

Economic Overview

Del Rey Oaks



JOBS **e Q**

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Demographic Profile

The population in the Del Rey Oaks was 67,148 per American Community Survey data for 2012-2016.

The region has a civilian labor force of 31,902 with a participation rate of 63.4%. Of individuals 25 to 64 in the Del Rey Oaks, 36.7% have a bachelor's degree or higher which compares with 31.8% in the nation.

The median household income in the Del Rey Oaks is \$64,452 and the median house value is \$542,916.

Summary¹

	Percent			Value		
	Del Rey Oaks	California	USA	Del Rey Oaks	California	USA
Demographics						
Population (ACS)	—	—	—	67,148	38,654,206	318,558,162
Male	50.3%	49.7%	49.2%	33,758	19,200,970	156,765,322
Female	49.7%	50.3%	50.8%	33,390	19,453,236	161,792,840
Median Age ²	—	—	—	34.6	36.0	37.7
Under 18 Years	20.8%	23.6%	23.1%	13,974	9,140,283	73,612,438
18 to 24 Years	12.7%	10.2%	9.8%	8,516	3,959,511	31,296,577
25 to 34 Years	17.3%	14.7%	13.6%	11,645	5,701,167	43,397,907
35 to 44 Years	12.6%	13.3%	12.7%	8,428	5,159,031	40,548,400
45 to 54 Years	11.7%	13.5%	13.6%	7,873	5,215,194	43,460,466
55 to 64 Years	10.8%	11.6%	12.6%	7,236	4,502,038	40,061,742
65 to 74 Years	7.4%	7.3%	8.3%	4,940	2,822,406	26,355,308
75 Years, and Over	6.8%	5.6%	6.2%	4,536	2,154,576	19,825,324
Race: White	66.2%	61.3%	73.3%	44,478	23,680,584	233,657,078
Race: Black or African American	5.6%	5.9%	12.6%	3,784	2,261,835	40,241,818
Race: American Indian and Alaska Native	0.6%	0.7%	0.8%	422	285,512	2,597,817
Race: Asian	8.2%	13.9%	5.2%	5,503	5,354,608	16,614,625
Race: Native Hawaiian and Other Pacific Islander	1.6%	0.4%	0.2%	1,061	150,908	560,021
Race: Some Other Race	11.0%	13.3%	4.8%	7,368	5,133,600	15,133,856
Race: Two or More Races	6.7%	4.6%	3.1%	4,532	1,787,159	9,752,947
Hispanic or Latino (of any race)	31.0%	38.6%	17.3%	20,801	14,903,982	55,199,107
Economic						
Labor Force Participation Rate and Size (civilian population 16 years and over)	63.4%	63.3%	63.3%	31,902	19,260,868	159,807,099
Armed Forces Labor Force	7.7%	0.4%	0.4%	4,207	130,452	1,011,641
Veterans, Age 18-64	6.7%	3.5%	5.1%	2,654	858,263	10,165,671
Veterans Labor Force Participation Rate and Size, Age 18-64	73.0%	74.6%	75.4%	1,937	640,128	7,664,089
Median Household Income ²	—	—	—	\$64,452	\$63,783	\$55,322
Per Capita Income	—	—	—	\$31,391	\$31,458	\$29,829
Poverty Level (of all people)	12.2%	15.8%	15.1%	7,720	6,004,257	46,932,225
Households Receiving Food Stamps	5.5%	9.4%	13.0%	1,296	1,205,984	15,360,951
Mean Commute Time (minutes)	—	—	—	17.8	28.4	26.1
Commute via Public Transportation	5.6%	5.2%	5.1%	1,885	894,813	7,476,312
Educational Attainment, Age 25-64						
No High School Diploma	14.5%	17.2%	11.6%	5,108	3,530,335	19,478,050
High School Graduate	17.0%	20.3%	26.1%	5,986	4,170,491	43,788,541
Some College, No Degree	21.4%	22.0%	21.5%	7,527	4,532,783	36,025,193

Summary¹

	Percent			Value		
	Del Rey Oaks	California	USA	Del Rey Oaks	California	USA
Associate's Degree	10.3%	8.0%	8.9%	3,633	1,636,710	14,962,488
Bachelor's Degree	22.5%	20.9%	20.2%	7,904	4,304,717	33,845,524
Postgraduate Degree	14.3%	11.7%	11.6%	5,024	2,402,394	19,368,719
Housing						
Total Housing Units	—	—	—	26,283	13,911,737	134,054,899
Median House Value (of owner-occupied units) ²	—	—	—	\$542,916	\$409,300	\$184,700
Homeowner Vacancy	1.7%	1.3%	1.8%	163	89,797	1,395,797
Rental Vacancy	5.9%	3.8%	6.2%	915	232,391	2,855,844
Renter-Occupied Housing Units (% of Occupied Units)	61.2%	45.9%	36.4%	14,497	5,878,380	42,835,169
Occupied Housing Units with No Vehicle Available (% of Occupied Units)	5.7%	7.6%	9.0%	1,348	974,500	10,562,847
Social						
Enrolled in Grade 12 (% of total population)	1.4%	1.6%	1.4%	920	620,023	4,433,703
Disconnected Youth ⁴	0.0%	2.3%	2.8%	0	48,002	485,589
Children in Single Parent Families (% of all children)	30.0%	33.7%	34.7%	4,017	2,942,866	24,318,038
With a Disability, Age 18-64	7.4%	8.2%	10.3%	2,933	1,977,309	20,188,257
With a Disability, Age 18-64, Labor Force Participation Rate and Size	44.5%	40.4%	41.0%	1,304	799,244	8,278,834
Foreign Born	22.7%	27.0%	13.2%	15,220	10,437,630	42,194,354
Speak English Less Than Very Well (population 5 yrs and over)	16.2%	18.6%	8.5%	10,083	6,730,055	25,440,956
Union Membership						
Total ³	16.2%	15.4%	10.7%	—	—	—
Private Sector ³	9.7%	8.2%	6.4%	—	—	—
Manufacturing ³	9.8%	5.7%	8.7%	—	—	—
Public Sector ³	44.8%	58.2%	35.1%	—	—	—

Source: [JobsEQ®](#)

1. American Community Survey 2012-2016, unless noted otherwise

2. Median values for certain aggregate regions (such as MSAs) may be estimated as the weighted averages of the median values from the composing counties.

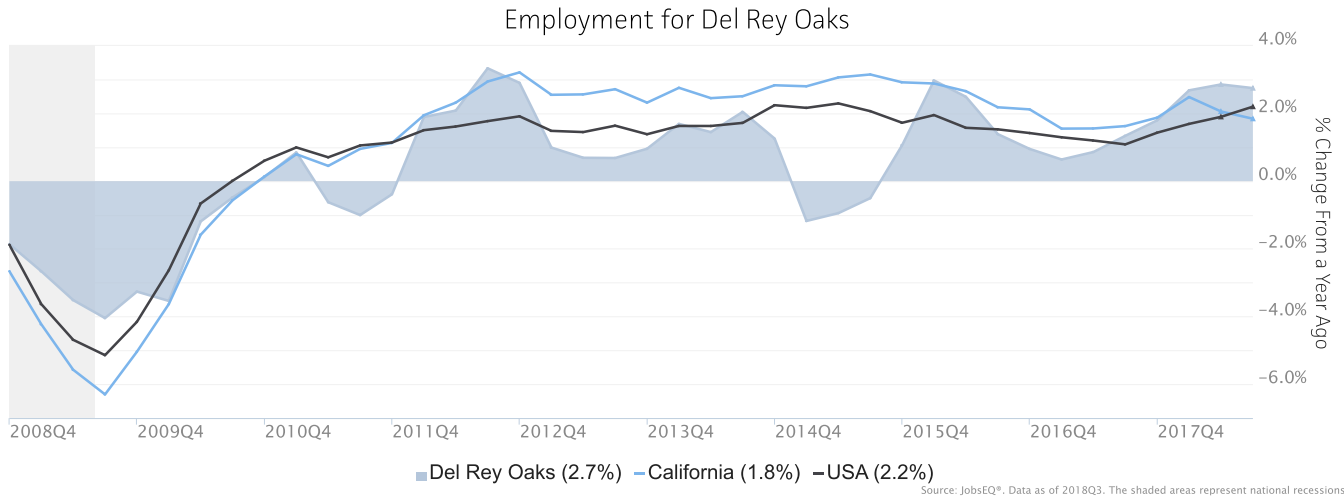
3. 2017; Current Population Survey, unionstats.com, and Chmura; county- and zip-level data are best estimates based upon industry-, MSA-, and state-level data

4. Disconnected Youth are 16-19 year olds who are (1) not in school, (2) not high school graduates, and (3) either unemployed or not in the labor force.

5. Census 2017, annual average growth rate since 2007

Employment Trends

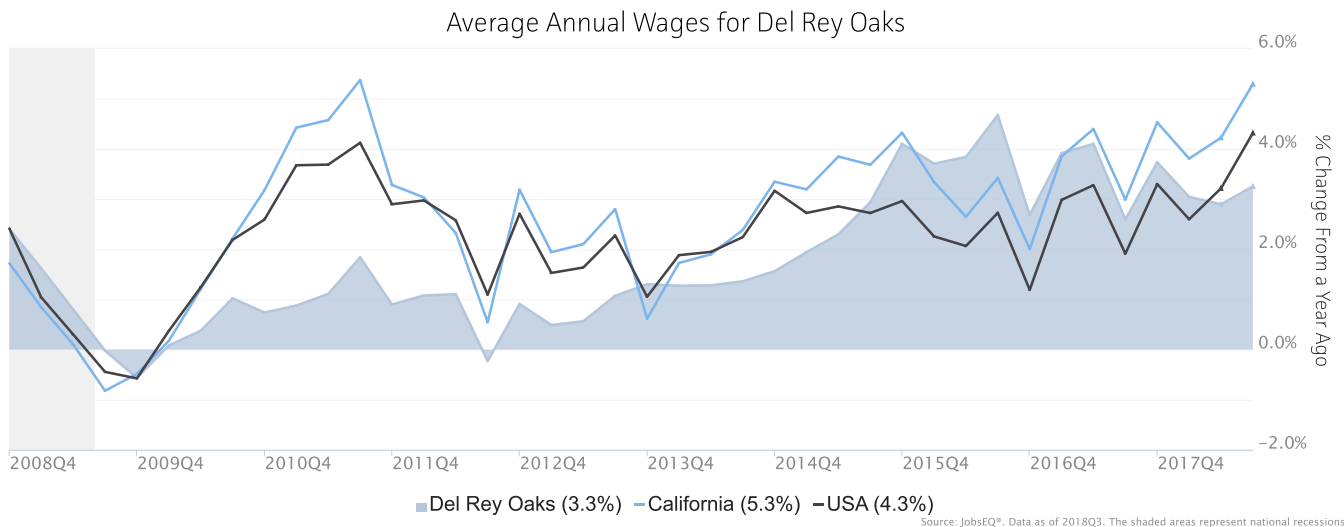
As of 2018Q3, total employment for the Del Rey Oaks was 43,415 (based on a four-quarter moving average). Over the year ending 2018Q3, employment increased 2.7% in the region.



Employment data are derived from the Quarterly Census of Employment and Wages, provided by the Bureau of Labor Statistics and imputed where necessary. Data are updated through 2018Q1 with preliminary estimates updated to 2018Q3.

Wage Trends

The average worker in the Del Rey Oaks earned annual wages of \$48,564 as of 2018Q3. Average annual wages per worker increased 3.3% in the region over the preceding four quarters. For comparison purposes, annual average wages were \$55,994 in the nation as of 2018Q3.



Annual average wages per worker data are derived from the Quarterly Census of Employment and Wages, provided by the Bureau of Labor Statistics and imputed where necessary. Data are updated through 2018Q1 with preliminary estimates updated to 2018Q3.

Cost of Living Index

The Cost of Living Index estimates the relative price levels for consumer goods and services. When applied to wages and salaries, the result is a measure of relative purchasing power. The cost of living is 27.6% higher in Del Rey Oaks than the U.S. average.

Cost of Living Information

	Annual Average Salary	Cost of Living Index	
		(Base US)	US Purchasing Power
Del Rey Oaks	\$48,564	127.6	\$38,054
California	\$67,014	143.4	\$46,723
USA	\$55,994	100.0	\$55,994

Source: [JobsEQ®](#)

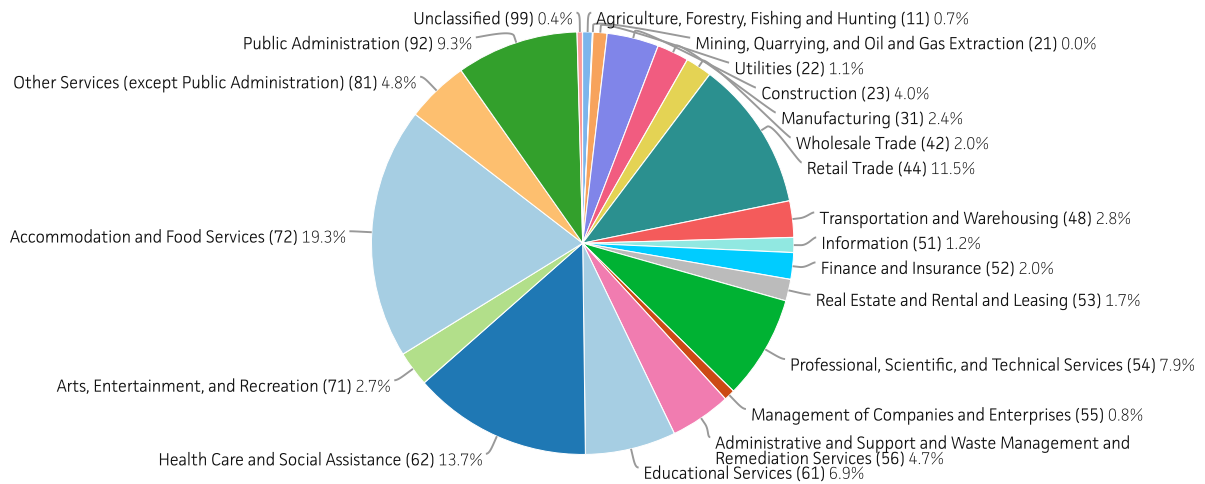
Data as of 2018Q3

Cost of Living per C2ER, data as of 2018q3, imputed by Chmura where necessary.

Industry Snapshot

The largest sector in the Del Rey Oaks is Accommodation and Food Services, employing 8,358 workers. The next-largest sectors in the region are Health Care and Social Assistance (5,961 workers) and Retail Trade (4,996). High location quotients (LQs) indicate sectors in which a region has high concentrations of employment compared to the national average. The sectors with the largest LQs in the region are Accommodation and Food Services (LQ = 2.14), Utilities (2.06), and Public Administration (1.99).

Total Workers for Del Rey Oaks by Industry



Source: JobsEQ®, Data as of 2018Q3

Employment data are derived from the Quarterly Census of Employment and Wages, provided by the Bureau of Labor Statistics and imputed where necessary. Data are updated through 2018Q1 with preliminary estimates updated to 2018Q3.

Sectors in the Del Rey Oaks with the highest average wages per worker are Utilities (\$112,587), Mining, Quarrying, and Oil and Gas Extraction (\$111,408), and Finance and Insurance (\$90,311). Regional sectors with the best job growth (or most moderate job losses) over the last 5 years are Accommodation and Food Services (+1,155 jobs), Health Care and Social Assistance (+947), and Construction (+390).

Over the next 1 year, employment in the Del Rey Oaks is projected to expand by 446 jobs. The fastest growing sector in the region is expected to be Health Care and Social Assistance with a +2.3% year-over-year rate of growth. The strongest forecast by number of jobs over this period is expected for Health Care and Social Assistance (+138 jobs), Accommodation and Food Services (+65), and Professional, Scientific, and Technical Services (+50).

NAICS	Industry	Current			5-Year History		1-Year Forecast				
		Four Quarters Ending with 2018q3			Total Change	Avg Ann % Chg in Empl	Separations (Approximate)			---Growth---	
		Empl	Avg Ann Wages	LQ	Empl	Region	Total New Demand	Exits	Transfers	Empl	Avg Ann Rate
11	Agriculture, Forestry, Fishing and Hunting	324	\$76,656	0.54	-203	-9.3%	38	15	20	3	1.0%
21	Mining, Quarrying, and Oil and Gas Extraction	19	\$111,408	0.10	16	40.2%	2	1	1	0	1.2%
22	Utilities	466	\$112,587	2.06	72	3.4%	42	15	27	0	0.0%
23	Construction	1,721	\$57,162	0.70	390	5.3%	191	61	109	21	1.2%
31	Manufacturing	1,051	\$52,475	0.29	60	1.2%	106	41	69	-3	-0.3%
42	Wholesale Trade	882	\$72,249	0.53	-16	-0.3%	98	35	58	5	0.6%
44	Retail Trade	4,996	\$34,473	1.09	134	0.5%	694	295	373	26	0.5%
48	Transportation and Warehousing	1,206	\$51,299	0.63	16	0.3%	139	55	73	11	0.9%
51	Information	500	\$59,988	0.58	-274	-8.4%	47	18	31	-2	-0.4%
52	Finance and Insurance	884	\$90,311	0.52	184	4.8%	88	32	52	4	0.5%
53	Real Estate and Rental and Leasing	717	\$55,105	0.96	83	2.5%	81	33	40	8	1.1%
54	Professional, Scientific, and Technical Services	3,450	\$72,471	1.20	226	1.4%	348	112	186	50	1.5%
55	Management of Companies and Enterprises	366	\$72,997	0.57	-33	-1.7%	36	12	21	3	0.8%
56	Administrative and Support and Waste Management and Remediation Services	2,021	\$38,224	0.72	200	2.1%	259	99	134	25	1.3%
61	Educational Services	3,012	\$54,601	0.85	77	0.5%	304	135	145	25	0.8%
62	Health Care and Social Assistance	5,961	\$57,540	0.96	947	3.5%	702	277	287	138	2.3%
71	Arts, Entertainment, and Recreation	1,161	\$38,474	1.34	66	1.2%	179	73	90	16	1.4%
72	Accommodation and Food Services	8,358	\$28,050	2.14	1,155	3.0%	1,421	600	755	65	0.8%
81	Other Services (except Public Administration)	2,080	\$35,810	1.10	-376	-3.3%	261	108	129	24	1.1%
92	Public Administration	4,055	\$77,505	1.99	-118	-0.6%	389	159	215	16	0.4%
99	Unclassified	182	\$35,235	2.41	152	43.7%	22	9	12	2	0.9%
	Total - All Industries	43,415	\$48,564	1.00	2,759	1.3%	5,202	2,039	2,717	446	1.0%

Source: [JobsEQ®](#)

Employment data are derived from the Quarterly Census of Employment and Wages, provided by the Bureau of Labor Statistics and imputed where necessary. Data are updated through 2018Q1 with preliminary estimates updated to 2018Q3. Forecast employment growth uses national projections adapted for regional growth patterns.

Occupation Snapshot

The largest major occupation group in the Del Rey Oaks is Food Preparation and Serving Related Occupations, employing 6,159 workers. The next-largest occupation groups in the region are Office and Administrative Support Occupations (6,088 workers) and Sales and Related Occupations (4,522). High location quotients (LQs) indicate occupation groups in which a region has high concentrations of employment compared to the national average. The major groups with the largest LQs in the region are Food Preparation and Serving Related Occupations (LQ = 1.65), Life, Physical, and Social Science Occupations (1.37), and Building and Grounds Cleaning and Maintenance Occupations (1.31).

Occupation groups in the Del Rey Oaks with the highest average wages per worker are Healthcare Practitioners and Technical Occupations (\$110,800), Management Occupations (\$110,700), and Architecture and Engineering Occupations (\$94,100). The unemployment rate in the region varied among the major groups from 1.5% among Legal Occupations to 6.8% among Farming, Fishing, and Forestry Occupations.

Over the next 1 year, the fastest growing occupation group in the Del Rey Oaks is expected to be Healthcare Support Occupations with a +2.4% year-over-year rate of growth. The strongest forecast by number of jobs over this period is expected for Food Preparation and Serving Related Occupations (+62 jobs) and Healthcare Practitioners and Technical Occupations (+48). Over the same period, the highest separation demand (occupation demand due to retirements and workers moving from one occupation to another) is expected in Food Preparation and Serving Related Occupations (1,076 jobs) and Office and Administrative Support Occupations (702).

Occupation Snapshot in Del Rey Oaks, 2018q3

SOC	Occupation	Current						5-Year History		1-Year Forecast				
		Four Quarters Ending with 2018q3			-----2018q3-----			Total Change	Avg Ann % Chg in Empl	Total New Demand	--Separations--		---Growth---	
		Empl	Avg Ann Wages ¹	LQ	Unempl	Rate	Online Job Ads ²				Empl	Region	Exits	Transfer
11-0000	Management	2,490	\$110,700	0.95	38	1.7%	152	133	1.1%	236	67	138	31	1.2%
13-0000	Business and Financial Operations	2,339	\$76,900	1.05	61	3.4%	118	62	0.5%	240	73	141	26	1.1%
15-0000	Computer and Mathematical	1,071	\$93,700	0.84	23	2.9%	212	47	0.9%	89	20	53	16	1.5%
17-0000	Architecture and Engineering	592	\$94,100	0.80	9	1.7%	9	21	0.7%	49	16	28	6	0.9%
19-0000	Life, Physical, and Social Science	488	\$88,200	1.37	11	2.7%	21	4	0.2%	50	14	31	5	1.0%
21-0000	Community and Social Service	544	\$53,900	0.79	14	2.6%	77	-5	-0.2%	74	23	39	11	2.0%
23-0000	Legal	391	\$93,000	1.11	4	1.5%	8	16	0.8%	29	10	15	4	1.0%
25-0000	Education, Training, and Library	2,960	\$71,500	1.22	130	5.2%	171	-13	-0.1%	305	143	131	30	1.0%
27-0000	Arts, Design, Entertainment, Sports, and Media	768	\$59,200	0.99	19	2.7%	36	-129	-3.1%	81	32	42	7	0.9%
29-0000	Healthcare Practitioners and Technical	2,504	\$110,800	1.02	32	1.8%	179	295	2.5%	186	71	67	48	1.9%
31-0000	Healthcare Support	1,121	\$40,500	0.92	25	3.4%	49	128	2.4%	163	66	70	27	2.4%
33-0000	Protective Service	881	\$58,000	0.95	18	2.5%	45	138	3.5%	110	49	54	6	0.7%
35-0000	Food Preparation and Serving Related	6,159	\$29,300	1.65	276	6.7%	213	939	3.4%	1,138	472	604	62	1.0%
37-0000	Building and Grounds Cleaning and Maintenance	1,999	\$35,300	1.31	64	4.8%	54	-17	-0.2%	276	132	126	18	0.9%

Occupation Snapshot in Del Rey Oaks, 2018q3

SOC	Occupation	Current						5-Year History		1-Year Forecast				
		Four Quarters Ending with 2018q3			----2018q3----			Total Change	Avg Ann % Chg in Empl	Total New Demand	--Separations--		---Growth---	
		Empl	Avg Ann Wages ¹	LQ	Unempl	Unempl Rate	Online Job Ads ²				Empl	Region	Exits	Transfer
39-0000	Personal Care and Service	1,603	\$30,600	0.94	68	5.0%	61	133	1.7%	281	128	123	31	1.9%
41-0000	Sales and Related	4,522	\$39,800	1.03	137	4.2%	390	148	0.7%	668	284	360	23	0.5%
43-0000	Office and Administrative Support	6,088	\$41,500	0.95	198	4.5%	262	209	0.7%	732	321	381	31	0.5%
45-0000	Farming, Fishing, and Forestry	336	\$27,800	1.17	56	6.8%	0	-169	-7.8%	54	13	38	3	0.9%
47-0000	Construction and Extraction	1,459	\$57,200	0.73	43	4.1%	24	329	5.3%	169	53	98	18	1.2%
49-0000	Installation, Maintenance, and Repair	1,703	\$50,500	1.03	30	2.5%	55	137	1.7%	180	62	103	15	0.9%
51-0000	Production	1,204	\$39,500	0.46	41	4.4%	27	112	2.0%	137	53	83	1	0.1%
53-0000	Transportation and Material Moving	2,193	\$36,800	0.74	80	5.1%	76	244	2.4%	297	116	158	22	1.0%
Total - All Occupations		43,415	\$49,600	1.00	n/a	n/a	2,239	2,759	1.3%	5,549	2,217	2,886	446	1.0%

Source: [JobsEQ®](http://www.chmuraecon.com/jobseq)

Data as of 2018Q3 unless noted otherwise

Note: Figures may not sum due to rounding.

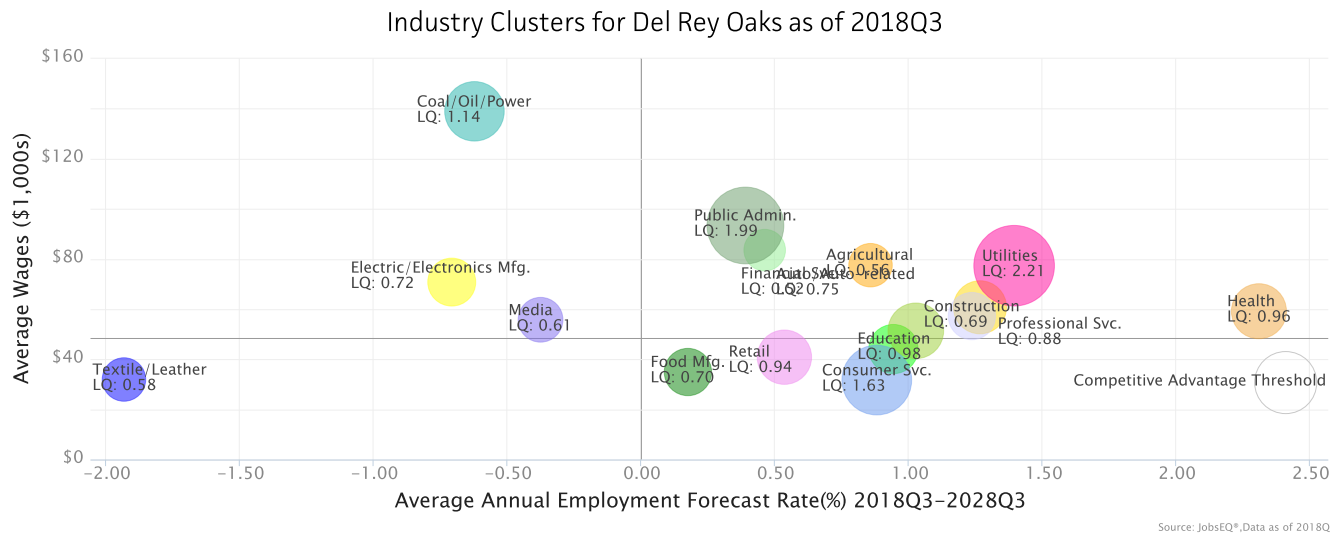
1. Occupation wages are as of 2017 and should be taken as the average for all Covered Employment

2. Data represent found online ads active within the last thirty days in the selected region; data represents a sampling rather than the complete universe of postings. Ads lacking zip code information but designating a place (city, town, etc.) may be assigned to the zip code with greatest employment in that place for queries in this analytic. Due to alternative county-assignment algorithms, ad counts in this analytic may not match that shown in RTI (nor in the popup window ad list).

Occupation employment data are estimated via industry employment data and the estimated industry/occupation mix. Industry employment data are derived from the Quarterly Census of Employment and Wages, provided by the Bureau of Labor Statistics and currently updated through 2018Q1, imputed where necessary with preliminary estimates updated to 2018Q3. Wages by occupation are as of 2017 provided by the BLS and imputed where necessary. Forecast employment growth uses national projections from the Bureau of Labor Statistics adapted for regional growth patterns.

Industry Clusters

A cluster is a geographic concentration of interrelated industries or occupations. The industry cluster in the Del Rey Oaks with the highest relative concentration is Utilities with a location quotient of 2.21. This cluster employs 417 workers in the region with an average wage of \$77,380. Employment in the Utilities cluster is projected to expand in the region about 1.4% per year over the next ten years.

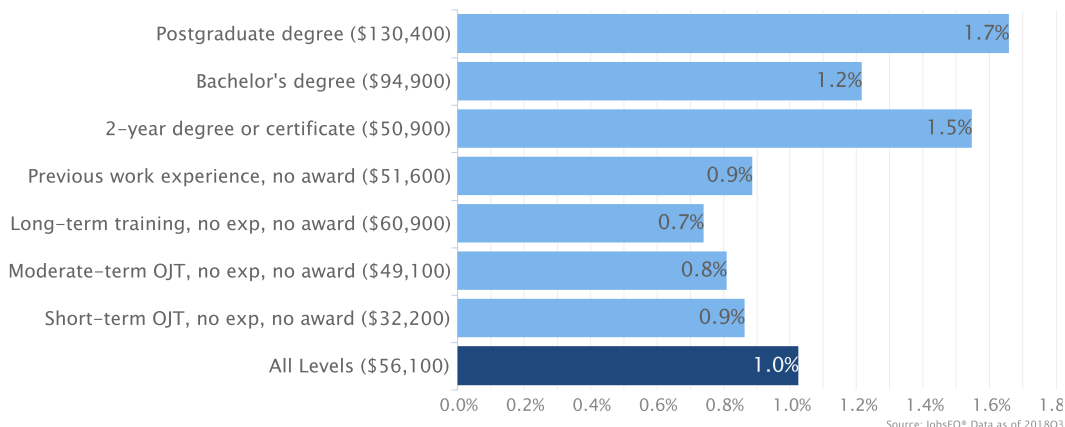


Location quotient and average wage data are derived from the Quarterly Census of Employment and Wages, provided by the Bureau of Labor Statistics, imputed where necessary, and updated through 2018Q1 with preliminary estimates updated to 2018Q3. Forecast employment growth uses national projections from the Bureau of Labor Statistics adapted for regional growth patterns.

Education Levels

Expected growth rates for occupations vary by the education and training required. While all employment in the Del Rey Oaks is projected to grow 1.0% over the next ten years, occupations typically requiring a postgraduate degree are expected to grow 1.7% per year, those requiring a bachelor's degree are forecast to grow 1.2% per year, and occupations typically needing a 2-year degree or certificate are expected to grow 1.5% per year.

Annual Average Projected Job Growth by Training Required for Del Rey Oaks



Employment by occupation data are estimates as of 2018Q3. Education levels of occupations are based on BLS assignments. Forecast employment growth uses national projections from the Bureau of Labor Statistics adapted for regional growth patterns.

Region Definition

Del Rey Oaks is defined as the following zip code tabulation areas: ZCTA 93940; ZCTA 93955

FAQ

What is a location quotient?

A location quotient (LQ) is a measurement of concentration in comparison to the nation. An LQ of 1.00 indicates a region has the same concentration of an industry (or occupation) as the nation. An LQ of 2.00 would mean the region has twice the expected employment compared to the nation and an LQ of 0.50 would mean the region has half the expected employment in comparison to the nation.

What is separation demand?

Separation demand is the number of jobs required due to separations—labor force exits (including retirements) and turnover resulting from workers moving from one occupation into another. Note that separation demand does not include all turnover—it does not include when workers stay in the same occupation but switch employers. The total projected demand for an occupation is the sum of the separation demand and the growth demand (which is the increase or decrease of jobs in an occupation expected due to expansion or contraction of the overall number of jobs in that occupation).

What is a cluster?

A cluster is a geographic concentration of interrelated industries or occupations. If a regional cluster has a location quotient of 1.25 or greater, the region is considered to possess a *competitive advantage* in that cluster.

What is the difference between industry wages and occupation wages?

Industry wages and occupation wages are estimated via separate data sets, often the time periods being reported do not align, and wages are defined slightly differently in the two systems (for example, certain bonuses are included in the industry wages but not the occupation wages). It is therefore common that estimates of the average industry wages and average occupation wages in a region do not match exactly.

What is NAICS?

The North American Industry Classification System (NAICS) is used to classify business establishments according to the type of economic activity. The NAICS Code comprises six levels, from the “all industry” level to the 6-digit level. The first two digits define the top level category, known as the “sector,” which is the level examined in this report.

What is SOC?

The Standard Occupational Classification system (SOC) is used to classify workers into occupational categories. All workers are classified into one of over 820 occupations according to their occupational definition. To facilitate classification, occupations are combined to form 23 major groups, 96 minor groups, and 449 occupation groups. Each occupation group includes detailed occupations requiring similar job duties, skills, education, or experience.

About This Report

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