

Table 1. Labor Force and Employment in the Jacksonville HMA, 2000 to Current

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	12 Months Ending	
															September 2013	September 2014
Labor force	589.3	595.5	597.5	599.5	607.6	630.4	650.3	677.1	687.1	680.9	687.3	691.2	696.8	702.0	700.6	717.8
Resident employment	570.3	571.0	566.0	569.2	579.7	607.1	629.3	651.7	647.1	613.8	612.4	622.7	638.2	653.6	649.3	674.1
Unemployment	19.0	24.4	31.5	30.3	27.9	23.2	21.0	25.4	40.0	67.0	74.9	68.5	58.6	48.4	51.3	43.7
Unemployment rate (%)	3.2	4.1	5.3	5.1	4.6	3.7	3.2	3.8	5.8	9.8	10.9	9.9	8.4	6.9	7.3	6.1
Total nonfarm payroll jobs	562.3	562.6	557.9	560.5	575.8	601.0	622.1	631.0	618.7	583.7	580.0	586.2	594.6	608.5	603.8	622.9
Goods-producing sectors	73.2	70.2	69.6	71.1	75.3	80.0	84.5	82.9	76.0	62.6	56.6	54.9	55.7	58.3	57.5	60.0
Mining, logging, & construction	33.3	33.6	34.7	37.3	41.5	46.0	50.7	49.8	43.6	33.4	29.1	27.5	27.8	30.2	29.5	31.7
Manufacturing	40.0	36.7	34.9	33.9	33.8	34.1	33.8	33.1	32.4	29.2	27.5	27.4	27.9	28.1	28.0	28.3
Service-providing sectors	489.2	492.4	488.3	489.4	500.5	521.0	537.6	548.1	542.6	521.1	523.4	531.3	538.9	550.2	546.3	562.9
Trade	96.7	93.8	94.0	95.6	98.1	101.7	104.7	106.7	104.0	96.2	94.4	93.8	94.9	97.0	96.2	98.1
Wholesale trade	26.3	26.2	25.9	26.8	26.9	27.8	29.9	30.2	28.6	26.7	25.6	24.8	24.7	25.1	25.0	25.1
Retail trade	70.4	67.6	68.1	68.8	71.2	73.9	74.8	76.5	75.4	69.5	68.8	69.0	70.2	71.9	71.2	73.0
Transportation & utilities	32.9	31.7	30.4	29.4	30.1	31.1	32.2	32.5	32.3	30.7	30.0	30.3	30.6	31.2	31.1	31.9
Information	15.3	14.4	13.2	12.4	11.6	11.9	11.1	10.2	10.2	10.4	10.2	9.6	9.2	9.1	9.1	9.1
Financial activities	56.5	57.9	57.7	57.6	58.4	59.3	59.8	60.1	59.7	55.8	55.7	58.0	60.0	61.0	61.1	61.3
Professional & business services	84.7	88.2	81.5	79.0	78.7	84.4	91.7	90.6	84.3	79.5	82.4	87.5	91.0	94.5	92.7	100.3
Education & health services	59.6	61.1	63.5	64.7	67.9	71.3	74.5	77.9	81.7	83.7	85.7	87.8	89.2	90.7	90.6	91.0
Leisure & hospitality	50.8	51.7	53.1	53.9	56.8	61.0	62.7	66.5	67.9	65.3	65.0	66.3	69.0	72.4	71.1	77.1
Other services	23.3	23.4	24.4	25.1	25.7	26.1	26.9	27.5	25.8	23.2	23.0	21.6	20.3	20.4	20.3	20.5
Government	69.3	70.2	70.5	71.6	73.2	74.4	74.0	76.2	76.7	76.4	77.1	76.5	74.7	73.9	74.0	73.6
Federal	17.8	17.7	17.7	18.0	17.8	17.4	16.9	17.0	17.1	17.5	18.0	17.3	17.3	17.0	17.1	16.8
State	11.4	11.5	11.2	11.3	11.4	12.1	12.2	12.4	12.3	12.2	12.3	12.4	12.2	12.2	12.1	12.3
Local	40.1	41.1	41.5	42.3	44.0	45.0	44.9	46.7	47.3	46.6	46.8	46.8	45.2	44.8	44.8	44.6

Notes: Numbers may not add to totals because of rounding. Data are reported in thousands. Current includes data through September 2014.

Source: U.S. Bureau of Labor Statistics

Table 2. Population and Household Trends in the Jacksonville HMA, 2000 to Forecast

	2000	2010	Current	Forecast	Average Annual Change					
					2000 to 2010		2010 to Current		Current to Forecast	
					Number	Rate (%)	Number	Rate (%)	Number	Rate (%)
Population										
Jacksonville HMA	1,122,750	1,345,596	1,415,000	1,466,000	22,300	1.8	15,400	1.1	17,000	1.2
Duval County submarket	778,879	864,263	894,400	916,000	8,550	1.0	6,700	0.8	7,200	0.8
Suburban submarket	263,949	380,904	417,200	444,100	11,700	3.7	8,075	2.0	8,975	2.1
Rural submarket	79,922	100,429	103,700	105,900	2,050	2.3	730	0.7	730	0.7
Households										
Jacksonville HMA	432,627	524,146	547,600	567,000	9,150	1.9	5,200	1.0	6,475	1.2
Duval County submarket	303,747	342,450	352,900	361,500	3,875	1.2	2,325	0.7	2,875	0.8
Suburban submarket	99,857	144,130	155,900	165,700	4,425	3.7	2,625	1.8	3,275	2.1
Rural submarket	29,023	37,566	38,925	39,800	850	2.6	300	0.8	290	0.7

Notes: Numbers may not add to totals because of rounding. Rates of change are calculated on a compound basis. The current date is October 1, 2014. The forecast date is October 1, 2017.

Sources: 2000 and 2010—2000 Census and 2010 Census; current and forecast—estimates by analyst

Table 3. Housing Inventory, Tenure, and Vacancy in the Jacksonville HMA, 2000, 2010, and Current

	Jacksonville HMA			Duval County Submarket			Suburban Submarket			Rural Submarket		
	2000	2010	Current	2000	2010	Current	2000	2010	Current	2000	2010	Current
Total housing inventory	475,043	598,490	615,400	329,778	388,486	392,200	111,756	165,308	177,300	33,509	44,696	46,000
Occupied units	432,627	524,146	547,600	303,747	342,450	352,900	99,857	144,130	155,900	29,023	37,566	38,925
Owner-occupied	292,183	350,768	352,200	191,734	211,077	205,200	77,004	110,429	117,200	23,445	29,262	29,850
%	67.5	66.9	64.3	63.1	61.6	58.1	77.1	76.6	75.2	80.8	77.9	76.7
Renter-occupied	140,444	173,378	195,400	112,013	131,373	147,700	22,853	33,701	38,700	5,578	8,304	9,075
%	32.5	33.1	35.7	36.9	38.4	41.9	22.9	23.4	24.8	19.2	22.1	23.3
Vacant units	42,416	74,344	67,800	26,031	46,036	39,250	11,899	21,178	21,450	4,486	7,130	7,100
Available units	20,438	38,737	22,550	14,525	28,234	15,800	4,200	8,157	5,175	1,713	2,346	1,600
For sale	5,256	12,228	6,950	3,469	7,442	3,975	1,482	3,793	2,275	305	993	700
Rate (%)	1.8	3.4	1.9	1.8	3.4	1.9	1.9	3.3	1.9	1.3	3.3	2.3
For rent	15,182	26,509	15,600	11,056	20,792	11,800	2,718	4,364	2,900	1,408	1,353	900
Rate (%)	9.8	13.3	7.4	9.0	13.7	7.4	10.6	11.5	7.0	20.2	14.0	9.0
Other vacant	21,978	35,607	45,250	11,506	17,802	23,500	7,699	13,021	16,250	2,773	4,784	5,500

Notes: Numbers may not add to totals because of rounding. The current date is October 1, 2014.

Sources: 2000 and 2010—2000 Census and 2010 Census; current—estimates by analyst

Table 4. Residential Building Permit Activity in the Jacksonville HMA, 2000 to Current

Type of Building Permit	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	12 Months Ending	
															September 2013	September 2014
Jacksonville HMA																
Total	11,999	12,746	15,123	16,456	19,406	25,627	18,857	11,851	8,574	4,666	3,606	4,211	7,539	7,657	7,366	8,193
Single-family	7,966	9,722	10,989	12,784	14,683	18,610	11,500	7,348	5,149	3,323	3,387	3,245	4,579	6,281	6,158	6,261
Multifamily	4,033	3,024	4,134	3,672	4,723	7,017	7,357	4,503	3,425	1,343	219	966	2,960	1,376	1,208	1,932
Duval County submarket																
Total	6,315	6,767	9,023	8,646	9,661	13,797	11,515	7,208	5,871	2,694	1,501	1,589	3,939	3,290	3,071	3,970
Single-family	3,631	4,947	5,537	5,942	6,193	8,328	6,450	3,498	2,643	1,484	1,429	1,027	1,422	2,002	1,932	2,185
Multifamily	2,684	1,820	3,486	2,704	3,468	5,469	5,065	3,710	3,228	1,210	72	562	2,517	1,288	1,139	1,785
Suburban submarket																
Total	4,544	5,078	5,157	6,805	8,171	9,829	5,880	3,540	2,126	1,674	1,819	2,266	3,258	3,761	3,737	3,608
Single-family	3,606	3,955	4,555	5,918	7,054	8,585	3,838	3,059	1,996	1,541	1,672	1,880	2,823	3,741	3,717	3,492
Multifamily	938	1,123	602	887	1,117	1,244	2,042	481	130	133	147	386	435	20	20	116
Rural submarket																
Total	1,140	901	943	1,005	1,574	2,001	1,462	1,103	577	298	286	356	342	606	558	615
Single-family	729	820	897	924	1,436	1,697	1,212	791	510	298	286	338	334	538	509	584
Multifamily	411	81	46	81	138	304	250	312	67	0	0	18	8	68	49	31

Notes: Numbers may not add to totals because of rounding. Current includes data through September 2014.

Sources: U.S. Census Bureau, Building Permits Survey; estimates by analyst

Table 5. Median Income in the Jacksonville HMA, 1999, 2009, and 2013

	Median Income (\$)			Average Annual Change (%)	
	1999	2009	2013	1999 to 2009	2009 to 2013
Median Family Income	48,800	65,100	63,200	2.9	- 0.7
Median household income	NA	50,010	51,495	NA	0.7

NA = data not available.

Sources: Median Family Income—U.S. Department of Housing and Urban Development, Office of Policy Development and Research; 1999 median household income—2000 Census; 2009 and 2013 median household income—U.S. Census Bureau, 2009 and 2013 American Community Survey 1-year data