

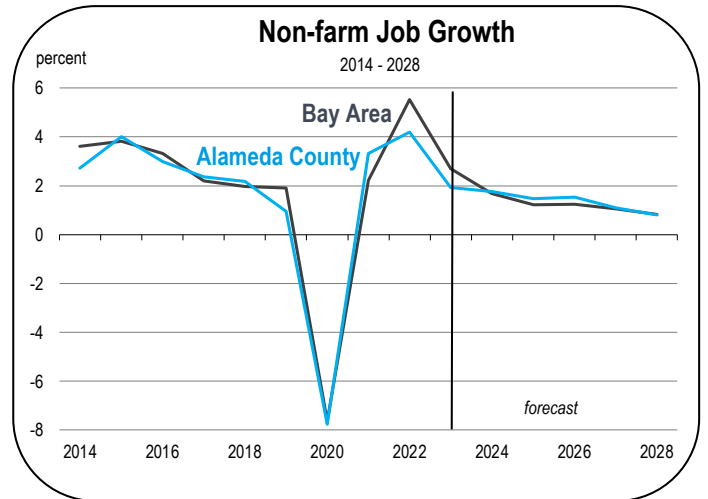
Alameda County Economic Forecast

Forecast Summary

- Approximately 32,800 non-farm jobs were gained in Alameda County during 2022.
- Employment gains were largest in leisure services, healthcare, manufacturing, and transportation.
- The unemployment rate averaged 3.3 percent in 2022. It is expected to average 3.6 percent in 2023 and 3.9 percent in 2024.
- The Alameda County population is expected to grow at approximately the same rate as the greater Bay Area average in 2023 and 2024. Thereafter, the county population will grow at a slower pace and hit negative growth towards the end of the forecast period primarily due to out-migration.
- Fewer homes will be built over the forecast period than were built during the previous 5 years.
- Home prices appreciated in 2022, rising 6.9 percent. Significantly higher mortgage rates are leading to home price depreciation in 2023. Alameda home prices are expected to fall 5.6 percent in 2023, and reverse in 2024. The median price in Alameda is slightly higher than the median price for the entire nine county Bay Area.

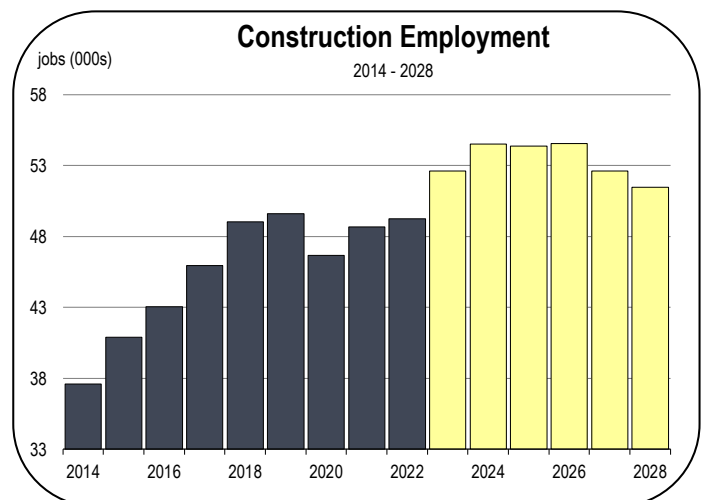
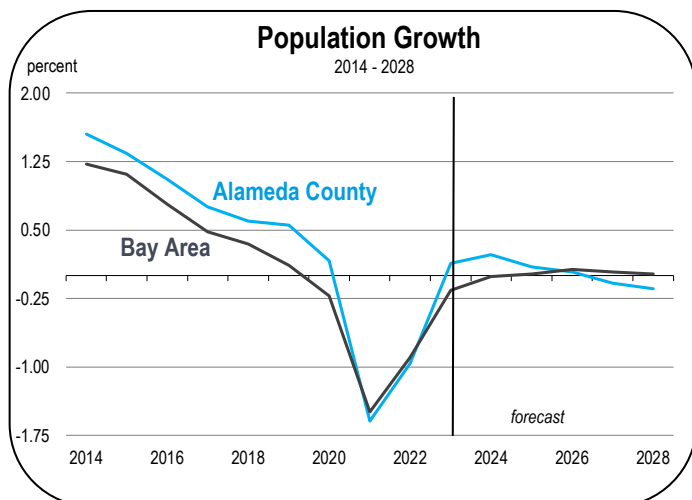
Job Growth

- Total employment in Alameda County rose by 4.2 percent in 2022 and is on track to increase 2.8 percent in 2023.
- Job growth in Alameda County will average 1.3 percent per year between 2024-2028.

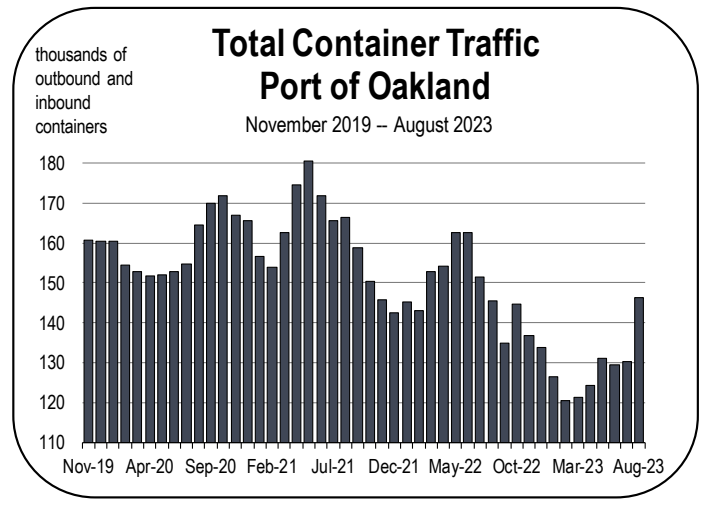
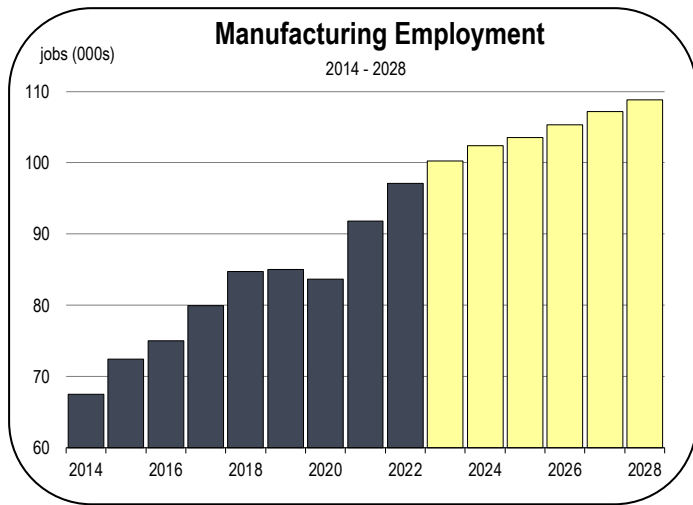


Construction Employment

- Construction employment grew 1.9 percent in 2022 and is on pace to increase 6.8 percent in 2023 represented by 3,350 new jobs. The projection for 2024 is 3.6 percent growth and 1,900 additional jobs.
- Expansion of construction jobs over the remainder of the forecast period will be limited due to less new development activity in the county. After a surge of new employment over the next year or two, a contraction in construction employment is forecast.



Alameda County Economic Forecast



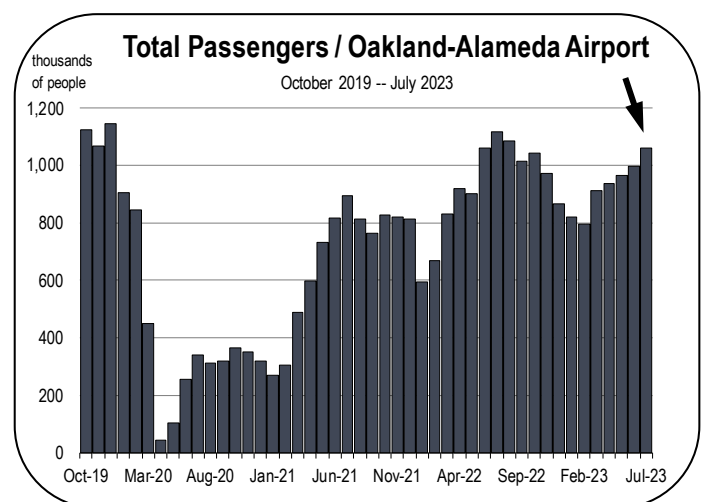
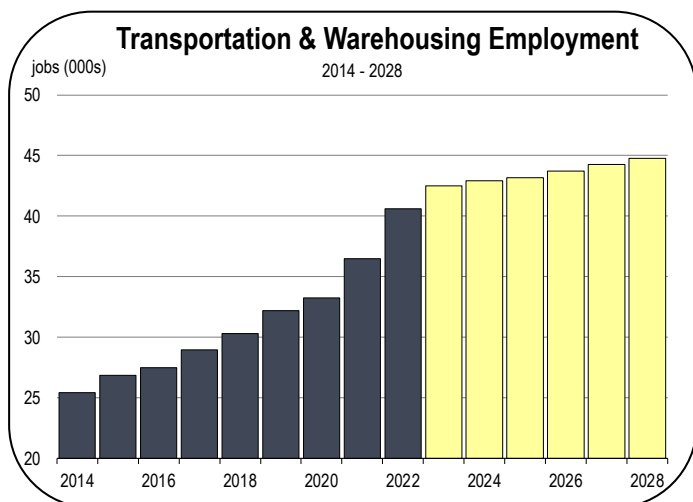
Manufacturing Employment

- Manufacturing employment grew by 5.7 percent in 2022, adding 5,280 jobs.
- Growth is expected to continue in 2023 at a rate of 3.2 percent and average 1.7 percent annual growth over the remainder of the forecast period due to the diversity of the advanced manufacturing sector in the County. Over 11,700 new manufacturing jobs are forecast for the 2023-2028 period.

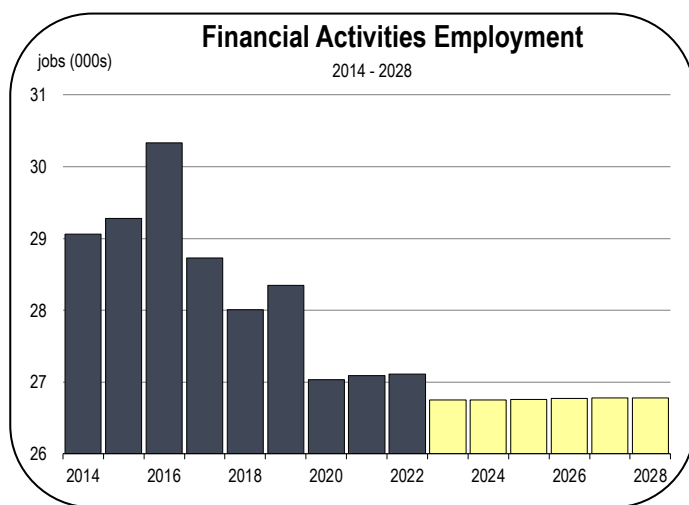
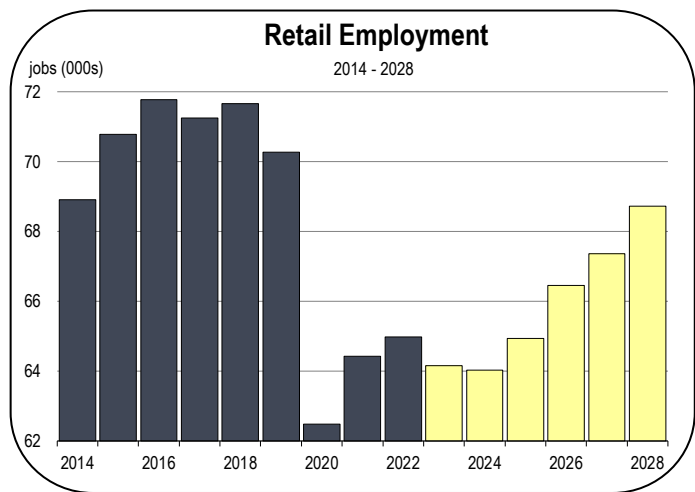
Transportation and Warehousing Employment

- Most transportation jobs in Alameda County are in trucking and warehousing, where firms deliver goods to and from the Port of Oakland and store these goods in logistics facilities.

- The year-long dockworkers strike ended in June 2023. The International Longshore and Warehouse Union ratified the new contract in August 2023. Container volumes declined in 2022 and the first half of 2023 as shippers avoided west coast ports and sent cargoes through the Panama Canal to east coast ports. Conditions are forecast to return to normal beginning in September 2023.
- A high share of Alameda County transportation jobs are in delivery firms like UPS and FedEx, at BART, and at Oakland International Airport.
- Transportation employment grew 11.2 percent with the addition of 4,100 jobs in 2022. An additional 1,900 new positions are expected in 2023. Over the forecast period the average annual growth rate will be 1.1 percent.



Alameda County Economic Forecast

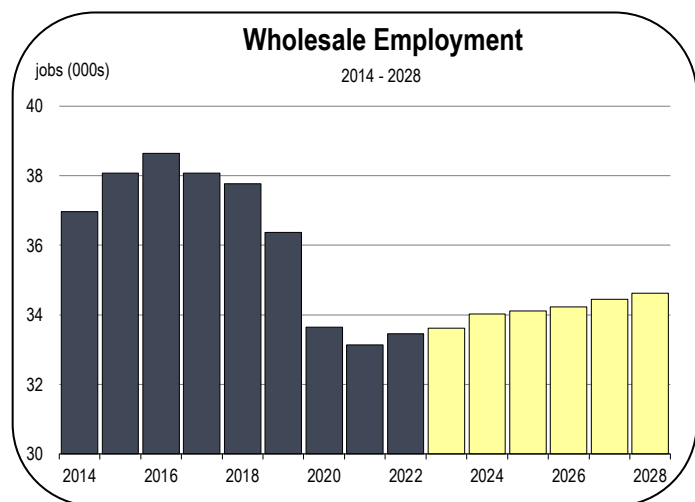


Retail Trade Employment

- The retail sector added 560 jobs in 2022, increasing employment by 0.9 percent.
- Retail employment is under pressure due to automation and the transition to online shopping. Consequently, the sector is on pace to contract by 800 jobs in 2023 and another 140 in 2024.
- Over the forecast period, there will be moderate average annual job growth of 1.4 percent resulting in over 4,500 new jobs between 2024 and 2028. Many of these jobs will support new retail space that is accompanying new apartment buildout at BART stations and at the Oakland and Alameda waterfront.

Wholesale Trade Employment

- Wholesale trade employment increased by 1.0 percent in 2022 with the gain of 320 new jobs.



- Employment growth is on pace in 2023 to grow 0.5 percent and will continue at an average annual rate of 0.6 percent over the duration of the forecast period resulting in over 1,150 new jobs between 2023-2028.
- Due to automation and the consolidation of distribution activities with warehousing and fulfillment centers, direct wholesale brokerage employment opportunities will likely be limited going forward.

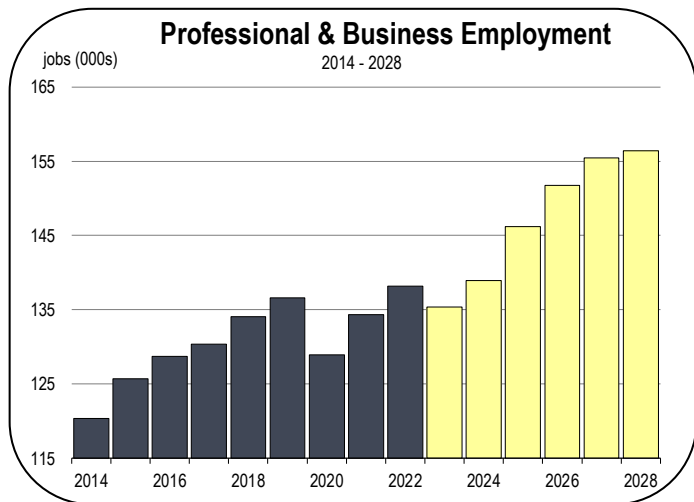
Financial Activities Employment

- Financial activities employment had minimal growth in 2022 of 0.1 percent. The overall continuation of the downward trend in total sector employment that has been in place since 2017 continues in 2023 with negative growth of 1.3 percent and the loss of 360 jobs.
- The sector stabilized over the remainder of the forecast period.
- Any growth of this sector will be concentrated in the real estate services sector.

Professional and Business Services Employment

- Employment in the professional and business services industry grew by 2.9 percent in 2022, adding 3,800 jobs.
- Forty-five percent of jobs in this sector are technology jobs in the scientific and technical consulting space. Another 13 percent are positions in management of corporations.

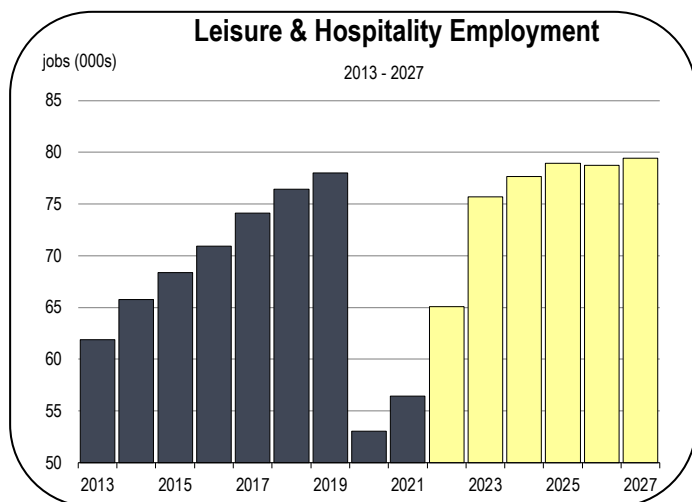
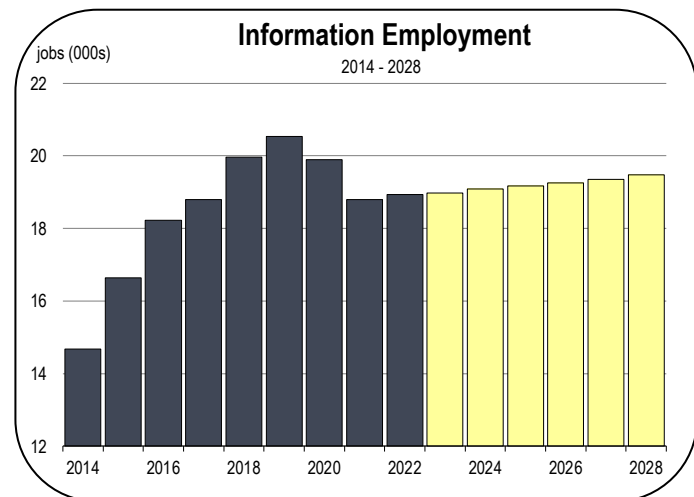
Alameda County Economic Forecast



- The industry will contract in 2023, losing 2,800 jobs, a 2.0 percent decrease, due principally to the layoffs that occurred in early 2023.
- The sector is forecast to generate new employment opportunities in 2024 and for the duration of the forecast period at an average annual growth rate of 2.9 percent culminating in over 21,000 new jobs. These job gains will represent the largest contribution amongst the employment sectors between 2024 and 2028.

Information Employment

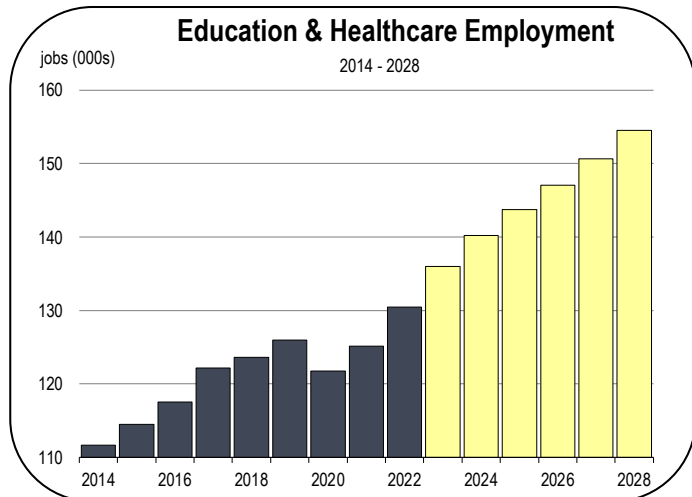
- In Alameda County, the information sector is dominated by software publishers like EMC Research, as well as data and Internet service companies like Pandora, headquartered in Oakland.
- Over the forecast period information services will be among the fastest growing industries in Alameda County, with virtually all growth occurring in software and Internet/data.
- Employment growth is expected to be stagnant in other subsectors, including telecommunications, movie theaters, and newspapers.
- The information employment sector added 150 jobs in 2022. The



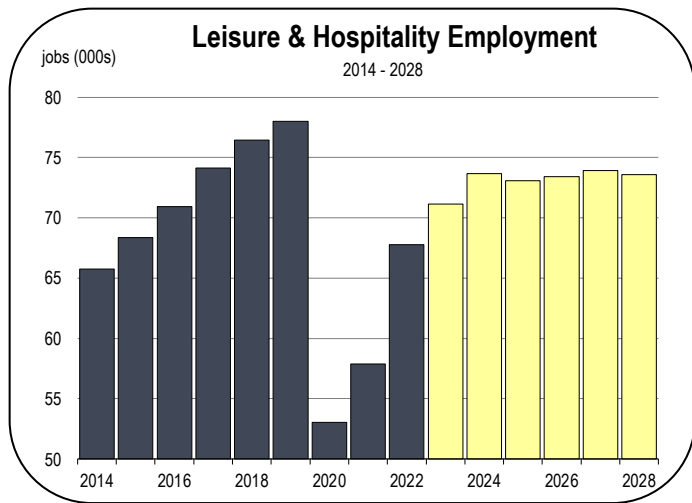
industry is on pace to gain 40 jobs in 2023 with job growth of 0.2 percent. The average annual growth rate is estimated to be 0.5 percent resulting in 500 new jobs over the forecast period.

Private Education and Healthcare Employment

- The private healthcare and education industries increased employment by 4.3 percent in 2022, adding 5,300 jobs.
- The sector is on pace in 2023 to increase employment 4.2 percent with the addition of 5,500 jobs.
- Among the largest employers in Alameda County are healthcare companies and/or hospitals: Alta Bates Summit Medical Center, Kaiser Permanente, UCSF Benioff Children’s Hospital, and Washington Hospital Healthcare. The largest healthcare system in California is Kaiser Permanente which is headquartered in Oakland.
- The average annual growth rate over the remainder of the forecast period will be 2.6 percent with over 18,500 new jobs expected.
- Employment gains in healthcare were the largest of any labor market sector in 2023 with 3,800 jobs created.

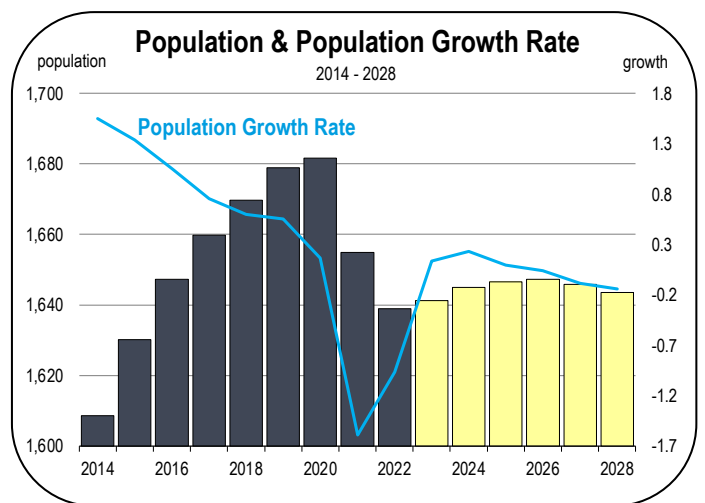


Alameda County Economic Forecast



Leisure and Hospitality Employment

- Visitor and business travel are critical to the leisure and hospitality industry. Passenger traffic through Oakland International Airport has been steadily increasing from March through July 2023 to break through the 1,000,000 passengers per month threshold.
- The rebound in the airport passenger traffic in 2022 contributed to leisure services employment increasing by 17 percent with over 9,900 new jobs—30 percent of all new jobs in the county in 2022.
- The outlook for the county has leisure, hospitality, amusement, and recreation employment rising in tandem with the Bay Area economy.
- The sector is on pace to increase employment 4.9 percent in 2023 resulting in 3,350 jobs. Growth will slow to an average annual rate of 0.7 percent over the forecast period.

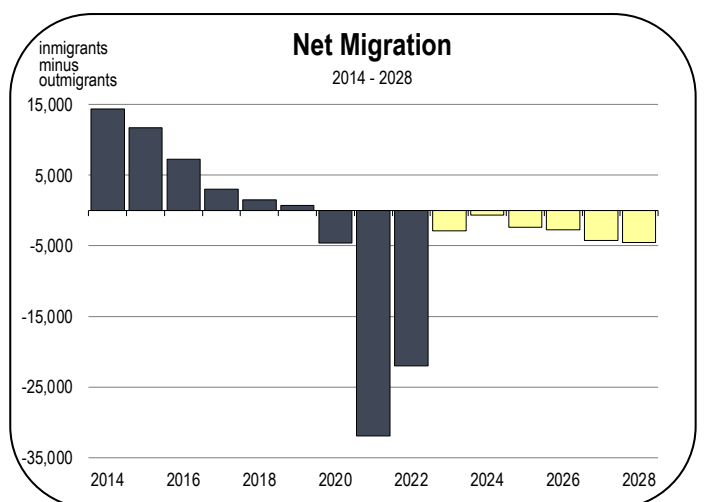
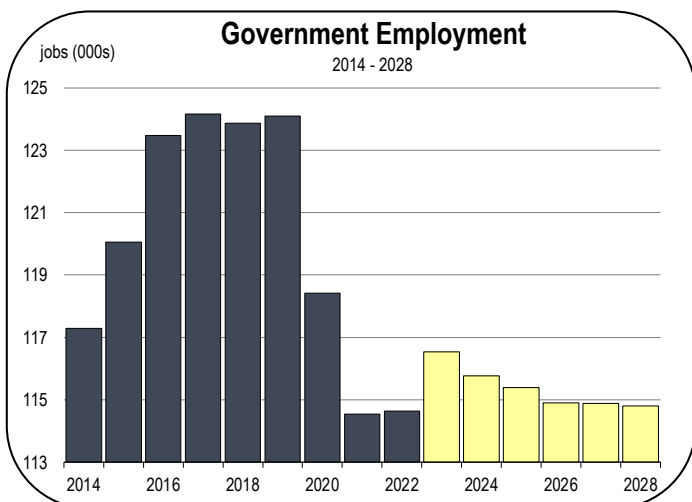


Government Employment

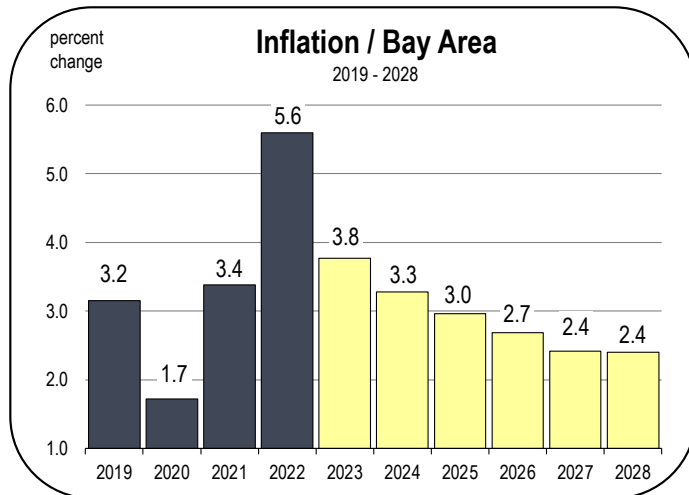
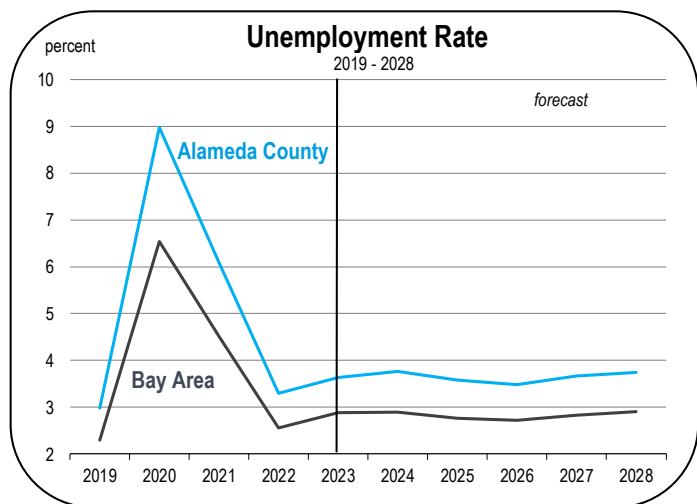
- Public sector employment increased by 100 jobs during 2022. State and local government jobs increased by 320 positions while federal government jobs declined 220.
- State and local government employment is on pace to increase by 2,000 jobs in 2023. The public sector in general has been slower than the private sector in the restoration of jobs lost during the pandemic years.
- The average annual growth rate over the remainder of the forecast period will be -0.3 percent, resulting in a contraction of 1,700 jobs.

Population Growth

- The second largest single year of net out-migration in Alameda County, almost 22,000, occurred in 2022. This led to the county population declining by 16,000.
- Net out-migration will continue over the forecast period, though the extent of the outflow of residents will moderate and be overridden by natural population increases through 2025.



Alameda County Economic Forecast



- County population will increase by a scant 0.14 percent in 2023 represented by 2,220 more residents.
- The relative lack of housing affordability in Alameda County is and will continue to motivate current residents to relocate to alternative locations until a larger supply of affordable homes is produced.
- There is currently an upsurge in affordable housing in Oakland and Alameda, and this will ease some pressure for residents to leave the county for alternative housing.
- The population will peak at 1.647 million residents in 2026. Thereafter, negative net in-migration will outstrip natural population increases. Thus, the population will decrease in 2027 and 2028 while the Bay Area population will steadily increase over the forecast period.

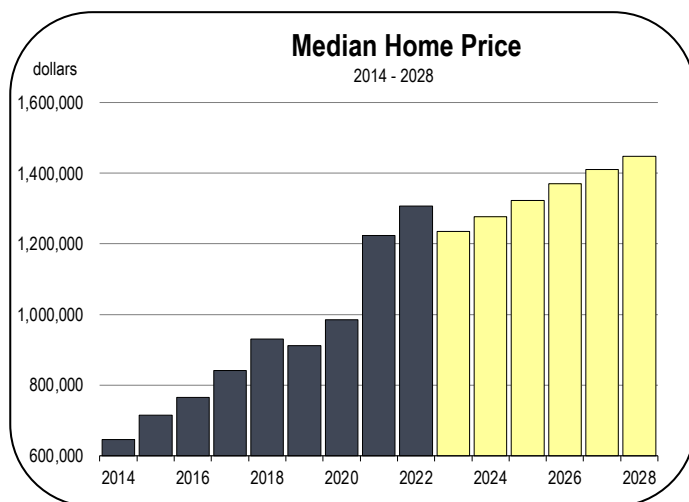
- A risk to the forecast is whether congressional spending will subside. During 2021 and 2022, this was a principal contributor to the surge of inflation nation-wide. Another risk is whether the economic slowdown will moderate the demand for labor, leading to lower wage inflation.
- Average general inflation rates eventually decline to 3 percent again by 2024.

Unemployment and Inflation Rates

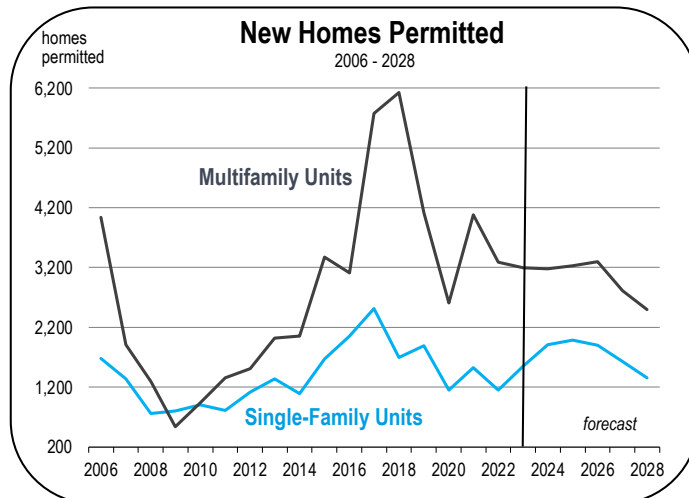
- The unemployment rate in Alameda County averaged 3.3 percent in 2022.
- The unemployment rate is expected to average 3.8 percent in 2023 and 4.0 percent in 2024.
- Inflation soared to 5.6 percent in 2022. This was lower than the 7.9 percent inflation rate that most of California was burdened with. Bay Area inflation rates were more subdued due to housing cost reductions. Bay Area inflation will decelerate in 2023 to 3.8 percent due largely to declining energy costs, the restoration of supply chains, and stagnant housing costs.
- Ultimately, inflation reduces the purchasing power of households and negatively impacts consumer confidence, limiting the growth potential of the economy in 2023.
- The rate is forecast to continuously decelerate over the forecast period as the labor force is restored, interest rates subside, and wage inflation is contained.

Home Prices and New Housing Production

- In 2022 the median selling price for all homes in Alameda County was \$1,307,154, an increase of 6.9 percent from the previous year.
- The median price will decline 5.6 percent in 2023 based on the actual movement observed in the first nine months of the year.
- Price appreciation will return over the remainder of the forecast period, averaging 3.2 percent per year.
- The median price has become prohibitively expensive in Alameda County.



Alameda County Economic Forecast



- A 20 percent down payment on a typical home in Alameda County is out of reach for most households.
- Without a 20 percent down payment, mortgage costs would consume more than 40 percent of income for the typical household, which exceeds most affordability guidelines.
- From 2017 to 2022, an average of nearly 6,000 new residential units were started per year in Alameda County. 72 percent were apartments and condos.
- Housing production is forecast to average 4,750 new units per year from 2023 to 2028, with 68 percent made up of apartments and condos.

New Development Alameda County

- Alameda County had been assigned to produce of 75,000 residential units by The Association of Bay Area Governments (ABAG) from 2023 to 2031 to fulfill RHNA allocations. Oakland and Fremont have been assigned 26,251 and 12,897 residential units. Consequently, housing will be a principal engine of new growth in the County if the cities entitle housing projects in a timely fashion.

Brooklyn Basin

- This is a 3,100-unit project with 200,000 square feet commercial space and 30 acres of parks and public space. In August of 2023, 823 apartments are completed, and 900 more are under construction with another 800 awaiting permits.
- The marina on the bay will be renovated including 170 boat slips. This expansion of the project was approved in May 2023 along with an additional 600 residential units.

Oak Knoll Mixed-Use Community

- This is a 918 unit and 86,000 square feet of commercial space development on a 191 acre site in the East Oakland hills. The developer is SunCal. Early work on grading and infrastructure is underway. Phase 1 vertical construction of 270 homes will soon follow. Homes are now being marketed for sale.

98th & San Leandro

- This planned unit development at 98th and San Leandro in East Oakland consists of 399 residential units and supporting commercial space. The project was approved in mid 2021.



Brooklyn Basin Waterfront Development

Alameda County Economic Forecast

Kirkham Street Mixed Use

- Several projects are expected to transform the neighborhood between Interstate 880 and 7th Street in Oakland next to the West Oakland BART Station.
- The largest is the 500 Kirkham project that is comprised of a 1,032 residential unit tower and 35,000 square feet of retail space. The project is approved but had not yet started as of mid-2023. Furthermore, the developer defaulted on a \$6 million debt in April 2023, and the project will likely be for sales.
- A plan for 289 apartments and retail space at 533 Kirkham was proposed in early 2023. Another plan for 766 apartments and 389,000 square feet of office in the BART owned parking lot surrounding the station has also been recently proposed for the neighborhood.

Pigozzi

- The project in Uptown Oakland calls for the development of office, retail, and arts space in the 24th street neighborhood. Specifically, 86,000 square feet of office and 11,980 square feet of retail in a multi-storied building is entitled. 580 square feet of remodeled shipping containers will be provided for artist workspaces as part of the project.

Lake Merritt BART Development Project

- This massive development spans two blocks: 8th and 9th streets in Oakland. It consists of 557 residential units, 500,000 square feet of office space, and 17,000 square feet of ground floor retail. The project was approved in September 2022. In June 2023, BART received \$3.5 million from the State to build the affordable housing component.

Alameda Point

- A 368-apartment unit project was just completed in 2023 on Alameda Island as part of the broader Alameda Point redevelopment plan. It's the first in a 3-phase development that will add 760 homes to the Alameda Mariana site.
- A 182-unit condo project is under construction, along with 260 units and a 55,000-square foot brewery and tap room for Oakland beer maker, Ghost Town Brewing.
- 610 additional housing units were approved in September 2022. A total of 1,200 units was the original limit for the island, but the city's housing element takes precedence over the smaller limit of housing that was imposed by Measure A. The City has plans for 5,353 units over the 2023 to 2031 period.

Mandela BART Station Project

- This project is another BART transit-oriented project similar to those at the Lake Merritt and West Oakland stations. 762 residential units are proposed. BART established a goal in 2016 to create 20,000 residential units on its properties by 2040. Another development proposal for 780 units of housing at the El Cerrito Plaza station is underway.

Oakland Athletics Project Killed

- The Oakland Athletics had proposed a brand-new ballpark and adjacent mixed-use development. The new park would with seating for 35,000 people and the development included 1.77 million square feet. 3,000 residential units and a 400-room hotel. However, when the Athletics acquired land for a new stadium in Las Vegas, Nevada, the City's negotiations with the Athletics ended, killing the project. The A's will move to Las Vegas after the 2024 season.



Rendering of Alameda Point

Alameda County Economic Forecast

Economic Indicators

2015-2022 History, 2023-2050 Forecast

	Population (people)	House- holds (thousands)	Net Migration (people)	New Homes Permitted (homes)	Registered Vehicles (thousands)	Personal Income (billions)	Taxable Retail Sales (billions)	Total Taxable Sales (billions)	Real Industrial Production (billions)	Real per Capita Income (dollars)	Unemployment Rate (percent)	Real Farm Production (millions)	Inflation Rate (percent)
2015	1,630,159	557.1	11,697	5,041	1,356	\$102.5	\$18.5	\$30.0	\$23.2	\$79,715	5.9	\$63	2.6
2016	1,647,332	560.8	7,220	5,157	1,339	\$109.6	\$19.2	\$31.2	\$24.0	\$81,934	4.8	\$59	3.0
2017	1,659,750	564.4	2,969	8,290	1,336	\$116.8	\$20.4	\$32.7	\$26.2	\$83,942	4.3	\$57	3.2
2018	1,669,659	569.6	1,518	7,818	1,345	\$125.6	\$22.4	\$35.1	\$26.3	\$86,140	3.7	\$63	4.2
2019	1,678,926	574.0	704	6,006	1,370	\$135.8	\$21.5	\$35.1	\$26.4	\$89,782	3.1	\$48	3.2
2020	1,681,700	591.6	-4,640	3,763	1,332	\$149.2	\$19.5	\$32.2	\$27.3	\$96,872	3.0	\$48	1.7
2021	1,654,938	594.4	-31,903	5,607	1,321	\$164.4	\$23.0	\$37.9	\$29.4	\$104,919	9.0	\$58	3.4
2022	1,638,979	601.2	-21,977	4,432	1,298	\$174.2	\$23.9	\$44.1	\$29.4	\$106,274	6.1	\$57	5.6
2023	1,641,199	599.3	-2,865	4,743	1,361	\$182.2	\$24.3	\$41.9	\$30.2	\$106,976	3.3	\$58	3.8
2024	1,645,009	601.8	-701	5,083	1,376	\$193.6	\$25.0	\$42.0	\$30.6	\$109,841	3.6	\$58	3.3
2025	1,646,586	606.3	-2,367	5,211	1,389	\$203.9	\$26.5	\$43.8	\$30.8	\$112,239	3.8	\$58	3.0
2026	1,647,239	610.6	-2,745	5,193	1,399	\$214.6	\$28.4	\$46.8	\$31.2	\$114,998	3.6	\$58	2.7
2027	1,645,849	614.3	-4,278	4,444	1,410	\$225.2	\$29.9	\$49.4	\$31.5	\$117,923	3.5	\$58	2.4
2028	1,643,509	617.4	-4,565	3,845	1,420	\$235.7	\$31.8	\$52.5	\$31.9	\$120,672	3.7	\$58	2.4
2029	1,640,749	620.1	-4,403	3,334	1,428	\$245.1	\$33.3	\$55.3	\$32.2	\$122,803	3.7	\$58	2.4
2030	1,637,289	622.4	-4,391	3,024	1,436	\$254.7	\$34.9	\$58.1	\$32.4	\$124,836	3.8	\$58	2.5
2031	1,633,280	624.5	-4,261	2,870	1,445	\$264.6	\$36.5	\$60.8	\$32.7	\$127,017	3.8	\$59	2.4
2032	1,628,589	626.6	-4,247	2,745	1,454	\$273.5	\$38.0	\$63.5	\$33.0	\$128,381	3.8	\$59	2.5
2033	1,623,197	628.5	-4,150	2,650	1,462	\$283.4	\$39.5	\$66.1	\$33.2	\$130,624	3.7	\$59	2.2
2034	1,617,010	630.2	-4,069	2,579	1,469	\$294.2	\$40.9	\$68.6	\$33.4	\$133,003	3.8	\$59	2.4
2035	1,610,033	631.9	-3,966	2,527	1,474	\$305.3	\$42.3	\$71.0	\$33.7	\$135,313	3.9	\$59	2.5
2036	1,602,420	633.6	-3,755	2,495	1,479	\$316.4	\$43.5	\$73.3	\$33.9	\$137,014	4.0	\$59	2.8
2037	1,594,224	635.1	-3,523	2,477	1,485	\$328.1	\$44.7	\$75.4	\$34.0	\$138,767	4.0	\$59	2.9
2038	1,585,599	636.7	-3,170	2,468	1,489	\$340.6	\$45.8	\$77.4	\$34.2	\$140,987	4.1	\$59	2.7
2039	1,576,454	638.3	-2,933	2,460	1,494	\$352.8	\$47.1	\$79.5	\$34.4	\$142,721	4.2	\$59	2.9
2040	1,566,639	639.8	-2,787	2,450	1,499	\$366.1	\$48.4	\$81.7	\$34.6	\$144,909	4.2	\$59	2.8
2041	1,556,165	641.3	-2,643	2,439	1,504	\$379.6	\$49.5	\$83.6	\$34.7	\$147,636	4.3	\$59	2.5
2042	1,545,344	642.9	-2,240	2,436	1,509	\$393.3	\$51.1	\$86.1	\$34.9	\$150,480	4.4	\$59	2.4
2043	1,534,071	644.3	-1,957	2,432	1,512	\$407.2	\$52.8	\$88.9	\$35.0	\$153,469	4.2	\$59	2.3
2044	1,522,494	645.8	-1,625	2,430	1,515	\$421.2	\$54.7	\$92.0	\$35.2	\$156,719	4.3	\$59	2.1
2045	1,510,562	647.2	-1,317	2,427	1,516	\$435.4	\$56.6	\$95.3	\$35.3	\$159,794	4.3	\$59	2.2
2046	1,498,571	648.7	-812	2,431	1,518	\$449.5	\$58.5	\$98.5	\$35.4	\$162,635	4.4	\$59	2.3
2047	1,486,180	650.1	-701	2,427	1,519	\$463.7	\$60.4	\$101.9	\$35.5	\$165,094	4.4	\$59	2.5
2048	1,473,323	651.6	-484	2,422	1,522	\$478.2	\$62.4	\$105.3	\$35.6	\$167,486	4.4	\$59	2.5
2049	1,459,990	653.0	-353	2,414	1,524	\$493.1	\$64.7	\$109.0	\$35.7	\$170,432	4.4	\$59	2.3
2050	1,446,102	654.4	-334	2,402	1,526	\$508.4	\$67.0	\$113.1	\$35.8	\$173,337	4.4	\$59	2.4

Employment Sectors

2015-2022 History, 2023-2050 Forecast

	Total Wage & Salary	Farm	Construction	Manufac- turing	Transportation & Utilities	Wholesale & Retail Trade	Financial Activities	Professional Services	Information	Health & Education	Leisure	Government
	(thousands of jobs)											
2015	749.5	0.5	40.9	72.5	26.9	108.8	29.3	125.7	16.6	114.5	68.4	120.1
2016	771.9	0.5	43.0	75.0	27.5	110.4	30.3	128.7	18.2	117.6	70.9	123.5
2017	790.3	0.6	45.9	79.9	29.0	109.3	28.7	130.4	18.8	122.2	74.1	124.2
2018	807.5	0.6	49.0	84.7	30.3	109.4	28.0	134.0	20.0	123.6	76.4	123.9
2019	815.2	0.7	49.6	85.0	32.2	106.6	28.4	136.6	20.5	126.0	78.0	124.1
2020	752.0	0.7	46.7	83.7	33.3	96.1	27.0	128.9	19.9	121.8	53.0	118.4
2021	777.1	1.0	48.7	91.8	36.5	97.6	27.1	134.4	18.8	125.1	57.9	114.5
2022	809.9	1.1	49.3	97.1	40.6	98.4	27.1	138.2	18.9	130.4	67.8	114.6
2023	825.5	1.1	52.6	100.3	42.5	97.8	26.8	135.4	19.0	136.0	71.1	116.5
2024	840.0	1.1	54.5	102.4	42.9	98.0	26.8	139.0	19.1	140.2	73.7	115.8
2025	852.3	1.1	54.4	103.6	43.2	99.0	26.8	146.2	19.2	143.7	73.1	115.4
2026	865.3	1.1	54.5	105.4	43.7	100.7	26.8	151.7	19.3	147.0	73.4	114.9
2027	874.8	1.1	52.6	107.2	44.3	101.8	26.8	155.5	19.4	150.6	73.9	114.9
2028	881.9	1.1	51.5	108.9	44.8	103.3	26.8	156.4	19.5	154.5	73.6	114.8
2029	889.9	1.1	50.4	110.3	45.3	104.5	26.8	158.0	19.5	158.5	73.8	114.9
2030	898.2	1.1	49.7	111.7	45.7	105.7	26.8	159.6	19.6	162.7	73.9	115.0
2031	907.5	1.1	49.2	113.2	46.2	106.8	26.8	161.1	19.7	167.6	74.0	115.0
2032	915.3	1.1	48.9	114.3	46.6	107.7	26.8	161.7	19.7	172.6	74.0	115.1
2033	923.5	1.1	48.6	115.4	47.0	108.6	26.8	162.2	19.8	177.5	74.2	115.2
2034	931.3	1.1	48.5	116.5	47.3	109.4	26.9	162.7	19.9	182.5	74.3	115.3
2035	938.9	1.1	48.4	117.5	47.7	110.1	26.9	163.2	19.9	187.4	74.4	115.3
2036	946.1	1.1	48.3	118.5	48.0	110.4	26.9	163.7	20.0	192.3	74.5	115.3
2037	953.1	1.1	48.3	119.4	48.3	110.6	26.9	164.2	20.0	197.3	74.6	115.3
2038	960.2	1.1	48.3	120.3	48.7	110.8	26.9	164.6	20.0	202.2	74.8	115.2
2039	967.1	1.1	48.4	121.1	49.0	111.1	26.9	165.1	20.1	207.0	74.9	115.2
2040	973.9	1.1	48.3	121.9	49.2	111.3	26.9	165.5	20.1	211.9	75.1	115.2
2041	980.6	1.1	48.3	122.6	49.5	111.6	26.9	166.0	20.2	216.7	75.3	115.1
2042	987.6	1.1	48.2	123.4	49.8	112.2	26.9	166.4	20.2	221.5	75.5	115.1
2043	994.8	1.1	48.2	124.0	50.0	112.9	26.9	166.8	20.3	226.2	75.7	115.1
2044	1,002.1	1.1	48.3	124.7	50.2	113.8	26.9	167.2	20.4	230.9	75.9	115.1
2045	1,009.1	1.1	48.3	125.3	50.4	114.6	27.0	167.6	20.4	235.6	76.0	115.2
2046	1,015.8	1.1	48.3	125.9	50.7	115.3	27.0	168.0	20.4	240.2	76.0	115.2
2047	1,022.3	1.1	48.3	126.5	50.9	116.0	27.0	168.3	20.5	244.8	76.1	115.2
2048	1,028.7	1.1	48.4	127.0	51.0	116.6	27.0	168.7	20.5	249.3	76.2	115.2
2049	1,035.2	1.1	48.4	127.5	51.2	117.4	27.0	169.0	20.6	253.7	76.2	115.2
2050	1,041.5	1.1	48.3	127.9	51.4	118.3	27.0	169.4	20.6	258.2	76.3	115.2

Alameda County Economic Forecast

Socioeconomic Indicators

