



## Demographic and Socioeconomic Profile 2010

TRACT: 91.02

### Population by Race

	Population	Percent
<b>Total Population</b>	<b>3,537</b>	<b>100%</b>
White	2,083	59%
Hispanic	860	24%
Asian	307	9%
Two or More	145	4%
Black	117	3%
American Indian	12	<1%
Other	8	<1%
Pacific Islander	5	<1%

Source: SANDAG, Current Estimates (2010)

### Population by Age and Sex

	Total	Male	Female	Percent Female
<b>Total Population</b>	<b>3,537</b>	<b>1,783</b>	<b>1,754</b>	<b>50%</b>
Under 5	182	94	88	48%
5 to 9	116	57	59	51%
10 to 14	98	45	53	54%
15 to 17	66	32	34	52%
18 and 19	100	45	55	55%
20 to 24	587	317	270	46%
25 to 29	633	337	296	47%
30 to 34	370	208	162	44%
35 to 39	207	105	102	49%
40 to 44	181	95	86	48%
45 to 49	185	93	92	50%
50 to 54	154	85	69	45%
55 to 59	147	58	89	61%
60 and 61	54	30	24	44%
62 to 64	61	30	31	51%
65 to 69	88	33	55	63%
70 to 74	92	41	51	55%
75 to 79	84	33	51	61%
80 to 84	63	24	39	62%
85 and Older	69	21	48	70%
Under 18	462	228	234	51%
65 and older	396	152	244	62%
<b>Median</b>	<b>29.9</b>	<b>29.5</b>	<b>30.7</b>	

Source: SANDAG, Current Estimates (2010)

## Population by Marital Status

	Number	Percent
<b>Total population age 15 and over</b>	<b>3,141</b>	<b>100%</b>
Never Married	1,815	58%
Married, excluding separated	753	24%
Separated	36	1%
Widowed	147	5%
Divorced	390	12%

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>3,537</b>	<b>100%</b>
Household	3,536	100%
Group Quarters - Other	1	<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>3,537</b>	<b>860</b>	<b>2,083</b>	<b>117</b>	<b>12</b>	<b>307</b>	<b>5</b>	<b>8</b>	<b>145</b>
Under 5	182	74	75	5	1	8	0	1	18
5 to 9	116	53	41	11	0	6	0	0	5
10 to 14	98	46	32	4	0	6	0	0	10
15 to 17	66	31	27	3	0	2	0	0	3
18 and 19	100	37	46	6	0	6	0	0	5
20 to 24	587	153	331	20	4	45	2	1	31
25 to 29	633	142	374	29	2	62	2	1	21
30 to 34	370	92	222	3	1	33	1	3	15
35 to 39	207	54	122	7	1	17	0	1	5
40 to 44	181	46	111	4	1	14	0	0	5
45 to 49	185	40	115	7	0	15	0	0	8
50 to 54	154	21	113	7	0	8	0	0	5
55 to 59	147	16	108	4	0	12	0	1	6
60 and 61	54	6	44	0	0	4	0	0	0
62 to 64	61	6	46	1	0	7	0	0	1
65 to 69	88	15	60	0	2	10	0	0	1
70 to 74	92	13	58	1	0	18	0	0	2
75 to 79	84	4	59	3	0	17	0	0	1
80 to 84	63	6	44	1	0	11	0	0	1
85 and Older	69	5	55	1	0	6	0	0	2
Under 18	462	204	175	23	1	22	0	1	36
65 and older	396	43	276	6	2	62	0	0	7
<b>Median</b>		<b>26.3</b>	<b>32.6</b>	<b>26.6</b>	<b>27.5</b>	<b>32.8</b>	<b>26.3</b>	<b>31.7</b>	<b>25.1</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>3,355</b>	<b>100%</b>
Speak Only English	2,742	82%
Speak Spanish:	504	15%
Speak English "well" or "very well"	315	9%
Speak English "not well" or "not at all"	189	6%
Speak Asian/Pacific Island language:	66	2%
Speak English "well" or "very well"	57	2%
Speak English "not well" or "not at all"	9	<1%
Speak other language:	43	1%
Speak English "well" or "very well"	25	1%
Speak English "not well" or "not at all"	18	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>2,388</b>	<b>100%</b>
Less than 9th grade	80	3%
9th through 12th grade, no diploma	349	15%
High school grad (incl. equivalency)	343	14%
Some college, no degree	662	28%
Associate degree	193	8%
Bachelor's degree	506	21%
Master's degree	153	6%
Professional school degree	39	2%
Doctorate degree	63	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>3,403</b>	<b>100%</b>	---	---	---	---
Enrolled in school	992	29%	708	21%	284	8%
Nursery / Preschool	71	7%	10	1%	61	21%
Kindergarten to grade 4	56	6%	56	8%	0	0%
Grade 5 to grade 8	76	8%	51	7%	25	9%
Grade 9 to grade 12	132	13%	106	15%	26	9%
College, undergraduate	560	56%	435	61%	125	44%
Graduate or Professional school	97	10%	50	7%	47	17%
Not enrolled in school	2,411	71%	---	---	---	---

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>1,797</b>	<b>100%</b>	<b>290</b>	<b>100%</b>	<b>1,507</b>	<b>100%</b>
Family Households:	722	40%	277	96%	445	30%
Married couple family	398	22%	72	25%	326	22%
Other family:	324	18%	205	71%	119	8%
Male householder, no wife	116	6%	27	9%	89	6%
Female householder, no husband	208	12%	178	61%	30	2%
Nonfamily households:	1,075	60%	13	4%	1,062	70%
Householder living alone	711	40%	----	----	----	----
Other nonfamily households	364	20%	----	----	----	----

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>1,852</b>	<b>100%</b>	<b>1797</b>	<b>55</b>	<b>3%</b>	<b>1.97</b>
Single family (detached)	197	11%	177	20	10%	2.28
Single family (attached)	15	1%	15	0	0%	2.00
2 to 4 units	650	35%	632	18	3%	2.05
5 to 9 units	291	16%	285	6	2%	1.89
10 or more units	699	38%	688	11	2%	1.84
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>362</b>	<b>100%</b>
Less than \$150,000	0	0%
\$150,000 to \$199,999	0	0%
\$200,000 to \$249,999	18	5%
\$250,000 to \$299,999	56	15%
\$300,000 to \$399,999	71	20%
\$400,000 to \$499,999	172	48%
\$500,000 to \$749,999	45	12%
\$750,000 to \$999,999	0	0%
\$1,000,000 or more	0	0%

**Median Value** **\$420,930**

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>1,852</b>	<b>100%</b>
2005 or Later	38	2%
2000 to 2004	44	2%
1990 to 1999	45	2%
1980 to 1989	324	17%
1970 to 1979	488	26%
1960 to 1969	164	9%
1950 to 1959	700	38%
1940 to 1949	49	3%
1939 or earlier	0	0%

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>1,797</b>	<b>100%</b>	<b>1,435</b>	<b>100%</b>	<b>362</b>	<b>100%</b>
1.00 occupant housing per room or less	1,720	96%	1,358	95%	362	100%
1.01 to 1.50 occupants per room	57	3%	57	4%	0	0%
1.51 to 2.00 occupants per room	20	1%	20	1%	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>1,435</b>	<b>100%</b>
Less than \$500	166	12%
\$500 to \$599	0	0%
\$600 to \$699	11	1%
\$700 to \$799	21	1%
\$800 to \$899	11	1%
\$900 to \$999	89	6%
\$1,000 to \$1,249	596	42%
\$1,250 to \$1,499	408	28%
\$1,500 to \$1,999	124	9%
\$2,000 or more	9	1%
No cash rent	0	0%
<b>Median contract rent</b>	<b>\$1,176</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>1,435</b>	<b>100%</b>
Less than 20 percent	242	17%
20.0 to 24.9 percent	212	15%
25.0 to 29.9 percent	279	19%
30.0 to 34.9 percent	123	9%
35.0 to 39.9 percent	114	8%
40.0 to 49.9 percent	64	4%
50.0 percent or more	394	27%
Not computed	7	0%

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>1,797</b>	<b>100%</b>
No vehicle	168	9%
1 vehicle	805	45%
2 vehicles	690	38%
3 vehicles	82	5%
4 or more vehicles	52	3%

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>2,197</b>	<b>100%</b>
Worked in state of residence	2,190	100%
Worked in county of residence	2,181	99%
Worked outside county of residence	9	<1%
Worked outside state of residence	7	<1%

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>3,125</b>	<b>100%</b>	<b>1,581</b>	<b>51%</b>
In labor force	2,328	74%	1,143	49%
Armed forces	60	3%	60	100%
Civilian (employed)	2,078	89%	976	47%
Civilian (unemployed)	190	8%	107	56%
Not in labor force	797	26%	438	55%
Pct. of civilian labor force unemployed	8.4%		9.9%	

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>2,197</b>	<b>100%</b>
Car, truck or van:	1,888	86%
Drove Alone	1,503	68%
Carpooled	385	18%
Public Transportation:	218	10%
Bus	218	10%
Trolley / Streetcar	0	0%
Railroad	0	0%
Other public transportation	0	0%
Motorcycle	26	1%
Bicycle	0	0%
Walked	0	0%
Other means	9	<1%
Worked at home	56	3%

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>2,197</b>	<b>100%</b>
Did not work at home	2,141	97%
Less than 10 minutes	192	9%
10 to 19 minutes	830	38%
20 to 29 minutes	526	24%
30 to 44 minutes	450	20%
45 to 59 minutes	47	2%
60 to 89 minutes	96	4%
90 minutes or more	0	0%
Worked at home	56	3%
<b>Average time to work (minutes)</b>	<b>25</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>2,128</b>	<b>100%</b>
Agriculture, forestry, mining	9	<1%
Utilities	27	1%
Construction	97	5%
Manufacturing	157	7%
Wholesale trade	0	0%
Retail trade	323	15%
Transportation & warehousing	19	1%
Information & communications	32	2%
Finance, insurance, & real estate	67	3%
Professional, scientific, management, administration	98	5%
Educational, social, & health services	392	18%
Art, entertainment, recreation, accommodations, food	438	21%
Other services	193	9%
Public administration	276	13%

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>2,128</b>	<b>100%</b>
Management, professional & related:	730	34%
Management (incl. farm managers)	89	4%
Business & financial	218	10%
Computer & mathematical	20	1%
Architecture & engineering	59	3%
Life, physical & social science	24	1%
Community & social service	23	1%
Legal	39	2%
Education, training, & library	124	6%
Art, entertainment, sports & media	60	3%
Healthcare practitioners	74	3%
Service:	490	23%
Healthcare support	65	3%
Protective service	23	1%
Food preparation & serving	309	15%
Building & grounds cleaning / maintenance	38	2%
Personal care & service	55	3%
Sales & office	543	26%
Farming, fishing & forestry	9	<1%
Construction, extraction & maintenance	104	5%
Production, transport & material moving	252	12%

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>1,797</b>	<b>100%</b>
Less than \$15,000	277	15%
\$15,000 to \$29,999	301	17%
\$30,000 to \$44,999	153	9%
\$45,000 to \$59,999	350	19%
\$60,000 to \$74,999	271	15%
\$75,000 to \$99,999	225	13%
\$100,000 to \$124,999	117	7%
\$125,000 to \$149,999	66	4%
\$150,000 to \$199,999	37	2%
\$200,000 or more	0	0%
<b>Median Income</b>	<b>\$52,179</b>	<b>—</b>

Source: SANDAG, Current Estimates (2010)

## Earnings and Income

	Number	Percent
<b>Total households</b>	<b>1,797</b>	<b>100%</b>
With earnings	1,495	83%
With wage and salary income	1,439	80%
With self-employment income	133	7%
With interest, dividend, or net rental income	312	17%
With Social Security income	340	19%
With Supplemental Security income	83	5%
With public assistance income	26	1%
With retirement income	172	10%
With other types of income	350	19%

*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>3,526</b>	<b>100%</b>
Under .50	250	7%
.50 to .99	292	8%
1.00 to 1.24	444	13%
1.25 to 1.49	202	6%
1.50 to 1.84	335	10%
1.85 to 1.99	34	1%
2.00 and over	1,969	56%

*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>3,526</b>	<b>100%</b>
Above Poverty	2,984	85%
Below Poverty	542	15%

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

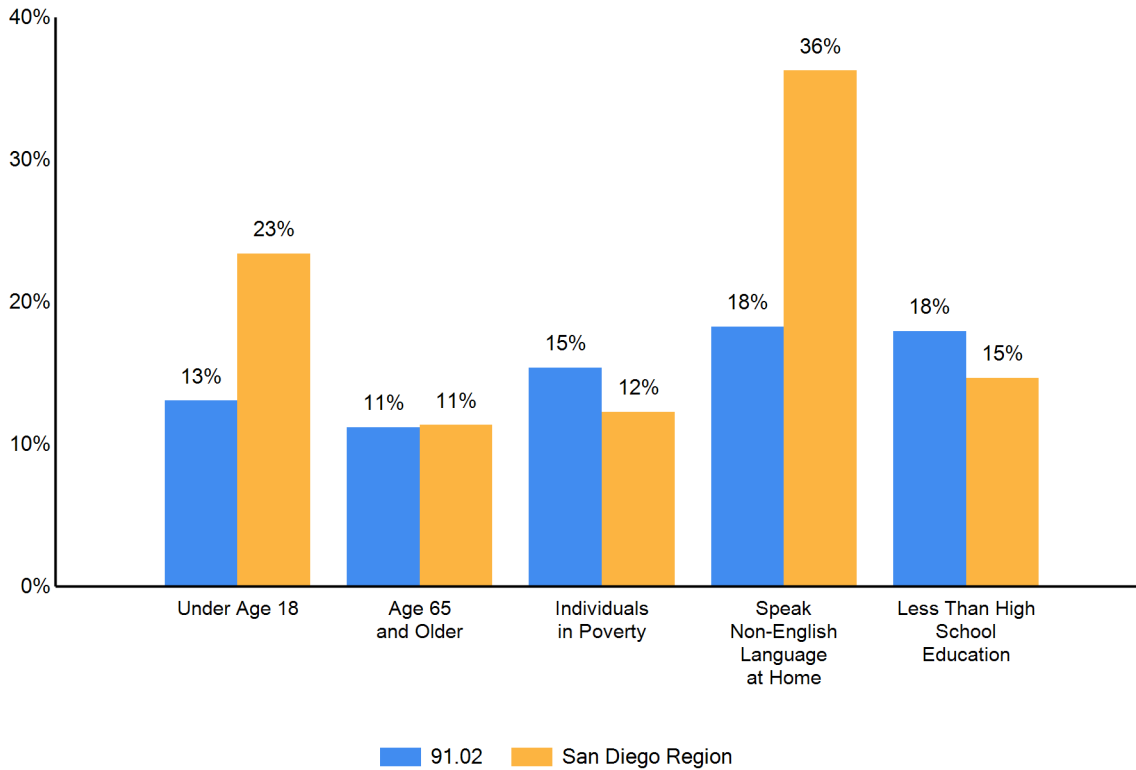
## Poverty Status of Families by Family Type and Presence of Related Children Under 18

	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>722</b>	<b>277</b>	<b>445</b>	<b>690</b>	<b>253</b>	<b>437</b>	<b>32</b>	<b>24</b>	<b>8</b>
Married couple family	398	72	326	398	72	326	0	0	0
Male householder, no wife present	116	27	89	116	27	89	0	0	0
Female householder, no husband present	208	178	30	176	154	22	32	24	8

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

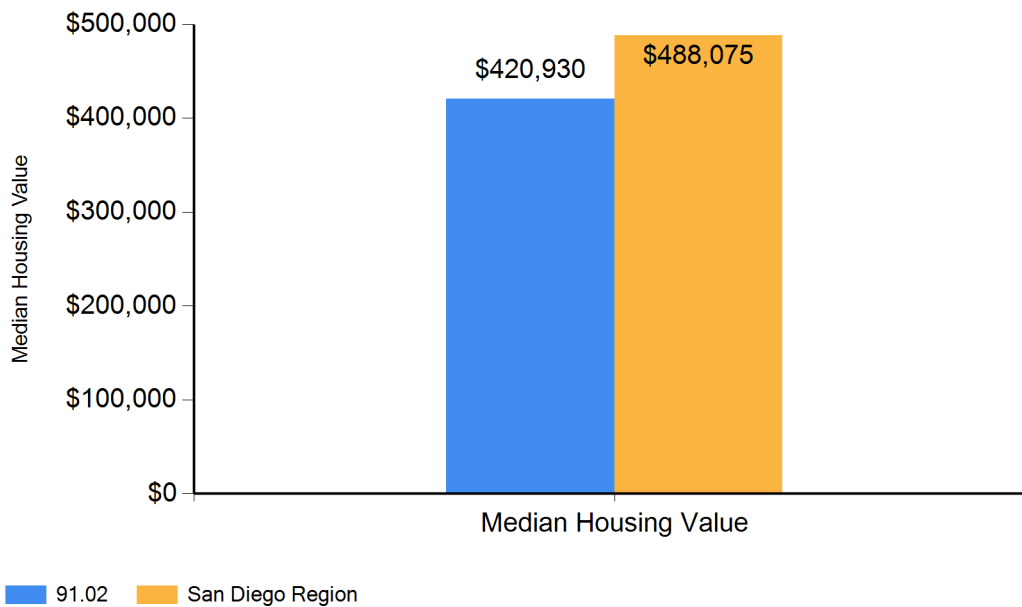


## Demographic and Socioeconomic Characteristics



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