

Table 1. Labor Force and Employment in the Lakeland-Winter Haven HMA, 2000 to Current

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	12 Months Ending	
															August 2013	August 2014
Labor force	231.3	236.1	238.0	239.7	247.4	256.0	261.2	269.1	273.1	273.0	277.0	270.6	271.8	273.6	273.8	274.8
Resident employment	221.8	224.3	224.3	226.4	235.4	245.8	251.8	257.4	254.8	242.7	243.2	239.3	244.8	251.2	249.7	254.7
Unemployment	9.5	11.9	13.7	13.3	12.0	10.2	9.3	11.8	18.3	30.4	33.8	31.3	27.0	22.4	24.1	20.1
Unemployment rate (%)	4.1	5.0	5.8	5.5	4.9	4.0	3.6	4.4	6.7	11.1	12.2	11.6	9.9	8.2	8.8	7.3
Total nonfarm payroll jobs	178.7	181.0	180.3	182.2	193.1	205.5	210.0	210.1	206.7	195.9	191.1	190.1	192.6	197.1	195.9	198.9
Goods-producing sectors	34.4	33.3	32.5	31.4	33.0	34.9	35.1	33.4	30.6	26.9	25.2	24.6	24.8	26.6	26.1	27.2
Mining, logging, & construction	14.2	14.4	14.0	13.3	14.8	16.6	17.3	16.2	14.3	12.1	11.0	10.4	10.2	10.9	10.7	11.0
Manufacturing	20.2	18.9	18.4	18.1	18.2	18.3	17.9	17.2	16.4	14.8	14.2	14.2	14.6	15.7	15.4	16.2
Service-providing sectors	144.3	147.7	147.9	150.8	160.1	170.6	174.9	176.7	176.1	169.0	165.9	165.6	167.8	170.5	169.8	171.7
Trade	35.4	34.9	33.5	31.6	32.9	35.6	36.5	36.5	35.7	33.3	32.9	33.5	33.8	34.8	34.5	35.7
Wholesale trade	8.1	8.5	8.5	9.1	9.4	10.3	10.4	10.1	9.6	9.1	8.7	9.0	9.2	9.5	9.4	9.9
Retail trade	27.3	26.4	25.0	22.5	23.5	25.3	26.1	26.4	26.1	24.2	24.2	24.5	24.6	25.3	25.1	25.8
Transportation & utilities	10.1	10.8	10.8	10.9	11.4	12.5	12.9	12.9	12.5	12.0	12.0	12.5	13.2	13.4	13.4	13.6
Information	2.3	2.6	2.4	2.2	2.2	2.3	2.4	2.2	2.1	1.9	1.8	1.7	1.6	1.6	1.6	1.6
Financial activities	9.8	10.5	11.0	11.2	11.1	11.3	11.8	12.0	12.4	12.0	11.8	11.6	11.4	11.6	11.6	11.7
Professional & business services	16.0	18.6	19.0	23.8	29.1	31.6	31.3	30.4	29.7	27.4	25.7	24.3	25.4	26.2	26.3	25.9
Education & health services	22.7	23.1	22.8	23.2	24.4	25.9	26.9	28.3	29.4	29.0	29.2	29.7	29.4	29.9	29.7	30.2
Leisure & hospitality	15.7	15.9	16.6	15.8	16.1	17.3	17.8	18.2	18.2	17.4	16.8	17.8	18.9	19.6	19.2	20.1
Other services	5.3	5.1	5.4	5.5	6.0	6.9	7.4	6.9	6.5	6.1	5.8	5.4	5.3	5.2	5.3	5.2
Government	27.0	26.2	26.3	26.6	26.8	27.4	28.1	29.3	29.7	29.9	30.0	29.2	28.7	28.2	28.4	27.6
Federal	1.7	1.4	1.4	1.4	1.3	1.4	1.4	1.4	1.4	1.4	1.6	1.2	1.1	1.1	1.1	1.0
State	4.6	4.6	4.6	4.5	4.2	4.1	4.2	4.3	4.3	4.3	4.4	4.3	4.1	3.8	3.9	3.7
Local	20.8	20.2	20.3	20.8	21.3	21.9	22.5	23.6	24.1	24.2	24.0	23.6	23.6	23.3	23.4	22.9

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

Source: U.S. Bureau of Labor Statistics

Table 2. Population and Household Trends in the Lakeland-Winter Haven 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										
Lakeland-Winter Haven HMA	483,924	602,095	630,300	651,000	11,800	2.2	6,375	1.0	6,900	1.1
Households										
Lakeland-Winter Haven HMA	187,233	227,485	233,950	240,400	4,025	2.0	1,475	0.6	2,150	0.9

Notes: Rates of change are calculated on a compound basis. The current date is September 1, 2014. The forecast date is September 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 Lakeland-Winter Haven HMA, 2000, 2010, and Current

	Lakeland-Winter Haven HMA		
	2000	2010	Current
Total housing inventory	226,376	281,214	283,900
Occupied units	187,233	227,485	233,950
Owner-occupied	137,389	160,442	156,700
%	73.4	70.5	67.0
Renter-occupied	49,844	67,043	77,250
%	26.6	29.5	33.0
Vacant units	39,143	53,729	49,950
Available units	11,477	19,845	13,450
For sale	4,070	7,283	4,850
Rate (%)	2.9	4.3	3.0
For rent	7,407	12,562	8,575
Rate (%)	12.9	15.8	10.0
Other vacant	27,666	33,884	36,500

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

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

Table 4. Residential Building Permit Activity in the Lakeland-Winter Haven 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	
															August 2013	August 2014
Lakeland-Winter Haven HMA																
Total	4,746	4,521	4,972	6,823	10,242	13,179	9,350	4,222	3,249	1,135	1,200	1,156	1,522	2,034	1,865	2,375
Single-family	3,520	3,839	4,422	6,261	8,715	11,980	7,609	3,854	2,268	1,135	1,112	1,074	1,382	1,994	1,825	2,375
Multifamily	1,226	682	550	562	1,527	1,199	1,741	368	981	0	88	82	140	40	40	0

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

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

Table 5. Median Income in the Lakeland-Winter Haven HMA, 1999, 2009, and 2013

	Median Income (\$)			Average Annual Change (%)	
	1999	2009	2013	1999 to 2009	2009 to 2013
Median Family Income	42,100	52,200	51,000	2.2	- 0.6
Median household income	36,036	41,911	42,435	1.5	0.3

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