POPULATION AND HOUSING

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**5,258**	**5,492**	**6,175**	**7,645**	**8,400**	**3,142**	**60%**
Household Population	5,179	5,404	6,059	7,503	8,237	3,058	59%
Group Quarters Population	79	88	116	142	163	84	106%
Civilian	79	88	116	142	163	84	106%
Military	0	0	0	0	0	0	0%
Total Housing Units	**1,996**	**2,024**	**2,326**	**2,933**	**3,220**	**1,224**	**61%**
Single Family	779	782	777	773	783	4	1%
Multiple Family	1,217	1,242	1,549	2,160	2,437	1,220	100%
Mobile Homes	0	0	0	0	0	0	0%
Occupied Housing Units	**1,870**	**1,933**	**2,235**	**2,810**	**3,093**	**1,223**	**65%**
Single Family	741	743	746	744	754	13	2%
Multiple Family	1,129	1,190	1,489	2,066	2,339	1,210	107%
Mobile Homes	0	0	0	0	0	0	0%
Vacancy Rate	**6.3%**	**4.5%**	**3.9%**	**4.2%**	**3.9%**	**-2.4**	**-38%**
Single Family	4.9%	5.0%	4.0%	3.8%	3.7%	-1.2	-24%
Multiple Family	7.2%	4.2%	3.9%	4.4%	4.0%	-3.2	-44%
Mobile Homes	0.0%	0.0%	0.0%	0.0%	0.0%	0.0	0%
Persons per Household	**2.77**	**2.80**	**2.71**	**2.67**	**2.66**	**-0.11**	**-4%**

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.
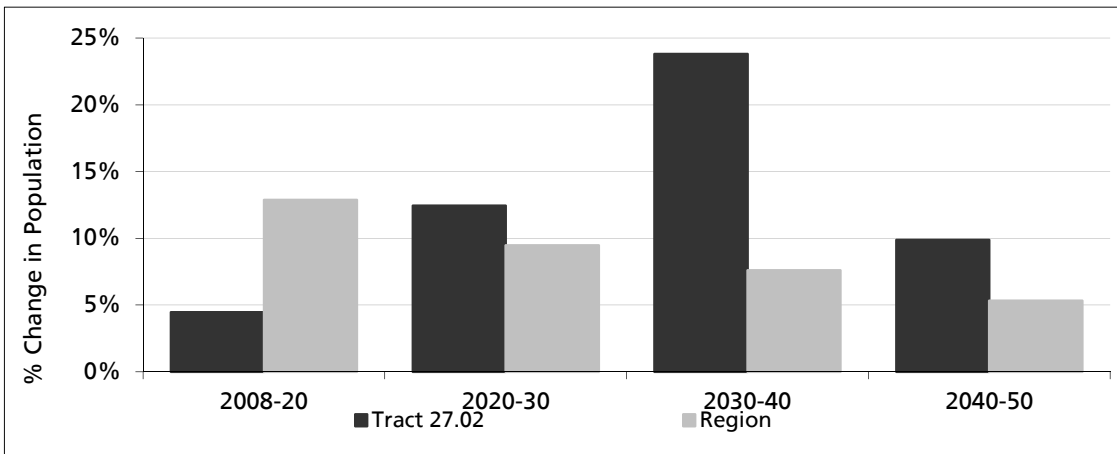
Source: Final Series 12 - 2050 Regional Growth Forecast
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Adopted October 2011
Tract 27.02
Page 1 of 3

POPULATION BY AGE

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**5,258**	**5,492**	**6,175**	**7,645**	**8,400**	**3,142**	**60%**
Under 5	426	434	480	573	595	169	40%
5 to 9	338	352	382	445	476	138	41%
10 to 14	273	325	382	471	533	260	95%
15 to 17	120	117	140	174	199	79	66%
18 to 19	67	68	72	88	105	38	57%
20 to 24	189	190	244	283	311	122	65%
25 to 29	676	769	780	947	1,002	326	48%
30 to 34	815	807	810	1,102	1,161	346	42%
35 to 39	549	482	628	732	824	275	50%
40 to 44	395	347	405	459	566	171	43%
45 to 49	357	317	321	453	481	124	35%
50 to 54	283	293	319	403	411	128	45%
55 to 59	202	261	278	311	373	171	85%
60 to 61	54	81	91	109	129	75	139%
62 to 64	76	133	169	223	239	163	214%
65 to 69	103	166	224	287	296	193	187%
70 to 74	109	159	222	297	352	243	223%
75 to 79	65	70	114	159	182	117	180%
80 to 84	78	60	75	96	119	41	53%
85 and over	83	61	39	33	46	-37	-45%
Median Age	33.3	33.0	33.8	33.8	34.2	0.9	3%

POPULATION BY RACE AND ETHNICITY

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**5,258**	**5,492**	**6,175**	**7,645**	**8,400**	**3,142**	**60%**
Hispanic	1,333	2,014	2,947	4,323	5,080	3,747	281%
Non-Hispanic	3,925	3,478	3,228	3,322	3,320	-605	-15%
White	1,957	1,212	520	0	0	-1,957	-100%
Black	914	1,002	1,131	1,310	1,222	308	34%
American Indian	23	26	29	33	31	8	35%
Asian	757	924	1,158	1,473	1,544	787	104%
Hawaiian / Pacific Islander	11	17	24	32	35	24	218%
Other	5	5	5	5	5	0	0%
Two or More Races	258	292	361	469	483	225	87%

GROWTH TRENDS IN TOTAL POPULATION

Source: Final Series 12 - 2050 Regional Growth Forecast
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Adopted October 2011
Tract 27.02
Page 2 of 3

EMPLOYMENT

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Jobs	**1,646**	**1,687**	**1,856**	**1,984**	**1,984**	**338**	**21%**
Civilian Jobs	1,646	1,687	1,856	1,984	1,984	338	21%
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	**334**	**334**	**334**	**334**	**334**	**0**	**0%**
Developed Acres	**329**	**331**	**333**	**334**	**334**	**5**	**2%**
Low Density Single Family	0	0	0	0	0	0	0%
Single Family	121	122	121	120	120	-1	-1%
Multiple Family	51	52	54	55	55	5	9%
Mobile Homes	0	0	0	0	0	0	0%
Other Residential	7	7	7	7	7	0	0%
Mixed Use	0	0	8	16	16	16	--
Industrial	0	0	0	0	0	0	-100%
Commercial/Services	26	26	19	12	12	-14	-54%
Office	0	0	0	0	0	0	0%
Schools	56	56	56	56	56	0	0%
Roads and Freeways	66	66	66	66	66	0	0%
Agricultural and Extractive[2]	0	0	0	0	0	0	0%
Parks and Military Use	2	2	2	2	2	0	-3%
Vacant Developable Acres	**5**	**3**	**1**	**0**	**0**	**-5**	**-100%**
Low Density Single Family	0	0	0	0	0	0	0%
Single Family	1	0	0	0	0	-1	-100%
Multiple Family	4	3	1	0	0	-4	-100%
Mixed Use	0	0	0	0	0	0	-100%
Industrial	0	0	0	0	0	0	0%
Commercial/Services	0	0	0	0	0	0	0%
Office	0	0	0	0	0	0	0%
Schools	0	0	0	0	0	0	0%
Parks and Other	0	0	0	0	0	0	0%
Future Roads and Freeways	0	0	0	0	0	0	0%
Constrained Acres	**0**	**0**	**0**	**0**	**0**	**0**	**0%**
Employment Density[3]	**20.0**	**20.5**	**23.5**	**26.2**	**26.2**	**6.2**	**31%**
Residential Density[4]	**11.2**	**11.2**	**12.5**	**15.4**	**16.9**	**5.7**	**51%**

GROWTH TRENDS IN JOBS
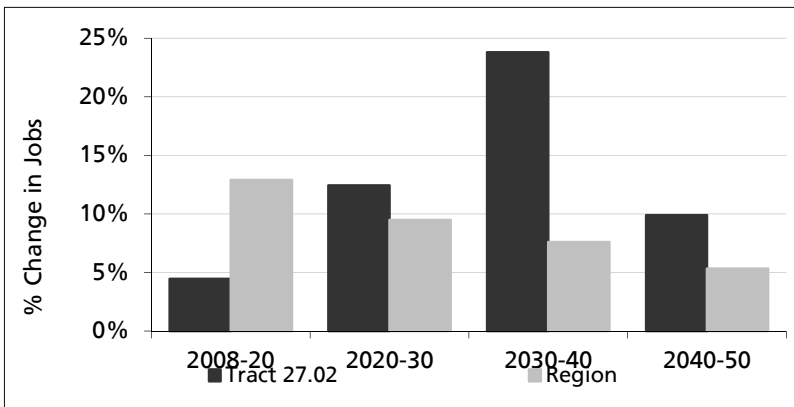
Notes:
1 - Figures may not add to total due to independent rounding.
2 - This is not a forecast of agricultural land, because the 2050 Regional Growth Forecast does not account for land that may become agricultural in the future. Also, some types of development that occur on agricultural land, such as 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
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Tract 27.02
Page 3 of 3