

SERIES 13 REGIONAL GROWTH FORECAST

Sabre Springs Community Planning Area
City of San Diego



POPULATION AND HOUSING

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Total Population	10,835	11,089	11,134	11,088	253	2%
Household Population	10,834	11,089	11,134	11,088	254	2%
Group Quarters Population	1	0	0	0	-1	-100%
Civilian	1	0	0	0	-1	-100%
Military	0	0	0	0	0	0%
Total Housing Units	4,106	4,106	4,106	4,106	0	0%
Single Family	2,110	2,110	2,110	2,110	0	0%
Multiple Family	1,996	1,996	1,996	1,996	0	0%
Mobile Homes	0	0	0	0	0	0%
Occupied Housing Units	3,984	3,988	3,995	3,984	0	0%
Single Family	2,073	2,071	2,074	2,069	-4	0%
Multiple Family	1,911	1,917	1,921	1,915	4	0%
Mobile Homes	0	0	0	0	0	0%
Vacancy Rate	3.0%	2.9%	2.7%	3.0%	0.0	0%
Single Family	1.8%	1.8%	1.7%	1.9%	0.1	6%
Multiple Family	4.3%	4.0%	3.8%	4.1%	-0.2	-5%
Mobile Homes	0.0%	0.0%	0.0%	0.0%	0.0	0%
Persons per Household	2.72	2.78	2.79	2.78	0.1	2%

HOUSEHOLD INCOME (real 2010 dollars, adjusted for inflation)

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Households by Income Category						
Less than \$15,000	48	43	32	25	-23	-48%
\$15,000-\$29,999	114	93	71	54	-60	-53%
\$30,000-\$44,999	238	164	129	101	-137	-58%
\$45,000-\$59,999	225	230	188	152	-73	-32%
\$60,000-\$74,999	380	282	238	198	-182	-48%
\$75,000-\$99,999	589	533	472	409	-180	-31%
\$100,000-\$124,999	388	540	505	461	73	19%
\$125,000-\$149,999	586	490	482	462	-124	-21%
\$150,000-\$199,999	624	739	781	799	175	28%
\$200,000 or more	792	874	1,097	1,323	531	67%
Total Households	3,984	3,988	3,995	3,984	0	0%

*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.

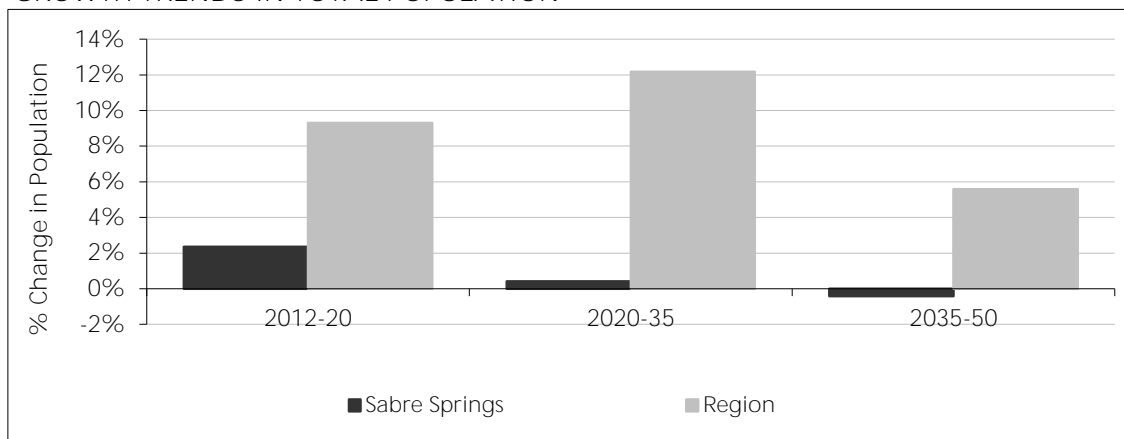
POPULATION BY AGE

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Total Population	10,835	11,089	11,134	11,088	253	2%
Under 5	720	880	776	841	121	17%
5 to 9	880	975	951	965	85	10%
10 to 14	890	837	911	861	-29	-3%
15 to 17	556	479	523	487	-69	-12%
18 to 19	327	206	245	174	-153	-47%
20 to 24	457	385	359	340	-117	-26%
25 to 29	538	561	469	450	-88	-16%
30 to 34	784	787	659	742	-42	-5%
35 to 39	857	969	875	960	103	12%
40 to 44	1,143	1,016	1,094	928	-215	-19%
45 to 49	1,051	925	1,010	835	-216	-21%
50 to 54	934	825	841	769	-165	-18%
55 to 59	560	641	552	614	54	10%
60 to 61	161	231	178	210	49	30%
62 to 64	253	323	290	330	77	30%
65 to 69	278	410	415	466	188	68%
70 to 74	126	250	301	323	197	156%
75 to 79	106	126	238	211	105	99%
80 to 84	78	101	192	207	129	165%
85 and over	136	162	255	375	239	176%
Median Age	36.5	37.2	38.9	38.6	2.1	6%

POPULATION BY RACE AND ETHNICITY

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Total Population	10,835	11,089	11,134	11,088	253	2%
Hispanic	955	1,154	1,301	1,478	523	55%
Non-Hispanic	9,880	9,935	9,833	9,610	-270	-3%
White	5,671	5,429	4,460	3,766	-1,905	-34%
Black	215	214	235	212	-3	-1%
American Indian	16	22	18	27	11	69%
Asian	3,479	3,723	4,428	4,795	1,316	38%
Hawaiian / Pacific Islander	14	26	53	76	62	443%
Other	23	23	31	36	13	57%
Two or More Races	462	498	608	698	236	51%

GROWTH TRENDS IN TOTAL POPULATION



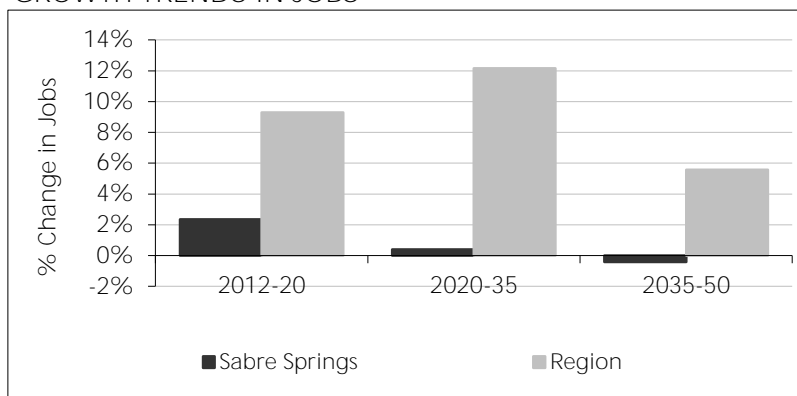
EMPLOYMENT

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Jobs	6,576	6,788	6,788	6,788	212	3%
Civilian Jobs	6,576	6,788	6,788	6,788	212	3%
Military Jobs	0	0	0	0	0	0%

LAND USE¹

	2012	2020	2035	2050	2012 to 2050 Change*	
					Numeric	Percent
Total Acres	1,599	1,599	1,599	1,599	0	0%
Developed Acres	1,438	1,443	1,443	1,443	5	0%
Low Density Single Family	0	0	0	0	0	0%
Single Family	308	308	308	308	0	0%
Multiple Family	111	111	111	111	0	0%
Mobile Homes	0	0	0	0	0	0%
Other Residential	6	6	6	6	0	0%
Mixed Use	0	0	0	0	0	0%
Industrial	71	71	71	71	0	0%
Commercial/Services	12	13	13	13	1	12%
Office	17	21	21	21	3	19%
Schools	25	25	25	25	0	0%
Roads and Freeways	223	223	223	223	0	0%
Agricultural and Extractive ²	0	0	0	0	0	0%
Parks and Military Use	666	666	666	666	0	0%
Vacant Developable Acres	5	0	0	0	-5	-100%
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	2	0	0	0	-2	-100%
Office	2	0	0	0	-2	-100%
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	156	156	156	156	0	0%
Employment Density ³	52.9	52.6	52.6	52.6	-0.3	-1%
Residential Density ⁴	9.7	9.7	9.7	9.7	0.0	0%

GROWTH TRENDS IN JOBS



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