

Table 1. Labor Force and Employment in the Riverside-San Bernardino-Ontario HMA, 1990 to June 2006

	1990	1991	1992	1993	1994	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004	2005	12 Months Ending	
																	June 2005	June 2006
Labor Force	1,172.4	1,193.4	1,245.2	1,259.0	1,268.5	1,283.2	1,299.5	1,342.4	1,380.7	1,440.6	1,420.5	1,473.1	1,537.5	1,587.1	1,647.9	1,711.8	1,685.4	1,719.9
Total Resident Employment	1,097.9	1,084.3	1,111.8	1,120.5	1,146.9	1,172.4	1,197.4	1,248.2	1,295.9	1,366.2	1,348.7	1,395.7	1,442.5	1,487.7	1,554.0	1,625.5	1,595.3	1,638.3
Unemployment	74.5	109.1	133.4	138.5	121.6	110.8	102.1	94.2	84.8	74.4	71.8	77.4	95.0	99.4	93.9	86.3	90.1	81.6
Rate (%)	6.4	9.1	10.7	11.0	9.6	8.6	7.9	7.0	6.1	5.2	5.1	5.3	6.2	6.3	5.7	5.0	5.3	4.7
Total Nonfarm Employment	712.6	718.9	729.6	733.9	751.3	779.9	803.5	841.5	882.2	939.0	988.4	1,029.7	1,064.5	1,099.2	1,149.7	1,217.1	1,192.1	1,232.8
Goods Producing	138.0	127.1	122.6	119.1	127.8	135.0	143.1	156.2	171.5	188.3	201.5	208.2	207.5	216.3	232.0	243.7	239.0	247.1
Natural Resources	1.4	1.4	1.3	1.2	1.2	1.3	1.4	1.5	1.4	1.3	1.3	1.2	1.2	1.2	1.2	1.3	1.2	1.3
Construction	58.8	46.8	42.1	39.1	41.7	44.8	47.9	53.5	61.0	71.7	80.1	88.4	90.9	99.0	110.8	122.2	117.2	125.6
Manufacturing	77.9	78.8	79.3	78.7	84.8	89.0	93.7	101.3	109.1	115.3	120.1	118.6	115.4	116.1	120.0	120.2	120.6	120.2
Service Providing	574.6	591.8	607.0	614.8	623.5	644.8	660.4	685.3	710.8	750.7	786.9	821.6	857.0	882.9	917.7	973.4	953.1	985.7
Trade	123.6	125.4	131.1	133.1	132.0	136.6	141.1	146.8	149.2	156.7	165.7	173.8	179.4	186.2	196.2	214.2	208.2	217.6
Wholesale Trade	24.4	24.1	25.2	26.2	26.6	27.7	30.7	32.0	33.1	34.9	38.3	41.6	41.9	43.5	44.4	49.2	47.9	50.2
Retail Trade	99.2	101.3	105.9	106.9	105.4	108.9	110.4	114.8	116.1	121.8	127.4	132.2	137.5	142.7	151.8	165.0	160.3	167.4
Transportation & Utilities	24.0	27.2	27.9	30.4	32.7	35.9	36.1	37.8	42.0	44.8	46.4	45.6	46.8	50.1	54.3	59.7	58.3	60.9
Information	13.4	13.6	13.4	13.9	12.8	12.3	11.7	11.5	12.4	12.8	12.9	14.6	14.1	13.9	13.8	14.4	14.4	14.4
Financial Activities	33.0	33.6	33.5	34.2	34.4	32.1	32.5	32.7	33.0	34.8	34.8	38.2	39.5	42.6	45.3	48.7	47.3	49.5
Professional & Business Services	62.8	61.4	64.5	64.6	65.4	68.2	68.3	73.7	81.7	89.4	97.0	101.7	106.8	115.4	125.2	132.5	128.8	135.9
Education & Health Services	68.4	74.4	75.7	78.3	81.1	85.9	88.9	92.8	96.4	99.7	102.2	106.0	112.4	115.8	117.7	120.0	119.2	120.4
Leisure & Hospitality	75.3	75.7	77.3	78.5	80.5	83.7	86.3	88.9	90.7	95.8	100.8	104.4	107.2	109.0	115.2	122.4	119.7	123.4
Other Services	24.1	25.4	26.0	26.3	26.9	27.4	28.2	29.5	30.8	33.6	35.0	37.1	38.1	38.4	38.8	41.2	40.3	41.5
Government	150.2	155.1	157.5	155.6	157.8	162.6	167.3	171.6	174.7	183.1	192.1	200.2	212.7	211.6	211.5	220.4	216.9	222.1
Federal	21.6	20.6	20.5	19.4	18.6	18.7	18.9	18.5	17.5	17.5	18.2	16.9	16.9	17.0	17.1	18.6	17.9	18.7
State	18.9	19.4	19.1	19.2	20.2	21.2	21.6	22.1	22.5	23.5	24.6	25.8	26.6	26.6	26.6	27.0	26.8	27.0
Local	109.7	115.1	117.9	117.1	119.0	122.7	126.9	131.1	134.6	142.1	149.3	157.6	169.3	167.9	167.8	174.8	172.2	176.4

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

Source: California Employment Development Department

Table 2. Population and Household Trends in the Riverside-San Bernardino-Ontario HMA, 1990 to Forecast

	April 1990	April 2000	Current Date	Forecast Date	Average Annual Change					
					1990 to 2000		2000 to Current		Current to Forecast	
					Number	Rate (%)	Number	Rate (%)	Number	Rate (%)
Population										
Riverside-San Bernardino-Ontario HMA	2,588,793	3,254,821	4,030,800	4,404,100	66,603	2.3	124,150	3.5	124,450	3.0
Riverside County Submarket	1,170,413	1,545,387	2,023,900	2,254,000	37,497	2.8	76,550	4.4	76,700	3.7
San Bernardino County Submarket	1,418,380	1,709,434	2,006,900	2,150,100	29,105	1.9	47,600	2.6	47,750	2.3
Households										
Riverside-San Bernardino-Ontario HMA	866,804	1,034,812	1,281,600	1,401,700	16,801	1.8	39,500	3.5	40,000	3.0
Riverside County Submarket	402,067	506,218	665,300	742,000	10,415	2.3	25,450	4.5	25,550	3.7
San Bernardino County Submarket	464,737	528,594	616,300	659,700	6,386	1.3	14,050	2.5	14,450	2.3

Notes: Numbers may not add to totals due to rounding. Rate of change is calculated on a compound basis.

Sources: 1990 and 2000—U.S. Census Bureau; current and forecast—estimates by analyst

Table 3. Housing Inventory, Tenure, and Vacancy in the Riverside-San Bernardino-Ontario HMA, 1990, 2000, and Current

	Riverside-San Bernardino-Ontario HMA			Riverside County Submarket			San Bernardino County Submarket		
	1990	2000	Current	1990	2000	Current	1990	2000	Current
Total Housing Inventory	1,021,179	1,186,043	1,414,450	483,847	584,674	742,800	542,332	601,369	671,650
Occupied Units	866,804	1,034,812	1,281,600	402,067	506,218	665,300	464,737	528,594	616,300
Owners	565,185	689,493	900,800	270,820	348,479	488,300	294,365	341,014	412,500
%	65.2	66.6	70.3	67.4	68.8	73.4	63.3	64.5	66.9
Renters	301,619	345,319	380,800	131,247	157,739	177,000	170,372	187,580	203,800
%	34.8	33.4	29.7	32.6	31.2	26.6	36.7	35.5	33.1
Vacant Units	154,375	151,231	132,850	81,780	78,456	77,500	77,595	72,775	55,350
Available Units	54,764	50,625	35,400	28,595	22,560	18,250	26,169	28,065	17,150
For Sale	23,689	22,464	9,100	14,027	9,854	4,950	9,662	12,610	4,150
Rate (%)	4.0	3.2	1.0	4.9	2.7	1.0	3.2	3.6	1.0
For Rent	31,075	28,161	26,300	14,568	12,706	13,300	16,507	15,455	13,000
Rate (%)	9.3	7.5	6.5	10.0	7.5	7.0	8.8	7.6	6.0
Other Vacant	99,611	100,606	97,450	53,185	55,896	59,250	51,426	44,710	38,200

Note: Numbers may not add to totals due to rounding.

Sources: 1990 and 2000—U.S. Census Bureau; current—estimates by analyst

Table 4. Residential Building Permit Activity in the Riverside-San Bernardino-Ontario HMA, 1990 to July 1, 2006

	1990	1991	1992	1993	1994	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004	2005	12 Months Ending	
																	June 2005	June 2006
Riverside-San Bernardino-Ontario HMA																		
Total	28,612	16,092	15,471	13,052	12,824	10,698	12,362	15,195	18,654	20,921	21,496	27,417	32,474	42,252	51,463	51,295	50,500	50,500
Single-family	23,126	12,840	13,511	12,300	12,314	10,504	11,713	13,871	16,259	19,018	19,090	23,596	30,038	35,965	43,142	45,792	43,750	44,200
Multifamily	5,486	3,252	1,960	752	510	194	649	1,324	2,395	1,903	2,406	3,821	2,436	6,287	8,321	5,503	6,750	6,300
Riverside County Submarket																		
Total	15,362	9,283	8,220	7,274	8,015	6,806	7,540	9,747	12,527	14,154	15,025	19,012	22,255	30,353	33,446	34,531	33,750	34,050
Single-family	12,136	6,900	7,627	7,004	7,650	6,739	7,053	8,770	10,643	12,490	13,323	16,778	20,912	25,424	29,182	30,638	29,650	28,950
Multifamily	3,226	2,383	593	270	365	67	487	977	1,884	1,664	1,702	2,234	1,343	4,929	4,264	3,893	4,100	5,100
San Bernardino County Submarket																		
Total	13,250	6,809	7,251	5,778	4,809	3,892	4,822	5,448	6,127	6,767	6,471	8,405	10,219	11,899	18,017	16,764	16,750	16,450
Single-family	10,990	5,940	5,884	5,296	4,664	3,765	4,660	5,101	5,616	6,528	5,767	6,818	9,126	10,541	13,960	15,154	14,100	15,250
Multifamily	2,260	869	1,367	482	145	127	162	347	511	239	704	1,587	1,093	1,358	4,057	1,610	2,650	1,200

Sources: U.S. Census Bureau, Building Permits Survey

Table 5. Median Family Income in the Riverside-San Bernardino-Ontario HMA, 1989, 1999, and 2006

	1989	1999	2006	Average Annual Change (%)	
				1989 to 1999	1999 to 2006
Median Family Income (\$)	37,274	47,400	57,500	2.7	3.0
Median Household Income (\$)	32,741	42,404	52,200	3.0	3.3

Sources: 1990 and 2000—U.S. Census Bureau; 2006—U.S. Department of Housing and Urban Development, Office of Policy Development and Research