SANDAG

POPULATION AND HOUSING

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	6,022	6,259	6,690	6,696	674	11%
Household Population	6,022	6,259	6,690	6,696	674	11%
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	2,584	2,620	2,735	2,735	151	6%
Single Family	2,476	2,512	2,627	2,627	151	6%
Multiple Family	108	108	108	108	0	0%
Mobile Homes	0	0	0	0	0	0%
Occupied Housing Units	2,412	2,431	2,591	2,586	174	7%
Single Family	2,300	2,319	2,477	2,473	173	8%
Multiple Family	112	112	114	113	1	1%
Mobile Homes	0	0	0	0	0	0%
Vacancy Rate	6.7%	7.2%	5.3%	5.4%	-1.3	-19%
Single Family	7.1%	7.7%	5.7%	5.9%	-1.2	-17%
Multiple Family	-3.7%	-3.7%	-5.6%	-4.6%	-0.9	24%
Mobile Homes	0.0%	0.0%	0.0%	0.0%	0.0	0%
Persons per Household	2.50	2.57	2.58	2.59	0.1	4%

HOUSEHOLD INCOME (real 2010 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 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.
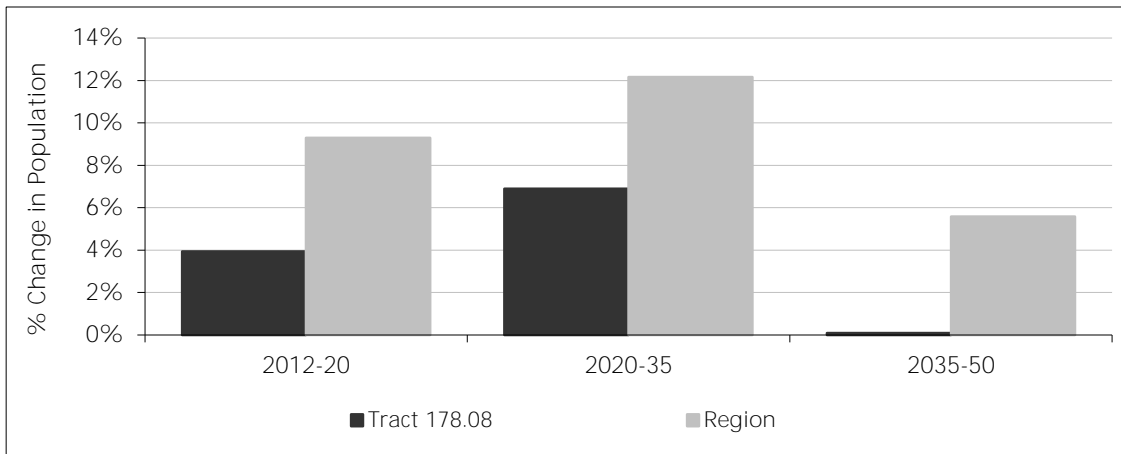
Source: Series 13 Regional Growth Forecast
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POPULATION BY AGE

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	6,022	6,259	6,690	6,696	674	11%
Under 5	257	296	267	314	57	22%
5 to 9	377	415	387	443	66	18%
10 to 14	459	430	455	457	-2	0%
15 to 17	295	238	278	242	-53	-18%
18 to 19	158	92	103	70	-88	-56%
20 to 24	193	171	161	138	-55	-28%
25 to 29	138	138	126	135	-3	-2%
30 to 34	176	184	150	173	-3	-2%
35 to 39	272	325	279	310	38	14%
40 to 44	424	399	445	395	-29	-7%
45 to 49	459	390	451	373	-86	-19%
50 to 54	542	427	481	372	-170	-31%
55 to 59	528	518	420	469	-59	-11%
60 to 61	182	210	157	176	-6	-3%
62 to 64	261	300	217	258	-3	-1%
65 to 69	447	602	522	608	161	36%
70 to 74	284	470	563	491	207	73%
75 to 79	220	301	539	431	211	96%
80 to 84	161	157	343	294	133	83%
85 and over	189	196	346	547	358	189%
Median Age	47.9	50.6	52.5	54.0	6.1	13%

POPULATION BY RACE AND ETHNICITY

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	6,022	6,259	6,690	6,696	674	11%
Hispanic	383	450	521	567	184	48%
Non-Hispanic	5,639	5,809	6,169	6,129	490	9%
White	4,891	5,007	5,157	5,039	148	3%
Black	38	38	32	24	-14	-37%
American Indian	12	9	7	0	-12	-100%
Asian	468	513	685	754	286	61%
Hawaiian / Pacific Islander	3	1	0	0	-3	-100%
Other	18	12	1	0	-18	-100%
Two or More Races	209	229	287	312	103	49%

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	1,336	1,524	1,807	1,835	499	37%
Civilian Jobs	1,336	1,524	1,807	1,835	499	37%
Military Jobs	0	0	0	0	0	0%

LAND USE[1]

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Acres	1,438	1,438	1,438	1,438	0	0%
Developed Acres	842	854	862	863	21	2%
Low Density Single Family	1	1	1	1	0	0%
Single Family	466	473	503	503	36	8%
Multiple Family	3	3	3	3	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	0	0	0	0	0	0%
Commercial/Services	75	80	88	88	13	17%
Office	0	0	0	0	0	0%
Schools	0	0	0	0	0	0%
Roads and Freeways	232	232	232	232	0	0%
Agricultural and Extractive[2]	29	29	0	0	-29	-100%
Parks and Military Use	36	36	36	36	0	0%
Vacant Developable Acres	21	9	1	0	-21	-100%
Low Density Single Family	0	0	0	0	0	0%
Single Family	8	1	0	0	-8	-100%
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	13	8	1	0	-13	-100%
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	575	575	575	575	0	0%
Employment Density[3]	17.6	18.9	20.6	20.7	3.1	17%
Residential Density[4]	5.5	5.5	5.4	5.4	-0.1	-2%

GROWTH TRENDS IN JOBS

Legend: ■ Tract 178.08 ■ Region
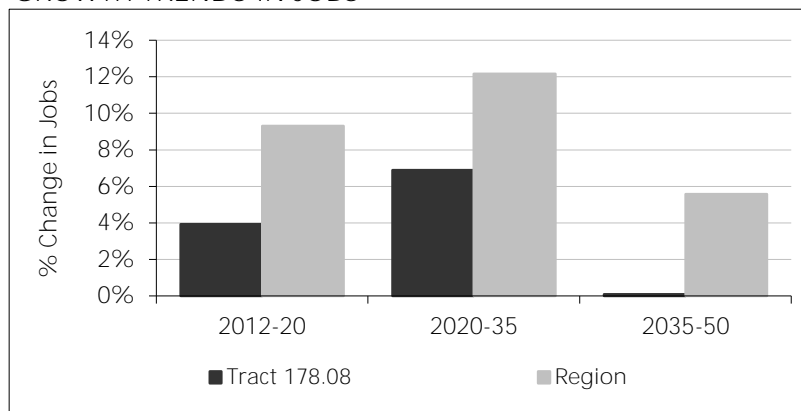
Notes:

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 residential acre (single family, multiple

Source: Series 13 Regional Growth Forecast
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