POPULATION AND HOUSING

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**509**	**605**	**616**	**630**	**641**	**132**	**26%**
Household Population	509	605	616	630	641	132	26%
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	**222**	**258**	**258**	**258**	**258**	**36**	**16%**
Single Family	180	216	216	216	216	36	20%
Multiple Family	42	42	42	42	42	0	0%
Mobile Homes	0	0	0	0	0	0	0%
Occupied Housing Units	**202**	**238**	**241**	**243**	**245**	**43**	**21%**
Single Family	163	199	200	201	203	40	25%
Multiple Family	39	39	41	42	42	3	8%
Mobile Homes	0	0	0	0	0	0	0%
Vacancy Rate	**9.0%**	**7.8%**	**6.6%**	**5.8%**	**5.0%**	**-4.0**	**-44%**
Single Family	9.4%	7.9%	7.4%	6.9%	6.0%	-3.4	-36%
Multiple Family	7.1%	7.1%	2.4%	0.0%	0.0%	-7.1	-100%
Mobile Homes	0.0%	0.0%	0.0%	0.0%	0.0%	0.0	0%
Persons per Household	**2.52**	**2.54**	**2.56**	**2.59**	**2.62**	**0.10**	**4%**

HOUSEHOLD INCOME (real 1999 dollars, adjusted for inflation)

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Households by Income Category							
Less than $15,000	7	6	6	6	6	-1	-14%
$15,000-$29,999	1	4	4	4	4	3	300%
$30,000-$44,999	10	6	6	6	6	-4	-40%
$45,000-$59,999	1	8	8	8	8	7	700%
$60,000-$74,999	15	10	10	10	10	-5	-33%
$75,000-$99,999	18	20	20	20	20	2	11%
$100,000-$124,999	24	22	22	22	22	-2	-8%
$125,000-$149,999	17	23	23	23	23	6	35%
$150,000-$199,999	37	43	44	44	44	7	19%
$200,000 or more	72	96	98	100	102	30	42%
Total Households	202	238	241	243	245	43	21%
Median Household Income							
Adjusted for inflation ($1999)	$160,811	$173,256	$174,432	$175,568	$176,705	$15,894	10%

*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.
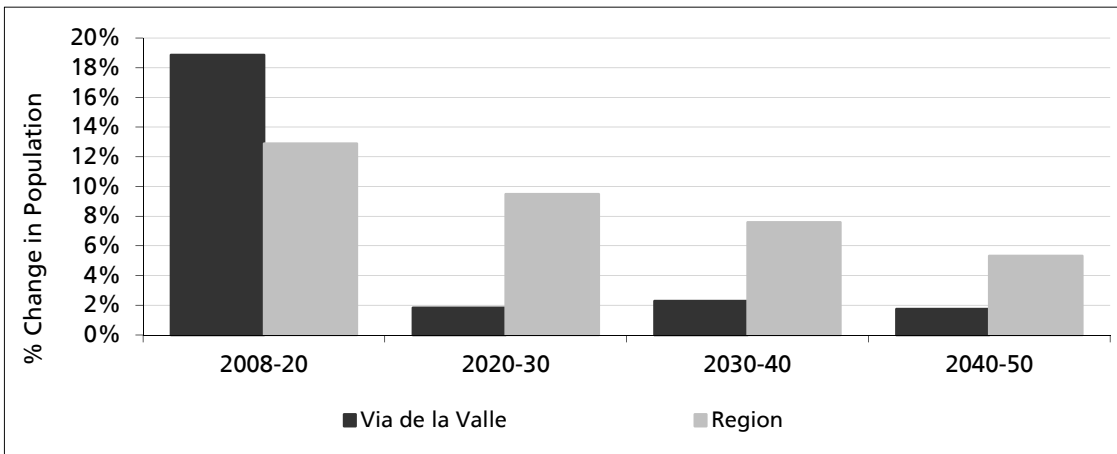
Source: Final Series 12 - 2050 Regional Growth Forecast
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Adopted October 2011
Via de la Valle
Page 1 of 3

POPULATION BY AGE

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**509**	**605**	**616**	**630**	**641**	**132**	**26%**
Under 5	7	8	7	7	5	-2	-29%
5 to 9	11	11	14	21	16	5	45%
10 to 14	26	21	22	19	26	0	0%
15 to 17	18	18	13	17	16	-2	-11%
18 to 19	9	14	11	11	9	0	0%
20 to 24	41	43	38	32	35	-6	-15%
25 to 29	7	34	27	25	26	19	271%
30 to 34	9	9	15	11	13	4	44%
35 to 39	12	15	16	24	16	4	33%
40 to 44	21	26	33	27	34	13	62%
45 to 49	39	30	26	24	28	-11	-28%
50 to 54	32	47	37	51	45	13	41%
55 to 59	75	46	40	40	55	-20	-27%
60 to 61	19	25	19	17	28	9	47%
62 to 64	31	47	35	30	25	-6	-19%
65 to 69	38	79	66	50	48	10	26%
70 to 74	19	47	71	56	49	30	158%
75 to 79	26	43	64	70	59	33	127%
80 to 84	29	19	37	59	58	29	100%
85 and over	40	23	25	39	50	10	25%
Median Age	56.5	57.9	60.9	60.7	59.7	3.2	6%

POPULATION BY RACE AND ETHNICITY

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**509**	**605**	**616**	**630**	**641**	**132**	**26%**
Hispanic	23	36	38	41	43	20	87%
Non-Hispanic	486	569	578	589	598	112	23%
White	427	516	523	534	541	114	27%
Black	0	8	7	5	6	6	--
American Indian	3	1	2	0	1	-2	-67%
Asian	21	34	37	39	39	18	86%
Hawaiian / Pacific Islander	1	0	0	0	0	-1	-100%
Other	6	0	0	0	0	-6	-100%
Two or More Races	28	10	9	11	11	-17	-61%

GROWTH TRENDS IN TOTAL POPULATION

Source: Final Series 12 - 2050 Regional Growth Forecast
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Via de la Valle
Page 2 of 3

EMPLOYMENT

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Jobs	**32**	**32**	**32**	**32**	**32**	**0**	**0%**
Civilian Jobs	32	32	32	32	32	0	0%
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	**134**	**134**	**134**	**134**	**134**	**0**	**0%**
Developed Acres	**130**	**134**	**134**	**134**	**134**	**4**	**3%**
Low Density Single Family	0	0	0	0	0	0	0%
Single Family	46	50	50	50	50	4	8%
Multiple Family	7	7	7	7	7	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	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%
Roads and Freeways	19	19	19	19	19	0	0%
Agricultural and Extractive[2]	0	0	0	0	0	0	0%
Parks and Military Use	58	58	58	58	58	0	0%
Vacant Developable Acres	**4**	**0**	**0**	**0**	**0**	**-4**	**-100%**
Low Density Single Family	0	0	0	0	0	0	0%
Single Family	4	0	0	0	0	-4	-100%
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]	**137.3**	**137.3**	**137.3**	**137.3**	**137.3**	**0.0**	**0%**
Residential Density[4]	**4.2**	**4.5**	**4.5**	**4.5**	**4.5**	**0.4**	**9%**

GROWTH TRENDS IN JOBS
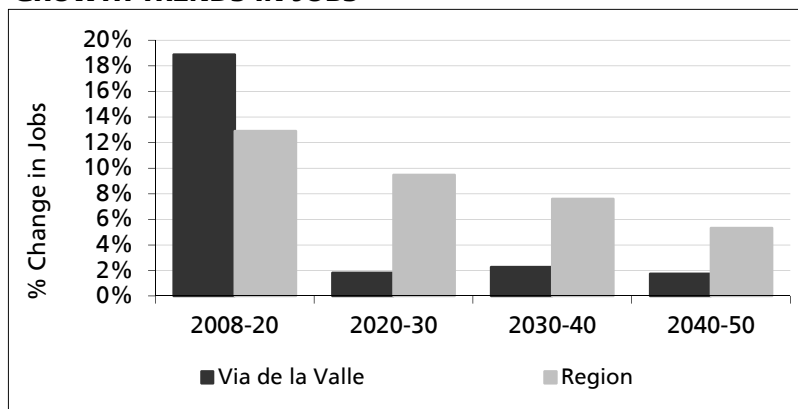
Notes:

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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Page 3 of 3