



## Demographic and Socioeconomic Profile 2010

TRACT: 154.03

### Population by Race

	Population	Percent
<b>Total Population</b>	<b>2,508</b>	<b>100%</b>
White	2,074	83%
Hispanic	226	9%
Two or More	81	3%
Asian	77	3%
Black	30	1%
Pacific Islander	11	<1%
American Indian	7	<1%
Other	2	<1%

Source: SANDAG, Current Estimates (2010)

### Population by Age and Sex

	Total	Male	Female	Percent Female
<b>Total Population</b>	<b>2,508</b>	<b>1,235</b>	<b>1,273</b>	<b>51%</b>
Under 5	84	47	37	44%
5 to 9	109	54	55	50%
10 to 14	177	78	99	56%
15 to 17	119	63	56	47%
18 and 19	73	37	36	49%
20 to 24	143	72	71	50%
25 to 29	80	53	27	34%
30 to 34	79	33	46	58%
35 to 39	95	48	47	49%
40 to 44	136	62	74	54%
45 to 49	200	90	110	55%
50 to 54	243	123	120	49%
55 to 59	217	105	112	52%
60 and 61	89	48	41	46%
62 to 64	116	66	50	43%
65 to 69	134	68	66	49%
70 to 74	135	63	72	53%
75 to 79	99	39	60	61%
80 to 84	111	51	60	54%
85 and Older	69	35	34	49%
Under 18	489	242	247	51%
65 and older	548	256	292	53%
<b>Median</b>	<b>49.0</b>	<b>48.9</b>	<b>49.0</b>	

Source: SANDAG, Current Estimates (2010)

## Population by Marital Status

	Number	Percent
<b>Total population age 15 and over</b>	<b>2,138</b>	<b>100%</b>
Never Married	423	20%
Married, excluding separated	1,406	66%
Separated	31	1%
Widowed	135	6%
Divorced	143	7%

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
<b>Total population</b>	<b>2,508</b>	<b>100%</b>
Household	2,498	100%
Group Quarters - Other	10	<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
<b>Total Pop.</b>	<b>2,508</b>	<b>226</b>	<b>2,074</b>	<b>30</b>	<b>7</b>	<b>77</b>	<b>11</b>	<b>2</b>	<b>81</b>
Under 5	84	13	59	0	0	1	0	1	10
5 to 9	109	19	81	0	1	3	0	0	5
10 to 14	177	28	130	0	1	3	3	0	12
15 to 17	119	12	96	1	0	0	1	0	9
18 and 19	73	14	50	1	0	0	1	0	7
20 to 24	143	11	113	1	0	11	0	0	7
25 to 29	80	11	62	1	1	4	0	0	1
30 to 34	79	7	59	2	0	6	0	1	4
35 to 39	95	12	72	1	0	6	0	0	4
40 to 44	136	13	115	0	0	3	1	0	4
45 to 49	200	29	156	3	0	5	3	0	4
50 to 54	243	20	203	3	1	9	1	0	6
55 to 59	217	14	183	8	0	10	1	0	1
60 and 61	89	2	81	2	0	3	0	0	1
62 to 64	116	1	106	4	1	1	0	0	3
65 to 69	134	5	123	3	0	3	0	0	0
70 to 74	135	3	129	0	0	1	0	0	2
75 to 79	99	3	91	0	1	3	0	0	1
80 to 84	111	6	102	0	0	3	0	0	0
85 and Older	69	3	63	0	1	2	0	0	0
Under 18	489	72	366	1	2	7	4	1	36
65 and older	548	20	508	3	2	12	0	0	3
<b>Median</b>		<b>33.6</b>	<b>51.1</b>	<b>56.3</b>	<b>52.5</b>	<b>46.5</b>	<b>42.5</b>	<b>30.0</b>	<b>19.3</b>

Source: SANDAG, Current Estimates (2010)

## Language Spoken at Home and Ability to Speak English

	Number	Percent
<b>Total population age 5 and over</b>	<b>2,424</b>	<b>100%</b>
Speak Only English	1,940	80%
Speak Spanish:	174	7%
Speak English "well" or "very well"	174	7%
Speak English "not well" or "not at all"	0	0%
Speak Asian/Pacific Island language:	52	2%
Speak English "well" or "very well"	52	2%
Speak English "not well" or "not at all"	0	0%
Speak other language:	258	9%
Speak English "well" or "very well"	225	9%
Speak English "not well" or "not at all"	33	1%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B16004

## Educational Attainment

	Number	Percent
<b>Total population age 25 and older</b>	<b>1,803</b>	<b>100%</b>
Less than 9th grade	66	4%
9th through 12th grade, no diploma	19	1%
High school grad (incl. equivalency)	396	22%
Some college, no degree	333	18%
Associate degree	114	6%
Bachelor's degree	470	26%
Master's degree	225	12%
Professional school degree	132	7%
Doctorate degree	48	3%

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
<b>Total population age 3 and older</b>	<b>2,453</b>	<b>100%</b>	---	---	---	---
Enrolled in school	610	25%	412	17%	198	8%
Nursery / Preschool	52	9%	0	0%	52	26%
Kindergarten to grade 4	41	7%	30	7%	11	6%
Grade 5 to grade 8	174	29%	114	28%	60	30%
Grade 9 to grade 12	146	24%	110	27%	36	18%
College, undergraduate	157	26%	131	32%	26	13%
Graduate or Professional school	40	7%	27	7%	13	7%
Not enrolled in school	1,843	75%	---	---	---	---

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
<b>Total households</b>	<b>866</b>	<b>100%</b>	<b>268</b>	<b>100%</b>	<b>598</b>	<b>100%</b>
Family Households:	709	82%	261	97%	448	75%
Married couple family	633	73%	221	82%	412	69%
Other family:	76	9%	40	15%	36	6%
Male householder, no wife	18	2%	18	7%	0	0%
Female householder, no husband	58	7%	22	8%	36	6%
Nonfamily households:	157	18%	7	3%	150	25%
Householder living alone	87	10%	----	----	----	----
Other nonfamily households	70	8%	----	----	----	----

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
<b>Total Housing Units</b>	<b>894</b>	<b>100%</b>	<b>866</b>	<b>28</b>	<b>3%</b>	<b>2.88</b>
Single family (detached)	894	100%	866	28	3%	2.88
Single family (attached)	0	0%	0	0	0%	0.00
2 to 4 units	0	0%	0	0	0%	0.00
5 to 9 units	0	0%	0	0	0%	0.00
10 or more units	0	0%	0	0	0%	0.00
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
<b>Total Owner-Occupied Units</b>	<b>806</b>	<b>100%</b>
Less than \$150,000	40	5%
\$150,000 to \$199,999	0	0%
\$200,000 to \$249,999	0	0%
\$250,000 to \$299,999	0	0%
\$300,000 to \$399,999	43	5%
\$400,000 to \$499,999	55	7%
\$500,000 to \$749,999	440	55%
\$750,000 to \$999,999	175	22%
\$1,000,000 or more	53	7%

**Median Value** **\$650,568**

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B25075

## Year Structure Built

	Number	Percent
<b>Total Housing units</b>	<b>894</b>	<b>100%</b>
2005 or Later	0	0%
2000 to 2004	10	1%
1990 to 1999	59	7%
1980 to 1989	156	17%
1970 to 1979	225	25%
1960 to 1969	341	38%
1950 to 1959	73	8%
1940 to 1949	20	2%
1939 or earlier	10	1%

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
<b>Total occupied housing units</b>	<b>866</b>	<b>100%</b>	<b>60</b>	<b>100%</b>	<b>806</b>	<b>100%</b>
1.00 occupant housing per room or less	866	100%	60	100%	806	100%
1.01 to 1.50 occupants per room	0	0%	0	0%	0	0%
1.51 to 2.00 occupants per room	0	0%	0	0%	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
<b>Total Units</b>	<b>60</b>	<b>100%</b>
Less than \$500	12	20%
\$500 to \$599	0	0%
\$600 to \$699	0	0%
\$700 to \$799	0	0%
\$800 to \$899	0	0%
\$900 to \$999	0	0%
\$1,000 to \$1,249	2	3%
\$1,250 to \$1,499	0	0%
\$1,500 to \$1,999	28	47%
\$2,000 or more	0	0%
No cash rent	18	30%
<b>Median contract rent</b>	<b>\$1,786</b>	

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
<b>Total Units</b>	<b>60</b>	<b>100%</b>
Less than 20 percent	10	17%
20.0 to 24.9 percent	2	3%
25.0 to 29.9 percent	12	20%
30.0 to 34.9 percent	19	32%
35.0 to 39.9 percent	0	0%
40.0 to 49.9 percent	0	0%
50.0 percent or more	0	0%
Not computed	17	28%

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
<b>Total Availability</b>	<b>866</b>	<b>100%</b>
No vehicle	0	0%
1 vehicle	110	13%
2 vehicles	360	42%
3 vehicles	236	27%
4 or more vehicles	160	18%

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
<b>Total Workers</b>	<b>1,148</b>	<b>100%</b>
Worked in state of residence	1,111	97%
Worked in county of residence	1,074	94%
Worked outside county of residence	37	3%
Worked outside state of residence	37	3%

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
<b>Population age 16 and older</b>	<b>2,102</b>	<b>100%</b>	<b>1,035</b>	<b>49%</b>
In labor force	1,274	61%	676	53%
Armed forces	0	0%	0	0%
Civilian (employed)	1,239	97%	654	53%
Civilian (unemployed)	35	3%	22	63%
Not in labor force	828	39%	359	43%
Pct. of civilian labor force unemployed	2.7%		3.3%	

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
<b>Total Workers</b>	<b>1,148</b>	<b>100%</b>
Car, truck or van:	1,008	88%
Drove Alone	943	82%
Carpooled	65	6%
Public Transportation:	16	1%
Bus	16	1%
Trolley / Streetcar	0	0%
Railroad	0	0%
Other public transportation	0	0%
Motorcycle	0	0%
Bicycle	8	1%
Walked	0	0%
Other means	3	<1%
Worked at home	113	10%

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
<b>Total Workers</b>	<b>1,148</b>	<b>100%</b>
Did not work at home	1,035	90%
Less than 10 minutes	32	3%
10 to 19 minutes	324	28%
20 to 29 minutes	286	25%
30 to 44 minutes	295	26%
45 to 59 minutes	78	7%
60 to 89 minutes	10	1%
90 minutes or more	10	1%
Worked at home	113	10%
<b>Average time to work (minutes)</b>	<b>29</b>	<b>--</b>

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
<b>Total employed civilian age 16+</b>	<b>1,148</b>	<b>100%</b>
Agriculture, forestry, mining	0	0%
Utilities	10	1%
Construction	126	11%
Manufacturing	130	11%
Wholesale trade	23	2%
Retail trade	64	6%
Transportation & warehousing	10	1%
Information & communications	31	3%
Finance, insurance, & real estate	104	9%
Professional, scientific, management, administration	46	4%
Educational, social, & health services	274	24%
Art, entertainment, recreation, accommodations, food	72	6%
Other services	17	1%
Public administration	241	21%

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

<b>Total employed civilian age 16+</b>	<b>1,148</b>	<b>100%</b>
Management, professional & related:	756	66%
Management (incl. farm managers)	310	27%
Business & financial	54	5%
Computer & mathematical	28	2%
Architecture & engineering	42	4%
Life, physical & social science	10	1%
Community & social service	17	1%
Legal	70	6%
Education, training, & library	130	11%
Art, entertainment, sports & media	50	4%
Healthcare practitioners	45	4%
Service:	113	10%
Healthcare support	25	2%
Protective service	12	1%
Food preparation & serving	40	3%
Building & grounds cleaning / maintenance	17	1%
Personal care & service	19	2%
Sales & office	186	16%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	72	6%
Production, transport & material moving	21	2%

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

## Household Income

Number Percent

<b>Total Households</b>	<b>866</b>	<b>100%</b>
Less than \$15,000	64	7%
\$15,000 to \$29,999	19	2%
\$30,000 to \$44,999	51	6%
\$45,000 to \$59,999	71	8%
\$60,000 to \$74,999	64	7%
\$75,000 to \$99,999	127	15%
\$100,000 to \$124,999	107	12%
\$125,000 to \$149,999	112	13%
\$150,000 to \$199,999	70	8%
\$200,000 or more	181	21%
<b>Median Income</b>	<b>\$108,645</b>	<b>—</b>

Source: SANDAG, Current Estimates (2010)

## Earnings and Income

	Number	Percent
<b>Total households</b>	<b>866</b>	<b>100%</b>
With earnings	615	71%
With wage and salary income	554	64%
With self-employment income	227	26%
With interest, dividend, or net rental income	437	50%
With Social Security income	378	44%
With Supplemental Security income	22	3%
With public assistance income	25	3%
With retirement income	307	35%
With other types of income	96	11%

*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
<b>Total</b>	<b>2,505</b>	<b>100%</b>
Under .50	114	5%
.50 to .99	48	2%
1.00 to 1.24	10	<1%
1.25 to 1.49	24	1%
1.50 to 1.84	0	0%
1.85 to 1.99	0	0%
2.00 and over	2,309	92%

*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
<b>Total</b>	<b>2,505</b>	<b>100%</b>
Above Poverty	2,343	94%
Below Poverty	162	6%

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

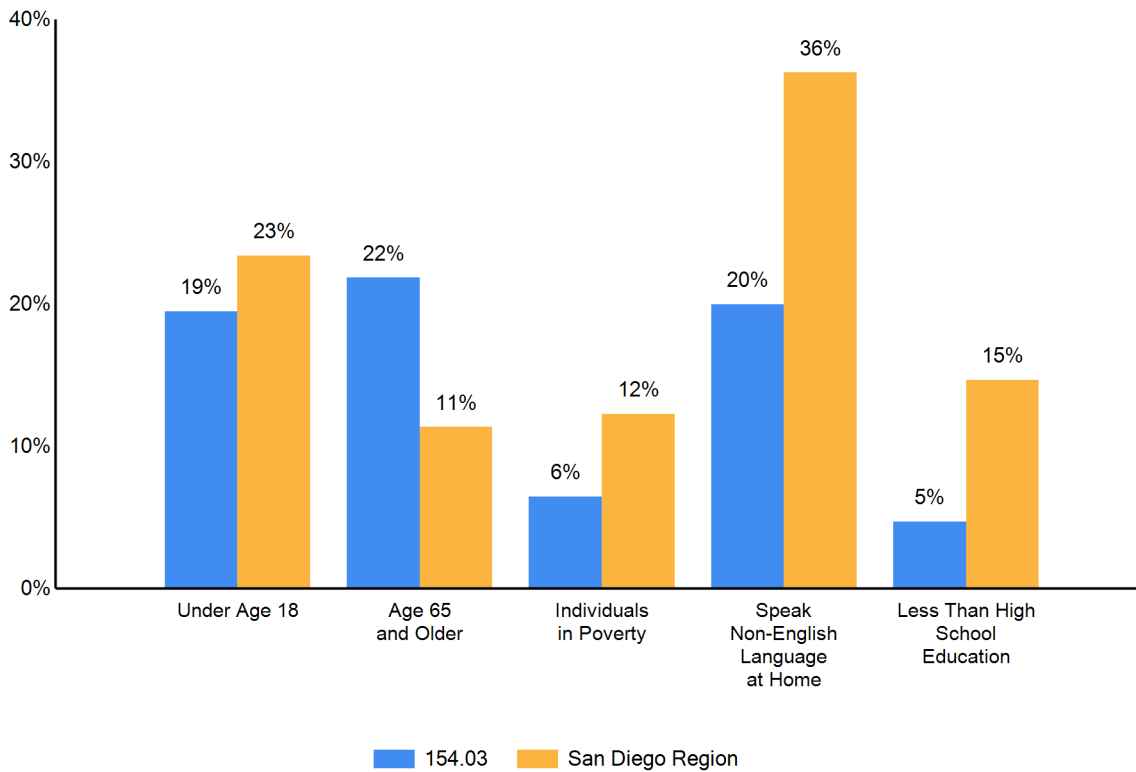
## Poverty Status of Families by Family Type and Presence of Related Children Under 18

	Total Families			Above Poverty			Below Poverty		
	Total	With Children	No Children	Total	With Children	No Children	Total	With Children	No Children
<b>Total Families</b>	<b>709</b>	<b>261</b>	<b>448</b>	<b>689</b>	<b>241</b>	<b>448</b>	<b>20</b>	<b>20</b>	<b>0</b>
Married couple family	633	221	412	633	221	412	0	0	0
Male householder, no wife present	18	18	0	18	18	0	0	0	0
Female householder, no husband present	58	22	36	38	2	36	20	20	0

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

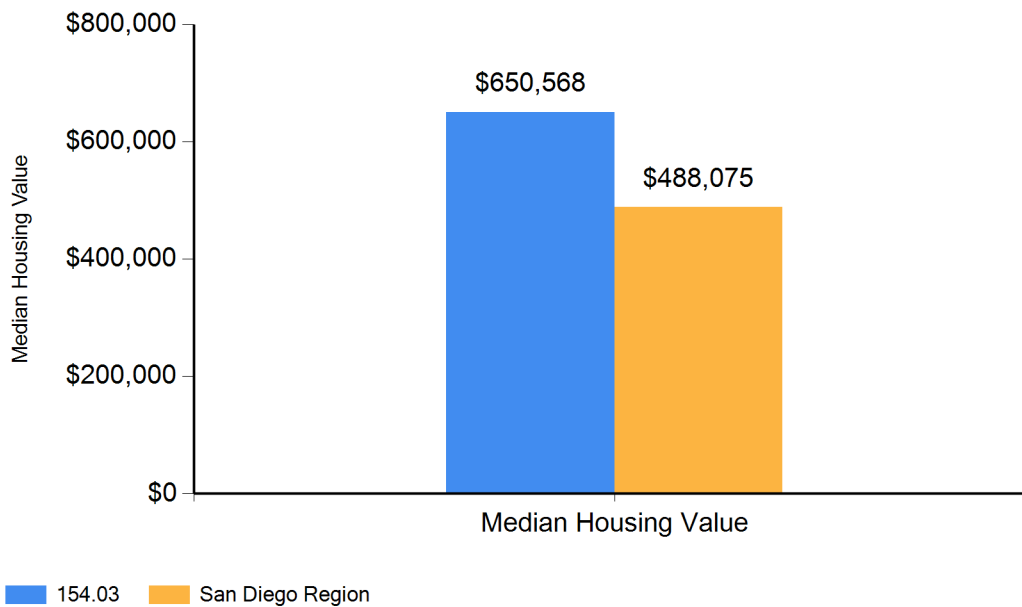


## Demographic and Socioeconomic Characteristics



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