



Demographic and Socioeconomic Profile 2010

TRACT: 185.04

Population by Race

	Population	Percent
Total Population	6,631	100%
White	4,472	67%
Hispanic	1,327	20%
Asian	256	4%
Two or More	238	4%
Black	237	4%
Pacific Islander	64	1%
American Indian	28	<1%
Other	9	<1%

Source: SANDAG, Current Estimates (2010)

Population by Age and Sex

	Total	Male	Female	Percent Female
Total Population	6,631	3,276	3,355	51%
Under 5	398	220	178	45%
5 to 9	361	153	208	58%
10 to 14	384	206	178	46%
15 to 17	227	110	117	52%
18 and 19	143	84	59	41%
20 to 24	444	225	219	49%
25 to 29	505	257	248	49%
30 to 34	425	231	194	46%
35 to 39	428	204	224	52%
40 to 44	409	197	212	52%
45 to 49	509	248	261	51%
50 to 54	580	297	283	49%
55 to 59	500	253	247	49%
60 and 61	172	75	97	56%
62 to 64	212	98	114	54%
65 to 69	307	142	165	54%
70 to 74	200	95	105	53%
75 to 79	149	68	81	54%
80 to 84	142	57	85	60%
85 and Older	136	56	80	59%
Under 18	1,370	689	681	50%
65 and older	934	418	516	55%
Median	40.0	38.7	41.2	

Source: SANDAG, Current Estimates (2010)

Population by Marital Status

	Number	Percent
Total population age 15 and over	5,488	100%
Never Married	1,726	31%
Married, excluding separated	2,803	51%
Separated	108	2%
Widowed	254	5%
Divorced	597	11%

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
Total population	6,631	100%
Household	6,613	100%
Group Quarters - Other	18	<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
Total Pop.	6,631	1,327	4,472	237	28	256	64	9	238
Under 5	398	135	192	13	1	13	4	1	39
5 to 9	361	112	186	8	1	8	3	0	43
10 to 14	384	116	216	17	0	7	4	0	24
15 to 17	227	70	122	10	0	6	4	2	13
18 and 19	143	32	88	8	0	4	1	1	9
20 to 24	444	136	251	23	4	5	7	1	17
25 to 29	505	136	301	22	2	22	4	1	17
30 to 34	425	97	265	16	1	22	7	0	17
35 to 39	428	96	258	19	3	30	5	2	15
40 to 44	409	80	277	11	2	25	4	0	10
45 to 49	509	82	368	19	2	17	7	0	14
50 to 54	580	75	441	28	4	22	7	0	3
55 to 59	500	42	411	10	1	25	4	1	6
60 and 61	172	14	134	7	1	11	2	0	3
62 to 64	212	21	176	5	2	8	0	0	0
65 to 69	307	33	252	9	1	9	0	0	3
70 to 74	200	18	163	6	1	10	0	0	2
75 to 79	149	15	122	6	1	3	0	0	2
80 to 84	142	8	128	0	1	4	1	0	0
85 and Older	136	9	121	0	0	5	0	0	1
Under 18	1,370	433	716	48	2	34	15	3	119
65 and older	934	83	786	21	4	31	1	0	8
Median		27.3	46.1	35.4	45.0	42.2	33.6	22.5	18.0

Source: SANDAG, Current Estimates (2010)

Language Spoken at Home and Ability to Speak English

	Number	Percent
Total population age 5 and over	6,233	100%
Speak Only English	5,285	85%
Speak Spanish:	641	10%
Speak English "well" or "very well"	564	9%
Speak English "not well" or "not at all"	77	1%
Speak Asian/Pacific Island language:	73	1%
Speak English "well" or "very well"	60	1%
Speak English "not well" or "not at all"	13	<1%
Speak other language:	234	4%
Speak English "well" or "very well"	224	4%
Speak English "not well" or "not at all"	10	<1%

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

Educational Attainment

	Number	Percent
Total population age 25 and older	4,674	100%
Less than 9th grade	94	2%
9th through 12th grade, no diploma	124	3%
High school grad (incl. equivalency)	947	20%
Some college, no degree	1,372	29%
Associate degree	430	9%
Bachelor's degree	1,304	28%
Master's degree	265	6%
Professional school degree	85	2%
Doctorate degree	53	1%

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
Total population age 3 and older	6,392	100%	---	---	---	---
Enrolled in school	1,694	27%	1,422	22%	272	4%
Nursery / Preschool	140	8%	89	6%	51	19%
Kindergarten to grade 4	215	13%	141	10%	74	27%
Grade 5 to grade 8	217	13%	183	13%	34	13%
Grade 9 to grade 12	666	39%	646	45%	20	7%
College, undergraduate	383	23%	320	23%	63	23%
Graduate or Professional school	73	4%	43	3%	30	11%
Not enrolled in school	4,698	73%	---	---	---	---

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
Total households	2,534	100%	812	100%	1,722	100%
Family Households:	1,891	75%	812	100%	1,079	63%
Married couple family	1,487	59%	626	77%	861	50%
Other family:	404	16%	186	23%	218	13%
Male householder, no wife	104	4%	72	9%	32	2%
Female householder, no husband	300	12%	114	14%	186	11%
Nonfamily households:	643	25%	0	0%	643	37%
Householder living alone	425	17%	----	----	----	----
Other nonfamily households	218	9%	----	----	----	----

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
Total Housing Units	2,642	100%	2534	108	4%	2.61
Single family (detached)	1,687	64%	1,639	48	3%	2.69
Single family (attached)	229	9%	209	20	9%	2.64
2 to 4 units	388	15%	368	20	5%	2.47
5 to 9 units	155	6%	146	9	6%	2.39
10 or more units	183	7%	172	11	6%	2.33
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
Total Owner-Occupied Units	1,570	100%
Less than \$150,000	16	1%
\$150,000 to \$199,999	0	0%
\$200,000 to \$249,999	38	2%
\$250,000 to \$299,999	27	2%
\$300,000 to \$399,999	144	9%
\$400,000 to \$499,999	303	19%
\$500,000 to \$749,999	778	50%
\$750,000 to \$999,999	205	13%
\$1,000,000 or more	59	4%

Median Value **\$583,659**

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

Year Structure Built

	Number	Percent
Total Housing units	2,642	100%
2005 or Later	8	<1%
2000 to 2004	91	3%
1990 to 1999	55	2%
1980 to 1989	594	22%
1970 to 1979	1,055	40%
1960 to 1969	393	15%
1950 to 1959	266	10%
1940 to 1949	62	2%
1939 or earlier	118	4%

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
Total occupied housing units	2,534	100%	964	100%	1,570	100%
1.00 occupant housing per room or less	2,411	95%	867	90%	1,544	98%
1.01 to 1.50 occupants per room	123	5%	97	10%	26	2%
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
Total Units	964	100%
Less than \$500	0	0%
\$500 to \$599	0	0%
\$600 to \$699	0	0%
\$700 to \$799	24	2%
\$800 to \$899	25	3%
\$900 to \$999	154	16%
\$1,000 to \$1,249	193	20%
\$1,250 to \$1,499	183	19%
\$1,500 to \$1,999	298	31%
\$2,000 or more	66	7%
No cash rent	21	2%
Median contract rent	\$1,366	

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
Total Units	964	100%
Less than 20 percent	167	17%
20.0 to 24.9 percent	109	11%
25.0 to 29.9 percent	276	29%
30.0 to 34.9 percent	100	10%
35.0 to 39.9 percent	47	5%
40.0 to 49.9 percent	100	10%
50.0 percent or more	144	15%
Not computed	21	2%

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
Total Availability	2,534	100%
No vehicle	69	3%
1 vehicle	665	26%
2 vehicles	1,084	43%
3 vehicles	534	21%
4 or more vehicles	182	7%

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
Total Workers	3,789	100%
Worked in state of residence	3,759	99%
Worked in county of residence	3,468	92%
Worked outside county of residence	291	8%
Worked outside state of residence	30	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
Population age 16 and older	5,421	100%	2,664	49%
In labor force	3,723	69%	2,006	54%
Armed forces	67	2%	67	100%
Civilian (employed)	3,346	90%	1,822	54%
Civilian (unemployed)	310	8%	117	38%
Not in labor force	1,698	31%	658	39%
Pct. of civilian labor force unemployed	8.5%		6.0%	

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
Total Workers	3,789	100%
Car, truck or van:	3,200	84%
Drove Alone	2,766	73%
Carpooled	434	11%
Public Transportation:	236	6%
Bus	83	2%
Trolley / Streetcar	0	0%
Railroad	153	4%
Other public transportation	0	0%
Motorcycle	52	1%
Bicycle	0	0%
Walked	112	3%
Other means	0	0%
Worked at home	189	5%

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
Total Workers	3,789	100%
Did not work at home	3,600	95%
Less than 10 minutes	599	16%
10 to 19 minutes	1,232	33%
20 to 29 minutes	416	11%
30 to 44 minutes	741	20%
45 to 59 minutes	108	3%
60 to 89 minutes	187	5%
90 minutes or more	317	8%
Worked at home	189	5%
Average time to work (minutes)	34	--

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
Total employed civilian age 16+	3,734	100%
Agriculture, forestry, mining	1	<1%
Utilities	64	2%
Construction	231	6%
Manufacturing	141	4%
Wholesale trade	102	3%
Retail trade	684	18%
Transportation & warehousing	147	4%
Information & communications	73	2%
Finance, insurance, & real estate	269	7%
Professional, scientific, management, administration	217	6%
Educational, social, & health services	897	24%
Art, entertainment, recreation, accommodations, food	229	6%
Other services	157	4%
Public administration	522	14%

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

Total employed civilian age 16+	3,734	100%
Management, professional & related:	1,453	39%
Management (incl. farm managers)	547	15%
Business & financial	222	6%
Computer & mathematical	24	1%
Architecture & engineering	102	3%
Life, physical & social science	49	1%
Community & social service	17	<1%
Legal	26	1%
Education, training, & library	344	9%
Art, entertainment, sports & media	80	2%
Healthcare practitioners	42	1%
Service:	590	16%
Healthcare support	109	3%
Protective service	132	4%
Food preparation & serving	124	3%
Building & grounds cleaning / maintenance	61	2%
Personal care & service	164	4%
Sales & office	1,168	31%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	262	7%
Production, transport & material moving	261	7%

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

Household Income

Number Percent

Total Households	2,534	100%
Less than \$15,000	92	4%
\$15,000 to \$29,999	198	8%
\$30,000 to \$44,999	242	10%
\$45,000 to \$59,999	320	13%
\$60,000 to \$74,999	339	13%
\$75,000 to \$99,999	413	16%
\$100,000 to \$124,999	335	13%
\$125,000 to \$149,999	287	11%
\$150,000 to \$199,999	155	6%
\$200,000 or more	153	6%
Median Income	\$79,600	—

Source: SANDAG, Current Estimates (2010)

Earnings and Income

	Number	Percent
Total households	2,534	100%
With earnings	2,119	84%
With wage and salary income	2,007	79%
With self-employment income	526	21%
With interest, dividend, or net rental income	819	32%
With Social Security income	628	25%
With Supplemental Security income	0	0%
With public assistance income	48	2%
With retirement income	499	20%
With other types of income	397	16%

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
Total	6,631	100%
Under .50	100	2%
.50 to .99	269	4%
1.00 to 1.24	70	1%
1.25 to 1.49	42	1%
1.50 to 1.84	191	3%
1.85 to 1.99	39	1%
2.00 and over	5,920	89%

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
Total	6,631	100%
Above Poverty	6,262	94%
Below Poverty	369	6%

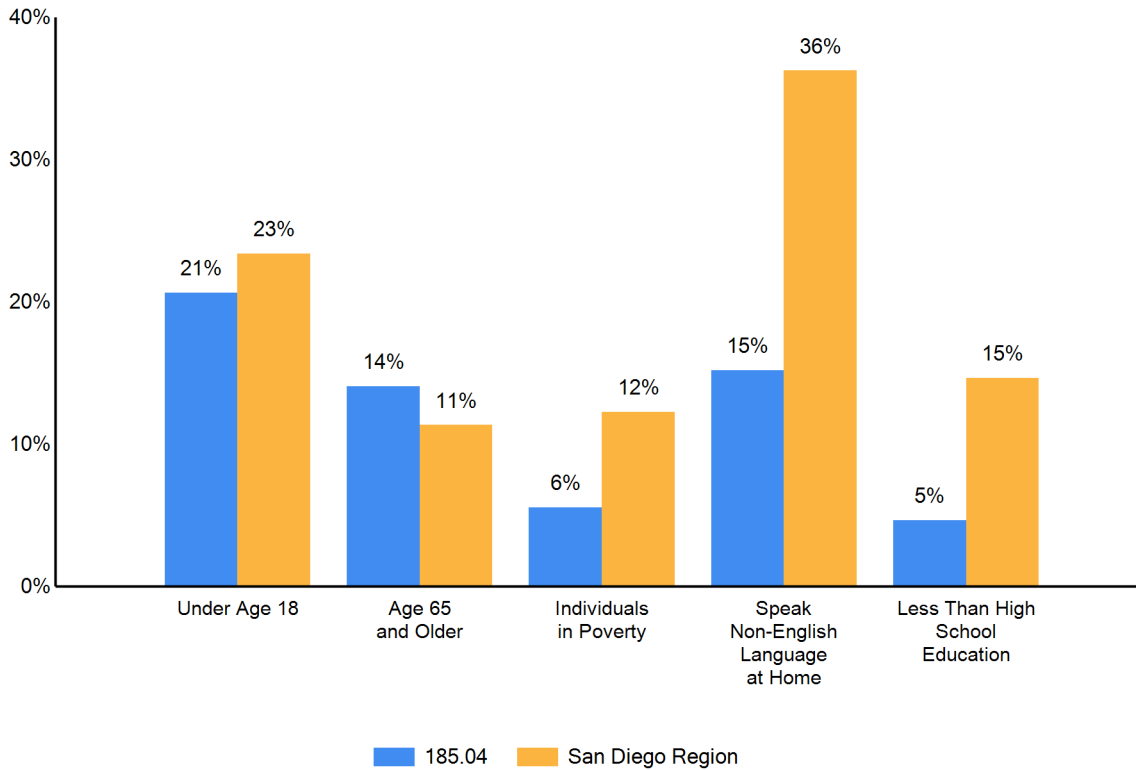
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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
Total Families	1,891	812	1,079	1,798	768	1,030	93	44	49
Married couple family	1,487	626	861	1,474	626	848	13	0	13
Male householder, no wife present	104	72	32	104	72	32	0	0	0
Female householder, no husband present	300	114	186	220	70	150	80	44	36

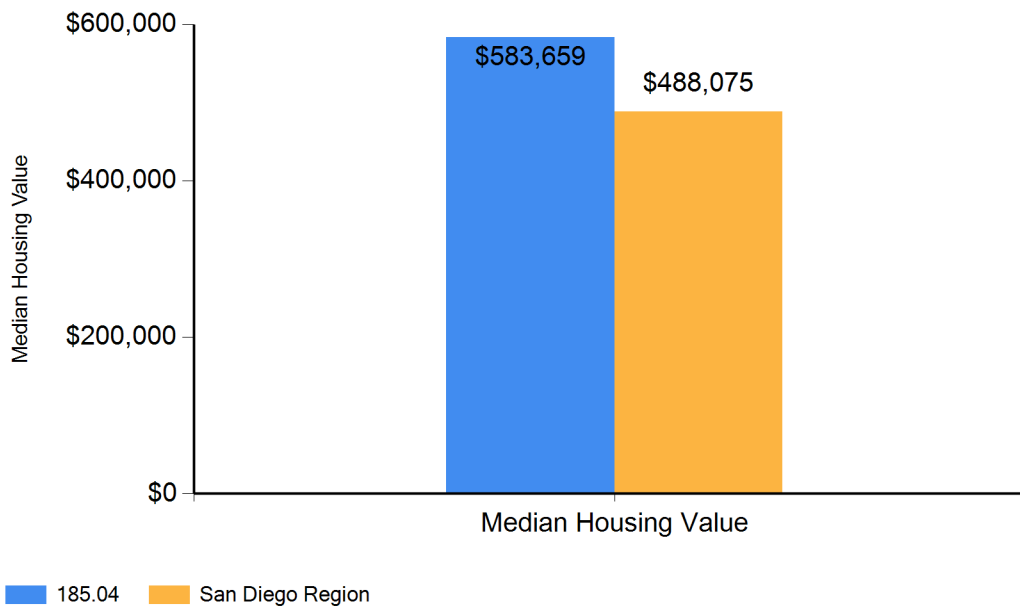
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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