



Demographic and Socioeconomic Profile 2010

TRACT: 85.09

Population by Race

	Population	Percent
Total Population	6,647	100%
White	3,668	55%
Hispanic	1,271	19%
Asian	822	12%
Black	500	8%
Two or More	308	5%
American Indian	32	<1%
Other	28	<1%
Pacific Islander	18	<1%

Source: SANDAG, Current Estimates (2010)

Population by Age and Sex

	Total	Male	Female	Percent Female
Total Population	6,647	3,183	3,464	52%
Under 5	406	208	198	49%
5 to 9	303	146	157	52%
10 to 14	397	197	200	50%
15 to 17	227	117	110	48%
18 and 19	161	89	72	45%
20 to 24	556	274	282	51%
25 to 29	565	295	270	48%
30 to 34	521	263	258	50%
35 to 39	427	204	223	52%
40 to 44	503	259	244	49%
45 to 49	524	246	278	53%
50 to 54	442	219	223	50%
55 to 59	383	181	202	53%
60 and 61	145	64	81	56%
62 to 64	182	70	112	62%
65 to 69	221	103	118	53%
70 to 74	196	67	129	66%
75 to 79	215	81	134	62%
80 to 84	163	69	94	58%
85 and Older	110	31	79	72%
Under 18	1,333	668	665	50%
65 and older	905	351	554	61%
Median	37.2	35.1	39.1	

Source: SANDAG, Current Estimates (2010)

Population by Marital Status

	Number	Percent
Total population age 15 and over	5,541	100%
Never Married	2,165	39%
Married, excluding separated	2,247	41%
Separated	46	<1%
Widowed	317	6%
Divorced	766	14%

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	6,647	100%
Household	6,625	100%
Group Quarters - Other	22	<1%
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.	6,647	1,271	3,668	500	32	822	18	28	308
Under 5	406	114	155	70	5	20	1	1	40
5 to 9	303	83	126	29	4	19	0	2	40
10 to 14	397	122	157	33	2	48	1	1	33
15 to 17	227	68	98	16	0	20	1	1	23
18 and 19	161	47	65	15	0	19	0	2	13
20 to 24	556	129	248	51	2	91	0	4	31
25 to 29	565	114	316	50	1	62	1	2	19
30 to 34	521	104	273	34	1	75	0	4	30
35 to 39	427	73	216	36	2	85	0	1	14
40 to 44	503	104	286	39	2	56	2	1	13
45 to 49	524	76	330	33	2	67	2	0	14
50 to 54	442	56	285	39	4	45	2	2	9
55 to 59	383	53	246	19	2	50	0	2	11
60 and 61	145	14	92	4	1	31	0	0	3
62 to 64	182	23	118	6	1	28	0	1	5
65 to 69	221	23	155	8	1	28	0	1	5
70 to 74	196	19	138	8	1	25	4	1	0
75 to 79	215	25	153	5	1	25	2	2	2
80 to 84	163	11	125	5	0	20	1	0	1
85 and Older	110	13	86	0	0	8	1	0	2
Under 18	1,333	387	536	148	11	107	3	5	136
65 and older	905	91	657	26	3	106	8	4	10
Median		28.2	43.1	28.6	37.5	38.4	52.5	31.3	20.8

Source: SANDAG, Current Estimates (2010)

Language Spoken at Home and Ability to Speak English

	Number	Percent
Total population age 5 and over	6,241	100%
Speak Only English	4,666	75%
Speak Spanish:	780	12%
Speak English "well" or "very well"	725	12%
Speak English "not well" or "not at all"	55	1%
Speak Asian/Pacific Island language:	446	7%
Speak English "well" or "very well"	370	6%
Speak English "not well" or "not at all"	76	1%
Speak other language:	349	4%
Speak English "well" or "very well"	280	4%
Speak English "not well" or "not at all"	69	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	4,597	100%
Less than 9th grade	178	4%
9th through 12th grade, no diploma	163	4%
High school grad (incl. equivalency)	1,053	23%
Some college, no degree	1,041	23%
Associate degree	273	6%
Bachelor's degree	1,309	28%
Master's degree	402	9%
Professional school degree	123	3%
Doctorate degree	55	1%

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	6,397	100%	---	---	---	---
Enrolled in school	1,939	30%	1,618	25%	321	5%
Nursery / Preschool	94	5%	42	3%	52	16%
Kindergarten to grade 4	285	15%	236	15%	49	15%
Grade 5 to grade 8	410	21%	359	22%	51	16%
Grade 9 to grade 12	424	22%	382	24%	42	13%
College, undergraduate	585	30%	512	32%	73	23%
Graduate or Professional school	141	7%	87	5%	54	17%
Not enrolled in school	4,458	70%	---	---	---	---

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	2,660	100%	790	100%	1,870	100%
Family Households:	1,416	53%	790	100%	626	33%
Married couple family	1,074	40%	509	64%	565	30%
Other family:	342	13%	281	36%	61	3%
Male householder, no wife	108	4%	88	11%	20	1%
Female householder, no husband	234	9%	193	24%	41	2%
Nonfamily households:	1,244	47%	0	0%	1,244	67%
Householder living alone	811	30%	----	----	----	----
Other nonfamily households	433	16%	----	----	----	----

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	2,768	100%	2660	108	4%	2.49
Single family (detached)	1,446	52%	1,380	66	5%	2.64
Single family (attached)	13	<1%	13	0	0%	2.15
2 to 4 units	99	4%	97	2	2%	3.07
5 to 9 units	340	12%	328	12	4%	2.24
10 or more units	870	31%	842	28	3%	2.29
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	1,529	100%
Less than \$150,000	62	4%
\$150,000 to \$199,999	39	3%
\$200,000 to \$249,999	111	7%
\$250,000 to \$299,999	54	4%
\$300,000 to \$399,999	345	23%
\$400,000 to \$499,999	390	26%
\$500,000 to \$749,999	518	34%
\$750,000 to \$999,999	10	1%
\$1,000,000 or more	0	0%

Median Value **\$439,460**

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	2,768	100%
2005 or Later	0	0%
2000 to 2004	0	0%
1990 to 1999	81	3%
1980 to 1989	439	16%
1970 to 1979	865	31%
1960 to 1969	1,149	42%
1950 to 1959	225	8%
1940 to 1949	0	0%
1939 or earlier	9	<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	2,660	100%	1,131	100%	1,529	100%
1.00 occupant housing per room or less	2,580	97%	1,091	96%	1,489	97%
1.01 to 1.50 occupants per room	70	3%	40	4%	30	2%
1.51 to 2.00 occupants per room	3	<1%	0	0%	3	<1%
2.01 or more occupants per room	7	<1%	0	0%	7	<1%

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	1,131	100%
Less than \$500	113	10%
\$500 to \$599	26	2%
\$600 to \$699	0	0%
\$700 to \$799	6	1%
\$800 to \$899	109	10%
\$900 to \$999	77	7%
\$1,000 to \$1,249	195	17%
\$1,250 to \$1,499	223	20%
\$1,500 to \$1,999	203	18%
\$2,000 or more	131	12%
No cash rent	48	4%
Median contract rent	\$1,293	

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	1,131	100%
Less than 20 percent	115	10%
20.0 to 24.9 percent	163	14%
25.0 to 29.9 percent	83	7%
30.0 to 34.9 percent	227	20%
35.0 to 39.9 percent	71	6%
40.0 to 49.9 percent	105	9%
50.0 percent or more	314	28%
Not computed	53	5%

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	2,660	100%
No vehicle	150	6%
1 vehicle	1,020	38%
2 vehicles	959	36%
3 vehicles	430	16%
4 or more vehicles	101	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	3,258	100%
Worked in state of residence	3,233	99%
Worked in county of residence	3,215	99%
Worked outside county of residence	18	1%
Worked outside state of residence	25	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	5,459	100%	2,588	47%
In labor force	3,658	67%	1,969	54%
Armed forces	58	2%	41	71%
Civilian (employed)	3,266	89%	1,749	54%
Civilian (unemployed)	334	9%	179	54%
Not in labor force	1,801	33%	619	34%
Pct. of civilian labor force unemployed	9.3%		9.3%	

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	3,258	100%
Car, truck or van:	2,600	80%
Drove Alone	2,379	73%
Carpooled	221	7%
Public Transportation:	212	7%
Bus	212	7%
Trolley / Streetcar	0	0%
Railroad	0	0%
Other public transportation	0	0%
Motorcycle	4	<1%
Bicycle	62	2%
Walked	122	4%
Other means	69	2%
Worked at home	189	6%

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	3,258	100%
Did not work at home	3,069	94%
Less than 10 minutes	229	7%
10 to 19 minutes	1,389	43%
20 to 29 minutes	739	23%
30 to 44 minutes	431	13%
45 to 59 minutes	234	7%
60 to 89 minutes	36	1%
90 minutes or more	11	<1%
Worked at home	189	6%
Average time to work (minutes)	24	--

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+	3,171	100%
Agriculture, forestry, mining	37	1%
Utilities	13	<1%
Construction	130	4%
Manufacturing	292	9%
Wholesale trade	97	3%
Retail trade	245	8%
Transportation & warehousing	72	2%
Information & communications	84	3%
Finance, insurance, & real estate	377	12%
Professional, scientific, management, administration	199	6%
Educational, social, & health services	511	16%
Art, entertainment, recreation, accommodations, food	273	9%
Other services	269	8%
Public administration	572	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+	3,171	100%
Management, professional & related:	1,467	46%
Management (incl. farm managers)	288	9%
Business & financial	277	9%
Computer & mathematical	126	4%
Architecture & engineering	162	5%
Life, physical & social science	34	1%
Community & social service	15	<1%
Legal	99	3%
Education, training, & library	202	6%
Art, entertainment, sports & media	224	7%
Healthcare practitioners	40	1%
Service:	524	17%
Healthcare support	79	2%
Protective service	142	4%
Food preparation & serving	115	4%
Building & grounds cleaning / maintenance	0	0%
Personal care & service	188	6%
Sales & office	894	28%
Farming, fishing & forestry	20	1%
Construction, extraction & maintenance	133	4%
Production, transport & material moving	133	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	2,660	100%
Less than \$15,000	259	10%
\$15,000 to \$29,999	335	13%
\$30,000 to \$44,999	465	17%
\$45,000 to \$59,999	364	14%
\$60,000 to \$74,999	325	12%
\$75,000 to \$99,999	432	16%
\$100,000 to \$124,999	201	8%
\$125,000 to \$149,999	103	4%
\$150,000 to \$199,999	158	6%
\$200,000 or more	18	1%
Median Income	\$56,168	—

Source: SANDAG, Current Estimates (2010)

Earnings and Income

	Number	Percent
Total households	2,660	100%
With earnings	2,071	78%
With wage and salary income	1,960	74%
With self-employment income	432	16%
With interest, dividend, or net rental income	624	23%
With Social Security income	773	29%
With Supplemental Security income	106	4%
With public assistance income	88	3%
With retirement income	444	17%
With other types of income	347	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	6,636	100%
Under .50	333	5%
.50 to .99	323	5%
1.00 to 1.24	431	6%
1.25 to 1.49	230	3%
1.50 to 1.84	379	6%
1.85 to 1.99	389	6%
2.00 and over	4,551	69%

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	6,636	100%
Above Poverty	5,980	90%
Below Poverty	656	10%

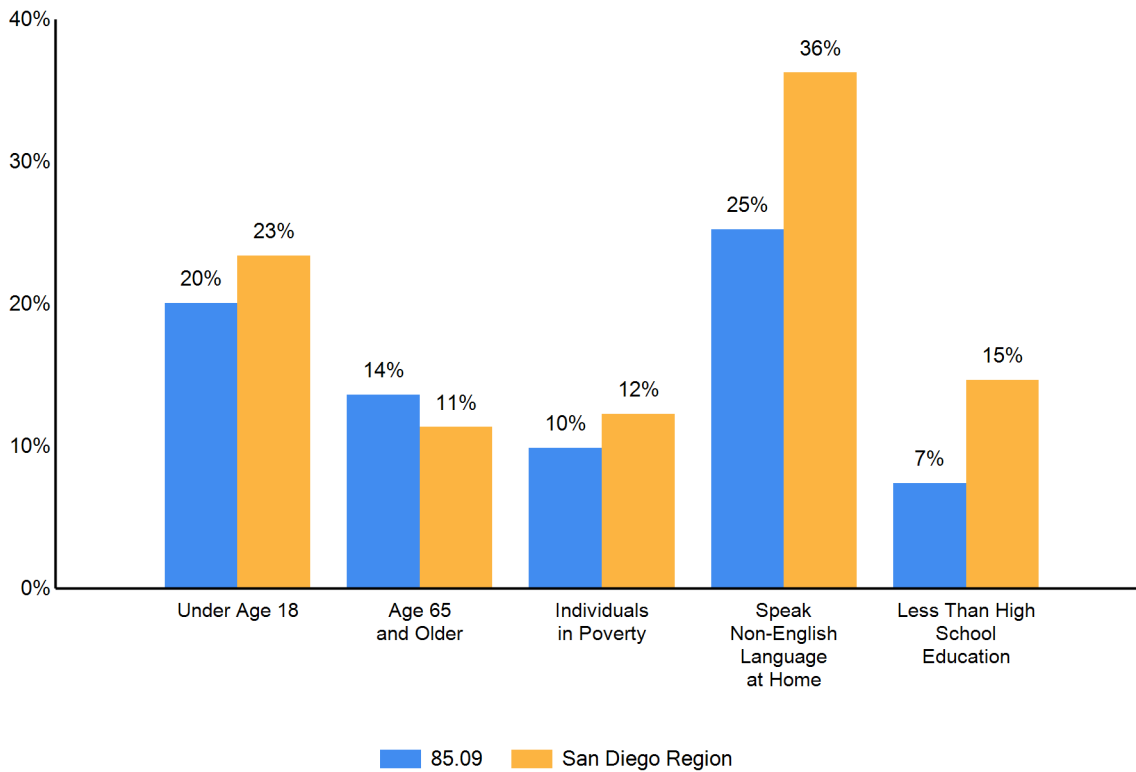
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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	1,416	790	626	1,311	688	623	105	102	3
Married couple family	1,074	509	565	1,024	459	565	50	50	0
Male householder, no wife present	108	88	20	108	88	20	0	0	0
Female householder, no husband present	234	193	41	179	141	38	55	52	3

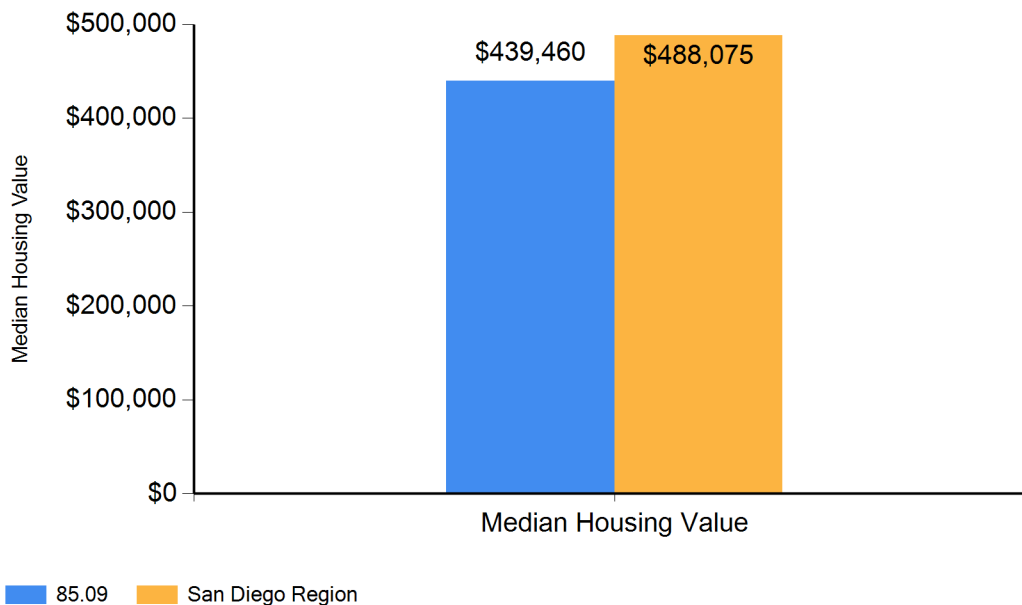
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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