



**Population by Race**

	Population	Percent
<b>Total Population</b>	<b>29,655</b>	<b>100%</b>
White	24,359	82%
Hispanic	2,488	8%
Asian	1,670	6%
Two or More	817	3%
Black	157	1%
Other	98	<1%
Pacific Islander	34	<1%
American Indian	32	<1%

Source: SANDAG, Current Estimates (2010)

**Population by Age and Sex**

	Total	Male	Female	Percent Female
<b>Total Population</b>	<b>29,655</b>	<b>14,279</b>	<b>15,376</b>	<b>52%</b>
Under 5	1,206	641	565	47%
5 to 9	1,404	722	682	49%
10 to 14	1,497	750	747	50%
15 to 17	963	471	492	51%
18 and 19	353	188	165	47%
20 to 24	1,171	646	525	45%
25 to 29	1,699	870	829	49%
30 to 34	1,532	769	763	50%
35 to 39	1,546	724	822	53%
40 to 44	1,778	827	951	53%
45 to 49	2,139	1,055	1,084	51%
50 to 54	2,242	1,117	1,125	50%
55 to 59	2,044	990	1,054	52%
60 and 61	876	396	480	55%
62 to 64	1,334	608	726	54%
65 to 69	2,042	976	1,066	52%
70 to 74	1,532	715	817	53%
75 to 79	1,351	598	753	56%
80 to 84	1,350	600	750	56%
85 and Older	1,596	616	980	61%
Under 18	5,070	2,584	2,486	49%
65 and older	7,871	3,505	4,366	55%
<b>Median</b>	<b>48.9</b>	<b>47.5</b>	<b>50.3</b>	

Source: SANDAG, Current Estimates (2010)

## Population by Marital Status

	Number	Percent
<b>Total population age 15 and over</b>	<b>25,548</b>	<b>100%</b>
Never Married	6,200	24%
Married, excluding separated	14,790	58%
Separated	151	<1%
Widowed	1,557	6%
Divorced	2,850	11%

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
<b>Total population</b>	<b>29,655</b>	<b>100%</b>
Household	29,174	98%
Group Quarters - Other	481	2%
Group Quarters - College	0	0%
Group Quarters - Military	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
<b>Total Pop.</b>	<b>29,655</b>	<b>2,488</b>	<b>24,359</b>	<b>157</b>	<b>32</b>	<b>1,670</b>	<b>34</b>	<b>98</b>	<b>817</b>
Under 5	1,206	137	880	7	0	62	1	10	109
5 to 9	1,404	194	1,011	2	1	62	0	9	125
10 to 14	1,497	211	1,086	10	2	71	1	14	102
15 to 17	963	119	743	3	1	44	0	8	45
18 and 19	353	53	260	0	0	22	0	4	14
20 to 24	1,171	149	847	11	1	116	3	3	41
25 to 29	1,699	150	1,350	11	4	124	3	7	50
30 to 34	1,532	167	1,212	8	6	99	8	3	29
35 to 39	1,546	181	1,178	13	1	115	1	7	50
40 to 44	1,778	189	1,379	14	4	134	2	4	52
45 to 49	2,139	201	1,707	9	1	164	2	11	44
50 to 54	2,242	157	1,898	14	4	125	0	9	35
55 to 59	2,044	147	1,725	17	3	113	4	3	32
60 and 61	876	57	731	11	2	63	1	1	10
62 to 64	1,334	55	1,211	5	0	48	1	0	14
65 to 69	2,042	98	1,811	9	0	96	0	0	28
70 to 74	1,532	70	1,378	2	1	63	3	1	14
75 to 79	1,351	59	1,208	3	0	71	2	0	8
80 to 84	1,350	49	1,240	5	1	43	0	3	9
85 and Older	1,596	45	1,504	3	0	35	2	1	6
Under 18	5,070	661	3,720	22	4	239	2	41	381
65 and older	7,871	321	7,141	22	2	308	7	5	65
<b>Median</b>		<b>36.8</b>	<b>51.4</b>	<b>44.8</b>	<b>40.0</b>	<b>44.5</b>	<b>40.0</b>	<b>25.7</b>	<b>21.6</b>

Source: SANDAG, Current Estimates (2010)

## Language Spoken at Home and Ability to Speak English

	Number	Percent
<b>Total population age 5 and over</b>	<b>28,449</b>	<b>100%</b>
Speak Only English	23,021	81%
Speak Spanish:	1,890	7%
Speak English "well" or "very well"	1,809	6%
Speak English "not well" or "not at all"	81	<1%
Speak Asian/Pacific Island language:	1,048	4%
Speak English "well" or "very well"	910	3%
Speak English "not well" or "not at all"	138	<1%
Speak other language:	2,490	8%
Speak English "well" or "very well"	2,349	8%
Speak English "not well" or "not at all"	141	0%

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B16004

## Educational Attainment

	Number	Percent
<b>Total population age 25 and older</b>	<b>23,061</b>	<b>100%</b>
Less than 9th grade	158	1%
9th through 12th grade, no diploma	252	1%
High school grad (incl. equivalency)	1,756	8%
Some college, no degree	3,294	14%
Associate degree	1,005	4%
Bachelor's degree	7,807	34%
Master's degree	3,757	16%
Professional school degree	3,140	14%
Doctorate degree	1,892	8%

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
<b>Total population age 3 and older</b>	<b>28,961</b>	<b>100%</b>	---	---	---	---
Enrolled in school	6,303	22%	4,195	14%	2,108	7%
Nursery / Preschool	543	9%	86	2%	457	22%
Kindergarten to grade 4	1,635	26%	1,086	26%	549	26%
Grade 5 to grade 8	1,178	19%	889	21%	289	14%
Grade 9 to grade 12	1,186	19%	884	21%	302	14%
College, undergraduate	1,131	18%	892	21%	239	11%
Graduate or Professional school	630	10%	358	9%	272	13%
Not enrolled in school	22,658	78%	---	---	---	---

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
<b>Total households</b>	<b>13,169</b>	<b>100%</b>	<b>3,021</b>	<b>100%</b>	<b>10,148</b>	<b>100%</b>
Family Households:	7,956	60%	3,021	100%	4,935	49%
Married couple family	6,873	52%	2,444	81%	4,429	44%
Other family:	1,083	8%	577	19%	506	5%
Male householder, no wife	401	3%	173	6%	228	2%
Female householder, no husband	682	5%	404	13%	278	3%
Nonfamily households:	5,213	40%	0	0%	5,213	51%
Householder living alone	4,205	32%	----	----	----	----
Other nonfamily households	1,008	8%	----	----	----	----

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
<b>Total Housing Units</b>	<b>15,336</b>	<b>100%</b>	<b>13169</b>	<b>2,167</b>	<b>14%</b>	<b>2.22</b>
Single family (detached)	8,696	57%	7,868	828	10%	2.39
Single family (attached)	2,353	15%	2,050	303	13%	2.28
2 to 4 units	989	6%	790	199	20%	1.72
5 to 9 units	541	4%	433	108	20%	1.82
10 or more units	2,757	18%	2,028	729	26%	1.75
Mobile home and Other	0	0%	0	0	0%	0.00

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B25024

## Housing Value

	Number	Percent
<b>Total Owner-Occupied Units</b>	<b>9,027</b>	<b>100%</b>
Less than \$150,000	144	2%
\$150,000 to \$199,999	87	1%
\$200,000 to \$249,999	70	1%
\$250,000 to \$299,999	45	<1%
\$300,000 to \$399,999	131	1%
\$400,000 to \$499,999	223	2%
\$500,000 to \$749,999	670	7%
\$750,000 to \$999,999	1,692	19%
\$1,000,000 or more	5,965	66%

**Median Value**                    **\$1,242,879**

Source: SANDAG, constructed from U.S. Census Bureau's American Community Survey 2010 5-year file, Table B25075

## Year Structure Built

	Number	Percent
<b>Total Housing units</b>	<b>15,340</b>	<b>100%</b>
2005 or Later	588	4%
2000 to 2004	707	5%
1990 to 1999	774	5%
1980 to 1989	1,349	9%
1970 to 1979	3,522	23%
1960 to 1969	3,021	20%
1950 to 1959	2,900	19%
1940 to 1949	1,235	8%
1939 or earlier	1,244	8%

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
<b>Total occupied housing units</b>	<b>13,169</b>	<b>100%</b>	<b>4,142</b>	<b>100%</b>	<b>9,027</b>	<b>100%</b>
1.00 occupant housing per room or less	13,110	100%	4,118	99%	8,992	100%
1.01 to 1.50 occupants per room	27	<1%	13	<1%	14	<1%
1.51 to 2.00 occupants per room	32	<1%	11	<1%	21	<1%
2.01 or more occupants per room	0	0%	0	0%	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
<b>Total Units</b>	<b>4,142</b>	<b>100%</b>
Less than \$500	76	2%
\$500 to \$599	28	1%
\$600 to \$699	65	2%
\$700 to \$799	70	2%
\$800 to \$899	274	7%
\$900 to \$999	219	5%
\$1,000 to \$1,249	442	11%
\$1,250 to \$1,499	657	16%
\$1,500 to \$1,999	701	17%
\$2,000 or more	1,450	35%
No cash rent	160	4%
<b>Median contract rent</b>	<b>\$1,670</b>	

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
<b>Total Units</b>	<b>4,142</b>	<b>100%</b>
Less than 20 percent	1,253	30%
20.0 to 24.9 percent	433	10%
25.0 to 29.9 percent	335	8%
30.0 to 34.9 percent	302	7%
35.0 to 39.9 percent	249	6%
40.0 to 49.9 percent	556	13%
50.0 percent or more	772	19%
Not computed	242	6%

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
<b>Total Availability</b>	<b>13,169</b>	<b>100%</b>
No vehicle	573	4%
1 vehicle	4,144	31%
2 vehicles	5,936	45%
3 vehicles	1,745	13%
4 or more vehicles	771	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
<b>Total Workers</b>	<b>13,551</b>	<b>100%</b>
Worked in state of residence	13,399	99%
Worked in county of residence	13,126	97%
Worked outside county of residence	273	2%
Worked outside state of residence	152	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		
<b>Population age 16 and older</b>	<b>25,251</b>	<b>100%</b>	<b>12,009</b>	<b>48%</b>	<b>13,242</b>	<b>52%</b>
In labor force	14,214	56%	8,216	58%	5,998	42%
Armed forces	30	<1%	30	100%	0	0%
Civilian (employed)	13,481	95%	7,831	58%	5,650	42%
Civilian (unemployed)	703	5%	355	50%	348	50%
Not in labor force	11,037	44%	3,793	34%	7,244	66%
Pct. of civilian labor force unemployed	5.0%		4.3%		5.8%	

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
<b>Total Workers</b>	<b>13,551</b>	<b>100%</b>
Car, truck or van:	10,368	77%
Drove Alone	9,911	73%
Carpooled	457	3%
Public Transportation:	176	1%
Bus	176	1%
Trolley / Streetcar	0	0%
Railroad	0	0%
Other public transportation	0	0%
Motorcycle	84	1%
Bicycle	271	2%
Walked	639	5%
Other means	163	1%
Worked at home	1,850	14%

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
<b>Total Workers</b>	<b>13,551</b>	<b>100%</b>
Did not work at home	11,701	86%
Less than 10 minutes	1,660	12%
10 to 19 minutes	3,635	27%
20 to 29 minutes	3,966	29%
30 to 44 minutes	1,811	13%
45 to 59 minutes	237	2%
60 to 89 minutes	127	1%
90 minutes or more	265	2%
Worked at home	1,850	14%
<b>Average time to work (minutes)</b>	<b>25</b>	<b>--</b>

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
<b>Total employed civilian age 16+</b>	<b>13,514</b>	<b>100%</b>
Agriculture, forestry, mining	24	<1%
Utilities	68	1%
Construction	561	4%
Manufacturing	967	7%
Wholesale trade	584	4%
Retail trade	890	7%
Transportation & warehousing	137	1%
Information & communications	612	5%
Finance, insurance, & real estate	1,796	13%
Professional, scientific, management, administration	402	3%
Educational, social, & health services	3,036	22%
Art, entertainment, recreation, accommodations, food	843	6%
Other services	579	4%
Public administration	3,015	22%

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
<b>Total employed civilian age 16+</b>	<b>13,514</b>	<b>100%</b>
Management, professional & related:	8,997	67%
Management (incl. farm managers)	3,045	23%
Business & financial	1,025	8%
Computer & mathematical	411	3%
Architecture & engineering	341	3%
Life, physical & social science	570	4%
Community & social service	105	1%
Legal	922	7%
Education, training, & library	730	5%
Art, entertainment, sports & media	383	3%
Healthcare practitioners	1,465	11%
Service:	921	7%
Healthcare support	110	1%
Protective service	177	1%
Food preparation & serving	299	2%
Building & grounds cleaning / maintenance	64	<1%
Personal care & service	271	2%
Sales & office	2,844	21%
Farming, fishing & forestry	0	0%
Construction, extraction & maintenance	342	3%
Production, transport & material moving	410	3%

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

## Household Income

	Number	Percent
<b>Total Households</b>	<b>13,169</b>	<b>100%</b>
Less than \$15,000	705	5%
\$15,000 to \$29,999	788	6%
\$30,000 to \$44,999	1,057	8%
\$45,000 to \$59,999	946	7%
\$60,000 to \$74,999	929	7%
\$75,000 to \$99,999	1,378	10%
\$100,000 to \$124,999	1,420	11%
\$125,000 to \$149,999	1,022	8%
\$150,000 to \$199,999	1,310	10%
\$200,000 or more	3,614	27%
<b>Median Income</b>	<b>\$113,759</b>	<b>--</b>

Source: SANDAG, Current Estimates (2010)

## Earnings and Income

	Number	Percent
<b>Total households</b>	<b>13,169</b>	<b>100%</b>
With earnings	9,631	73%
With wage and salary income	8,539	65%
With self-employment income	2,648	20%
With interest, dividend, or net rental income	7,503	57%
With Social Security income	4,604	35%
With Supplemental Security income	142	1%
With public assistance income	101	1%
With retirement income	2,955	22%
With other types of income	1,348	10%

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
<b>Total</b>	<b>29,482</b>	<b>100%</b>
Under .50	694	2%
.50 to .99	376	1%
1.00 to 1.24	379	1%
1.25 to 1.49	431	1%
1.50 to 1.84	482	2%
1.85 to 1.99	172	1%
2.00 and over	26,948	91%

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
<b>Total</b>	<b>29,482</b>	<b>100%</b>
Above Poverty	28,412	96%
Below Poverty	1,070	4%

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

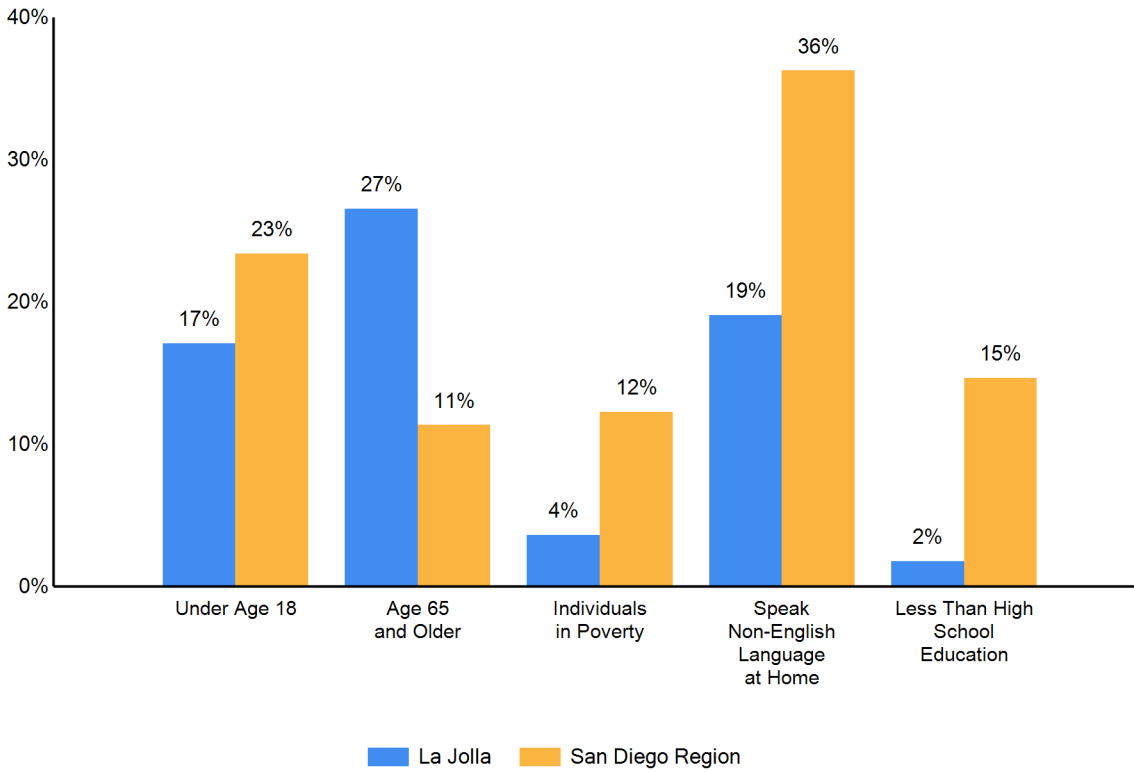
## Poverty Status of Families by Family Type and Presence of Related Children Under 18

	Total Families			Above Poverty			Below Poverty		
	Total	With Children	No Children	Total	With Children	No Children	Total	With Children	No Children
<b>Total Families</b>	<b>7,956</b>	<b>3,021</b>	<b>4,935</b>	<b>7,862</b>	<b>2,975</b>	<b>4,887</b>	<b>94</b>	<b>46</b>	<b>48</b>
Married couple family	6,873	2,444	4,429	6,811	2,416	4,395	62	28	34
Male householder, no wife present	401	173	228	401	173	228	0	0	0
Female householder, no husband present	682	404	278	650	386	264	32	18	14

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

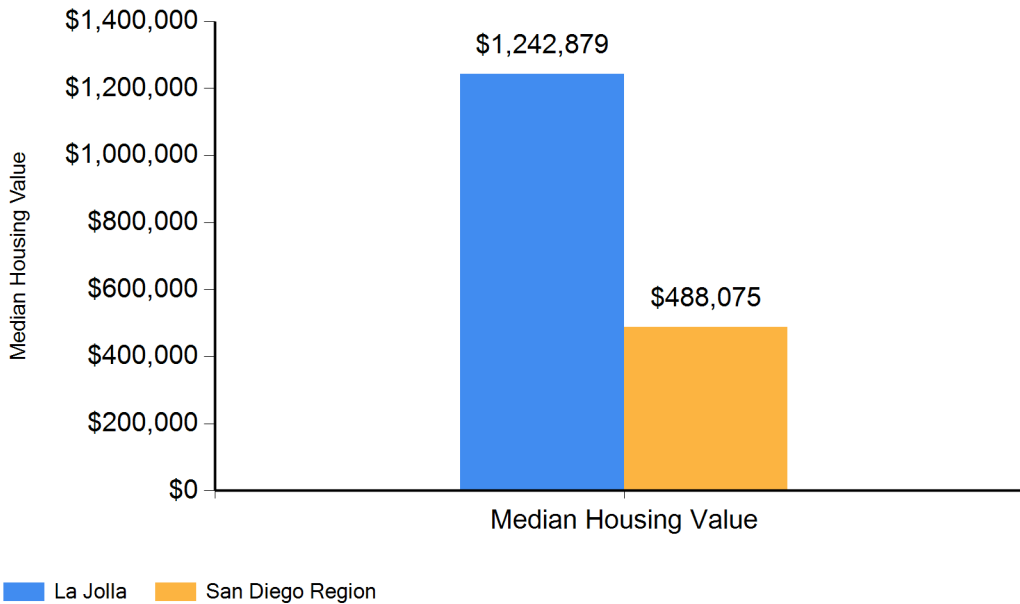


## Demographic and Socioeconomic Characteristics



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