SERIES 13 REGIONAL GROWTH FORECAST

Census Tract 83.36

POPULATION AND HOUSING

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	2,340	2,367	2,385	2,355	15	1%
Household Population	2,340	2,367	2,385	2,355	15	1%
Group Quarters Population	0	0	0	0	0	0%
Civilian	0	0	0	0	0	0%
Military	0	0	0	0	0	0%
Total Housing Units	742	742	742	742	0	0%
Single Family	742	742	742	742	0	0%
Multiple Family	0	0	0	0	0	0%
Mobile Homes	0	0	0	0	0	0%
Occupied Housing Units	738	735	741	735	-3	0%
Single Family	738	735	741	735	-3	0%
Multiple Family	0	0	0	0	0	0%
Mobile Homes	0	0	0	0	0	0%
Vacancy Rate	0.5%	0.9%	0.1%	0.9%	0.4	80%
Single Family	0.5%	0.9%	0.1%	0.9%	0.4	80%
Multiple Family	0.0%	0.0%	0.0%	0.0%	0.0	0%
Mobile Homes	0.0%	0.0%	0.0%	0.0%	0.0	0%
Persons per Household	3.17	3.22	3.22	3.20	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	21	32	32	32	11	52%
$15,000-$29,999	14	21	15	4	-10	-71%
$30,000-$44,999	16	26	23	24	8	50%
$45,000-$59,999	7	59	41	24	17	243%
$60,000-$74,999	70	55	47	54	-16	-23%
$75,000-$99,999	70	62	67	75	5	7%
$100,000-$124,999	91	110	85	70	-21	-23%
$125,000-$149,999	58	63	71	81	23	40%
$150,000-$199,999	138	138	148	137	-1	-1%
$200,000 or more	253	169	212	234	-19	-8%
Total Households	738	735	741	735	-3	0%
Median Household Income Adjusted for inflation ($2010)	$157,971	$125,992	$146,303	$151,277	($6,694)	-4%

*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.
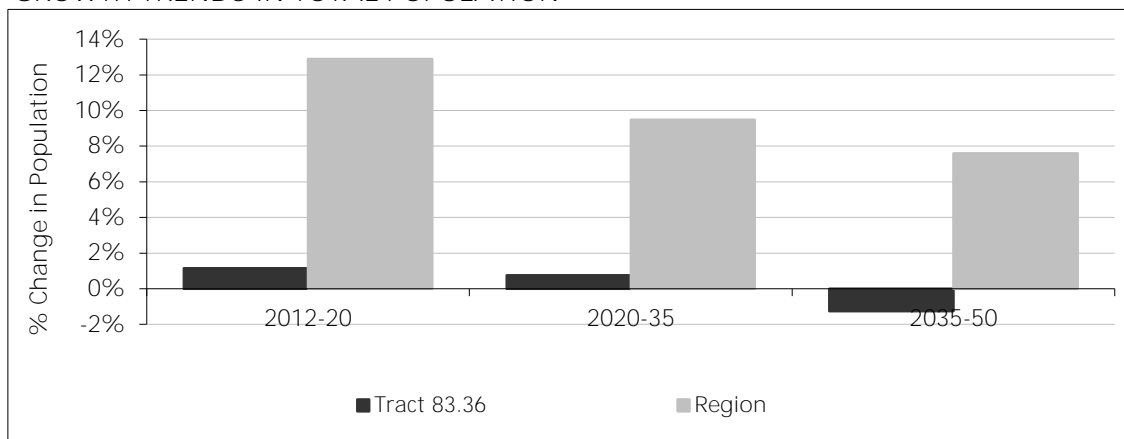
Source: Series 13 Regional Growth Forecast
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POPULATION BY AGE

	2012	2020	2035	2050	Numeric	Percent
Total Population	2,340	2,367	2,385	2,355	15	1%
Under 5	109	127	112	124	15	14%
5 to 9	149	161	154	169	20	13%
10 to 14	184	171	191	190	6	3%
15 to 17	160	129	148	129	-31	-19%
18 to 19	114	68	73	50	-64	-56%
20 to 24	101	87	79	61	-40	-40%
25 to 29	97	105	100	105	8	8%
30 to 34	81	84	72	77	-4	-5%
35 to 39	113	132	117	132	19	17%
40 to 44	147	145	170	163	16	11%
45 to 49	199	169	186	161	-38	-19%
50 to 54	250	205	219	183	-67	-27%
55 to 59	194	192	152	159	-35	-18%
60 to 61	90	108	84	98	8	9%
62 to 64	112	137	110	118	6	5%
65 to 69	127	185	167	184	57	45%
70 to 74	61	102	140	135	74	121%
75 to 79	27	34	63	66	39	144%
80 to 84	14	13	27	24	10	71%
85 and over	11	13	21	27	16	145%
Median Age	42.1	44.1	44.3	44.3	2.2	5%

POPULATION BY RACE AND ETHNICITY

	2012	2020	2035	2050	Numeric	Percent
Total Population	2,340	2,367	2,385	2,355	15	1%
Hispanic	193	228	269	320	127	66%
Non-Hispanic	2,147	2,139	2,116	2,035	-112	-5%
White	1,508	1,431	1,180	906	-602	-40%
Black	24	25	24	23	-1	-4%
American Indian	5	11	21	21	16	320%
Asian	504	542	697	831	327	65%
Hawaiian / Pacific Islander	6	12	24	36	30	500%
Other	4	6	10	11	7	175%
Two or More Races	96	112	160	207	111	116%

GROWTH TRENDS IN TOTAL POPULATION

Source: Series 13 Regional Growth Forecast
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EMPLOYMENT

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Jobs	72	72	72	72	0	0%
Civilian Jobs	72	72	72	72	0	0%
Military Jobs	0	0	0	0	0	0%

LAND USE[1]

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Total Acres	209	209	209	209	0	0%
Developed Acres	209	209	209	209	0	0%
Low Density Single Family	0	0	0	0	0	0%
Single Family	146	146	146	146	0	0%
Multiple Family	0	0	0	0	0	0%
Mobile Homes	0	0	0	0	0	0%
Other Residential	0	0	0	0	0	0%
Mixed Use	0	0	0	0	0	0%
Industrial	1	1	1	1	0	0%
Commercial/Services	0	0	0	0	0	0%
Office	0	0	0	0	0	0%
Schools	0	0	0	0	0	0%
Roads and Freeways	50	50	50	50	0	0%
Agricultural and Extractive[2]	0	0	0	0	0	0%
Parks and Military Use	12	12	12	12	0	0%
Vacant Developable Acres	0	0	0	0	0	0%
Low Density Single Family	0	0	0	0	0	0%
Single Family	0	0	0	0	0	0%
Multiple Family	0	0	0	0	0	0%
Mixed Use	0	0	0	0	0	0%
Industrial	0	0	0	0	0	0%
Commercial/Services	0	0	0	0	0	0%
Office	0	0	0	0	0	0%
Schools	0	0	0	0	0	0%
Parks and Other	0	0	0	0	0	0%
Future Roads and Freeways	0	0	0	0	0	0%
Constrained Acres	0	0	0	0	0	0%
Employment Density[3]	88.6	88.6	88.6	88.6	--	#VALUE!
Residential Density[4]	5.1	5.1	5.1	5.1	0.0	0%

GROWTH TRENDS IN JOBS

Legend: ■ Tract 83.36   ■ Region
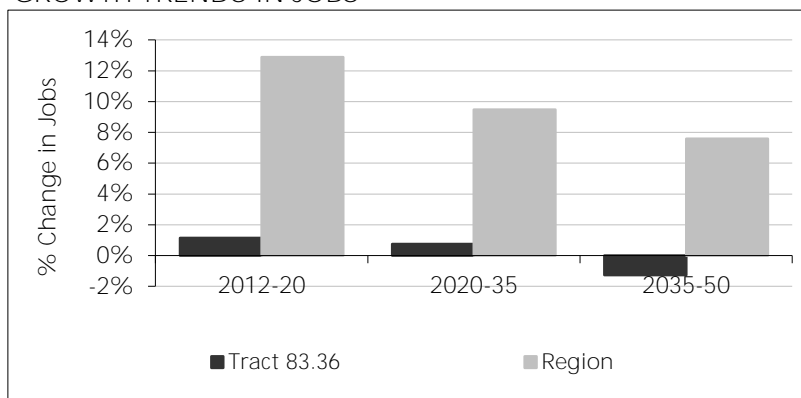
Notes:

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

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