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POPULATION AND HOUSING

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**3,475**	**5,690**	**5,763**	**5,879**	**5,975**	**2,500**	**72%**
Household Population	3,475	5,690	5,763	5,879	5,975	2,500	72%
Group Quarters Population	0	0	0	0	0	0	0%
Civilian	0	0	0	0	0	0	0%
Military	0	0	0	0	0	0	0%
Total Housing Units	**1,630**	**2,729**	**2,729**	**2,731**	**2,731**	**1,101**	**68%**
Single Family	758	758	758	758	758	0	0%
Multiple Family	872	1,971	1,971	1,973	1,973	1,101	126%
Mobile Homes	0	0	0	0	0	0	0%
Occupied Housing Units	**1,580**	**2,579**	**2,594**	**2,595**	**2,594**	**1,014**	**64%**
Single Family	723	719	723	723	725	2	0%
Multiple Family	857	1,860	1,871	1,872	1,869	1,012	118%
Mobile Homes	0	0	0	0	0	0	0%
Vacancy Rate	**3.1%**	**5.5%**	**4.9%**	**5.0%**	**5.0%**	**1.9**	**61%**
Single Family	4.6%	5.1%	4.6%	4.6%	4.4%	-0.2	-4%
Multiple Family	1.7%	5.6%	5.1%	5.1%	5.3%	3.6	212%
Mobile Homes	0.0%	0.0%	0.0%	0.0%	0.0%	0.0	0%
Persons per Household	**2.20**	**2.21**	**2.22**	**2.27**	**2.30**	**0.10**	**5%**

HOUSEHOLD INCOME (real 1999 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 2011 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 2050 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 2008 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.
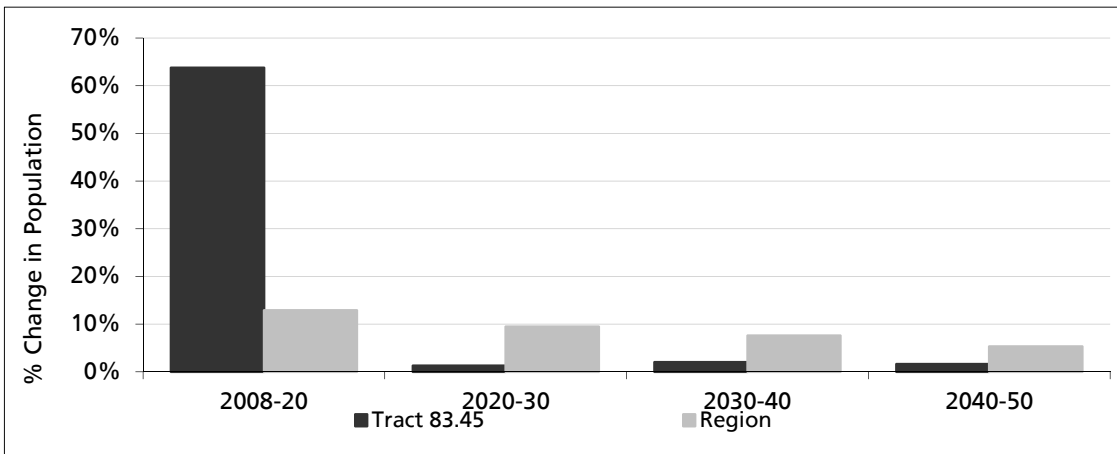
Source: Final Series 12 - 2050 Regional Growth Forecast
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POPULATION BY AGE

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**3,475**	**5,690**	**5,763**	**5,879**	**5,975**	**2,500**	**72%**
Under 5	39	52	50	52	52	13	33%
5 to 9	91	113	107	103	96	5	5%
10 to 14	114	175	146	144	140	26	23%
15 to 17	103	140	120	122	124	21	20%
18 to 19	72	91	74	71	70	-2	-3%
20 to 24	172	240	236	221	227	55	32%
25 to 29	177	295	275	261	275	98	55%
30 to 34	133	213	186	198	189	56	42%
35 to 39	162	177	191	181	172	10	6%
40 to 44	172	213	223	207	225	53	31%
45 to 49	243	282	225	264	281	38	16%
50 to 54	277	341	267	283	281	4	1%
55 to 59	267	442	334	279	342	75	28%
60 to 61	106	200	162	144	188	82	77%
62 to 64	156	364	303	284	297	141	90%
65 to 69	295	741	764	639	573	278	94%
70 to 74	235	580	660	548	485	250	106%
75 to 79	238	411	603	655	564	326	137%
80 to 84	224	300	486	648	631	407	182%
85 and over	199	320	351	575	763	564	283%
Median Age	54.7	60.7	64.8	66.0	65.2	10.5	19%

POPULATION BY RACE AND ETHNICITY

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**3,475**	**5,690**	**5,763**	**5,879**	**5,975**	**2,500**	**72%**
Hispanic	210	413	465	528	588	378	180%
Non-Hispanic	3,265	5,277	5,298	5,351	5,387	2,122	65%
White	2,697	4,133	3,972	3,833	3,681	984	36%
Black	29	45	41	39	37	8	28%
American Indian	11	47	61	68	73	62	564%
Asian	433	830	941	1,063	1,188	755	174%
Hawaiian / Pacific Islander	7	41	60	76	89	82	1171%
Other	9	21	25	29	33	24	267%
Two or More Races	79	160	198	243	286	207	262%

GROWTH TRENDS IN TOTAL POPULATION

Source: Final Series 12 - 2050 Regional Growth Forecast
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EMPLOYMENT

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Jobs	**4,225**	**4,489**	**4,489**	**4,489**	**4,489**	**264**	**6%**
Civilian Jobs	4,225	4,489	4,489	4,489	4,489	264	6%
Military Jobs	0	0	0	0	0	0	0%

LAND USE[1]

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Acres	**458**	**458**	**458**	**458**	**458**	**0**	**0%**
Developed Acres	**458**	**458**	**458**	**458**	**458**	**0**	**0%**
Low Density Single Family	0	0	0	0	0	0	0%
Single Family	152	152	152	152	152	0	0%
Multiple Family	67	69	69	69	69	1	2%
Mobile Homes	0	0	0	0	0	0	0%
Other Residential	0	0	0	0	0	0	0%
Mixed Use	0	0	0	0	0	0	0%
Industrial	8	8	8	8	8	0	0%
Commercial/Services	33	32	32	32	32	-1	-3%
Office	51	51	51	51	51	0	0%
Schools	1	1	1	1	1	0	0%
Roads and Freeways	130	130	130	130	130	0	0%
Agricultural and Extractive[2]	0	0	0	0	0	0	0%
Parks and Military Use	15	15	15	15	15	0	0%
Vacant Developable Acres	**0**	**0**	**0**	**0**	**0**	**0**	**0%**
Low Density Single Family	0	0	0	0	0	0	0%
Single Family	0	0	0	0	0	0	0%
Multiple Family	0	0	0	0	0	0	0%
Mixed Use	0	0	0	0	0	0	0%
Industrial	0	0	0	0	0	0	0%
Commercial/Services	0	0	0	0	0	0	0%
Office	0	0	0	0	0	0	0%
Schools	0	0	0	0	0	0	0%
Parks and Other	0	0	0	0	0	0	0%
Future Roads and Freeways	0	0	0	0	0	0	0%
Constrained Acres	**0**	**0**	**0**	**0**	**0**	**0**	**0%**
Employment Density[3]	**45.3**	**48.7**	**48.7**	**48.7**	**48.7**	**3.4**	**7%**
Residential Density[4]	**7.4**	**12.4**	**12.4**	**12.4**	**12.4**	**5.0**	**67%**

GROWTH TRENDS IN JOBS
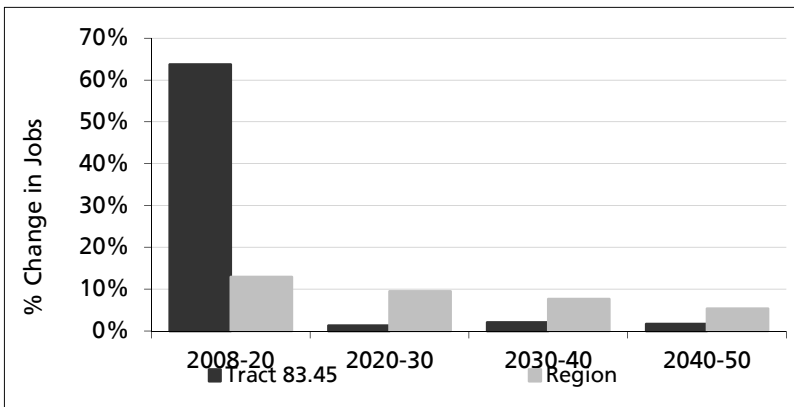
Notes:

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 residential acre (single family, multiple family, mobile home, other, and half of mixed use acres).

Source: Final Series 12 - 2050 Regional Growth Forecast
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