



Demographic and Socioeconomic Profile 2010

TRACT: 83.62

Population by Race

	Population	Percent
Total Population	3,141	100%
White	2,036	65%
Asian	617	20%
Hispanic	336	11%
Two or More	96	3%
Black	41	1%
Other	11	<1%
American Indian	3	<1%
Pacific Islander	1	<1%

Source: SANDAG, Current Estimates (2010)

Population by Age and Sex

	Total	Male	Female	Percent Female
Total Population	3,141	1,548	1,593	51%
Under 5	167	96	71	43%
5 to 9	86	54	32	37%
10 to 14	74	38	36	49%
15 to 17	42	21	21	50%
18 and 19	43	24	19	44%
20 to 24	493	236	257	52%
25 to 29	352	192	160	45%
30 to 34	289	165	124	43%
35 to 39	282	144	138	49%
40 to 44	212	100	112	53%
45 to 49	187	90	97	52%
50 to 54	211	85	126	60%
55 to 59	184	78	106	58%
60 and 61	63	31	32	51%
62 to 64	83	38	45	54%
65 to 69	120	59	61	51%
70 to 74	102	39	63	62%
75 to 79	66	24	42	64%
80 to 84	43	17	26	60%
85 and Older	42	17	25	60%
Under 18	369	209	160	43%
65 and older	373	156	217	58%
Median	35.4	33.4	37.8	

Source: SANDAG, Current Estimates (2010)

Population by Marital Status

	Number	Percent
Total population age 15 and over	2,814	100%
Never Married	1,344	48%
Married, excluding separated	1,125	40%
Separated	43	2%
Widowed	90	3%
Divorced	212	8%

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	3,141	100%
Household	3,141	100%
Group Quarters - Other	0	0%
Group Quarters - College	0	0%
Group Quarters - Military	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
Total Pop.	3,141	336	2,036	41	3	617	1	11	96
Under 5	167	31	93	1	0	25	1	0	16
5 to 9	86	7	53	1	0	15	0	0	10
10 to 14	74	10	47	2	0	9	0	0	6
15 to 17	42	9	21	0	0	10	0	1	1
18 and 19	43	11	21	0	0	10	0	0	1
20 to 24	493	52	219	5	0	197	0	0	20
25 to 29	352	37	218	3	0	80	0	3	11
30 to 34	289	36	182	0	0	62	0	3	6
35 to 39	282	34	178	4	0	61	0	0	5
40 to 44	212	18	150	7	0	32	0	1	4
45 to 49	187	22	127	6	0	28	0	0	4
50 to 54	211	24	150	6	1	26	0	0	4
55 to 59	184	6	153	2	1	21	0	0	1
60 and 61	63	3	48	0	0	11	0	0	1
62 to 64	83	10	65	1	0	5	0	0	2
65 to 69	120	9	94	1	1	12	0	1	2
70 to 74	102	10	83	0	0	8	0	0	1
75 to 79	66	2	60	0	0	4	0	0	0
80 to 84	43	1	38	0	0	1	0	2	1
85 and Older	42	4	36	2	0	0	0	0	0
Under 18	369	57	214	4	0	59	1	1	33
65 and older	373	26	311	3	1	25	0	3	4
Median		31.5	39.6	43.2	57.5	27.7	2.5	32.5	23.5

Source: SANDAG, Current Estimates (2010)

Language Spoken at Home and Ability to Speak English

	Number	Percent
Total population age 5 and over	2,974	100%
Speak Only English	2,196	74%
Speak Spanish:	110	4%
Speak English "well" or "very well"	110	4%
Speak English "not well" or "not at all"	0	0%
Speak Asian/Pacific Island language:	437	15%
Speak English "well" or "very well"	423	14%
Speak English "not well" or "not at all"	14	<1%
Speak other language:	231	8%
Speak English "well" or "very well"	231	8%
Speak English "not well" or "not at all"	0	0%

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	2,236	100%
Less than 9th grade	17	1%
9th through 12th grade, no diploma	0	0%
High school grad (incl. equivalency)	126	6%
Some college, no degree	390	17%
Associate degree	121	5%
Bachelor's degree	838	37%
Master's degree	500	22%
Professional school degree	105	5%
Doctorate degree	139	6%

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	3,029	100%	---	---	---	---
Enrolled in school	871	29%	722	24%	149	5%
Nursery / Preschool	66	8%	0	0%	66	44%
Kindergarten to grade 4	27	3%	27	4%	0	0%
Grade 5 to grade 8	0	0%	0	0%	0	0%
Grade 9 to grade 12	59	7%	59	8%	0	0%
College, undergraduate	553	63%	510	71%	43	29%
Graduate or Professional school	166	19%	126	17%	40	27%
Not enrolled in school	2,158	71%	---	---	---	---

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	1,579	100%	220	100%	1,359	100%
Family Households:	668	42%	220	100%	448	33%
Married couple family	577	37%	167	76%	410	30%
Other family:	91	6%	53	24%	38	3%
Male householder, no wife	15	1%	0	0%	15	1%
Female householder, no husband	76	5%	53	24%	23	2%
Nonfamily households:	911	58%	0	0%	911	67%
Householder living alone	632	40%	----	----	----	----
Other nonfamily households	279	18%	----	----	----	----

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	1,736	100%	1579	157	9%	1.99
Single family (detached)	0	0%	0	0	0%	0.00
Single family (attached)	0	0%	0	0	0%	0.00
2 to 4 units	709	41%	644	65	9%	2.04
5 to 9 units	610	35%	557	53	9%	1.96
10 or more units	417	24%	378	39	9%	1.95
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	765	100%
Less than \$150,000	10	1%
\$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	94	12%
\$400,000 to \$499,999	210	27%
\$500,000 to \$749,999	438	57%
\$750,000 to \$999,999	13	2%
\$1,000,000 or more	0	0%

Median Value **\$539,098**

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	1,736	100%
2005 or Later	0	0%
2000 to 2004	0	0%
1990 to 1999	163	9%
1980 to 1989	140	8%
1970 to 1979	1,405	81%
1960 to 1969	0	0%
1950 to 1959	15	1%
1940 to 1949	0	0%
1939 or earlier	13	1%

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	1,579	100%	814	100%	765	100%
1.00 occupant housing per room or less	1,565	99%	800	98%	765	100%
1.01 to 1.50 occupants per room	14	1%	14	2%	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	814	100%
Less than \$500	0	0%
\$500 to \$599	0	0%
\$600 to \$699	0	0%
\$700 to \$799	9	1%
\$800 to \$899	35	4%
\$900 to \$999	18	2%
\$1,000 to \$1,249	159	20%
\$1,250 to \$1,499	109	13%
\$1,500 to \$1,999	279	34%
\$2,000 or more	159	20%
No cash rent	46	6%
Median contract rent	\$1,638	

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	814	100%
Less than 20 percent	157	19%
20.0 to 24.9 percent	103	13%
25.0 to 29.9 percent	57	7%
30.0 to 34.9 percent	79	10%
35.0 to 39.9 percent	68	8%
40.0 to 49.9 percent	65	8%
50.0 percent or more	187	23%
Not computed	98	12%

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	1,579	100%
No vehicle	49	3%
1 vehicle	548	35%
2 vehicles	800	51%
3 vehicles	136	9%
4 or more vehicles	46	3%

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	1,914	100%
Worked in state of residence	1,888	99%
Worked in county of residence	1,868	98%
Worked outside county of residence	20	1%
Worked outside state of residence	26	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	2,805	100%	1,358	48%
In labor force	1,963	70%	955	49%
Armed forces	0	0%	0	0%
Civilian (employed)	1,866	95%	858	46%
Civilian (unemployed)	97	0%	97	100%
Not in labor force	842	30%	403	48%
Pct. of civilian labor force unemployed	0.0%		10.2%	

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	1,914	100%
Car, truck or van:	1,492	78%
Drove Alone	1,386	72%
Carpooled	106	6%
Public Transportation:	196	10%
Bus	196	10%
Trolley / Streetcar	0	0%
Railroad	0	0%
Other public transportation	0	0%
Motorcycle	0	0%
Bicycle	42	2%
Walked	55	3%
Other means	32	2%
Worked at home	97	5%

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	1,914	100%
Did not work at home	1,817	95%
Less than 10 minutes	143	7%
10 to 19 minutes	836	44%
20 to 29 minutes	554	29%
30 to 44 minutes	251	13%
45 to 59 minutes	12	1%
60 to 89 minutes	0	0%
90 minutes or more	21	1%
Worked at home	97	5%
Average time to work (minutes)	22	--

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+	1,914	100%
Agriculture, forestry, mining	0	0%
Utilities	13	1%
Construction	28	1%
Manufacturing	248	13%
Wholesale trade	67	4%
Retail trade	152	8%
Transportation & warehousing	0	0%
Information & communications	44	2%
Finance, insurance, & real estate	123	6%
Professional, scientific, management, administration	77	4%
Educational, social, & health services	644	34%
Art, entertainment, recreation, accommodations, food	63	3%
Other services	17	1%
Public administration	438	23%

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+	1,914	100%
Management, professional & related:	1,274	67%
Management (incl. farm managers)	146	8%
Business & financial	99	5%
Computer & mathematical	219	11%
Architecture & engineering	122	6%
Life, physical & social science	247	13%
Community & social service	79	4%
Legal	0	0%
Education, training, & library	183	10%
Art, entertainment, sports & media	23	1%
Healthcare practitioners	156	8%
Service:	112	6%
Healthcare support	0	0%
Protective service	32	2%
Food preparation & serving	63	3%
Building & grounds cleaning / maintenance	0	0%
Personal care & service	17	1%
Sales & office	397	21%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	13	1%
Production, transport & material moving	118	6%

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

Household Income

Number Percent

Total Households	1,579	100%
Less than \$15,000	180	11%
\$15,000 to \$29,999	138	9%
\$30,000 to \$44,999	262	17%
\$45,000 to \$59,999	171	11%
\$60,000 to \$74,999	57	4%
\$75,000 to \$99,999	253	16%
\$100,000 to \$124,999	115	7%
\$125,000 to \$149,999	190	12%
\$150,000 to \$199,999	143	9%
\$200,000 or more	70	4%
Median Income	\$70,132	—

Source: SANDAG, Current Estimates (2010)

Earnings and Income

	Number	Percent
Total households	1,579	100%
With earnings	1,327	84%
With wage and salary income	1,251	79%
With self-employment income	224	14%
With interest, dividend, or net rental income	586	37%
With Social Security income	318	20%
With Supplemental Security income	0	0%
With public assistance income	0	0%
With retirement income	205	13%
With other types of income	244	15%

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	3,141	100%
Under .50	490	16%
.50 to .99	111	4%
1.00 to 1.24	72	2%
1.25 to 1.49	35	1%
1.50 to 1.84	134	4%
1.85 to 1.99	0	0%
2.00 and over	2,299	73%

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	3,141	100%
Above Poverty	2,540	81%
Below Poverty	601	19%

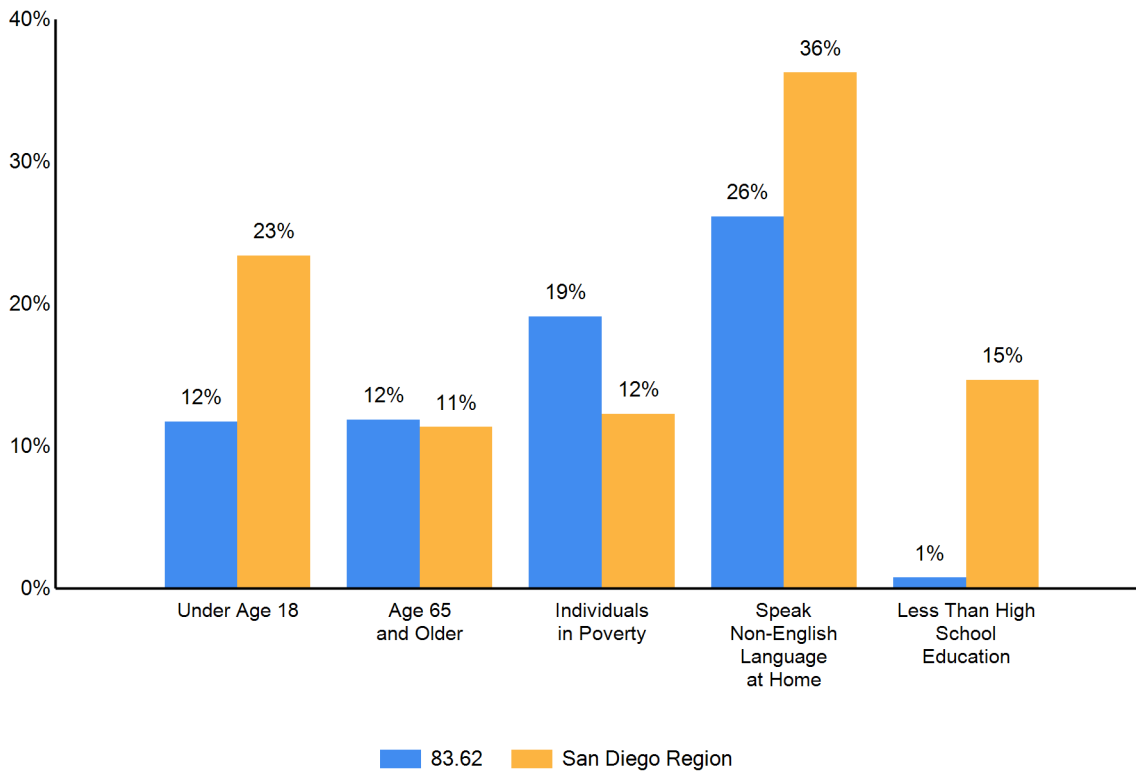
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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	668	220	448	646	220	426	22	0	22
Married couple family	577	167	410	577	167	410	0	0	0
Male householder, no wife present	15	0	15	0	0	0	15	0	15
Female householder, no husband present	76	53	23	69	53	16	7	0	7

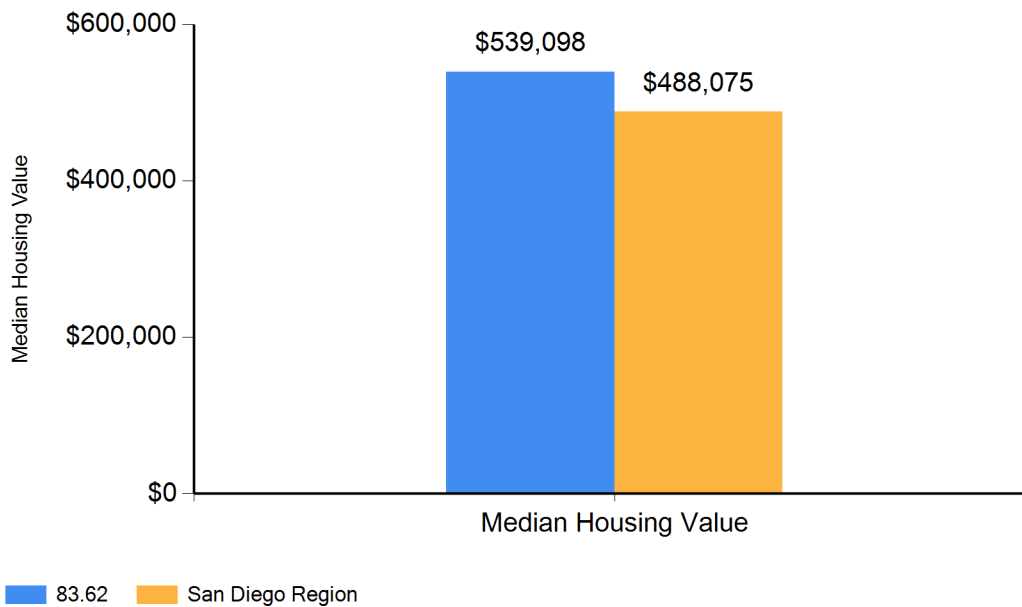
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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