



Demographic and Socioeconomic Profile 2010

TRACT: 167.01

Population by Race

	Population	Percent
Total Population	8,666	100%
White	6,240	72%
Hispanic	1,543	18%
Two or More	326	4%
Asian	251	3%
Black	214	2%
American Indian	43	<1%
Pacific Islander	35	<1%
Other	14	<1%

Source: SANDAG, Current Estimates (2010)

Population by Age and Sex

	Total	Male	Female	Percent Female
Total Population	8,666	4,206	4,460	51%
Under 5	666	336	330	50%
5 to 9	504	254	250	50%
10 to 14	566	263	303	54%
15 to 17	347	174	173	50%
18 and 19	261	134	127	49%
20 to 24	675	336	339	50%
25 to 29	741	341	400	54%
30 to 34	692	372	320	46%
35 to 39	610	309	301	49%
40 to 44	558	269	289	52%
45 to 49	676	336	340	50%
50 to 54	634	299	335	53%
55 to 59	514	246	268	52%
60 and 61	186	93	93	50%
62 to 64	246	99	147	60%
65 to 69	254	125	129	51%
70 to 74	173	70	103	60%
75 to 79	155	69	86	55%
80 to 84	111	40	71	64%
85 and Older	97	41	56	58%
Under 18	2,083	1,027	1,056	51%
65 and older	790	345	445	56%
Median	34.1	33.6	34.8	

Source: SANDAG, Current Estimates (2010)

Population by Marital Status

	Number	Percent
Total population age 15 and over	6,930	100%
Never Married	2,175	31%
Married, excluding separated	3,375	49%
Separated	155	2%
Widowed	400	6%
Divorced	825	12%

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	8,666	100%
Household	8,640	100%
Group Quarters - Other	26	<1%
Group Quarters - Military	0	0%
Group Quarters - College	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.	8,666	1,543	6,240	214	43	251	35	14	326
Under 5	666	178	398	25	4	13	2	2	44
5 to 9	504	139	306	13	3	7	2	0	34
10 to 14	566	135	363	16	2	9	0	0	41
15 to 17	347	82	223	13	4	9	2	0	14
18 and 19	261	54	178	10	3	7	1	0	8
20 to 24	675	134	474	13	1	16	6	1	30
25 to 29	741	137	511	26	5	26	2	5	29
30 to 34	692	138	476	16	3	27	6	0	26
35 to 39	610	124	415	24	2	22	0	1	22
40 to 44	558	88	414	15	2	17	0	0	22
45 to 49	676	75	543	11	6	22	6	0	13
50 to 54	634	80	491	18	2	23	4	0	16
55 to 59	514	58	414	5	3	19	2	2	11
60 and 61	186	13	162	0	1	6	0	2	2
62 to 64	246	33	200	2	1	5	0	1	4
65 to 69	254	31	210	4	0	8	1	0	0
70 to 74	173	17	150	0	0	1	1	0	4
75 to 79	155	17	128	2	0	5	0	0	3
80 to 84	111	5	98	0	1	4	0	0	3
85 and Older	97	5	86	1	0	5	0	0	0
Under 18	2,083	534	1,290	67	13	38	6	2	133
65 and older	790	75	672	7	1	23	2	0	10
Median		26.8	37.3	28.3	29.5	37.6	32.1	29.0	23.7

Source: SANDAG, Current Estimates (2010)

Language Spoken at Home and Ability to Speak English

	Number	Percent
Total population age 5 and over	8,000	100%
Speak Only English	6,719	84%
Speak Spanish:	953	12%
Speak English "well" or "very well"	785	10%
Speak English "not well" or "not at all"	168	2%
Speak Asian/Pacific Island language:	142	2%
Speak English "well" or "very well"	142	2%
Speak English "not well" or "not at all"	0	0%
Speak other language:	186	2%
Speak English "well" or "very well"	152	2%
Speak English "not well" or "not at all"	34	<1%

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	5,647	100%
Less than 9th grade	310	5%
9th through 12th grade, no diploma	372	7%
High school grad (incl. equivalency)	1,449	26%
Some college, no degree	1,600	28%
Associate degree	699	12%
Bachelor's degree	797	14%
Master's degree	398	7%
Professional school degree	13	<1%
Doctorate degree	9	<1%

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	8,256	100%	---	---	---	---
Enrolled in school	2,620	32%	2,376	29%	244	3%
Nursery / Preschool	148	6%	36	2%	112	46%
Kindergarten to grade 4	755	29%	755	32%	0	0%
Grade 5 to grade 8	428	16%	428	18%	0	0%
Grade 9 to grade 12	491	19%	474	20%	17	7%
College, undergraduate	690	26%	584	25%	106	43%
Graduate or Professional school	108	4%	99	4%	9	4%
Not enrolled in school	5,636	68%	---	---	---	---

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	3,180	100%	1,209	100%	1,971	100%
Family Households:	2,299	72%	1,195	99%	1,104	56%
Married couple family	1,619	51%	703	58%	916	46%
Other family:	680	21%	492	41%	188	10%
Male householder, no wife	143	4%	69	6%	74	4%
Female householder, no husband	537	17%	423	35%	114	6%
Nonfamily households:	881	28%	14	1%	867	44%
Householder living alone	592	19%	----	----	----	----
Other nonfamily households	289	9%	----	----	----	----

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	3,229	100%	3180	49	2%	2.72
Single family (detached)	1,478	46%	1,462	16	1%	2.76
Single family (attached)	364	11%	349	15	4%	2.61
2 to 4 units	224	7%	222	2	1%	2.73
5 to 9 units	191	6%	188	3	2%	2.72
10 or more units	790	24%	777	13	2%	2.73
Mobile home and Other	182	6%	182	0	0%	2.53

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	1,889	100%
Less than \$150,000	281	15%
\$150,000 to \$199,999	93	5%
\$200,000 to \$249,999	49	3%
\$250,000 to \$299,999	289	15%
\$300,000 to \$399,999	325	17%
\$400,000 to \$499,999	317	17%
\$500,000 to \$749,999	435	23%
\$750,000 to \$999,999	72	4%
\$1,000,000 or more	28	1%

Median Value **\$372,154**

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	3,229	100%
2005 or Later	262	8%
2000 to 2004	86	3%
1990 to 1999	111	3%
1980 to 1989	828	26%
1970 to 1979	1,170	36%
1960 to 1969	363	11%
1950 to 1959	365	11%
1940 to 1949	44	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	3,180	100%	1,291	100%	1,889	100%
1.00 occupant housing per room or less	3,024	95%	1,145	89%	1,879	99%
1.01 to 1.50 occupants per room	99	3%	99	8%	0	0%
1.51 to 2.00 occupants per room	47	1%	47	4%	0	0%
2.01 or more occupants per room	10	<1%	0	0%	10	1%

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	1,291	100%
Less than \$500	102	8%
\$500 to \$599	11	1%
\$600 to \$699	17	1%
\$700 to \$799	92	7%
\$800 to \$899	154	12%
\$900 to \$999	144	11%
\$1,000 to \$1,249	441	34%
\$1,250 to \$1,499	169	13%
\$1,500 to \$1,999	66	5%
\$2,000 or more	34	3%
No cash rent	61	5%
Median contract rent	\$1,072	

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	1,291	100%
Less than 20 percent	237	18%
20.0 to 24.9 percent	311	24%
25.0 to 29.9 percent	232	18%
30.0 to 34.9 percent	144	11%
35.0 to 39.9 percent	39	3%
40.0 to 49.9 percent	89	7%
50.0 percent or more	178	14%
Not computed	61	5%

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	3,180	100%
No vehicle	173	5%
1 vehicle	869	27%
2 vehicles	1,381	43%
3 vehicles	416	13%
4 or more vehicles	341	11%

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	4,287	100%
Worked in state of residence	4,247	99%
Worked in county of residence	4,220	98%
Worked outside county of residence	27	1%
Worked outside state of residence	40	1%

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	6,827	100%	3,299	48%
In labor force	5,028	74%	2,558	51%
Armed forces	25	0%	25	100%
Civilian (employed)	4,387	87%	2,187	50%
Civilian (unemployed)	616	12%	346	56%
Not in labor force	1,799	26%	741	41%
Pct. of civilian labor force unemployed	12.3%		13.7%	

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	4,287	100%
Car, truck or van:	4,113	96%
Drove Alone	3,842	90%
Carpooled	271	6%
Public Transportation:	14	<1%
Bus	14	<1%
Trolley / Streetcar	0	0%
Railroad	0	0%
Other public transportation	0	0%
Motorcycle	0	0%
Bicycle	0	0%
Walked	84	2%
Other means	9	<1%
Worked at home	67	2%

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	4,287	100%
Did not work at home	4,220	98%
Less than 10 minutes	572	13%
10 to 19 minutes	1,158	27%
20 to 29 minutes	1,088	25%
30 to 44 minutes	1,016	24%
45 to 59 minutes	284	7%
60 to 89 minutes	67	2%
90 minutes or more	35	1%
Worked at home	67	2%
Average time to work (minutes)	26	--

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+	4,243	100%
Agriculture, forestry, mining	0	0%
Utilities	12	<1%
Construction	351	8%
Manufacturing	394	9%
Wholesale trade	100	2%
Retail trade	567	13%
Transportation & warehousing	206	5%
Information & communications	116	3%
Finance, insurance, & real estate	477	11%
Professional, scientific, management, administration	197	5%
Educational, social, & health services	987	23%
Art, entertainment, recreation, accommodations, food	266	6%
Other services	142	3%
Public administration	428	10%

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+	4,243	100%
Management, professional & related:	1,461	34%
Management (incl. farm managers)	285	7%
Business & financial	438	10%
Computer & mathematical	73	2%
Architecture & engineering	133	3%
Life, physical & social science	19	<1%
Community & social service	31	1%
Legal	9	<1%
Education, training, & library	279	7%
Art, entertainment, sports & media	52	1%
Healthcare practitioners	142	3%
Service:	654	15%
Healthcare support	146	3%
Protective service	161	4%
Food preparation & serving	94	2%
Building & grounds cleaning / maintenance	141	3%
Personal care & service	112	3%
Sales & office	1,291	30%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	323	8%
Production, transport & material moving	514	12%

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

Household Income

Number Percent

Total Households	3,180	100%
Less than \$15,000	185	6%
\$15,000 to \$29,999	176	6%
\$30,000 to \$44,999	508	16%
\$45,000 to \$59,999	578	18%
\$60,000 to \$74,999	579	18%
\$75,000 to \$99,999	477	15%
\$100,000 to \$124,999	272	9%
\$125,000 to \$149,999	124	4%
\$150,000 to \$199,999	178	6%
\$200,000 or more	103	3%
Median Income	\$63,705	—

Source: SANDAG, Current Estimates (2010)

Earnings and Income

	Number	Percent
Total households	3,180	100%
With earnings	2,773	87%
With wage and salary income	2,773	87%
With self-employment income	250	8%
With interest, dividend, or net rental income	577	18%
With Social Security income	635	20%
With Supplemental Security income	203	6%
With public assistance income	31	1%
With retirement income	611	19%
With other types of income	598	19%

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	8,641	100%
Under .50	108	1%
.50 to .99	461	5%
1.00 to 1.24	66	1%
1.25 to 1.49	194	2%
1.50 to 1.84	362	4%
1.85 to 1.99	241	3%
2.00 and over	7,209	83%

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	8,641	100%
Above Poverty	8,072	93%
Below Poverty	569	7%

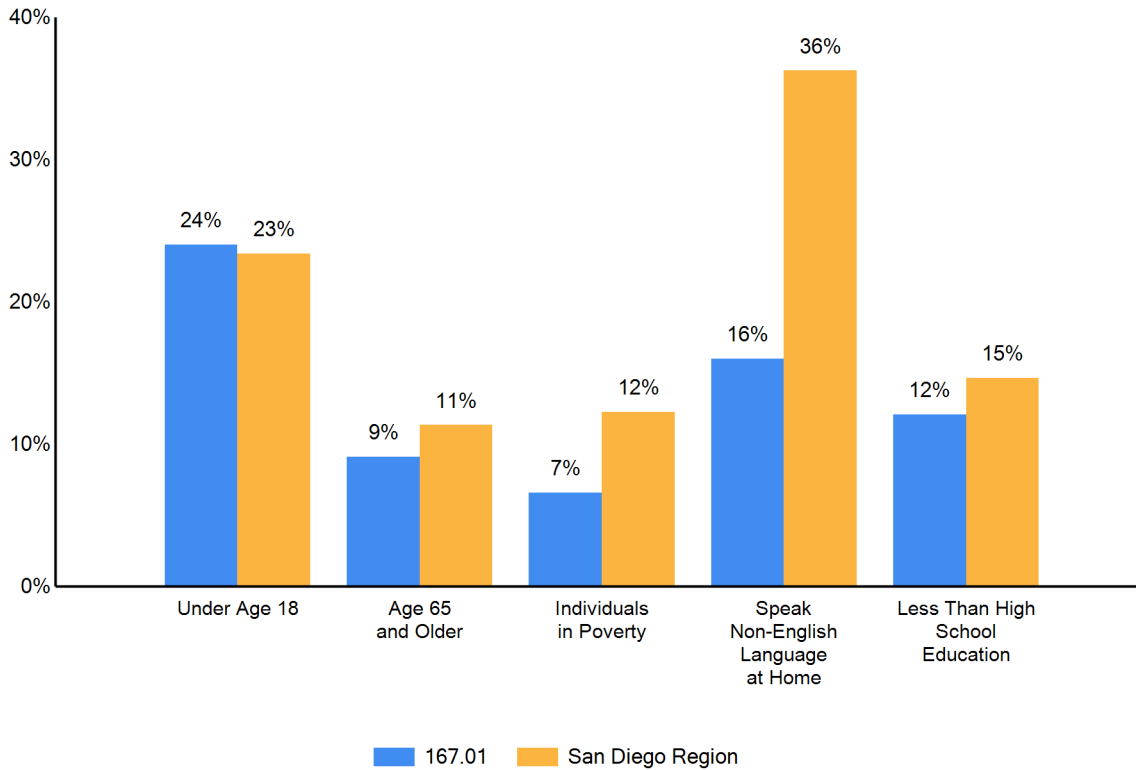
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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	2,299	1,195	1,104	2,192	1,107	1,085	107	88	19
Married couple family	1,619	703	916	1,561	664	897	58	39	19
Male householder, no wife present	143	69	74	143	69	74	0	0	0
Female householder, no husband present	537	423	114	488	374	114	49	49	0

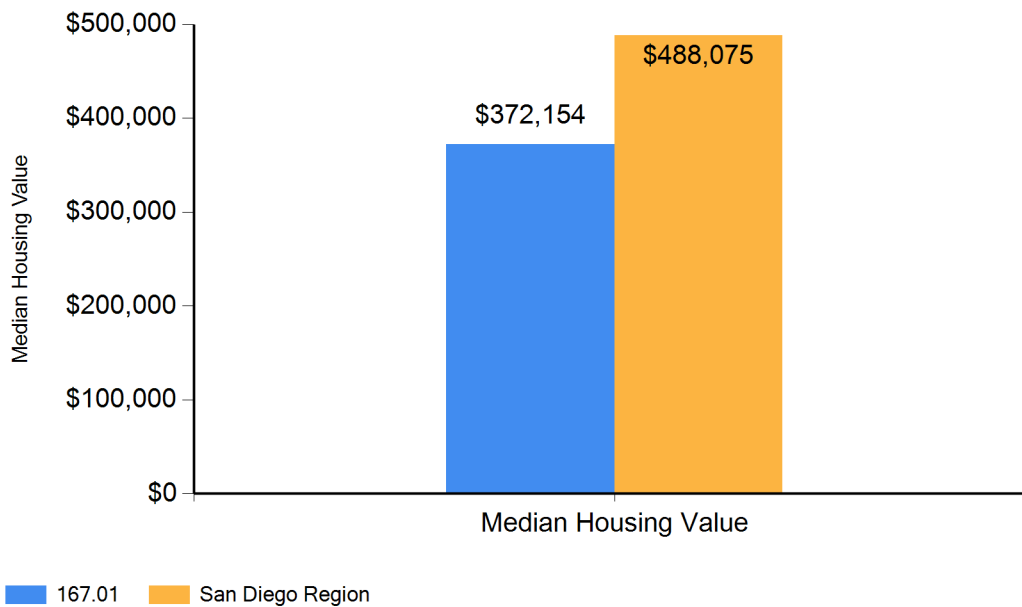
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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