

As of January 1, 2021

Table 1. Labor Force and Employment in the Wilmington HMA, 2000 Through December 2020

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
Labor Force	347.8	352.4	346.4	343.9	345.4	351.1	357.0	357.7	360.2	354.1	355.7	361.9	362.5	360.8	366.0	374.5	376.4	377.6	379.5	382.8	377.4
Resident Employment	335.1	339.8	331.4	327.9	330.4	335.3	342.7	344.5	342.0	323.5	324.6	333.4	334.9	335.5	344.4	355.4	358.7	360.3	364.6	368.2	347.0
Unemployment	12.7	12.6	15.0	16.0	15.0	15.8	14.2	13.1	18.2	30.6	31.1	28.5	27.6	25.2	21.7	19.1	17.7	17.4	14.9	14.6	30.4
Unemployment Rate (%)	3.6	3.6	4.3	4.7	4.3	4.5	4.0	3.7	5.1	8.6	8.7	7.9	7.6	7.0	5.9	5.1	4.7	4.6	3.9	3.8	8.1
Total Nonfarm Payroll Jobs	349.7	346.5	342.6	339.6	345.2	347.5	350.7	352.1	349.3	333.0	328.8	331.8	334.3	342.0	348.6	355.7	357.3	358.7	361.4	363.9	338.4
Goods-Producing Sectors	51.0	49.0	47.2	45.1	45.3	44.9	46.6	45.1	42.6	35.6	33.6	34.0	33.8	33.9	33.4	34.1	34.7	34.7	35.2	36.0	33.5
Mining, Logging, & Construction	19.5	19.5	19.5	19.5	20.4	20.9	22.1	21.0	19.8	16.1	15.4	15.4	15.0	15.5	15.4	16.2	16.8	17.0	17.0	17.4	15.8
Manufacturing	31.6	29.6	27.6	25.6	24.9	23.9	24.6	24.1	22.8	19.5	18.3	18.6	18.7	18.5	18.0	17.9	17.9	17.6	18.1	18.6	17.7
Service-Providing Sectors	298.6	297.4	295.5	294.5	299.8	302.7	304.1	307.1	306.7	297.4	295.2	297.8	300.6	308.0	315.2	321.6	322.6	324.0	326.2	327.9	304.9
Wholesale & Retail Trade	51.7	50.8	51.0	51.4	52.0	52.4	52.3	51.6	49.9	46.4	45.5	45.7	46.0	46.3	46.6	46.7	46.5	45.8	45.5	45.4	43.5
Wholesale Trade	11.6	12.0	12.1	12.4	13.3	13.3	13.2	13.0	12.6	11.6	10.7	10.6	10.6	10.3	10.1	9.7	9.1	8.8	9.1	9.4	8.8
Retail Trade	40.1	38.8	38.9	39.0	38.7	39.1	39.1	38.6	37.3	34.8	34.8	35.1	35.4	36.0	36.5	37.0	37.4	37.0	36.4	36.0	34.6
Transportation & Utilities	14.3	13.7	13.7	13.6	13.3	13.1	13.8	13.9	14.0	13.3	13.2	13.4	14.1	15.6	16.9	17.9	18.3	18.8	19.0	20.3	19.2
Information	7.2	7.3	7.0	6.6	6.3	5.9	5.9	6.1	6.2	5.7	5.2	5.0	4.8	4.4	4.2	3.9	3.8	3.7	3.3	3.1	2.8
Financial Activities	40.6	41.0	41.1	39.7	38.9	39.1	39.2	40.9	40.8	39.6	38.7	38.8	38.8	40.4	41.6	43.1	43.5	44.3	43.8	43.9	42.5
Professional & Business Services	59.4	57.3	55.0	54.5	57.5	57.6	56.2	55.5	54.2	50.0	49.0	50.0	51.0	52.3	53.5	53.9	53.3	52.6	53.2	52.4	50.0
Education & Health Services	38.8	39.7	40.8	42.2	43.6	45.0	46.7	49.0	51.0	52.6	52.9	53.7	54.9	57.0	59.0	60.8	61.3	62.2	63.5	64.1	60.0
Leisure & Hospitality	27.2	27.5	27.9	28.3	29.1	29.6	30.0	30.1	30.4	29.5	30.3	31.3	31.3	32.2	32.7	33.7	33.9	34.4	35.2	35.4	26.5
Other Services	12.0	12.6	12.7	13.1	13.7	14.1	14.4	14.4	14.2	13.7	13.6	13.9	13.9	14.0	14.1	14.4	14.4	14.2	14.1	14.2	13.0
Government	47.6	47.6	46.3	45.0	45.4	45.9	45.6	45.4	46.0	46.6	46.8	46.0	45.8	46.0	46.8	47.3	47.6	48.0	48.6	49.2	47.5
Federal	6.0	6.5	6.3	6.1	5.7	5.2	4.8	4.7	4.8	4.9	5.2	4.9	4.8	5.0	5.2	5.3	5.3	5.4	5.5	5.6	5.8
State	18.5	19.1	18.6	18.6	19.0	19.0	18.6	18.5	18.6	19.3	19.1	18.7	18.6	18.7	19.2	19.5	19.3	19.7	20.0	20.2	19.0
Local	23.1	22.0	21.4	20.4	20.7	21.7	22.2	22.3	22.6	22.5	22.5	22.5	22.4	22.4	22.4	22.5	22.9	22.9	23.2	23.4	22.6

Notes: Numbers may not add to totals due to rounding. Data are reported in thousands.
Source: U.S. Bureau of Labor Statistics



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

	2000	2010	Current	Forecast	Average Annual Change					
					2000 to 2020		2010 to Current		Current to Forecast	
					Number	Rate (%)	Number	Rate (%)	Number	Rate (%)
Population										
Wilmington HMA	650,501	705,670	724,900	728,400	5,525	0.8	1,800	0.3	1,175	0.2
Households										
Wilmington HMA	244,453	264,808	277,700	280,300	2,025	0.8	1,200	0.4	890	0.3

Notes: The current date is January 1, 2021. The forecast date is January 1, 2024.
Sources: 2000 and 2010—2000 Census and 2010 Census; current and forecast—estimates by the analyst



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

	Wilmington HMA		
	2000	2010	Current
Total Housing Inventory	260,140	286,031	298,800
Occupied Units	244,453	264,808	277,650
Owner-Occupied	173,642	186,439	190,000
%	71.0	70.4	68.4
Renter-Occupied	70,811	78,369	87,650
%	29.0	29.6	31.6
Vacant Units	15,687	21,223	21,100
Available Units	7,913	11,527	8,800
For Sale	2,343	3,350	2,375
Rate (%)	1.3	1.8	1.2
For Rent	5,570	8,177	6,425
Rate (%)	7.3	9.4	6.8
Other Vacant	7,774	9,696	12,300

Note: The current date is January 1, 2021.

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



Table 4. Residential Building Permit Activity in the Wilmington HMA, 2000 Through December 2020

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
Wilmington HMA																					
Total	4,030	3,086	3,593	3,805	3,448	2,991	2,913	2,417	1,616	1,180	1,174	1,081	1,984	1,727	2,445	2,390	2,458	2,808	1,982	2,035	2,204
Sales	2,500	2,528	3,213	2,947	3,096	2,474	2,440	1,873	1,261	922	1,044	931	1,001	1,204	1,513	1,567	1,293	1,479	1,494	1,647	1,559
Rental	1,530	558	380	858	352	517	473	544	355	258	130	150	983	523	932	823	1,165	1,329	488	388	645

Sources: U.S. Census Bureau, Building Permits Survey; 2000 through 2019—final data and estimates by the analyst; 2020—preliminary data and estimates by the analyst



Table 5. Median Income in the Wilmington HMA, 1999, 2009, and 2019

	Median Income (\$)			Average Annual Change (%)	
	1999	2009	2019	1999 to 2009	2009 to 2019
Median Family Income	57,800	78,300	96,600	3.1	2.1
Median Household Income	NA	58,100	74,500	NA	2.5

NA = data not available.

Sources: Median family income—HUD, Office of Policy Development and Research; 1999 median household income—2000 Census; 2009 and 2019 median household income—U.S. Census Bureau, 2009 and 2019 American Community Survey 1-year data

