



## Demographic and Socioeconomic Profile 2010

TRACT: 203.08

### Population by Race

	Population	Percent
<b>Total Population</b>	<b>5,743</b>	<b>100%</b>
White	2,898	50%
Hispanic	2,036	35%
Asian	381	7%
Black	224	4%
Two or More	164	3%
Pacific Islander	17	<1%
American Indian	14	<1%
Other	9	<1%

Source: SANDAG, Current Estimates (2010)

### Population by Age and Sex

	Total	Male	Female	Percent Female
<b>Total Population</b>	<b>5,743</b>	<b>2,609</b>	<b>3,134</b>	<b>55%</b>
Under 5	355	178	177	50%
5 to 9	324	179	145	45%
10 to 14	307	143	164	53%
15 to 17	161	85	76	47%
18 and 19	126	59	67	53%
20 to 24	467	234	233	50%
25 to 29	491	236	255	52%
30 to 34	362	170	192	53%
35 to 39	337	161	176	52%
40 to 44	312	151	161	52%
45 to 49	301	155	146	49%
50 to 54	303	139	164	54%
55 to 59	296	134	162	55%
60 and 61	115	39	76	66%
62 to 64	151	66	85	56%
65 to 69	245	94	151	62%
70 to 74	211	78	133	63%
75 to 79	244	88	156	64%
80 to 84	242	86	156	64%
85 and Older	393	134	259	66%
Under 18	1,147	585	562	49%
65 and older	1,335	480	855	64%
<b>Median</b>	<b>39.1</b>	<b>35.6</b>	<b>42.5</b>	

Source: SANDAG, Current Estimates (2010)

## Population by Marital Status

	Number	Percent
<b>Total population age 15 and over</b>	<b>4,757</b>	<b>100%</b>
Never Married	1,040	22%
Married, excluding separated	2,461	52%
Separated	38	<1%
Widowed	515	11%
Divorced	703	15%

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>5,743</b>	<b>100%</b>
Household	5,642	98%
Group Quarters - Other	101	2%
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>5,743</b>	<b>2,036</b>	<b>2,898</b>	<b>224</b>	<b>14</b>	<b>381</b>	<b>17</b>	<b>9</b>	<b>164</b>
Under 5	355	208	99	10	0	15	0	1	22
5 to 9	324	201	67	15	1	20	1	2	17
10 to 14	307	200	56	12	0	15	1	1	22
15 to 17	161	102	37	8	0	10	0	0	4
18 and 19	126	62	44	6	1	7	1	0	5
20 to 24	467	186	214	23	0	28	0	0	16
25 to 29	491	212	196	29	0	31	1	0	22
30 to 34	362	175	126	16	2	30	2	1	10
35 to 39	337	157	117	9	0	35	3	0	16
40 to 44	312	132	130	19	0	26	0	1	4
45 to 49	301	97	155	17	1	22	1	1	7
50 to 54	303	80	175	16	3	26	2	0	1
55 to 59	296	69	195	10	2	15	2	1	2
60 and 61	115	18	79	4	0	12	0	0	2
62 to 64	151	23	103	7	1	15	1	0	1
65 to 69	245	32	180	9	2	16	0	1	5
70 to 74	211	26	160	2	0	21	0	0	2
75 to 79	244	28	188	4	1	20	0	0	3
80 to 84	242	10	212	5	0	11	2	0	2
85 and Older	393	18	365	3	0	6	0	0	1
Under 18	1,147	711	259	45	1	60	2	4	65
65 and older	1,335	114	1,105	23	3	74	2	1	13
<b>Median</b>		<b>26.4</b>	<b>55.8</b>	<b>32.8</b>	<b>53.3</b>	<b>39.9</b>	<b>39.2</b>	<b>32.5</b>	<b>23.8</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>5,388</b>	<b>100%</b>
Speak Only English	3,365	62%
Speak Spanish:	1,553	29%
Speak English "well" or "very well"	1,060	20%
Speak English "not well" or "not at all"	493	9%
Speak Asian/Pacific Island language:	296	5%
Speak English "well" or "very well"	204	4%
Speak English "not well" or "not at all"	92	2%
Speak other language:	174	3%
Speak English "well" or "very well"	167	3%
Speak English "not well" or "not at all"	7	<1%

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>4,003</b>	<b>100%</b>
Less than 9th grade	362	9%
9th through 12th grade, no diploma	528	13%
High school grad (incl. equivalency)	1,070	27%
Some college, no degree	1,009	25%
Associate degree	330	8%
Bachelor's degree	530	13%
Master's degree	114	3%
Professional school degree	26	1%
Doctorate degree	34	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>5,535</b>	<b>100%</b>	---	---	---	---
Enrolled in school	1,237	22%	1,225	22%	12	0%
Nursery / Preschool	15	1%	7	1%	8	67%
Kindergarten to grade 4	229	19%	229	19%	0	0%
Grade 5 to grade 8	375	30%	375	31%	0	0%
Grade 9 to grade 12	314	25%	314	26%	0	0%
College, undergraduate	286	23%	286	23%	0	0%
Graduate or Professional school	18	1%	14	1%	4	33%
Not enrolled in school	4,298	78%	---	---	---	---

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>2,655</b>	<b>100%</b>	<b>855</b>	<b>100%</b>	<b>1,800</b>	<b>100%</b>
Family Households:	1,521	57%	855	100%	666	37%
Married couple family	1,066	40%	500	58%	566	31%
Other family:	455	17%	355	42%	100	6%
Male householder, no wife	99	4%	58	7%	41	2%
Female householder, no husband	356	13%	297	35%	59	3%
Nonfamily households:	1,134	43%	0	0%	1,134	63%
Householder living alone	1,065	40%	----	----	----	----
Other nonfamily households	69	3%	----	----	----	----

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>2,781</b>	<b>100%</b>	<b>2655</b>	<b>126</b>	<b>5%</b>	<b>2.13</b>
Single family (detached)	75	3%	75	0	0%	2.24
Single family (attached)	78	3%	78	0	0%	2.08
2 to 4 units	45	2%	43	2	4%	1.47
5 to 9 units	274	10%	258	16	6%	2.12
10 or more units	1,706	61%	1,620	86	5%	2.16
Mobile home and Other	603	22%	581	22	4%	2.08

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>688</b>	<b>100%</b>
Less than \$150,000	191	28%
\$150,000 to \$199,999	171	25%
\$200,000 to \$249,999	119	17%
\$250,000 to \$299,999	45	7%
\$300,000 to \$399,999	76	11%
\$400,000 to \$499,999	14	2%
\$500,000 to \$749,999	72	10%
\$750,000 to \$999,999	0	0%
\$1,000,000 or more	0	0%

**Median Value** **\$194,737**

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>2,781</b>	<b>100%</b>
2005 or Later	112	4%
2000 to 2004	213	8%
1990 to 1999	484	17%
1980 to 1989	977	35%
1970 to 1979	768	28%
1960 to 1969	172	6%
1950 to 1959	55	2%
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
<b>Total occupied housing units</b>	<b>2,655</b>	<b>100%</b>	<b>1,967</b>	<b>100%</b>	<b>688</b>	<b>100%</b>
1.00 occupant housing per room or less	2,513	95%	1,825	93%	688	100%
1.01 to 1.50 occupants per room	96	4%	96	5%	0	0%
1.51 to 2.00 occupants per room	0	0%	0	0%	0	0%
2.01 or more occupants per room	46	2%	46	2%	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>1,967</b>	<b>100%</b>
Less than \$500	152	8%
\$500 to \$599	26	1%
\$600 to \$699	0	0%
\$700 to \$799	98	5%
\$800 to \$899	268	14%
\$900 to \$999	410	21%
\$1,000 to \$1,249	720	37%
\$1,250 to \$1,499	216	11%
\$1,500 to \$1,999	63	3%
\$2,000 or more	0	0%
No cash rent	14	1%
<b>Median contract rent</b>	<b>\$1,010</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>1,967</b>	<b>100%</b>
Less than 20 percent	253	13%
20.0 to 24.9 percent	257	13%
25.0 to 29.9 percent	319	16%
30.0 to 34.9 percent	128	7%
35.0 to 39.9 percent	86	4%
40.0 to 49.9 percent	200	10%
50.0 percent or more	668	34%
Not computed	56	3%

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>2,655</b>	<b>100%</b>
No vehicle	488	18%
1 vehicle	1,104	42%
2 vehicles	912	34%
3 vehicles	126	5%
4 or more vehicles	25	1%

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>2,303</b>	<b>100%</b>
Worked in state of residence	2,295	100%
Worked in county of residence	2,245	97%
Worked outside county of residence	50	2%
Worked outside state of residence	8	<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
<b>Population age 16 and older</b>	<b>4,705</b>	<b>100%</b>	<b>2,082</b>	<b>44%</b>
In labor force	2,878	61%	1,510	52%
Armed forces	0	0%	0	0%
Civilian (employed)	2,504	87%	1,240	50%
Civilian (unemployed)	374	13%	270	72%
Not in labor force	1,827	39%	572	31%
Pct. of civilian labor force unemployed	13.0%		17.9%	

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
<b>Total Workers</b>	<b>2,303</b>	<b>100%</b>
Car, truck or van:	2,114	92%
Drove Alone	1,820	79%
Carpooled	294	13%
Public Transportation:	23	1%
Bus	23	1%
Trolley / Streetcar	0	0%
Railroad	0	0%
Other public transportation	0	0%
Motorcycle	28	1%
Bicycle	27	1%
Walked	55	2%
Other means	8	<1%
Worked at home	48	2%

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>2,303</b>	<b>100%</b>
Did not work at home	2,255	98%
Less than 10 minutes	234	10%
10 to 19 minutes	570	25%
20 to 29 minutes	583	25%
30 to 44 minutes	396	17%
45 to 59 minutes	267	12%
60 to 89 minutes	115	5%
90 minutes or more	90	4%
Worked at home	48	2%
<b>Average time to work (minutes)</b>	<b>33</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>2,287</b>	<b>100%</b>
Agriculture, forestry, mining	10	<1%
Utilities	0	0%
Construction	196	9%
Manufacturing	186	8%
Wholesale trade	71	3%
Retail trade	448	20%
Transportation & warehousing	98	4%
Information & communications	46	2%
Finance, insurance, & real estate	151	7%
Professional, scientific, management, administration	23	1%
Educational, social, & health services	240	10%
Art, entertainment, recreation, accommodations, food	394	17%
Other services	238	10%
Public administration	186	8%

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>2,287</b>	<b>100%</b>
Management, professional & related:	560	24%
Management (incl. farm managers)	121	5%
Business & financial	158	7%
Computer & mathematical	52	2%
Architecture & engineering	42	2%
Life, physical & social science	7	<1%
Community & social service	34	1%
Legal	0	0%
Education, training, & library	46	2%
Art, entertainment, sports & media	9	<1%
Healthcare practitioners	91	4%
Service:	655	29%
Healthcare support	15	1%
Protective service	31	1%
Food preparation & serving	270	12%
Building & grounds cleaning / maintenance	230	10%
Personal care & service	109	5%
Sales & office	543	24%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	205	9%
Production, transport & material moving	324	14%

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>2,655</b>	<b>100%</b>
Less than \$15,000	405	15%
\$15,000 to \$29,999	787	30%
\$30,000 to \$44,999	509	19%
\$45,000 to \$59,999	417	16%
\$60,000 to \$74,999	302	11%
\$75,000 to \$99,999	91	3%
\$100,000 to \$124,999	66	2%
\$125,000 to \$149,999	30	1%
\$150,000 to \$199,999	29	1%
\$200,000 or more	19	1%
<b>Median Income</b>	<b>\$33,993</b>	<b>—</b>

Source: SANDAG, Current Estimates (2010)

## Earnings and Income

	Number	Percent
<b>Total households</b>	<b>2,655</b>	<b>100%</b>
With earnings	1,759	66%
With wage and salary income	1,677	63%
With self-employment income	276	10%
With interest, dividend, or net rental income	421	16%
With Social Security income	856	32%
With Supplemental Security income	123	5%
With public assistance income	16	1%
With retirement income	564	21%
With other types of income	463	17%

*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>5,603</b>	<b>100%</b>
Under .50	130	2%
.50 to .99	597	11%
1.00 to 1.24	561	10%
1.25 to 1.49	728	13%
1.50 to 1.84	373	7%
1.85 to 1.99	49	1%
2.00 and over	3,165	56%

*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>5,603</b>	<b>100%</b>
Above Poverty	4,876	87%
Below Poverty	727	13%

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

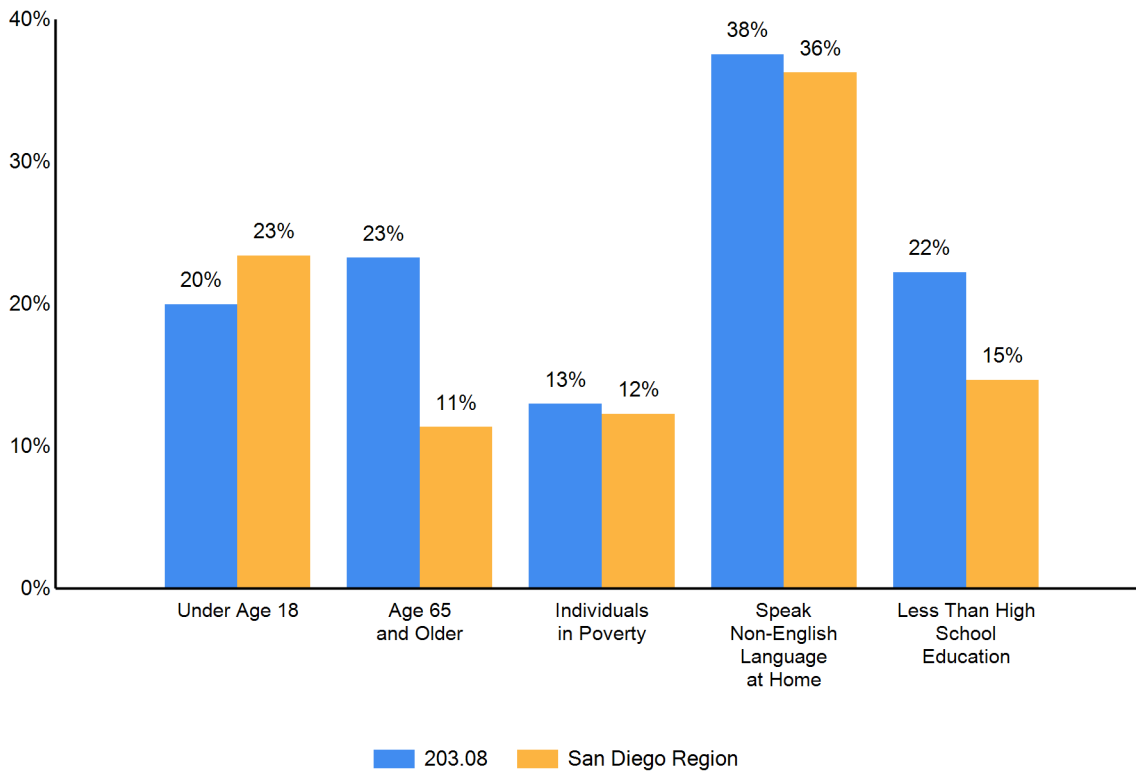
## Poverty Status of Families by Family Type and Presence of Related Children Under 18

	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>1,521</b>	<b>855</b>	<b>666</b>	<b>1,360</b>	<b>694</b>	<b>666</b>	<b>161</b>	<b>161</b>	<b>0</b>
Married couple family	1,066	500	566	991	425	566	75	75	0
Male householder, no wife present	99	58	41	41	0	41	58	58	0
Female householder, no husband present	356	297	59	328	269	59	28	28	0

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

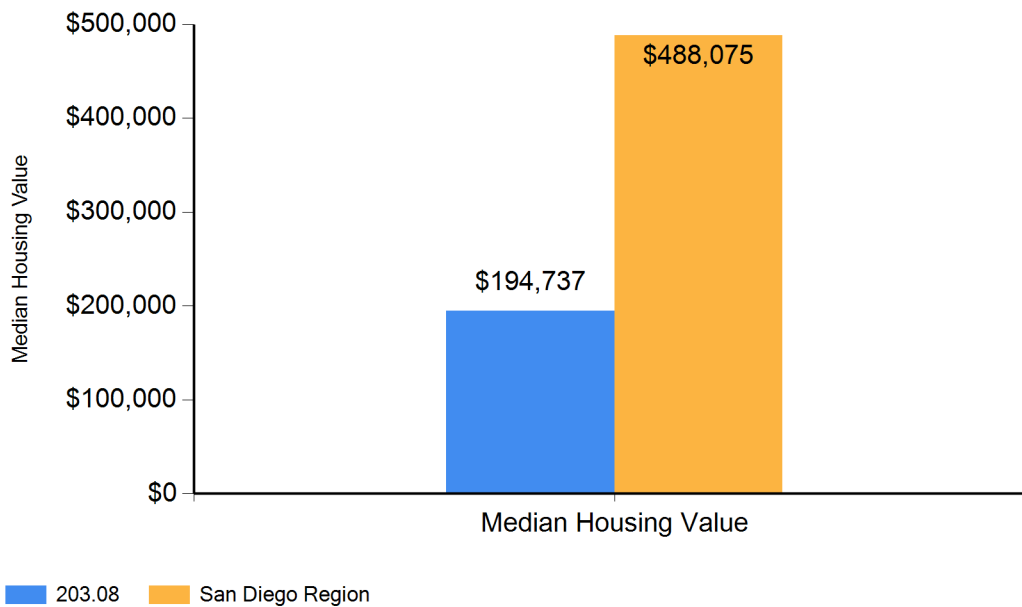


## Demographic and Socioeconomic Characteristics



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