2050 REGIONAL GROWTH FORECAST (adopted Oct. 2011)
Census Tract 32.02

SANDAG

POPULATION AND HOUSING

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**4,229**	**4,412**	**4,495**	**4,615**	**4,682**	**453**	**11%**
Household Population	4,209	4,383	4,443	4,544	4,593	384	9%
Group Quarters Population	20	29	52	71	89	69	345%
Civilian	20	29	52	71	89	69	345%
Military	0	0	0	0	0	0	0%
Total Housing Units	**1,313**	**1,352**	**1,361**	**1,363**	**1,363**	**50**	**4%**
Single Family	1,211	1,248	1,257	1,257	1,257	46	4%
Multiple Family	19	22	22	24	24	5	26%
Mobile Homes	83	82	82	82	82	-1	-1%
Occupied Housing Units	**1,264**	**1,296**	**1,303**	**1,305**	**1,307**	**43**	**3%**
Single Family	1,167	1,202	1,211	1,211	1,212	45	4%
Multiple Family	19	16	16	18	19	0	0%
Mobile Homes	78	78	76	76	76	-2	-3%
Vacancy Rate	**3.7%**	**4.1%**	**4.3%**	**4.3%**	**4.1%**	**0.4**	**11%**
Single Family	3.6%	3.7%	3.7%	3.7%	3.6%	0.0	0%
Multiple Family	0.0%	27.3%	27.3%	25.0%	20.8%	20.8	0%
Mobile Homes	6.0%	4.9%	7.3%	7.3%	0.0%	-6.0	-100%
Persons per Household	**3.33**	**3.38**	**3.41**	**3.48**	**3.51**	**0.18**	**5%**

HOUSEHOLD INCOME (real 1999 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 2011 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 2050 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 2008 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.
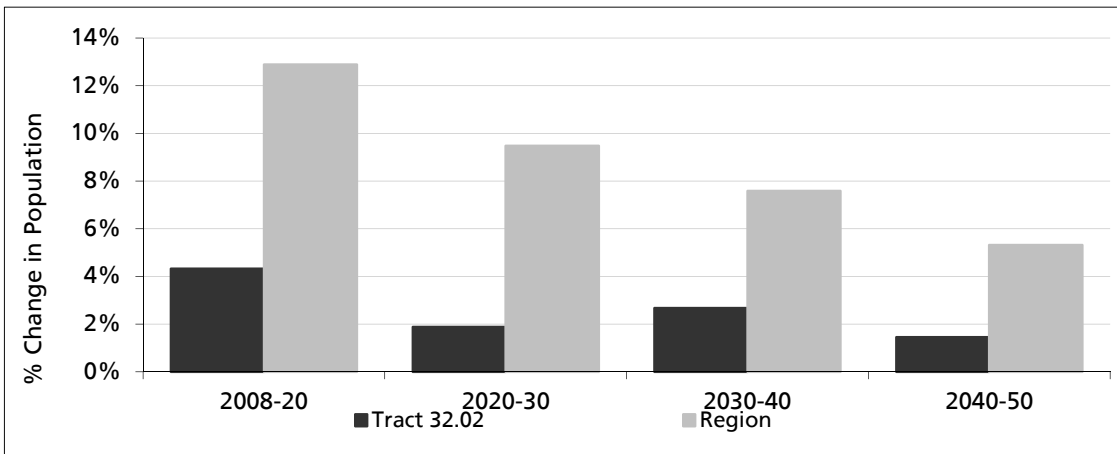
Source: Final Series 12 - 2050 Regional Growth Forecast
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POPULATION BY AGE

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**4,229**	**4,412**	**4,495**	**4,615**	**4,682**	**453**	**11%**
Under 5	307	273	253	246	228	-79	-26%
5 to 9	250	274	242	239	229	-21	-8%
10 to 14	312	329	284	274	271	-41	-13%
15 to 17	189	174	165	160	161	-28	-15%
18 to 19	121	99	109	100	102	-19	-16%
20 to 24	307	251	299	286	284	-23	-7%
25 to 29	321	317	301	300	293	-28	-9%
30 to 34	278	250	209	243	232	-46	-17%
35 to 39	294	264	269	257	270	-24	-8%
40 to 44	273	262	241	208	260	-13	-5%
45 to 49	310	319	277	298	294	-16	-5%
50 to 54	277	291	286	282	247	-30	-11%
55 to 59	247	328	324	298	330	83	34%
60 to 61	91	126	130	132	139	48	53%
62 to 64	89	148	158	169	164	75	84%
65 to 69	117	191	240	258	245	128	109%
70 to 74	144	210	281	303	324	180	125%
75 to 79	137	148	230	291	304	167	122%
80 to 84	89	78	114	149	149	60	67%
85 and over	76	80	83	122	156	80	105%
Median Age	35.5	39.5	42.4	44.9	45.2	9.7	27%

POPULATION BY RACE AND ETHNICITY

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**4,229**	**4,412**	**4,495**	**4,615**	**4,682**	**453**	**11%**
Hispanic	2,532	2,843	3,024	3,252	3,437	905	36%
Non-Hispanic	1,697	1,569	1,471	1,363	1,245	-452	-27%
White	819	702	610	513	413	-406	-50%
Black	199	183	164	141	119	-80	-40%
American Indian	16	20	23	23	23	7	44%
Asian	510	510	510	510	505	-5	-1%
Hawaiian / Pacific Islander	27	22	20	20	20	-7	-26%
Other	12	16	20	22	24	12	100%
Two or More Races	114	116	124	134	141	27	24%

GROWTH TRENDS IN TOTAL POPULATION

Source: Final Series 12 - 2050 Regional Growth Forecast
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EMPLOYMENT

	2008	2020	2030	2040	2050	2008 to 2050 Change*	
						Numeric	Percent
Jobs	**204**	**208**	**208**	**208**	**208**	**4**	**2%**
Civilian Jobs	204	208	208	208	208	4	2%
Military Jobs	0	0	0	0	0	0	0%

LAND USE[1]

	2008	2020	2030	2040	2050	2008 to 2050 Change*	
						Numeric	Percent
Total Acres	**313**	**313**	**313**	**313**	**313**	**0**	**0%**
Developed Acres	**307**	**312**	**313**	**313**	**313**	**6**	**2%**
Low Density Single Family	0	0	0	0	0	0	0%
Single Family	208	212	213	213	213	6	3%
Multiple Family	0	1	1	1	1	0	46%
Mobile Homes	11	11	11	11	11	0	0%
Other Residential	0	0	0	0	0	0	0%
Mixed Use	0	0	0	0	0	0	0%
Industrial	1	1	1	1	1	0	0%
Commercial/Services	5	5	5	5	5	0	0%
Office	3	3	3	3	3	0	0%
Schools	0	0	0	0	0	0	0%
Roads and Freeways	63	63	63	63	63	0	0%
Agricultural and Extractive[2]	0	0	0	0	0	0	0%
Parks and Military Use	17	17	17	17	17	0	0%
Vacant Developable Acres	**6**	**1**	**0**	**0**	**0**	**-6**	**-100%**
Low Density Single Family	0	0	0	0	0	0	0%
Single Family	6	1	0	0	0	-6	-100%
Multiple Family	0	0	0	0	0	0	-100%
Mixed Use	0	0	0	0	0	0	0%
Industrial	0	0	0	0	0	0	0%
Commercial/Services	0	0	0	0	0	0	0%
Office	0	0	0	0	0	0	0%
Schools	0	0	0	0	0	0	0%
Parks and Other	0	0	0	0	0	0	0%
Future Roads and Freeways	0	0	0	0	0	0	0%
Constrained Acres	**0**	**0**	**0**	**0**	**0**	**0**	**0%**
Employment Density[3]	**23.7**	**24.2**	**24.2**	**24.2**	**24.2**	**0.5**	**2%**
Residential Density[4]	**6.0**	**6.0**	**6.0**	**6.0**	**6.0**	**0.1**	**1%**

GROWTH TRENDS IN JOBS
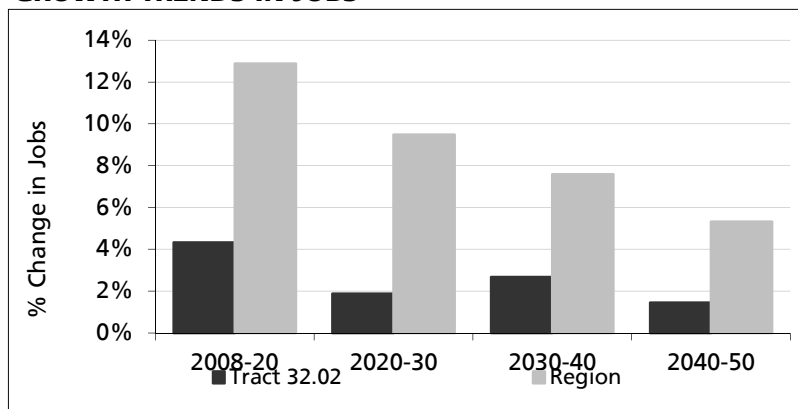
Notes:

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 family, mobile home, other, and half of mixed use acres).

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