POPULATION AND HOUSING

	2008	2020	2030	*2040*	*2050*	2008 to 2050 Change* Numeric	Percent
Total Population	**192,308**	**212,248**	**220,296**	**226,077**	**230,460**	**38,152**	**20%**
Household Population	191,148	210,887	218,586	223,914	227,972	36,824	19%
Group Quarters Population	1,160	1,361	1,710	2,163	2,488	1,328	114%
Civilian	1,160	1,361	1,710	2,163	2,488	1,328	114%
Military	0	0	0	0	0	0	0%
Total Housing Units	**67,626**	**74,397**	**76,236**	**76,722**	**77,271**	**9,645**	**14%**
Single Family	48,797	53,478	55,237	55,600	55,855	7,058	14%
Multiple Family	18,127	20,237	20,317	20,450	20,742	2,615	14%
Mobile Homes	702	682	682	672	674	-28	-4%
Occupied Housing Units	**65,697**	**72,637**	**74,644**	**75,177**	**75,791**	**10,094**	**15%**
Single Family	47,365	52,206	54,081	54,481	54,792	7,427	16%
Multiple Family	17,641	19,758	19,889	20,032	20,333	2,692	15%
Mobile Homes	691	673	674	664	666	-25	-4%
Vacancy Rate	**2.9%**	**2.4%**	**2.1%**	**2.0%**	**1.9%**	**-1.0**	**-34%**
Single Family	2.9%	2.4%	2.1%	2.0%	1.9%	-1.0	-34%
Multiple Family	2.7%	2.4%	2.1%	2.0%	2.0%	-0.7	-26%
Mobile Homes	1.6%	1.3%	1.2%	1.2%	1.2%	-0.4	-25%
Persons per Household	**2.91**	**2.90**	**2.93**	**2.98**	**3.01**	**0.10**	**3%**

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.
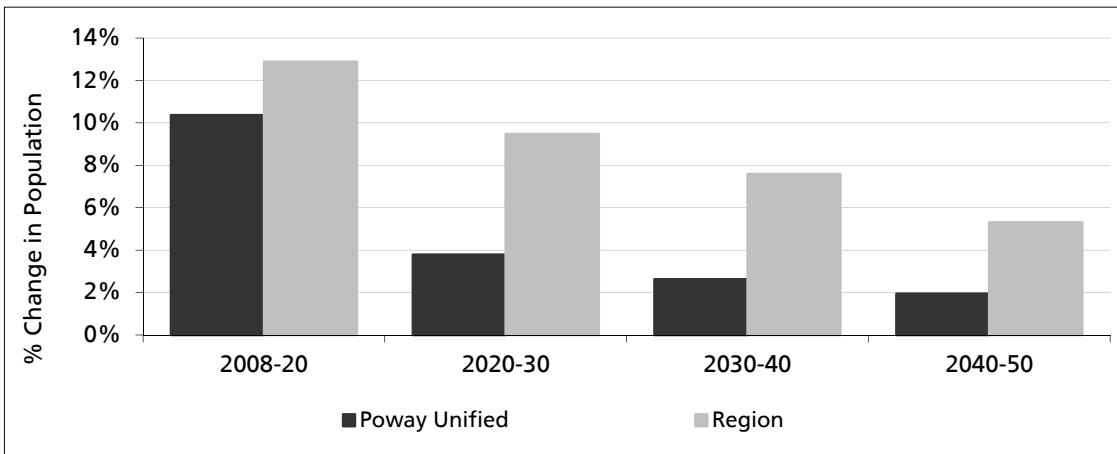
Source: Final 2050 Regional Growth Forecast
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POPULATION BY AGE

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**192,308**	**212,248**	**220,296**	**226,077**	**230,460**	**38,152**	**20%**
Under 5	10,840	10,977	11,323	11,403	11,201	361	3%
5 to 9	10,962	11,704	12,164	12,290	12,236	1,274	12%
10 to 14	13,816	15,471	15,027	15,533	15,527	1,711	12%
15 to 17	9,562	9,894	9,586	9,994	10,098	536	6%
18 to 19	6,689	6,070	5,791	5,779	5,754	-935	-14%
20 to 24	15,734	15,942	17,481	16,618	16,925	1,191	8%
25 to 29	10,839	13,353	13,685	13,415	13,777	2,938	27%
30 to 34	8,593	9,483	9,134	10,159	9,851	1,258	15%
35 to 39	11,072	9,759	11,358	11,636	11,646	574	5%
40 to 44	14,069	12,567	13,938	13,471	14,818	749	5%
45 to 49	17,600	15,391	13,602	16,240	16,813	-787	-4%
50 to 54	16,498	15,786	14,420	15,933	15,395	-1,103	-7%
55 to 59	13,563	16,932	14,727	13,145	15,694	2,131	16%
60 to 61	4,748	6,481	5,917	5,276	6,417	1,669	35%
62 to 64	5,107	8,671	7,917	7,292	7,609	2,502	49%
65 to 69	6,323	11,800	13,335	11,626	10,513	4,190	66%
70 to 74	4,567	8,380	10,852	9,774	9,048	4,481	98%
75 to 79	3,811	4,890	7,932	8,924	7,791	3,980	104%
80 to 84	3,621	3,558	6,109	7,918	7,169	3,548	98%
85 and over	4,294	5,139	5,998	9,651	12,178	7,884	184%
Median Age	39.1	41.4	41.6	42.3	42.8	3.7	9%

POPULATION BY RACE AND ETHNICITY

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**192,308**	**212,248**	**220,296**	**226,077**	**230,460**	**38,152**	**20%**
Hispanic	18,781	24,352	27,960	31,498	34,702	15,921	85%
Non-Hispanic	173,527	187,896	192,336	194,579	195,758	22,231	13%
White	123,574	126,335	125,286	121,603	117,510	-6,064	-5%
Black	4,267	5,408	6,022	6,587	7,157	2,890	68%
American Indian	540	1,027	1,248	1,287	1,239	699	129%
Asian	37,263	44,841	47,646	51,244	54,519	17,256	46%
Hawaiian / Pacific Islander	572	1,210	1,599	1,901	2,156	1,584	277%
Other	476	853	1,009	1,142	1,210	734	154%
Two or More Races	6,835	8,222	9,526	10,815	11,967	5,132	75%

GROWTH TRENDS IN TOTAL POPULATION

Source: Final 2050 Regional Growth Forecast
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EMPLOYMENT

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Jobs	**81,711**	**87,215**	**93,485**	**100,694**	**105,553**	**23,842**	**29%**
Civilian Jobs	81,711	87,215	93,485	100,694	105,553	23,842	29%
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	**68,848**	**68,848**	**68,848**	**68,848**	**68,848**	**0**	**0%**
Developed Acres	**56,504**	**59,690**	**64,529**	**64,954**	**65,261**	**8,758**	**15%**
Low Density Single Family	4,017	6,432	10,998	11,232	11,232	7,215	180%
Single Family	11,681	13,092	13,428	13,515	13,769	2,088	18%
Multiple Family	1,050	1,095	1,095	1,095	1,095	45	4%
Mobile Homes	84	84	84	84	84	0	0%
Other Residential	53	53	53	53	53	0	0%
Mixed Use	0	21	25	25	25	25	--
Industrial	1,728	1,762	1,804	1,864	1,897	169	10%
Commercial/Services	2,574	2,615	2,640	2,655	2,666	92	4%
Office	336	408	434	460	488	151	45%
Schools	715	750	795	830	855	140	20%
Roads and Freeways	5,476	5,476	5,476	5,476	5,476	0	0%
Agricultural and Extractive[2]	1,540	708	482	428	358	-1,182	-77%
Parks and Military Use	27,249	27,194	27,214	27,237	27,264	15	0%
Vacant Developable Acres	**9,887**	**6,700**	**1,861**	**1,436**	**1,129**	**-8,758**	**-89%**
Low Density Single Family	7,626	5,625	1,269	1,064	1,064	-6,562	-86%
Single Family	1,536	603	268	206	14	-1,522	-99%
Multiple Family	45	0	0	0	0	-45	-100%
Mixed Use	6	0	0	0	0	-6	-100%
Industrial	221	181	121	47	1	-220	-100%
Commercial/Services	97	52	27	11	1	-96	-99%
Office	96	25	18	7	0	-96	-100%
Schools	149	114	69	34	9	-140	-94%
Parks and Other	70	59	49	27	0	-70	-100%
Future Roads and Freeways	40	40	40	40	40	0	0%
Constrained Acres	**2,457**	**2,457**	**2,457**	**2,457**	**2,457**	**0**	**0%**
Employment Density[3]	**15.3**	**15.7**	**16.4**	**17.3**	**17.8**	**2.6**	**17%**
Residential Density[4]	**4.0**	**3.6**	**3.0**	**3.0**	**2.9**	**-1.1**	**-26%**

GROWTH TRENDS IN JOBS
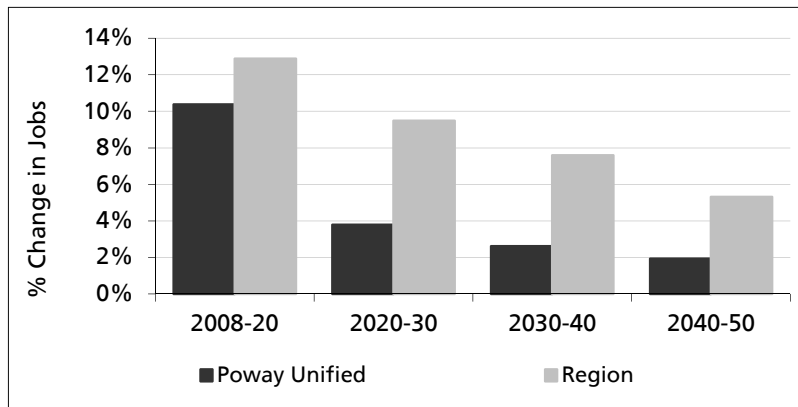
Notes:

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 2050 Regional Growth Forecast
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