POPULATION AND HOUSING

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	4,721	4,829	4,860	4,839	118	2%
Household Population	4,721	4,829	4,860	4,839	118	2%
Group Quarters Population	0	0	0	0	0	0%
Civilian	0	0	0	0	0	0%
Military	0	0	0	0	0	0%
Total Housing Units	1,705	1,705	1,705	1,705	0	0%
Single Family	1,705	1,705	1,705	1,705	0	0%
Multiple Family	0	0	0	0	0	0%
Mobile Homes	0	0	0	0	0	0%
Occupied Housing Units	1,687	1,687	1,694	1,693	6	0%
Single Family	1,687	1,687	1,694	1,693	6	0%
Multiple Family	0	0	0	0	0	0%
Mobile Homes	0	0	0	0	0	0%
Vacancy Rate	1.1%	1.1%	0.6%	0.7%	-0.4	-36%
Single Family	1.1%	1.1%	0.6%	0.7%	-0.4	-36%
Multiple Family	0.0%	0.0%	0.0%	0.0%	0.0	0%
Mobile Homes	0.0%	0.0%	0.0%	0.0%	0.0	0%
Persons per Household	2.80	2.86	2.87	2.86	0.1	2%

HOUSEHOLD INCOME (real 2010 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 2013 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 Series 13 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 2012 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.
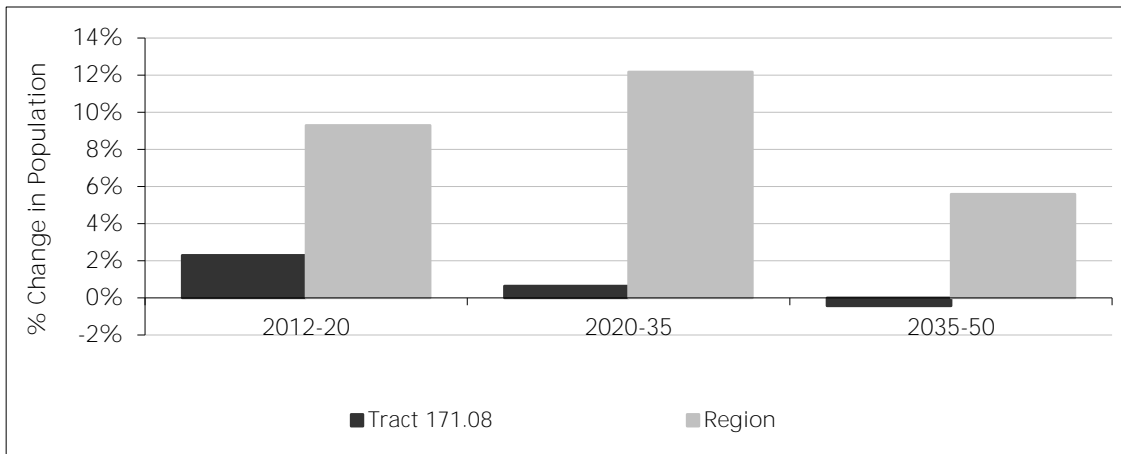
Source: Series 13 Regional Growth Forecast
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October 2013
Tract 171.08
Page 1 of 3

POPULATION BY AGE

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	4,721	4,829	4,860	4,839	118	2%
Under 5	231	265	234	271	40	17%
5 to 9	334	367	330	368	34	10%
10 to 14	405	376	395	383	-22	-5%
15 to 17	254	206	244	214	-40	-16%
18 to 19	160	97	115	73	-87	-54%
20 to 24	208	191	196	167	-41	-20%
25 to 29	167	170	143	149	-18	-11%
30 to 34	222	230	183	224	2	1%
35 to 39	295	348	302	335	40	14%
40 to 44	348	327	352	304	-44	-13%
45 to 49	384	334	387	321	-63	-16%
50 to 54	387	323	368	326	-61	-16%
55 to 59	423	421	351	379	-44	-10%
60 to 61	152	182	123	135	-17	-11%
62 to 64	210	250	197	231	21	10%
65 to 69	229	315	279	312	83	36%
70 to 74	118	198	231	192	74	63%
75 to 79	85	115	208	163	78	92%
80 to 84	44	43	96	88	44	100%
85 and over	65	71	126	204	139	214%
Median Age	41.2	42.5	44.1	43.9	2.7	7%

POPULATION BY RACE AND ETHNICITY

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	4,721	4,829	4,860	4,839	118	2%
Hispanic	598	691	771	828	230	38%
Non-Hispanic	4,123	4,138	4,089	4,011	-112	-3%
White	3,701	3,696	3,584	3,471	-230	-6%
Black	23	25	25	25	2	9%
American Indian	9	7	1	0	-9	-100%
Asian	218	234	291	316	98	45%
Hawaiian / Pacific Islander	8	9	10	13	5	63%
Other	16	10	3	2	-14	-88%
Two or More Races	148	157	175	184	36	24%

GROWTH TRENDS IN TOTAL POPULATION

Source: Series 13 Regional Growth Forecast
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October 2013
Tract 171.08
Page 2 of 3

EMPLOYMENT

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Jobs	2,714	2,714	2,714	2,948	234	9%
Civilian Jobs	2,714	2,714	2,714	2,948	234	9%
Military Jobs	0	0	0	0	0	0%

LAND USE[1]

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Acres	518	518	518	518	0	0%
Developed Acres	503	503	503	503	0	0%
Low Density Single Family	0	0	0	0	0	0%
Single Family	243	243	243	243	0	0%
Multiple Family	0	0	0	0	0	0%
Mobile Homes	0	0	0	0	0	0%
Other Residential	0	0	0	0	0	0%
Mixed Use	0	0	0	0	0	0%
Industrial	13	13	13	13	0	0%
Commercial/Services	68	68	68	68	0	0%
Office	3	3	3	3	0	0%
Schools	11	11	11	11	0	0%
Roads and Freeways	109	109	109	109	0	0%
Agricultural and Extractive[2]	0	0	0	0	0	0%
Parks and Military Use	56	56	56	56	0	0%
Vacant Developable Acres	0	0	0	0	0	0%
Low Density Single Family	0	0	0	0	0	0%
Single Family	0	0	0	0	0	0%
Multiple Family	0	0	0	0	0	0%
Mixed Use	0	0	0	0	0	0%
Industrial	0	0	0	0	0	0%
Commercial/Services	0	0	0	0	0	0%
Office	0	0	0	0	0	0%
Schools	0	0	0	0	0	0%
Parks and Other	0	0	0	0	0	0%
Future Roads and Freeways	0	0	0	0	0	0%
Constrained Acres	15	15	15	15	0	0%
Employment Density[3]	28.7	28.7	28.7	31.1	2.5	9%
Residential Density[4]	7.0	7.0	7.0	7.0	0.0	0%

GROWTH TRENDS IN JOBS

Legend: ■ Tract 171.08   ■ Region
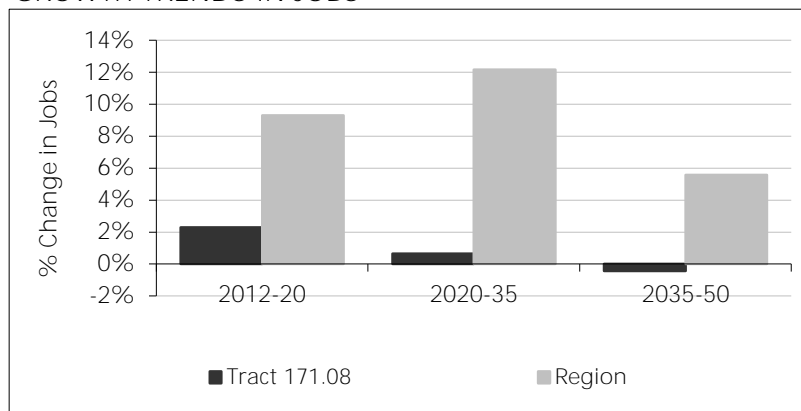
Notes:

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

Source: Series 13 Regional Growth Forecast
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October 2013
Tract 171.08
Page 3 of 3