POPULATION AND HOUSING

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**5,181**	**5,267**	**5,346**	**5,447**	**5,479**	**298**	**6%**
Household Population	5,181	5,267	5,346	5,447	5,479	298	6%
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	**1,706**	**1,706**	**1,706**	**1,706**	**1,706**	**0**	**0%**
Single Family	1,706	1,706	1,706	1,706	1,706	0	0%
Multiple Family	0	0	0	0	0	0	0%
Mobile Homes	0	0	0	0	0	0	0%
Occupied Housing Units	**1,659**	**1,683**	**1,686**	**1,686**	**1,687**	**28**	**2%**
Single Family	1,659	1,683	1,686	1,686	1,687	28	2%
Multiple Family	0	0	0	0	0	0	0%
Mobile Homes	0	0	0	0	0	0	0%
Vacancy Rate	**2.8%**	**1.3%**	**1.2%**	**1.2%**	**1.1%**	**-1.7**	**-61%**
Single Family	2.8%	1.3%	1.2%	1.2%	1.1%	-1.7	-61%
Multiple Family	0.0%	0.0%	0.0%	0.0%	0.0%	0.0	0%
Mobile Homes	0.0%	0.0%	0.0%	0.0%	0.0%	0.0	0%
Persons per Household	**3.12**	**3.13**	**3.17**	**3.23**	**3.25**	**0.13**	**4%**

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.
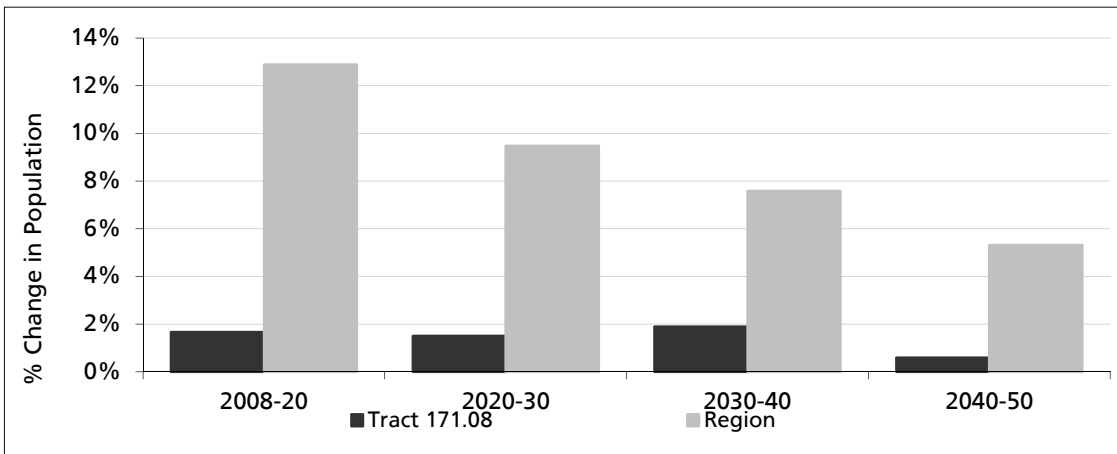
Source: Final Series 12 - 2050 Regional Growth Forecast
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POPULATION BY AGE

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**5,181**	**5,267**	**5,346**	**5,447**	**5,479**	**298**	**6%**
Under 5	258	241	260	262	248	-10	-4%
5 to 9	267	250	273	284	271	4	1%
10 to 14	363	366	365	398	386	23	6%
15 to 17	255	242	231	256	253	-2	-1%
18 to 19	171	148	129	135	133	-38	-22%
20 to 24	434	414	434	433	445	11	3%
25 to 29	298	363	382	372	386	88	30%
30 to 34	181	193	193	205	198	17	9%
35 to 39	266	204	253	265	247	-19	-7%
40 to 44	386	313	353	347	373	-13	-3%
45 to 49	468	353	302	389	393	-75	-16%
50 to 54	570	486	421	492	477	-93	-16%
55 to 59	508	575	484	408	512	4	1%
60 to 61	170	213	185	145	188	18	11%
62 to 64	157	246	220	198	207	50	32%
65 to 69	166	295	332	267	221	55	33%
70 to 74	103	189	251	219	182	79	77%
75 to 79	61	74	130	147	117	56	92%
80 to 84	40	37	66	85	73	33	83%
85 and over	59	65	82	140	169	110	186%
Median Age	41.3	43.4	42.2	41.6	42.3	1.0	2%

POPULATION BY RACE AND ETHNICITY

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**5,181**	**5,267**	**5,346**	**5,447**	**5,479**	**298**	**6%**
Hispanic	553	614	652	685	701	148	27%
Non-Hispanic	4,628	4,653	4,694	4,762	4,778	150	3%
White	4,272	4,290	4,327	4,389	4,405	133	3%
Black	50	53	54	55	56	6	12%
American Indian	18	13	9	6	4	-14	-78%
Asian	154	168	176	184	188	34	22%
Hawaiian / Pacific Islander	2	2	2	2	2	0	0%
Other	5	2	1	0	0	-5	-100%
Two or More Races	127	125	125	126	123	-4	-3%

GROWTH TRENDS IN TOTAL POPULATION

Bar chart: % Change in Population for Tract 171.08 and Region across periods 2008-20, 2020-30, 2030-40, 2040-50.

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	**2,588**	**2,667**	**2,725**	**2,725**	**2,725**	**137**	**5%**
Civilian Jobs	2,588	2,667	2,725	2,725	2,725	137	5%
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	**521**	**521**	**521**	**521**	**521**	**0**	**0%**
Developed Acres	**521**	**521**	**521**	**521**	**521**	**0**	**0%**
Low Density Single Family	0	0	0	0	0	0	0%
Single Family	243	243	243	243	243	0	0%
Multiple Family	0	0	0	0	0	0	0%
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	13	13	13	13	13	0	0%
Commercial/Services	67	67	67	67	67	0	0%
Office	3	3	3	3	3	0	0%
Schools	11	11	11	11	11	0	0%
Roads and Freeways	114	114	114	114	114	0	0%
Agricultural and Extractive[2]	0	0	0	0	0	0	0%
Parks and Military Use	71	71	71	71	71	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]	**27.7**	**28.6**	**29.2**	**29.2**	**29.2**	**1.5**	**5%**
Residential Density[4]	**7.0**	**7.0**	**7.0**	**7.0**	**7.0**	**0.0**	**0%**

GROWTH TRENDS IN JOBS
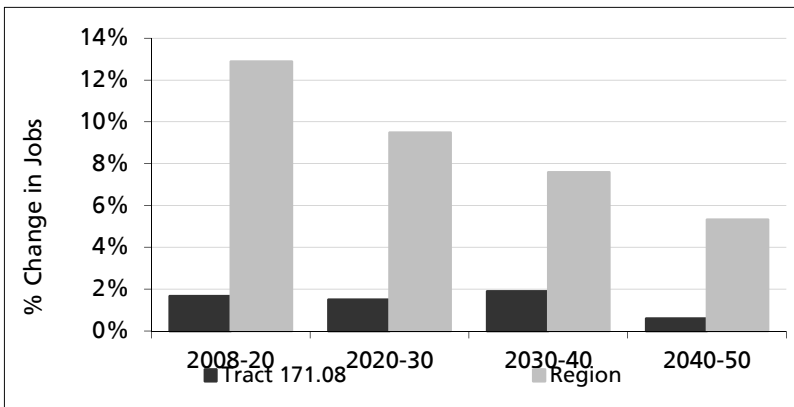
Notes:

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 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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