Economic Overview

City of Mesquite, TX
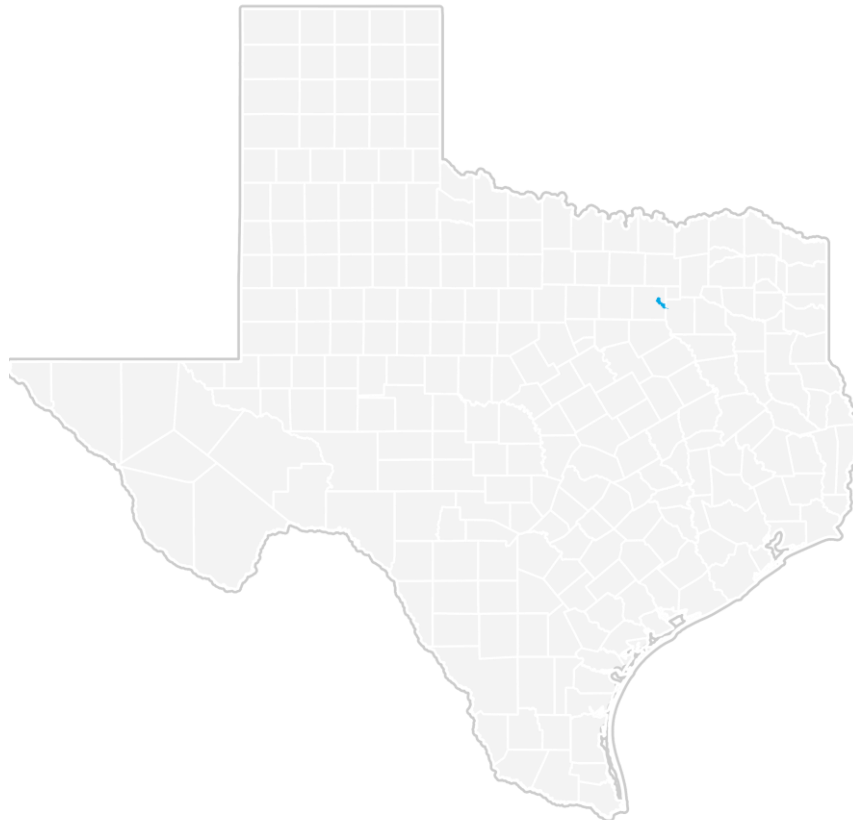
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September 25, 2019

Demographic Profile

The population in the City of Mesquite, TX was 144,118 per American Community Survey data for 2013-2017.

The region has a civilian labor force of 74,215 with a participation rate of 69.4%. Of individuals 25 to 64 in the City of Mesquite, TX, 17.5% have a bachelor's degree or higher which compares with 32.3% in the nation.

The median household income in the City of Mesquite, TX is $52,167 and the median house value is $119,000.

Summary[1]

	Percent			Value		
	City of Mesquite, TX	Texas	USA	City of Mesquite, TX	Texas	USA
Demographics						
Population (ACS)	—	—	—	144,118	27,419,612	321,004,407
Male	48.2%	49.7%	49.2%	69,401	13,616,977	158,018,753
Female	51.8%	50.3%	50.8%	74,717	13,802,635	162,985,654
Median Age[2]	—	—	—	32.8	34.3	37.8
Under 18 Years	28.9%	26.3%	22.9%	41,617	7,213,117	73,601,279
18 to 24 Years	10.2%	10.0%	9.7%	14,713	2,752,064	31,131,484
25 to 34 Years	13.8%	14.6%	13.7%	19,817	4,002,129	44,044,173
35 to 44 Years	13.3%	13.5%	12.7%	19,119	3,705,119	40,656,419
45 to 54 Years	13.2%	12.7%	13.4%	18,954	3,494,999	43,091,143
55 to 64 Years	11.0%	11.1%	12.7%	15,852	3,036,278	40,747,520
65 to 74 Years	5.7%	7.0%	8.6%	8,268	1,915,612	27,503,389
75 Years, and Over	4.0%	4.7%	6.3%	5,778	1,300,294	20,229,000
Race: White	64.9%	74.6%	73.0%	93,532	20,459,525	234,370,202
Race: Black or African American	25.0%	12.0%	12.7%	36,091	3,286,950	40,610,815
Race: American Indian and Alaska Native	0.6%	0.5%	0.8%	886	130,360	2,632,102
Race: Asian	2.8%	4.5%	5.4%	4,021	1,236,852	17,186,320
Race: Native Hawaiian and Other Pacific Islander	0.0%	0.1%	0.2%	56	23,531	570,116
Race: Some Other Race	3.5%	5.8%	4.8%	4,984	1,580,393	15,553,808
Race: Two or More Races	3.2%	2.6%	3.1%	4,548	702,001	10,081,044
Hispanic or Latino (of any race)	38.9%	38.9%	17.6%	56,118	10,673,909	56,510,571
Economic						
Labor Force Participation Rate and Size (civilian population 16 years and over)	69.4%	64.4%	63.3%	74,215	13,473,957	161,159,470
Prime-Age Labor Force Participation Rate and Size (civilian population 25-54)	84.0%	80.2%	81.6%	48,632	8,945,583	103,761,701
Armed Forces Labor Force	0.0%	0.4%	0.4%	27	91,081	1,024,855
Veterans, Age 18-64	4.6%	5.2%	4.9%	4,092	872,423	9,667,749
Veterans Labor Force Participation Rate and Size, Age 18-64	83.1%	77.6%	75.8%	3,400	677,079	7,326,514
Median Household Income[2]	—	—	—	$52,167	$57,051	$57,652
Per Capita Income	—	—	—	$22,088	$28,985	$31,177
Poverty Level (of all people)	14.3%	16.0%	14.6%	20,490	4,291,384	45,650,345
Households Receiving Food Stamps/SNAP	14.9%	12.7%	12.6%	6,989	1,196,016	15,029,498
Mean Commute Time (minutes)	—	—	—	31.3	26.1	26.4
Commute via Public Transportation	0.5%	1.5%	5.1%	356	187,311	7,607,907
Educational Attainment, Age 25-64						
No High School Diploma	19.6%	16.1%	11.4%	14,426	2,287,734	19,230,541
High School Graduate	28.5%	24.7%	26.0%	20,990	3,517,552	43,784,920
Some College, No Degree	26.3%	22.4%	21.2%	19,397	3,183,316	35,803,629

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Summary[1]

	Percent			Value		
	City of Mesquite, TX	Texas	USA	City of Mesquite, TX	Texas	USA
Associate's Degree	8.1%	7.4%	9.0%	5,998	1,051,162	15,199,517
Bachelor's Degree	12.5%	19.7%	20.5%	9,197	2,808,143	34,602,913
Postgraduate Degree	5.1%	9.8%	11.8%	3,734	1,390,618	19,917,735
Housing						
Total Housing Units	—	—	—	50,363	10,611,386	135,393,564
Median House Value (of owner-occupied units)[2]	—	—	—	$119,000	$151,500	$193,500
Homeowner Vacancy	2.2%	1.6%	1.7%	599	94,134	1,346,331
Rental Vacancy	8.7%	7.6%	6.1%	1,926	300,975	2,838,344
Renter-Occupied Housing Units (% of Occupied Units)	42.3%	38.0%	36.2%	19,818	3,579,373	42,992,786
Occupied Housing Units with No Vehicle Available (% of Occupied Units)	4.3%	5.5%	8.8%	2,001	517,945	10,468,418
Social						
Enrolled in Grade 12 (% of total population)	1.9%	1.5%	1.4%	2,723	398,124	4,437,324
Disconnected Youth[3]	2.1%	3.0%	2.7%	182	47,251	456,548
Children in Single Parent Families (% of all children)	46.7%	34.9%	34.5%	18,530	2,396,094	24,106,567
With a Disability, Age 18-64	10.6%	9.7%	10.3%	9,359	1,613,122	20,276,199
With a Disability, Age 18-64, Labor Force Participation Rate and Size	52.6%	44.4%	41.4%	4,924	716,525	8,395,884
Foreign Born	18.6%	16.9%	13.4%	26,773	4,622,395	43,028,127
Speak English Less Than Very Well (population 5 yrs and over)	15.2%	14.1%	8.5%	20,198	3,576,480	25,654,421

Source: JobsEQ®

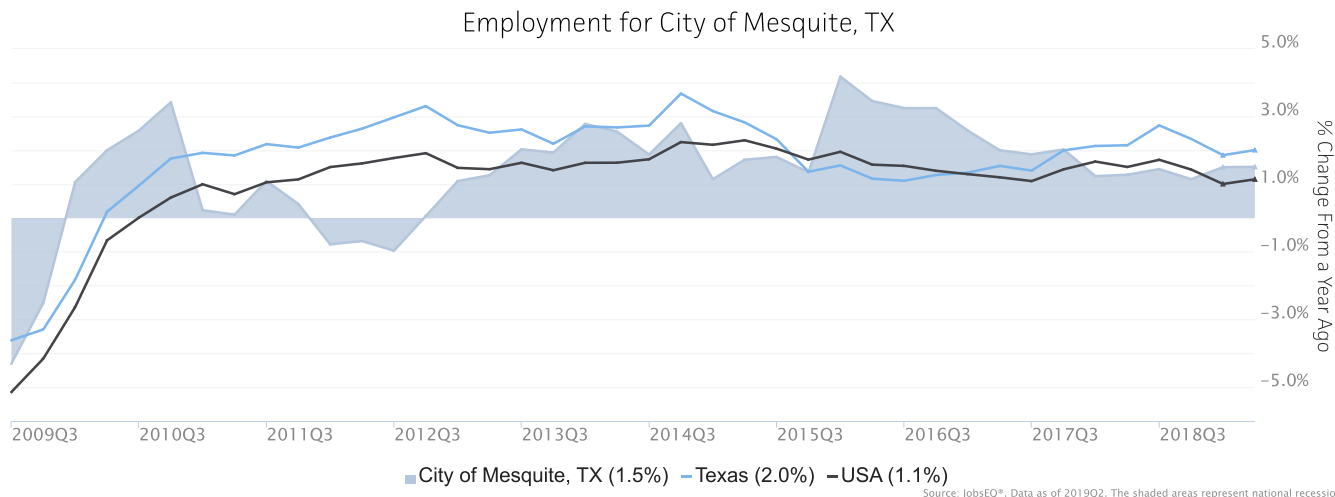1. American Community Survey 2013-2017, unless noted otherwise
2. Median values for certain aggregate regions (such as MSAs) may be estimated as the weighted averages of the median values from the composing counties.
3. Disconnected Youth are 16-19 year olds who are (1) not in school, (2) not high school graduates, and (3) either unemployed or not in the labor force.
4. Census 2018, annual average growth rate since 2008
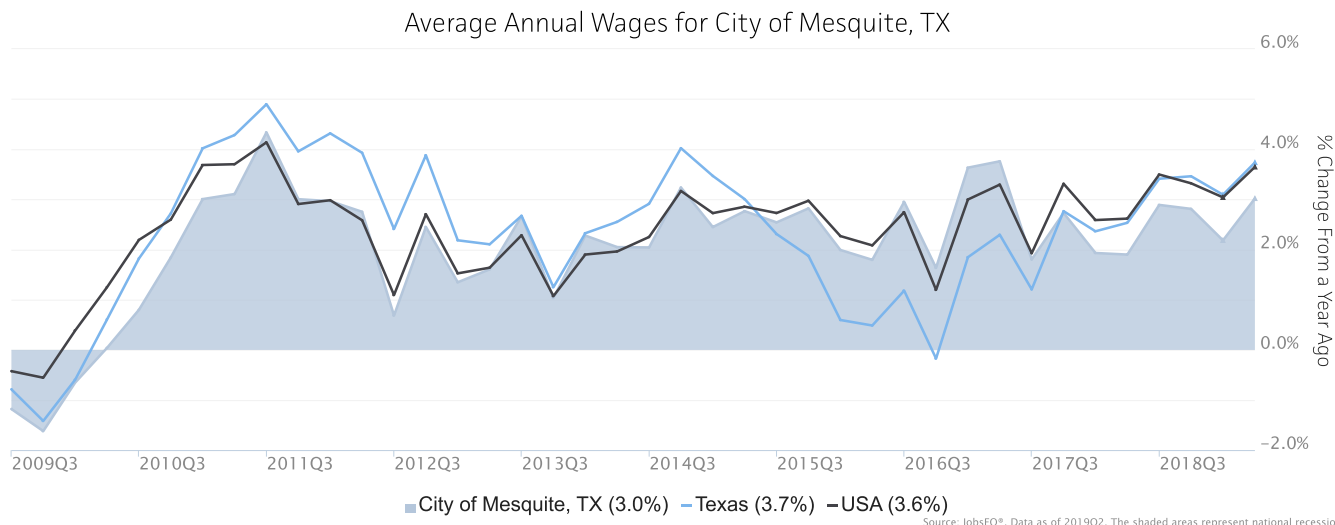
Employment Trends

As of 2019Q2, total employment for the City of Mesquite, TX was 57,320 (based on a four-quarter moving average). Over the year ending 2019Q2, employment increased 1.5% in the region.

Employment for City of Mesquite, TX

City of Mesquite, TX (1.5%) — Texas (2.0%) — USA (1.1%)

Source: JobsEQ®. Data as of 2019Q2. The shaded areas represent national recessions.

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 2018Q4 with preliminary estimates updated to 2019Q2.

Wage Trends

The average worker in the City of Mesquite, TX earned annual wages of $66,935 as of 2019Q2. Average annual wages per worker increased 3.0% in the region over the preceding four quarters. For comparison purposes, annual average wages were $57,025 in the nation as of 2019Q2.

Average Annual Wages for City of Mesquite, TX

City of Mesquite, TX (3.0%) — Texas (3.7%) — USA (3.6%)

Source: JobsEQ®. Data as of 2019Q2. The shaded areas represent national recessions.

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 2018Q4 with preliminary estimates updated to 2019Q2.

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 1.0% higher in City of Mesquite, TX than the U.S. average.

Cost of Living Information

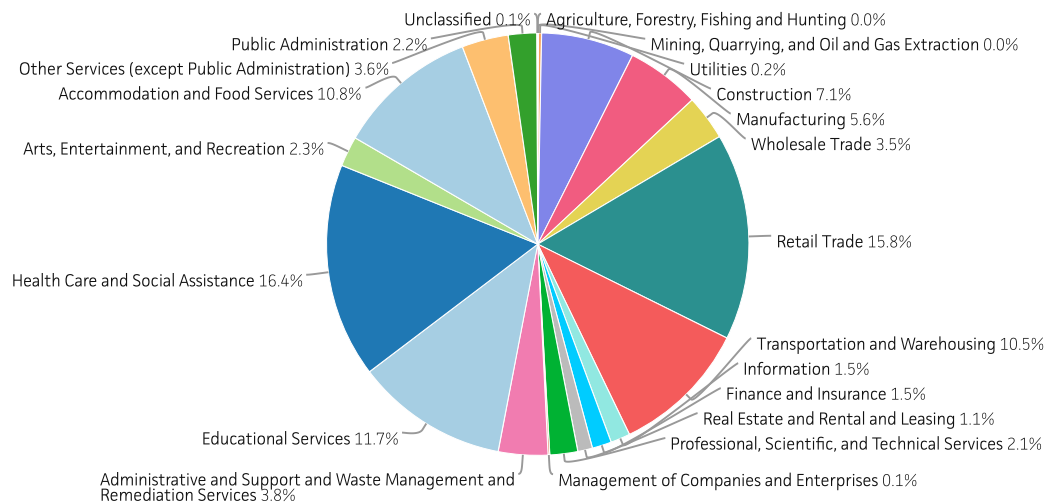|	Annual Average Salary	Cost of Living Index (Base US)	US Purchasing Power
City of Mesquite, TX	$66,935	101.0	$66,281
Texas	$57,120	93.9	$60,804
USA	$57,025	100.0	$57,025

Source: JobsEQ®
Data as of 2019Q2
Cost of Living per C2ER, data as of 2019q2, imputed by Chmura where necessary.

Industry Snapshot

The largest sector in the City of Mesquite, TX is Health Care and Social Assistance, employing 9,400 workers. The next-largest sectors in the region are Retail Trade (9,076 workers) and Educational Services (6,687). 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 Transportation and Warehousing (LQ = 2.34), Retail Trade (1.52), and Educational Services (1.43).

Total Workers for City of Mesquite, TX by Industry

Unclassified 0.1%
Public Administration 2.2%
Other Services (except Public Administration) 3.6%
Accommodation and Food Services 10.8%
Arts, Entertainment, and Recreation 2.3%
Health Care and Social Assistance 16.4%
Educational Services 11.7%
Administrative and Support and Waste Management and Remediation Services 3.8%
Agriculture, Forestry, Fishing and Hunting 0.0%
Mining, Quarrying, and Oil and Gas Extraction 0.0%
Utilities 0.2%
Construction 7.1%
Manufacturing 5.6%
Wholesale Trade 3.5%
Retail Trade 15.8%
Transportation and Warehousing 10.5%
Information 1.5%
Finance and Insurance 1.5%
Real Estate and Rental and Leasing 1.1%
Professional, Scientific, and Technical Services 2.1%
Management of Companies and Enterprises 0.1%

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 2018Q4 with preliminary estimates updated to 2019Q2.

Sectors in the City of Mesquite, TX with the highest average wages per worker are Mining, Quarrying, and Oil and Gas Extraction ($203,894), Management of Companies and Enterprises ($128,843), and Professional, Scientific, and Technical Services ($104,876). Regional sectors with the best job growth (or most moderate job losses) over the last 5 years are Transportation and Warehousing (+1,683 jobs), Health Care and Social Assistance (+1,374), and Retail Trade (+574).

Over the next 1 year, employment in the City of Mesquite, TX is projected to expand by 914 jobs. The fastest growing sector in the region is expected to be Health Care and Social Assistance with a +3.5% year-over-year rate of growth. The strongest forecast by number of jobs over this period is expected for Health Care and Social Assistance (+332 jobs), Accommodation and Food Services (+90), and Retail Trade (+78).

NAICS	Industry	Current			5-Year History		1-Year Forecast				
		Empl	Avg Ann Wages	LQ	Empl Change	Ann %	Total Demand	Exits	Transfers	Empl Growth	Ann % Growth
62	Health Care and Social Assistance	9,400	$62,357	1.14	1,374	3.2%	1,226	439	455	332	3.5%
44	Retail Trade	9,076	$39,872	1.52	574	1.3%	1,293	537	678	78	0.9%
61	Educational Services	6,687	$50,375	1.43	316	1.0%	697	299	322	76	1.1%
72	Accommodation and Food Services	6,190	$24,590	1.20	179	0.6%	1,096	445	561	90	1.5%
48	Transportation and Warehousing	6,030	$52,664	2.34	1,683	6.8%	720	274	367	78	1.3%
23	Construction	4,083	$66,071	1.24	182	0.9%	477	145	259	74	1.8%
31	Manufacturing	3,224	$81,237	0.68	114	0.7%	338	125	212	1	0.0%
56	Administrative and Support and Waste Management and Remediation Services	2,169	$45,411	0.59	488	5.2%	285	107	145	34	1.6%
81	Other Services (except Public Administration)	2,043	$39,958	0.82	47	0.5%	260	106	127	27	1.3%
42	Wholesale Trade	1,985	$90,679	0.91	-25	-0.2%	225	79	130	16	0.8%
71	Arts, Entertainment, and Recreation	1,330	$44,828	1.16	228	3.8%	209	84	103	22	1.6%
92	Public Administration	1,248	$74,629	0.46	39	0.6%	128	49	66	13	1.0%
54	Professional, Scientific, and Technical Services	1,219	$104,876	0.32	98	1.7%	129	40	66	24	2.0%
51	Information	857	$101,102	0.76	93	2.3%	84	30	53	1	0.1%
52	Finance and Insurance	851	$104,304	0.38	4	0.1%	92	31	50	11	1.3%
53	Real Estate and Rental and Leasing	648	$81,986	0.66	115	4.0%	75	30	36	9	1.4%
22	Utilities	134	$81,399	0.45	-5	-0.7%	14	4	8	2	1.3%
55	Management of Companies and Enterprises	79	$128,843	0.09	44	17.7%	8	3	5	1	1.3%
99	Unclassified	34	$39,559	0.55	25	28.7%	4	2	2	1	1.5%
21	Mining, Quarrying, and Oil and Gas Extraction	24	$203,894	0.09	1	0.7%	3	1	2	1	2.4%
11	Agriculture, Forestry, Fishing and Hunting	11	$16,731	0.01	-1	-1.3%	1	1	1	0	1.5%
	Total - All Industries	**57,320**	**$66,935**	**1.00**	**5,575**	**2.1%**	**7,208**	**2,698**	**3,595**	**914**	**1.6%**

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 2018Q4 with preliminary estimates updated to 2019Q2. Forecast employment growth uses national projections adapted for regional growth patterns.

Occupation Snapshot

The largest major occupation group in the City of Mesquite, TX is Office and Administrative Support Occupations, employing 7,645 workers. The next-largest occupation groups in the region are Sales and Related Occupations (7,338 workers) and Food Preparation and Serving Related Occupations (6,240). 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 Transportation and Material Moving Occupations (LQ = 1.56), Healthcare Support Occupations (1.50), and Education, Training, and Library Occupations (1.38).

Occupation groups in the City of Mesquite, TX with the highest average wages per worker are Legal Occupations ($129,000), Management Occupations ($123,600), and Architecture and Engineering Occupations ($99,700). The unemployment rate in the region varied among the major groups from 1.7% among Healthcare Practitioners and Technical Occupations to 7.3% among Farming, Fishing, and Forestry Occupations.

Over the next 1 year, the fastest growing occupation group in the City of Mesquite, TX is expected to be Healthcare Support Occupations with a +4.0% year-over-year rate of growth. The strongest forecast by number of jobs over this period is expected for Personal Care and Service Occupations (+108 jobs) and Food Preparation and Serving Related Occupations (+95). 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 (1,127 jobs) and Sales and Related Occupations (1,043).

Occupation Snapshot in City of Mesquite, TX, 2019q2[1]

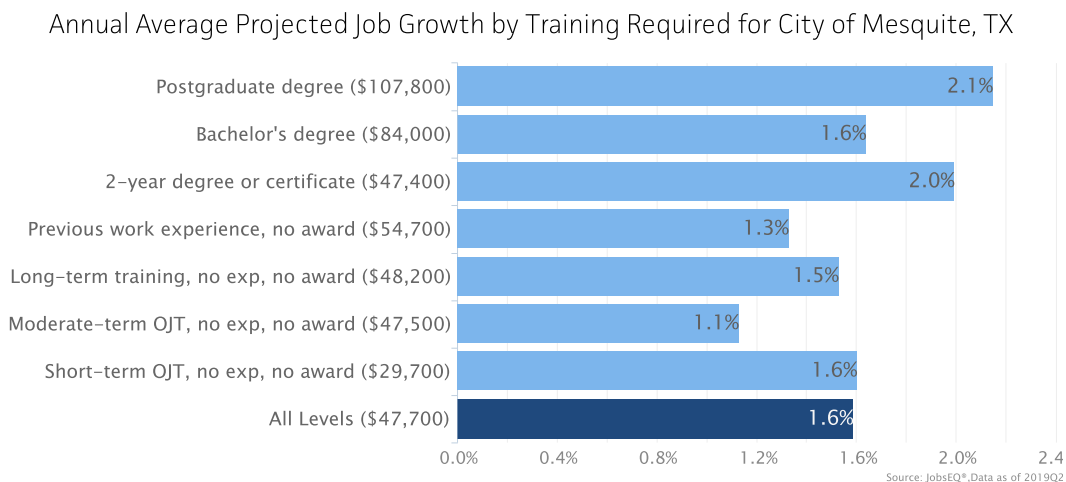| SOC	Occupation	Current					5-Year History		1-Year Forecast				
		Empl	Avg Ann Wages[2]	LQ	Unempl	Unempl Rate	Online Job Ads[3]	Empl Change	Ann %	Total Demand	Exits	Transfers	Empl Growth	Ann % Growth
43- 0000	Office and Administrative Support	7,645	$40,400	0.93	508	3.4%	n/a	580	1.6%	944	405	467	72	0.9%
41- 0000	Sales and Related	7,338	$39,400	1.29	378	4.8%	n/a	413	1.2%	1,105	452	591	62	0.8%
35- 0000	Food Preparation and Serving Related	6,240	$25,100	1.27	492	5.6%	n/a	248	0.8%	1,222	504	623	95	1.5%
53- 0000	Transportation and Material Moving	6,199	$41,000	1.56	362	4.5%	n/a	1,339	5.0%	863	304	475	83	1.3%
25- 0000	Education, Training, and Library	4,411	$54,400	1.38	86	3.2%	n/a	163	0.8%	439	193	189	57	1.3%
29- 0000	Healthcare Practitioners and Technical	3,276	$82,700	1.00	53	1.7%	n/a	453	3.0%	288	99	95	93	2.8%
39- 0000	Personal Care and Service	3,143	$24,500	1.26	165	4.3%	n/a	827	6.3%	618	275	235	108	3.4%
47- 0000	Construction and Extraction	2,836	$43,800	1.06	261	5.1%	n/a	47	0.3%	355	105	201	50	1.8%
51- 0000	Production	2,498	$38,900	0.73	203	3.8%	n/a	77	0.6%	297	108	179	9	0.4%
49- 0000	Installation, Maintenance, and Repair	2,465	$50,100	1.12	146	2.4%	n/a	386	3.5%	277	88	156	33	1.3%
31- 0000	Healthcare Support	2,363	$29,600	1.50	119	3.0%	n/a	40	0.3%	399	158	146	95	4.0%
11- 0000	Management	2,268	$123,600	0.64	40	1.8%	n/a	291	2.8%	225	60	128	37	1.6%
13- 0000	Business and Financial Operations	1,651	$81,000	0.55	40	2.8%	n/a	239	3.2%	181	52	103	26	1.5%
37- 0000	Building and Grounds Cleaning and Maintenance	1,230	$29,000	0.63	128	4.7%	n/a	55	0.9%	180	80	82	18	1.5%
15- 0000	Computer and Mathematical	816	$92,200	0.49	19	2.5%	n/a	153	4.2%	66	15	41	10	1.3%
33- 0000	Protective Service	754	$53,600	0.61	57	3.4%	n/a	32	0.9%	94	42	44	9	1.2%
27- 0000	Arts, Design, Entertainment, Sports, and Media	738	$55,300	0.73	9	3.2%	n/a	93	2.7%	84	32	42	10	1.4%
21- 0000	Community and Social Service	558	$58,000	0.59	6	2.5%	n/a	54	2.1%	76	24	40	12	2.2%
17- 0000	Architecture and Engineering	498	$99,700	0.51	12	3.0%	n/a	37	1.6%	41	13	23	5	1.0%
19- 0000	Life, Physical, and Social Science	188	$76,100	0.41	2	1.8%	n/a	7	0.7%	20	5	12	3	1.5%
23- 0000	Legal	170	$129,000	0.36	6	1.8%	n/a	39	5.4%	13	4	6	3	1.6%
45- 0000	Farming, Fishing, and Forestry	35	$28,700	0.09	8	7.3%	n/a	0	0.1%	6	1	4	0	1.0%
	Total - All Occupations	57,320	$47,700	1.00	3,099	3.9%	n/a	5,575	2.1%	7,813	3,020	3,882	911	1.6%

Industry Clusters

A cluster is a geographic concentration of interrelated industries or occupations. The industry cluster in the City of Mesquite, TX with the highest relative concentration is Freight Tran. with a location quotient of 3.19. This cluster employs 4,932 workers in the region with an average wage of $49,166. Employment in the Freight Tran. cluster is projected to expand in the region about 1.1% per year over the next ten years.

Industry Clusters for City of Mesquite, TX as of 2019Q2

Average Wages ($1,000s)

- Electric/Electronics Mfg. LQ: 1.05
- Machinery Mfg. LQ: 0.60
- Chemical LQ: 0.97
- Food Mfg. LQ: 0.89
- Auto/Auto-related LQ: 0.63
- Construction LQ: 1.24
- Health LQ: 1.14
- Media LQ: 0.56
- Utilities LQ: 0.83
- Retail LQ: 1.36
- Freight Tran. LQ: 3.19
- Consumer Svc. LQ: 1.10
- Education LQ: 1.28
- Competitive Advantage Threshold

Average Annual Employment Forecast Rate(%) 2019Q2-2029Q2

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 2018Q4 with preliminary estimates updated to 2019Q2. 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 City of Mesquite, TX is projected to grow 1.6% over the next ten years, occupations typically requiring a postgraduate degree are expected to grow 2.1% per year, those requiring a bachelor's degree are forecast to grow 1.6% per year, and occupations typically needing a 2-year degree or certificate are expected to grow 2.0% per year.

Annual Average Projected Job Growth by Training Required for City of Mesquite, TX

Training Required	Growth
Postgraduate degree ($107,800)	2.1%
Bachelor's degree ($84,000)	1.6%
2-year degree or certificate ($47,400)	2.0%
Previous work experience, no award ($54,700)	1.3%
Long-term training, no exp, no award ($48,200)	1.5%
Moderate-term OJT, no exp, no award ($47,500)	1.1%
Short-term OJT, no exp, no award ($29,700)	1.6%
All Levels ($47,700)	1.6%

Source: JobsEQ®, Data as of 2019Q2

Employment by occupation data are estimates are as of 2019Q2. 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.

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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