POPULATION AND HOUSING

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	4,751	4,834	4,841	4,807	56	1%
Household Population	4,751	4,834	4,841	4,807	56	1%
Group Quarters Population	0	0	0	0	0	0%
Civilian	0	0	0	0	0	0%
Military	0	0	0	0	0	0%
Total Housing Units	1,467	1,467	1,467	1,467	0	0%
Single Family	1,028	1,028	1,028	1,028	0	0%
Multiple Family	439	439	439	439	0	0%
Mobile Homes	0	0	0	0	0	0%
Occupied Housing Units	1,407	1,405	1,404	1,400	-7	0%
Single Family	976	973	970	967	-9	-1%
Multiple Family	431	432	434	433	2	0%
Mobile Homes	0	0	0	0	0	0%
Vacancy Rate	4.1%	4.2%	4.3%	4.6%	0.5	12%
Single Family	5.1%	5.4%	5.6%	5.9%	0.8	16%
Multiple Family	1.8%	1.6%	1.1%	1.4%	-0.4	-22%
Mobile Homes	0.0%	0.0%	0.0%	0.0%	0.0	0%
Persons per Household	3.38	3.44	3.45	3.43	0.1	1%

HOUSEHOLD INCOME (real 2010 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 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.
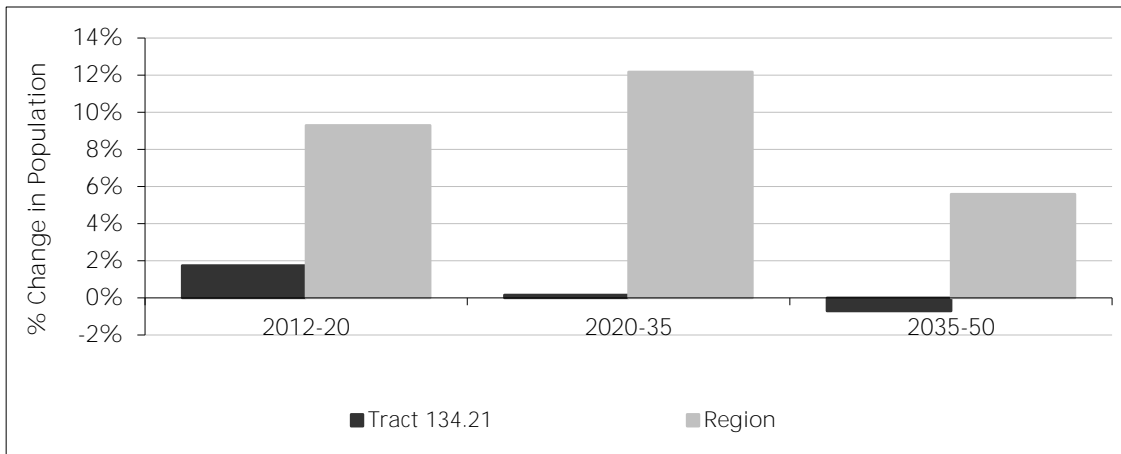
Source: Series 13 Regional Growth Forecast
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October 2013
Tract 134.21
Page 1 of 3

POPULATION BY AGE

	2012	2020	2035	2050	Numeric	Percent
Total Population	4,751	4,834	4,841	4,807	56	1%
Under 5	190	200	159	136	-54	-28%
5 to 9	271	266	237	211	-60	-22%
10 to 14	388	342	323	302	-86	-22%
15 to 17	310	258	248	238	-72	-23%
18 to 19	210	154	142	140	-70	-33%
20 to 24	342	331	275	265	-77	-23%
25 to 29	237	239	176	167	-70	-30%
30 to 34	204	187	164	148	-56	-27%
35 to 39	256	248	232	191	-65	-25%
40 to 44	352	304	339	273	-79	-22%
45 to 49	426	398	390	379	-47	-11%
50 to 54	426	432	417	439	13	3%
55 to 59	353	397	347	413	60	17%
60 to 61	94	123	114	127	33	35%
62 to 64	155	198	191	196	41	26%
65 to 69	177	257	268	270	93	53%
70 to 74	138	215	315	305	167	121%
75 to 79	109	140	254	254	145	133%
80 to 84	43	50	107	131	88	205%
85 and over	70	95	143	222	152	217%
Median Age	39.4	43.2	46.6	49.4	10.0	25%

POPULATION BY RACE AND ETHNICITY

	2012	2020	2035	2050	Numeric	Percent
Total Population	4,751	4,834	4,841	4,807	56	1%
Hispanic	2,411	2,661	2,832	2,996	585	24%
Non-Hispanic	2,340	2,173	2,009	1,811	-529	-23%
White	881	778	474	194	-687	-78%
Black	158	163	176	195	37	23%
American Indian	7	9	14	13	6	86%
Asian	1,137	1,050	1,113	1,127	-10	-1%
Hawaiian / Pacific Islander	25	32	53	70	45	180%
Other	4	8	13	15	11	275%
Two or More Races	128	133	166	197	69	54%

GROWTH TRENDS IN TOTAL POPULATION

Source: Series 13 Regional Growth Forecast
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October 2013
Tract 134.21
Page 2 of 3

EMPLOYMENT

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Jobs	924	935	940	940	16	2%
Civilian Jobs	924	935	940	940	16	2%
Military Jobs	0	0	0	0	0	0%

LAND USE[1]

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Acres	644	644	644	644	0	0%
Developed Acres	597	597	597	597	0	0%
Low Density Single Family	0	0	0	0	0	0%
Single Family	175	175	175	175	0	0%
Multiple Family	28	28	28	28	0	0%
Mobile Homes	0	0	0	0	0	0%
Other Residential	0	0	0	0	0	0%
Mixed Use	0	0	0	0	0	0%
Industrial	0	0	0	0	0	0%
Commercial/Services	17	17	17	17	0	0%
Office	4	4	4	4	0	0%
Schools	21	21	21	21	0	0%
Roads and Freeways	95	95	95	95	0	0%
Agricultural and Extractive[2]	0	0	0	0	0	0%
Parks and Military Use	257	257	257	257	0	0%
Vacant Developable Acres	0	0	0	0	0	0%
Low Density Single Family	0	0	0	0	0	0%
Single Family	0	0	0	0	0	0%
Multiple Family	0	0	0	0	0	0%
Mixed Use	0	0	0	0	0	0%
Industrial	0	0	0	0	0	0%
Commercial/Services	0	0	0	0	0	0%
Office	0	0	0	0	0	0%
Schools	0	0	0	0	0	0%
Parks and Other	0	0	0	0	0	0%
Future Roads and Freeways	0	0	0	0	0	0%
Constrained Acres	47	47	47	47	0	0%
Employment Density[3]	21.8	22.0	22.1	22.1	0.4	2%
Residential Density[4]	7.2	7.2	7.2	7.2	0.0	0%

GROWTH TRENDS IN JOBS

Legend: ■ Tract 134.21　■ Region
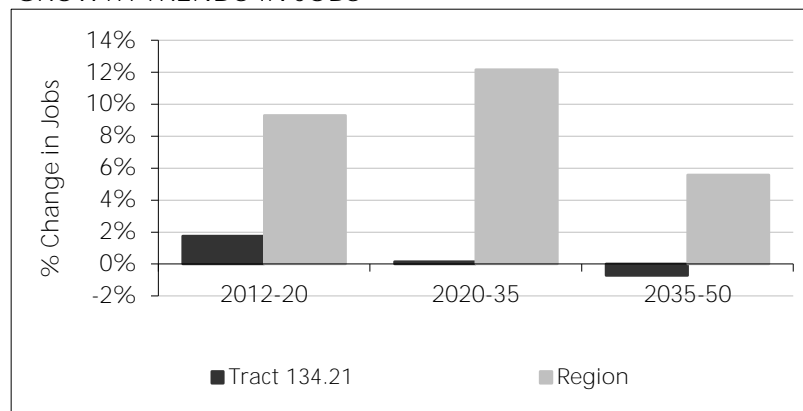
Notes:

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

Source: Series 13 Regional Growth Forecast
SANDAG
www.sandag.org

October 2013
Tract 134.21
Page 3 of 3