



Demographic and Socioeconomic Profile 2010

TRACT: 171.08

Population by Race

	Population	Percent
Total Population	4,658	100%
White	3,678	79%
Hispanic	567	12%
Asian	210	5%
Two or More	149	3%
Black	18	<1%
Other	17	<1%
American Indian	11	<1%
Pacific Islander	8	<1%

Source: SANDAG, Current Estimates (2010)

Population by Age and Sex

	Total	Male	Female	Percent Female
Total Population	4,658	2,274	2,384	51%
Under 5	294	148	146	50%
5 to 9	354	180	174	49%
10 to 14	389	213	176	45%
15 to 17	223	115	108	48%
18 and 19	90	47	43	48%
20 to 24	172	89	83	48%
25 to 29	182	94	88	48%
30 to 34	240	121	119	50%
35 to 39	317	154	163	51%
40 to 44	357	164	193	54%
45 to 49	410	190	220	54%
50 to 54	414	188	226	55%
55 to 59	410	201	209	51%
60 and 61	162	81	81	50%
62 to 64	165	84	81	49%
65 to 69	191	82	109	57%
70 to 74	108	46	62	57%
75 to 79	82	41	41	50%
80 to 84	50	23	27	54%
85 and Older	48	13	35	73%
Under 18	1,260	656	604	48%
65 and older	479	205	274	57%
Median	41.0	39.2	42.4	

Source: SANDAG, Current Estimates (2010)

Population by Marital Status

	Number	Percent
Total population age 15 and over	3,621	100%
Never Married	827	23%
Married, excluding separated	2,202	61%
Separated	44	1%
Widowed	195	5%
Divorced	353	10%

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	4,658	100%
Household	4,658	100%
Group Quarters - Other	0	0%
Group Quarters - Military	0	0%
Group Quarters - College	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.	4,658	567	3,678	18	11	210	8	17	149
Under 5	294	53	213	0	0	7	1	1	19
5 to 9	354	47	270	2	1	14	0	3	17
10 to 14	389	54	289	2	2	15	1	4	22
15 to 17	223	39	157	0	0	16	0	1	10
18 and 19	90	24	59	0	0	3	0	1	3
20 to 24	172	41	114	0	0	8	0	0	9
25 to 29	182	35	129	0	1	7	1	0	9
30 to 34	240	32	182	1	0	18	1	1	5
35 to 39	317	44	249	2	1	14	1	0	6
40 to 44	357	41	282	1	2	24	0	0	7
45 to 49	410	44	334	1	1	17	1	3	9
50 to 54	414	42	334	2	1	22	0	2	11
55 to 59	410	25	364	2	1	10	0	1	7
60 and 61	162	12	141	0	0	6	0	0	3
62 to 64	165	13	146	0	1	4	0	0	1
65 to 69	191	5	174	0	0	7	0	0	5
70 to 74	108	6	93	1	0	5	1	0	2
75 to 79	82	4	64	2	0	7	1	0	4
80 to 84	50	4	38	2	0	6	0	0	0
85 and Older	48	2	46	0	0	0	0	0	0
Under 18	1,260	193	929	4	3	52	2	9	68
65 and older	479	21	415	5	0	25	2	0	11
Median		28.6	43.1	50.0	41.3	40.6	35.0	16.5	21.9

Source: SANDAG, Current Estimates (2010)

Language Spoken at Home and Ability to Speak English

	Number	Percent
Total population age 5 and over	4,364	100%
Speak Only English	3,600	82%
Speak Spanish:	444	10%
Speak English "well" or "very well"	352	8%
Speak English "not well" or "not at all"	92	2%
Speak Asian/Pacific Island language:	81	2%
Speak English "well" or "very well"	81	2%
Speak English "not well" or "not at all"	0	0%
Speak other language:	239	5%
Speak English "well" or "very well"	206	5%
Speak English "not well" or "not at all"	33	1%

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	3,136	100%
Less than 9th grade	148	5%
9th through 12th grade, no diploma	85	3%
High school grad (incl. equivalency)	271	9%
Some college, no degree	630	20%
Associate degree	244	8%
Bachelor's degree	857	27%
Master's degree	579	18%
Professional school degree	175	6%
Doctorate degree	147	5%

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	4,491	100%	---	---	---	---
Enrolled in school	1,174	26%	939	21%	235	5%
Nursery / Preschool	124	11%	33	4%	91	39%
Kindergarten to grade 4	271	23%	247	26%	24	10%
Grade 5 to grade 8	277	24%	270	29%	7	3%
Grade 9 to grade 12	265	23%	265	28%	0	0%
College, undergraduate	218	19%	114	12%	104	44%
Graduate or Professional school	19	2%	10	1%	9	4%
Not enrolled in school	3,317	74%	---	---	---	---

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	1,674	100%	607	100%	1,067	100%
Family Households:	1,222	73%	607	100%	615	58%
Married couple family	1,040	62%	479	79%	561	53%
Other family:	182	11%	128	21%	54	5%
Male householder, no wife	64	4%	64	11%	0	0%
Female householder, no husband	118	7%	64	11%	54	5%
Nonfamily households:	452	27%	0	0%	452	42%
Householder living alone	388	23%	----	----	----	----
Other nonfamily households	64	4%	----	----	----	----

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	1,703	100%	1674	29	2%	2.78
Single family (detached)	1,347	79%	1,323	24	2%	2.81
Single family (attached)	356	21%	351	5	1%	2.67
2 to 4 units	0	0%	0	0	0%	0.00
5 to 9 units	0	0%	0	0	0%	0.00
10 or more units	0	0%	0	0	0%	0.00
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	1,370	100%
Less than \$150,000	35	3%
\$150,000 to \$199,999	11	1%
\$200,000 to \$249,999	33	2%
\$250,000 to \$299,999	0	0%
\$300,000 to \$399,999	78	6%
\$400,000 to \$499,999	166	12%
\$500,000 to \$749,999	867	63%
\$750,000 to \$999,999	180	13%
\$1,000,000 or more	0	0%

Median Value **\$604,023**

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	1,703	100%
2005 or Later	0	0%
2000 to 2004	0	0%
1990 to 1999	11	1%
1980 to 1989	685	40%
1970 to 1979	977	57%
1960 to 1969	23	1%
1950 to 1959	0	0%
1940 to 1949	0	0%
1939 or earlier	7	<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	1,674	100%	304	100%	1,370	100%
1.00 occupant housing per room or less	1,656	99%	290	95%	1,366	100%
1.01 to 1.50 occupants per room	18	1%	14	5%	4	<1%
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	304	100%
Less than \$500	0	0%
\$500 to \$599	6	2%
\$600 to \$699	0	0%
\$700 to \$799	0	0%
\$800 to \$899	0	0%
\$900 to \$999	0	0%
\$1,000 to \$1,249	12	4%
\$1,250 to \$1,499	0	0%
\$1,500 to \$1,999	177	58%
\$2,000 or more	97	32%
No cash rent	12	4%
Median contract rent	\$1,879	

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	304	100%
Less than 20 percent	86	28%
20.0 to 24.9 percent	10	3%
25.0 to 29.9 percent	30	10%
30.0 to 34.9 percent	21	7%
35.0 to 39.9 percent	10	3%
40.0 to 49.9 percent	72	24%
50.0 percent or more	63	21%
Not computed	12	4%

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	1,674	100%
No vehicle	0	0%
1 vehicle	400	24%
2 vehicles	894	53%
3 vehicles	318	19%
4 or more vehicles	62	4%

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	2,553	100%
Worked in state of residence	2,511	98%
Worked in county of residence	2,427	95%
Worked outside county of residence	84	3%
Worked outside state of residence	42	2%

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	3,553	100%	1,694	48%
In labor force	2,717	76%	1,420	52%
Armed forces	0	0%	0	0%
Civilian (employed)	2,650	98%	1,357	51%
Civilian (unemployed)	67	2%	63	94%
Not in labor force	836	24%	274	33%
Pct. of civilian labor force unemployed	2.5%		4.4%	

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	2,553	100%
Car, truck or van:	2,254	88%
Drove Alone	2,058	81%
Carpooled	196	8%
Public Transportation:	26	1%
Bus	0	0%
Trolley / Streetcar	0	0%
Railroad	12	<1%
Other public transportation	14	1%
Motorcycle	4	<1%
Bicycle	34	1%
Walked	18	1%
Other means	14	1%
Worked at home	203	8%

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	2,553	100%
Did not work at home	2,350	92%
Less than 10 minutes	308	12%
10 to 19 minutes	559	22%
20 to 29 minutes	528	21%
30 to 44 minutes	800	31%
45 to 59 minutes	103	4%
60 to 89 minutes	26	1%
90 minutes or more	26	1%
Worked at home	203	8%
Average time to work (minutes)	27	--

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+	2,542	100%
Agriculture, forestry, mining	12	<1%
Utilities	15	1%
Construction	129	5%
Manufacturing	293	12%
Wholesale trade	55	2%
Retail trade	238	9%
Transportation & warehousing	64	3%
Information & communications	56	2%
Finance, insurance, & real estate	143	6%
Professional, scientific, management, administration	54	2%
Educational, social, & health services	693	27%
Art, entertainment, recreation, accommodations, food	66	3%
Other services	256	10%
Public administration	468	18%

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+	2,542	100%
Management, professional & related:	1,447	57%
Management (incl. farm managers)	311	12%
Business & financial	176	7%
Computer & mathematical	80	3%
Architecture & engineering	170	7%
Life, physical & social science	73	3%
Community & social service	54	2%
Legal	32	1%
Education, training, & library	304	12%
Art, entertainment, sports & media	50	2%
Healthcare practitioners	197	8%
Service:	390	15%
Healthcare support	28	1%
Protective service	55	2%
Food preparation & serving	20	1%
Building & grounds cleaning / maintenance	156	6%
Personal care & service	131	5%
Sales & office	513	20%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	79	3%
Production, transport & material moving	113	4%

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

Household Income

Number Percent

Total Households	1,674	100%
Less than \$15,000	17	1%
\$15,000 to \$29,999	83	5%
\$30,000 to \$44,999	231	14%
\$45,000 to \$59,999	180	11%
\$60,000 to \$74,999	145	9%
\$75,000 to \$99,999	226	14%
\$100,000 to \$124,999	233	14%
\$125,000 to \$149,999	161	10%
\$150,000 to \$199,999	200	12%
\$200,000 or more	198	12%
Median Income	\$95,022	—

Source: SANDAG, Current Estimates (2010)

Earnings and Income

	Number	Percent
Total households	1,674	100%
With earnings	1,472	88%
With wage and salary income	1,321	79%
With self-employment income	341	20%
With interest, dividend, or net rental income	891	53%
With Social Security income	394	24%
With Supplemental Security income	14	1%
With public assistance income	12	1%
With retirement income	326	19%
With other types of income	220	13%

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	4,658	100%
Under .50	29	1%
.50 to .99	0	0%
1.00 to 1.24	150	3%
1.25 to 1.49	34	1%
1.50 to 1.84	101	2%
1.85 to 1.99	95	2%
2.00 and over	4,249	91%

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	4,658	100%
Above Poverty	4,629	99%
Below Poverty	29	1%

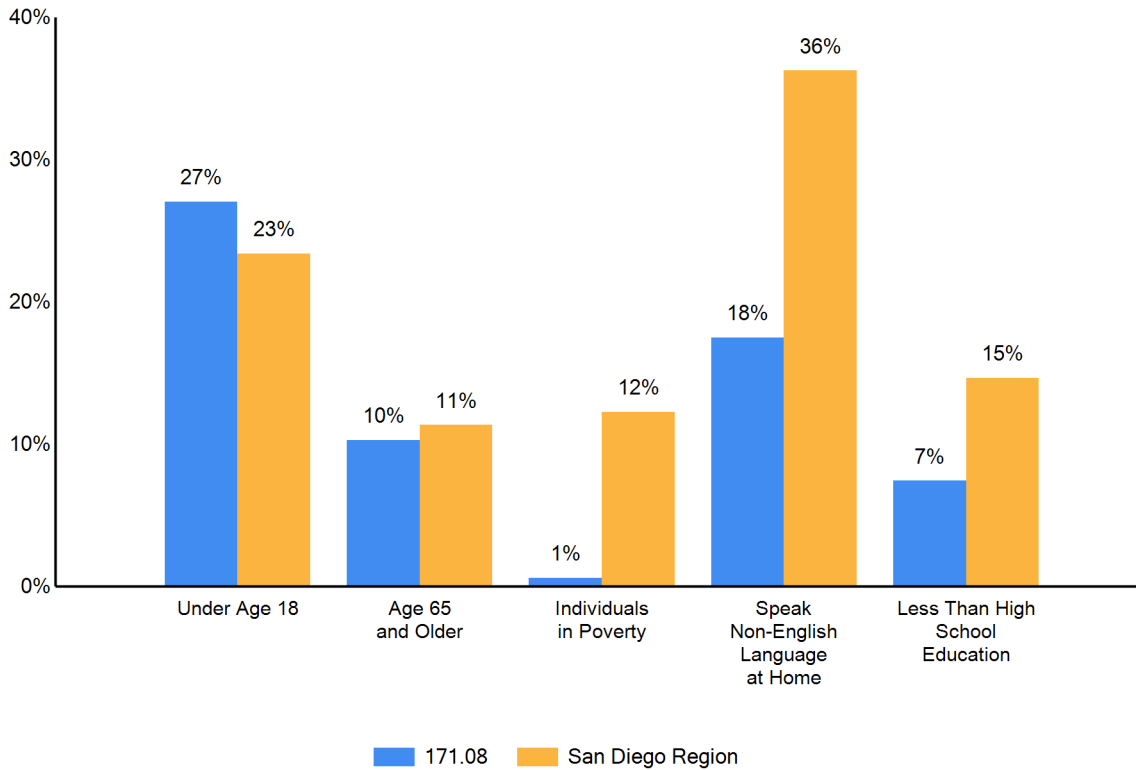
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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	1,222	607	615	1,214	607	607	8	0	8
Married couple family	1,040	479	561	1,032	479	553	8	0	8
Male householder, no wife present	64	64	0	64	64	0	0	0	0
Female householder, no husband present	118	64	54	118	64	54	0	0	0

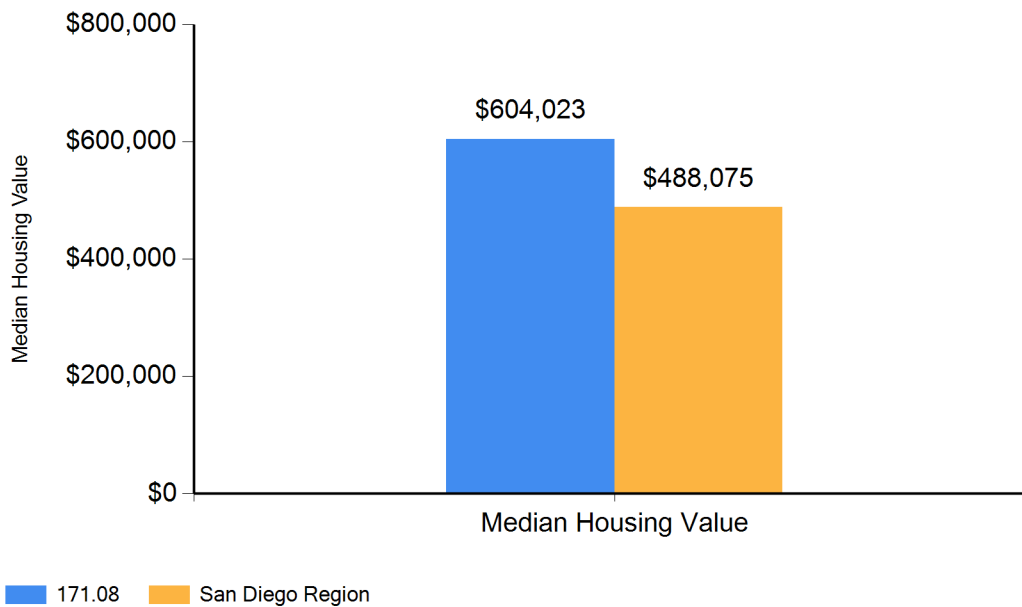
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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