

# Yolo County Population and Housing Report

## 2026 Update

Produced by

National Economic Education Delegation

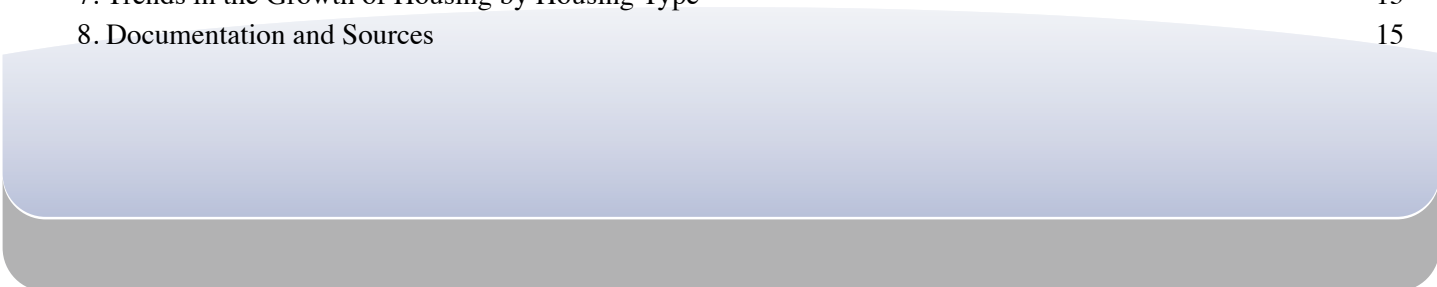
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# 1. Overall Regional Population Change Summary

**Table 1.1. Population Change by Region**  
(Thousands, July to July)

| Region      | 2025<br>Population | % Change |        |        |
|-------------|--------------------|----------|--------|--------|
|             |                    | 1 Year   | 3 Year | 5 Year |
| Yolo County | 225,059            | 0.42     | 1.45   | 3.93   |
| SACOG       | 2,639,301          | 0.48     | 2.02   | 2.26   |
| California  | 39,528,899         | 0.05     | 0.79   | -0.03  |

Source: CA DOF; Calculations by Marin Economic Consulting

**Table 1.2. Regional Population Change by City**  
(Thousands, January to January)

| City            | 2025  | 2026  | % Change |          |            |
|-----------------|-------|-------|----------|----------|------------|
|                 |       |       | Local    | Bay Area | California |
| Yolo County     | 225.6 | 225.9 | 0.16     | 0.62     | -0.14      |
| Davis           | 65.7  | 66.0  | 0.44     |          |            |
| Woodland        | 61.7  | 61.3  | -0.60    |          |            |
| West Sacramento | 55.4  | 55.9  | 0.89     |          |            |
| Winters         | 8.0   | 8.0   | 0.26     |          |            |

Source: CA DOF; Calculations by Marin Economic Consulting

## 2. Components of Regional Population Change

Figure 2 - 1: Decomposition of Population Changes

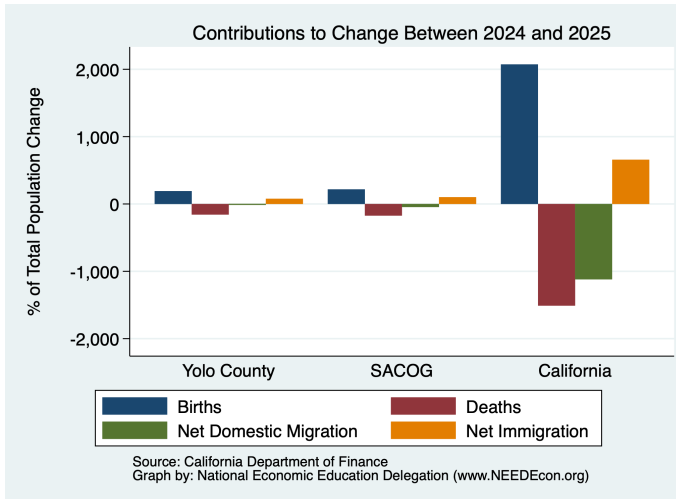


Figure 2 - 2: Population Change - Primary Components

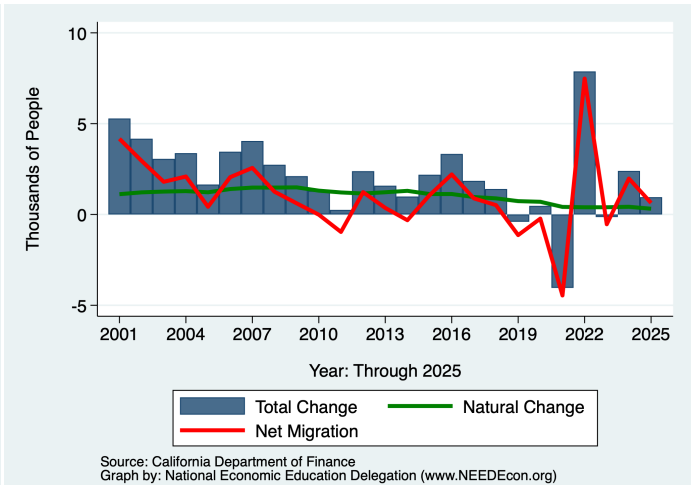


Figure 2 - 3: Natural Population Growth

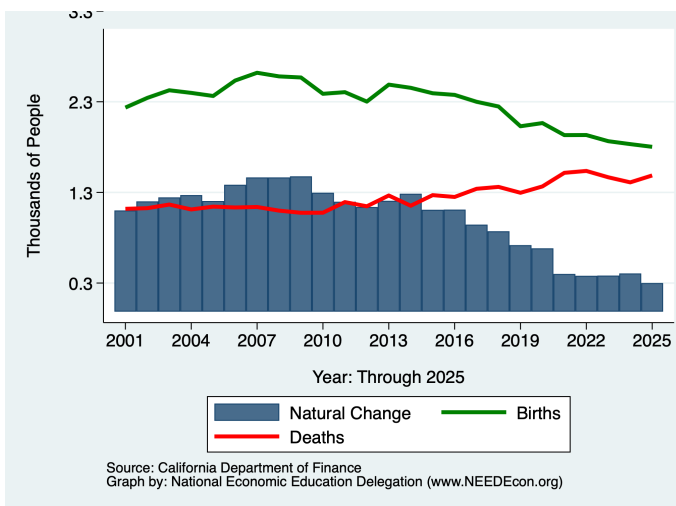
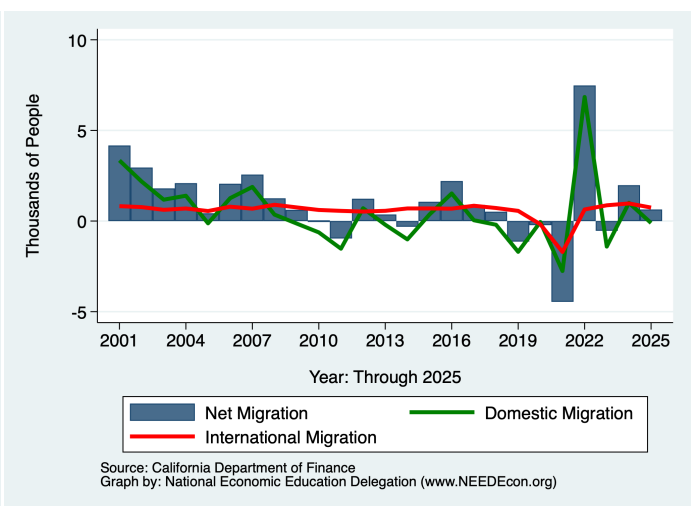


Figure 2 - 4: Migration



### 3. Long Term Population Change in the Region

Figure 3 - 1: History of Population Growth

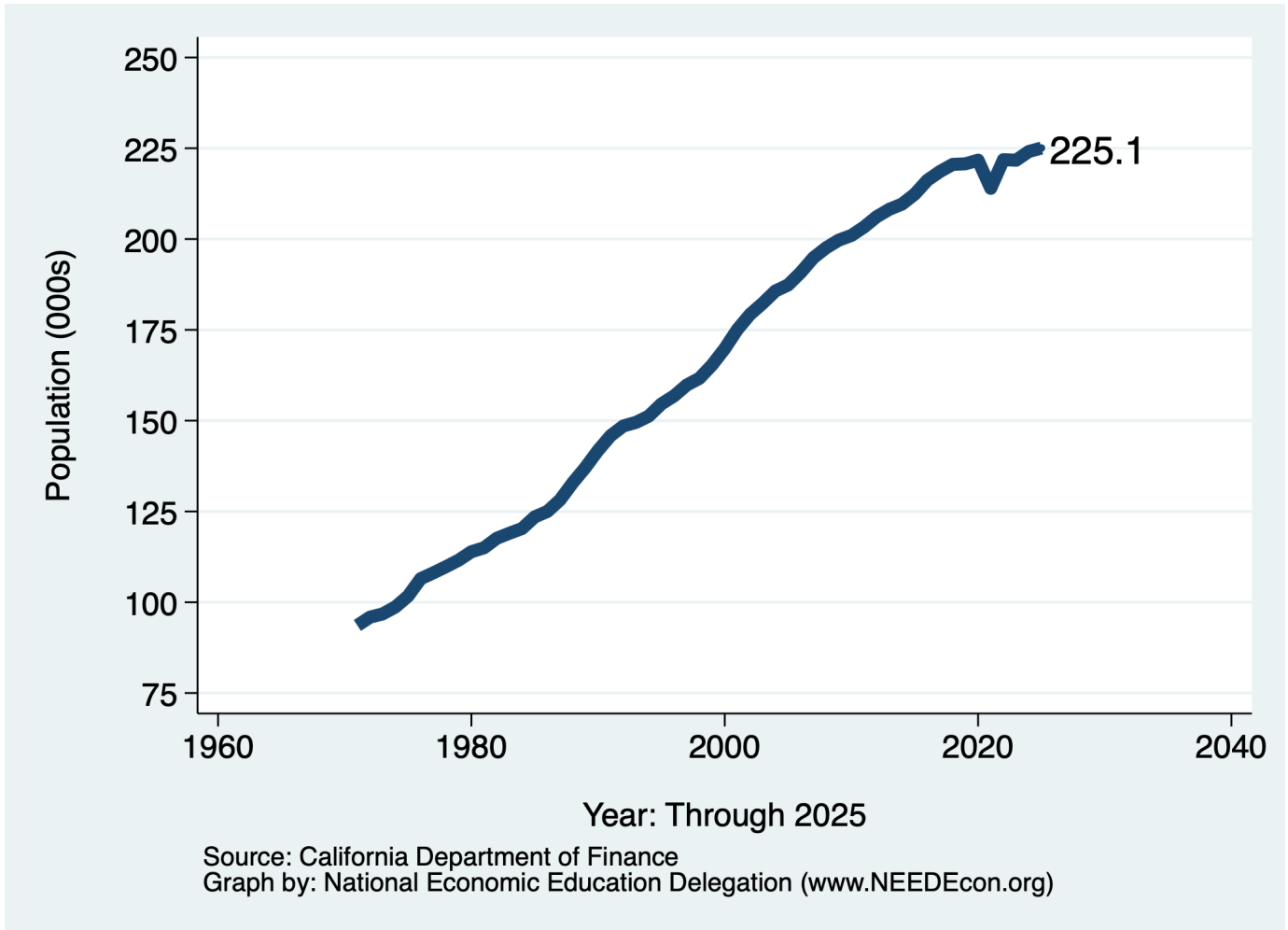


Figure 3 - 2: Population Growth w/ Projections

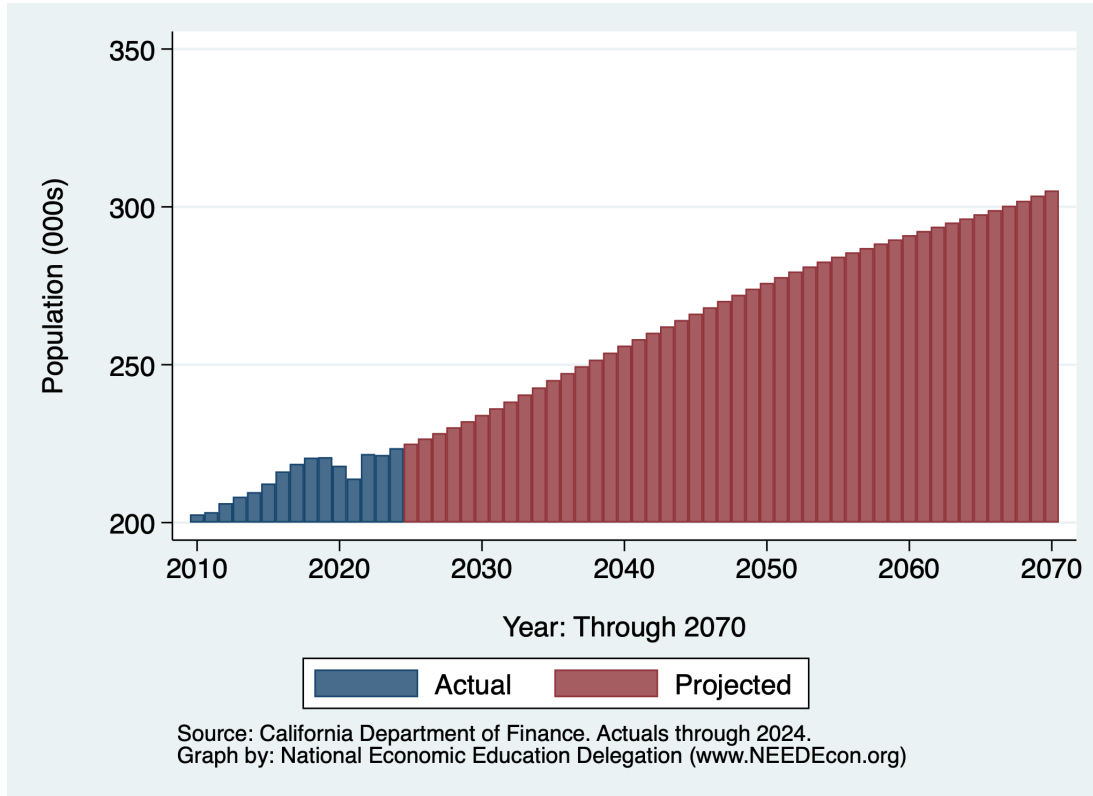
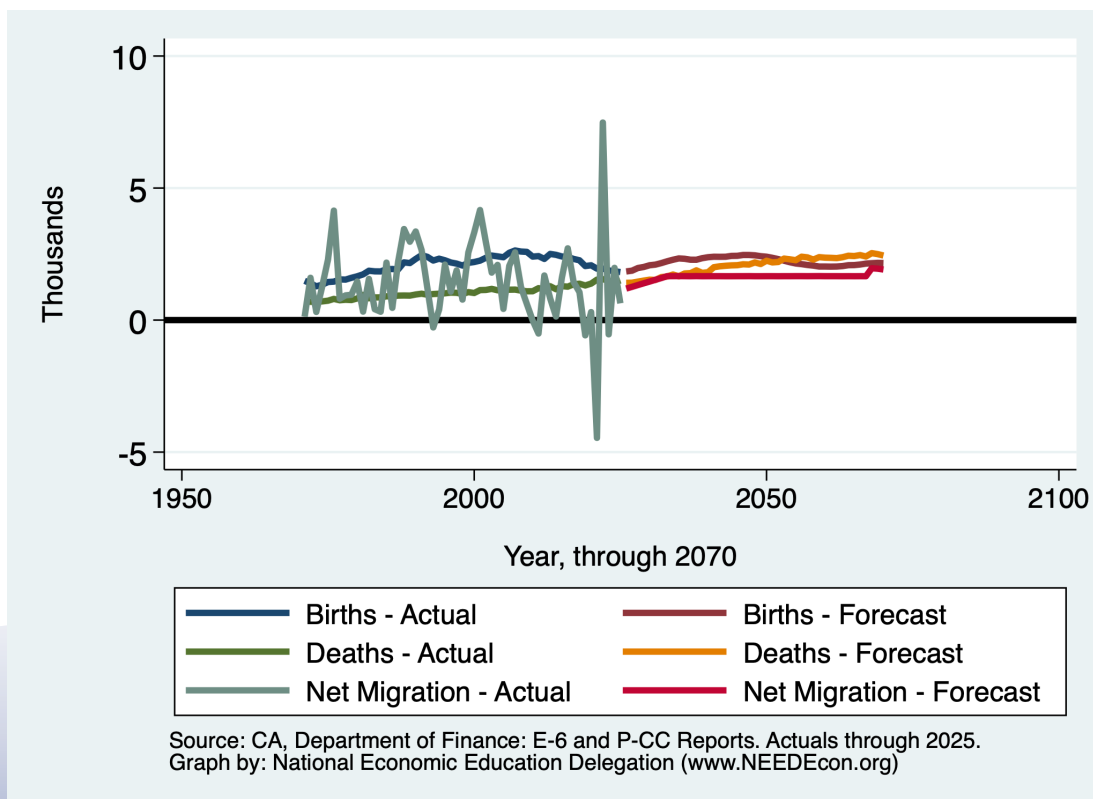


Figure 3 - 3: Projections of Components



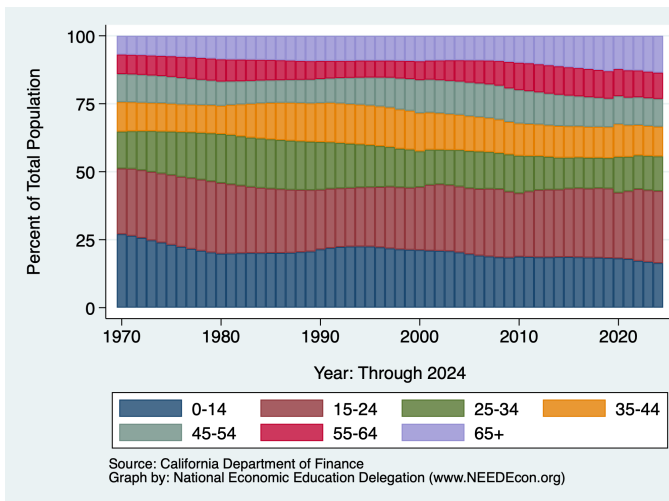
## 4. Demographics of Population Change in the Region

**Table 4.1. Regional Population Composition by Age**

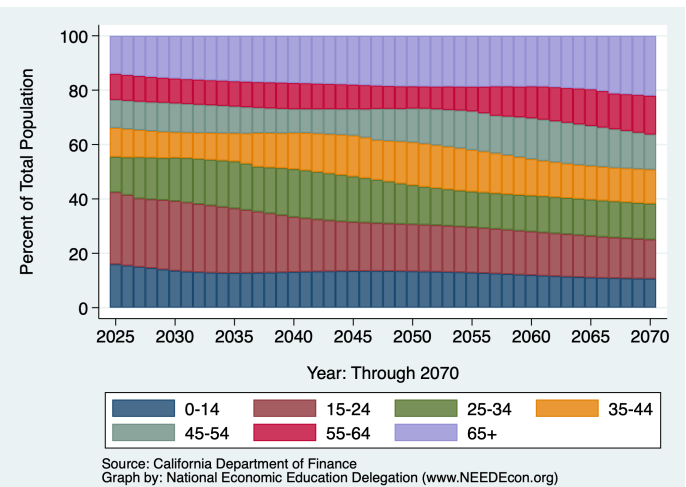
| Category | 1970 | 1980 | 1990 | 2000 | 2010 | 2020   |          |            |
|----------|------|------|------|------|------|--------|----------|------------|
|          |      |      |      |      |      | Region | Bay Area | California |
| 0-14     | 27.0 | 19.9 | 21.4 | 21.2 | 18.8 | 18.1   | 19.9     | 19.2       |
| 15-24    | 24.1 | 26.0 | 21.9 | 23.2 | 23.3 | 24.1   | 13.4     | 13.2       |
| 25-34    | 13.6 | 18.0 | 17.5 | 13.2 | 13.8 | 13.2   | 14.2     | 15.0       |
| 35-44    | 10.9 | 10.4 | 14.3 | 14.0 | 11.9 | 12.0   | 13.4     | 13.6       |
| 45-54    | 10.3 | 8.9  | 8.8  | 12.1 | 12.3 | 10.3   | 12.0     | 12.5       |
| 55-64    | 7.2  | 8.2  | 6.7  | 6.9  | 10.1 | 10.0   | 12.1     | 12.0       |
| 65+      | 6.9  | 8.7  | 9.3  | 9.4  | 9.9  | 12.2   | 15.0     | 14.5       |

Source: CA DOF; Calculations by Marin Economic Consulting

**Figure 4 - 1: Population Growth by Age Group**



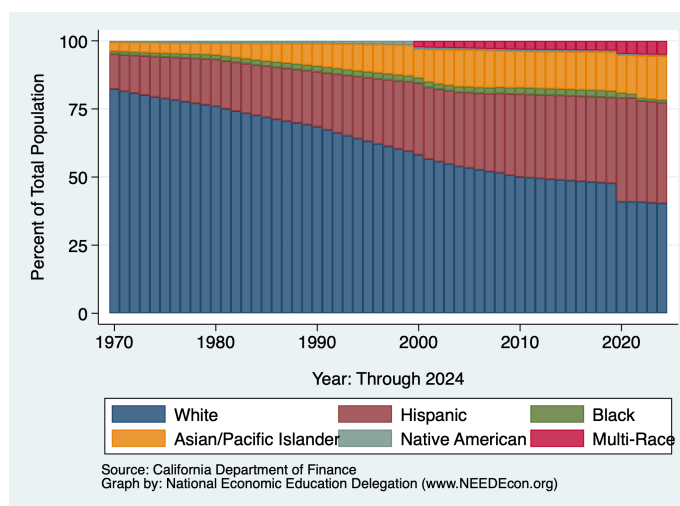
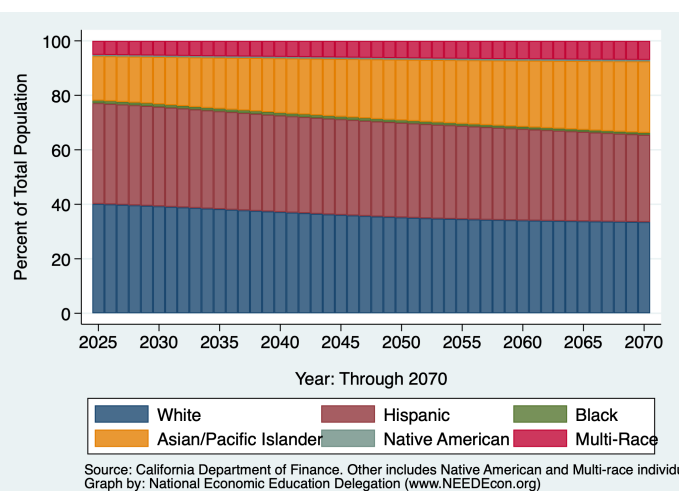
**Figure 4 - 2: Forecast Population by Age Group**



**Table 4.2. Regional Population Composition by Race**

| Category               | 1970 | 1980 | 1990 | 2000 | 2010 | 2020   |          |            |
|------------------------|------|------|------|------|------|--------|----------|------------|
|                        |      |      |      |      |      | Region | Bay Area | California |
| White Non-Hispanic     | 82.4 | 76.0 | 68.5 | 58.2 | 50.1 | 40.9   | 46.3     | 34.8       |
| Asian/Pacific Islander | 3.3  | 4.3  | 8.2  | 10.5 | 13.4 | 13.9   | 15.0     | 15.9       |
| Hispanic               | 12.7 | 17.2 | 20.1 | 26.3 | 30.4 | 38.1   | 26.5     | 39.6       |
| Black Non-Hispanic     | 1.1  | 1.7  | 2.1  | 2.0  | 2.4  | 1.9    | 6.0      | 5.5        |
| Native American        | 0.5  | 0.9  | 1.0  | 0.7  | 0.6  | 0.4    | 0.5      | 0.4        |
| Multi-Race             | 0.0  | 0.0  | 0.0  | 2.3  | 3.2  | 4.8    | 5.7      | 3.9        |

Source: CA DOF; Calculations by Marin Economic Consulting

**Figure 4 - 3: Population Composition by Race/Ethnicity**

**Figure 4 - 4: Forecast Population by Race/Ethnicity**


Note: Race coding changed in 2000, with the addition of the multi-race category.

**Table 4.3. Regional Population Composition by Gender**

| Category | 1970 | 1980 | 1990 | 2000 | 2010 | 2020   |          |            |
|----------|------|------|------|------|------|--------|----------|------------|
|          |      |      |      |      |      | Region | Bay Area | California |
| Female   | 50.2 | 50.1 | 50.3 | 51.1 | 51.3 | 52.3   | 51.3     | 50.8       |
| Male     | 49.8 | 49.9 | 49.7 | 48.9 | 48.7 | 47.7   | 48.7     | 49.2       |

Source: CA DOF; Calculations by Marin Economic Consulting

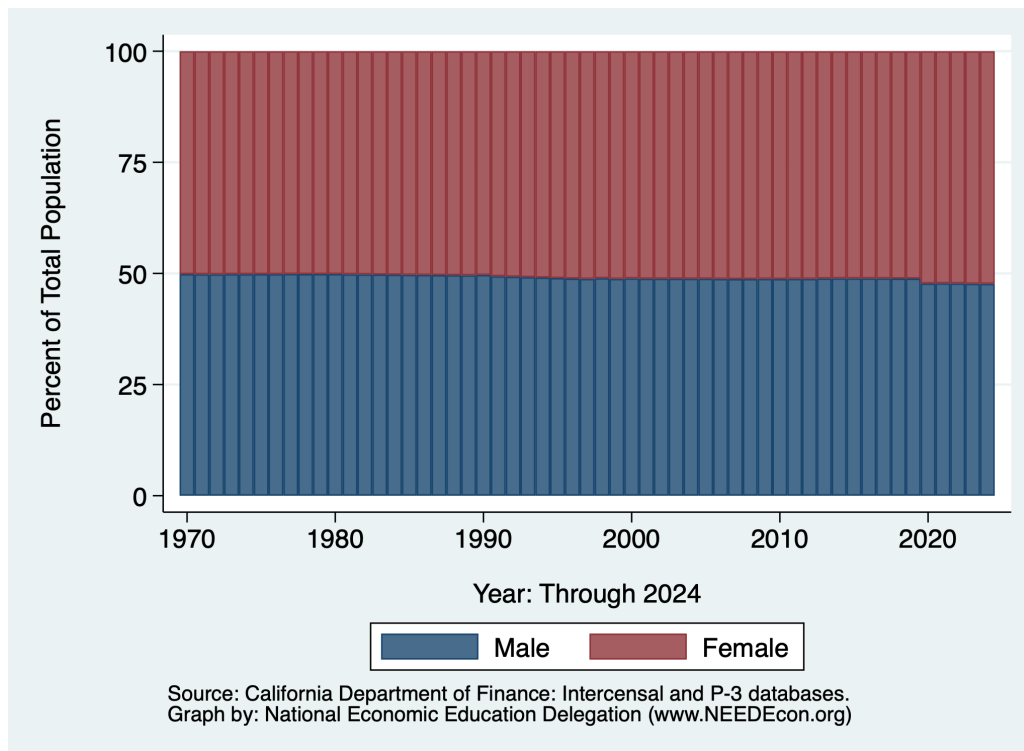
**Figure 4 - 5: Gender Composition of Population**


Figure 4 - 6: Household Projections

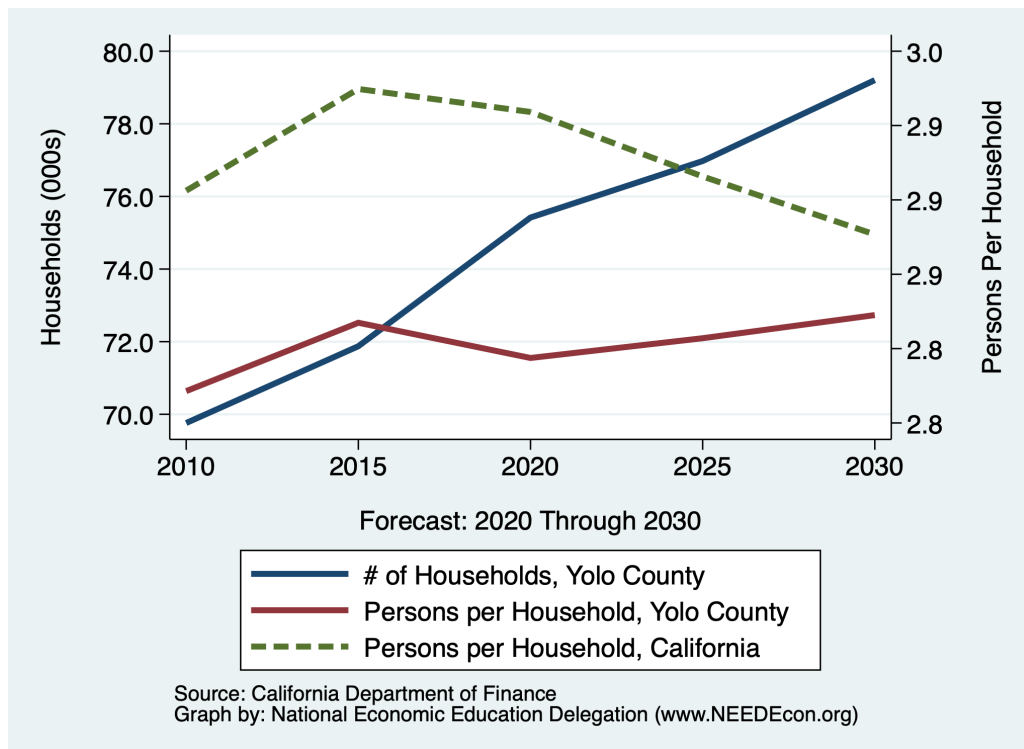
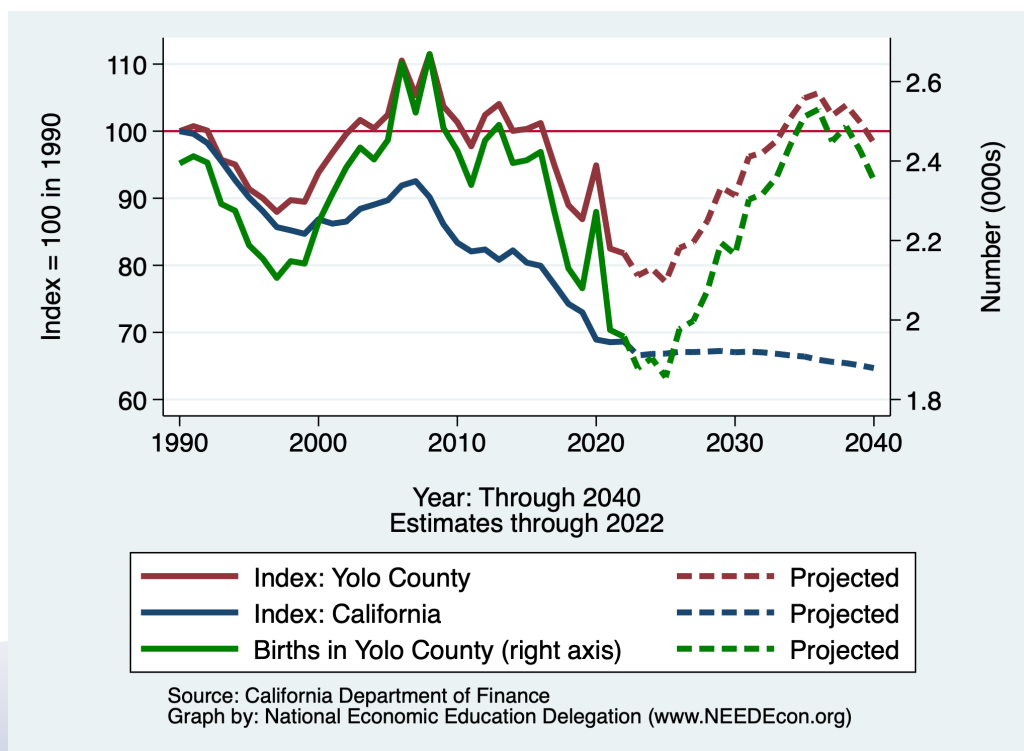
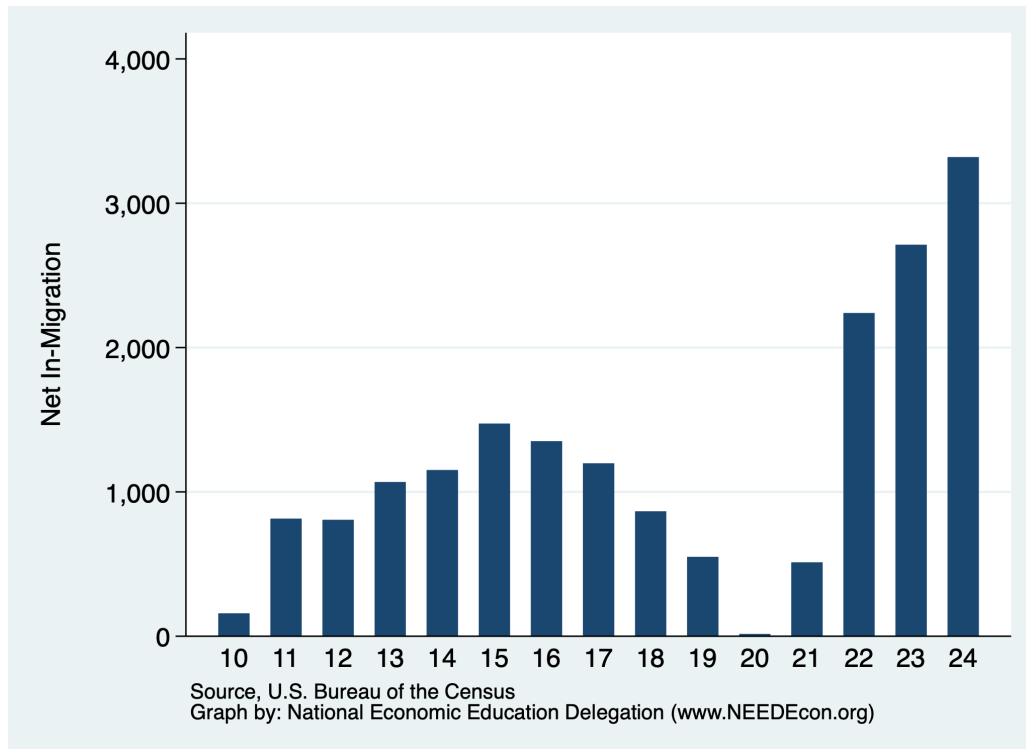


Figure 4 - 7: Birth Projections



## 5. International Migration

Figure 5 - 1: Net International In-Migration



## 6. Housing Picture: Since 2010

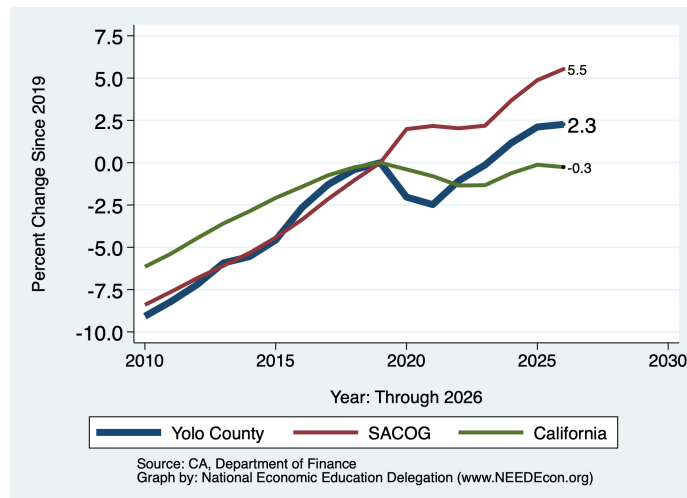
In areas where the rate of population growth exceeds the rate of housing growth, this is likely to reflect a tightening housing market. A tightening housing market will also likely be reflected in lower vacancy rates and higher occupancy rates. It may also be reflected in higher numbers of people per household.

**Table 6.1. Housing Market Indicators**

| Indicator             | 2026      | 2019      | 2010      | % Change from |       |
|-----------------------|-----------|-----------|-----------|---------------|-------|
|                       |           |           |           | 2019          | 2010  |
| Total Population      | 225,904.0 | 220,896.0 | 200,849.0 | 2.3           | 12.5  |
| Total # of Homes      | 86,085.0  | 77,679.0  | 73,908.0  | 10.8          | 16.5  |
| # Occupied Units      | 82,251.0  | 74,788.0  | 69,761.0  | 10.0          | 17.9  |
| Persons per Household | 2.5       | 2.8       | 2.7       | -8.6          | -7.6  |
| Vacancy Rate (%)      | 4.5       | 3.7       | 5.6       | 19.7          | -20.6 |

Source: CA DOF; Calculations by Marin Economic Consulting

**Figure 6 - 1: Population Growth**



**Figure 6 - 2: Housing Growth**

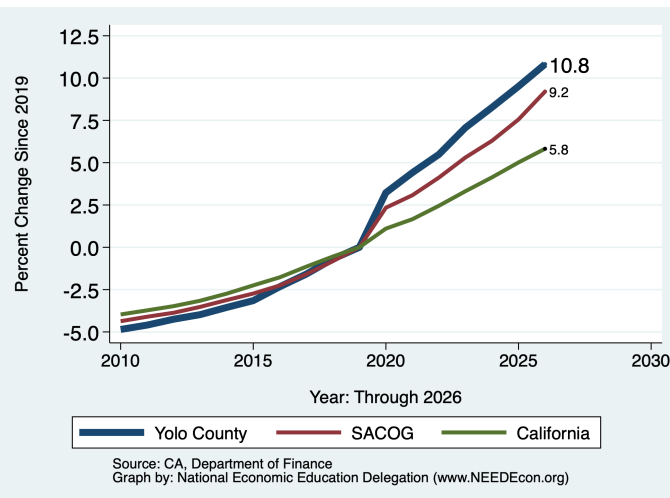


Figure 6 - 3: Vacancy Rates

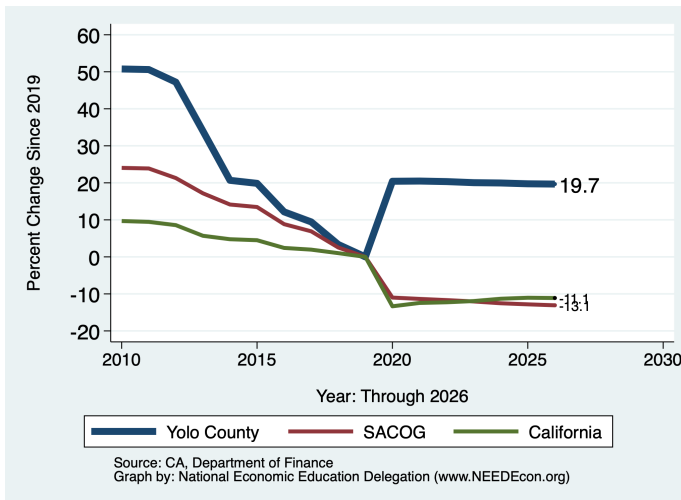


Figure 6 - 4: Occupancy Rates

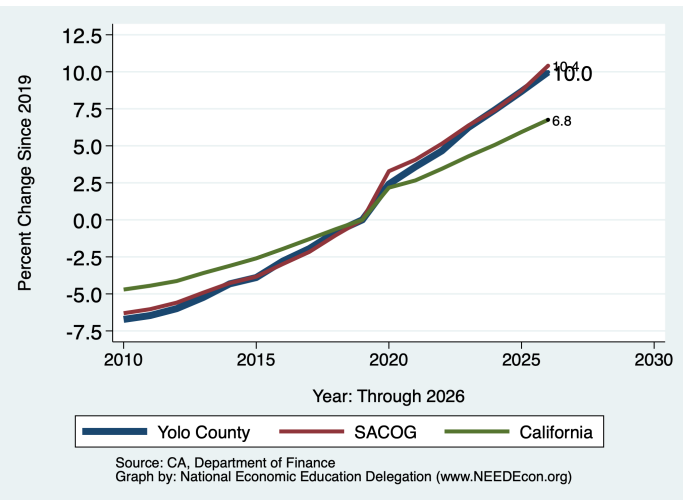
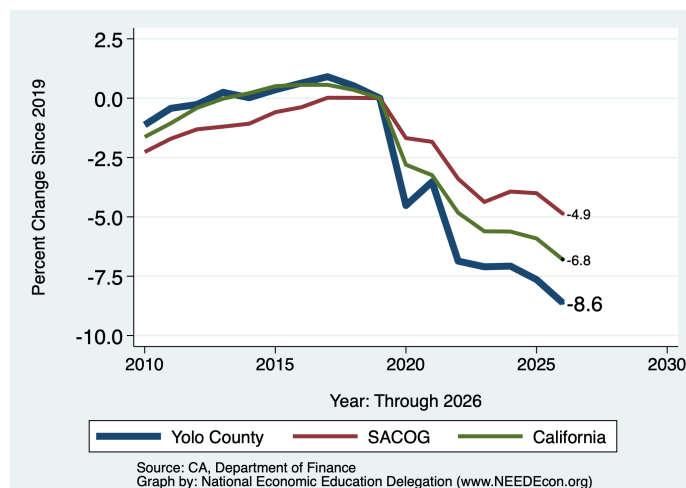


Figure 6 - 5: Persons per Household



## 7. Trends in the Growth of Housing by Housing Type

Figure 7 - 1: Single Detached Homes

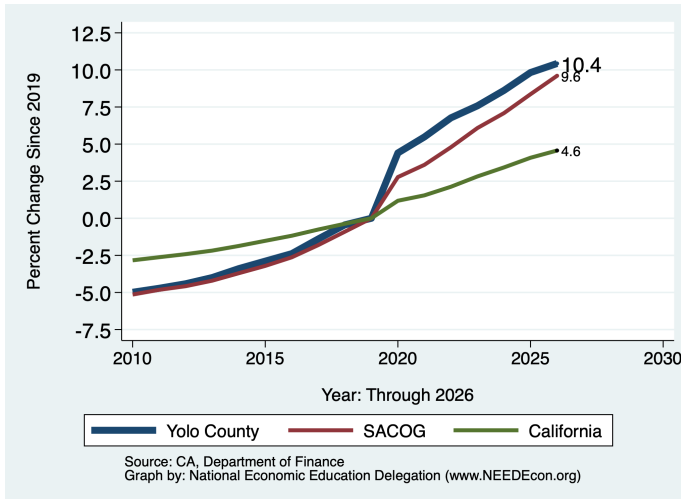


Figure 7 - 2: Single Attached Homes

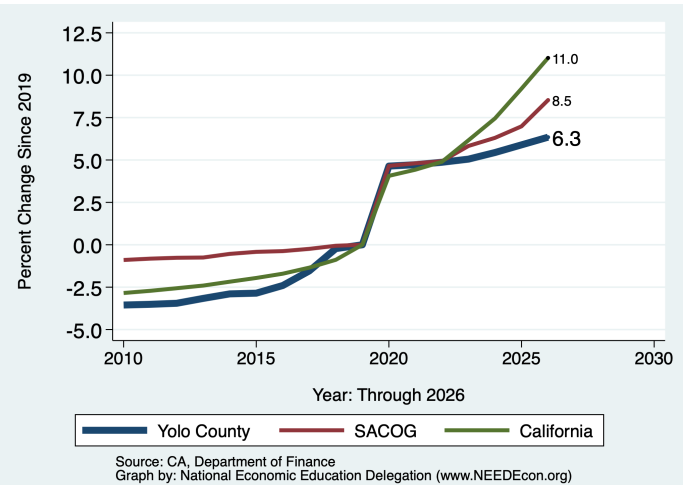


Figure 7 - 3: Housing in Buildings with Two to Four Units Figure 7 - 4: Housing in Buildings with Five or More Units

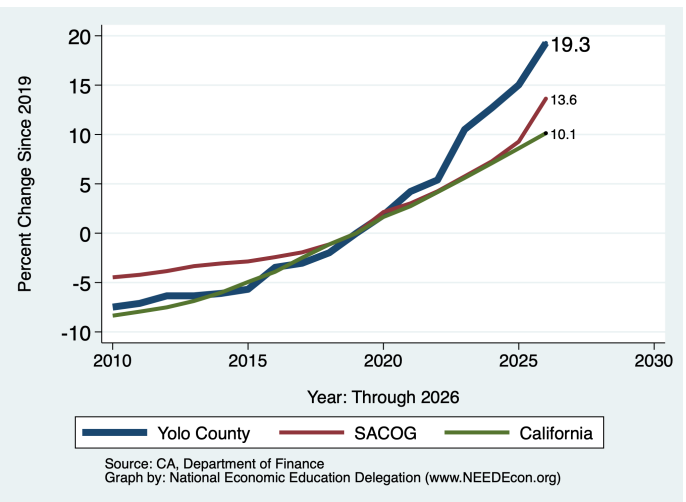
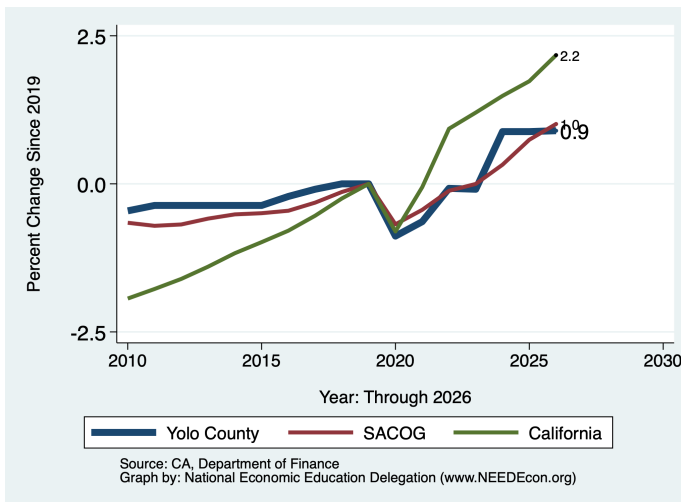
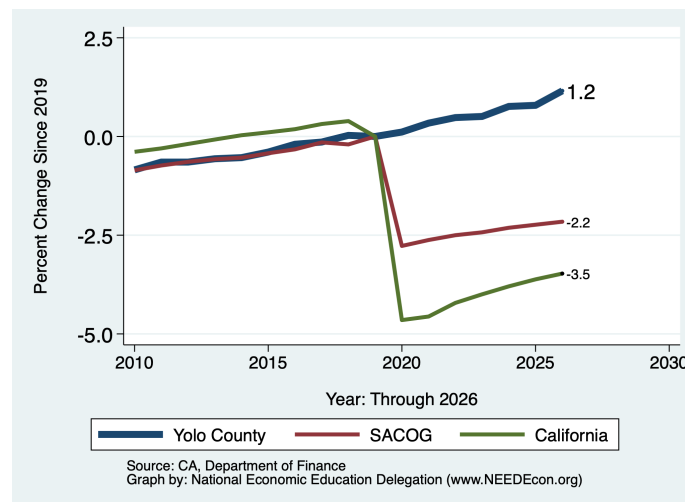


Figure 7 - 5: Mobile Homes



## 8. Documentation and Sources

### Sources:

State of California, Department of Finance, E-1 Population Estimates for Cities, Counties and the State with Annual Percent Change □ January 1, 2015 and 2016. Sacramento, California, May 2016.

State of California, Department of Finance, E-5 Population and Housing Estimates for Cities, Counties and the State □ January 1, 2011–2016. Sacramento, California, May 2016.

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