



Demographic and Socioeconomic Profile 2010

TRACT: 170.48

Population by Race

	Population	Percent
Total Population	6,123	100%
White	3,109	51%
Hispanic	1,728	28%
Asian	868	14%
Two or More	211	3%
Black	163	3%
American Indian	23	<1%
Other	14	<1%
Pacific Islander	7	<1%

Source: SANDAG, Current Estimates (2010)

Population by Age and Sex

	Total	Male	Female	Percent Female
Total Population	6,123	2,965	3,158	52%
Under 5	464	242	222	48%
5 to 9	429	217	212	49%
10 to 14	442	213	229	52%
15 to 17	300	160	140	47%
18 and 19	194	102	92	47%
20 to 24	456	246	210	46%
25 to 29	472	228	244	52%
30 to 34	434	204	230	53%
35 to 39	408	190	218	53%
40 to 44	435	217	218	50%
45 to 49	518	253	265	51%
50 to 54	436	193	243	56%
55 to 59	349	168	181	52%
60 and 61	113	53	60	53%
62 to 64	138	59	79	57%
65 to 69	178	84	94	53%
70 to 74	133	51	82	62%
75 to 79	100	45	55	55%
80 to 84	73	25	48	66%
85 and Older	51	15	36	71%
Under 18	1,635	832	803	49%
65 and older	535	220	315	59%
Median	33.5	31.8	35.0	

Source: SANDAG, Current Estimates (2010)

Population by Marital Status

	Number	Percent
Total population age 15 and over	4,788	100%
Never Married	1,523	32%
Married, excluding separated	2,398	50%
Separated	104	2%
Widowed	156	3%
Divorced	607	13%

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	6,123	100%
Household	6,116	100%
Group Quarters - Other	7	<1%
Group Quarters - College	0	0%
Group Quarters - Military	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.	6,123	1,728	3,109	163	23	868	7	14	211
Under 5	464	214	146	12	0	53	0	0	39
5 to 9	429	169	169	12	0	60	0	0	19
10 to 14	442	144	195	8	2	62	0	3	28
15 to 17	300	94	145	4	0	41	0	0	16
18 and 19	194	62	91	6	1	25	0	1	8
20 to 24	456	170	196	9	4	60	0	1	16
25 to 29	472	196	193	17	2	51	1	1	11
30 to 34	434	138	189	18	2	72	1	0	14
35 to 39	408	124	176	19	1	72	1	0	15
40 to 44	435	104	247	13	2	60	0	1	8
45 to 49	518	107	300	17	0	79	1	4	10
50 to 54	436	76	268	8	0	73	0	2	9
55 to 59	349	47	237	5	2	50	2	0	6
60 and 61	113	12	74	2	2	23	0	0	0
62 to 64	138	19	85	2	2	26	0	0	4
65 to 69	178	20	133	6	1	14	1	0	3
70 to 74	133	8	104	3	0	16	0	0	2
75 to 79	100	11	72	1	1	15	0	0	0
80 to 84	73	7	51	0	0	11	0	1	3
85 and Older	51	6	38	1	1	5	0	0	0
Under 18	1,635	621	655	36	2	216	0	3	102
65 and older	535	52	398	11	3	61	1	1	8
Median		25.3	41.1	33.8	37.5	35.7	47.5	45.0	18.9

Source: SANDAG, Current Estimates (2010)

Language Spoken at Home and Ability to Speak English

	Number	Percent
Total population age 5 and over	5,659	100%
Speak Only English	3,758	66%
Speak Spanish:	1,012	18%
Speak English "well" or "very well"	671	12%
Speak English "not well" or "not at all"	341	6%
Speak Asian/Pacific Island language:	554	10%
Speak English "well" or "very well"	458	8%
Speak English "not well" or "not at all"	96	2%
Speak other language:	335	5%
Speak English "well" or "very well"	264	5%
Speak English "not well" or "not at all"	71	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	3,838	100%
Less than 9th grade	298	8%
9th through 12th grade, no diploma	113	3%
High school grad (incl. equivalency)	900	23%
Some college, no degree	926	24%
Associate degree	207	5%
Bachelor's degree	924	24%
Master's degree	350	9%
Professional school degree	39	1%
Doctorate degree	81	2%

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	5,830	100%	---	---	---	---
Enrolled in school	1,688	29%	1,449	25%	239	4%
Nursery / Preschool	138	8%	49	3%	89	37%
Kindergarten to grade 4	247	15%	235	16%	12	5%
Grade 5 to grade 8	371	22%	336	23%	35	15%
Grade 9 to grade 12	535	32%	535	37%	0	0%
College, undergraduate	379	22%	294	20%	85	36%
Graduate or Professional school	18	1%	0	0%	18	8%
Not enrolled in school	4,142	71%	---	---	---	---

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	2,102	100%	890	100%	1,212	100%
Family Households:	1,490	71%	846	95%	644	53%
Married couple family	1,115	53%	691	78%	424	35%
Other family:	375	18%	155	17%	220	18%
Male householder, no wife	150	7%	0	0%	150	12%
Female householder, no husband	225	11%	155	17%	70	6%
Nonfamily households:	612	29%	44	5%	568	47%
Householder living alone	460	22%	----	----	----	----
Other nonfamily households	152	7%	----	----	----	----

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	2,169	100%	2102	67	3%	2.91
Single family (detached)	823	38%	801	22	3%	2.86
Single family (attached)	14	1%	14	0	0%	3.00
2 to 4 units	131	6%	129	2	2%	3.56
5 to 9 units	161	7%	156	5	3%	2.81
10 or more units	640	30%	607	33	5%	2.86
Mobile home and Other	400	18%	395	5	1%	2.91

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	1,150	100%
Less than \$150,000	325	28%
\$150,000 to \$199,999	55	5%
\$200,000 to \$249,999	31	3%
\$250,000 to \$299,999	0	0%
\$300,000 to \$399,999	122	11%
\$400,000 to \$499,999	137	12%
\$500,000 to \$749,999	434	38%
\$750,000 to \$999,999	46	4%
\$1,000,000 or more	0	0%

Median Value **\$431,387**

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	2,169	100%
2005 or Later	69	3%
2000 to 2004	71	3%
1990 to 1999	191	9%
1980 to 1989	406	19%
1970 to 1979	815	38%
1960 to 1969	464	21%
1950 to 1959	115	5%
1940 to 1949	19	1%
1939 or earlier	19	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	2,102	100%	952	100%	1,150	100%
1.00 occupant housing per room or less	2,057	98%	907	95%	1,150	100%
1.01 to 1.50 occupants per room	45	2%	45	5%	0	0%
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	952	100%
Less than \$500	32	3%
\$500 to \$599	14	1%
\$600 to \$699	11	1%
\$700 to \$799	54	6%
\$800 to \$899	39	4%
\$900 to \$999	177	19%
\$1,000 to \$1,249	314	33%
\$1,250 to \$1,499	133	14%
\$1,500 to \$1,999	178	19%
\$2,000 or more	0	0%
No cash rent	0	0%
Median contract rent	\$1,119	

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	952	100%
Less than 20 percent	315	33%
20.0 to 24.9 percent	140	15%
25.0 to 29.9 percent	195	20%
30.0 to 34.9 percent	29	3%
35.0 to 39.9 percent	86	9%
40.0 to 49.9 percent	35	4%
50.0 percent or more	152	16%
Not computed	0	0%

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	2,102	100%
No vehicle	112	5%
1 vehicle	572	27%
2 vehicles	1,018	48%
3 vehicles	313	15%
4 or more vehicles	87	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	3,510	100%
Worked in state of residence	3,499	100%
Worked in county of residence	3,439	98%
Worked outside county of residence	60	2%
Worked outside state of residence	11	<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	4,695	100%	2,250	48%
In labor force	3,501	75%	1,816	52%
Armed forces	49	1%	0	0%
Civilian (employed)	3,189	91%	1,688	53%
Civilian (unemployed)	263	8%	128	49%
Not in labor force	1,194	25%	434	36%
Pct. of civilian labor force unemployed	7.6%		7.0%	

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	3,510	100%
Car, truck or van:	3,137	89%
Drove Alone	2,797	80%
Carpooled	340	10%
Public Transportation:	73	2%
Bus	73	2%
Trolley / Streetcar	0	0%
Railroad	0	0%
Other public transportation	0	0%
Motorcycle	45	1%
Bicycle	93	3%
Walked	57	2%
Other means	83	2%
Worked at home	22	1%

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	3,510	100%
Did not work at home	3,488	99%
Less than 10 minutes	476	14%
10 to 19 minutes	987	28%
20 to 29 minutes	857	24%
30 to 44 minutes	769	22%
45 to 59 minutes	272	8%
60 to 89 minutes	52	1%
90 minutes or more	75	2%
Worked at home	22	1%
Average time to work (minutes)	28	--

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+	3,450	100%
Agriculture, forestry, mining	0	0%
Utilities	27	1%
Construction	506	15%
Manufacturing	397	12%
Wholesale trade	163	5%
Retail trade	362	10%
Transportation & warehousing	245	7%
Information & communications	25	1%
Finance, insurance, & real estate	217	6%
Professional, scientific, management, administration	111	3%
Educational, social, & health services	672	19%
Art, entertainment, recreation, accommodations, food	189	5%
Other services	150	4%
Public administration	386	11%

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+	3,450	100%
Management, professional & related:	1,079	31%
Management (incl. farm managers)	187	5%
Business & financial	202	6%
Computer & mathematical	158	5%
Architecture & engineering	113	3%
Life, physical & social science	87	3%
Community & social service	31	1%
Legal	0	0%
Education, training, & library	64	2%
Art, entertainment, sports & media	74	2%
Healthcare practitioners	163	5%
Service:	658	19%
Healthcare support	119	3%
Protective service	47	1%
Food preparation & serving	113	3%
Building & grounds cleaning / maintenance	154	4%
Personal care & service	225	7%
Sales & office	697	20%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	396	11%
Production, transport & material moving	620	18%

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

Household Income

	Number	Percent
Total Households	2,102	100%
Less than \$15,000	107	5%
\$15,000 to \$29,999	196	9%
\$30,000 to \$44,999	345	16%
\$45,000 to \$59,999	201	10%
\$60,000 to \$74,999	330	16%
\$75,000 to \$99,999	291	14%
\$100,000 to \$124,999	192	9%
\$125,000 to \$149,999	301	14%
\$150,000 to \$199,999	139	7%
\$200,000 or more	0	0%
Median Income	\$69,182	—

Source: SANDAG, Current Estimates (2010)

Earnings and Income

	Number	Percent
Total households	2,102	100%
With earnings	1,905	91%
With wage and salary income	1,896	90%
With self-employment income	187	9%
With interest, dividend, or net rental income	414	20%
With Social Security income	345	16%
With Supplemental Security income	58	3%
With public assistance income	20	1%
With retirement income	285	14%
With other types of income	325	15%

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	6,085	100%
Under .50	83	1%
.50 to .99	157	3%
1.00 to 1.24	49	1%
1.25 to 1.49	101	2%
1.50 to 1.84	285	5%
1.85 to 1.99	98	2%
2.00 and over	5,312	87%

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	6,085	100%
Above Poverty	5,845	96%
Below Poverty	240	4%

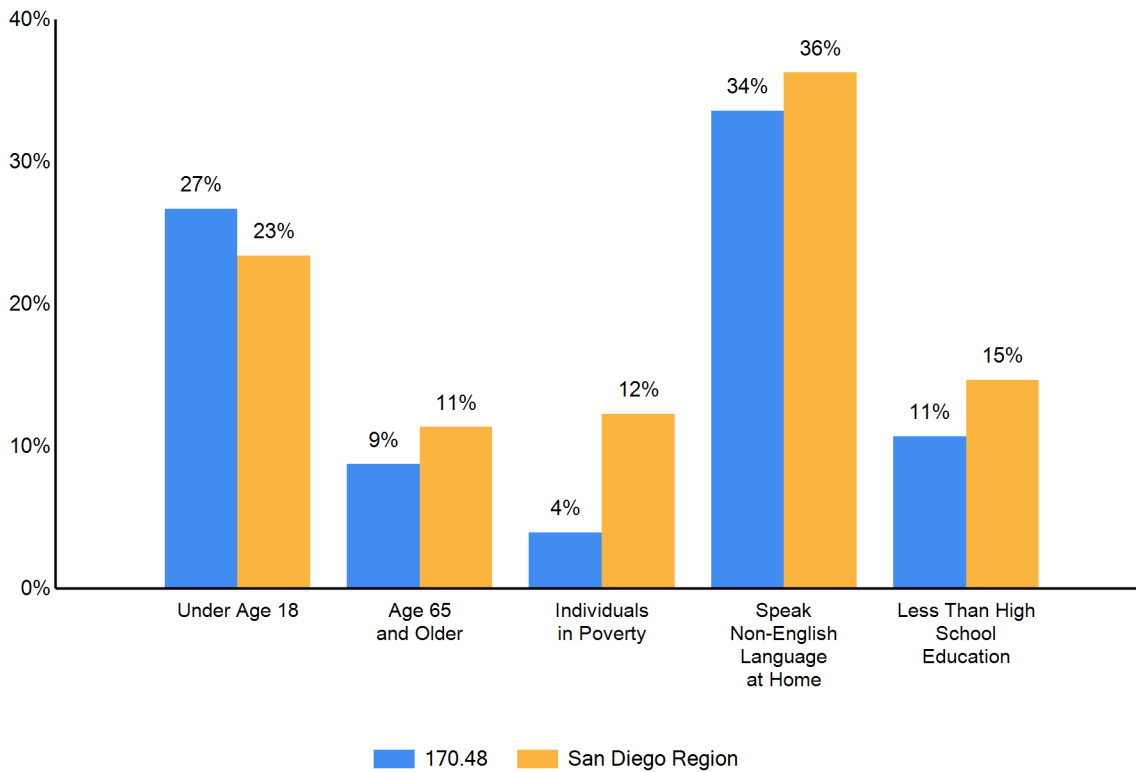
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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	1,490	846	644	1,471	827	644	19	19	0
Married couple family	1,115	691	424	1,115	691	424	0	0	0
Male householder, no wife present	150	0	150	150	0	150	0	0	0
Female householder, no husband present	225	155	70	206	136	70	19	19	0

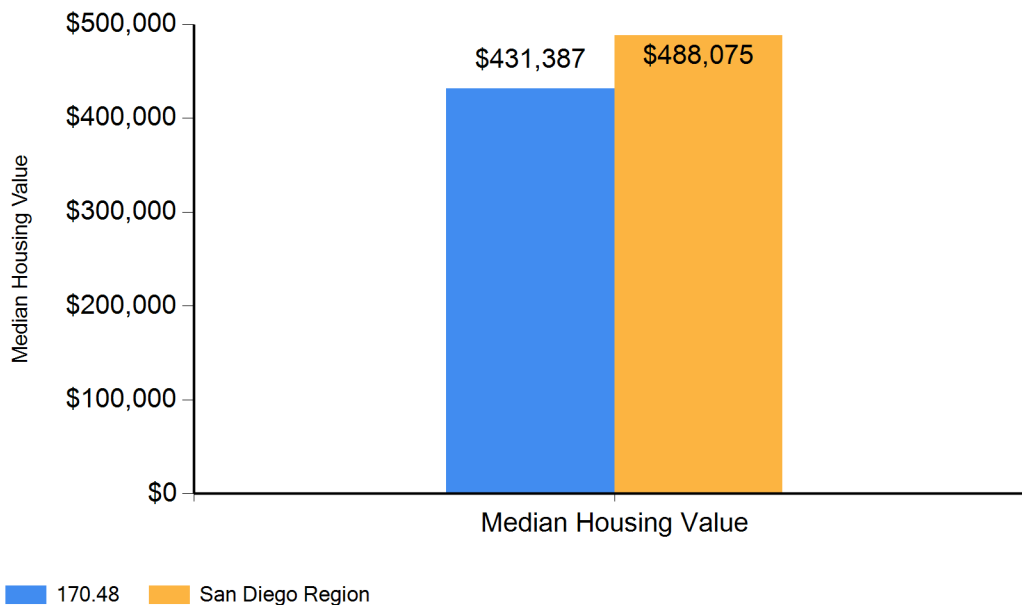
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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