2050 REGIONAL GROWTH FORECAST (adopted Oct. 2011)
Census Tract 83.11

SANDAG

POPULATION AND HOUSING

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**3,003**	**3,029**	**3,183**	**3,290**	**3,338**	**335**	**11%**
Household Population	2,958	2,957	3,062	3,116	3,130	172	6%
Group Quarters Population	45	72	121	174	208	163	362%
Civilian	45	72	121	174	208	163	362%
Military	0	0	0	0	0	0	0%
Total Housing Units	**1,186**	**1,186**	**1,202**	**1,223**	**1,229**	**43**	**4%**
Single Family	1,186	1,186	1,202	1,223	1,229	43	4%
Multiple Family	0	0	0	0	0	0	0%
Mobile Homes	0	0	0	0	0	0	0%
Occupied Housing Units	**1,137**	**1,117**	**1,144**	**1,170**	**1,176**	**39**	**3%**
Single Family	1,137	1,117	1,144	1,170	1,176	39	3%
Multiple Family	0	0	0	0	0	0	0%
Mobile Homes	0	0	0	0	0	0	0%
Vacancy Rate	**4.1%**	**5.8%**	**4.8%**	**4.3%**	**4.3%**	**0.2**	**5%**
Single Family	4.1%	5.8%	4.8%	4.3%	4.3%	0.2	5%
Multiple Family	0.0%	0.0%	0.0%	0.0%	0.0%	0.0	0%
Mobile Homes	0.0%	0.0%	0.0%	0.0%	0.0%	0.0	0%
Persons per Household	**2.60**	**2.65**	**2.68**	**2.66**	**2.66**	**0.06**	**2%**

HOUSEHOLD INCOME (real 1999 dollars, adjusted for inflation)

Income Forecast Under Review

*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.
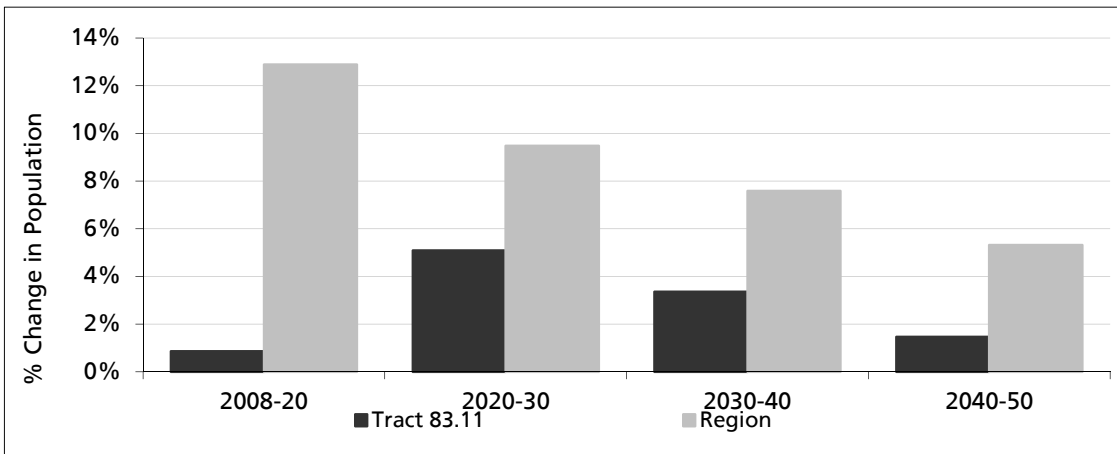
Source: Final Series 12 - 2050 Regional Growth Forecast
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POPULATION BY AGE

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**3,003**	**3,029**	**3,183**	**3,290**	**3,338**	**335**	**11%**
Under 5	90	72	73	71	71	-19	-21%
5 to 9	97	82	81	79	79	-18	-19%
10 to 14	165	147	142	146	151	-14	-8%
15 to 17	111	98	91	98	102	-9	-8%
18 to 19	74	58	49	49	50	-24	-32%
20 to 24	190	163	169	163	171	-19	-10%
25 to 29	113	119	117	111	115	2	2%
30 to 34	87	79	74	73	65	-22	-25%
35 to 39	76	49	53	42	38	-38	-50%
40 to 44	120	82	90	90	91	-29	-24%
45 to 49	220	156	128	159	173	-47	-21%
50 to 54	252	199	166	186	184	-68	-27%
55 to 59	270	278	222	187	231	-39	-14%
60 to 61	106	121	103	85	107	1	1%
62 to 64	176	253	218	199	215	39	22%
65 to 69	204	327	358	303	275	71	35%
70 to 74	155	256	318	273	237	82	53%
75 to 79	153	175	278	305	254	101	66%
80 to 84	176	153	266	352	312	136	77%
85 and over	168	162	187	319	417	249	148%
Median Age	53.1	58.8	62.5	63.6	62.6	9.5	18%

POPULATION BY RACE AND ETHNICITY

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**3,003**	**3,029**	**3,183**	**3,290**	**3,338**	**335**	**11%**
Hispanic	219	246	270	290	302	83	38%
Non-Hispanic	2,784	2,783	2,913	3,000	3,036	252	9%
White	2,539	2,503	2,587	2,634	2,636	97	4%
Black	17	21	25	29	31	14	82%
American Indian	5	5	5	5	5	0	0%
Asian	141	170	203	232	260	119	84%
Hawaiian / Pacific Islander	6	8	9	12	13	7	117%
Other	10	8	8	7	7	-3	-30%
Two or More Races	66	68	76	81	84	18	27%

GROWTH TRENDS IN TOTAL POPULATION

Source: Final Series 12 - 2050 Regional Growth Forecast
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EMPLOYMENT

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Jobs	**334**	**334**	**334**	**334**	**334**	**0**	**0%**
Civilian Jobs	334	334	334	334	334	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	**625**	**625**	**625**	**625**	**625**	**0**	**0%**
Developed Acres	**612**	**612**	**616**	**621**	**623**	**10**	**2%**
Low Density Single Family	0	0	0	0	0	0	0%
Single Family	459	459	463	468	469	10	2%
Multiple Family	0	0	0	0	0	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	1	1	1	1	1	0	0%
Roads and Freeways	103	103	103	103	103	0	0%
Agricultural and Extractive[2]	0	0	0	0	0	0	0%
Parks and Military Use	49	49	49	49	49	0	0%
Vacant Developable Acres	**13**	**13**	**9**	**4**	**2**	**-10**	**-81%**
Low Density Single Family	0	0	0	0	0	0	0%
Single Family	13	13	9	4	2	-10	-81%
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]	**310.3**	**310.3**	**310.3**	**310.3**	**310.3**	**0.0**	**0%**
Residential Density[4]	**2.6**	**2.6**	**2.6**	**2.6**	**2.6**	**0.0**	**1%**

GROWTH TRENDS IN JOBS
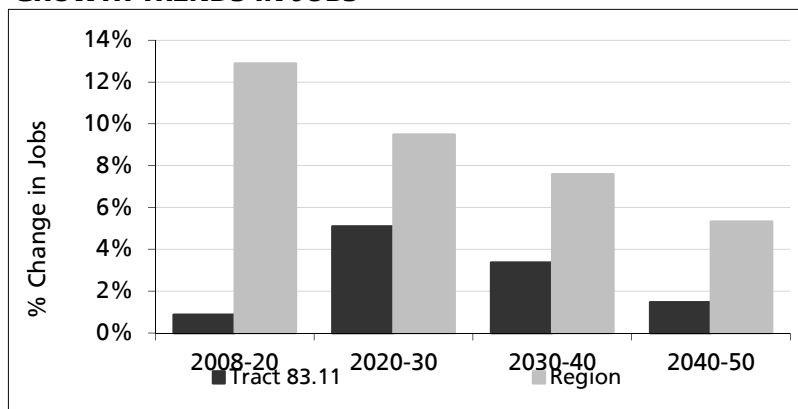
Notes:

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).

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