SANDAG

POPULATION AND HOUSING

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	4,255	4,940	5,136	5,109	854	20%
Household Population	4,248	4,935	5,130	5,103	855	20%
Group Quarters Population	7	5	6	6	-1	-14%
Civilian	7	5	6	6	-1	-14%
Military	0	0	0	0	0	0%
Total Housing Units	2,006	2,236	2,289	2,289	283	14%
Single Family	856	1,025	1,025	1,025	169	20%
Multiple Family	1,150	1,211	1,264	1,264	114	10%
Mobile Homes	0	0	0	0	0	0%
Occupied Housing Units	1,885	2,121	2,196	2,197	312	17%
Single Family	769	934	949	951	182	24%
Multiple Family	1,116	1,187	1,247	1,246	130	12%
Mobile Homes	0	0	0	0	0	0%
Vacancy Rate	6.0%	5.1%	4.1%	4.0%	-2.0	-33%
Single Family	10.2%	8.9%	7.4%	7.2%	-3.0	-29%
Multiple Family	3.0%	2.0%	1.3%	1.4%	-1.6	-53%
Mobile Homes	0.0%	0.0%	0.0%	0.0%	0.0	0%
Persons per Household	2.25	2.33	2.34	2.32	0.1	3%

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.
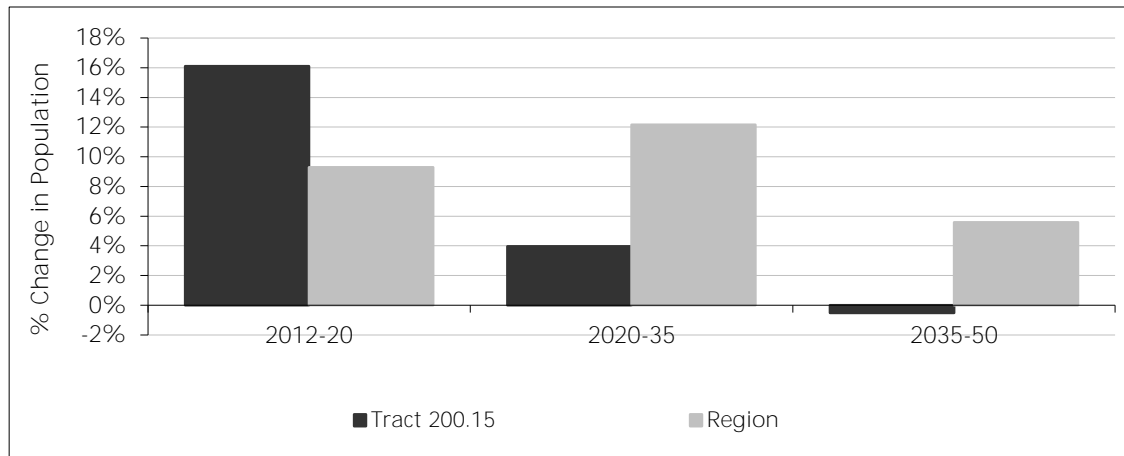
Source: Series 13 Regional Growth Forecast
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October 2013
Tract 200.15
Page 1 of 3

POPULATION BY AGE

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	4,255	4,940	5,136	5,109	854	20%
Under 5	238	304	262	304	66	28%
5 to 9	158	197	178	208	50	32%
10 to 14	194	198	214	208	14	7%
15 to 17	153	137	161	125	-28	-18%
18 to 19	127	85	102	57	-70	-55%
20 to 24	166	167	171	135	-31	-19%
25 to 29	193	208	170	182	-11	-6%
30 to 34	272	311	244	306	34	13%
35 to 39	299	396	324	365	66	22%
40 to 44	274	288	305	259	-15	-5%
45 to 49	328	308	352	281	-47	-14%
50 to 54	361	317	351	285	-76	-21%
55 to 59	351	392	341	370	19	5%
60 to 61	130	171	121	134	4	3%
62 to 64	212	278	219	255	43	20%
65 to 69	274	421	382	432	158	58%
70 to 74	162	300	366	313	151	93%
75 to 79	122	183	325	256	134	110%
80 to 84	126	141	306	271	145	115%
85 and over	115	138	242	363	248	216%
Median Age	45.8	47.9	51.2	52.2	6.4	14%

POPULATION BY RACE AND ETHNICITY

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	4,255	4,940	5,136	5,109	854	20%
Hispanic	380	498	560	603	223	59%
Non-Hispanic	3,875	4,442	4,576	4,506	631	16%
White	3,428	3,913	3,937	3,826	398	12%
Black	30	34	27	18	-12	-40%
American Indian	13	11	7	7	-6	-46%
Asian	253	309	404	441	188	74%
Hawaiian / Pacific Islander	5	5	5	5	0	0%
Other	15	12	7	7	-8	-53%
Two or More Races	131	158	189	202	71	54%

GROWTH TRENDS IN TOTAL POPULATION

Source: Series 13 Regional Growth Forecast
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October 2013
Tract 200.15
Page 2 of 3

EMPLOYMENT

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Jobs	504	505	538	538	34	7%
Civilian Jobs	504	505	538	538	34	7%
Military Jobs	0	0	0	0	0	0%

LAND USE[1]

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Acres	731	731	731	731	0	0%
Developed Acres	392	429	431	431	39	10%
Low Density Single Family	0	0	0	0	0	0%
Single Family	203	236	236	236	33	16%
Multiple Family	80	83	86	86	6	7%
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	4	4	4	4	0	0%
Commercial/Services	11	11	11	11	0	0%
Office	0	0	0	0	0	0%
Schools	0	0	0	0	0	0%
Roads and Freeways	91	91	91	91	0	0%
Agricultural and Extractive[2]	0	0	0	0	0	0%
Parks and Military Use	3	3	3	3	0	0%
Vacant Developable Acres	39	3	0	0	-39	-100%
Low Density Single Family	0	0	0	0	0	0%
Single Family	33	0	0	0	-33	-100%
Multiple Family	6	3	0	0	-6	-100%
Mixed Use	0	0	0	0	0	0%
Industrial	0	0	0	0	0	0%
Commercial/Services	0	0	0	0	0	0%
Office	0	0	0	0	0	0%
Schools	0	0	0	0	0	0%
Parks and Other	0	0	0	0	0	0%
Future Roads and Freeways	0	0	0	0	0	0%
Constrained Acres	300	300	300	300	0	0%
Employment Density[3]	32.4	32.4	34.6	34.6	2.2	7%
Residential Density[4]	7.1	7.0	7.1	7.1	0.0	0%

GROWTH TRENDS IN JOBS
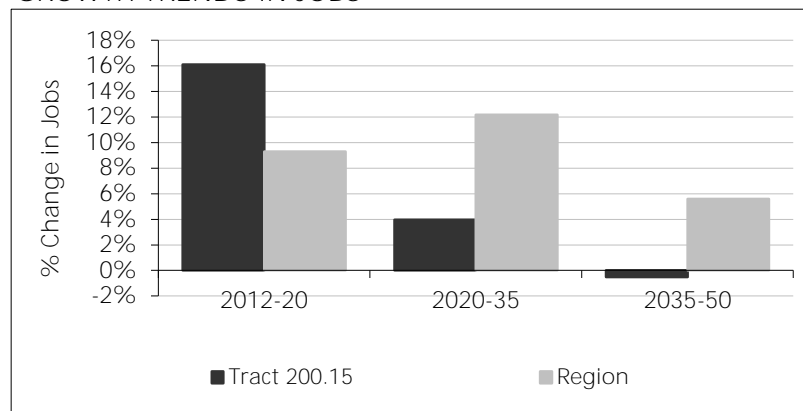
Notes:

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

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October 2013
Tract 200.15
Page 3 of 3