2050 REGIONAL GROWTH FORECAST (adopted Oct. 2011)
ZIP Code 91962

SANDAG

POPULATION AND HOUSING

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**1,892**	**1,998**	**2,311**	**2,431**	**2,644**	**752**	**40%**
Household Population	1,892	1,998	2,311	2,431	2,644	752	40%
Group Quarters Population	0	0	0	0	0	0	0%
Civilian	0	0	0	0	0	0	0%
Military	0	0	0	0	0	0	0%
Total Housing Units	**715**	**743**	**845**	**871**	**946**	**231**	**32%**
Single Family	715	743	845	871	946	231	32%
Multiple Family	0	0	0	0	0	0	0%
Mobile Homes	0	0	0	0	0	0	0%
Occupied Housing Units	**637**	**671**	**774**	**803**	**875**	**238**	**37%**
Single Family	637	671	774	803	875	238	37%
Multiple Family	0	0	0	0	0	0	0%
Mobile Homes	0	0	0	0	0	0	0%
Vacancy Rate	**10.9%**	**9.7%**	**8.4%**	**7.8%**	**7.5%**	**-3.4**	**-31%**
Single Family	10.9%	9.7%	8.4%	7.8%	7.5%	-3.4	-31%
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	**2.97**	**2.98**	**2.99**	**3.03**	**3.02**	**0.05**	**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.
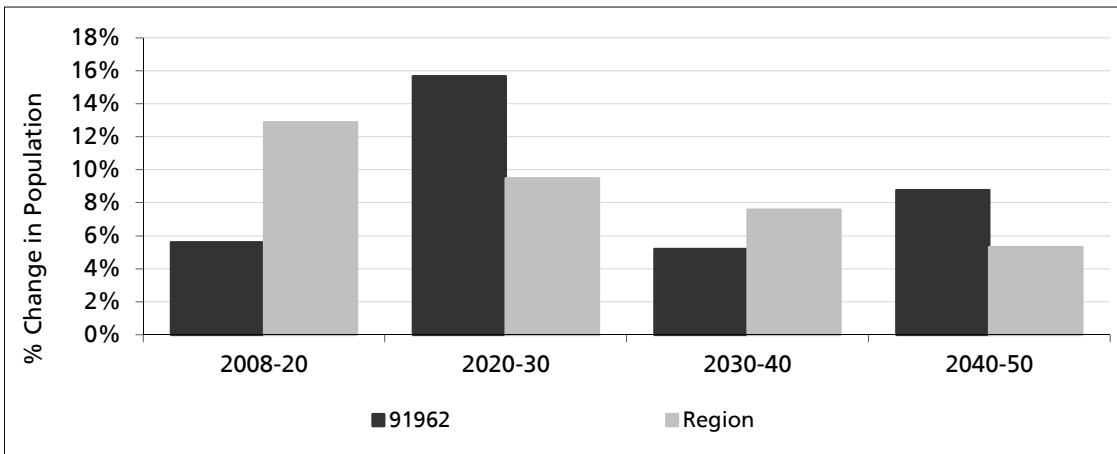
Source: Final Series 12 - 2050 Regional Growth Forecast
SANDAG
www.sandag.org

Adopted October 2011
91962
Page 1 of 3

POPULATION BY AGE

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**1,892**	**1,998**	**2,311**	**2,431**	**2,644**	**752**	**40%**
Under 5	79	72	101	82	68	-11	-14%
5 to 9	102	101	114	115	113	11	11%
10 to 14	136	127	144	147	148	12	9%
15 to 17	80	85	82	105	116	36	45%
18 to 19	68	43	42	51	63	-5	-7%
20 to 24	195	174	209	214	215	20	10%
25 to 29	196	241	256	265	274	78	40%
30 to 34	95	89	86	90	105	10	11%
35 to 39	92	73	97	111	115	23	25%
40 to 44	135	91	126	123	139	4	3%
45 to 49	121	96	91	125	132	11	9%
50 to 54	116	125	131	137	137	21	18%
55 to 59	145	174	178	148	208	63	43%
60 to 61	85	115	92	86	122	37	44%
62 to 64	66	102	93	82	100	34	52%
65 to 69	60	150	222	193	178	118	197%
70 to 74	32	39	77	89	79	47	147%
75 to 79	31	37	67	110	106	75	242%
80 to 84	31	23	35	63	50	19	61%
85 and over	27	41	68	95	176	149	552%
Median Age	34.7	39.6	41.0	41.4	43.8	9.1	26%

POPULATION BY RACE AND ETHNICITY

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Total Population	**1,892**	**1,998**	**2,311**	**2,431**	**2,644**	**752**	**40%**
Hispanic	438	493	591	645	720	282	64%
Non-Hispanic	1,454	1,505	1,720	1,786	1,924	470	32%
White	1,297	1,334	1,512	1,551	1,660	363	28%
Black	105	118	146	160	172	67	64%
American Indian	14	4	4	2	1	-13	-93%
Asian	5	15	20	33	45	40	800%
Hawaiian / Pacific Islander	3	5	6	3	2	-1	-33%
Other	3	1	0	0	1	-2	-67%
Two or More Races	27	28	32	37	43	16	59%

GROWTH TRENDS IN TOTAL POPULATION

Bar chart: % Change in Population (0% to 18%) by period for 91962 and Region.

- 2008-20: 91962 ≈ 6%, Region ≈ 13%
- 2020-30: 91962 ≈ 16%, Region ≈ 9.5%
- 2030-40: 91962 ≈ 5%, Region ≈ 7.5%
- 2040-50: 91962 ≈ 9%, Region ≈ 5.5%

Legend: ■ 91962 ■ Region

Source: Final Series 12 - 2050 Regional Growth Forecast
SANDAG
www.sandag.org

Adopted October 2011
91962
Page 2 of 3

EMPLOYMENT

	2008	2020	2030	2040	2050	2008 to 2050 Change* Numeric	Percent
Jobs	**408**	**408**	**408**	**422**	**458**	**50**	**12%**
Civilian Jobs	408	408	408	422	458	50	12%
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	**71,880**	**71,880**	**71,880**	**71,880**	**71,880**	**0**	**0%**
Developed Acres	**9,414**	**10,184**	**10,639**	**10,655**	**11,089**	**1,676**	**18%**
Low Density Single Family	1,010	1,771	2,206	2,218	2,719	1,708	169%
Single Family	347	357	377	381	393	46	13%
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	24	24	24	24	24	0	0%
Commercial/Services	224	224	224	224	226	2	1%
Office	0	0	0	0	0	0	0%
Schools	32	32	32	32	32	0	0%
Roads and Freeways	2,070	2,070	2,070	2,070	2,070	0	0%
Agricultural and Extractive[2]	1,371	1,371	1,371	1,371	1,291	-81	-6%
Parks and Military Use	4,335	4,335	4,335	4,335	4,335	0	0%
Vacant Developable Acres	**4,468**	**3,698**	**3,242**	**3,226**	**2,792**	**-1,676**	**-38%**
Low Density Single Family	4,400	3,640	3,204	3,193	2,772	-1,628	-37%
Single Family	65	55	35	31	19	-46	-70%
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	3	3	3	2	1	-2	-67%
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	**57,998**	**57,998**	**57,998**	**57,998**	**57,998**	**0**	**0%**
Employment Density[3]	**1.5**	**1.5**	**1.5**	**1.5**	**1.6**	**0.2**	**11%**
Residential Density[4]	**0.5**	**0.3**	**0.3**	**0.3**	**0.3**	**-0.2**	**-42%**

GROWTH TRENDS IN JOBS
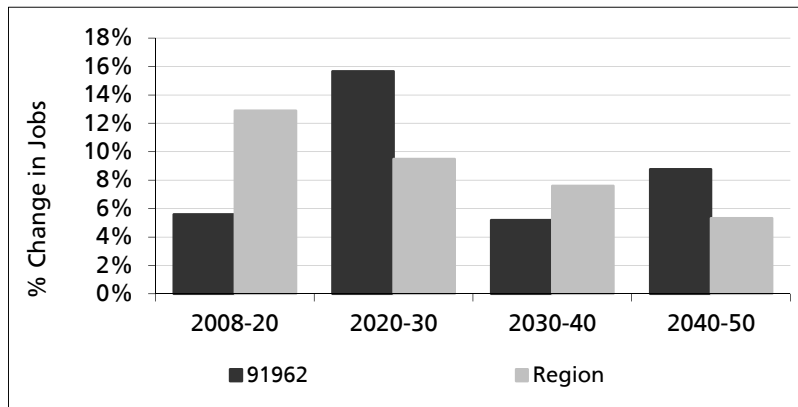
Notes:

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).

Source: Final Series 12 - 2050 Regional Growth Forecast
SANDAG
www.sandag.org

Adopted October 2011
91962
Page 3 of 3