



Demographic and Socioeconomic Profile 2010

TRACT: 83.31

Population by Race

	Population	Percent
Total Population	2,466	100%
White	1,891	77%
Asian	332	13%
Hispanic	145	6%
Two or More	82	3%
Black	10	<1%
Other	5	<1%
Pacific Islander	1	<1%

Source: SANDAG, Current Estimates (2010)

Population by Age and Sex

	Total	Male	Female	Percent Female
Total Population	2,466	1,212	1,254	51%
Under 5	154	76	78	51%
5 to 9	181	99	82	45%
10 to 14	207	112	95	46%
15 to 17	153	91	62	41%
18 and 19	54	28	26	48%
20 to 24	86	44	42	49%
25 to 29	66	32	34	52%
30 to 34	78	31	47	60%
35 to 39	183	82	101	55%
40 to 44	219	101	118	54%
45 to 49	260	120	140	54%
50 to 54	296	137	159	54%
55 to 59	210	104	106	50%
60 and 61	58	30	28	48%
62 to 64	96	48	48	50%
65 to 69	68	35	33	49%
70 to 74	42	19	23	55%
75 to 79	24	11	13	54%
80 to 84	23	9	14	61%
85 and Older	8	3	5	63%
Under 18	695	378	317	46%
65 and older	165	77	88	53%
Median	41.6	40.5	42.5	

Source: SANDAG, Current Estimates (2010)

Population by Marital Status

	Number	Percent
Total population age 15 and over	1,924	100%
Never Married	570	30%
Married, excluding separated	1,131	59%
Separated	0	0%
Widowed	42	2%
Divorced	181	9%

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	2,466	100%
Household	2,466	100%
Group Quarters - Military	0	0%
Group Quarters - College	0	0%
Group Quarters - Other	0	0%

Source: SANDAG, Current Estimates (2010)

Population by Age and Race

	Total	Hispanic	White	Black	Asian	Pacific Islander	Other	Two or More
Total Pop.	2,466	145	1,891	10	332	1	5	82
Under 5	154	15	112	1	12	0	0	14
5 to 9	181	10	137	0	20	0	0	14
10 to 14	207	11	153	0	27	0	0	16
15 to 17	153	15	108	0	23	0	1	6
18 and 19	54	4	41	0	8	0	0	1
20 to 24	86	8	62	0	9	0	0	7
25 to 29	66	2	55	0	7	0	1	1
30 to 34	78	5	61	0	8	0	0	4
35 to 39	183	10	139	1	32	0	0	1
40 to 44	219	17	153	0	48	0	0	1
45 to 49	260	17	200	1	36	0	1	5
50 to 54	296	8	246	3	35	0	1	3
55 to 59	210	8	181	0	19	0	1	1
60 and 61	58	4	46	1	6	0	0	1
62 to 64	96	3	80	2	11	0	0	0
65 to 69	68	4	53	0	10	0	0	1
70 to 74	42	0	26	0	12	0	0	4
75 to 79	24	1	15	0	6	1	0	1
80 to 84	23	2	18	1	1	0	0	1
85 and Older	8	1	5	0	2	0	0	0
Under 18	695	51	510	1	82	0	1	50
65 and older	165	8	117	1	31	1	0	7
Median		36.3	42.5	53.3	42.1	77.5	47.5	14.1

Source: SANDAG, Current Estimates (2010)

Language Spoken at Home and Ability to Speak English

	Number	Percent
Total population age 5 and over	2,312	100%
Speak Only English	1,501	65%
Speak Spanish:	162	7%
Speak English "well" or "very well"	162	7%
Speak English "not well" or "not at all"	0	0%
Speak Asian/Pacific Island language:	406	18%
Speak English "well" or "very well"	389	17%
Speak English "not well" or "not at all"	17	1%
Speak other language:	243	10%
Speak English "well" or "very well"	233	10%
Speak English "not well" or "not at all"	10	<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	1,631	100%
Less than 9th grade	10	1%
9th through 12th grade, no diploma	10	1%
High school grad (incl. equivalency)	26	2%
Some college, no degree	188	12%
Associate degree	68	4%
Bachelor's degree	796	49%
Master's degree	282	17%
Professional school degree	135	8%
Doctorate degree	116	7%

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	2,383	100%	---	---	---	---
Enrolled in school	816	34%	702	29%	114	5%
Nursery / Preschool	16	2%	8	1%	8	7%
Kindergarten to grade 4	157	19%	147	21%	10	9%
Grade 5 to grade 8	236	29%	203	29%	33	29%
Grade 9 to grade 12	251	31%	223	32%	28	25%
College, undergraduate	80	10%	80	11%	0	0%
Graduate or Professional school	76	9%	41	6%	35	31%
Not enrolled in school	1,567	66%	---	---	---	---

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	880	100%	404	100%	476	100%
Family Households:	714	81%	404	100%	310	65%
Married couple family	563	64%	289	72%	274	58%
Other family:	151	17%	115	28%	36	8%
Male householder, no wife	20	2%	12	3%	8	2%
Female householder, no husband	131	15%	103	25%	28	6%
Nonfamily households:	166	19%	0	0%	166	35%
Householder living alone	102	12%	----	----	----	----
Other nonfamily households	64	7%	----	----	----	----

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	897	100%	880	17	2%	2.80
Single family (detached)	653	73%	638	15	2%	2.78
Single family (attached)	244	27%	242	2	1%	2.87
2 to 4 units	0	0%	0	0	0%	0.00
5 to 9 units	0	0%	0	0	0%	0.00
10 or more units	0	0%	0	0	0%	0.00
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	795	100%
Less than \$150,000	22	3%
\$150,000 to \$199,999	0	0%
\$200,000 to \$249,999	0	0%
\$250,000 to \$299,999	0	0%
\$300,000 to \$399,999	0	0%
\$400,000 to \$499,999	0	0%
\$500,000 to \$749,999	389	49%
\$750,000 to \$999,999	303	38%
\$1,000,000 or more	81	10%

Median Value **\$741,324**

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	897	100%
2005 or Later	26	3%
2000 to 2004	13	1%
1990 to 1999	203	23%
1980 to 1989	655	73%
1970 to 1979	0	0%
1960 to 1969	0	0%
1950 to 1959	0	0%
1940 to 1949	0	0%
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	880	100%	85	100%	795	100%
1.00 occupant housing per room or less	880	100%	85	100%	795	100%
1.01 to 1.50 occupants per room	0	0%	0	0%	0	0%
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	85	100%
Less than \$500	0	0%
\$500 to \$599	0	0%
\$600 to \$699	0	0%
\$700 to \$799	0	0%
\$800 to \$899	0	0%
\$900 to \$999	0	0%
\$1,000 to \$1,249	0	0%
\$1,250 to \$1,499	0	0%
\$1,500 to \$1,999	0	0%
\$2,000 or more	85	100%
No cash rent	0	0%
Median contract rent	\$2,750	

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	85	100%
Less than 20 percent	11	13%
20.0 to 24.9 percent	25	29%
25.0 to 29.9 percent	8	9%
30.0 to 34.9 percent	23	27%
35.0 to 39.9 percent	4	5%
40.0 to 49.9 percent	0	0%
50.0 percent or more	14	16%
Not computed	0	0%

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	880	100%
No vehicle	0	0%
1 vehicle	160	18%
2 vehicles	438	50%
3 vehicles	245	28%
4 or more vehicles	37	4%

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	1,369	100%
Worked in state of residence	1,359	99%
Worked in county of residence	1,273	93%
Worked outside county of residence	86	6%
Worked outside state of residence	10	1%

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	1,872	100%	892	48%
In labor force	1,433	77%	730	51%
Armed forces	0	0%	0	0%
Civilian (employed)	1,385	97%	709	51%
Civilian (unemployed)	48	3%	21	44%
Not in labor force	439	23%	162	37%
Pct. of civilian labor force unemployed	3.3%		2.9%	

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	1,369	100%
Car, truck or van:	1,150	84%
Drove Alone	1,066	78%
Carpooled	84	6%
Public Transportation:	39	3%
Bus	0	0%
Trolley / Streetcar	0	0%
Railroad	39	3%
Other public transportation	0	0%
Motorcycle	8	1%
Bicycle	0	0%
Walked	0	0%
Other means	14	1%
Worked at home	158	12%

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	1,369	100%
Did not work at home	1,211	88%
Less than 10 minutes	161	12%
10 to 19 minutes	505	37%
20 to 29 minutes	294	21%
30 to 44 minutes	140	10%
45 to 59 minutes	10	1%
60 to 89 minutes	44	3%
90 minutes or more	57	4%
Worked at home	158	12%
Average time to work (minutes)	27	--

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+	1,369	100%
Agriculture, forestry, mining	0	0%
Utilities	0	0%
Construction	71	5%
Manufacturing	197	14%
Wholesale trade	33	2%
Retail trade	121	9%
Transportation & warehousing	21	2%
Information & communications	28	2%
Finance, insurance, & real estate	77	6%
Professional, scientific, management, administration	0	0%
Educational, social, & health services	258	19%
Art, entertainment, recreation, accommodations, food	57	4%
Other services	214	16%
Public administration	292	21%

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+	1,369	100%
Management, professional & related:	815	60%
Management (incl. farm managers)	132	10%
Business & financial	123	9%
Computer & mathematical	72	5%
Architecture & engineering	143	10%
Life, physical & social science	73	5%
Community & social service	0	0%
Legal	31	2%
Education, training, & library	149	11%
Art, entertainment, sports & media	57	4%
Healthcare practitioners	35	3%
Service:	101	7%
Healthcare support	12	1%
Protective service	0	0%
Food preparation & serving	33	2%
Building & grounds cleaning / maintenance	0	0%
Personal care & service	56	4%
Sales & office	297	22%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	18	1%
Production, transport & material moving	138	10%

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

Household Income

Number Percent

Total Households	880	100%
Less than \$15,000	18	2%
\$15,000 to \$29,999	15	2%
\$30,000 to \$44,999	43	5%
\$45,000 to \$59,999	47	5%
\$60,000 to \$74,999	32	4%
\$75,000 to \$99,999	34	4%
\$100,000 to \$124,999	222	25%
\$125,000 to \$149,999	161	18%
\$150,000 to \$199,999	201	23%
\$200,000 or more	107	12%
Median Income	\$129,503	—

Source: SANDAG, Current Estimates (2010)

Earnings and Income

	Number	Percent
Total households	880	100%
With earnings	795	90%
With wage and salary income	747	85%
With self-employment income	232	26%
With interest, dividend, or net rental income	369	42%
With Social Security income	149	17%
With Supplemental Security income	12	1%
With public assistance income	0	0%
With retirement income	136	15%
With other types of income	193	22%

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	2,466	100%
Under .50	44	2%
.50 to .99	56	2%
1.00 to 1.24	0	0%
1.25 to 1.49	0	0%
1.50 to 1.84	89	4%
1.85 to 1.99	18	1%
2.00 and over	2,259	92%

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	2,466	100%
Above Poverty	2,366	96%
Below Poverty	100	4%

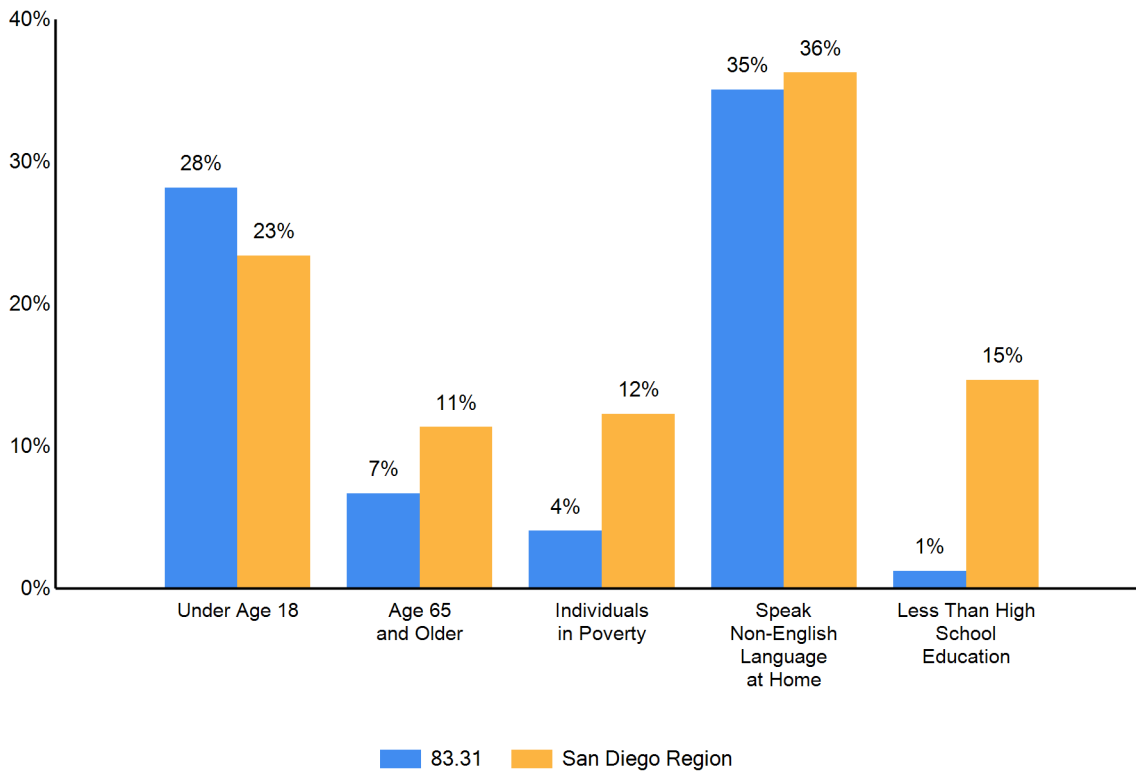
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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	714	404	310	706	396	310	8	8	0
Married couple family	563	289	274	555	281	274	8	8	0
Male householder, no wife present	20	12	8	20	12	8	0	0	0
Female householder, no husband present	131	103	28	131	103	28	0	0	0

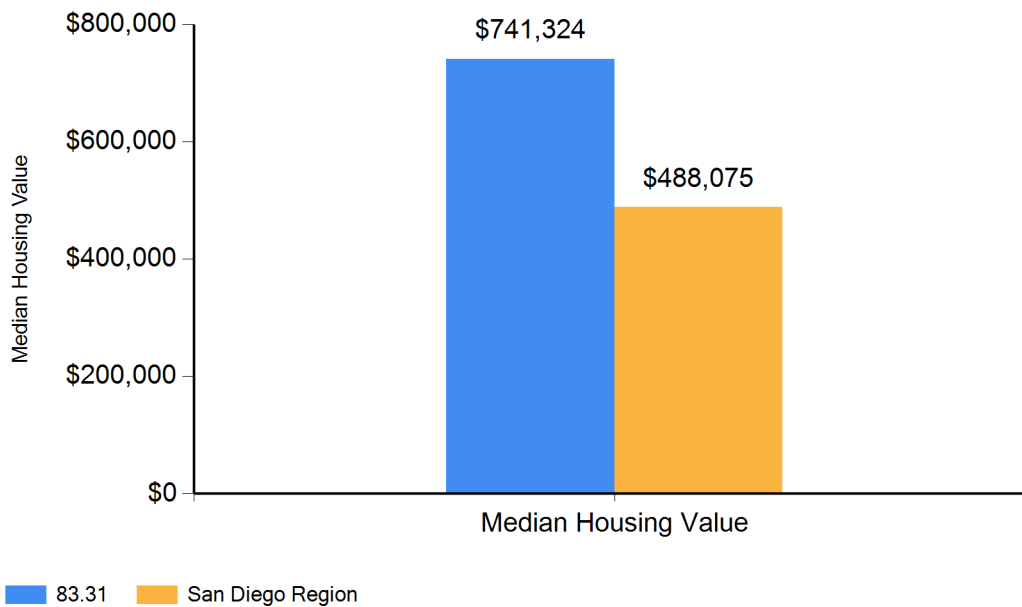
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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