POPULATION AND HOUSING

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	23,060	27,072	30,830	33,073	10,013	43%
Household Population	22,993	27,025	30,756	32,978	9,985	43%
Group Quarters Population	67	47	74	95	28	42%
Civilian	67	47	74	95	28	42%
Military	0	0	0	0	0	0%
Total Housing Units	8,633	9,844	11,037	11,944	3,311	38%
Single Family	7,380	8,610	9,803	10,162	2,782	38%
Multiple Family	88	88	88	636	548	623%
Mobile Homes	1,165	1,146	1,146	1,146	-19	-2%
Occupied Housing Units	8,043	9,215	10,458	11,317	3,274	41%
Single Family	7,076	8,258	9,503	9,831	2,755	39%
Multiple Family	77	85	87	633	556	722%
Mobile Homes	890	872	868	853	-37	-4%
Vacancy Rate	6.8%	6.4%	5.2%	5.2%	-1.6	-24%
Single Family	4.1%	4.1%	3.1%	3.3%	-0.8	-20%
Multiple Family	12.5%	3.4%	1.1%	0.5%	-12.0	-96%
Mobile Homes	23.6%	23.9%	24.3%	25.6%	2.0	8%
Persons per Household	2.86	2.93	2.94	2.91	0.1	2%

HOUSEHOLD INCOME (real 2010 dollars, adjusted for inflation)

Income Forecast Under Review

This forecast was accepted by the SANDAG Board of Directors in October 2013 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 Series 13 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 2012 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.
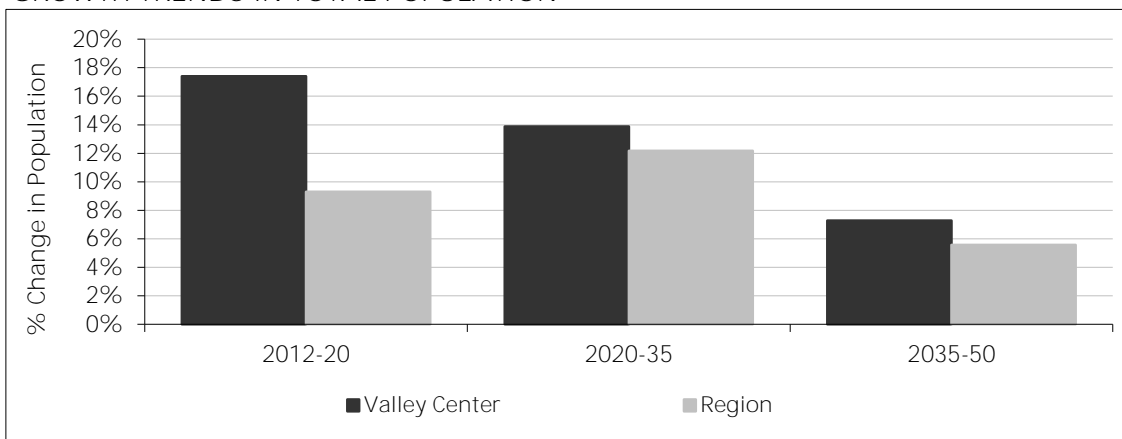
Source: Series 13 Regional Growth Forecast
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October 2013
Valley Center
Page 1 of 3

POPULATION BY AGE

	2012	2020	2035	2050	Numeric	Percent
Total Population	23,060	27,072	30,830	33,073	10,013	43%
Under 5	1,162	1,511	1,480	1,680	518	45%
5 to 9	1,311	1,550	1,601	1,825	514	39%
10 to 14	1,443	1,539	1,718	1,833	390	27%
15 to 17	1,034	980	1,164	1,132	98	9%
18 to 19	809	622	712	604	-205	-25%
20 to 24	1,462	1,523	1,568	1,514	52	4%
25 to 29	1,108	1,315	1,229	1,351	243	22%
30 to 34	961	1,101	1,103	1,283	322	34%
35 to 39	995	1,298	1,351	1,448	453	46%
40 to 44	1,274	1,339	1,724	1,619	345	27%
45 to 49	1,627	1,598	1,940	1,808	181	11%
50 to 54	1,985	1,857	2,151	2,139	154	8%
55 to 59	1,906	2,215	2,052	2,567	661	35%
60 to 61	704	941	778	960	256	36%
62 to 64	1,111	1,474	1,314	1,653	542	49%
65 to 69	1,360	2,082	2,136	2,592	1,232	91%
70 to 74	1,028	1,882	2,437	2,239	1,211	118%
75 to 79	711	1,043	1,975	1,664	953	134%
80 to 84	526	584	1,284	1,307	781	148%
85 and over	543	618	1,113	1,855	1,312	242%
Median Age	44.9	47.4	49.5	51.0	6.1	14%

POPULATION BY RACE AND ETHNICITY

	2012	2020	2035	2050	Numeric	Percent
Total Population	23,060	27,072	30,830	33,073	10,013	43%
Hispanic	6,057	7,919	10,042	11,584	5,527	91%
Non-Hispanic	17,003	19,153	20,788	21,489	4,486	26%
White	14,393	16,334	17,693	18,090	3,697	26%
Black	182	234	289	346	164	90%
American Indian	946	746	301	131	-815	-86%
Asian	836	1,024	1,464	1,717	881	105%
Hawaiian / Pacific Islander	40	54	71	91	51	128%
Other	41	41	28	27	-14	-34%
Two or More Races	565	720	942	1,087	522	92%

GROWTH TRENDS IN TOTAL POPULATION

Source: Series 13 Regional Growth Forecast
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October 2013
Valley Center
Page 2 of 3

EMPLOYMENT

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Jobs	7,075	7,682	9,192	10,994	3,919	55%
Civilian Jobs	7,075	7,682	9,192	10,994	3,919	55%
Military Jobs	0	0	0	0	0	0%

LAND USE[1]

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Acres	74,278	74,278	74,278	74,278	0	0%
Developed Acres	39,048	42,474	46,404	47,291	8,243	21%
Low Density Single Family	17,111	20,258	23,896	24,700	7,590	44%
Single Family	650	914	1,139	1,199	549	84%
Multiple Family	6	6	6	6	0	1%
Mobile Homes	350	349	349	349	-1	0%
Other Residential	2	2	2	2	0	0%
Mixed Use	0	1	10	46	46	--
Industrial	231	244	265	283	52	23%
Commercial/Services	859	915	1,049	1,230	371	43%
Office	9	9	10	10	0	5%
Schools	146	147	150	151	5	4%
Roads and Freeways	1,316	1,316	1,316	1,316	0	0%
Agricultural and Extractive[2]	18,182	18,008	17,763	17,549	-633	-3%
Parks and Military Use	186	305	450	450	264	141%
Vacant Developable Acres	21,800	18,374	14,444	13,557	-8,243	-38%
Low Density Single Family	20,865	17,718	14,166	13,456	-7,409	-36%
Single Family	336	222	78	40	-295	-88%
Multiple Family	0	0	0	0	0	-100%
Mixed Use	5	5	0	0	-5	-100%
Industrial	35	30	18	1	-34	-97%
Commercial/Services	269	231	168	47	-222	-83%
Office	8	6	1	0	-8	-100%
Schools	5	4	1	0	-5	-100%
Parks and Other	265	145	0	0	-265	-100%
Future Roads and Freeways	12	12	12	12	0	0%
Constrained Acres	13,430	13,430	13,430	13,430	0	0%
Employment Density[3]	5.7	5.8	6.2	6.5	0.8	14%
Residential Density[4]	0.5	0.5	0.4	0.5	0.0	-5%

GROWTH TRENDS IN JOBS
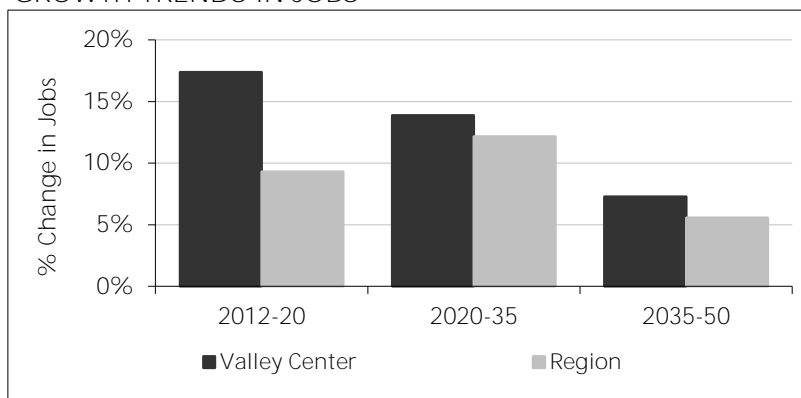
Notes:

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

Source: Series 13 Regional Growth Forecast
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October 2013
Valley Center
Page 3 of 3