



Demographic and Socioeconomic Profile 2010

TRACT: 98.02

Population by Race

	Population	Percent
Total Population	6,101	100%
White	4,017	66%
Hispanic	1,051	17%
Asian	366	6%
Black	326	5%
Two or More	253	4%
Pacific Islander	43	1%
American Indian	23	<1%
Other	22	<1%

Source: SANDAG, Current Estimates (2010)

Population by Age and Sex

	Total	Male	Female	Percent Female
Total Population	6,101	2,954	3,147	52%
Under 5	341	172	169	50%
5 to 9	333	165	168	50%
10 to 14	362	166	196	54%
15 to 17	221	107	114	52%
18 and 19	151	79	72	48%
20 to 24	594	299	295	50%
25 to 29	545	302	243	45%
30 to 34	390	199	191	49%
35 to 39	345	177	168	49%
40 to 44	399	197	202	51%
45 to 49	471	210	261	55%
50 to 54	428	215	213	50%
55 to 59	353	178	175	50%
60 and 61	127	65	62	49%
62 to 64	149	68	81	54%
65 to 69	217	93	124	57%
70 to 74	186	70	116	62%
75 to 79	214	85	129	60%
80 to 84	174	74	100	57%
85 and Older	101	33	68	67%
Under 18	1,257	610	647	51%
65 and older	892	355	537	60%
Median	36.6	34.7	38.7	

Source: SANDAG, Current Estimates (2010)

Population by Marital Status

	Number	Percent
Total population age 15 and over	5,065	100%
Never Married	1,691	33%
Married, excluding separated	2,484	49%
Separated	41	<1%
Widowed	238	5%
Divorced	611	12%

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	6,101	100%
Household	6,076	100%
Group Quarters - Other	25	<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.	6,101	1,051	4,017	326	23	366	43	22	253
Under 5	341	89	177	12	3	13	2	3	42
5 to 9	333	96	149	18	2	23	3	6	36
10 to 14	362	87	183	31	1	17	2	4	37
15 to 17	221	34	129	28	0	7	4	1	18
18 and 19	151	25	99	4	0	10	0	0	13
20 to 24	594	116	337	41	4	57	10	0	29
25 to 29	545	104	347	22	1	34	5	5	27
30 to 34	390	86	240	27	3	21	3	0	10
35 to 39	345	64	209	28	2	31	3	0	8
40 to 44	399	75	254	24	2	29	0	0	15
45 to 49	471	81	328	21	1	25	4	2	9
50 to 54	428	51	317	24	2	29	2	1	2
55 to 59	353	36	281	14	0	18	0	0	4
60 and 61	127	15	100	3	0	9	0	0	0
62 to 64	149	15	125	2	0	5	2	0	0
65 to 69	217	17	182	4	0	12	0	0	2
70 to 74	186	14	160	6	1	5	0	0	0
75 to 79	214	16	172	11	0	13	1	0	1
80 to 84	174	20	141	6	1	6	0	0	0
85 and Older	101	10	87	0	0	2	2	0	0
Under 18	1,257	306	638	89	6	60	11	14	133
65 and older	892	77	742	27	2	38	3	0	3
Median		28.8	42.7	31.3	30.8	35.2	25.5	12.5	16.9

Source: SANDAG, Current Estimates (2010)

Language Spoken at Home and Ability to Speak English

	Number	Percent
Total population age 5 and over	5,760	100%
Speak Only English	4,438	77%
Speak Spanish:	650	11%
Speak English "well" or "very well"	476	8%
Speak English "not well" or "not at all"	174	3%
Speak Asian/Pacific Island language:	181	3%
Speak English "well" or "very well"	134	2%
Speak English "not well" or "not at all"	47	1%
Speak other language:	491	7%
Speak English "well" or "very well"	389	7%
Speak English "not well" or "not at all"	102	2%

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	4,099	100%
Less than 9th grade	128	3%
9th through 12th grade, no diploma	181	4%
High school grad (incl. equivalency)	850	21%
Some college, no degree	1,194	29%
Associate degree	429	10%
Bachelor's degree	837	20%
Master's degree	385	9%
Professional school degree	73	2%
Doctorate degree	22	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	5,891	100%	---	---	---	---
Enrolled in school	1,698	29%	1,429	24%	269	5%
Nursery / Preschool	15	1%	0	0%	15	6%
Kindergarten to grade 4	420	25%	347	24%	73	27%
Grade 5 to grade 8	257	15%	149	10%	108	40%
Grade 9 to grade 12	296	17%	252	18%	44	16%
College, undergraduate	650	38%	629	44%	21	8%
Graduate or Professional school	60	4%	52	4%	8	3%
Not enrolled in school	4,193	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	2,447	100%	786	100%	1,661	100%
Family Households:	1,548	63%	785	100%	763	46%
Married couple family	1,226	50%	605	77%	621	37%
Other family:	322	13%	180	23%	142	9%
Male householder, no wife	170	7%	71	9%	99	6%
Female householder, no husband	152	6%	109	14%	43	3%
Nonfamily households:	899	37%	1	<1%	898	54%
Householder living alone	631	26%	----	----	----	----
Other nonfamily households	268	11%	----	----	----	----

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	2,519	100%	2447	72	3%	2.48
Single family (detached)	1,574	62%	1,518	56	4%	2.67
Single family (attached)	0	0%	0	0	0%	0.00
2 to 4 units	200	8%	197	3	2%	2.19
5 to 9 units	220	9%	217	3	1%	2.15
10 or more units	525	21%	515	10	2%	2.20
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	1,542	100%
Less than \$150,000	0	0%
\$150,000 to \$199,999	82	5%
\$200,000 to \$249,999	67	4%
\$250,000 to \$299,999	28	2%
\$300,000 to \$399,999	482	31%
\$400,000 to \$499,999	539	35%
\$500,000 to \$749,999	333	22%
\$750,000 to \$999,999	11	1%
\$1,000,000 or more	0	0%

Median Value **\$420,857**

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	2,519	100%
2005 or Later	0	0%
2000 to 2004	13	1%
1990 to 1999	43	2%
1980 to 1989	58	2%
1970 to 1979	773	31%
1960 to 1969	939	37%
1950 to 1959	587	23%
1940 to 1949	43	2%
1939 or earlier	63	3%

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	2,447	100%	905	100%	1,542	100%
1.00 occupant housing per room or less	2,333	95%	847	94%	1,486	96%
1.01 to 1.50 occupants per room	61	2%	5	1%	56	4%
1.51 to 2.00 occupants per room	53	2%	53	6%	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	905	100%
Less than \$500	0	0%
\$500 to \$599	0	0%
\$600 to \$699	15	2%
\$700 to \$799	65	7%
\$800 to \$899	144	16%
\$900 to \$999	10	1%
\$1,000 to \$1,249	209	23%
\$1,250 to \$1,499	227	25%
\$1,500 to \$1,999	195	22%
\$2,000 or more	40	4%
No cash rent	0	0%
Median contract rent	\$1,263	

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	905	100%
Less than 20 percent	167	18%
20.0 to 24.9 percent	84	9%
25.0 to 29.9 percent	112	12%
30.0 to 34.9 percent	99	11%
35.0 to 39.9 percent	106	12%
40.0 to 49.9 percent	27	3%
50.0 percent or more	310	34%
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	2,447	100%
No vehicle	50	2%
1 vehicle	739	30%
2 vehicles	1,112	45%
3 vehicles	381	16%
4 or more vehicles	165	7%

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	3,142	100%
Worked in state of residence	3,142	100%
Worked in county of residence	3,029	96%
Worked outside county of residence	113	4%
Worked outside state of residence	0	0%

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	4,987	100%	2,412	48%
In labor force	3,366	67%	1,692	50%
Armed forces	20	1%	20	100%
Civilian (employed)	3,128	93%	1,582	51%
Civilian (unemployed)	218	6%	90	41%
Not in labor force	1,621	33%	720	44%
Pct. of civilian labor force unemployed	6.5%		5.4%	

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	3,142	100%
Car, truck or van:	2,852	91%
Drove Alone	2,756	88%
Carpooled	96	3%
Public Transportation:	53	2%
Bus	38	1%
Trolley / Streetcar	15	<1%
Railroad	0	0%
Other public transportation	0	0%
Motorcycle	78	2%
Bicycle	32	1%
Walked	13	<1%
Other means	51	2%
Worked at home	63	2%

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	3,142	100%
Did not work at home	3,079	98%
Less than 10 minutes	275	9%
10 to 19 minutes	869	28%
20 to 29 minutes	720	23%
30 to 44 minutes	763	24%
45 to 59 minutes	138	4%
60 to 89 minutes	159	5%
90 minutes or more	155	5%
Worked at home	63	2%
Average time to work (minutes)	33	--

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+	3,112	100%
Agriculture, forestry, mining	38	1%
Utilities	11	<1%
Construction	265	9%
Manufacturing	297	10%
Wholesale trade	138	4%
Retail trade	311	10%
Transportation & warehousing	126	4%
Information & communications	46	1%
Finance, insurance, & real estate	87	3%
Professional, scientific, management, administration	228	7%
Educational, social, & health services	438	14%
Art, entertainment, recreation, accommodations, food	483	16%
Other services	155	5%
Public administration	489	16%

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+	3,112	100%
Management, professional & related:	1,303	42%
Management (incl. farm managers)	412	13%
Business & financial	249	8%
Computer & mathematical	31	1%
Architecture & engineering	61	2%
Life, physical & social science	28	1%
Community & social service	25	1%
Legal	57	2%
Education, training, & library	237	8%
Art, entertainment, sports & media	88	3%
Healthcare practitioners	115	4%
Service:	557	18%
Healthcare support	15	<1%
Protective service	107	3%
Food preparation & serving	220	7%
Building & grounds cleaning / maintenance	43	1%
Personal care & service	172	6%
Sales & office	691	22%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	320	10%
Production, transport & material moving	241	8%

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

Household Income

Number Percent

Total Households	2,447	100%
Less than \$15,000	136	6%
\$15,000 to \$29,999	352	14%
\$30,000 to \$44,999	445	18%
\$45,000 to \$59,999	278	11%
\$60,000 to \$74,999	252	10%
\$75,000 to \$99,999	375	15%
\$100,000 to \$124,999	222	9%
\$125,000 to \$149,999	258	11%
\$150,000 to \$199,999	98	4%
\$200,000 or more	31	1%
Median Income	\$60,744	—

Source: SANDAG, Current Estimates (2010)

Earnings and Income

	Number	Percent
Total households	2,447	100%
With earnings	2,026	83%
With wage and salary income	1,947	80%
With self-employment income	302	12%
With interest, dividend, or net rental income	641	26%
With Social Security income	567	23%
With Supplemental Security income	97	4%
With public assistance income	7	<1%
With retirement income	502	21%
With other types of income	469	19%

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	6,097	100%
Under .50	249	4%
.50 to .99	193	3%
1.00 to 1.24	353	6%
1.25 to 1.49	339	6%
1.50 to 1.84	210	3%
1.85 to 1.99	184	3%
2.00 and over	4,569	75%

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	6,097	100%
Above Poverty	5,655	93%
Below Poverty	442	7%

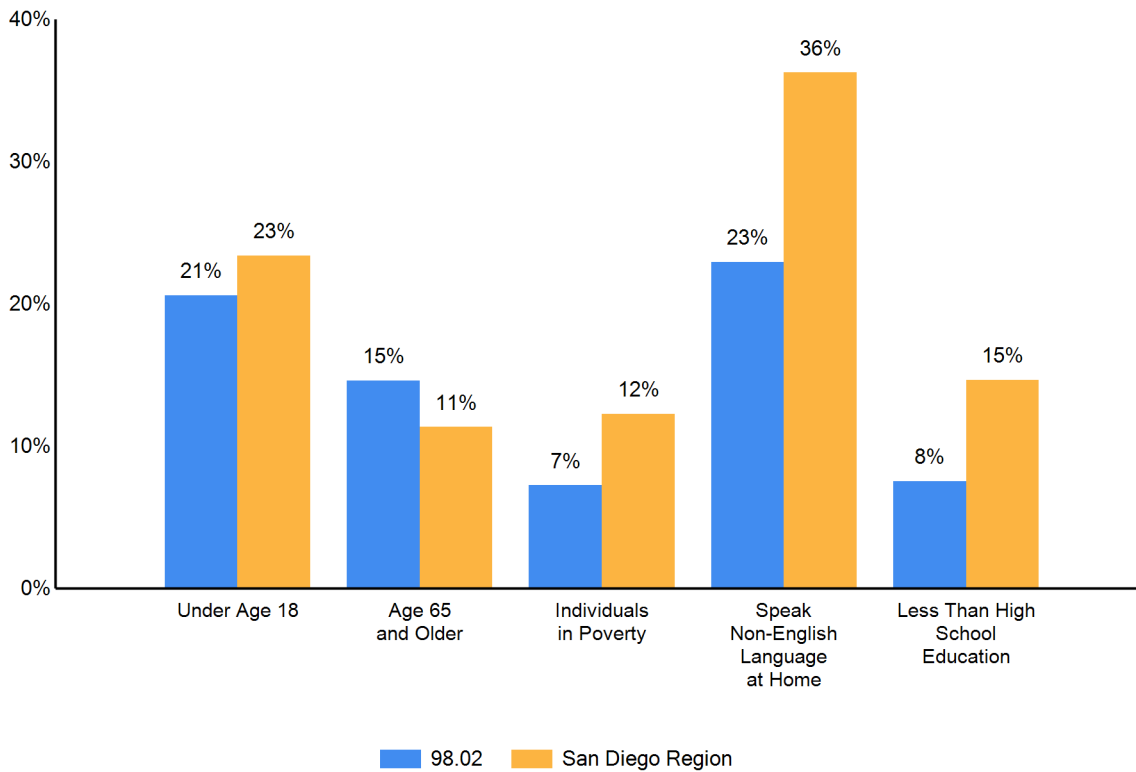
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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	1,548	785	763	1,493	760	733	55	25	30
Married couple family	1,226	605	621	1,200	597	603	26	8	18
Male householder, no wife present	170	71	99	158	71	87	12	0	12
Female householder, no husband present	152	109	43	135	92	43	17	17	0

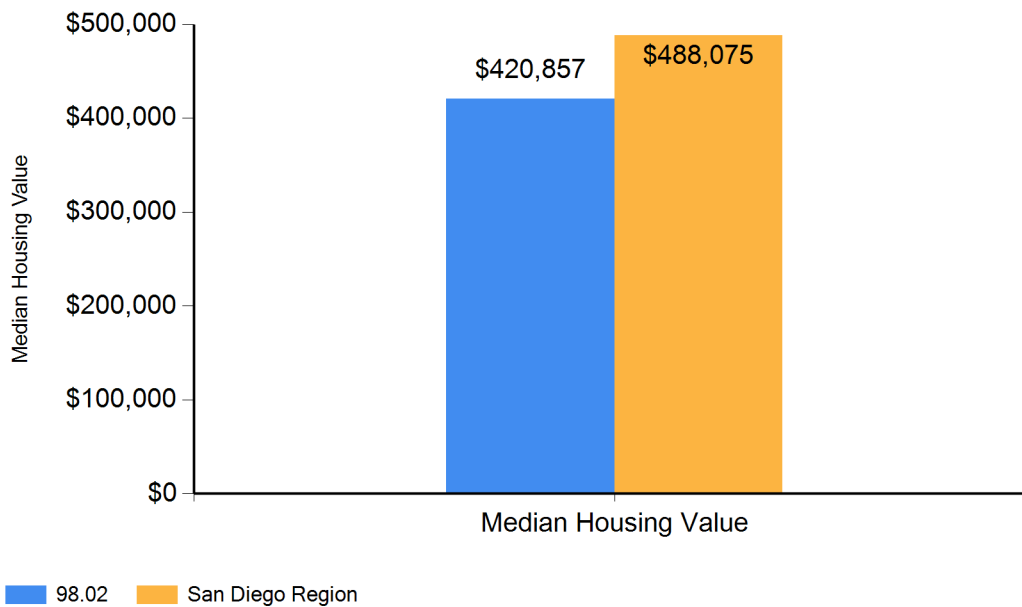
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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