

III. Jurisdiction by Jurisdiction Forecast Results

The following tables, maps and graphs display the forecast results for each jurisdiction in the three-county region. Although forecast data is available in 5-year increments per the graphs and tables, the maps of each jurisdiction reflect the boundaries assumed for the 2000, 2010, 2020, and 2030 forecast periods. The intermediate forecast periods (2005, 2015, and 2025) are not displayed for simplicity sake. Growth in a jurisdiction can be the result of new development on vacant land, redevelopment within the jurisdiction or from annexation of unincorporated areas with existing population, housing units and employment.

Transportation Analysis Zone boundaries are based on existing Census Block Group Boundaries. Transportation Analysis Zone boundaries were not modified to accommodate differences between Transportation Analysis Zone, City and/or Sphere of Influence boundaries. As a result, the maps displayed in this document may show a larger area as part of a jurisdiction that differs from official jurisdictional boundaries.

The AMBAG Board of Directors adopted resource constrained population, housing units and total employment forecasts summarized at the jurisdiction level per the summaries in Tables 4-6. As such, the additional data displayed in this section and available at the Transportation Analysis Zone level are not official adopted forecasts. Users of this data are reminded of one of the common attributes that apply to all forecasts regarding accuracy: they are typically more accurate for larger areas, such as counties, and less accurate for smaller areas, such as Transportation Analysis Zones.

GRAPH 12

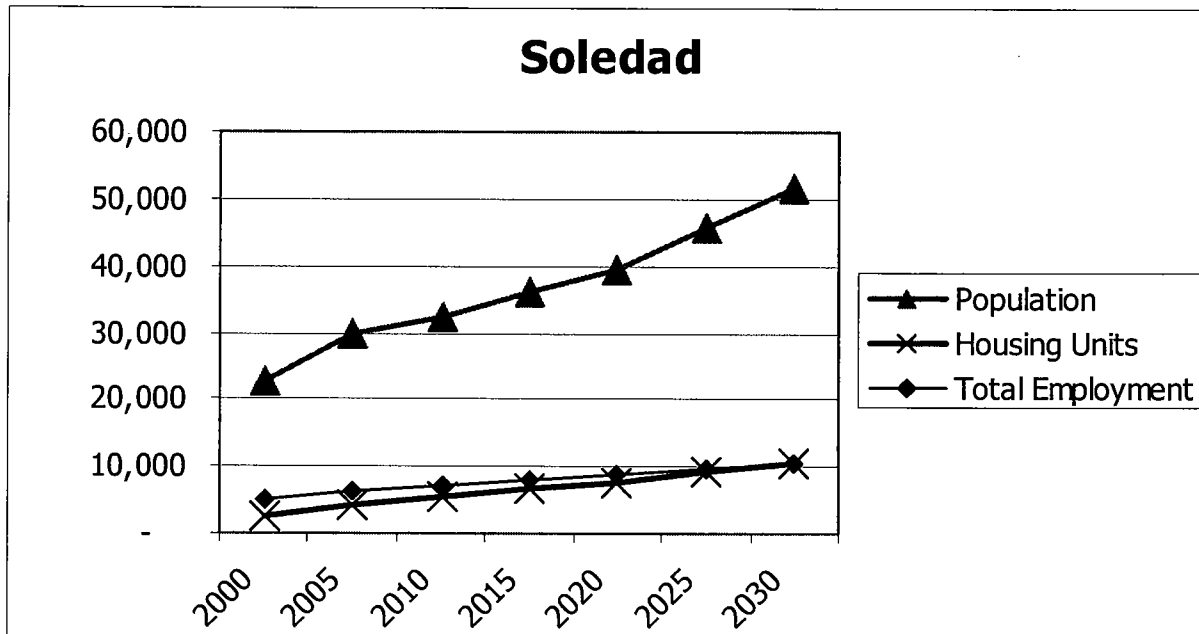


TABLE 18

Data	2000	2005	2010	2015	2020	2025	2030
Population	22,634	29,647	32,413	35,938	39,463	45,549	51,634
Housing Units	2,581	4,386	5,554	6,583	7,612	9,059	10,506
Total Employment	5,198	6,236	7,242	8,007	8,771	9,614	10,456
Construction Employment	21	57	87	109	130	146	162
Farm Employment	219	231	301	301	301	301	301
Government Employment	3,830	4,728	5,184	5,562	5,943	6,244	6,545
Industrial Employment	267	315	459	553	646	774	901
Retail Employment	468	469	677	811	944	1,027	1,110
Service Employment	393	436	534	671	807	1,122	1,437
Jobs-Housing Ratio	2.01	1.42	1.30	1.22	1.15	1.06	1.00

