



Demographic and Socioeconomic Profile 2010

TRACT: 170.19

Population by Race

	Population	Percent
Total Population	5,883	100%
White	5,053	86%
Hispanic	315	5%
Asian	292	5%
Two or More	122	2%
Black	73	1%
American Indian	16	<1%
Pacific Islander	6	<1%
Other	6	<1%

Source: SANDAG, Current Estimates (2010)

Population by Age and Sex

	Total	Male	Female	Percent Female
Total Population	5,883	2,586	3,297	56%
Under 5	140	70	70	50%
5 to 9	201	104	97	48%
10 to 14	237	124	113	48%
15 to 17	171	90	81	47%
18 and 19	73	33	40	55%
20 to 24	125	57	68	54%
25 to 29	87	45	42	48%
30 to 34	123	56	67	54%
35 to 39	162	66	96	59%
40 to 44	219	104	115	53%
45 to 49	290	136	154	53%
50 to 54	345	160	185	54%
55 to 59	468	201	267	57%
60 and 61	250	89	161	64%
62 to 64	392	186	206	53%
65 to 69	544	226	318	58%
70 to 74	500	194	306	61%
75 to 79	503	200	303	60%
80 to 84	518	215	303	58%
85 and Older	535	230	305	57%
Under 18	749	388	361	48%
65 and older	2,600	1,065	1,535	59%
Median	62.4	61.1	63.3	

Source: SANDAG, Current Estimates (2010)

Population by Marital Status

	Number	Percent
Total population age 15 and over	5,305	100%
Never Married	668	13%
Married, excluding separated	3,495	66%
Separated	24	<1%
Widowed	704	13%
Divorced	414	8%

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	5,883	100%
Household	5,883	100%
Group Quarters - Other	0	0%
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.	5,883	315	5,053	73	16	292	6	6	122
Under 5	140	19	97	0	1	11	0	0	12
5 to 9	201	24	139	1	1	15	0	0	21
10 to 14	237	21	167	2	2	24	0	1	20
15 to 17	171	17	133	5	1	6	0	0	9
18 and 19	73	5	60	0	1	4	0	0	3
20 to 24	125	12	99	3	1	7	0	0	3
25 to 29	87	6	70	0	0	8	0	0	3
30 to 34	123	10	92	1	1	10	1	0	8
35 to 39	162	21	113	4	1	20	0	0	3
40 to 44	219	19	159	6	1	28	0	1	5
45 to 49	290	21	233	3	0	24	0	1	8
50 to 54	345	19	288	9	0	23	0	0	6
55 to 59	468	20	411	8	0	21	1	2	5
60 and 61	250	10	221	5	0	13	0	0	1
62 to 64	392	16	351	4	0	19	1	0	1
65 to 69	544	24	494	5	3	12	2	1	3
70 to 74	500	17	456	8	2	15	1	0	1
75 to 79	503	15	467	5	0	12	0	0	4
80 to 84	518	6	495	2	0	12	0	0	3
85 and Older	535	13	508	2	1	8	0	0	3
Under 18	749	81	536	8	5	56	0	1	62
65 and older	2,600	75	2,420	22	6	59	3	1	14
Median		45.8	64.1	56.6	35.0	47.7	65.0	55.0	17.7

Source: SANDAG, Current Estimates (2010)

Language Spoken at Home and Ability to Speak English

	Number	Percent
Total population age 5 and over	5,743	100%
Speak Only English	5,076	88%
Speak Spanish:	122	2%
Speak English "well" or "very well"	122	2%
Speak English "not well" or "not at all"	0	0%
Speak Asian/Pacific Island language:	240	4%
Speak English "well" or "very well"	212	4%
Speak English "not well" or "not at all"	28	<1%
Speak other language:	305	5%
Speak English "well" or "very well"	305	5%
Speak English "not well" or "not at all"	0	0%

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	4,936	100%
Less than 9th grade	0	0%
9th through 12th grade, no diploma	116	2%
High school grad (incl. equivalency)	917	19%
Some college, no degree	1,084	22%
Associate degree	349	7%
Bachelor's degree	1,646	33%
Master's degree	588	12%
Professional school degree	126	3%
Doctorate degree	110	2%

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	5,822	100%	---	---	---	---
Enrolled in school	1,015	17%	790	14%	225	4%
Nursery / Preschool	64	6%	0	0%	64	28%
Kindergarten to grade 4	191	19%	187	24%	4	2%
Grade 5 to grade 8	225	22%	190	24%	35	16%
Grade 9 to grade 12	236	23%	212	27%	24	11%
College, undergraduate	254	25%	177	22%	77	34%
Graduate or Professional school	45	4%	24	3%	21	9%
Not enrolled in school	4,807	83%	---	---	---	---

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	2,957	100%	422	100%	2,535	100%
Family Households:	1,904	64%	411	97%	1,493	59%
Married couple family	1,754	59%	357	85%	1,397	55%
Other family:	150	5%	54	13%	96	4%
Male householder, no wife	53	2%	0	0%	53	2%
Female householder, no husband	97	3%	54	13%	43	2%
Nonfamily households:	1,053	36%	11	3%	1,042	41%
Householder living alone	1,016	34%	----	----	----	----
Other nonfamily households	37	1%	----	----	----	----

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	3,049	100%	2957	92	3%	1.99
Single family (detached)	1,929	63%	1,843	86	4%	2.06
Single family (attached)	905	30%	899	6	1%	1.96
2 to 4 units	95	3%	95	0	0%	1.49
5 to 9 units	0	0%	0	0	0%	0.00
10 or more units	120	4%	120	0	0%	1.45
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	2,493	100%
Less than \$150,000	56	2%
\$150,000 to \$199,999	29	1%
\$200,000 to \$249,999	122	5%
\$250,000 to \$299,999	42	2%
\$300,000 to \$399,999	483	19%
\$400,000 to \$499,999	323	13%
\$500,000 to \$749,999	987	40%
\$750,000 to \$999,999	233	9%
\$1,000,000 or more	218	9%

Median Value **\$548,456**

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	3,049	100%
2005 or Later	26	1%
2000 to 2004	78	3%
1990 to 1999	19	1%
1980 to 1989	1,117	37%
1970 to 1979	1,587	52%
1960 to 1969	171	6%
1950 to 1959	40	1%
1940 to 1949	11	<1%
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
Total occupied housing units	2,957	100%	464	100%	2,493	100%
1.00 occupant housing per room or less	2,957	100%	464	100%	2,493	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
Total Units	464	100%
Less than \$500	0	0%
\$500 to \$599	0	0%
\$600 to \$699	0	0%
\$700 to \$799	0	0%
\$800 to \$899	0	0%
\$900 to \$999	13	3%
\$1,000 to \$1,249	123	27%
\$1,250 to \$1,499	27	6%
\$1,500 to \$1,999	251	54%
\$2,000 or more	0	0%
No cash rent	50	11%
Median contract rent	\$1,637	

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	464	100%
Less than 20 percent	84	18%
20.0 to 24.9 percent	56	12%
25.0 to 29.9 percent	13	3%
30.0 to 34.9 percent	27	6%
35.0 to 39.9 percent	39	8%
40.0 to 49.9 percent	67	14%
50.0 percent or more	128	28%
Not computed	50	11%

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	2,957	100%
No vehicle	107	4%
1 vehicle	1,323	45%
2 vehicles	1,198	41%
3 vehicles	243	8%
4 or more vehicles	86	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
Total Workers	1,991	100%
Worked in state of residence	1,958	98%
Worked in county of residence	1,891	95%
Worked outside county of residence	67	3%
Worked outside state of residence	33	2%

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	5,248	100%	2,259	43%
In labor force	2,566	49%	1,281	50%
Armed forces	0	0%	0	0%
Civilian (employed)	2,311	90%	1,115	48%
Civilian (unemployed)	255	10%	166	65%
Not in labor force	2,682	51%	978	36%
Pct. of civilian labor force unemployed	9.9%		13.0%	

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	1,991	100%
Car, truck or van:	1,791	90%
Drove Alone	1,549	78%
Carpooled	242	12%
Public Transportation:	0	0%
Bus	0	0%
Trolley / Streetcar	0	0%
Railroad	0	0%
Other public transportation	0	0%
Motorcycle	0	0%
Bicycle	31	2%
Walked	21	1%
Other means	0	0%
Worked at home	148	7%

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	1,991	100%
Did not work at home	1,843	93%
Less than 10 minutes	207	10%
10 to 19 minutes	484	24%
20 to 29 minutes	392	20%
30 to 44 minutes	634	32%
45 to 59 minutes	88	4%
60 to 89 minutes	12	1%
90 minutes or more	26	1%
Worked at home	148	7%
Average time to work (minutes)	28	--

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+	1,991	100%
Agriculture, forestry, mining	0	0%
Utilities	10	1%
Construction	53	3%
Manufacturing	225	11%
Wholesale trade	29	1%
Retail trade	300	15%
Transportation & warehousing	11	1%
Information & communications	63	3%
Finance, insurance, & real estate	329	17%
Professional, scientific, management, administration	27	1%
Educational, social, & health services	379	19%
Art, entertainment, recreation, accommodations, food	203	10%
Other services	53	3%
Public administration	309	16%

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+	1,991	100%
Management, professional & related:	969	49%
Management (incl. farm managers)	343	17%
Business & financial	115	6%
Computer & mathematical	73	4%
Architecture & engineering	116	6%
Life, physical & social science	20	1%
Community & social service	22	1%
Legal	0	0%
Education, training, & library	129	6%
Art, entertainment, sports & media	63	3%
Healthcare practitioners	88	4%
Service:	165	8%
Healthcare support	19	1%
Protective service	0	0%
Food preparation & serving	43	2%
Building & grounds cleaning / maintenance	41	2%
Personal care & service	62	3%
Sales & office	711	36%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	79	4%
Production, transport & material moving	67	3%

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

Household Income

Number Percent

Total Households	2,957	100%
Less than \$15,000	130	4%
\$15,000 to \$29,999	398	13%
\$30,000 to \$44,999	528	18%
\$45,000 to \$59,999	275	9%
\$60,000 to \$74,999	259	9%
\$75,000 to \$99,999	349	12%
\$100,000 to \$124,999	277	9%
\$125,000 to \$149,999	133	4%
\$150,000 to \$199,999	253	9%
\$200,000 or more	355	12%
Median Income	\$68,542	—

Source: SANDAG, Current Estimates (2010)

Earnings and Income

	Number	Percent
Total households	2,957	100%
With earnings	1,380	47%
With wage and salary income	1,265	43%
With self-employment income	231	8%
With interest, dividend, or net rental income	1,722	58%
With Social Security income	1,895	64%
With Supplemental Security income	42	1%
With public assistance income	31	1%
With retirement income	1,196	40%
With other types of income	393	13%

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	5,873	100%
Under .50	43	1%
.50 to .99	12	<1%
1.00 to 1.24	53	1%
1.25 to 1.49	107	2%
1.50 to 1.84	191	3%
1.85 to 1.99	39	1%
2.00 and over	5,428	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
Total	5,873	100%
Above Poverty	5,818	99%
Below Poverty	55	1%

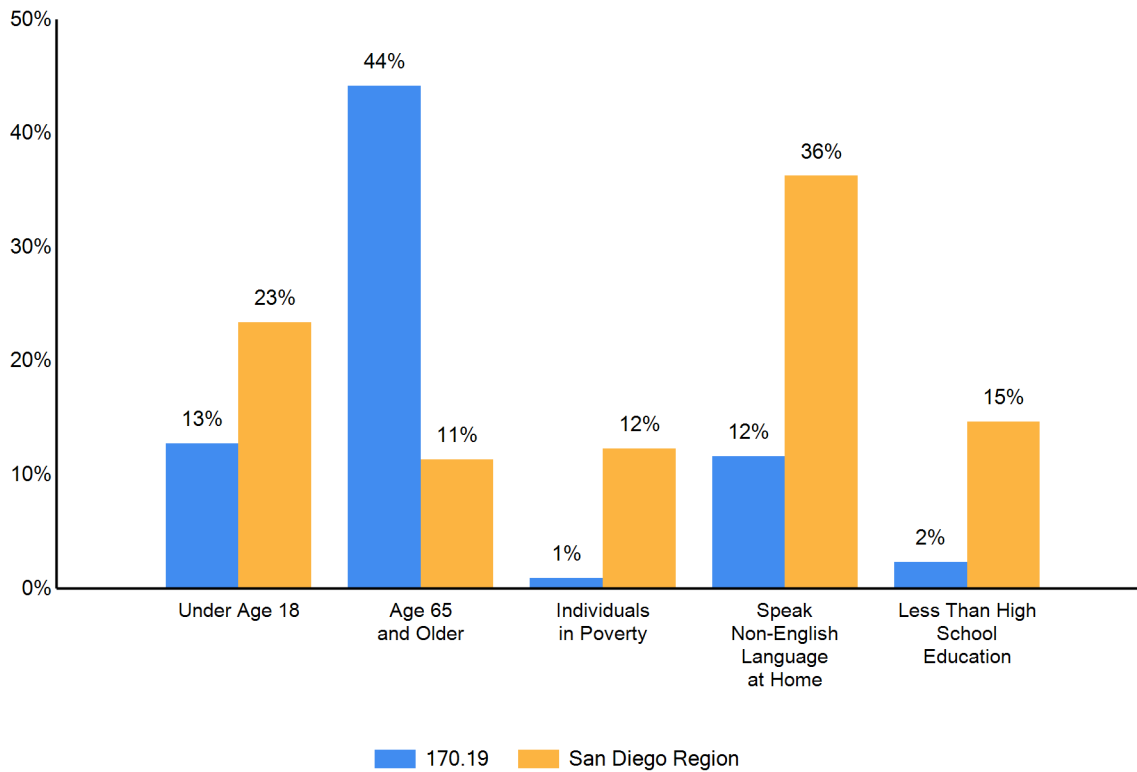
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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	1,904	411	1,493	1,904	411	1,493	0	0	0
Married couple family	1,754	357	1,397	1,754	357	1,397	0	0	0
Male householder, no wife present	53	0	53	53	0	53	0	0	0
Female householder, no husband present	97	54	43	97	54	43	0	0	0

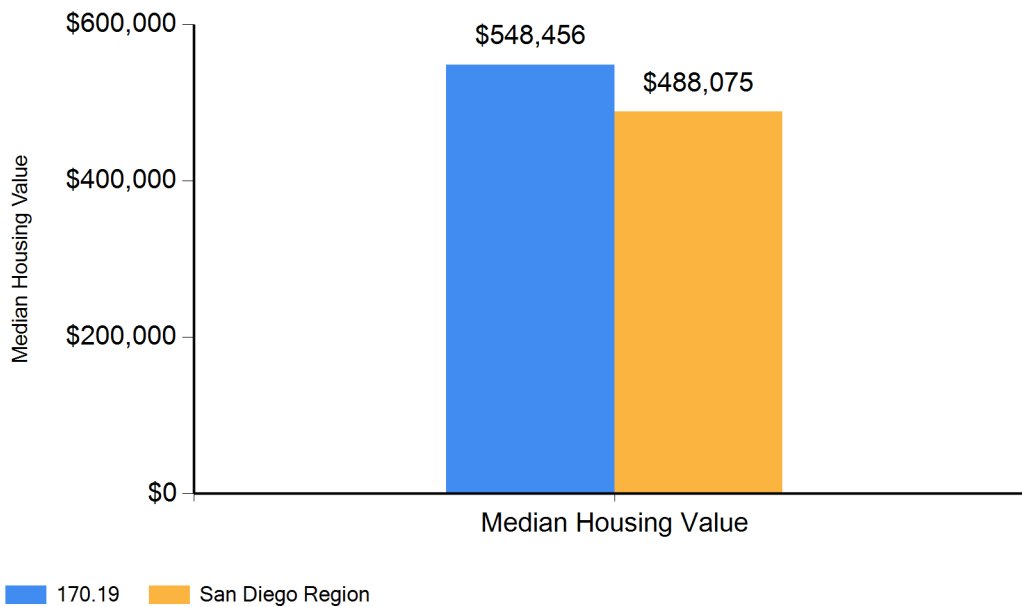
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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