



Demographic and Socioeconomic Profile 2010

CPA: Eastern Area

Population by Race

	Population	Percent
Total Population	37,431	100%
Hispanic	12,367	33%
White	11,322	30%
Black	6,101	16%
Asian	6,038	16%
Two or More	1,199	3%
Pacific Islander	194	1%
American Indian	110	<1%
Other	100	<1%

Source: SANDAG, Current Estimates (2010)

Population by Age and Sex

	Total	Male	Female	Percent Female
Total Population	37,431	18,846	18,585	50%
Under 5	2,908	1,551	1,357	47%
5 to 9	2,474	1,237	1,237	50%
10 to 14	2,350	1,310	1,040	44%
15 to 17	1,511	830	681	45%
18 and 19	1,003	490	513	51%
20 to 24	3,827	1,887	1,940	51%
25 to 29	3,586	1,898	1,688	47%
30 to 34	2,889	1,419	1,470	51%
35 to 39	2,654	1,400	1,254	47%
40 to 44	2,453	1,271	1,182	48%
45 to 49	2,321	1,203	1,118	48%
50 to 54	2,291	1,102	1,189	52%
55 to 59	2,040	1,012	1,028	50%
60 and 61	626	289	337	54%
62 to 64	823	369	454	55%
65 to 69	1,061	535	526	50%
70 to 74	743	329	414	56%
75 to 79	603	245	358	59%
80 to 84	586	199	387	66%
85 and Older	682	270	412	60%
Under 18	9,243	4,928	4,315	47%
65 and older	3,675	1,578	2,097	57%
Median	31.8	30.8	32.8	

Source: SANDAG, Current Estimates (2010)

Population by Marital Status

	Number	Percent
Total population age 15 and over	29,699	100%
Never Married	12,275	41%
Married, excluding separated	12,190	41%
Separated	719	2%
Widowed	2,014	7%
Divorced	2,501	8%

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	37,431	100%
Household	36,929	99%
Group Quarters - Other	502	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.	37,431	12,367	11,322	6,101	110	6,038	194	100	1,199
Under 5	2,908	1,274	505	537	12	337	21	16	206
5 to 9	2,474	1,186	302	456	9	347	14	11	149
10 to 14	2,350	1,034	325	443	7	414	16	10	101
15 to 17	1,511	643	207	324	4	249	8	4	72
18 and 19	1,003	445	169	193	2	151	8	1	34
20 to 24	3,827	1,339	1,215	531	7	555	26	8	146
25 to 29	3,586	1,196	1,054	520	14	645	14	8	135
30 to 34	2,889	993	888	439	6	445	16	3	99
35 to 39	2,654	951	761	341	5	524	13	3	56
40 to 44	2,453	788	853	344	6	402	14	6	40
45 to 49	2,321	718	782	399	6	358	7	12	39
50 to 54	2,291	532	936	405	11	362	10	2	33
55 to 59	2,040	365	878	350	9	392	10	6	30
60 and 61	626	105	266	109	2	132	2	1	9
62 to 64	823	154	384	117	5	149	5	0	9
65 to 69	1,061	184	499	170	2	188	2	0	16
70 to 74	743	144	303	147	1	136	3	1	8
75 to 79	603	108	246	117	1	119	2	3	7
80 to 84	586	101	324	85	1	70	2	1	2
85 and Older	682	107	425	74	0	63	1	4	8
Under 18	9,243	4,137	1,339	1,760	32	1,347	59	41	528
65 and older	3,675	644	1,797	593	5	576	10	9	41
Median		26.1	41.4	30.5	30.0	33.6	26.4	25.0	21.3

Source: SANDAG, Current Estimates (2010)

Language Spoken at Home and Ability to Speak English

	Number	Percent
Total population age 5 and over	34,523	100%
Speak Only English	20,148	58%
Speak Spanish:	7,395	21%
Speak English "well" or "very well"	5,838	17%
Speak English "not well" or "not at all"	1,557	5%
Speak Asian/Pacific Island language:	5,295	15%
Speak English "well" or "very well"	3,191	9%
Speak English "not well" or "not at all"	2,104	6%
Speak other language:	1,685	4%
Speak English "well" or "very well"	1,500	4%
Speak English "not well" or "not at all"	185	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	23,358	100%
Less than 9th grade	2,526	11%
9th through 12th grade, no diploma	2,120	9%
High school grad (incl. equivalency)	5,940	25%
Some college, no degree	5,509	24%
Associate degree	1,766	8%
Bachelor's degree	3,761	16%
Master's degree	1,150	5%
Professional school degree	240	1%
Doctorate degree	346	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	35,626	100%	---	---	---	---
Enrolled in school	11,891	33%	10,320	29%	1,571	4%
Nursery / Preschool	732	6%	482	5%	250	16%
Kindergarten to grade 4	2,640	22%	2,502	24%	138	9%
Grade 5 to grade 8	2,035	17%	1,981	19%	54	3%
Grade 9 to grade 12	2,149	18%	2,030	20%	119	8%
College, undergraduate	3,604	30%	3,064	30%	540	34%
Graduate or Professional school	731	6%	261	3%	470	30%
Not enrolled in school	23,735	67%	---	---	---	---

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	13,090	100%	4,536	100%	8,554	100%
Family Households:	8,025	61%	4,536	100%	3,489	41%
Married couple family	5,117	39%	2,697	59%	2,420	28%
Other family:	2,908	22%	1,839	41%	1,069	12%
Male householder, no wife	826	6%	476	10%	350	4%
Female householder, no husband	2,082	16%	1,363	30%	719	8%
Nonfamily households:	5,065	39%	0	0%	5,065	59%
Householder living alone	3,376	26%	----	----	----	----
Other nonfamily households	1,689	13%	----	----	----	----

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	13,651	100%	13090	561	4%	2.82
Single family (detached)	7,099	52%	6,731	368	5%	2.99
Single family (attached)	1,143	8%	1,112	31	3%	3.04
2 to 4 units	899	7%	872	27	3%	2.61
5 to 9 units	876	6%	847	29	3%	2.64
10 or more units	3,193	23%	3,090	103	3%	2.53
Mobile home and Other	441	3%	438	3	1%	2.54

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	7,001	100%
Less than \$150,000	760	11%
\$150,000 to \$199,999	395	6%
\$200,000 to \$249,999	510	7%
\$250,000 to \$299,999	642	9%
\$300,000 to \$399,999	1,740	25%
\$400,000 to \$499,999	1,993	28%
\$500,000 to \$749,999	856	12%
\$750,000 to \$999,999	67	1%
\$1,000,000 or more	38	1%

Median Value **\$368,278**

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	13,651	100%
2005 or Later	156	1%
2000 to 2004	207	2%
1990 to 1999	853	6%
1980 to 1989	2,031	15%
1970 to 1979	1,994	15%
1960 to 1969	1,563	11%
1950 to 1959	4,442	33%
1940 to 1949	1,840	13%
1939 or earlier	565	4%

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	13,090	100%	6,089	100%	7,001	100%
1.00 occupant housing per room or less	12,061	92%	5,356	88%	6,705	96%
1.01 to 1.50 occupants per room	814	6%	536	9%	278	4%
1.51 to 2.00 occupants per room	205	2%	187	3%	18	<1%
2.01 or more occupants per room	10	<1%	10	<1%	0	0%

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	6,089	100%
Less than \$500	394	6%
\$500 to \$599	242	4%
\$600 to \$699	182	3%
\$700 to \$799	540	9%
\$800 to \$899	615	10%
\$900 to \$999	556	9%
\$1,000 to \$1,249	1,325	22%
\$1,250 to \$1,499	955	16%
\$1,500 to \$1,999	905	15%
\$2,000 or more	144	2%
No cash rent	231	4%
Median contract rent	\$1,097	

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	6,089	100%
Less than 20 percent	826	14%
20.0 to 24.9 percent	551	9%
25.0 to 29.9 percent	667	11%
30.0 to 34.9 percent	501	8%
35.0 to 39.9 percent	427	7%
40.0 to 49.9 percent	771	13%
50.0 percent or more	1,898	31%
Not computed	448	7%

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	13,090	100%
No vehicle	1,063	8%
1 vehicle	4,662	36%
2 vehicles	4,842	37%
3 vehicles	1,686	13%
4 or more vehicles	837	6%

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	16,866	100%
Worked in state of residence	16,797	100%
Worked in county of residence	16,557	98%
Worked outside county of residence	240	1%
Worked outside state of residence	69	<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	29,190	100%	14,456	50%	14,734	50%
In labor force	19,149	66%	10,323	54%	8,826	46%
Armed forces	731	4%	673	92%	58	8%
Civilian (employed)	16,430	86%	8,484	52%	7,946	48%
Civilian (unemployed)	1,988	10%	1,166	59%	822	41%
Not in labor force	10,041	34%	4,133	41%	5,908	59%
Pct. of civilian labor force unemployed	10.8%		12.1%		9.4%	

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	16,866	100%
Car, truck or van:	14,920	88%
Drove Alone	13,101	78%
Carpooled	1,819	11%
Public Transportation:	794	5%
Bus	783	5%
Trolley / Streetcar	11	<1%
Railroad	0	0%
Other public transportation	0	0%
Motorcycle	61	<1%
Bicycle	60	<1%
Walked	362	2%
Other means	56	<1%
Worked at home	613	4%

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	16,866	100%
Did not work at home	16,253	96%
Less than 10 minutes	1,170	7%
10 to 19 minutes	4,737	28%
20 to 29 minutes	5,261	31%
30 to 44 minutes	3,213	19%
45 to 59 minutes	751	4%
60 to 89 minutes	773	5%
90 minutes or more	348	2%
Worked at home	613	4%
Average time to work (minutes)	29	--

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+	16,075	100%
Agriculture, forestry, mining	27	<1%
Utilities	192	1%
Construction	921	6%
Manufacturing	1,670	10%
Wholesale trade	435	3%
Retail trade	1,732	11%
Transportation & warehousing	562	3%
Information & communications	388	2%
Finance, insurance, & real estate	896	6%
Professional, scientific, management, administration	1,066	7%
Educational, social, & health services	2,871	18%
Art, entertainment, recreation, accommodations, food	2,200	14%
Other services	1,200	7%
Public administration	1,915	12%

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+	16,075	100%
Management, professional & related:	4,845	30%
Management (incl. farm managers)	1,180	7%
Business & financial	447	3%
Computer & mathematical	433	3%
Architecture & engineering	356	2%
Life, physical & social science	132	1%
Community & social service	265	2%
Legal	101	1%
Education, training, & library	1,001	6%
Art, entertainment, sports & media	437	3%
Healthcare practitioners	493	3%
Service:	3,565	22%
Healthcare support	375	2%
Protective service	146	1%
Food preparation & serving	1,231	8%
Building & grounds cleaning / maintenance	941	6%
Personal care & service	872	5%
Sales & office	3,983	25%
Farming, fishing & forestry	26	<1%
Construction, extraction & maintenance	1,569	10%
Production, transport & material moving	2,087	13%

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

Household Income

	Number	Percent
Total Households	13,090	100%
Less than \$15,000	1,680	13%
\$15,000 to \$29,999	2,462	19%
\$30,000 to \$44,999	1,996	15%
\$45,000 to \$59,999	1,935	15%
\$60,000 to \$74,999	1,352	10%
\$75,000 to \$99,999	1,791	14%
\$100,000 to \$124,999	1,140	9%
\$125,000 to \$149,999	259	2%
\$150,000 to \$199,999	305	2%
\$200,000 or more	170	1%
Median Income	\$48,155	--

Source: SANDAG, Current Estimates (2010)

Earnings and Income

	Number	Percent
Total households	13,090	100%
With earnings	10,380	79%
With wage and salary income	9,987	76%
With self-employment income	1,502	11%
With interest, dividend, or net rental income	2,068	16%
With Social Security income	2,923	22%
With Supplemental Security income	490	4%
With public assistance income	528	4%
With retirement income	1,868	14%
With other types of income	1,877	14%

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	37,334	100%
Under .50	2,711	7%
.50 to .99	3,457	9%
1.00 to 1.24	1,983	5%
1.25 to 1.49	2,349	6%
1.50 to 1.84	2,857	8%
1.85 to 1.99	872	2%
2.00 and over	23,105	62%

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	37,334	100%
Above Poverty	31,166	83%
Below Poverty	6,168	17%

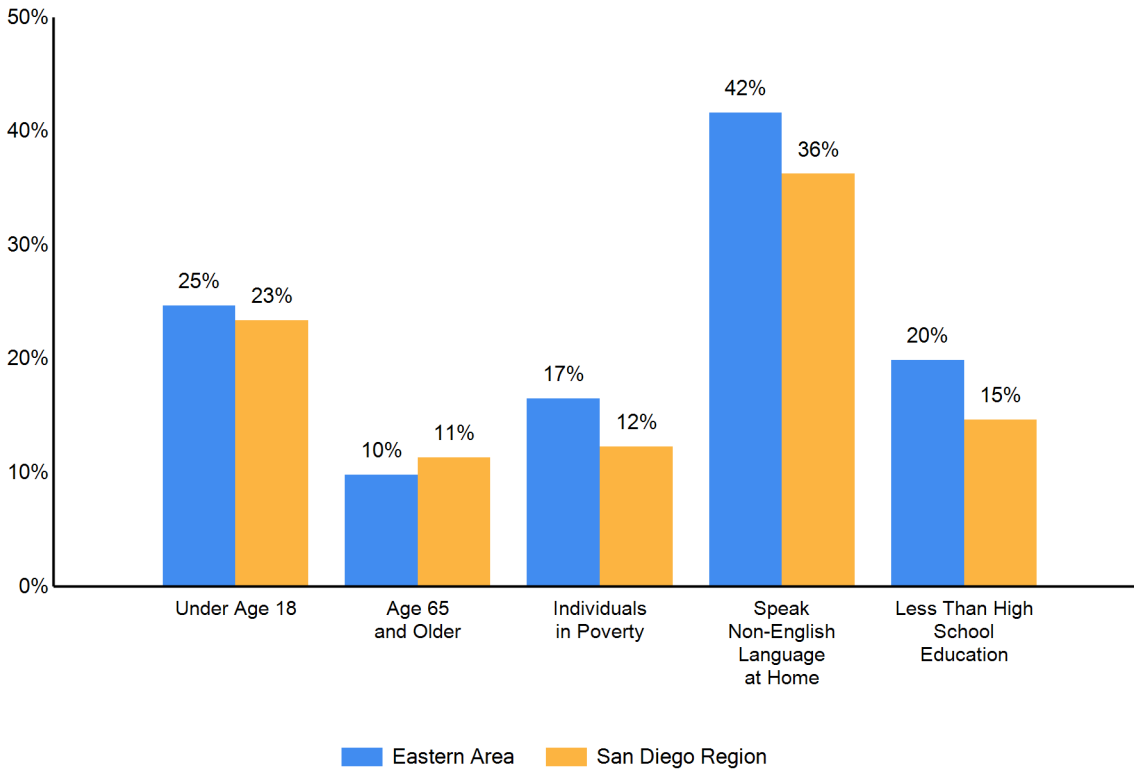
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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	8,025	4,536	3,489	7,002	3,652	3,350	1,023	884	139
Married couple family	5,117	2,697	2,420	4,760	2,415	2,345	357	282	75
Male householder, no wife present	826	476	350	704	391	313	122	85	37
Female householder, no husband present	2,082	1,363	719	1,538	846	692	544	517	27

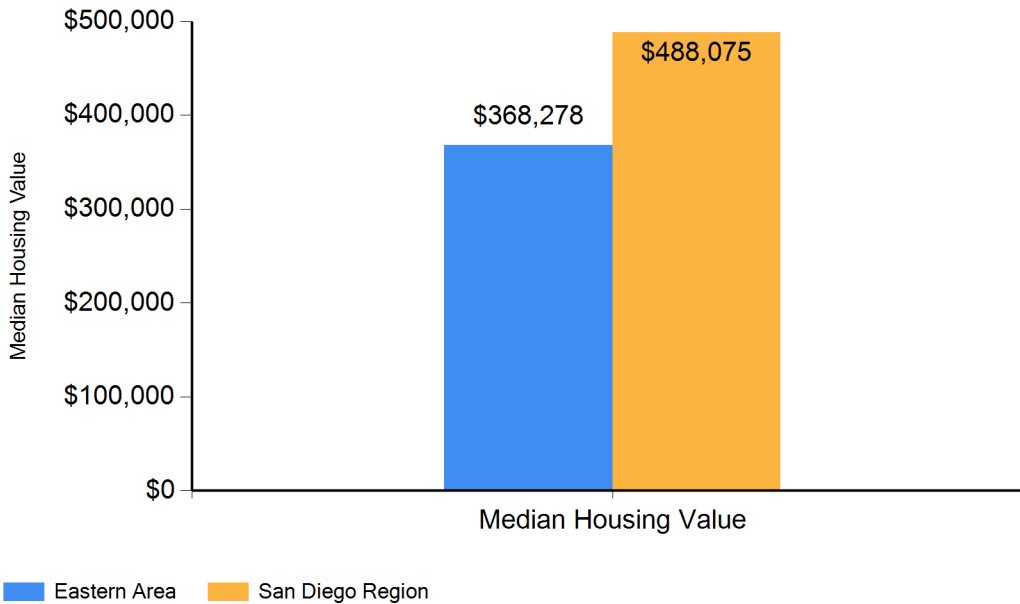
Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B17010

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