

## **TECHNICAL APPENDIX 2**

### **REGIONAL POPULATION GROWTH FORECASTS**

---

#### **INTRODUCTION**

Since 1972, the San Diego Association of Governments (SANDAG) has produced long-range forecasts of population, housing, and employment that are used as a basic resource by elected officials, planners, academics, and the general public. Among other applications, the 2030 Regional Growth Forecast Update is the basis for the 2030 Regional Transportation Plan (RTP).

These forecasts represent the best assessment of the changes we can anticipate for the region and its communities based on the best available information and well-proven and verified computer models. The SANDAG forecasts are meant to help policy- and decision-makers prepare for the future and are not an expression for or against growth. The forecasts are developed through a collaborative effort with experts in demography, housing, the economy, and other disciplines, and the close cooperation of the local planning directors and their staffs.

#### **DISCUSSION**

The forecast process includes two iterative phases. First, a forecast for the entire region is produced, based largely on economic and demographic trends. As discussed below, the regional forecast also is affected by the amount of interregional commuting that occurs. The second phase allocates the regional forecast to jurisdictions and smaller geographic areas based on the region's general and community plans. The forecast allocation is influenced by land use and transportation policy decisions. Actions taken by one jurisdiction can affect not only that jurisdiction's forecast, but potentially others as well.

An important issue incorporated into the 2030 Regional Growth Forecast Update is the inclusion of assumptions regarding the increasing amounts of interregional commuting. To account for and estimate the future levels of this type of commuting, SANDAG utilizes a model in conjunction with the allocation phase of the forecast process. To support the region's anticipated job growth, an additional 99,400 housing units will be needed by 2030 for workers living outside the region's boundary.

However, it is important to emphasize that the one million more people are still coming, and the region still needs to plan accordingly. While the region's rate of population growth is slowing, the region is still growing and is projected to continue growing at a rate of approximately 1 percent per year.

The rise of interregional commuting has a relatively minor impact in terms of numbers, but is very significant with respect to future policy decisions. The 19 local jurisdictions, through their local land use authority, have the power to provide more and better housing opportunities for the region's residents.

As we plan for the future the forecasts provide a tool that can aid in the formulation of local and regional policies, as well as help to assess the results of implementing those policies. Quality of life can be improved, and tedious, long-distance commutes avoided simply by making smarter planning choices. This is integral to both the vision and the challenge of the Regional Comprehensive Plan (RCP).

The 2030 Regional Growth Forecast Update was accepted by the SANDAG Board of Directors in September 2006 for distribution, review, and use in planning and other studies.

The following tables (TA 2.1 through TA 2.3) present base year and forecasted population, housing, and employment data for the 19 local jurisdictions.

**Table TA 2.1—2030 Regional Growth Forecast Update Total Population by Jurisdiction**

	2004	2010	2020	2030	CHANGE (2004-2030)	
					NUMBER	PERCENT
<i>Jurisdictions</i>						
Carlsbad	92,695	109,611	119,095	127,046	34,351	37
Chula Vista	208,675	248,174	289,304	316,445	107,770	52
Coronado	26,591	27,512	29,738	31,038	4,447	17
Del Mar	4,543	4,661	5,138	5,497	954	21
El Cajon	97,670	100,919	105,214	112,008	14,338	15
Encinitas	62,463	65,358	68,030	73,170	10,707	17
Escondido	140,328	148,630	158,494	169,929	29,601	21
Imperial Beach	27,799	28,331	32,590	36,125	8,326	30
La Mesa	56,007	59,920	60,686	64,522	8,515	15
Lemon Grove	25,590	27,163	28,859	31,175	5,585	22
National City	56,018	59,905	69,104	74,241	18,223	33
Oceanside	172,866	186,785	196,482	207,237	34,371	20
Poway	50,534	51,833	54,035	57,474	6,940	14
San Diego	1,295,147	1,365,130	1,514,336	1,656,257	361,110	28
San Marcos	66,850	82,608	90,026	95,553	28,703	43
Santee	54,084	62,031	66,668	72,115	18,031	33
Solana Beach	13,396	13,807	14,839	15,761	2,365	18
Vista	94,030	98,182	106,075	115,768	21,738	23
Unincorporated	467,728	504,719	627,142	723,392	255,664	55
<b>Region</b>	<b>3,013,014</b>	<b>3,245,279</b>	<b>3,635,855</b>	<b>3,984,753</b>	<b>971,739</b>	<b>32</b>

SOURCE: SANDAG, 2030 Regional Growth Forecast Update

**Table TA 2.2—Total Housing Units by Jurisdiction**

	2004	2010	2020	2030	CHANGE (2004-2030)	
					NUMBER	PERCENT
<i>Jurisdictions</i>						
Carlsbad	39,287	45,757	48,558	49,899	10,612	27
Chula Vista	70,609	84,166	97,732	102,885	32,276	46
Coronado	9,450	9,502	9,690	9,796	346	4
Del Mar	2,511	2,531	2,544	2,546	35	1
El Cajon	35,429	35,908	37,423	38,155	2,726	8
Encinitas	24,521	25,227	26,054	27,066	2,545	10
Escondido	46,467	48,116	51,404	53,087	6,620	14
Imperial Beach	9,754	9,830	11,349	12,063	2,309	24
La Mesa	24,911	26,205	26,623	26,927	2,016	8
Lemon Grove	8,770	9,163	9,745	10,068	1,298	15
National City	15,158	15,722	18,481	19,108	3,950	26
Oceanside	62,767	66,686	69,832	70,428	7,661	12
Poway	16,183	16,671	17,326	17,747	1,564	10
San Diego	490,266	518,063	574,254	610,049	119,783	24
San Marcos	23,190	28,620	31,032	31,696	8,506	37
Santee	18,891	22,120	23,948	24,747	5,856	31
Solana Beach	6,473	6,539	6,697	6,728	255	4
Vista	30,169	30,911	33,507	34,947	4,778	16
Unincorporated	160,271	172,443	213,141	235,861	75,590	47
<b>Region</b>	<b>1,095,077</b>	<b>1,174,180</b>	<b>1,309,340</b>	<b>1,383,803</b>	<b>288,726</b>	<b>26</b>

SOURCE: SANDAG, 2030 Regional Growth Forecast Update

**Table TA 2.4—Total Employment by Jurisdiction**

	2004	2010	2020	2030	CHANGE (2004-2030)	
					NUMBER	PERCENT
<i>Jurisdictions</i>						
Carlsbad	54,347	59,970	68,690	78,784	24,437	45
Chula Vista	55,226	69,421	82,401	109,780	54,554	99
Coronado	33,708	33,935	34,041	34,043	335	1
Del Mar	4,335	4,414	4,543	4,627	292	7
El Cajon	46,139	47,710	50,150	52,713	6,574	14
Encinitas	25,012	26,444	29,099	30,992	5,980	24
Escondido	52,926	56,310	61,230	69,972	17,046	32
Imperial Beach	3,827	4,189	4,539	4,792	965	25
La Mesa	31,633	32,097	32,952	34,444	2,811	9
Lemon Grove	7,735	7,994	8,520	8,966	1,231	16
National City	27,755	28,214	28,956	30,418	2,663	10
Oceanside	39,850	45,209	55,434	70,143	30,293	76
Poway	28,702	32,365	37,357	42,009	13,307	46
San Diego	812,028	880,326	956,165	1,010,157	198,129	24
San Marcos	30,891	34,515	40,007	46,121	15,230	49
Santee	16,074	17,599	19,361	22,851	6,777	42
Solana Beach	9,416	9,968	10,107	10,185	769	8
Vista	39,331	44,170	51,716	58,373	19,042	48
Unincorporated	130,414	138,892	165,765	194,312	63,898	49
<b>Region</b>	<b>1,449,349</b>	<b>1,573,742</b>	<b>1,741,033</b>	<b>1,913,682</b>	<b>464,333</b>	<b>32</b>

SOURCE: SANDAG, 2030 Regional Growth Forecast Update