



Demographic and Socioeconomic Profile 2010

TRACT: 163.01

Population by Race

	Population	Percent
Total Population	4,919	100%
White	2,160	44%
Hispanic	1,801	37%
Black	488	10%
Two or More	207	4%
Asian	203	4%
American Indian	28	1%
Pacific Islander	17	<1%
Other	15	<1%

Source: SANDAG, Current Estimates (2010)

Population by Age and Sex

	Total	Male	Female	Percent Female
Total Population	4,919	2,395	2,524	51%
Under 5	453	219	234	52%
5 to 9	350	185	165	47%
10 to 14	345	189	156	45%
15 to 17	229	126	103	45%
18 and 19	159	92	67	42%
20 to 24	477	224	253	53%
25 to 29	459	208	251	55%
30 to 34	371	181	190	51%
35 to 39	329	161	168	51%
40 to 44	327	157	170	52%
45 to 49	351	181	170	48%
50 to 54	330	146	184	56%
55 to 59	255	121	134	53%
60 and 61	70	30	40	57%
62 to 64	101	49	52	51%
65 to 69	99	42	57	58%
70 to 74	80	33	47	59%
75 to 79	64	33	31	48%
80 to 84	44	16	28	64%
85 and Older	26	2	24	92%
Under 18	1,377	719	658	48%
65 and older	313	126	187	60%
Median	29.9	28.9	30.9	

Source: SANDAG, Current Estimates (2010)

Population by Marital Status

	Number	Percent
Total population age 15 and over	3,771	100%
Never Married	1,342	36%
Married, excluding separated	1,417	38%
Separated	192	5%
Widowed	76	2%
Divorced	744	20%

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	4,919	100%
Household	4,919	100%
Group Quarters - Other	0	0%
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.	4,919	1,801	2,160	488	28	203	17	15	207
Under 5	453	196	170	42	4	16	0	1	24
5 to 9	350	168	119	32	1	10	0	0	20
10 to 14	345	152	129	33	2	9	0	0	20
15 to 17	229	114	66	25	1	7	0	0	16
18 and 19	159	81	38	18	1	3	0	2	16
20 to 24	477	183	179	63	3	22	3	2	22
25 to 29	459	167	185	65	4	15	0	2	21
30 to 34	371	122	173	40	1	23	0	1	11
35 to 39	329	124	141	38	4	14	2	0	6
40 to 44	327	117	154	24	1	17	2	0	12
45 to 49	351	105	183	35	3	13	1	2	9
50 to 54	330	95	165	34	0	22	4	0	10
55 to 59	255	54	166	14	0	12	1	1	7
60 and 61	70	21	39	4	0	5	0	0	1
62 to 64	101	23	62	4	0	4	2	0	6
65 to 69	99	28	55	7	1	5	2	0	1
70 to 74	80	22	45	5	0	4	0	1	3
75 to 79	64	12	42	3	2	1	0	2	2
80 to 84	44	9	32	2	0	0	0	1	0
85 and Older	26	8	17	0	0	1	0	0	0
Under 18	1,377	630	484	132	8	42	0	1	80
65 and older	313	79	191	17	3	11	2	4	6
Median		25.2	35.7	27.4	27.5	34.2	50.6	32.5	21.7

Source: SANDAG, Current Estimates (2010)

Language Spoken at Home and Ability to Speak English

	Number	Percent
Total population age 5 and over	4,466	100%
Speak Only English	2,474	55%
Speak Spanish:	1,448	32%
Speak English "well" or "very well"	1,186	27%
Speak English "not well" or "not at all"	262	6%
Speak Asian/Pacific Island language:	268	6%
Speak English "well" or "very well"	209	5%
Speak English "not well" or "not at all"	59	1%
Speak other language:	276	4%
Speak English "well" or "very well"	165	4%
Speak English "not well" or "not at all"	111	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	2,906	100%
Less than 9th grade	350	12%
9th through 12th grade, no diploma	281	10%
High school grad (incl. equivalency)	773	27%
Some college, no degree	998	34%
Associate degree	249	9%
Bachelor's degree	158	5%
Master's degree	79	3%
Professional school degree	18	1%
Doctorate degree	0	0%

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	4,638	100%	---	---	---	---
Enrolled in school	1,419	31%	1,334	29%	85	2%
Nursery / Preschool	46	3%	40	3%	6	7%
Kindergarten to grade 4	422	30%	413	31%	9	11%
Grade 5 to grade 8	303	21%	303	23%	0	0%
Grade 9 to grade 12	334	24%	322	24%	12	14%
College, undergraduate	293	21%	235	18%	58	68%
Graduate or Professional school	21	1%	21	2%	0	0%
Not enrolled in school	3,219	69%	---	---	---	---

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	1,731	100%	759	100%	972	100%
Family Households:	1,134	66%	759	100%	375	39%
Married couple family	648	37%	403	53%	245	25%
Other family:	486	28%	356	47%	130	13%
Male householder, no wife	91	5%	74	10%	17	2%
Female householder, no husband	395	23%	282	37%	113	12%
Nonfamily households:	597	34%	0	0%	597	61%
Householder living alone	417	24%	----	----	----	----
Other nonfamily households	180	10%	----	----	----	----

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	1,860	100%	1731	129	7%	2.84
Single family (detached)	503	27%	443	60	12%	2.98
Single family (attached)	32	2%	25	7	22%	2.96
2 to 4 units	172	9%	159	13	8%	2.86
5 to 9 units	191	10%	182	9	5%	2.77
10 or more units	962	52%	922	40	4%	2.78
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	610	100%
Less than \$150,000	74	12%
\$150,000 to \$199,999	13	2%
\$200,000 to \$249,999	119	20%
\$250,000 to \$299,999	63	10%
\$300,000 to \$399,999	168	28%
\$400,000 to \$499,999	154	25%
\$500,000 to \$749,999	14	2%
\$750,000 to \$999,999	5	1%
\$1,000,000 or more	0	0%

Median Value **\$321,557**

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	1,860	100%
2005 or Later	8	<1%
2000 to 2004	83	4%
1990 to 1999	169	9%
1980 to 1989	174	9%
1970 to 1979	700	38%
1960 to 1969	299	16%
1950 to 1959	371	20%
1940 to 1949	14	1%
1939 or earlier	42	2%

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	1,731	100%	1,121	100%	610	100%
1.00 occupant housing per room or less	1,592	92%	1,031	92%	561	92%
1.01 to 1.50 occupants per room	63	4%	47	4%	16	3%
1.51 to 2.00 occupants per room	38	2%	19	2%	19	3%
2.01 or more occupants per room	38	2%	24	2%	14	2%

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	1,121	100%
Less than \$500	135	12%
\$500 to \$599	33	3%
\$600 to \$699	32	3%
\$700 to \$799	161	14%
\$800 to \$899	180	16%
\$900 to \$999	149	13%
\$1,000 to \$1,249	327	29%
\$1,250 to \$1,499	35	3%
\$1,500 to \$1,999	55	5%
\$2,000 or more	9	1%
No cash rent	5	<1%
Median contract rent	\$913	

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	1,121	100%
Less than 20 percent	190	17%
20.0 to 24.9 percent	96	9%
25.0 to 29.9 percent	118	11%
30.0 to 34.9 percent	143	13%
35.0 to 39.9 percent	62	6%
40.0 to 49.9 percent	130	12%
50.0 percent or more	363	32%
Not computed	19	2%

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	1,731	100%
No vehicle	288	17%
1 vehicle	674	39%
2 vehicles	524	30%
3 vehicles	135	8%
4 or more vehicles	110	6%

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	2,245	100%
Worked in state of residence	2,245	100%
Worked in county of residence	2,198	98%
Worked outside county of residence	47	2%
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	3,690	100%	1,755	48%
In labor force	2,470	67%	1,320	53%
Armed forces	31	1%	31	100%
Civilian (employed)	2,108	85%	1,088	52%
Civilian (unemployed)	331	13%	201	61%
Not in labor force	1,220	33%	435	36%
Pct. of civilian labor force unemployed	13.6%		15.6%	

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	2,245	100%
Car, truck or van:	1,908	85%
Drove Alone	1,583	71%
Carpooled	325	14%
Public Transportation:	147	7%
Bus	107	5%
Trolley / Streetcar	40	2%
Railroad	0	0%
Other public transportation	0	0%
Motorcycle	14	1%
Bicycle	0	0%
Walked	82	4%
Other means	5	<1%
Worked at home	89	4%

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	2,245	100%
Did not work at home	2,156	96%
Less than 10 minutes	365	16%
10 to 19 minutes	669	30%
20 to 29 minutes	331	15%
30 to 44 minutes	517	23%
45 to 59 minutes	114	5%
60 to 89 minutes	44	2%
90 minutes or more	116	5%
Worked at home	89	4%
Average time to work (minutes)	30	--

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+	2,195	100%
Agriculture, forestry, mining	0	0%
Utilities	34	2%
Construction	182	8%
Manufacturing	201	9%
Wholesale trade	85	4%
Retail trade	261	12%
Transportation & warehousing	56	3%
Information & communications	41	2%
Finance, insurance, & real estate	180	8%
Professional, scientific, management, administration	111	5%
Educational, social, & health services	445	20%
Art, entertainment, recreation, accommodations, food	256	12%
Other services	84	4%
Public administration	259	12%

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+	2,195	100%
Management, professional & related:	550	25%
Management (incl. farm managers)	167	8%
Business & financial	114	5%
Computer & mathematical	38	2%
Architecture & engineering	27	1%
Life, physical & social science	0	0%
Community & social service	53	2%
Legal	0	0%
Education, training, & library	66	3%
Art, entertainment, sports & media	18	1%
Healthcare practitioners	67	3%
Service:	538	25%
Healthcare support	55	3%
Protective service	73	3%
Food preparation & serving	185	8%
Building & grounds cleaning / maintenance	55	3%
Personal care & service	170	8%
Sales & office	682	31%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	191	9%
Production, transport & material moving	234	11%

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

Household Income

Number Percent

Total Households	1,731	100%
Less than \$15,000	245	14%
\$15,000 to \$29,999	366	21%
\$30,000 to \$44,999	303	18%
\$45,000 to \$59,999	266	15%
\$60,000 to \$74,999	203	12%
\$75,000 to \$99,999	125	7%
\$100,000 to \$124,999	127	7%
\$125,000 to \$149,999	34	2%
\$150,000 to \$199,999	51	3%
\$200,000 or more	11	1%
Median Income	\$42,599	—

Source: SANDAG, Current Estimates (2010)

Earnings and Income

	Number	Percent
Total households	1,731	100%
With earnings	1,480	85%
With wage and salary income	1,420	82%
With self-employment income	160	9%
With interest, dividend, or net rental income	193	11%
With Social Security income	311	18%
With Supplemental Security income	121	7%
With public assistance income	118	7%
With retirement income	227	13%
With other types of income	364	21%

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	4,881	100%
Under .50	529	11%
.50 to .99	525	11%
1.00 to 1.24	311	6%
1.25 to 1.49	308	6%
1.50 to 1.84	645	13%
1.85 to 1.99	75	2%
2.00 and over	2,488	51%

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	4,881	100%
Above Poverty	3,827	78%
Below Poverty	1,054	22%

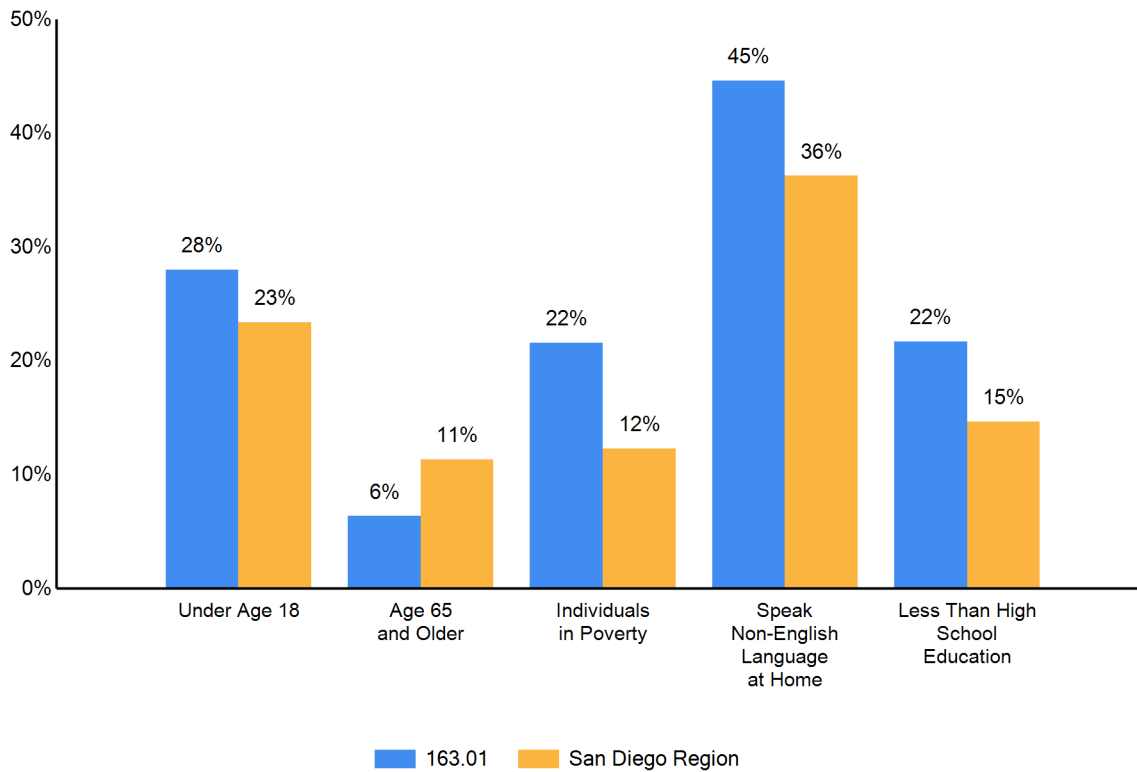
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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	1,134	759	375	904	562	342	230	197	33
Married couple family	648	403	245	569	324	245	79	79	0
Male householder, no wife present	91	74	17	69	52	17	22	22	0
Female householder, no husband present	395	282	113	266	186	80	129	96	33

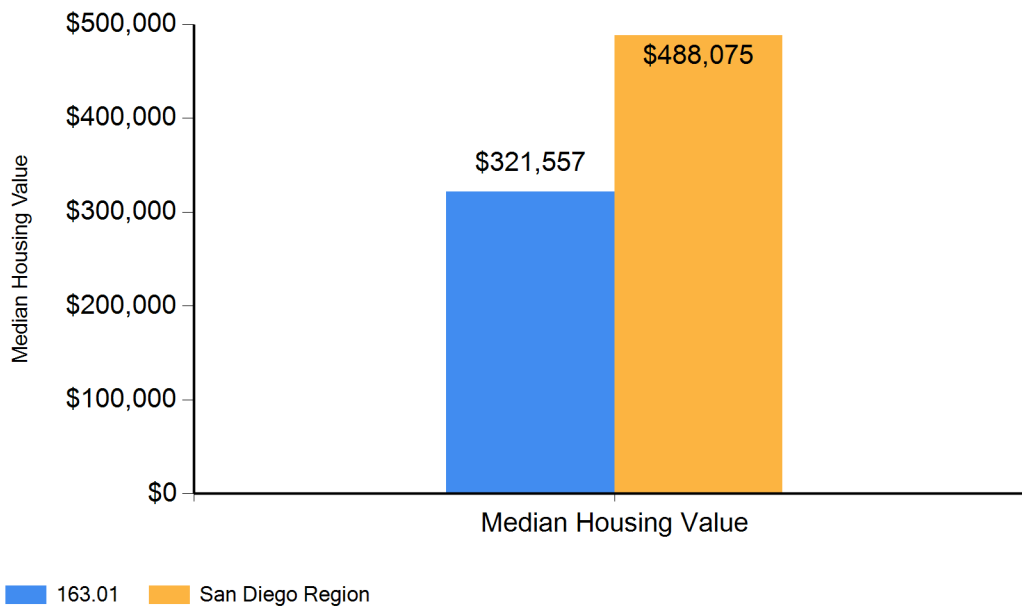
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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