POPULATION AND HOUSING

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**43,227**	**48,539**	**55,832**	**58,201**	**58,656**	**15,429**	**36%**
Household Population	43,141	48,416	55,641	57,922	58,316	15,175	35%
Group Quarters Population	86	123	191	279	340	254	295%
Civilian	86	123	191	279	340	254	295%
Military	0	0	0	0	0	0	0%
Total Housing Units	**15,977**	**17,852**	**20,090**	**20,497**	**20,431**	**4,454**	**28%**
Single Family	8,413	9,233	9,835	9,876	9,847	1,434	17%
Multiple Family	5,058	6,113	7,741	8,107	8,053	2,995	59%
Mobile Homes	2,506	2,506	2,514	2,514	2,531	25	1%
Occupied Housing Units	**15,520**	**17,318**	**19,530**	**19,946**	**19,898**	**4,378**	**28%**
Single Family	8,253	8,996	9,617	9,661	9,643	1,390	17%
Multiple Family	4,906	5,887	7,468	7,838	7,792	2,886	59%
Mobile Homes	2,361	2,435	2,445	2,447	2,463	102	4%
Vacancy Rate	**2.9%**	**3.0%**	**2.8%**	**2.7%**	**2.6%**	**-0.3**	**-10%**
Single Family	1.9%	2.6%	2.2%	2.2%	2.1%	0.2	11%
Multiple Family	3.0%	3.7%	3.5%	3.3%	3.2%	0.2	7%
Mobile Homes	5.8%	2.8%	2.7%	2.7%	0.0%	-5.8	-100%
Persons per Household	**2.78**	**2.80**	**2.85**	**2.90**	**2.93**	**0.15**	**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.
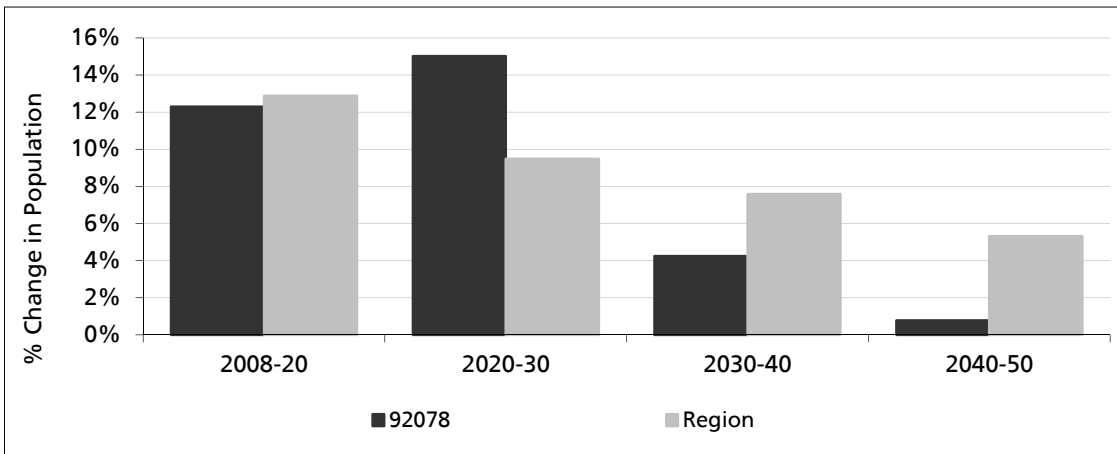
Source: Final Series 12 - 2050 Regional Growth Forecast
SANDAG
www.sandag.org

Adopted October 2011
92078
Page 1 of 3

POPULATION BY AGE

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**43,227**	**48,539**	**55,832**	**58,201**	**58,656**	**15,429**	**36%**
Under 5	3,579	3,494	4,010	4,108	3,947	368	10%
5 to 9	3,072	3,530	3,974	4,137	4,097	1,025	33%
10 to 14	2,864	3,482	3,818	3,981	4,072	1,208	42%
15 to 17	1,696	1,775	1,983	2,088	2,165	469	28%
18 to 19	1,050	1,001	1,109	1,087	1,178	128	12%
20 to 24	2,366	2,427	3,214	3,183	3,271	905	38%
25 to 29	2,327	2,875	3,311	3,544	3,528	1,201	52%
30 to 34	2,327	2,649	2,779	3,443	3,452	1,125	48%
35 to 39	2,889	2,729	3,664	3,809	4,021	1,132	39%
40 to 44	3,063	2,989	3,504	3,261	3,932	869	28%
45 to 49	2,820	2,654	2,519	3,059	3,286	466	17%
50 to 54	2,650	2,701	2,740	2,982	2,888	238	9%
55 to 59	2,101	2,598	2,501	2,314	2,738	637	30%
60 to 61	767	1,048	995	857	1,050	283	37%
62 to 64	1,006	1,614	1,493	1,405	1,387	381	38%
65 to 69	1,530	2,600	2,762	2,217	1,900	370	24%
70 to 74	1,506	2,595	3,287	2,865	2,545	1,039	69%
75 to 79	1,761	2,101	3,234	3,323	2,737	976	55%
80 to 84	1,706	1,465	2,458	2,836	2,200	494	29%
85 and over	2,147	2,212	2,477	3,702	4,262	2,115	99%
Median Age	39.0	40.5	40.1	39.6	39.5	0.5	1%

POPULATION BY RACE AND ETHNICITY

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**43,227**	**48,539**	**55,832**	**58,201**	**58,656**	**15,429**	**36%**
Hispanic	11,750	15,984	21,702	25,223	27,619	15,869	135%
Non-Hispanic	31,477	32,555	34,130	32,978	31,037	-440	-1%
White	27,279	27,227	27,466	25,395	22,747	-4,532	-17%
Black	678	949	1,284	1,502	1,689	1,011	149%
American Indian	170	153	170	172	141	-29	-17%
Asian	2,252	2,900	3,555	4,052	4,463	2,211	98%
Hawaiian / Pacific Islander	110	182	238	290	322	212	193%
Other	34	36	56	44	51	17	50%
Two or More Races	954	1,108	1,361	1,523	1,624	670	70%

GROWTH TRENDS IN TOTAL POPULATION

Source: Final Series 12 - 2050 Regional Growth Forecast
SANDAG
www.sandag.org

Adopted October 2011
92078
Page 2 of 3

EMPLOYMENT

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Jobs	**17,521**	**19,263**	**22,432**	**26,101**	**28,354**	**10,833**	**62%**
Civilian Jobs	17,521	19,263	22,432	26,101	28,354	10,833	62%
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	**9,381**	**9,381**	**9,381**	**9,381**	**9,381**	**0**	**0%**
Developed Acres	**7,734**	**8,444**	**8,878**	**9,081**	**9,115**	**1,381**	**18%**
Low Density Single Family	597	1,022	1,196	1,256	1,256	659	110%
Single Family	1,642	1,864	2,034	2,086	2,075	433	26%
Multiple Family	328	348	350	357	352	23	7%
Mobile Homes	357	349	349	349	349	-7	-2%
Other Residential	3	3	3	2	2	-1	-24%
Mixed Use	0	74	178	197	198	198	--
Industrial	446	442	467	521	555	108	24%
Commercial/Services	505	554	522	520	531	26	5%
Office	19	25	41	57	60	41	212%
Schools	98	105	105	110	110	11	12%
Roads and Freeways	1,028	1,028	1,028	1,028	1,028	0	0%
Agricultural and Extractive[2]	394	316	302	296	296	-98	-25%
Parks and Military Use	2,317	2,314	2,303	2,303	2,303	-14	-1%
Vacant Developable Acres	**1,552**	**841**	**408**	**205**	**171**	**-1,381**	**-89%**
Low Density Single Family	629	236	76	16	16	-614	-98%
Single Family	470	261	78	13	13	-457	-97%
Multiple Family	30	11	9	2	1	-29	-95%
Mixed Use	68	42	6	0	0	-68	-99%
Industrial	217	217	177	123	90	-127	-58%
Commercial/Services	85	30	20	19	18	-67	-78%
Office	9	8	4	1	0	-9	-100%
Schools	11	5	5	0	0	-11	-100%
Parks and Other	21	21	21	21	21	0	0%
Future Roads and Freeways	11	11	11	11	11	0	0%
Constrained Acres	**95**	**95**	**95**	**95**	**95**	**0**	**0%**
Employment Density[3]	**16.4**	**16.6**	**18.3**	**20.0**	**20.9**	**4.5**	**28%**
Residential Density[4]	**5.5**	**4.9**	**5.0**	**4.9**	**4.9**	**-0.5**	**-9%**

GROWTH TRENDS IN JOBS
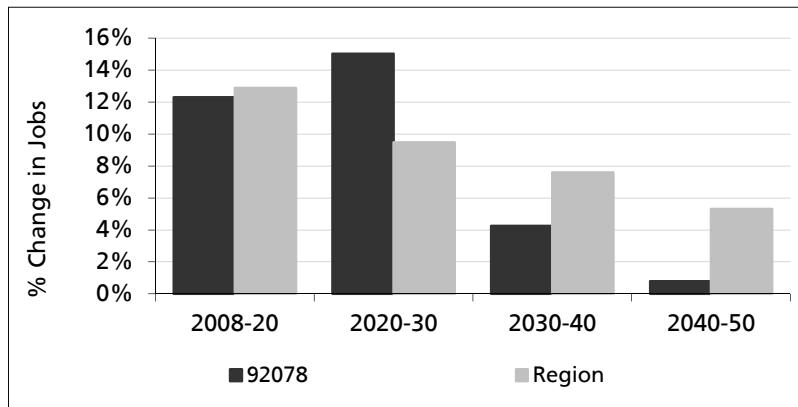
Notes:

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).

Source: Final Series 12 - 2050 Regional Growth Forecast
SANDAG
www.sandag.org

Adopted October 2011
92078
Page 3 of 3