

# SERIES 13 REGIONAL GROWTH FORECAST



## La Mesa-Spring Valley Elementary School District

### POPULATION AND HOUSING

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Total Population	133,808	138,997	152,218	160,023	26,215	20%
Household Population	132,347	137,310	150,217	157,773	25,426	19%
Group Quarters Population	1,461	1,687	2,001	2,250	789	54%
Civilian	1,461	1,687	2,001	2,250	789	54%
Military	0	0	0	0	0	0%
Total Housing Units	51,097	52,479	56,992	60,983	9,886	19%
Single Family	33,326	34,290	35,626	36,376	3,050	9%
Multiple Family	16,333	16,926	20,260	23,501	7,168	44%
Mobile Homes	1,438	1,263	1,106	1,106	-332	-23%
Occupied Housing Units	49,233	50,043	54,854	58,109	8,876	18%
Single Family	31,731	32,430	34,041	34,349	2,618	8%
Multiple Family	16,193	16,439	19,767	22,738	6,545	40%
Mobile Homes	1,309	1,174	1,046	1,022	-287	-22%
Vacancy Rate	3.6%	4.6%	3.8%	4.7%	1.1	31%
Single Family	4.8%	5.4%	4.4%	5.6%	0.8	17%
Multiple Family	0.9%	2.9%	2.4%	3.2%	2.3	256%
Mobile Homes	9.0%	7.0%	5.4%	7.6%	-1.4	-16%
Persons per Household	2.69	2.74	2.74	2.72	0.0	1%

### HOUSEHOLD INCOME (real 2010 dollars, adjusted for inflation)

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Households by Income Category						
Less than \$15,000	3,911	3,877	3,571	3,140	-771	-20%
\$15,000-\$29,999	6,111	6,029	5,817	5,381	-730	-12%
\$30,000-\$44,999	6,905	6,687	6,742	6,540	-365	-5%
\$45,000-\$59,999	6,428	6,346	6,665	6,603	175	3%
\$60,000-\$74,999	5,889	5,487	5,818	6,087	198	3%
\$75,000-\$99,999	6,601	7,070	7,987	8,508	1,907	29%
\$100,000-\$124,999	4,688	4,965	5,826	6,439	1,751	37%
\$125,000-\$149,999	2,957	3,336	3,994	4,666	1,709	58%
\$150,000-\$199,999	3,357	3,572	4,647	5,606	2,249	67%
\$200,000 or more	2,386	2,674	3,787	5,139	2,753	115%
Total Households	49,233	50,043	54,854	58,109	8,876	18%

#### \*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.

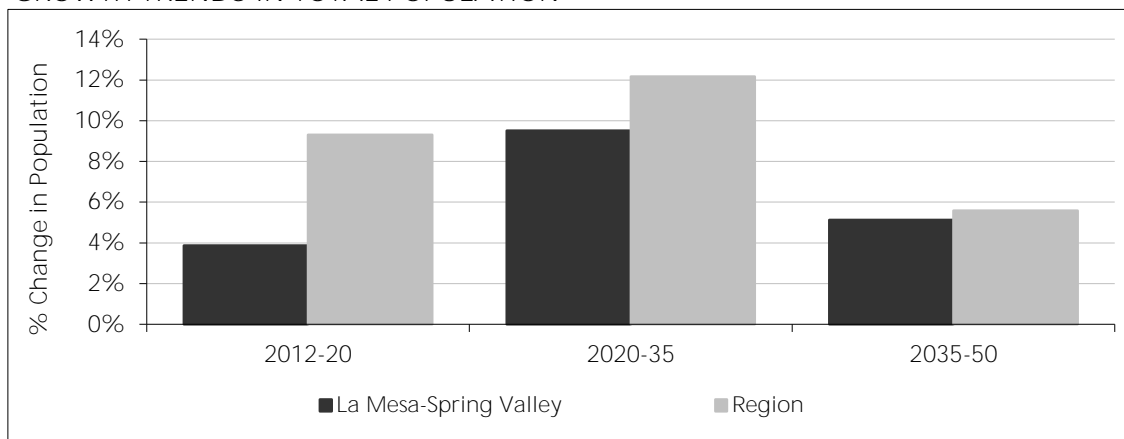
## POPULATION BY AGE

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Total Population	133,808	138,997	152,218	160,023	26,215	20%
Under 5	8,891	10,245	10,067	10,645	1,754	20%
5 to 9	8,327	8,783	9,285	9,857	1,530	18%
10 to 14	8,306	7,919	8,634	8,958	652	8%
15 to 17	5,592	4,780	5,325	5,361	-231	-4%
18 to 19	3,993	3,081	3,350	3,258	-735	-18%
20 to 24	9,661	9,501	9,544	9,549	-112	-1%
25 to 29	10,378	11,065	10,232	11,193	815	8%
30 to 34	9,101	9,407	9,559	10,386	1,285	14%
35 to 39	8,130	9,166	9,919	9,802	1,672	21%
40 to 44	8,675	7,972	9,909	8,953	278	3%
45 to 49	8,934	7,829	8,982	8,852	-82	-1%
50 to 54	9,853	8,537	9,363	9,833	-20	0%
55 to 59	8,770	9,037	7,994	9,788	1,018	12%
60 to 61	3,088	3,722	3,079	3,649	561	18%
62 to 64	4,091	4,967	4,371	5,005	914	22%
65 to 69	5,296	7,352	7,446	8,114	2,818	53%
70 to 74	3,579	5,604	7,264	6,413	2,834	79%
75 to 79	3,038	3,861	6,975	6,187	3,149	104%
80 to 84	2,643	2,596	5,160	5,171	2,528	96%
85 and over	3,462	3,573	5,760	9,049	5,587	161%
Median Age	36.6	37.6	40.1	40.6	4.0	11%

## POPULATION BY RACE AND ETHNICITY

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Total Population	133,808	138,997	152,218	160,023	26,215	20%
Hispanic	40,458	47,098	60,218	71,783	31,325	77%
Non-Hispanic	93,350	91,899	92,000	88,240	-5,110	-5%
White	66,778	62,766	54,072	43,713	-23,065	-35%
Black	11,091	12,164	14,914	17,121	6,030	54%
American Indian	489	467	493	446	-43	-9%
Asian	8,483	9,401	13,438	16,327	7,844	92%
Hawaiian / Pacific Islander	935	1,039	1,292	1,556	621	66%
Other	310	315	370	374	64	21%
Two or More Races	5,264	5,747	7,421	8,703	3,439	65%

## GROWTH TRENDS IN TOTAL POPULATION



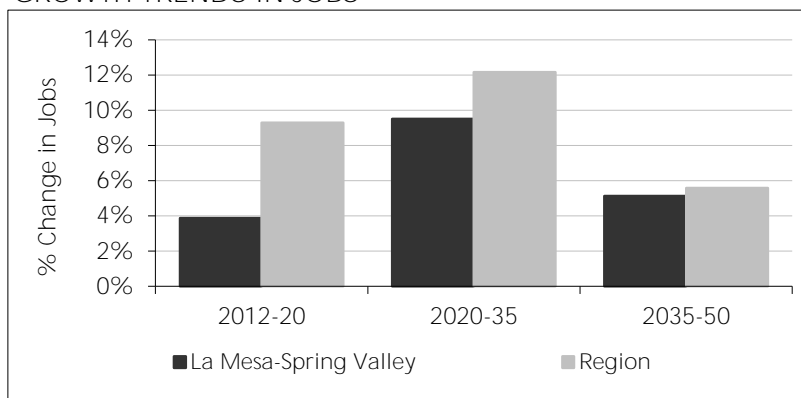
## EMPLOYMENT

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Jobs	36,519	40,762	46,208	50,775	14,256	39%
Civilian Jobs	36,519	40,762	46,208	50,775	14,256	39%
Military Jobs	0	0	0	0	0	0%

## LAND USE<sup>1</sup>

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Total Acres	16,941	16,941	16,941	16,941	0	0%
Developed Acres	13,871	14,050	14,318	14,695	824	6%
Low Density Single Family	65	75	91	110	45	69%
Single Family	7,658	7,781	8,010	8,324	666	9%
Multiple Family	637	646	652	645	7	1%
Mobile Homes	138	96	46	36	-102	-74%
Other Residential	33	36	36	29	-4	-13%
Mixed Use	0	46	149	224	224	--
Industrial	346	328	352	378	32	9%
Commercial/Services	840	839	778	755	-86	-10%
Office	71	72	69	64	-8	-11%
Schools	525	515	513	513	-12	-2%
Roads and Freeways	3,159	3,203	3,203	3,203	44	1%
Agricultural and Extractive <sup>2</sup>	14	3	0	0	-14	-100%
Parks and Military Use	384	410	418	415	32	8%
Vacant Developable Acres	1,034	882	614	237	-797	-77%
Low Density Single Family	54	44	29	10	-45	-82%
Single Family	772	683	487	176	-596	-77%
Multiple Family	7	6	3	1	-6	-81%
Mixed Use	11	8	5	1	-10	-95%
Industrial	84	66	47	23	-61	-72%
Commercial/Services	58	43	29	15	-42	-73%
Office	9	6	4	0	-8	-94%
Schools	0	0	0	0	0	0%
Parks and Other	29	17	2	2	-28	-95%
Future Roads and Freeways	8	9	8	8	0	0%
Constrained Acres	2,009	2,009	2,009	2,009	0	0%
Employment Density <sup>3</sup>	20.5	22.9	25.9	27.9	7.4	36%
Residential Density <sup>4</sup>	6.0	6.1	6.4	6.6	0.6	10%

## 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