SANDAG

POPULATION AND HOUSING

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**3,425**	**3,580**	**3,671**	**3,382**	**5,818**	**2,393**	**70%**
Household Population	3,180	3,310	3,355	3,013	5,416	2,236	70%
Group Quarters Population	245	270	316	369	402	157	64%
Civilian	245	270	316	369	402	157	64%
Military	0	0	0	0	0	0	0%
Total Housing Units	**1,528**	**1,544**	**1,546**	**1,366**	**2,421**	**893**	**58%**
Single Family	817	833	835	788	778	-39	-5%
Multiple Family	711	711	711	578	1,643	932	131%
Mobile Homes	0	0	0	0	0	0	0%
Occupied Housing Units	**1,434**	**1,458**	**1,468**	**1,293**	**2,329**	**895**	**62%**
Single Family	776	798	802	756	747	-29	-4%
Multiple Family	658	660	666	537	1,582	924	140%
Mobile Homes	0	0	0	0	0	0	0%
Vacancy Rate	**6.2%**	**5.6%**	**5.0%**	**5.3%**	**3.8%**	**-2.4**	**-39%**
Single Family	5.0%	4.2%	4.0%	4.1%	4.0%	-1.0	-20%
Multiple Family	7.5%	7.2%	6.3%	7.1%	3.7%	-3.8	-51%
Mobile Homes	0.0%	0.0%	0.0%	0.0%	0.0%	0.0	0%
Persons per Household	**2.22**	**2.27**	**2.29**	**2.33**	**2.33**	**0.11**	**5%**

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.
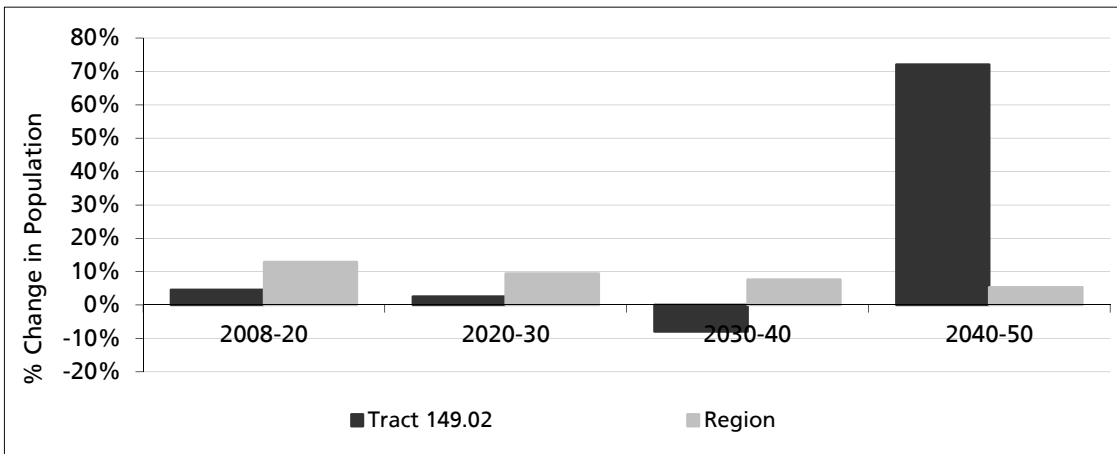
Source: Final Series 12 - 2050 Regional Growth Forecast
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POPULATION BY AGE

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**3,425**	**3,580**	**3,671**	**3,382**	**5,818**	**2,393**	**70%**
Under 5	257	229	210	202	324	67	26%
5 to 9	230	180	193	172	262	32	14%
10 to 14	218	226	212	161	327	109	50%
15 to 17	60	91	83	78	128	68	113%
18 to 19	47	61	53	47	81	34	72%
20 to 24	160	153	141	120	203	43	27%
25 to 29	254	234	259	201	358	104	41%
30 to 34	309	283	256	238	412	103	33%
35 to 39	268	201	267	223	375	107	40%
40 to 44	266	203	213	208	340	74	28%
45 to 49	233	220	178	180	341	108	46%
50 to 54	167	223	183	193	307	140	84%
55 to 59	194	253	223	159	346	152	78%
60 to 61	108	126	108	90	183	75	69%
62 to 64	112	163	136	101	172	60	54%
65 to 69	137	243	250	208	313	176	128%
70 to 74	113	177	224	199	266	153	135%
75 to 79	90	106	174	163	262	172	191%
80 to 84	84	81	146	168	268	184	219%
85 and over	118	127	162	271	550	432	366%
Median Age	38.3	43.3	43.8	46.1	46.5	8.2	21%

POPULATION BY RACE AND ETHNICITY

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**3,425**	**3,580**	**3,671**	**3,382**	**5,818**	**2,393**	**70%**
Hispanic	469	718	818	830	1,609	1,140	243%
Non-Hispanic	2,956	2,862	2,853	2,552	4,209	1,253	42%
White	2,483	2,359	2,276	1,972	3,162	679	27%
Black	186	226	267	276	522	336	181%
American Indian	3	16	18	7	16	13	433%
Asian	85	98	118	130	245	160	188%
Hawaiian / Pacific Islander	17	22	21	15	38	21	124%
Other	7	3	5	4	11	4	57%
Two or More Races	175	138	148	148	215	40	23%

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	**2,735**	**2,796**	**2,835**	**3,467**	**3,722**	**987**	**36%**
Civilian Jobs	2,735	2,796	2,835	3,467	3,722	987	36%
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	**420**	**420**	**420**	**420**	**420**	**0**	**0%**
Developed Acres	**417**	**419**	**420**	**420**	**420**	**3**	**1%**
Low Density Single Family	0	0	0	0	0	0	0%
Single Family	124	125	125	122	121	-3	-3%
Multiple Family	19	19	19	14	13	-6	-34%
Mobile Homes	0	0	0	0	0	0	0%
Other Residential	7	7	7	6	0	-7	-98%
Mixed Use	0	0	0	21	41	41	--
Industrial	3	3	3	1	0	-3	-100%
Commercial/Services	81	82	82	75	68	-12	-15%
Office	11	11	11	10	6	-6	-50%
Schools	0	0	0	0	0	0	0%
Roads and Freeways	160	160	160	160	160	0	0%
Agricultural and Extractive[2]	0	0	0	0	0	0	0%
Parks and Military Use	12	12	12	12	12	0	0%
Vacant Developable Acres	**3**	**1**	**0**	**0**	**0**	**-3**	**-96%**
Low Density Single Family	0	0	0	0	0	0	0%
Single Family	1	0	0	0	0	-1	-89%
Multiple Family	0	0	0	0	0	0	0%
Mixed Use	0	0	0	0	0	0	-100%
Industrial	0	0	0	0	0	0	0%
Commercial/Services	2	0	0	0	0	-2	-100%
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]	**28.8**	**29.0**	**29.3**	**36.1**	**39.5**	**10.8**	**38%**
Residential Density[4]	**10.2**	**10.2**	**10.2**	**9.0**	**15.7**	**5.5**	**54%**

GROWTH TRENDS IN JOBS

■ Tract 149.02   ▢ Region
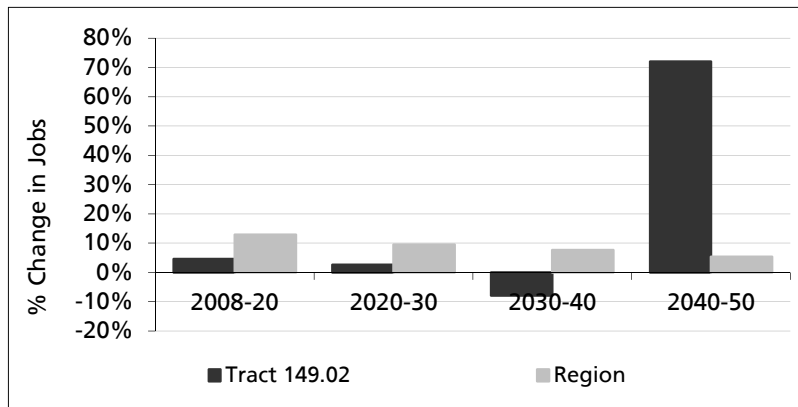
Notes:

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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