POPULATION AND HOUSING

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**14,868**	**20,476**	**21,308**	**21,729**	**22,060**	**7,192**	**48%**
Household Population	14,707	20,288	21,081	21,459	21,758	7,051	48%
Group Quarters Population	161	188	227	270	302	141	88%
Civilian	161	188	227	270	302	141	88%
Military	0	0	0	0	0	0	0%
Total Housing Units	**5,753**	**7,848**	**8,037**	**8,043**	**8,045**	**2,292**	**40%**
Single Family	4,533	6,110	6,171	6,187	6,187	1,654	36%
Multiple Family	719	1,257	1,387	1,387	1,387	668	93%
Mobile Homes	501	481	479	469	471	-30	-6%
Occupied Housing Units	**5,419**	**7,459**	**7,714**	**7,731**	**7,745**	**2,326**	**43%**
Single Family	4,274	5,855	5,956	5,981	5,987	1,713	40%
Multiple Family	695	1,140	1,295	1,296	1,302	607	87%
Mobile Homes	450	464	463	454	456	6	1%
Vacancy Rate	**5.8%**	**5.0%**	**4.0%**	**3.9%**	**3.7%**	**-2.1**	**-36%**
Single Family	5.7%	4.2%	3.5%	3.3%	3.2%	-2.5	-44%
Multiple Family	3.3%	9.3%	6.6%	6.6%	6.1%	2.8	85%
Mobile Homes	10.2%	3.5%	3.3%	3.2%	0.0%	-10.2	-100%
Persons per Household	**2.71**	**2.72**	**2.73**	**2.78**	**2.81**	**0.10**	**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.
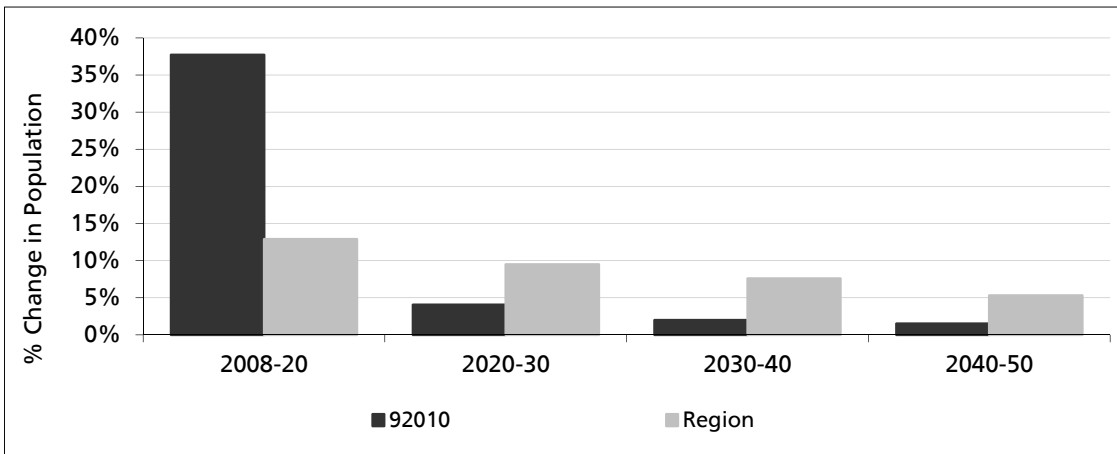
Source: Final Series 12 - 2050 Regional Growth Forecast
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POPULATION BY AGE

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**14,868**	**20,476**	**21,308**	**21,729**	**22,060**	**7,192**	**48%**
Under 5	608	765	792	811	796	188	31%
5 to 9	873	1,114	1,150	1,145	1,134	261	30%
10 to 14	939	1,216	1,193	1,212	1,232	293	31%
15 to 17	683	841	776	797	793	110	16%
18 to 19	476	564	514	515	496	20	4%
20 to 24	1,197	1,546	1,595	1,484	1,566	369	31%
25 to 29	745	1,216	1,222	1,160	1,207	462	62%
30 to 34	569	758	732	766	733	164	29%
35 to 39	933	909	1,080	1,067	1,024	91	10%
40 to 44	1,067	1,184	1,346	1,294	1,364	297	28%
45 to 49	1,525	1,616	1,376	1,670	1,718	193	13%
50 to 54	1,332	1,691	1,457	1,645	1,599	267	20%
55 to 59	1,183	1,967	1,679	1,377	1,718	535	45%
60 to 61	384	646	623	520	635	251	65%
62 to 64	376	829	736	687	712	336	89%
65 to 69	504	1,159	1,353	1,160	1,014	510	101%
70 to 74	333	779	1,077	982	873	540	162%
75 to 79	388	650	1,040	1,191	1,003	615	159%
80 to 84	385	463	867	1,096	975	590	153%
85 and over	368	563	700	1,150	1,468	1,100	299%
Median Age	41.9	45.4	45.9	46.8	47.0	5.1	12%

POPULATION BY RACE AND ETHNICITY

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**14,868**	**20,476**	**21,308**	**21,729**	**22,060**	**7,192**	**48%**
Hispanic	1,789	2,800	2,968	3,114	3,199	1,410	79%
Non-Hispanic	13,079	17,676	18,340	18,615	18,861	5,782	44%
White	11,323	15,189	15,726	15,947	16,175	4,852	43%
Black	311	451	427	391	344	33	11%
American Indian	55	44	50	37	31	-24	-44%
Asian	839	1,349	1,470	1,556	1,625	786	94%
Hawaiian / Pacific Islander	40	36	36	34	33	-7	-18%
Other	31	31	30	31	32	1	3%
Two or More Races	480	576	601	619	621	141	29%

GROWTH TRENDS IN TOTAL POPULATION

Source: Final Series 12 - 2050 Regional Growth Forecast
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EMPLOYMENT

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Jobs	**7,658**	**12,468**	**17,458**	**18,943**	**19,011**	**11,353**	**148%**
Civilian Jobs	7,658	12,468	17,458	18,943	19,011	11,353	148%
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	**5,436**	**5,436**	**5,436**	**5,436**	**5,436**	**0**	**0%**
Developed Acres	**4,828**	**5,266**	**5,359**	**5,396**	**5,398**	**570**	**12%**
Low Density Single Family	11	100	162	178	178	167	1570%
Single Family	705	1,179	1,179	1,179	1,179	474	67%
Multiple Family	58	79	85	85	85	28	48%
Mobile Homes	81	81	81	81	81	0	0%
Other Residential	2	2	2	2	2	0	0%
Mixed Use	0	18	18	18	18	18	--
Industrial	330	462	555	592	594	263	80%
Commercial/Services	84	113	152	152	152	68	82%
Office	8	8	8	8	8	0	0%
Schools	32	89	89	89	89	57	181%
Roads and Freeways	406	406	406	406	406	0	0%
Agricultural and Extractive[2]	509	146	40	24	24	-485	-95%
Parks and Military Use	2,602	2,582	2,582	2,582	2,582	-20	-1%
Vacant Developable Acres	**608**	**170**	**77**	**39**	**38**	**-570**	**-94%**
Low Density Single Family	12	1	1	1	1	-11	-90%
Single Family	267	0	0	0	0	-267	-100%
Multiple Family	8	0	0	0	0	-8	-100%
Mixed Use	18	0	0	0	0	-18	-100%
Industrial	283	151	58	21	19	-263	-93%
Commercial/Services	11	10	10	10	10	-1	-12%
Office	3	3	3	3	3	0	0%
Schools	2	0	0	0	0	-2	-100%
Parks and Other	0	0	0	0	0	0	0%
Future Roads and Freeways	4	4	4	4	4	0	0%
Constrained Acres	**0**	**0**	**0**	**0**	**0**	**0**	**0%**
Employment Density[3]	**16.9**	**18.3**	**21.5**	**22.3**	**22.3**	**5.4**	**32%**
Residential Density[4]	**6.7**	**5.4**	**5.3**	**5.2**	**5.2**	**-1.5**	**-22%**

GROWTH TRENDS IN JOBS

Bar chart — % Change in Jobs by period (2008-20, 2020-30, 2030-40, 2040-50) for 92010 and Region.
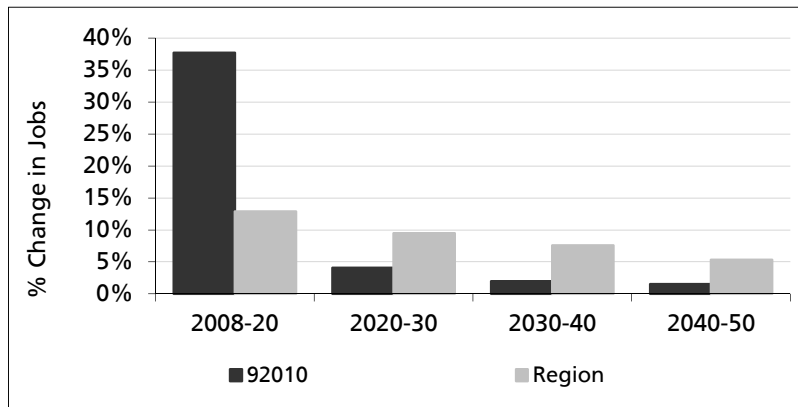
Notes:

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 family, mobile home, other, and half of mixed use acres).

Source: Final Series 12 - 2050 Regional Growth Forecast
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