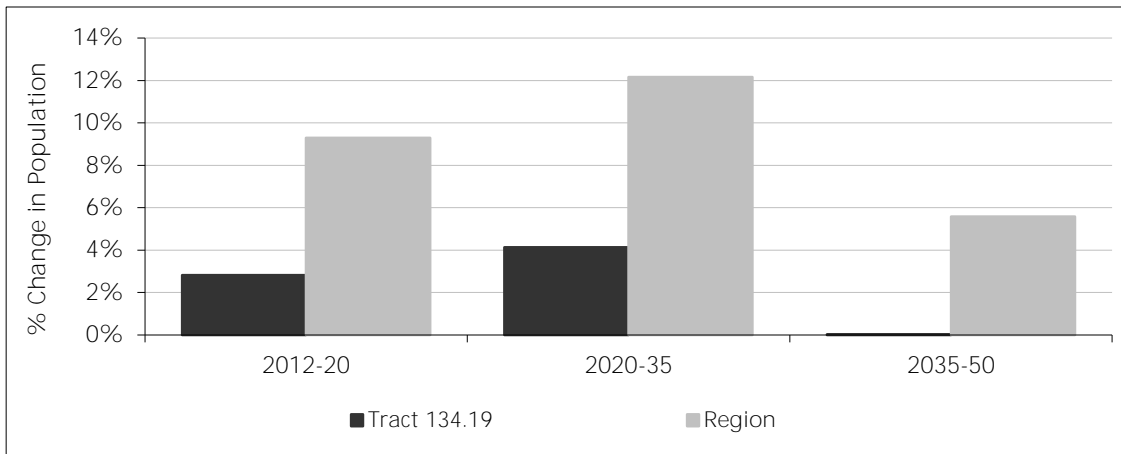
Source: Series 13 Regional Growth Forecast
SANDAG
www.sandag.org

October 2013
Tract 134.19
Page 1 of 3

POPULATION BY AGE

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	8,012	8,238	8,578	8,581	569	7%
Under 5	527	577	495	455	-72	-14%
5 to 9	730	743	685	620	-110	-15%
10 to 14	818	742	734	699	-119	-15%
15 to 17	492	421	402	398	-94	-19%
18 to 19	293	215	206	202	-91	-31%
20 to 24	462	466	400	406	-56	-12%
25 to 29	307	337	278	269	-38	-12%
30 to 34	339	323	299	275	-64	-19%
35 to 39	653	652	638	542	-111	-17%
40 to 44	869	776	897	749	-120	-14%
45 to 49	670	630	658	644	-26	-4%
50 to 54	605	616	632	676	71	12%
55 to 59	383	459	429	532	149	39%
60 to 61	107	163	179	220	113	106%
62 to 64	154	210	215	235	81	53%
65 to 69	204	327	396	432	228	112%
70 to 74	138	230	356	348	210	152%
75 to 79	113	157	319	324	211	187%
80 to 84	66	76	153	196	130	197%
85 and over	82	118	207	359	277	338%
Median Age	35.3	37.3	40.8	42.8	7.5	21%

POPULATION BY RACE AND ETHNICITY

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	8,012	8,238	8,578	8,581	569	7%
Hispanic	3,950	4,420	4,995	5,414	1,464	37%
Non-Hispanic	4,062	3,818	3,583	3,167	-895	-22%
White	1,885	1,687	1,090	451	-1,434	-76%
Black	355	372	430	482	127	36%
American Indian	5	9	14	16	11	220%
Asian	1,484	1,389	1,557	1,612	128	9%
Hawaiian / Pacific Islander	24	30	50	71	47	196%
Other	12	20	32	37	25	208%
Two or More Races	297	311	410	498	201	68%

GROWTH TRENDS IN TOTAL POPULATION

Source: Series 13 Regional Growth Forecast
SANDAG
www.sandag.org

October 2013
Tract 134.19
Page 2 of 3

EMPLOYMENT

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Jobs	6,027	6,612	6,648	7,024	997	17%
Civilian Jobs	6,027	6,612	6,648	7,024	997	17%
Military Jobs	0	0	0	0	0	0%

LAND USE[1]

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Total Acres	1,475	1,475	1,475	1,475	0	0%
Developed Acres	993	1,041	1,086	1,111	118	12%
Low Density Single Family	0	0	0	0	0	0%
Single Family	306	330	374	383	77	25%
Multiple Family	45	45	45	45	0	0%
Mobile Homes	0	0	0	0	0	0%
Other Residential	0	0	0	0	0	0%
Mixed Use	0	0	0	0	0	0%
Industrial	124	135	135	143	19	15%
Commercial/Services	115	127	127	135	20	18%
Office	28	29	29	29	1	4%
Schools	52	52	52	52	0	0%
Roads and Freeways	219	219	219	219	0	0%
Agricultural and Extractive[2]	0	0	0	0	0	0%
Parks and Military Use	104	105	105	105	1	1%
Vacant Developable Acres	139	91	45	20	-118	-85%
Low Density Single Family	0	0	0	0	0	0%
Single Family	87	63	19	10	-77	-88%
Multiple Family	0	0	0	0	0	0%
Mixed Use	0	0	0	0	0	0%
Industrial	23	12	11	4	-19	-81%
Commercial/Services	26	14	14	5	-20	-79%
Office	1	1	1	0	-1	-80%
Schools	0	0	0	0	0	0%
Parks and Other	1	0	0	0	-1	-100%
Future Roads and Freeways	0	0	0	0	0	0%
Constrained Acres	343	343	343	343	0	0%
Employment Density[3]	18.9	19.3	19.4	19.5	0.7	4%
Residential Density[4]	6.7	6.4	6.0	5.9	-0.9	-13%

GROWTH TRENDS IN JOBS

Tract 134.19 / Region
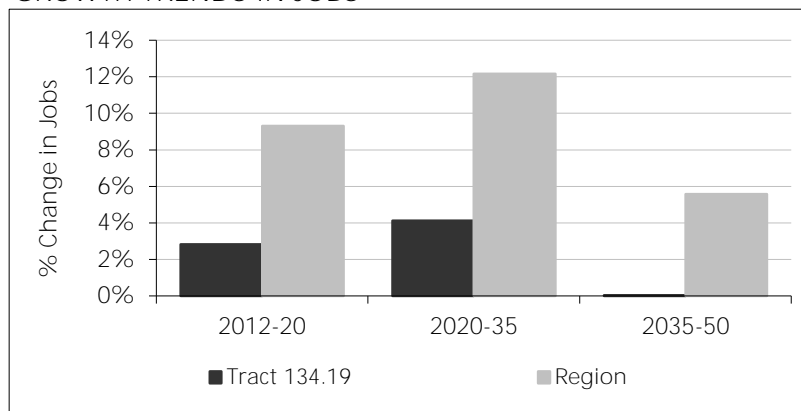
Notes:

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

Source: Series 13 Regional Growth Forecast
SANDAG
www.sandag.org

October 2013
Tract 134.19
Page 3 of 3