

As of July 1, 2023.

Table 1. Labor Force and Employment in the Columbus HMA, 2000 Through June 2023

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	12 Months Ending	
																								June 2022	June 2023
Labor Force	908.2	925.0	931.2	938.8	942.7	953.3	976.4	997.8	1,004.7	993.3	1,005.9	1,001.0	1,004.5	1,015.5	1,030.7	1,042.2	1,060.0	1,082.8	1,091.8	1,110.8	1,105.2	1,115.0	1,123.2	1,121.4	1,127.1
Resident Employment	876.2	891.5	882.9	886.3	888.4	900.8	929.5	949.3	946.9	906.8	915.0	922.5	939.6	949.7	979.9	998.3	1,015.4	1,038.5	1,049.7	1,070.7	1,026.3	1,063.1	1,085.0	1,080.9	1,090.2
Unemployment	31.9	33.4	48.3	52.5	54.3	52.5	46.9	48.5	57.7	86.5	90.9	78.5	64.9	65.8	50.8	43.9	44.6	44.3	42.1	40.1	78.9	51.9	38.2	40.5	36.9
Unemployment Rate (%)	3.5	3.6	5.2	5.6	5.8	5.5	4.8	4.9	5.7	8.7	9.0	7.8	6.5	6.5	4.9	4.2	4.2	4.1	3.9	3.6	7.1	4.7	3.4	3.6	3.3
Total Nonfarm Payroll Jobs	933.7	938.1	931.3	928.1	934.0	941.0	949.9	960.8	957.2	922.8	920.3	941.4	968.0	991.6	1,016.6	1,040.6	1,064.3	1,085.4	1,100.3	1,113.8	1,063.8	1,101.3	1,139.8	1,125.5	1,146.4
Goods-Producing Sectors	147.5	141.5	134.4	128.7	125.5	122.8	121.3	118.4	113.0	98.5	93.5	95.9	98.8	102.0	104.4	107.4	109.1	112.3	115.4	117.6	114.0	117.5	122.1	119.8	124.3
Mining, Logging, & Construction	43.3	43.4	42.2	41.9	42.1	41.5	41.1	39.5	36.4	30.7	28.5	29.8	30.8	32.6	34.4	35.7	37.5	39.9	42.2	44.0	43.8	45.0	48.0	46.3	50.2
Manufacturing	104.2	98.1	92.2	86.8	83.4	81.3	80.2	78.9	76.6	67.8	65.0	66.1	68.0	69.4	70.0	71.7	71.6	72.3	73.3	73.6	70.2	72.5	74.1	73.5	74.1
Service-Providing Sectors	786.2	796.6	796.9	799.4	808.5	818.3	828.6	842.4	844.2	824.4	826.8	845.5	869.2	889.6	912.2	933.2	955.2	973.1	984.9	996.2	949.7	983.8	1,017.7	1,005.7	1,022.1
Wholesale & Retail Trade	163.4	161.6	156.1	150.3	147.7	146.6	143.6	142.9	142.6	136.4	134.8	137.2	138.8	140.4	143.2	143.9	144.9	144.5	144.5	143.6	136.9	140.8	143.0	142.5	142.3
Wholesale Trade	39.4	39.7	38.7	37.7	37.0	37.3	37.6	38.4	39.0	37.2	37.1	37.3	38.1	38.7	40.9	41.2	41.4	40.9	41.4	41.8	40.3	40.6	41.3	41.0	41.2
Retail Trade	124.0	121.9	117.4	112.6	110.7	109.3	106.0	104.5	103.6	99.2	97.7	99.9	100.7	101.7	102.3	102.7	103.5	103.6	103.1	101.8	96.6	100.2	101.7	101.5	101.1
Transportation & Utilities	35.2	35.8	36.1	37.6	39.5	42.0	46.0	50.4	49.7	45.1	43.2	44.7	46.2	46.9	48.7	53.2	57.0	62.6	64.1	69.7	78.7	85.8	94.0	91.4	93.6
Information	22.6	22.7	21.4	20.6	19.8	19.4	18.9	18.6	17.8	17.1	16.8	16.9	17.2	18.5	17.5	16.9	16.9	17.4	17.5	17.2	15.8	16.8	18.2	17.8	18.1
Financial Activities	76.2	77.5	77.7	76.3	74.4	73.4	74.3	73.5	71.3	69.6	69.3	71.0	73.7	75.4	76.6	79.4	82.8	84.9	86.0	86.5	84.8	85.5	85.2	86.1	84.4
Professional & Business Services	130.2	132.8	129.8	131.8	135.3	138.9	143.7	150.2	153.7	146.0	146.8	151.9	159.2	165.8	175.5	176.9	180.5	180.0	181.4	182.1	174.7	181.3	189.4	186.1	189.8
Education & Health Services	89.5	92.1	95.9	99.3	103.0	106.2	109.1	112.4	115.9	120.7	126.2	131.4	136.3	138.8	144.0	148.9	153.2	158.6	161.8	163.1	155.2	158.0	160.2	158.8	160.9
Leisure & Hospitality	81.6	82.6	85.1	86.4	88.5	89.7	90.3	91.0	89.8	87.5	87.3	90.5	94.6	99.5	100.1	102.7	104.7	106.5	107.8	109.1	89.0	97.6	105.6	103.1	107.8
Other Services	34.9	35.9	37.4	38.4	39.1	38.2	38.2	37.6	37.2	36.3	36.0	35.9	37.5	38.3	39.5	40.8	41.3	41.1	41.7	42.0	37.5	40.0	42.0	41.1	43.3
Government	152.6	155.8	157.3	158.7	161.2	164.0	164.5	165.9	166.4	165.7	166.4	166.0	165.8	166.0	167.2	170.5	174.0	177.7	180.0	183.1	177.0	178.1	180.1	178.8	182.1
Federal	14.2	14.0	13.9	13.6	13.2	13.0	13.0	13.4	13.9	14.4	15.6	14.8	14.4	13.9	13.7	13.8	14.3	14.5	14.5	14.5	14.8	14.5	14.3	14.4	14.5
State	63.9	64.7	64.5	64.4	65.6	67.2	67.5	68.6	67.6	67.3	67.7	67.4	68.2	68.8	69.9	72.7	73.9	75.9	77.3	79.0	75.0	76.1	76.3	75.8	76.8
Local	74.5	77.1	79.0	80.7	82.4	83.7	84.0	83.9	84.9	84.0	83.1	83.8	83.1	83.2	83.6	84.0	85.8	87.3	88.3	89.6	87.3	87.5	89.4	88.5	90.8

Notes: Numbers may not add to totals due to rounding. Data are reported in thousands.

Source: U.S. Bureau of Labor Statistics



As of July 1, 2023.

Table 2. Population and Household Trends in the Columbus 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										
Columbus HMA	1,675,013	1,901,974	2,177,100	2,235,300	22,700	1.3	20,800	1.0	19,450	0.9
Franklin County Submarket	1,068,978	1,163,414	1,328,000	1,355,000	9,450	0.9	12,450	1.0	9,050	0.7
Suburban Counties Submarket	606,035	738,560	849,100	880,300	13,250	2.0	8,350	1.1	10,400	1.2
Households										
Columbus HMA	659,945	748,517	868,500	895,000	8,850	1.3	9,050	1.1	8,850	1.0
Franklin County Submarket	438,778	477,235	555,000	569,200	3,850	0.8	5,875	1.1	4,725	0.8
Suburban Counties Submarket	221,167	271,282	313,500	325,800	5,000	2.1	3,175	1.1	4,125	1.3

Notes: The current date is July 1, 2023. The forecast date is July 1, 2026.

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



As of July 1, 2023.

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

	Columbus HMA			Franklin County Submarket			Suburban Counties Submarket		
	2000	2010	Current	2000	2010	Current	2000	2010	Current
Total Housing Inventory	706,212	820,968	925,175	471,016	527,186	592,175	235,196	293,782	333,000
Occupied Units	659,945	748,517	868,450	438,778	477,235	555,000	221,167	271,282	313,450
Owner-Occupied	419,298	471,071	523,000	249,633	264,583	286,500	169,665	206,488	236,500
%	63.5	62.9	60.2	56.9	55.4	51.6	76.7	76.1	75.5
Renter-Occupied	240,647	277,446	345,450	189,145	212,652	268,500	51,502	64,794	76,950
%	36.5	37.1	39.8	43.1	44.6	48.4	23.3	23.9	24.5
Vacant Units	46,267	72,451	56,725	32,238	49,951	37,175	14,029	22,500	19,550
Available Units	27,877	41,732	31,125	21,268	31,112	23,375	6,609	10,620	7,750
For Sale	7,205	12,496	5,575	4,390	7,885	3,175	2,815	4,611	2,400
Rate (%)	1.7	2.6	1.1	1.7	2.9	1.1	1.6	2.2	1.0
For Rent	20,672	29,236	25,550	16,878	23,227	20,200	3,794	6,009	5,350
Rate (%)	7.9	9.5	6.9	8.2	9.8	7.0	6.9	8.5	6.5
Other Vacant	18,390	30,719	25,600	10,970	18,839	13,800	7,420	11,880	11,800

Notes: The current date is July 1, 2023. In this analysis conducted by the U.S. Department of Housing and Urban Development (HUD), other vacant units include all vacant units that are not available for sale or for rent. The term therefore includes units rented or sold but not occupied; held for seasonal, recreational, or occasional use; used by migrant workers; and the category specified as “other” vacant by the Census Bureau.

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



As of July 1, 2023.

Table 4. Residential Building Permit Activity in the Columbus HMA, 2000 Through June 2023

Type of Building Permit	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	12 Months Ending	
																								June 2022	June 2023
Columbus HMA																									
Total	15,448	15,845	17,114	16,717	13,473	12,510	8,088	6,599	4,590	4,269	4,651	3,602	6,287	7,173	8,706	9,179	11,230	10,326	10,501	13,568	12,916	13,244	12,879	13,597	9,343
Sales	12,238	11,421	13,132	14,099	11,862	10,245	6,735	5,028	3,366	2,731	3,002	2,610	3,278	3,785	3,619	3,808	4,659	4,671	4,735	4,990	5,619	7,154	5,958	6,493	5,199
Rental	3,210	4,424	3,982	2,618	1,611	2,265	1,353	1,571	1,224	1,538	1,649	992	3,009	3,388	5,087	5,371	6,571	5,655	5,766	8,578	7,297	6,090	6,921	7,104	4,144
Franklin County Submarket																									
Total	9,321	9,757	10,243	9,580	7,086	7,284	4,639	3,967	2,786	2,889	3,238	2,220	3,848	4,264	6,284	6,298	7,237	6,718	5,750	9,681	8,506	7,460	8,519	8,800	5,858
Sales	6,392	5,909	7,225	7,466	5,984	5,671	3,630	2,625	1,918	1,583	1,705	1,347	1,653	1,562	1,770	1,769	1,986	2,052	1,664	1,972	2,044	2,453	2,121	2,376	1,889
Rental	2,929	3,848	3,018	2,114	1,102	1,613	1,009	1,342	868	1,306	1,533	873	2,195	2,702	4,514	4,529	5,251	4,666	4,086	7,709	6,462	5,007	6,398	6,424	3,969
Suburban Counties Submarket																									
Total	6,127	6,088	6,871	7,137	6,387	5,226	3,449	2,632	1,804	1,380	1,413	1,382	2,439	2,909	2,422	2,881	3,993	3,608	4,751	3,887	4,410	5,784	4,360	4,797	3,485
Sales	5,846	5,512	5,907	6,633	5,878	4,574	3,105	2,403	1,448	1,148	1,297	1,263	1,625	2,223	1,849	2,039	2,673	2,619	3,071	3,018	3,575	4,701	3,837	4,117	3,310
Rental	281	576	964	504	509	652	344	229	356	232	116	119	814	686	573	842	1,320	989	1,680	869	835	1,083	523	680	175

Sources: U.S. Census Bureau, Building Permits Survey; 2000 through 2022—final data and estimates by the analyst; 2023—preliminary data and estimates by the analyst



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Table 5. Median Income in the Columbus HMA 1999, 2010, and 2021

	Median Income (\$)			Average Annual Change (%)	
	1999	2010	2021	1999 to 2010	2010 to 2021
Median Family Income	NA	68,600	83,800	NA	1.8
Median Household Income	NA	51,039	71,839	NA	3.2

NA = data not available.
Sources: Median family income—HUD, Office of Policy Development and Research; 1999 median household income—2000 Census; 2010 and 2021 median household income—U.S. Census Bureau, 2010 and 2021 American Community Survey 1-year data

