POPULATION AND HOUSING

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	8,035	8,138	8,235	8,323	288	4%
Household Population	8,018	8,126	8,212	8,294	276	3%
Group Quarters Population	17	12	23	29	12	71%
Civilian	17	12	23	29	12	71%
Military	0	0	0	0	0	0%
Total Housing Units	3,009	3,009	3,009	3,011	2	0%
Single Family	2,290	2,290	2,290	2,292	2	0%
Multiple Family	719	719	719	719	0	0%
Mobile Homes	0	0	0	0	0	0%
Occupied Housing Units	2,878	2,860	2,892	2,934	56	2%
Single Family	2,208	2,190	2,219	2,261	53	2%
Multiple Family	670	670	673	673	3	0%
Mobile Homes	0	0	0	0	0	0%
Vacancy Rate	4.4%	5.0%	3.9%	2.6%	-1.8	-41%
Single Family	3.6%	4.4%	3.1%	1.4%	-2.2	-61%
Multiple Family	6.8%	6.8%	6.4%	6.4%	-0.4	-6%
Mobile Homes	0.0%	0.0%	0.0%	0.0%	0.0	0%
Persons per Household	2.79	2.84	2.84	2.83	0.0	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.
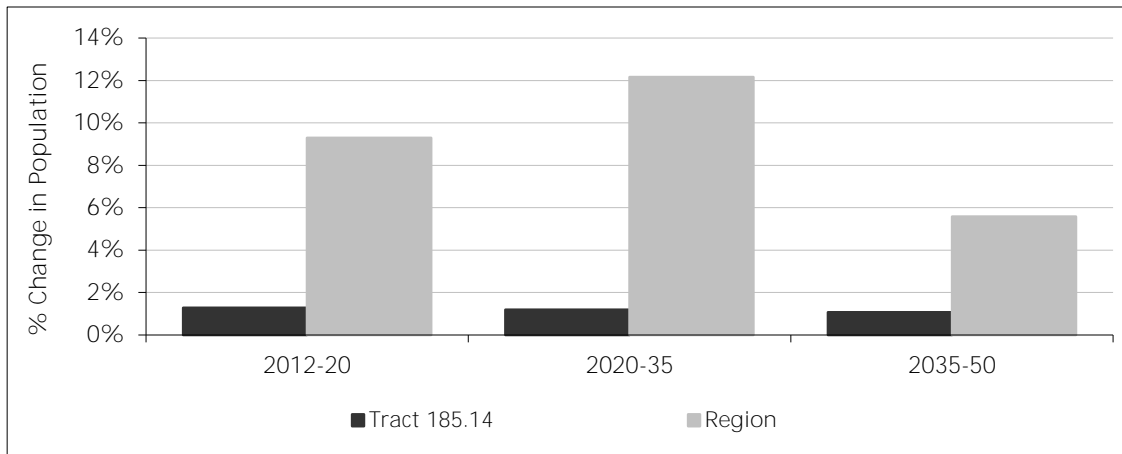
Source: Series 13 Regional Growth Forecast
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POPULATION BY AGE

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	8,035	8,138	8,235	8,323	288	4%
Under 5	476	567	515	559	83	17%
5 to 9	417	445	423	444	27	6%
10 to 14	539	508	528	539	0	0%
15 to 17	398	328	348	336	-62	-16%
18 to 19	311	217	223	186	-125	-40%
20 to 24	671	624	579	532	-139	-21%
25 to 29	583	601	517	542	-41	-7%
30 to 34	439	448	390	413	-26	-6%
35 to 39	422	472	412	401	-21	-5%
40 to 44	495	452	495	429	-66	-13%
45 to 49	643	572	598	563	-80	-12%
50 to 54	686	590	607	590	-96	-14%
55 to 59	548	569	484	576	28	5%
60 to 61	153	183	139	153	0	0%
62 to 64	226	267	223	254	28	12%
65 to 69	259	358	338	368	109	42%
70 to 74	201	318	375	341	140	70%
75 to 79	206	261	422	361	155	75%
80 to 84	205	201	386	399	194	95%
85 and over	157	157	233	337	180	115%
Median Age	37.2	38.5	41.8	42.4	5.2	14%

POPULATION BY RACE AND ETHNICITY

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Population	8,035	8,138	8,235	8,323	288	4%
Hispanic	1,845	2,189	2,675	3,202	1,357	74%
Non-Hispanic	6,190	5,949	5,560	5,121	-1,069	-17%
White	4,395	4,086	3,450	2,875	-1,520	-35%
Black	502	471	303	130	-372	-74%
American Indian	28	26	25	23	-5	-18%
Asian	876	956	1,298	1,540	664	76%
Hawaiian / Pacific Islander	77	75	70	72	-5	-6%
Other	10	10	10	10	0	0%
Two or More Races	302	325	404	471	169	56%

GROWTH TRENDS IN TOTAL POPULATION

Source: Series 13 Regional Growth Forecast
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EMPLOYMENT

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Jobs	1,358	1,358	1,358	1,403	45	3%
Civilian Jobs	1,358	1,358	1,358	1,403	45	3%
Military Jobs	0	0	0	0	0	0%

LAND USE[1]

	2012	2020	2035	2050	2012 to 2050 Change* Numeric	Percent
Total Acres	1,005	1,005	1,005	1,005	0	0%
Developed Acres	813	813	813	815	3	0%
Low Density Single Family	15	15	15	15	0	0%
Single Family	374	374	374	377	3	1%
Multiple Family	60	60	60	60	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	61	61	61	61	0	0%
Office	0	0	0	0	0	0%
Schools	33	33	33	33	0	0%
Roads and Freeways	184	184	184	184	0	0%
Agricultural and Extractive[2]	3	3	3	3	0	0%
Parks and Military Use	82	82	82	82	0	0%
Vacant Developable Acres	3	3	3	0	-3	-100%
Low Density Single Family	0	0	0	0	0	0%
Single Family	3	3	3	0	-3	-100%
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	189	189	189	189	0	0%
Employment Density[3]	14.5	14.5	14.5	15.0	0.5	3%
Residential Density[4]	6.7	6.7	6.7	6.7	0.0	-1%

GROWTH TRENDS IN JOBS

Legend: ■ Tract 185.14   ■ Region
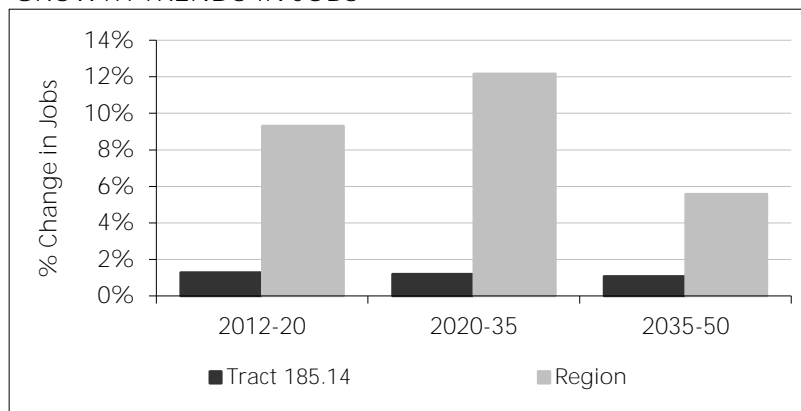
Notes:

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
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