



## Demographic and Socioeconomic Profile 2010

TRACT: 170.18

### Population by Race

	Population	Percent
<b>Total Population</b>	<b>3,834</b>	<b>100%</b>
White	1,647	43%
Asian	1,293	34%
Hispanic	517	13%
Two or More	200	5%
Black	148	4%
Pacific Islander	12	<1%
American Indian	9	<1%
Other	8	<1%

Source: SANDAG, Current Estimates (2010)

### Population by Age and Sex

	Total	Male	Female	Percent Female
<b>Total Population</b>	<b>3,834</b>	<b>1,808</b>	<b>2,026</b>	<b>53%</b>
Under 5	255	140	115	45%
5 to 9	200	104	96	48%
10 to 14	212	110	102	48%
15 to 17	146	72	74	51%
18 and 19	79	39	40	51%
20 to 24	233	110	123	53%
25 to 29	395	190	205	52%
30 to 34	372	183	189	51%
35 to 39	311	161	150	48%
40 to 44	292	137	155	53%
45 to 49	307	136	171	56%
50 to 54	244	125	119	49%
55 to 59	207	93	114	55%
60 and 61	77	30	47	61%
62 to 64	69	30	39	57%
65 to 69	89	29	60	67%
70 to 74	94	33	61	65%
75 to 79	71	22	49	69%
80 to 84	79	33	46	58%
85 and Older	102	31	71	70%
Under 18	813	426	387	48%
65 and older	435	148	287	66%
<b>Median</b>	<b>35.4</b>	<b>33.8</b>	<b>37.3</b>	

Source: SANDAG, Current Estimates (2010)

## Population by Marital Status

	Number	Percent
<b>Total population age 15 and over</b>	<b>3,167</b>	<b>100%</b>
Never Married	918	29%
Married, excluding separated	1,543	49%
Separated	72	2%
Widowed	88	3%
Divorced	546	17%

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
<b>Total population</b>	<b>3,834</b>	<b>100%</b>
Household	3,816	100%
Group Quarters - Other	18	<1%
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
<b>Total Pop.</b>	<b>3,834</b>	<b>517</b>	<b>1,647</b>	<b>148</b>	<b>9</b>	<b>1,293</b>	<b>12</b>	<b>8</b>	<b>200</b>
Under 5	255	52	102	3	0	66	2	0	30
5 to 9	200	27	79	9	0	60	1	0	24
10 to 14	212	36	60	15	0	85	1	0	15
15 to 17	146	24	48	13	1	49	0	0	11
18 and 19	79	14	28	0	0	30	0	0	7
20 to 24	233	41	99	9	1	70	0	0	13
25 to 29	395	60	195	9	1	105	1	4	20
30 to 34	372	52	169	15	0	123	0	0	13
35 to 39	311	42	142	7	1	100	1	0	18
40 to 44	292	49	128	13	1	92	2	0	7
45 to 49	307	35	135	18	1	108	0	0	10
50 to 54	244	33	116	9	0	75	0	4	7
55 to 59	207	16	94	6	2	81	1	0	7
60 and 61	77	3	31	4	1	35	1	0	2
62 to 64	69	5	31	3	0	27	1	0	2
65 to 69	89	10	35	6	0	35	1	0	2
70 to 74	94	7	32	4	0	47	0	0	4
75 to 79	71	4	19	1	0	44	0	0	3
80 to 84	79	3	37	3	0	34	0	0	2
85 and Older	102	4	67	1	0	27	0	0	3
Under 18	813	139	289	40	1	260	4	0	80
65 and older	435	28	190	15	0	187	1	0	14
<b>Median</b>		<b>30.4</b>	<b>36.5</b>	<b>35.7</b>	<b>42.5</b>	<b>37.9</b>	<b>40.0</b>	<b>50.0</b>	<b>25.0</b>

Source: SANDAG, Current Estimates (2010)

## Language Spoken at Home and Ability to Speak English

	Number	Percent
<b>Total population age 5 and over</b>	<b>3,579</b>	<b>100%</b>
Speak Only English	2,133	60%
Speak Spanish:	309	9%
Speak English "well" or "very well"	297	8%
Speak English "not well" or "not at all"	12	<1%
Speak Asian/Pacific Island language:	1,011	28%
Speak English "well" or "very well"	836	23%
Speak English "not well" or "not at all"	175	5%
Speak other language:	126	4%
Speak English "well" or "very well"	126	4%
Speak English "not well" or "not at all"	0	0%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B16004

## Educational Attainment

	Number	Percent
<b>Total population age 25 and older</b>	<b>2,709</b>	<b>100%</b>
Less than 9th grade	71	3%
9th through 12th grade, no diploma	149	6%
High school grad (incl. equivalency)	562	21%
Some college, no degree	947	35%
Associate degree	146	5%
Bachelor's degree	671	25%
Master's degree	130	5%
Professional school degree	0	0%
Doctorate degree	33	1%

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
<b>Total population age 3 and older</b>	<b>3,682</b>	<b>100%</b>	---	---	---	---
Enrolled in school	1,008	27%	888	24%	120	3%
Nursery / Preschool	74	7%	12	1%	62	52%
Kindergarten to grade 4	203	20%	192	22%	11	9%
Grade 5 to grade 8	172	17%	172	19%	0	0%
Grade 9 to grade 12	226	22%	216	24%	10	8%
College, undergraduate	301	30%	287	32%	14	12%
Graduate or Professional school	32	3%	9	1%	23	19%
Not enrolled in school	2,674	73%	---	---	---	---

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
<b>Total households</b>	<b>1,630</b>	<b>100%</b>	<b>570</b>	<b>100%</b>	<b>1,060</b>	<b>100%</b>
Family Households:	995	61%	545	96%	450	42%
Married couple family	708	43%	370	65%	338	32%
Other family:	287	18%	175	31%	112	11%
Male householder, no wife	93	6%	53	9%	40	4%
Female householder, no husband	194	12%	122	21%	72	7%
Nonfamily households:	635	39%	25	4%	610	58%
Householder living alone	494	30%	----	----	----	----
Other nonfamily households	141	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
<b>Total Housing Units</b>	<b>1,733</b>	<b>100%</b>	<b>1630</b>	<b>103</b>	<b>6%</b>	<b>2.34</b>
Single family (detached)	201	12%	139	62	31%	2.08
Single family (attached)	0	0%	0	0	0%	0.00
2 to 4 units	542	31%	520	22	4%	2.70
5 to 9 units	382	22%	376	6	2%	2.17
10 or more units	608	35%	595	13	2%	2.20
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
<b>Total Owner-Occupied Units</b>	<b>821</b>	<b>100%</b>
Less than \$150,000	14	2%
\$150,000 to \$199,999	119	14%
\$200,000 to \$249,999	191	23%
\$250,000 to \$299,999	186	23%
\$300,000 to \$399,999	176	21%
\$400,000 to \$499,999	28	3%
\$500,000 to \$749,999	107	13%
\$750,000 to \$999,999	0	0%
\$1,000,000 or more	0	0%

**Median Value** **\$273,378**

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B25075

## Year Structure Built

	Number	Percent
<b>Total Housing units</b>	<b>1,733</b>	<b>100%</b>
2005 or Later	5	<1%
2000 to 2004	0	0%
1990 to 1999	380	22%
1980 to 1989	360	21%
1970 to 1979	761	44%
1960 to 1969	142	8%
1950 to 1959	49	3%
1940 to 1949	36	2%
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
<b>Total occupied housing units</b>	<b>1,630</b>	<b>100%</b>	<b>809</b>	<b>100%</b>	<b>821</b>	<b>100%</b>
1.00 occupant housing per room or less	1,584	97%	770	95%	814	99%
1.01 to 1.50 occupants per room	34	2%	27	3%	7	1%
1.51 to 2.00 occupants per room	12	1%	12	1%	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
<b>Total Units</b>	<b>809</b>	<b>100%</b>
Less than \$500	183	23%
\$500 to \$599	46	6%
\$600 to \$699	25	3%
\$700 to \$799	41	5%
\$800 to \$899	43	5%
\$900 to \$999	33	4%
\$1,000 to \$1,249	198	24%
\$1,250 to \$1,499	184	23%
\$1,500 to \$1,999	36	4%
\$2,000 or more	0	0%
No cash rent	20	2%
<b>Median contract rent</b>	<b>\$1,043</b>	

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
<b>Total Units</b>	<b>809</b>	<b>100%</b>
Less than 20 percent	232	29%
20.0 to 24.9 percent	108	13%
25.0 to 29.9 percent	151	19%
30.0 to 34.9 percent	81	10%
35.0 to 39.9 percent	27	3%
40.0 to 49.9 percent	49	6%
50.0 percent or more	141	17%
Not computed	20	2%

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
<b>Total Availability</b>	<b>1,630</b>	<b>100%</b>
No vehicle	121	7%
1 vehicle	644	40%
2 vehicles	720	44%
3 vehicles	119	7%
4 or more vehicles	26	2%

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
<b>Total Workers</b>	<b>2,177</b>	<b>100%</b>
Worked in state of residence	2,177	100%
Worked in county of residence	2,138	98%
Worked outside county of residence	39	2%
Worked outside state of residence	0	0%

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
<b>Population age 16 and older</b>	<b>3,126</b>	<b>100%</b>	<b>1,434</b>	<b>46%</b>
In labor force	2,337	75%	1,112	48%
Armed forces	45	2%	45	100%
Civilian (employed)	2,068	88%	957	46%
Civilian (unemployed)	224	10%	110	49%
Not in labor force	789	25%	322	41%
Pct. of civilian labor force unemployed	9.8%		10.3%	

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
<b>Total Workers</b>	<b>2,177</b>	<b>100%</b>
Car, truck or van:	1,900	87%
Drove Alone	1,640	75%
Carpooled	260	12%
Public Transportation:	108	5%
Bus	108	5%
Trolley / Streetcar	0	0%
Railroad	0	0%
Other public transportation	0	0%
Motorcycle	0	0%
Bicycle	0	0%
Walked	8	<1%
Other means	46	2%
Worked at home	115	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
<b>Total Workers</b>	<b>2,177</b>	<b>100%</b>
Did not work at home	2,062	95%
Less than 10 minutes	157	7%
10 to 19 minutes	684	31%
20 to 29 minutes	624	29%
30 to 44 minutes	526	24%
45 to 59 minutes	65	3%
60 to 89 minutes	0	0%
90 minutes or more	6	<1%
Worked at home	115	5%
<b>Average time to work (minutes)</b>	<b>25</b>	<b>--</b>

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
<b>Total employed civilian age 16+</b>	<b>2,124</b>	<b>100%</b>
Agriculture, forestry, mining	0	0%
Utilities	57	3%
Construction	121	6%
Manufacturing	190	9%
Wholesale trade	51	2%
Retail trade	283	13%
Transportation & warehousing	56	3%
Information & communications	143	7%
Finance, insurance, & real estate	160	8%
Professional, scientific, management, administration	36	2%
Educational, social, & health services	438	21%
Art, entertainment, recreation, accommodations, food	115	5%
Other services	139	7%
Public administration	335	16%

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

<b>Total employed civilian age 16+</b>	<b>2,124</b>	<b>100%</b>
Management, professional & related:	883	42%
Management (incl. farm managers)	179	8%
Business & financial	292	14%
Computer & mathematical	96	5%
Architecture & engineering	65	3%
Life, physical & social science	88	4%
Community & social service	24	1%
Legal	18	1%
Education, training, & library	54	3%
Art, entertainment, sports & media	27	1%
Healthcare practitioners	40	2%
Service:	398	19%
Healthcare support	70	3%
Protective service	0	0%
Food preparation & serving	68	3%
Building & grounds cleaning / maintenance	116	5%
Personal care & service	144	7%
Sales & office	588	28%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	47	2%
Production, transport & material moving	208	10%

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

## Household Income

Number Percent

<b>Total Households</b>	<b>1,630</b>	<b>100%</b>
Less than \$15,000	193	12%
\$15,000 to \$29,999	249	15%
\$30,000 to \$44,999	213	13%
\$45,000 to \$59,999	162	10%
\$60,000 to \$74,999	216	13%
\$75,000 to \$99,999	335	21%
\$100,000 to \$124,999	133	8%
\$125,000 to \$149,999	75	5%
\$150,000 to \$199,999	44	3%
\$200,000 or more	10	1%
<b>Median Income</b>	<b>\$59,815</b>	<b>—</b>

Source: SANDAG, Current Estimates (2010)

## Earnings and Income

	Number	Percent
<b>Total households</b>	<b>1,630</b>	<b>100%</b>
With earnings	1,462	90%
With wage and salary income	1,429	88%
With self-employment income	174	11%
With interest, dividend, or net rental income	279	17%
With Social Security income	288	18%
With Supplemental Security income	106	7%
With public assistance income	22	1%
With retirement income	86	5%
With other types of income	264	16%

*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
<b>Total</b>	<b>3,807</b>	<b>100%</b>
Under .50	154	4%
.50 to .99	270	7%
1.00 to 1.24	122	3%
1.25 to 1.49	126	3%
1.50 to 1.84	300	8%
1.85 to 1.99	124	3%
2.00 and over	2,711	71%

*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
<b>Total</b>	<b>3,807</b>	<b>100%</b>
Above Poverty	3,383	89%
Below Poverty	424	11%

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

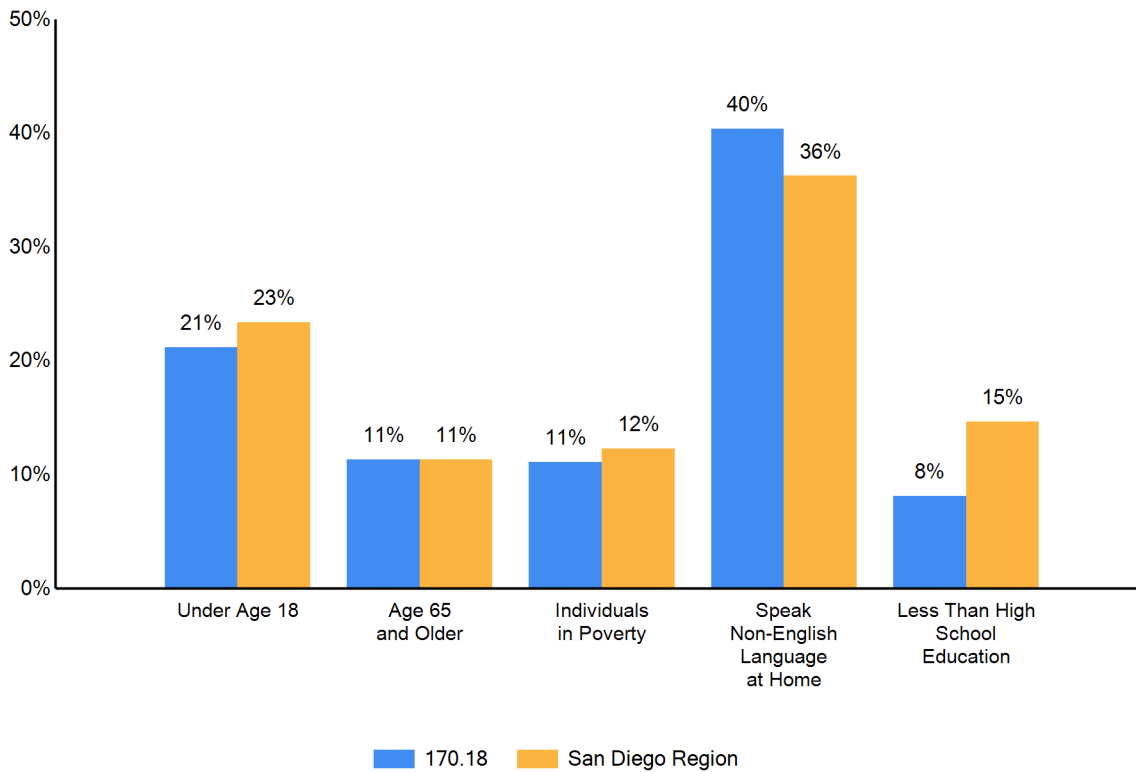
## Poverty Status of Families by Family Type and Presence of Related Children Under 18

	Total Families			Above Poverty			Below Poverty		
	Total	With Children	No Children	Total	With Children	No Children	Total	With Children	No Children
<b>Total Families</b>	<b>995</b>	<b>545</b>	<b>450</b>	<b>942</b>	<b>492</b>	<b>450</b>	<b>53</b>	<b>53</b>	<b>0</b>
Married couple family	708	370	338	679	341	338	29	29	0
Male householder, no wife present	93	53	40	93	53	40	0	0	0
Female householder, no husband present	194	122	72	170	98	72	24	24	0

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

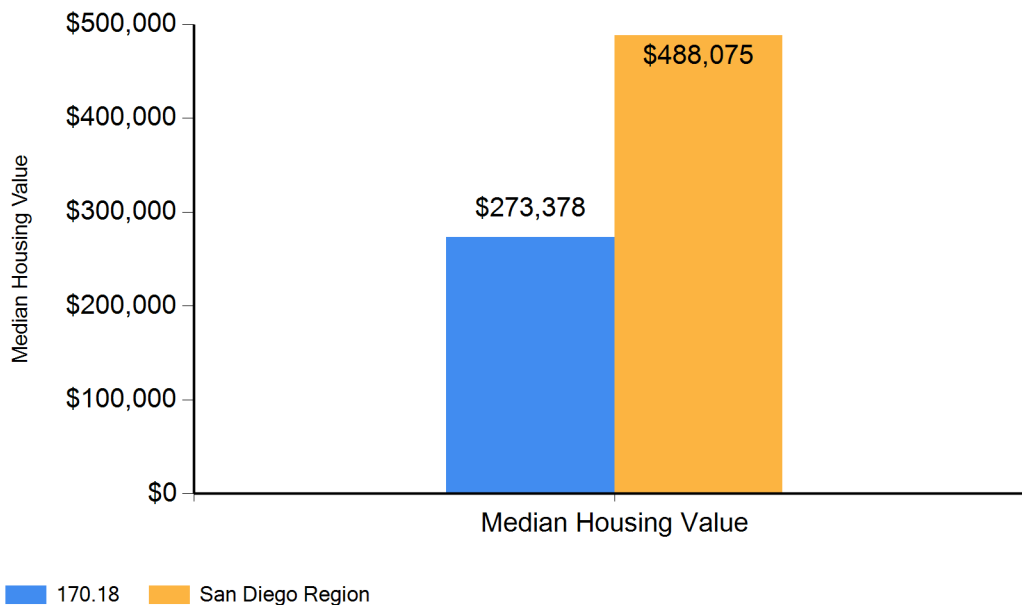


## Demographic and Socioeconomic Characteristics



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