Perris, California

Indicators Report

by
The National Economic Education Delegation (NEED)

April 20, 2024

Exploring the economics, demographics, and well-being of Perris and its residents through indicators.

This report was produced by the:

Executive Summary

Assessing the City with Indicators

About this Report

This report provides background or summary information for the city of Perris (the City) in the form of indicators.

Using this Report

Indicators are measures of various aspects of a regional economy. They help to provide an indication of the quality of life in a region and progress toward improving conditions in the local economy. This report focuses on indicators for changing demographics, incomes, housing markets, commute patterns, and employment in Perris . These indicators are compared to Riverside County (the County) as a whole, a broader region where one is well defined, California, and the United Sates.

This report is vital for understanding trends in the underlying economy. It does not provide forecasts, but Rob Eyler and Jon Haveman at Economic Forensics and Analytics are available to provide them if that is of interest.

Topics Covered:

- **Demographics:** A detailed snapshot of Perris demographics is presented. This provides evidence on the size, age and sex, income and poverty status, race and ethnicity, housing status, living arrangements, education, health, and transportation choices of the population. Beyond the current population level, data on trends in local population growth, in comparison with other broader regions is presented, in both tabular and graphical form.

- **Employment Report:** Here, we provide a brief snapshot or employment and unemployment in Perris and how the City's experience differs from broader regions.

- **Income and Earnings:** Vital to understanding the prosperity of a city relative to its surrounding area is information on income and earnings. We provide a ranking of the City's income relative to all cities in California as well as growth relative to local regions. Inequality and poverty status are also important indicators for the level of equity in the community. We provide evidence of trends in both, not only for all residents, but also for children separately.

- **Housing:** This section provides evidence on the cost and availability of housing. Both median home values and rental costs are included, along with detailed information on home ownership, by age and income, in particular. Further, evidence is provided on the housing burden in the City, again, in comparison with other broader regions. We also provide evidence on the rate at which new buildings and units are permitted along with a broader housing picture. Finally, we provide evidence on the age of the housing stock in Perris, along with information on how long the City's residents have been in place.

- **Transportation:** Increasingly important, in the wake of the pandemic, is an understanding of the transportation patterns and choices of local residents. We provide detailed evidence on the proprotion of residents who work from home and on the various transportation choices of those who head to the office. This information is also provided for those who work in Perris, but do not necessarily live in Perris.

- **Migration:** Population changes comes primarily through organic causes: births and deaths. Migration between regions also plays a significant role in population growth. A final section of the report provides evidence on migration into and out of the City.

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705

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Jon Haveman, Ph.D. ● National Economic Education Delegation

Jon@NEEDEcon.org ● 415-336-5705

Demographics

Definition:

Data on the demographics of a city indicate the nature of the population, with a focus on age, gender, race and ethnicity, as well as household compositon.

Why is it important?

The characteristics and growth of Perris's population are fundamental indicators of the city's growth potential.

A Demographic Snapshot

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705

Statistic	2022	2019
POPULATION		
Population Estimate (#, 5yr)	78,881.0	77,290.0
Veterans (#, 5yr)	1,454.0	1,615.0
Foreign born persons (%, 5yr)	29.9	30.4
Population age 25+ (#, 5yr)	46,067.0	42,785.0
AGE AND SEX		
Persons under 5 years (%, 5yr)	7.4	8.7
Persons under 18 years (%, 5yr)	30.3	32.2
Persons 65 years and over (%, 5yr)	7.1	6.2
Female persons (%, 5yr)	49.5	49.0
INCOME AND POVERTY		
Median household income ($, 5yr)	78,352.0	63,829.0
Per capita income in past 12 months ($, 5yr)	24,084.0	19,205.0
Persons in poverty (%, 5yr)	12.7	16.8
Children age less than 18 in poverty (#, 5yr)	4,070.0	5,987.0
Children age less than 18 in poverty (%, 5yr)	17.3	24.9
RACE AND ETHNICITY		
White alone (%, 5yr)	23.5	31.6
African American alone (%, 5yr)	9.3	10.0
American Indian or Alaska Native alone (%, 5yr)	0.5	0.4
Asian alone (%, 5yr)	3.6	3.9
Native Hawaiian and Other Pacific Islander alone (%, 5yr)	0.6	0.1
Two or More Races (%, 5yr)	12.4	2.6
Hispanic or Latino (%, 5yr)	78.9	76.8
White alone, not Hispanic or Latino (%, 5yr)	7.0	8.7
HOUSING		
Housing units (#, 5yr)	19,521.0	17,975.0
Owner-occupied housing units (%, 5yr)	67.7	63.2
Median value of owner-occupied housing units ($, 5yr)	383,800.0	281,600.0
Median selected monthly owner costs-with a mortgage ($, 5yr)	2,058.0	1,770.0
Median selected monthly owner costs-without a mortgage ($, 5yr)	637.0	503.0
Median gross rent ($, 5yr)	1,563.0	1,422.0
FAMILIES AND LIVING ARRANGEMENTS		
Households (#, 5yr)	18,640.0	17,142.0
Persons per household (#, 5yr)	4.2	4.5
Living in same house 1 year ago, % of persons age 1+ (5yr)	92.1	88.4
EDUCATION		
High school graduate or higher, % of persons age 25+ (5yr)	70.1	66.5
Bachelor's degree or higher, % of persons age 25+ (5yr)	10.1	9.2
HEALTH		
With a disability, under age 65 years (#, 5yr)	4,825.0	4,589.0
Persons without health insurance, under age 65 years (%, 5yr)	11.4	10.0
LABOR FORCE		
In civilian labor force, persons age 16+ (%, 5yr)	63.9	64.1
In civilian labor force, women age 16+ (%, 5yr)	55.4	55.1
Employed, persons age 16+ (%, 5yr)	58.2	58.5
Self employed (%, 5yr)	5.1	5.3
TRANSPORTATION		
Mean travel time to work, workers age 16+ (Mins., 5yr)	34.2	35.7
Drive alone in private vehicle (%, 5yr)	79.9	75.5
Using public transportation (%, 5yr)	1.3	1.3
Worked from home (%, 5yr)	4.1	3.0

Source: American Community Survey, Summary Files
Note: Data are from the 1-year files unless indicated by the notation 5yr.

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Current Population

The data in these two tables and the following two graphs are from the CA Department of Finance (DOF). The DOF produces population estimates for geographies around California twice a year: January and July. As estimates for cities are only available in January, these two tables are based on the January data. The remaining figures are from the American Community Survey (ACS), provided annually by the U.S. Bureau of the Census.

Table 1. Population Change by Region
(Thousands, January to January)

Region	2023 Population	% Change 1 Year	3 Year	5 Year
City				
Perris	78,948	0.60	0.47	3.52
County and Broader Regions				
Riverside County	2,439,234	0.34	−0.06	1.11
Southern California	21,794,548	−0.41	−2.24	−2.84
California	38,940,231	−0.35	−1.79	−2.01

Source: CA DOF; Calculations by National Economic Education Delegation

Table 2. County Population Change by City
(Thousands, January to January)

City	2022	2023	% Change Local	Southern California	California
Riverside County	2,431.0	2,439.2	0.34	−0.41	−0.35
Riverside	314.8	313.7	−0.36		
Moreno Valley	208.3	208.3	−0.01		
Corona	157.1	157.0	−0.09		
Menifee	107.4	110.0	2.44		
Murrieta	110.6	110.0	−0.54		
Temecula	109.5	108.9	−0.52		
Jurupa Valley	105.2	105.0	−0.16		
Indio	89.8	90.8	1.17		
Hemet	89.2	89.9	0.84		
Perris	78.5	78.9	0.60		
Lake Elsinore	72.0	72.0	−0.02		
Eastvale	70.0	69.5	−0.66		
Beaumont	54.3	56.6	4.12		
San Jacinto	54.3	54.1	−0.37		
Cathedral City	51.6	51.4	−0.36		
Palm Desert	50.6	50.6	−0.02		
Palm Springs	44.2	44.1	−0.17		
Coachella	41.9	42.5	1.26		
La Quinta	37.6	38.0	1.11		
Wildomar	36.4	36.3	−0.28		
Desert Hot Springs	32.4	32.6	0.68		
Banning	30.9	31.2	1.28		
Norco	25.0	25.0	0.01		
Blythe	17.4	17.3	−0.87		
Rancho Mirage	16.9	17.0	0.94		
Calimesa	10.9	11.0	0.11		
Canyon Lake	11.0	10.9	−0.49		
Indian Wells	4.8	4.8	−0.23		

Source: CA DOF; Calculations by National Economic Education Delegation

Figure 1: Population Growth (1)

Perris (16.8%) Riverside County (11.9%)
California (4.6%)

Source: CA, Department of Finance
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 2: Population Growth (2)

(Over 1, 5 and 32 years, through 2023)

Perris Riverside County
California

Source: U.S. Bureau of Economic Analysis
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 3: Population by Age - Detailed Age Categories

Perris Male and Female Population by Age, 2022

Males Females

Source: U.S. Census Bureau, 1-yr American Community Survey
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Perris Population by Age
Change over 10 years, to 2022

Decreases Increases

Source: U.S. Census Bureau, 1-yr American Community Survey
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 4: Population by Age - Broad Age Categories

Perris Male and Female Population by Age, 2022

Males Females

Source: U.S. Census Bureau, 1-yr American Community Survey
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Perris Population by Age
Change over 10 years, to 2022

Decreases Increases

Source: U.S. Census Bureau, 1-yr American Community Survey
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705

Figure 5: Population by Educational Attainment

Male and Female Educational Attainment, 2022
Perris

Doctorate degree 0 | 1
Professional school degree
Master's degree 7
Bachelor's degree 7
Associate's degree 14 | 16
Some college, 1 or more years, no degree 18
Some college, less than 1 year
High school graduate (includes equivalency) 37 | 30
12th grade, no diploma
11th grade
10th grade 4
9th grade
7th and 8th grade 9
5th and 6th grade
Nursery to 4th grade 8
No schooling completed

Percent of Population 25 Years and Older

Males   Females

Source: U.S. Census Bureau, 1-yr American Community Survey

Male and Female Educational Attainment, 2022
Perris

2 | 2
(2%) Advanced Degree
4 | 7
(6%) Bachelor's degree
29 | 33
(31%) Some college or Associate's degree
37 | 30
(33%) High school graduate (includes equivalency)
28 | 28
(28%) Less than high school diploma

Percent of Population 25 Years and Older

Males   Females

Source: U.S. Census Bureau, 1-yr American Community Survey
The number in parenthesis is the share of the total population.

Figure 6: Population by Race/Ethnicity

Perris Race/Ethnicity, 2022

9.1%
13.3%
1.7%
3.3%
72.6%

White, Nonhispanic | Black, Nonhispanic
Asian, Nonhispanic | Other, Nonhispanic
Hispanic

Source: U.S. Census Bureau, 1-yr American Community Survey
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 7: Population by Race/Ethnicity Over Time

Perris Race/Ethnicity over Time

Percent (%) of Total Population

16   21

Year: Through 2022

White, Nonhispanic | Black, Nonhispanic
Asian, Nonhispanic | Other Nonhispanic
Hispanic

Source: U.S. Census Bureau, 1yr American Community Survey.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
2020 is missing because of complications due to COVID.

Employment Report

Citywide Employment and Unemployment

Definition:

Each month, California's Employment Development Division (EDD) publishes an update on employment in California and in MSAs, counties, and cities all across the state. The report focuses primarily on non-farm employment, providing estimates of changes in em-

ployment by industry as well as unemployment in each region. Data for cities is limited to aggregate employment, labor force, and unemployment data. Those are reported below.

Why is it important?

Employment growth is a fundamental indicator of the health of an economy.

Table 3. Perris Summary for March, 2024

| Category	Current Value	Change From:		
		Last Month	2 Months Ago	Last Year
Employment	8,924	-30	−53	-103
Labor Force	9,644	9	15	96
Number Unemployed	678	-4	21	97
Unemployment Rate	7.0	-0.0	0.2	0.9

Source: EDD, National Economic Education Delegation

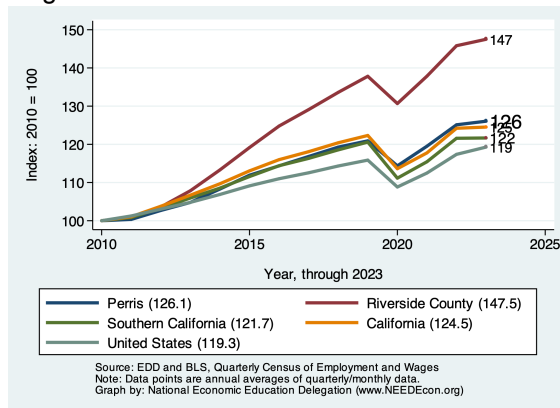Figure 8: Historical Employment and Unemployment

Source: EDD, Seasonal Adjustment by NEED
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 9: Employment and Unemployment - Last 12 Months
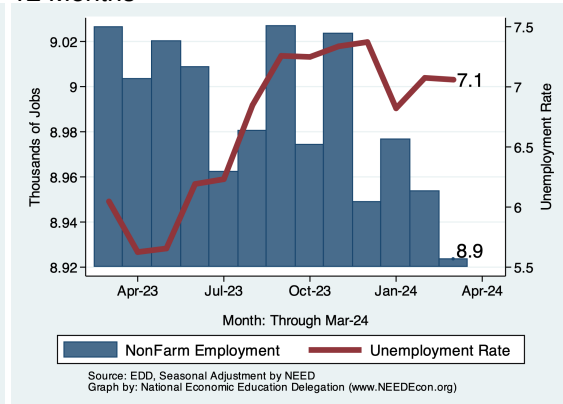
Source: EDD, Seasonal Adjustment by NEED
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 10: Relative Employment Growth Across Regions - since 2010

Perris (126.1)   Riverside County (147.5)
Southern California (121.7)   California (124.5)
United States (119.3)

Source: EDD and BLS, Quarterly Census of Employment and Wages
Note: Data points are annual averages of quarterly/monthly data.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 11: Relative Employment Growth Across Regions - since 2019
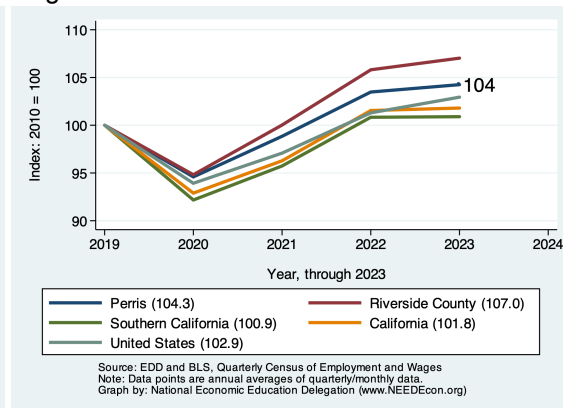
Perris (104.3)   Riverside County (107.0)
Southern California (100.9)   California (101.8)
United States (102.9)

Source: EDD and BLS, Quarterly Census of Employment and Wages
Note: Data points are annual averages of quarterly/monthly data.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705

MSA Employment by Industry

California's Employment Development Division (EDD) does not regularly produce data on employment by industry for cities. However, we are able to report indsutry-level employment data for the Riverside-San Bernardino-Ontario MSA. The following table provides the latest data for the MSA.

Table 4. Employment Growth by Industry in the Riverside-San Bernardino-Ontario MSA for March, 2024

Industry	Employment	Share	Empl Growth	% Growth - Annualized Rate					
				Month	Qtr	6mo	1yr	3yr	5yr
Total Nonfarm	1,694,223	100.0	5,971.1	4.3	0.5	0.8	1.6	3.3	2.1
Total Private	1,425,885	84.2	3,363.1	2.9	0.2	0.6	1.0	3.1	2.4
Goods Producing	216,611	12.8	948.2	5.4	−5.6	−0.1	1.2	1.6	0.9
Mining, Logging and Construction	120,753	7.1	1,778.6	19.5	−2.3	3.7	5.6	2.8	2.7
Mining and Logging	1,600	0.1	0.0	0.0	0.0	0.0	14.3	7.7	6.7
Construction	118,854	7.0	1,464.0	16.0	−3.4	3.5	5.7	2.9	2.6
Manufacturing	96,076	5.7	−620.1	−7.4	−9.0	−4.3	−3.8	0.2	−1.0
Durable Goods	58,679	3.5	−417.3	−8.2	−7.6	−4.2	−3.8	−0.8	−2.2
Non-Durable Goods	37,446	2.2	−154.4	−4.8	−9.8	−3.9	−3.9	1.9	1.4
Service Providing	1,477,534	87.2	5,264.7	4.4	1.4	1.0	1.6	3.6	2.3
Trade, Trans & Utilities	452,210	26.7	1,888.6	5.2	2.5	−1.1	−1.3	0.9	3.3
Wholesale Trade	67,659	4.0	−155.0	−2.7	−3.2	−2.3	−2.0	0.5	0.1
Retail Trade	180,685	10.7	416.7	2.8	−3.1	−2.4	−1.4	0.9	−0.1
Trans & Warehousing	197,024	11.6	662.2	4.1	3.8	−0.7	−1.0	1.1	9.6
Utilities	5,718	0.3	−49.7	−9.9	6.1	3.0	3.6	4.7	4.3
Information	13,125	0.8	−47.7	−4.3	−3.7	−2.7	−1.5	2.5	−1.3
Financial Activities	44,464	2.6	−86.6	−2.3	−2.2	−1.3	−1.4	−0.2	−0.1
Finance & Insurance	21,985	1.3	−20.5	−1.1	−2.2	−2.7	−1.8	−3.5	−2.2
Real Estate & Rental & Leasing	22,538	1.3	−36.2	−1.9	−0.4	0.6	−0.9	3.9	2.5
Professional & Business Srvcs	166,274	9.8	1,764.0	13.7	0.5	3.2	−0.5	0.7	1.9
Prof, Sci, & Tech	46,211	2.7	201.6	5.4	1.8	0.5	−0.1	3.5	2.5
Admin & Support Srvcs	106,331	6.3	1,990.8	25.5	−1.6	5.0	−1.0	−0.6	1.6
Employment Srvcs	49,934	2.9	1,065.4	29.5	4.6	7.0	−3.0	−2.4	3.3
Educational & Health Srvcs	301,992	17.8	2,216.0	9.2	7.6	6.3	8.0	6.5	4.4
Education Srvcs	22,176	1.3	163.7	9.3	1.9	3.7	5.7	9.9	2.6
Health Care & Social Assistance	279,860	16.5	1,961.8	8.8	8.4	6.5	8.2	6.3	4.6
Leisure & Hospitality	182,103	10.7	−703.3	−4.5	−4.5	−4.9	−2.6	8.2	0.7
Arts, Entertainment & Recreation	20,665	1.2	64.7	3.8	−1.9	−10.2	−3.2	14.6	−0.0
Accommodation & Food Srvcs	161,299	9.5	−746.8	−5.4	−5.1	−4.5	−2.4	7.5	0.8
Other Srvcs	49,608	2.9	174.0	4.3	−3.6	0.2	1.4	6.3	1.5
Government	270,223	15.9	911.3	4.1	4.5	5.1	4.9	4.7	0.7
Federal	21,813	1.3	94.6	5.4	4.0	3.9	3.8	1.0	0.8
State	28,999	1.7	−1.0	−0.0	2.5	1.2	1.9	−2.1	−1.2
Local	219,293	12.9	791.9	4.4	4.8	5.6	5.4	6.2	1.0
County	31,724	1.9	−72.5	−2.7	3.4	1.8	0.3	−3.0	−1.6
City	17,509	1.0	52.9	3.7	6.7	8.4	8.1	8.4	2.9
Local Government Education	134,406	7.9	641.5	5.9	5.6	6.9	7.0	8.4	1.2

Source: EDD, National Economic Education Delegation (NEED)

Some Employee Detail

Employed in Perris

Figure 12: Employment by Occupation

Source: American Community Survey, 2022 5-yr Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org).
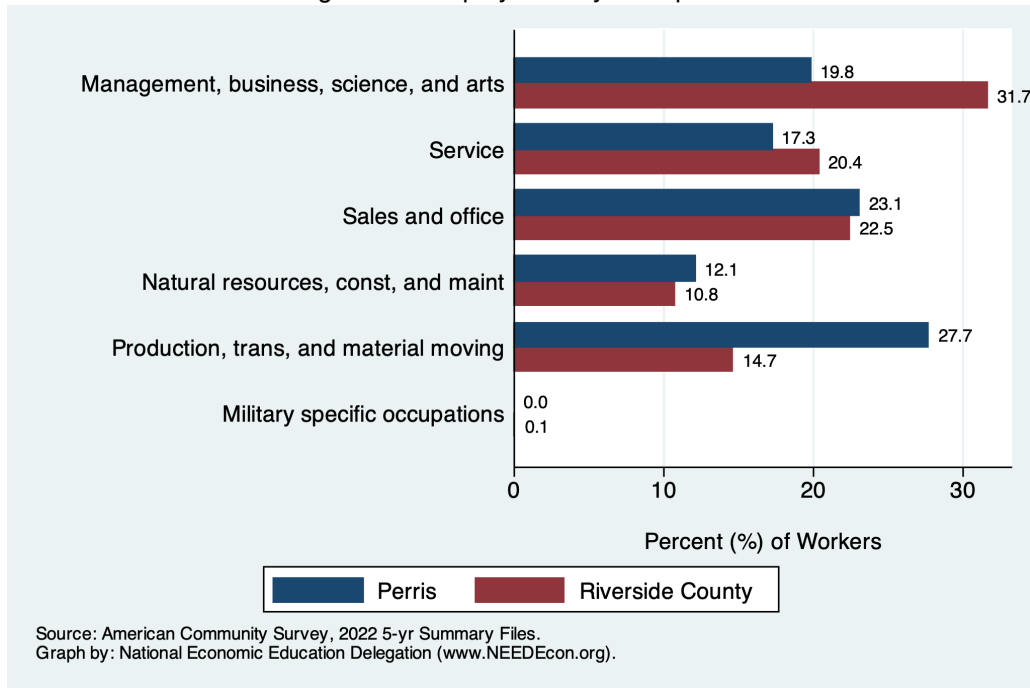
Figure 13: Employment by Industry

Source: American Community Survey, 2022 5-yr Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org).

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705

Figure 14: Language Spoken at Home

Category	Perris	Riverside County
Speak only English	37.9	54.0
Speak Spanish (SS)	57.6	38.9
SS - English very well	34.9	25.0
SS - English less than very well	22.7	13.9
Speak other languages (SOL)	4.5	7.1
SOL - English very well	3.2	4.7
SOL - English less than very well	1.2	2.4

Percent (%) of Workers

Perris ■ Riverside County

Source: American Community Survey, 2022 5-yr Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org).

Figure 15: Citizenship

Category	Perris	Riverside County
Native	63.6	72.6
Foreign Born	36.4	27.4
Naturalized U.S.	17.8	14.9
Not a U.S. Citizen	18.7	12.5

Percent (%) of Workers

Perris ■ Riverside County

Source: American Community Survey, 2022 5-yr Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org).

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705

Employed Residents of Perris

Figure 16: Employment by Occupation
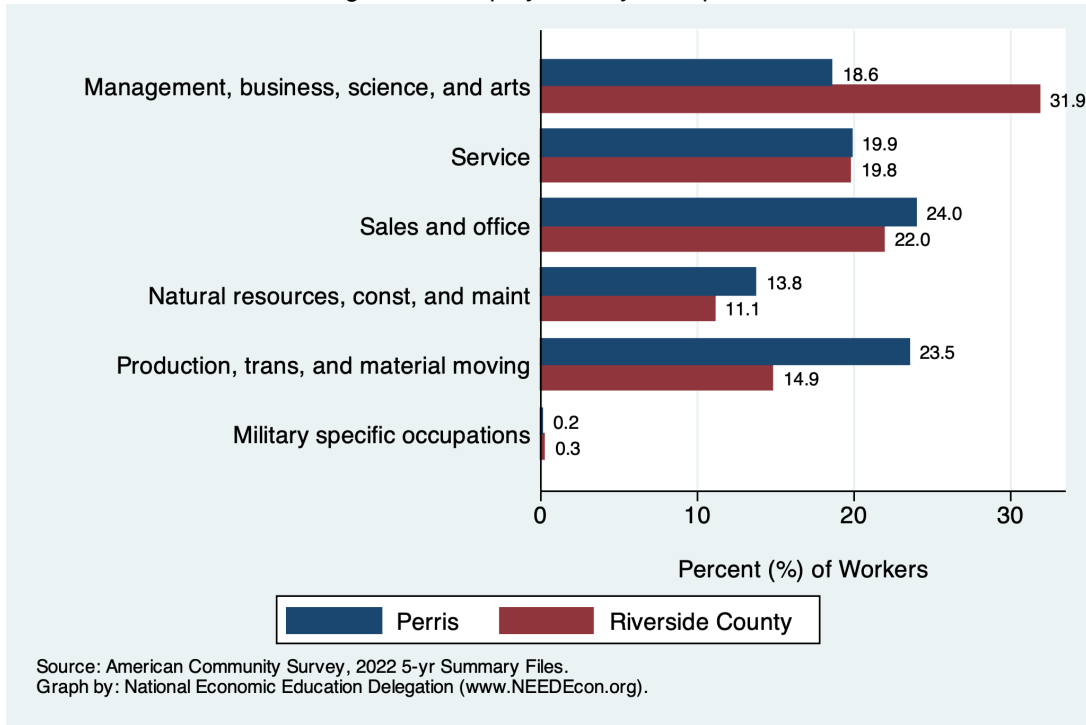
Source: American Community Survey, 2022 5-yr Summary Files.
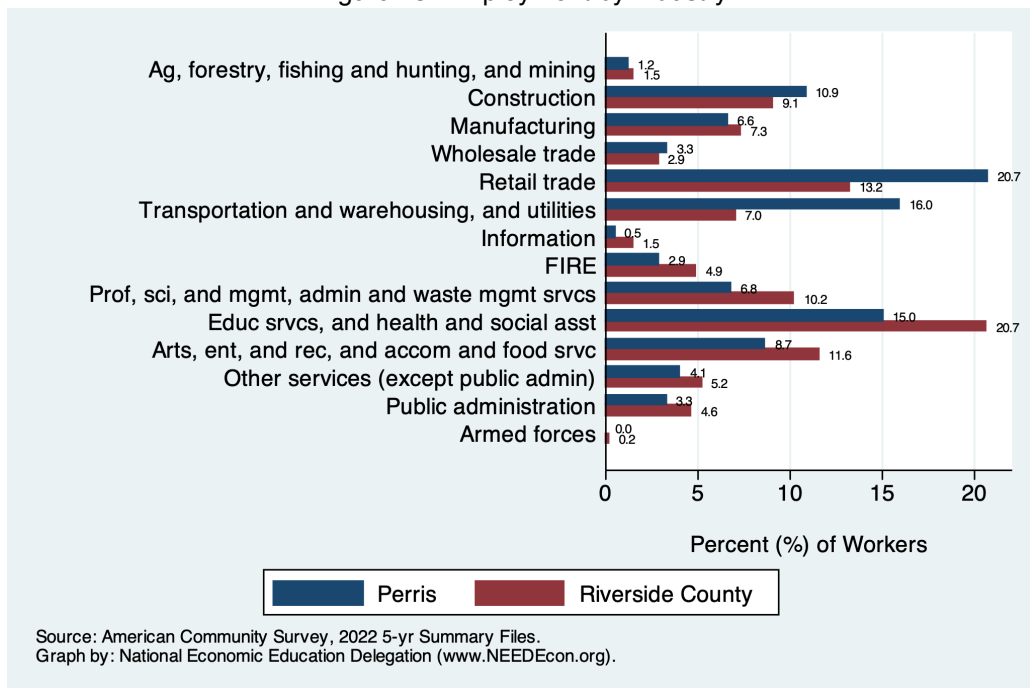Graph by: National Economic Education Delegation (www.NEEDEcon.org).

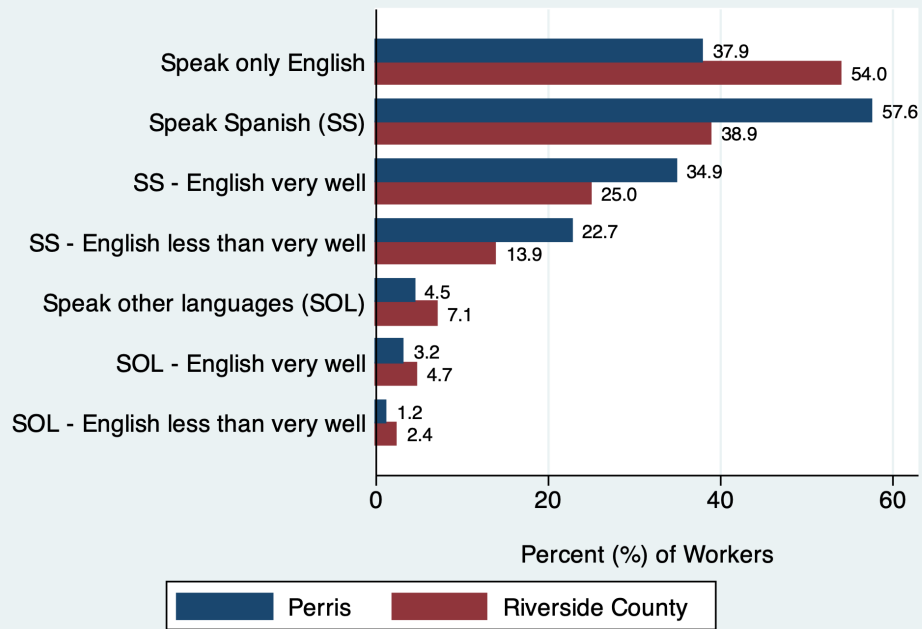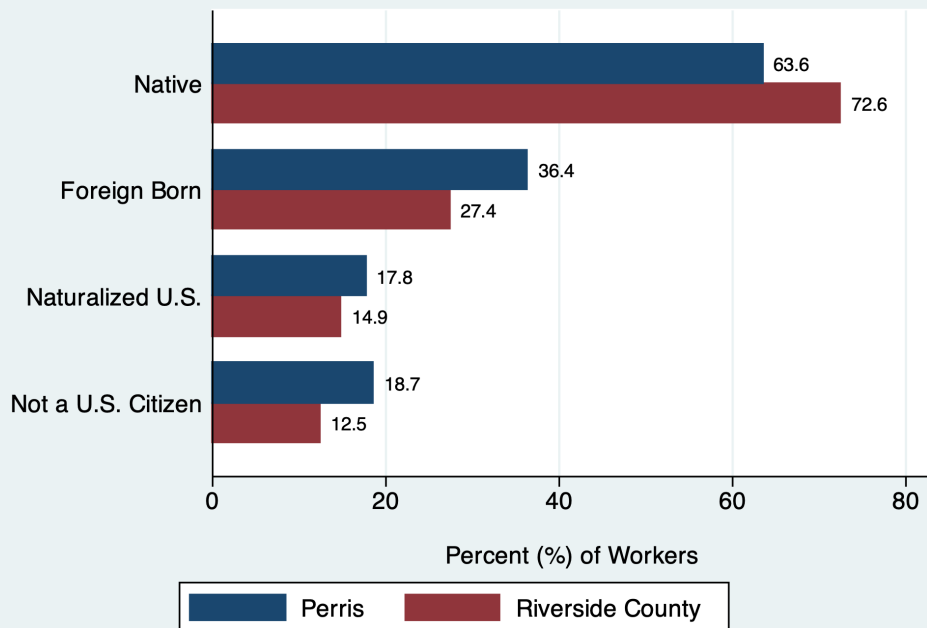### Figure 17: Employment by Industry

Source: American Community Survey, 2022 5-yr Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org).

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705

Figure 18: Language Spoken at Home

Category	Perris	Riverside County
Speak only English	26.5	54.5
Speak Spanish (SS)	70.3	38.0
SS - English very well	46.2	24.9
SS - English less than very well	24.1	13.2
Speak other languages (SOL)	3.2	7.4
SOL - English very well	1.9	4.9
SOL - English less than very well	1.4	2.5

Percent (%) of Workers

Perris ■ Riverside County

Figure 19: Citizenship

Category	Perris	Riverside County
Native	63.4	71.7
Foreign Born	36.6	28.3
Naturalized U.S.	19.3	15.5
Not a U.S. Citizen	17.3	12.8

Percent (%) of Workers

Perris ■ Riverside County

Employed Residents vs Workers in Perris

Figure 20: Employment by Occupation

Percent of Workers

Occupation	Employed Residents	Locally Employed
Management, business, science, and arts	18.6	19.8
Service	19.9	17.3
Sales and office	24.0	23.1
Natural resources, const, and maint	13.8	12.1
Production, trans, and material moving	23.5	27.7
Military specific occupations	0.2	0.0

Employed Residents   Locally Employed
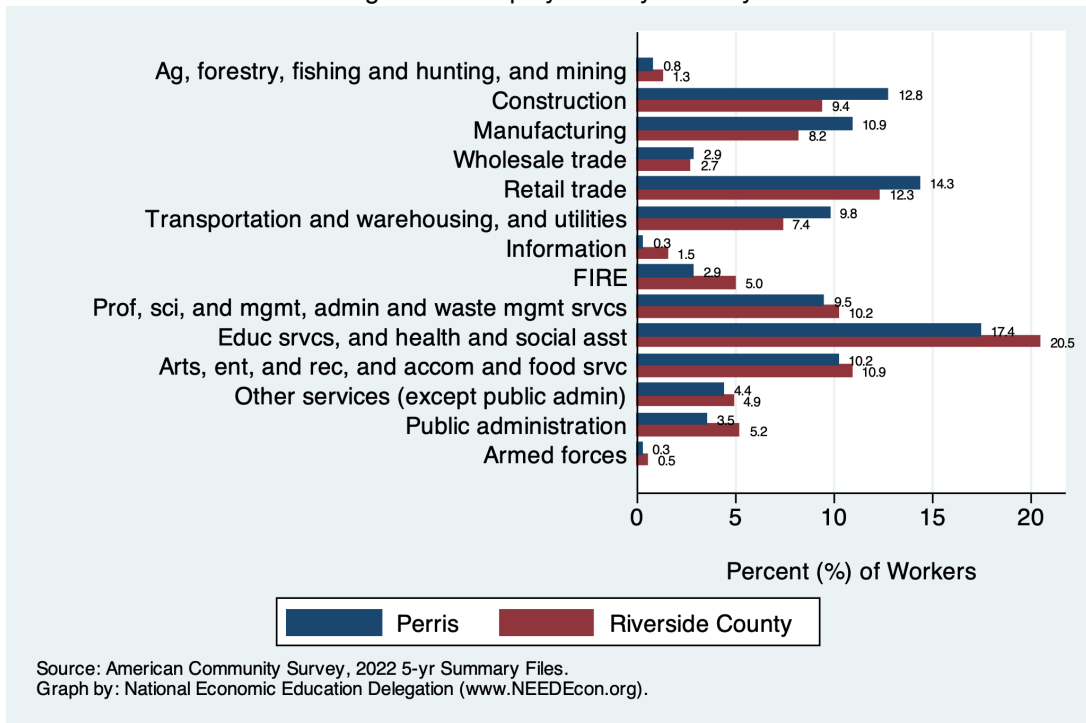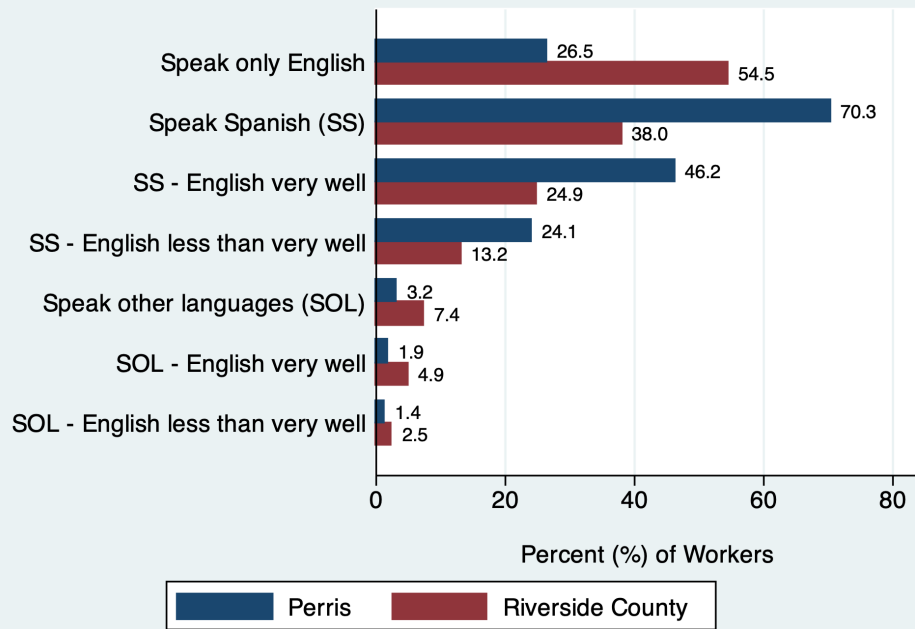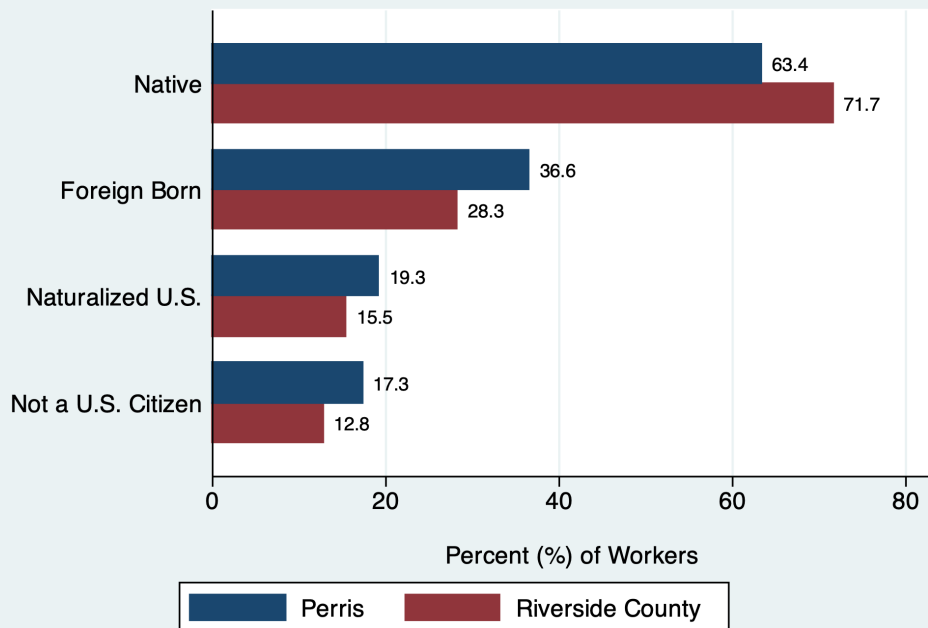
Source: American Community Survey, 2022 5-yr Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org).

Figure 21: Employment by Industry

Percent of Workers

Industry	Employed Residents	Locally Employed
Ag, forestry, fishing and hunting, and mining	0.8	1.2
Construction	12.8	10.9
Manufacturing	10.9	6.6
Wholesale trade	2.9	3.3
Retail trade	14.3	20.7
Transportation and warehousing, and utilities	9.8	16.0
Information	0.3	0.5
FIRE	2.9	2.9
Prof, sci, and mgmt, admin and waste mgmt srvcs	9.5	6.8
Educ srvcs, and health and social asst	17.4	15.0
Arts, ent, and rec, and accom and food srvc	10.2	8.7
Other services (except public admin)	4.4	4.1
Public administration	3.5	3.3
Armed forces	0.3	0.0

Employed Residents   Locally Employed

Source: American Community Survey, 2022 5-yr Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org).

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705

Figure 22: Language Spoken at Home

Percent of Workers

Category	Employed Residents	Locally Employed
Speak only English	26.5	37.9
Speak Spanish (SS)	70.3	57.6
SS - English very well	46.2	34.9
SS - English less than very well	24.1	22.7
Speak other languages (SOL)	3.2	4.5
SOL - English very well	1.9	3.2
SOL - English less than very well	1.4	1.2

Employed Residents   Locally Employed

Figure 23: Citizenship

N/A

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705
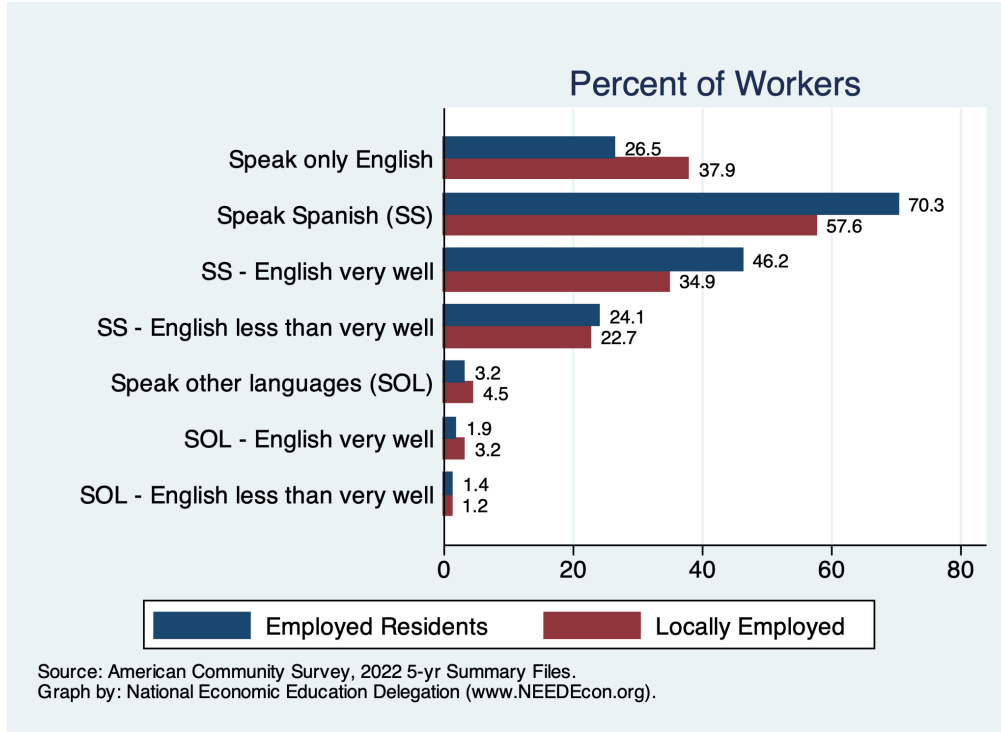
Income and Earnings

Per Capita Income Growth

Definition:

Per capita income is the average income per person in Perris. Personal income is the income received by, or on behalf of, all persons from all sources: from participation as laborers in production, from owning a home or unincorporated business, from the ownership of financial assets, and from government and business in the form of transfer receipts. Noncash government benefits are not included.

Why is it important?

Income is the money that is available to persons for consumption expenditures, taxes, interest payments, transfer payments to governments and the rest of the world, or for saving. As such, it is an important indicator of economic well-being in a community.

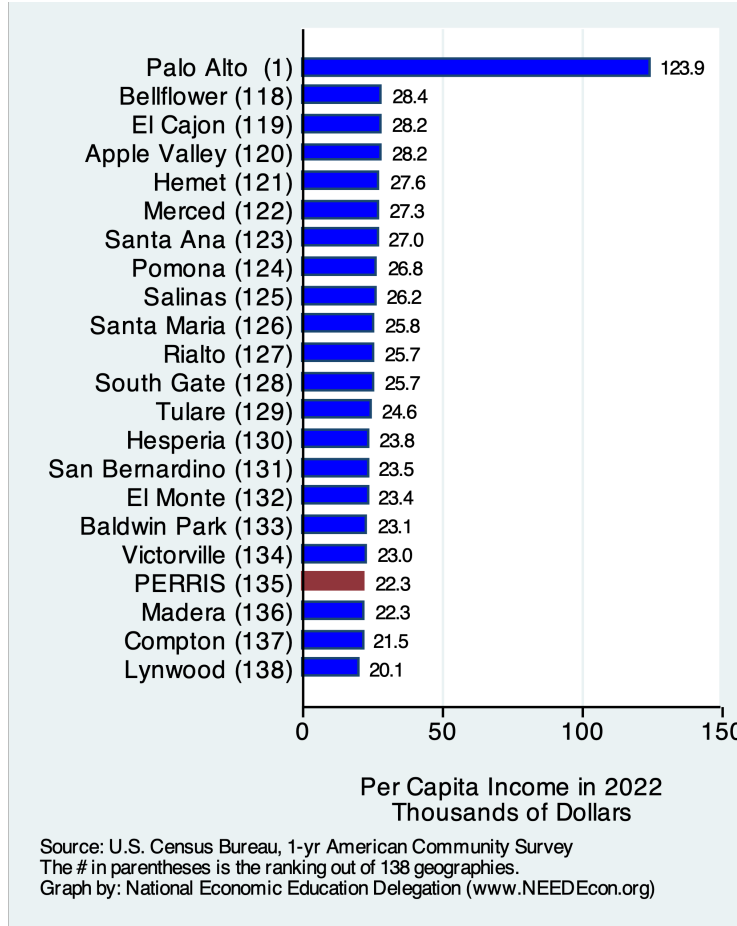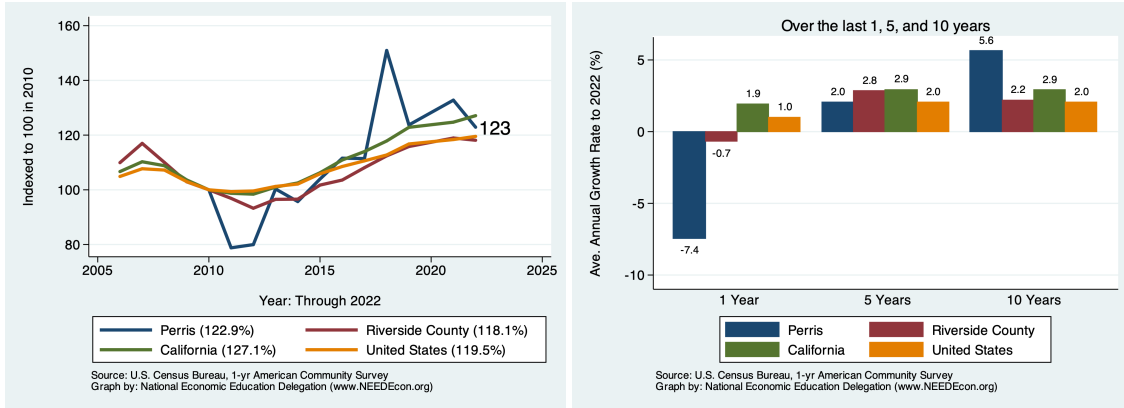Figure 24: Real Per Capita Income Ranking Among California Cities

Per Capita Income in 2022
Thousands of Dollars

Source: U.S. Census Bureau, 1-yr American Community Survey
The # in parentheses is the ranking out of 138 geographies.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705

Figure 25: Regional Comparison of Growth over Time

Source: U.S. Census Bureau, 1-yr American Community Survey
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Legend: Perris (122.9%), Riverside County (118.1%), California (127.1%), United States (119.5%)

Source: U.S. Census Bureau, 1-yr American Community Survey
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Real Per Capita Income Ranking Among California Cities - w/Comparable Populations

Figure 26: Income Levels

City (rank)	Per Capita Income 2022 ($000s)
PERRIS (107)	22.3
Bellflower (116)	28.4
Hawthorne (98)	35.5
Pittsburg (114)	36.6
Whittier (99)	38.5
Rancho Cordova (104)	38.9
Buena Park (102)	40.1
Alhambra (106)	41.9
Upland (109)	42.1
Chino Hills (112)	44.1
Lakewood (108)	45.5
Tustin (110)	49.0
Napa (111)	50.1
Folsom (101)	58.1
Alameda (117)	61.6
Livermore (97)	67.5
Milpitas (113)	67.9
Redwood City (105)	79.5
Pleasanton (115)	91.6
Newport Beach (100)	102.0
Mountain View (103)	103.4

Source: U.S. Census Bureau, 2022 1-yr American Community Survey
The # in parentheses is the ranking out of 138 geographies.
Geographies are selected and ranked based on population.
These are the 20 geographies in CA most comparable in population to the targe
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 27: Growth over Time

City (rank)	Percent (%)
Alhambra (106)	20.3
Pleasanton (115)	14.3
Milpitas (113)	13.3
Hawthorne (98)	11.2
Buena Park (102)	6.9
Lakewood (108)	6.8
Pittsburg (114)	6.6
Folsom (101)	6.0
Rancho Cordova (104)	4.8
Livermore (97)	4.6
Napa (111)	2.9
Upland (109)	2.6
Tustin (110)	-0.8
Bellflower (116)	-2.3
Mountain View (103)	-2.6
PERRIS (107)	-7.4
Newport Beach (100)	-7.9
Redwood City (105)	-8.3
Alameda (117)	-9.8
Whittier (99)	-11.3
Chino Hills (112)	-11.7

Source: U.S. Census Bureau, 2022 1-yr American Community Survey
The # in parentheses is the ranking out of 138 geographies.
Geographies are selected and ranked based on population.
These are the 20 geographies in CA most comparable in population to the targe
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705

Real Per Capita Income Ranking Among Cities in Riverside County

Figure 28: Income Levels

City	Per Capita Income (Thousands)
PERRIS (12)	22.3
Hemet (11)	27.6
Moreno Valley (10)	28.7
Jurupa Valley (9)	29.9
Riverside (8)	32.8
Lake Elsinore (7)	32.9
Indio (6)	34.2
Menifee (5)	35.5
Corona (4)	36.7
Temecula (3)	41.7
Murrieta (2)	42.1
Eastvale (1)	46.8

Per Capita Income in 2022, Thousands of Dollars

Source: U.S. Census Bureau, 2022 1-yr American Community Survey
The # in parentheses is the ranking out of 12 geographies.
Geographies are selected and ranked based on population.
These are the cities in the same county as the target city.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 29: Growth over Time

City	Percent (%)
Eastvale (1)	8.3
Moreno Valley (10)	4.8
Riverside (8)	4.6
Lake Elsinore (7)	4.5
Jurupa Valley (9)	4.1
Murrieta (2)	0.2
Temecula (3)	-0.0
Corona (4)	-4.7
PERRIS (12)	-7.4
Indio (6)	-7.6
Hemet (11)	-8.2
Menifee (5)	-14.0

Percent (%)

Source: U.S. Census Bureau, 2022 1-yr American Community Survey
The # in parentheses is the ranking out of 12 geographies.
Geographies are selected and ranked based on population.
These are the cities in the same county as the target city.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 30: Comparison with All Cities Nationwide

City	Per Capita Income (Thousands)
Hesperia, CA (572)	23.763
San Bernardino, CA (573)	23.466
Lauderhill, FL (574)	23.460
El Monte, CA (575)	23.371
Baldwin Park, CA (576)	23.125
Passaic, NJ (577)	23.044
Victorville, CA (578)	23.023
Paterson, NJ (579)	22.794
Canton, OH (580)	22.732
Kissimmee, FL (581)	22.314
PERRIS, CA (582)	22.294
Madera, CA (583)	22.276
Edinburg, TX (584)	22.118
Albany, GA (585)	22.115
Detroit, MI (586)	22.097
Gary, IN (587)	21.967
Reading, PA (588)	21.568
Compton, CA (589)	21.544
Carolina zona urbana, PR (590)	20.450
Lynwood, CA (591)	20.064
Flint, MI (592)	19.914

Per Capita Income in 2022, Thousands of Dollars

Source: U.S. Census Bureau, 1-yr American Community Survey
The # in parentheses is the ranking out of 598 geographies.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705

Poverty and Inequality

Definition:

The local poverty rate provides an indication of the well-being of those at the bottom of the income distribution. The federal poverty rate measures the proportion of households in the region that are classified as living in poverty. Also included are measures of the extent to which the City's children are impoverished. Measures of the income distribution provide further evidence on disparities in income in the region and how those disparities have changed over time.

Why is it important?

It is important to track measures of poverty and inequality to assess the extent of income disparities in the region, with an eye toward understanding how well the local economy is performing for all of its citizens.

Poverty Rate

Source: American Community Survey, 1-yr Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Child Poverty Rate

Source: American Community Survey, 1-yr Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 31: Inequality

Inequality: Gini Coefficient

Source: American Community Survey, 1-yr Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705

Figure 32: Shares Across the Income Distribution

2022

Source: American Community Survey, 1-yr Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
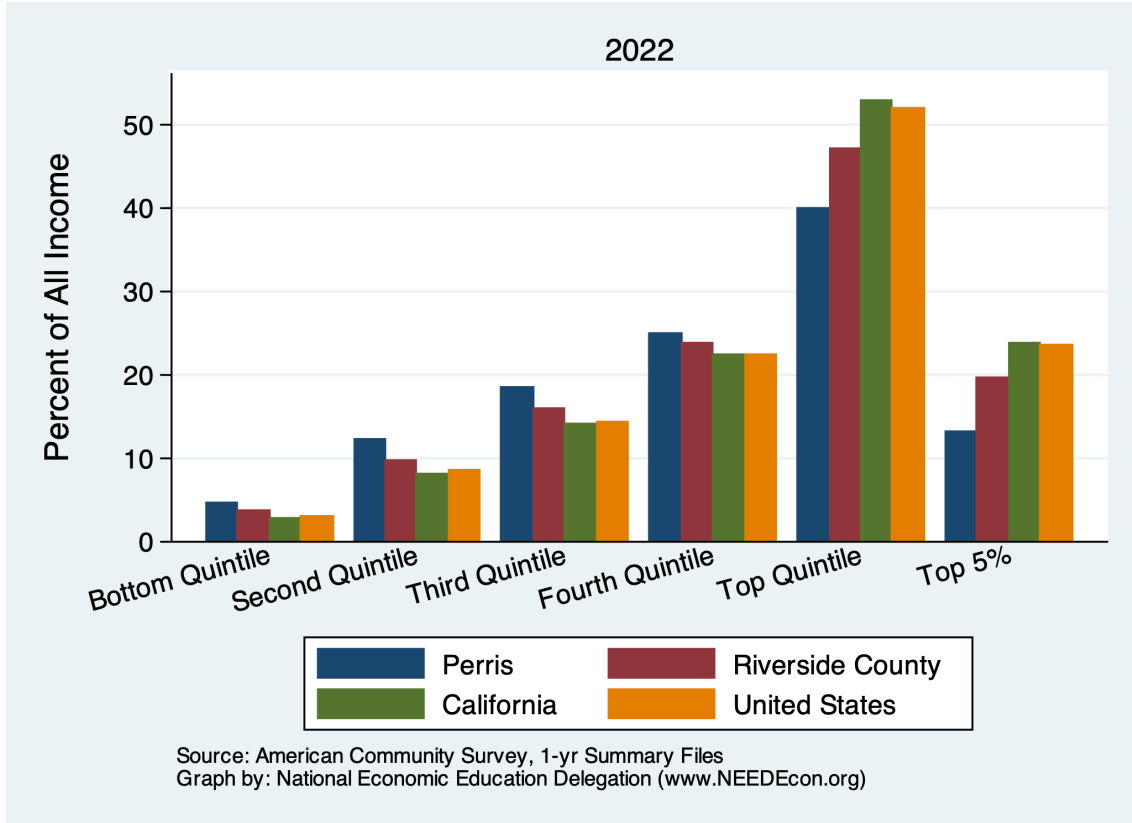
Figure 33: Means Across the Income Distribution

2022

Source: American Community Survey, 1-yr Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

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Jon@NEEDEcon.org ● 415-336-5705
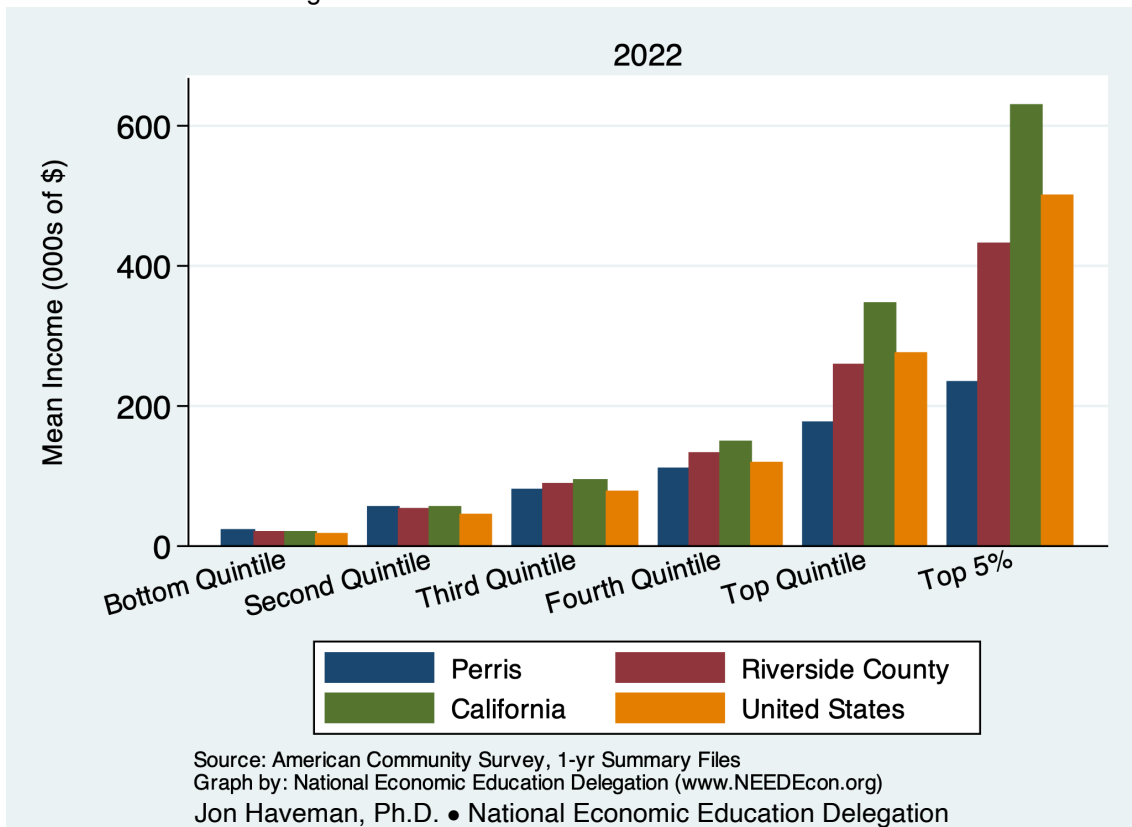
Housing

Housing Costs and Affordability

Definition:

Housing costs are measured in several different ways. First, we provide evidence on the evolution of median home prices, median rental price, and finally through evidence on the housing burden in the city and comparison regions. Housing burden is defined as a household needing to commit more than 30% of their household income toward housing costs. The median value is the amount in the middle. Fifty percent of units are above the median and 50 percent are below.

Why is it important?

Housing is one of three fundamental necessities, along with food and clothing. A measure of the cost of housing is an integral part of the measurement of the cost of living in a specific community. This is particularly true in cities and regions throughout the Bay Area, where housing costs are high relative to income.

Cost of Housing in Perris and Broader Regions

Figure 34: Median Home Prices

Source: Zillow Research.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 35: Median Rents

Source: Zillow Research.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705
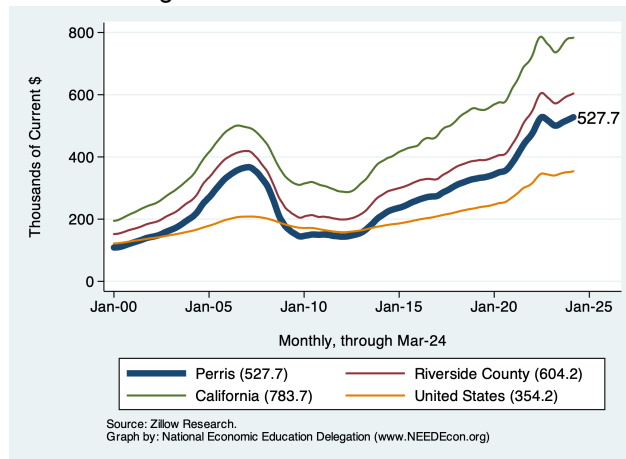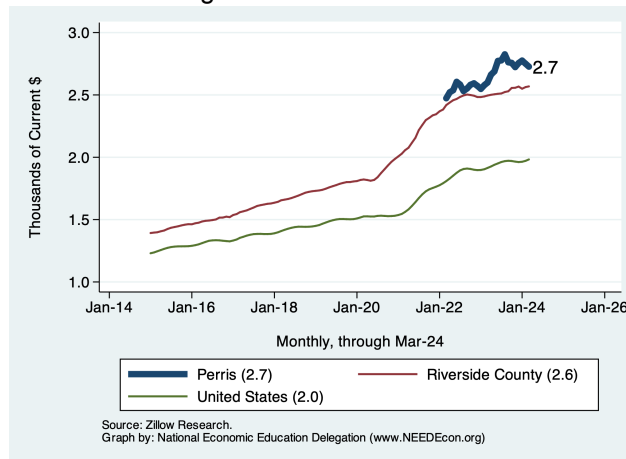
Housing Ownership in Perris and Broader Regions

Figure 36: Home Ownership Rates

Source: U.S. Census Bureau, 1-yr American Community Survey
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
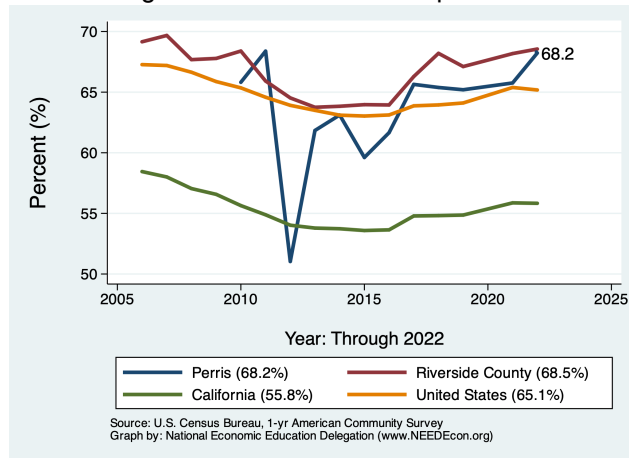
Figure 37: Home Ownership by Age

Source: American Community Survey, 5-yr Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
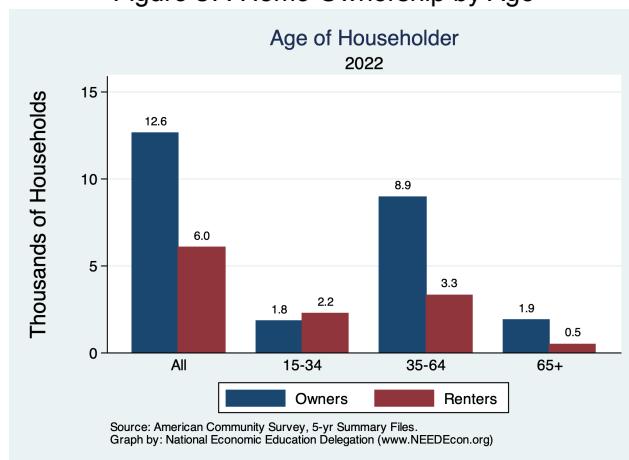
Figure 38: Income by Tenure

Source: American Community Survey, 1-yr Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705
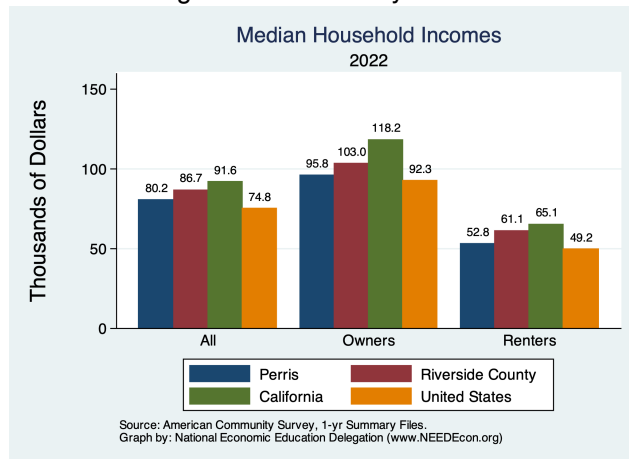
Figure 39: Income Distribution by Tenure

Distribution of Income by Tenure, 2022
Perris, CA

Source: American Community Survey 1-year Summary Files.
Data are based on groupings that are not adjusted for inflation.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
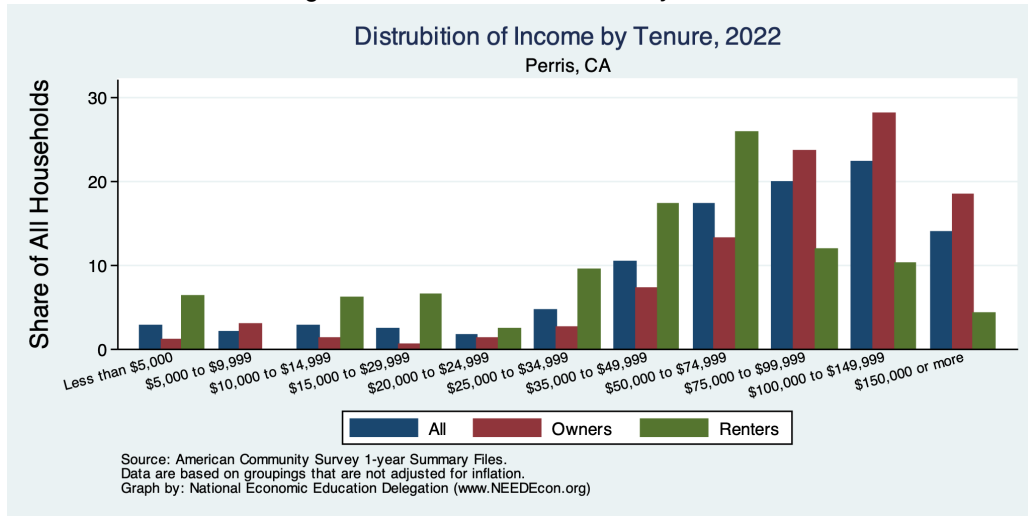
Figure 40: Income Distribution of Home Owners

Income Distributions Among Owners, 2022

Source: American Community Survey, 2022 1-year Summary Files.
Data are based on groupings that are not adjusted for inflation.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
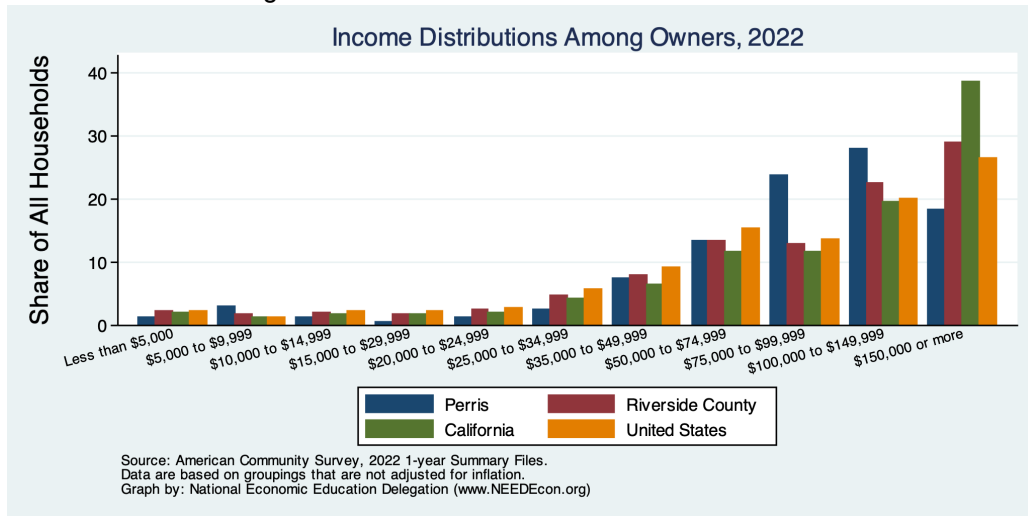
Figure 41: Income Distribution of Renters

Income Distributions Among Renters, 2022

Source: American Community Survey, 2022 1-year Summary Files.
Data are based on groupings that are not adjusted for inflation.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705
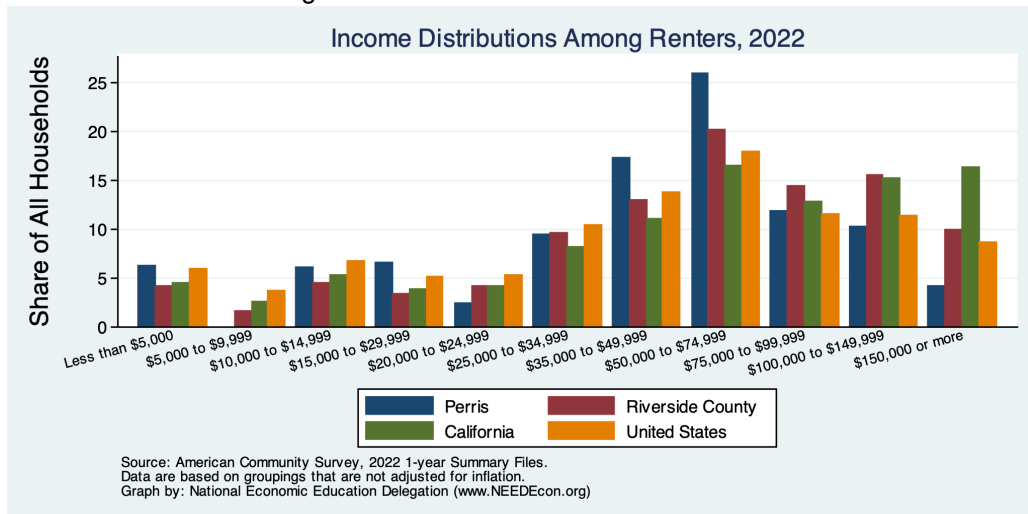
Housing Burden in Perris and Broader Regions

Figure 42: Home Owners w/ A Mortgage

Year: Through 2022

Perris (39.3%)
Riverside County (38.3%)
California (37.5%)
United States (27.7%)

Source: U.S. Census Bureau, 1-yr American Community Survey
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
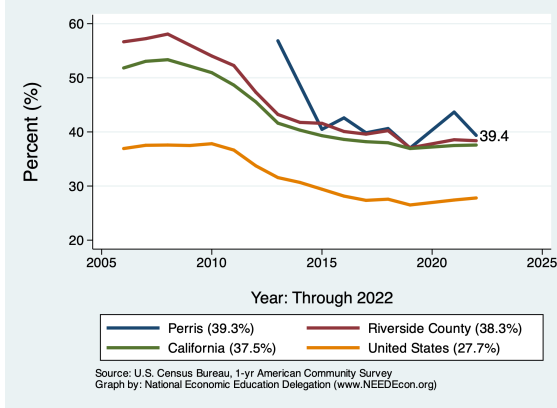
Figure 43: Home Owners w/o A Mortgage

Year: Through 2022

Perris (17%)
Riverside County (18.6%)
California (17.1%)
United States (14.4%)

Source: U.S. Census Bureau, 1-yr American Community Survey
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 44: Renters

Year: Through 2022

Perris (69.4%)
Riverside County (56.1%)
California (53.1%)
United States (48.2%)

Source: U.S. Census Bureau, 1-yr American Community Survey
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 45: Homeowner Housing Burden by Age

Homeowners w/Significant Housing Burden by Age
Housing Costs > 30% of Income

Perris
Riverside County
California
United States

Source: American Community Survey, 5-yr Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705

Housing Picture

Definition:

Housing costs are measured in several different ways. First, we provide evidence on the evolution of median home prices, median rental price, and finally through evidence on the housing burden in the city and comparison regions. The median value is the amount in the middle. Fifty percent of units are above the median and 50 percent are below.

Why is it important?

In areas where the rate of population growth exceeds the rate of housing growth, this is likely to reflect a tightening housing market. A tightening housing market will also likely be reflected in lower vacancy rates and higher occupancy rates. It may also be reflected in higher numbers of people per household.

Table 5. Housing Market Indicators

Indicator	2023	2019	2010	% Change from 2019	% Change from 2010
Total Population	78,948.0	79,856.0	68,386.0	-1.1	15.4
Total # of Homes	19,843.0	19,321.0	17,906.0	2.7	10.8
# Occupied Units	19,438.0	18,539.0	16,365.0	4.8	18.8
Persons per Household	4.0	4.3	4.2	-5.7	-2.8
Vacancy Rate (%)	2.0	4.0	8.6	-49.6	-76.3

Source: CA DOF; Calculations by the National Economic Education Delegation

Figure 46: Housing Growth

Source: CA, Department of Finance
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
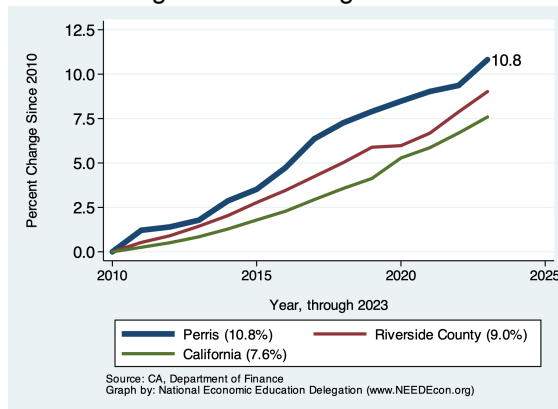
Figure 47: Persons per Household

Source: CA, Department of Finance
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 48: Vacancy Rates

Source: CA, Department of Finance
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
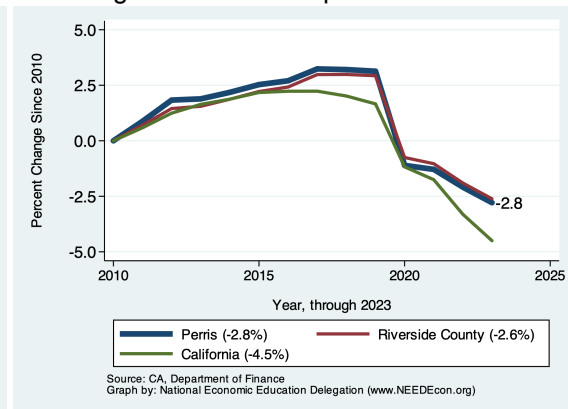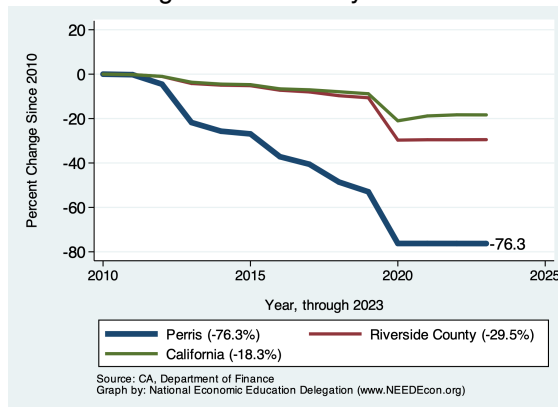
Figure 49: Number of Occupanied Units

Source: CA, Department of Finance
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
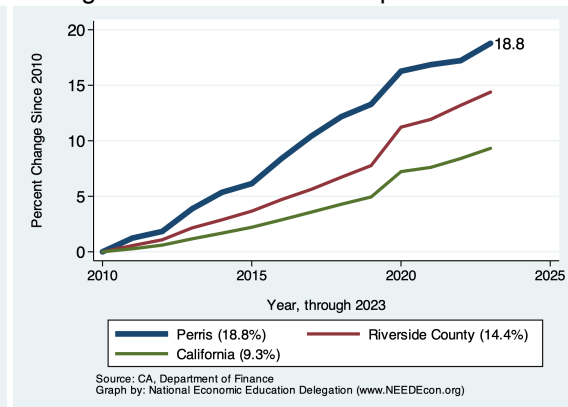
Trends in the Growth of Housing by Housing Type

Figure 50: Single Detached Homes

Source: CA, Department of Finance
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
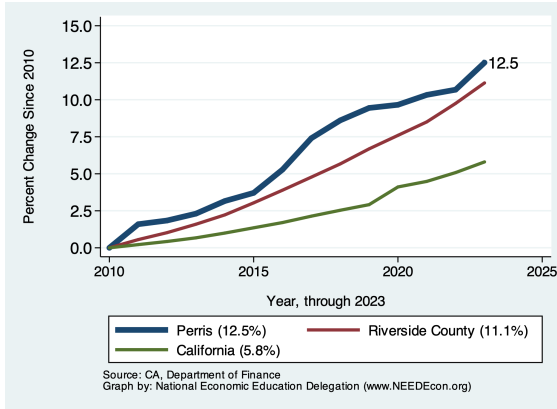
Figure 51: Single Attached Homes

Source: CA, Department of Finance
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
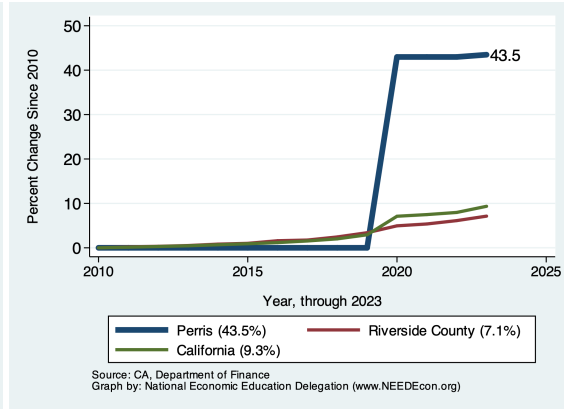
Figure 52: Housing in Buildings with Two to Four Units

Source: CA, Department of Finance
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
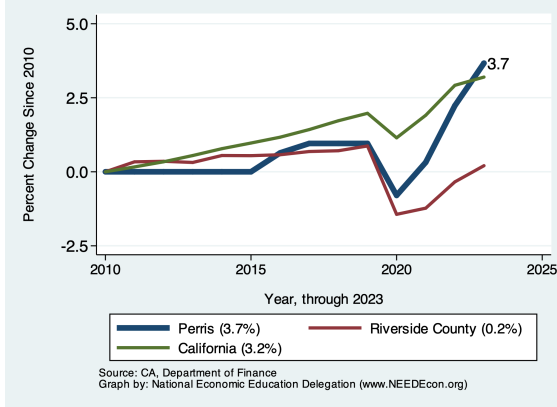
Figure 53: Housing in Buildings with Five or More Units

Source: CA, Department of Finance

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705
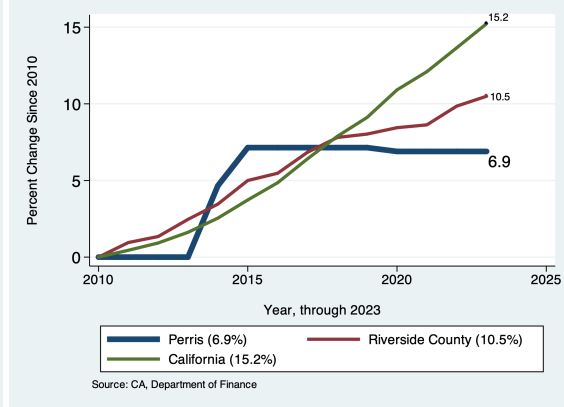
Vintage of Residential Housing

Why is it important?

This section provides evidence on the year in which residential housing in Perris was built. We break it down into owned versus rented residences and provide a comparison across Riverside County and broader regions. A sense of the age of housing in a region provides an indication of the urgency with which a region might pursue additional housing. As the housing stock ages, an urgency with which renovations and rebuilds are permitted might result. All things equal, more recently constructed housing will be more likely to meet current codes and standards. Remodeling of existing units will be more desirable when existing units are, on average, older.

Figure 54: Distribution of Housing Construction

Source: American Community Survey 5-year Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
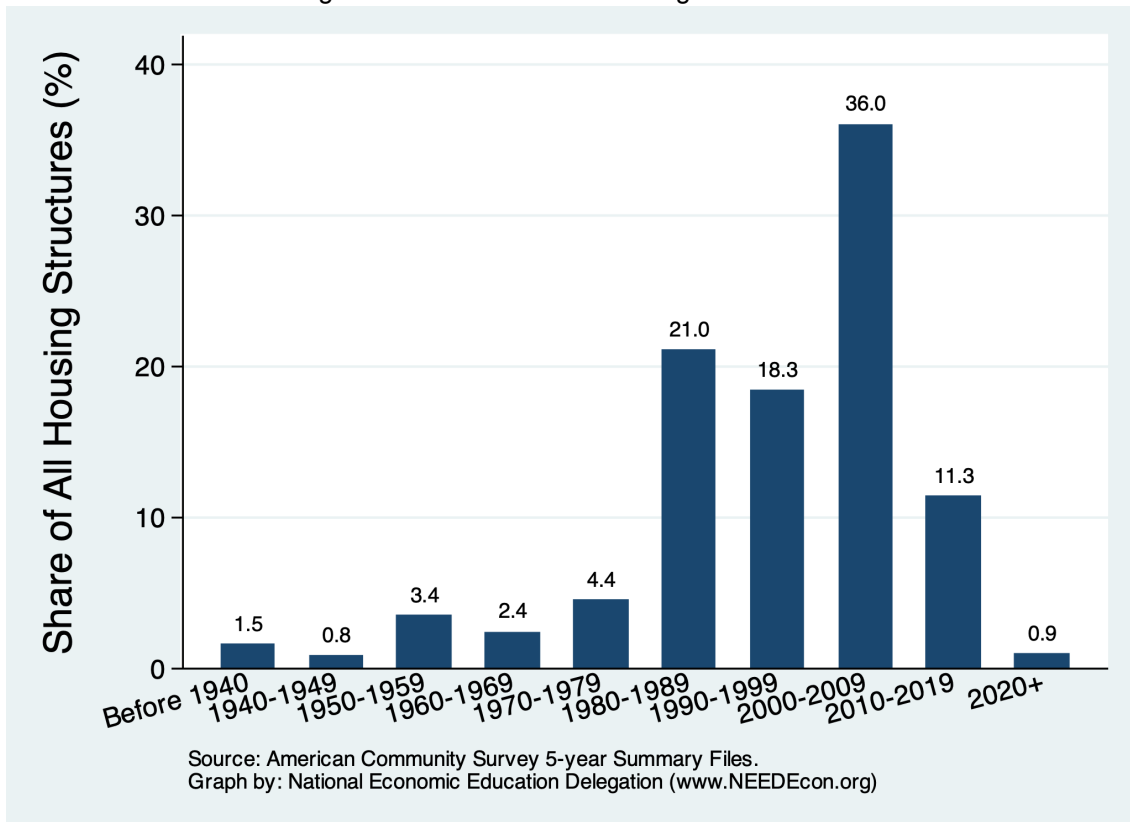
Figure 55: Housing Vintage across Regions

Median Year Built (as of 2022)

	All	Owned Homes	Rented Homes
Perris	1999	2001	1994
Riverside County	1990	1992	1987
California	1976	1976	1975
United States	1979	1980	1978

Legend: Perris, Riverside County, California, United States

Source: 2022 American Community Survey 5-year Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
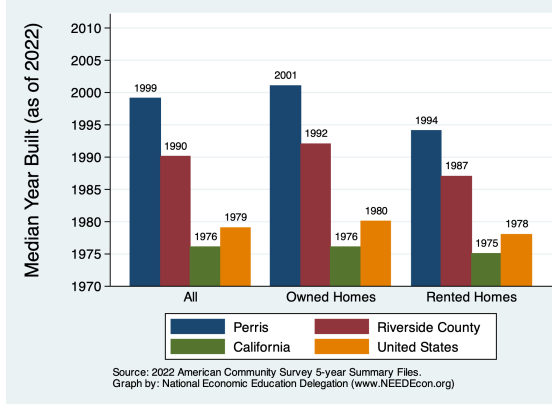
Figure 56: Housing Vintage by Tenure

Median Year Built — Year, through 2022

All (1999), Owned Homes (2001), Rented Homes (1994)

Legend: All, Owned Homes, Rented Homes

Source: American Community Survey 5-year Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
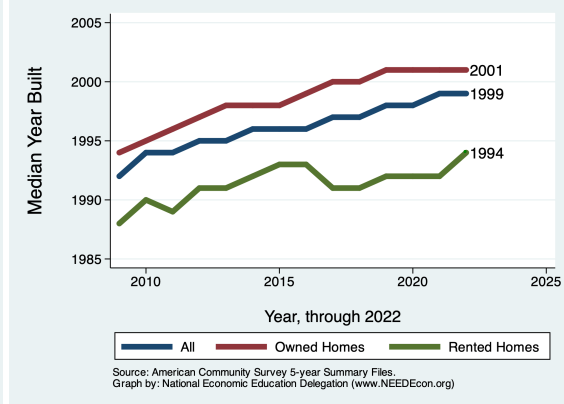
Figure 57: Vintage of Owned Residences

Median Year Built — Year, through 2022

Perris (2001), Riverside County (1992), California (1976), United States (1980)

Source: American Community Survey 5-year Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
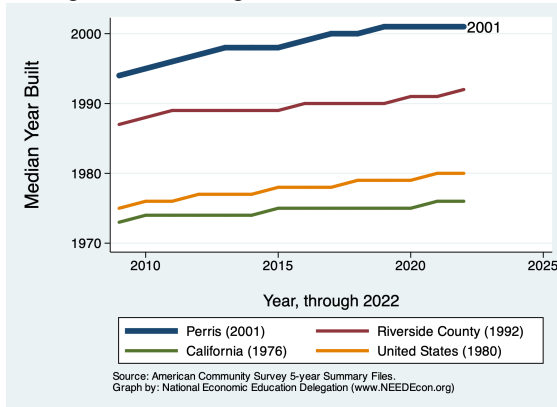
Figure 58: Vintage of Rented Residences

Median Year Built — Year, through 2022

Perris (1994), Riverside County (1987), California (1975), United States (1978)

Source: American Community Survey 5-year Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
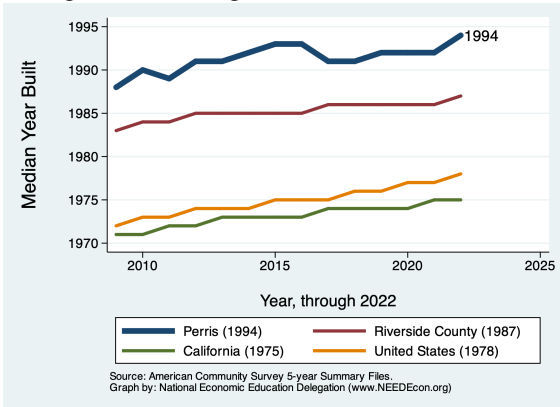
Figure 59: Vintage of All Residences

Median Year Built — Year, through 2022

Perris (1999), Riverside County (1990), California (1976), United States (1979)

Source: American Community Survey 5-year Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705
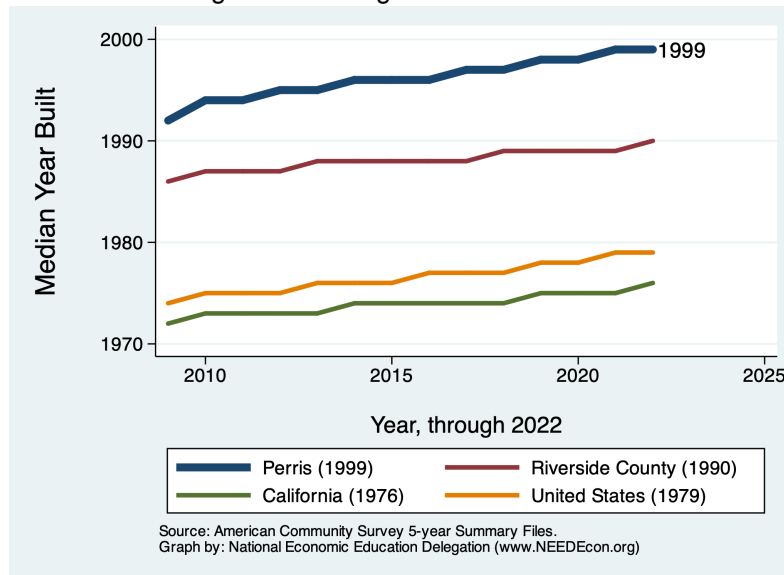
Occupation of Residential Housing

Why is it important?

The duration of residence in a city is important for developing future policies regarding growing the local population. If a region is highly mobile, evidenced by most residences having been recently occupied, a city might propose policies to reduce that mobility, or ask why the mobility happens. Policies could be put in place to either reduce or increase migration.
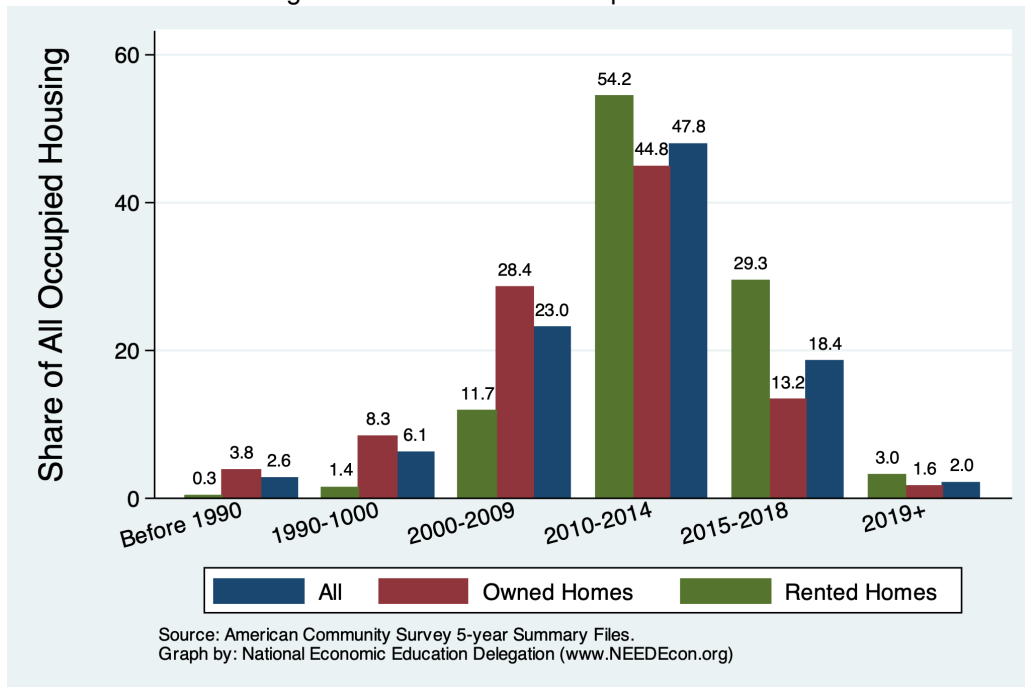
Figure 60: Year Current Occupant Moved In

Source: American Community Survey 5-year Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 61: Year Occupied by Current Residents across Regions

Source: 2022 American Community Survey 5-year Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
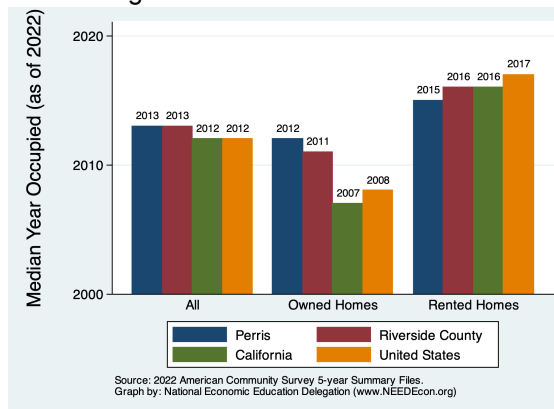
Figure 62: Year Occupied by Current Residents by Tenure

Source: American Community Survey 5-year Summary Files.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

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Jon@NEEDEcon.org ● 415-336-5705
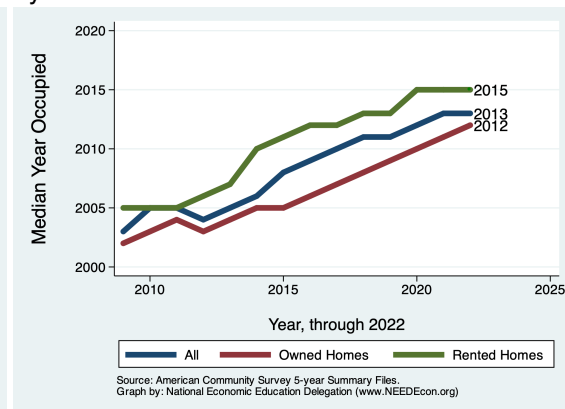
Figure 63: Year Occupied by Current Residents Figure 64: Year Occupied by Current Residents
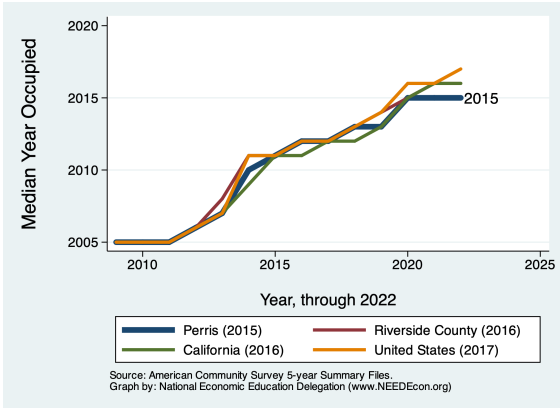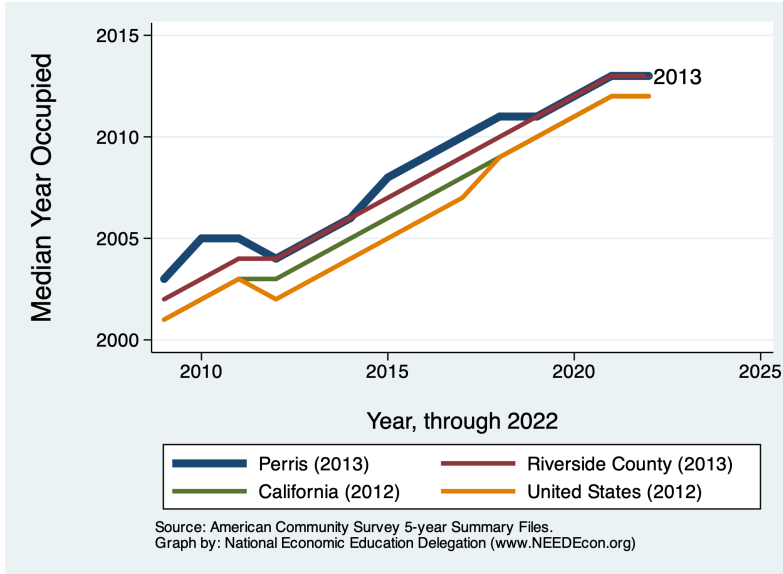for Owned Housing   for Rented Housing

Figure 65: Year Occupied by Current Residents for All Housing

Residential Permitting

Definition:

This indicator provides evidence on the number of residential buildings that are permitted for construction each year. Permit data for Perris is compared with data from Riverside County as a whole and broader regions. The statistic provided scales the number of permits by population. This is done to facilitate comparisons across regions.

Why is it important?

Building permits are the best indicator available of new units coming on the market. In order for a region's population to grow and flourish, new residential properties must be added to the existing stock. Building, both in the City and in the County more generally, is an indication of the extent to which new residences accommodate new residents or are affecting prices through increased supply.

Perris - Ranking Among Comparables

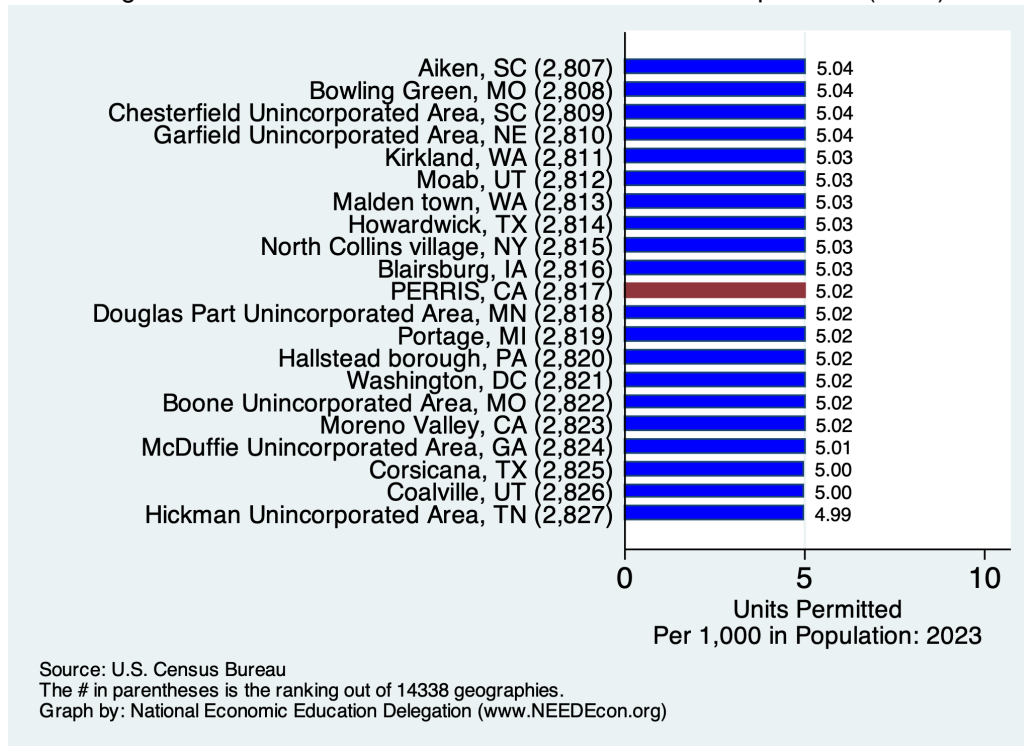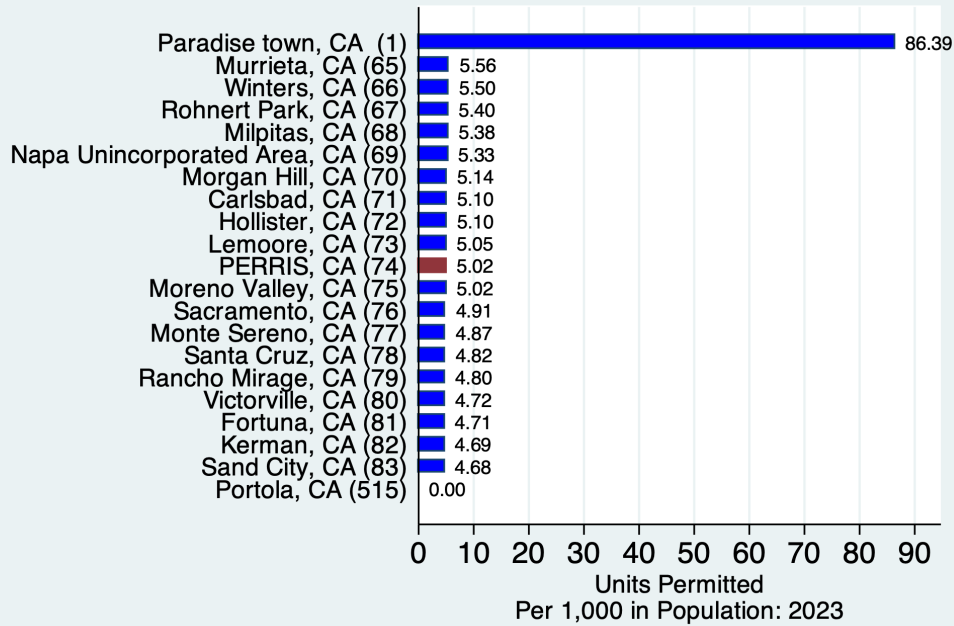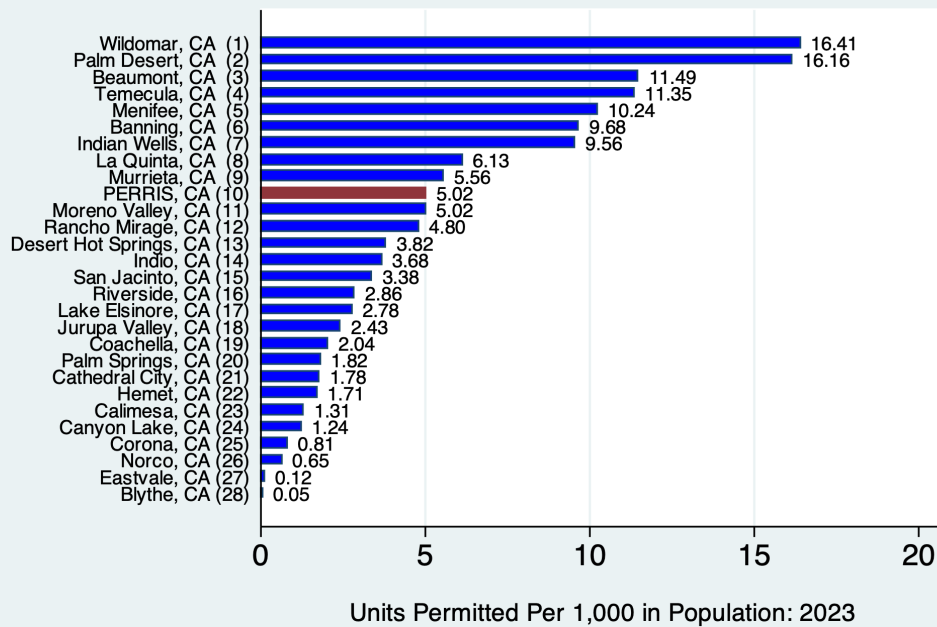Figure 66: Number of Units Permitted - Nationwide Comparables (Rank)

Location	Units Permitted Per 1,000
Aiken, SC (2,807)	5.04
Bowling Green, MO (2,808)	5.04
Chesterfield Unincorporated Area, SC (2,809)	5.04
Garfield Unincorporated Area, NE (2,810)	5.04
Kirkland, WA (2,811)	5.03
Moab, UT (2,812)	5.03
Malden town, WA (2,813)	5.03
Howardwick, TX (2,814)	5.03
North Collins village, NY (2,815)	5.03
Blairsburg, IA (2,816)	5.03
PERRIS, CA (2,817)	5.02
Douglas Part Unincorporated Area, MN (2,818)	5.02
Portage, MI (2,819)	5.02
Hallstead borough, PA (2,820)	5.02
Washington, DC (2,821)	5.02
Boone Unincorporated Area, MO (2,822)	5.02
Moreno Valley, CA (2,823)	5.02
McDuffie Unincorporated Area, GA (2,824)	5.01
Corsicana, TX (2,825)	5.00
Coalville, UT (2,826)	5.00
Hickman Unincorporated Area, TN (2,827)	4.99

Units Permitted
Per 1,000 in Population: 2023

Source: U.S. Census Bureau
The # in parentheses is the ranking out of 14338 geographies.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 67: Number of Units Permitted - California Comparables (Rank)

City	Units Permitted Per 1,000 in Population: 2023
Paradise town, CA (1)	86.39
Murrieta, CA (65)	5.56
Winters, CA (66)	5.50
Rohnert Park, CA (67)	5.40
Milpitas, CA (68)	5.38
Napa Unincorporated Area, CA (69)	5.33
Morgan Hill, CA (70)	5.14
Carlsbad, CA (71)	5.10
Hollister, CA (72)	5.10
Lemoore, CA (73)	5.05
PERRIS, CA (74)	5.02
Moreno Valley, CA (75)	5.02
Sacramento, CA (76)	4.91
Monte Sereno, CA (77)	4.87
Santa Cruz, CA (78)	4.82
Rancho Mirage, CA (79)	4.80
Victorville, CA (80)	4.72
Fortuna, CA (81)	4.71
Kerman, CA (82)	4.69
Sand City, CA (83)	4.68
Portola, CA (515)	0.00

Source: U.S. Census Bureau.
The # in parentheses is the ranking out of 515 geographies.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 68: Number of Units Permitted - Cities in Riverside County (Rank)

City	Units Permitted Per 1,000 in Population: 2023
Wildomar, CA (1)	16.41
Palm Desert, CA (2)	16.16
Beaumont, CA (3)	11.49
Temecula, CA (4)	11.35
Menifee, CA (5)	10.24
Banning, CA (6)	9.68
Indian Wells, CA (7)	9.56
La Quinta, CA (8)	6.13
Murrieta, CA (9)	5.56
PERRIS, CA (10)	5.02
Moreno Valley, CA (11)	5.02
Rancho Mirage, CA (12)	4.80
Desert Hot Springs, CA (13)	3.82
Indio, CA (14)	3.68
San Jacinto, CA (15)	3.38
Riverside, CA (16)	2.86
Lake Elsinore, CA (17)	2.78
Jurupa Valley, CA (18)	2.43
Coachella, CA (19)	2.04
Palm Springs, CA (20)	1.82
Cathedral City, CA (21)	1.78
Hemet, CA (22)	1.71
Calimesa, CA (23)	1.31
Canyon Lake, CA (24)	1.24
Corona, CA (25)	0.81
Norco, CA (26)	0.65
Eastvale, CA (27)	0.12
Blythe, CA (28)	0.05

Source: U.S. Census Bureau,
The # in parentheses is the ranking out of 28 geographies.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705

Perris - Permitting Activity

Annual Units Permitted - Per Capita in Perris

Figure 69: Units Permitted Each Year

Source: U.S. Census Bureau.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
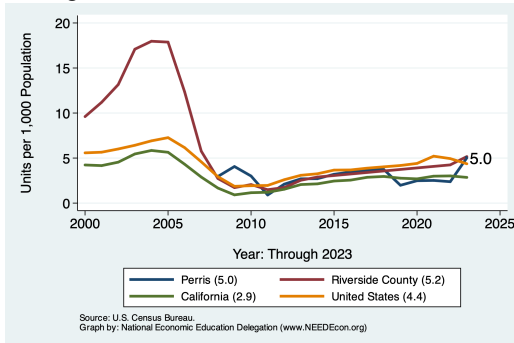
Figure 70: Average Annual Growth in Units Permitted

Source: U.S. Census Bureau.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
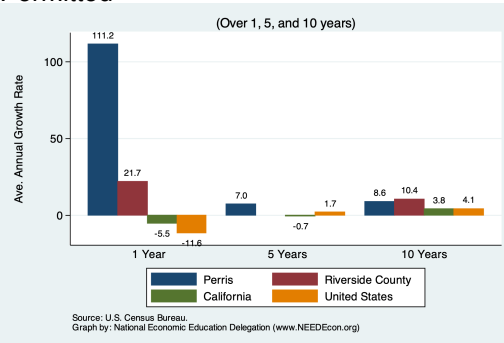
Annual Number of Buildings Permitted - Per Capita in Perris

Figure 71: Units Permitted Each Year

Source: U.S. Census Bureau.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
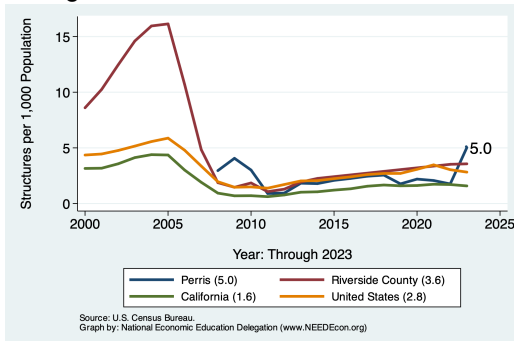
Figure 72: Average Annual Growth in Buildings Permitted

Source: U.S. Census Bureau.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
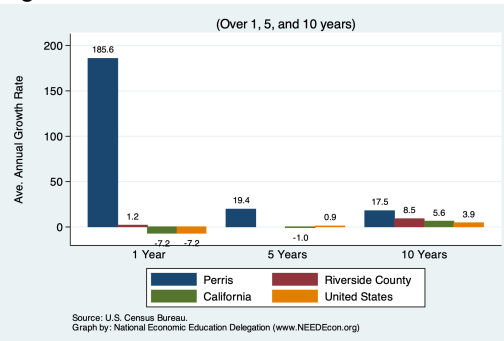
Annual Value of Property Permitted - Per Capita in Perris

Figure 73: Value Permitted Each Year

Source: U.S. Census Bureau.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
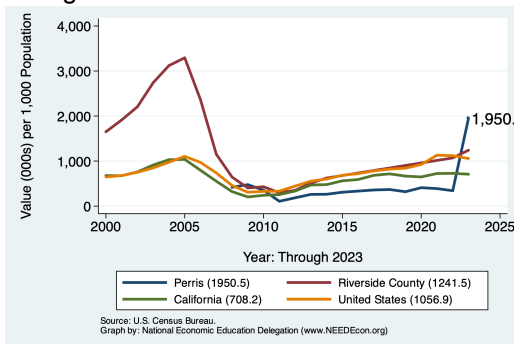
Figure 74: Average Annual Growth in Value Permitted

Source: U.S. Census Bureau.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
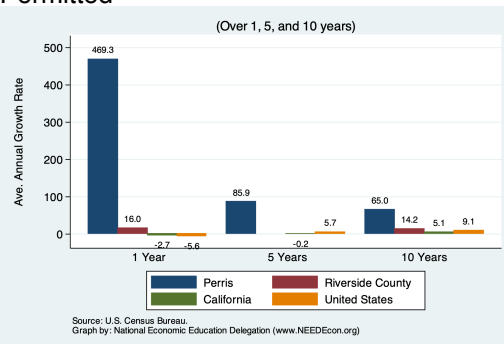
Commute Patterns

During the recovery from the Great Recession, the period from 2010 to 2019, the Bay Area economy, and Silicon Valley in particular, has been growing at a pace roughly double that of the state as a whole and triple that of the nation. This growth has precipitated a tight housing market and also brought about some significant changes in commute patterns, many of which have been reversed by the pandemic. Recent years have seen significant changes in both the mode of transportation and commute times.

Mode of Transportation

Figure 75: Percent of Workers Commuting by Car Alone

Source: American Community Survey, 5-year Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
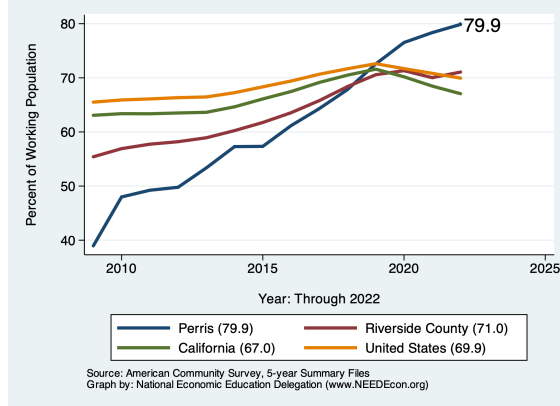
Figure 76: Percent of Workers Commuting by Carpool

Source: American Community Survey, 5-year Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
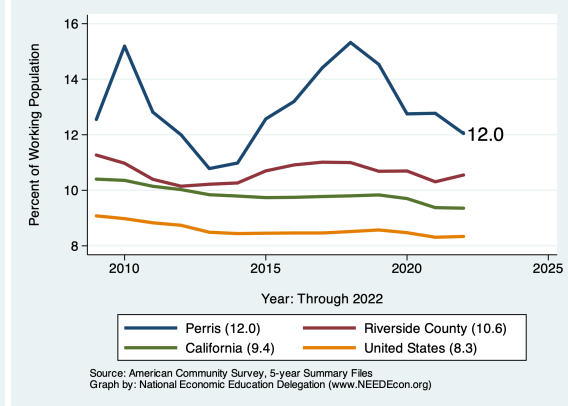
Figure 77: Percent of Workers using Public Transportation

Source: American Community Survey, 5-year Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
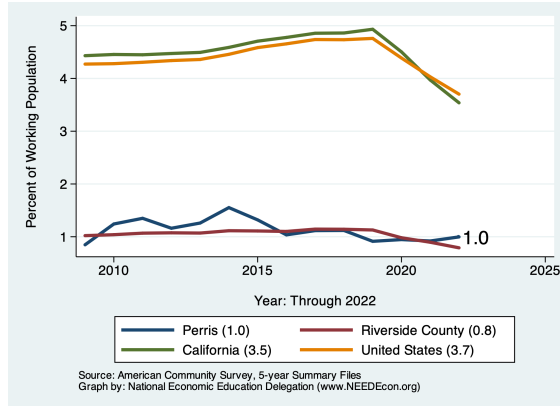
Figure 78: Percent of Workers Who Work From Home

Source: American Community Survey, 5-year Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
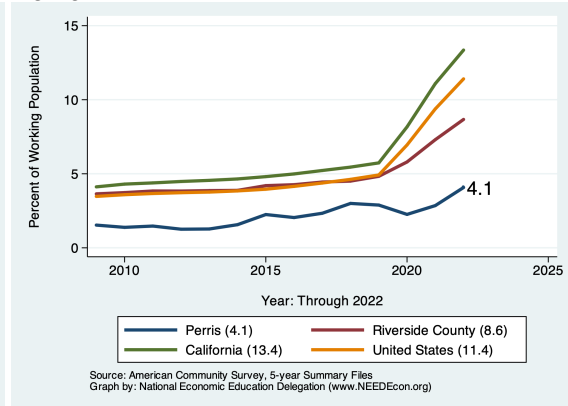
The first table on this page presents data for those who LIVE in Perris. The second provides data on those who work, but do not necessarily live in Perris. The final two columns provide for a comparison of commute mode choices of people locally with those in California more broadly.

Table 6. SEX OF WORKERS BY MODE OF TRANSPORTATION TO WORK

Mode of Transit	Male #	Male (%)	Female #	Female (%)	All Workers #	All Workers (%)	All of CA (%)
Car, Truck, or Van:	17,933	93.6	12,857	89.1	30,790	91.9	78.0
Drove Alone	15,594	81.4	11,161	77.3	26,755	79.9	68.4
Carpooled:	2,339	12.2	1,696	11.7	4,035	12.0	9.5
In 2-person carpool	1,712	8.9	963	6.7	2,675	8.0	6.9
In 3-person carpool	444	2.3	414	2.9	858	2.6	1.5
In 4-or-more-person carpool	183	1.0	319	2.2	502	1.5	1.1
Public Transportation (excl Taxi):	115	0.6	219	1.5	334	1.0	3.6
Bus or Trolley Bus	108	0.6	189	1.3	297	0.9	2.3
Streetcar or Trolley Car	0	0.0	0	0.0	0	0.0	0.8
Subway or Elevated	7	0.0	30	0.2	37	0.1	0.3
Railroad	0	0.0	0	0.0	0	0.0	0.2
Ferryboat	0	0.0	0	0.0	0	0.0	0.1
Bicycle	21	0.1	0	0.0	21	0.1	0.7
Walked	65	0.3	107	0.7	172	0.5	2.4
Taxicab, Motorcycle, or other	420	2.2	400	2.8	820	2.4	1.7
Worked at Home	511	2.7	853	5.9	1,364	4.1	13.6
Total:	19,065	99.5	14,436	100.0	33,501	100.0	

Source: 2022 5-year American Community Survey, Summary File

Table 7. SEX OF WORKERS BY MODE OF TRANSPORTATION TO WORK FOR WORKPLACE GEOGRAPHY

Mode of Transit	Male #	Male (%)	Female #	Female (%)	All Workers #	All Workers (%)	All of CA (%)
Car, Truck, or Van:	15,896	93.5	11,772	87.2	27,668	91.6	78.0
Drove Alone	14,391	84.6	10,242	75.9	24,633	81.6	68.5
Carpooled:	1,505	8.9	1,530	11.3	3,035	10.0	9.5
In 2-person carpool	1,219	7.2	1,070	7.9	2,289	7.6	6.9
In 3-person carpool	248	1.5	304	2.3	552	1.8	1.5
In 4-or-more-person carpool	38	0.2	156	1.2	194	0.6	1.1
Public Transportation (excl Taxi):	134	0.8	70	0.5	204	0.7	3.6
Bus or Trolley Bus	131	0.8	70	0.5	201	0.7	2.3
Streetcar or Trolley Car	0	0.0	0	0.0	0	0.0	0.8
Subway or Elevated	3	0.0	0	0.0	3	0.0	0.3
Railroad	0	0.0	0	0.0	0	0.0	0.2
Ferryboat	0	0.0	0	0.0	0	0.0	0.1
Bicycle	25	0.1	0	0.0	25	0.1	0.7
Walked	60	0.4	177	1.3	237	0.8	2.4
Taxicab, Motorcycle, or other	379	2.2	328	2.4	707	2.3	1.7
Worked at Home	511	3.0	853	6.3	1,364	4.5	13.6
Total:	17,005	100.0	13,200	97.8	30,205	100.0	

Source: 2022 5-year American Community Survey, Summary File
The results in this table are for those who work in the region, regardless of the location of their residence.

Commute Times for Employed Residents

Table 8. SEX OF WORKERS BY TRAVEL TIME TO WORK

	Male		Female		All Workers		All of CA
Mode of Transit	#	(%)	#	(%)	#	(%)	(%)
Less than 5 minutes	231	1.1	0	0.0	231	0.7	2.1
5 to 9 minutes	920	4.5	631	4.0	1,551	4.5	7.8
10 to 14 minutes	345	1.7	1,378	8.6	1,723	5.0	12.4
15 to 19 minutes	1,764	8.7	2,591	16.3	4,355	12.7	15.4
20 to 24 minutes	1,797	8.8	2,216	13.9	4,013	11.7	14.8
25 to 29 minutes	836	4.1	815	5.1	1,651	4.8	6.4
30 to 34 minutes	4,485	22.0	2,114	13.3	6,599	19.2	15.2
35 to 39 minutes	186	0.9	349	2.2	535	1.6	2.9
40 to 44 minutes	1,465	7.2	419	2.6	1,884	5.5	4.1
45 to 59 minutes	1,218	6.0	1,222	7.7	2,440	7.1	8.2
60 to 89 minutes	3,141	15.4	1,009	6.3	4,150	12.1	7.2
90 or more minutes	1,998	9.8	522	3.3	2,520	7.3	3.6
Total:	18,386	90.2	13,266	83.3	31,652	92.2	

Source: 2022 1-year American Community Survey, Summary File

Figure 79: Percent of Employed Population With Commutes of More than 30 Minutes
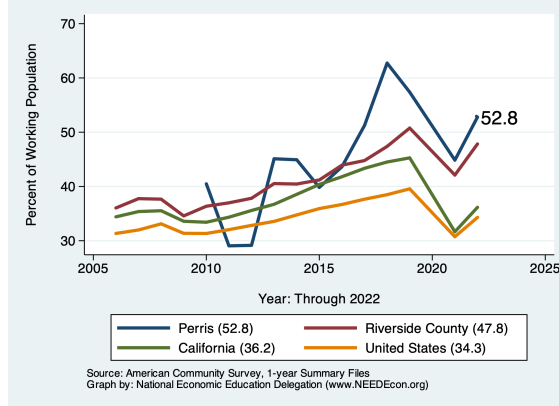
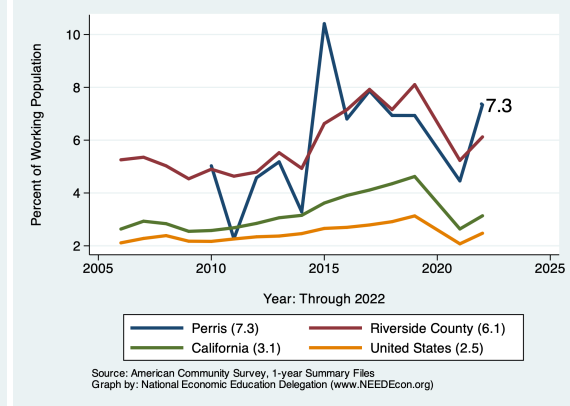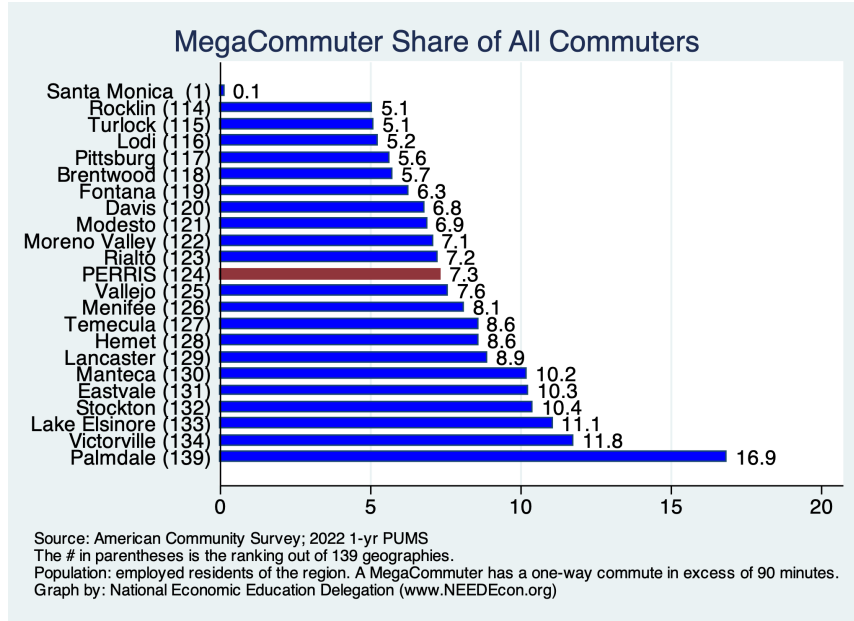Figure 80: Percent of Employed Population With Commutes of More than 90 Minutes

Source: American Community Survey, 1-year Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Source: American Community Survey, 1-year Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 81: Rank: Share of MegaCommuters Across Similar Geographies

Source: American Community Survey; 2022 1-yr PUMS
The # in parentheses is the ranking out of 139 geographies.
Population: employed residents of the region. A MegaCommuter has a one-way commute in excess of 90 minutes.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Commute Times for Those Employed in the City

Table 9. SEX OF WORKERS BY TRAVEL TIME TO WORK FOR WORKPLACE GEOGRAPHY

Mode of Transit	Male #	Male (%)	Female #	Female (%)	All Workers #	All Workers (%)	All of CA (%)
Less than 5 minutes	726	3.8	145	1.0	871	2.7	2.1
5 to 9 minutes	1,078	5.7	555	3.6	1,633	5.0	7.8
10 to 14 minutes	288	1.5	1,149	7.5	1,437	4.4	12.4
15 to 19 minutes	2,992	15.8	3,140	20.6	6,132	18.9	15.3
20 to 24 minutes	3,456	18.2	2,270	14.9	5,726	17.7	14.8
25 to 29 minutes	1,621	8.5	446	2.9	2,067	6.4	6.4
30 to 34 minutes	4,218	22.2	2,346	15.4	6,564	20.2	15.2
35 to 39 minutes	480	2.5	187	1.2	667	2.1	2.9
40 to 44 minutes	538	2.8	322	2.1	860	2.7	4.1
45 to 59 minutes	963	5.1	558	3.7	1,521	4.7	8.2
60 to 89 minutes	1,158	6.1	398	2.6	1,556	4.8	7.2
90 or more minutes	796	4.2	143	0.9	939	2.9	3.6
Total:	18,314	96.6	11,659	76.6	29,973	92.4	

Source: 2022 1-year American Community Survey, Summary File
The results in this table are for those who work in the region, regardless of the location of their residence.

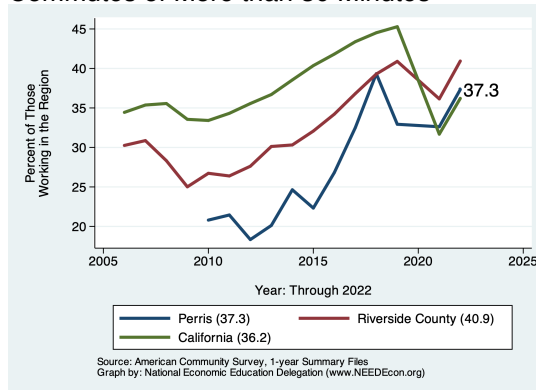Figure 82: Percent of Local Employees With Commutes of More than 30 Minutes

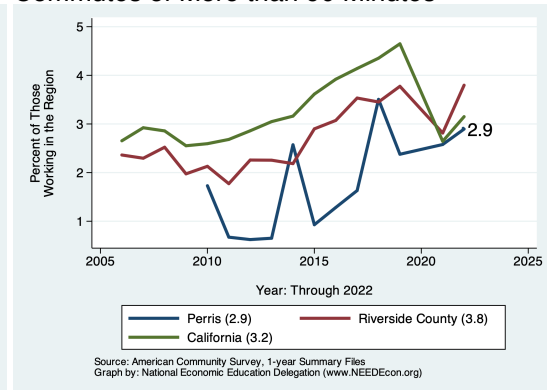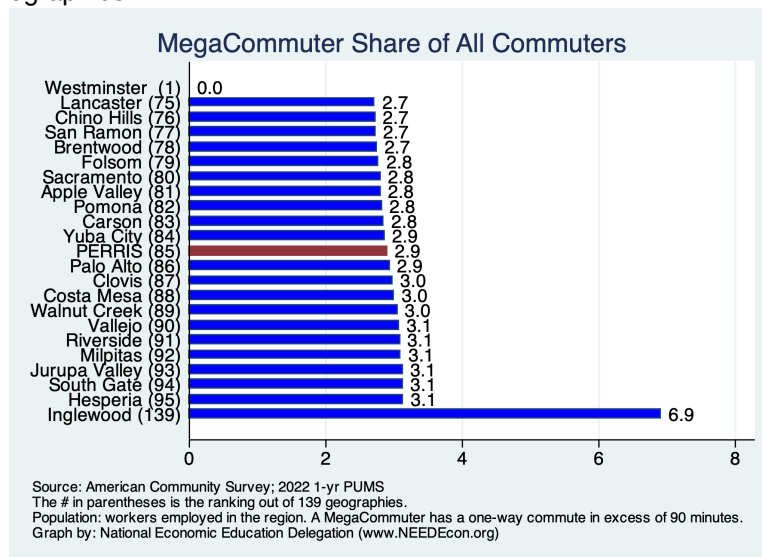Figure 83: Percent of Local Employees With Commutes of More than 90 Minutes

Figure 84: Rank: Share of MegaCommuters Across Similar Geographies

Source: American Community Survey; 2022 1-yr PUMS.
The # in parentheses is the ranking out of 139 geographies.
Population: workers employed in the region. A MegaCommuter has a one-way commute in excess of 90 minutes.
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Place of Work

This section provides evidence on where workers living in Perris work. As evidenced in the first table, some of Perris's employed workers work in the City, but many do not. The first table and graph pair provide evidence at the county level while the second provide evidence with regard to working outside of the Perris city boundary.

Table 10. SEX OF WORKERS BY PLACE OF WORK–STATE AND COUNTY LEVEL

Place of Work	Male #	Male (%)	Female #	Female (%)	All Workers #	All Workers (%)	All of CA (%)
Worked in state of residence:	18,695	90.1	14,672	88.3	33,367	93.9	99.6
Worked in county of residence	13,229	63.8	13,306	80.0	26,535	74.7	85.3
worked outside of county of residence	5,466	26.4	1,366	8.2	6,832	19.2	14.3
Worked outside state of residence	324	1.6	0	0.0	324	0.9	0.4
Total:	19,019	91.7	14,672	88.3	33,691	94.8	

Source: 2022 1-year American Community Survey, Summary File

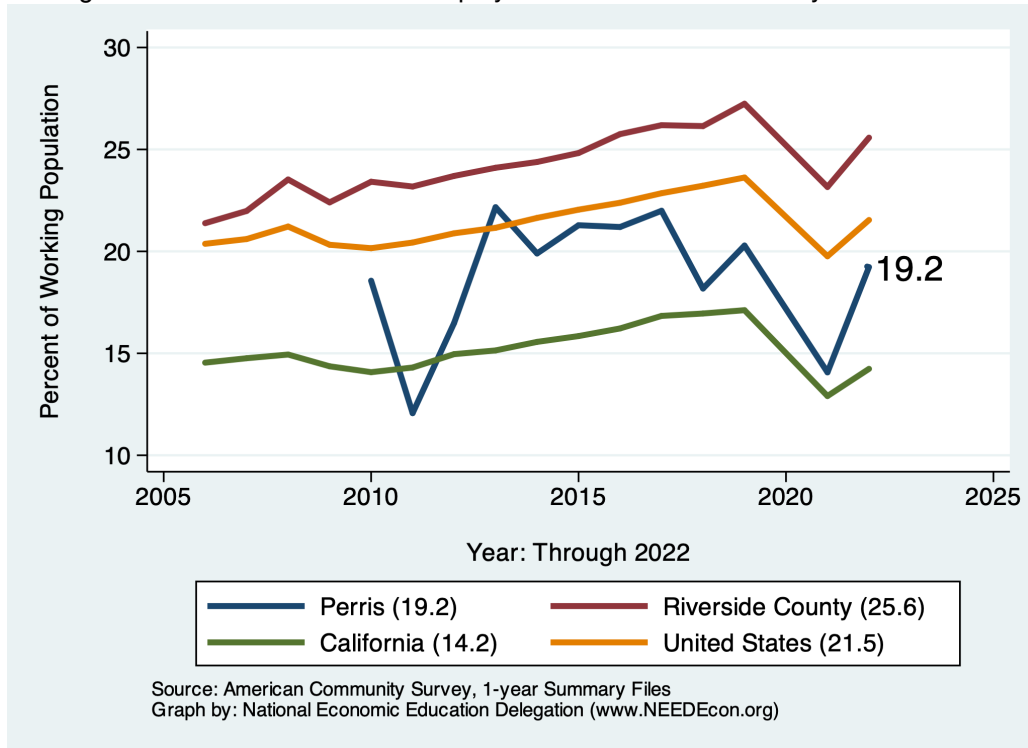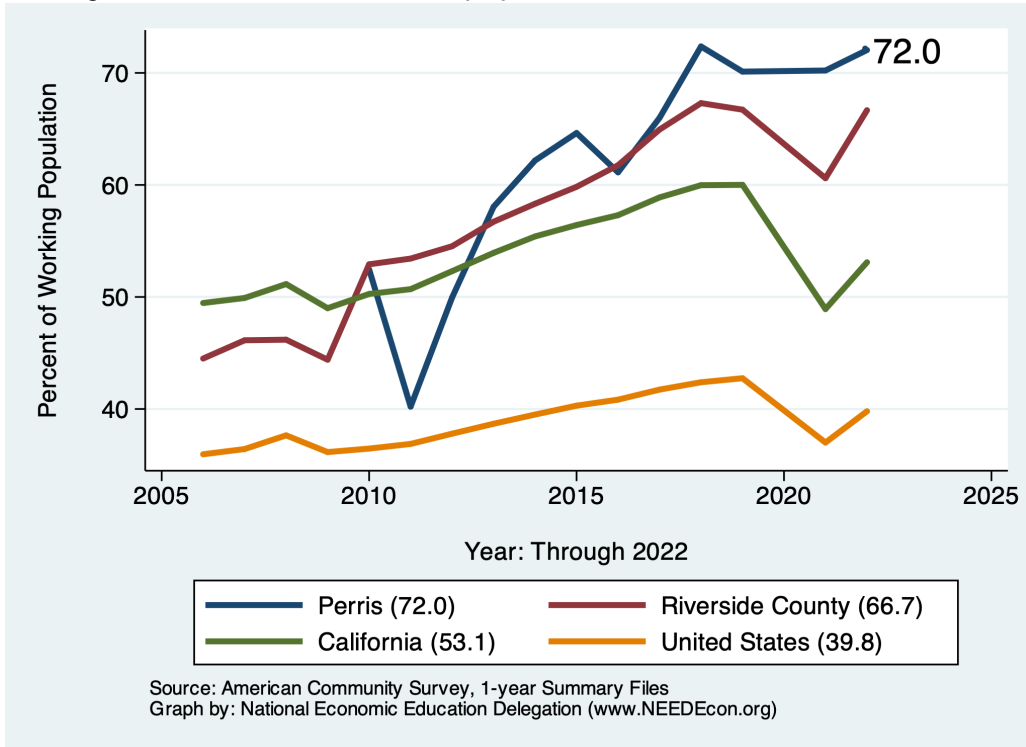Figure 85: Percent of Workers Employed Outside of Their County of Residence

Source: American Community Survey, 1-year Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Table 11. SEX OF WORKERS BY PLACE OF WORK–PLACE LEVEL

	Male		Female		All Workers		All of CA
Place of Work	#	(%)	#	(%)	#	(%)	(%)
Living in a place:	19,019	91.7	14,672	88.3	33,691	94.8	95.8
Worked in place of residence	3,689	17.8	4,407	26.5	8,096	22.8	42.3
Worked outside place of residence	15,330	73.9	10,265	61.7	25,595	72.0	53.4
Not living in a place	0	0.0	0	0.0	0	0.0	4.2
Total:	19,019	91.7	14,672	88.3	33,691	94.8	

Source: 2022 1-year American Community Survey, Summary File

Figure 86: Percent of Workers Employed Outside of Their Place of Residence

Source: American Community Survey, 1-year Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Commute Mode by Income

Table 12. MEDIAN EARNINGS IN THE PAST 12 MONTHS
BY MEANS OF TRANSPORTATION TO WORK

	City	California		United States	
	Median	*Median*	*Ratio*	*Median*	*Ratio*
Car, truck, or van - drove alone	37,535	48,335	101.5	45,677	100.0
Car, truck, or van - carpooled	30,071	35,926	109.4	34,518	106.0
Public transportation (excluding taxicab)		34,625		41,443	
Walked		30,552		27,247	
Taxicab, motorcycle, bicycle, or other means	47,412	40,631	152.5	36,218	159.3
Worked from home	64,600	79,738	105.9	69,180	113.6
Total:	38,108	49,818	76.5	46,365	82.2

Source: 2022 1-year American Community Survey, Summary File
Notes: 1) Ratio = the ratio of the regional median to either the CA or US median, relative to the Total ratio.
      Values above 100 imply a high local median. Values below 100 imply a low local median.
      For example, a value of 200 means that the local mean is 2x higher than would be expected.
      For "Total:", ratio is simply the ratio of the medians.
   2) For regions with more than one geography, the medians are averages weighted by working population.

Table 13. MODE OF TRANSPORTATION TO WORK BY WORKERS' EARNINGS

	< $25,000		$25,000-$74,999		$75,000+		All		All of CA
Mode of Transit	#	(%)	#	(%)	#	(%)	#	(%)	(%)
Car, Truck, or Van: Drove Alone	7,546	60.9	10,255	84.1	3,965	77.2	26,755	79.9	68.4
Car, Truck, or Van: Carpooled	1,308	10.6	1,275	10.5	728	14.2	4,035	12.0	9.5
Public Transportation (excl Taxi)	284	2.3	30	0.2	20	0.4	334	1.0	3.6
Walked	103	0.8	0	0.0	0	0.0	172	0.5	2.4
Taxicab, Motorcycle, or other	374	3.0	224	1.8	98	1.9	841	2.5	2.4
Worked at Home	431	3.5	414	3.4	322	6.3	1,364	4.1	13.6
Total:	10,046	81.1	12,198		5,133		33,501		100.0

Source: 2022 5-year American Community Survey, Summary File

Table 14. MODE OF TRANSPORTATION TO WORK BY WORKERS' EARNINGS FOR
WORKPLACE GEOGRAPHY

	< $25,000		$25,000-$74,999		$75,000+		All		All of CA
Mode of Transit	#	(%)	#	(%)	#	(%)	#	(%)	(%)
Car, Truck, or Van: Drove Alone	7,226	59.9	8,746	84.9	4,219	85.5	24,633	81.6	68.5
Car, Truck, or Van: Carpooled	1,357	11.3	951	9.2	302	6.1	3,035	10.0	9.5
Public Transportation (excl Taxi)	158	1.3	43	0.4	3	0.1	204	0.7	3.6
Walked	143	1.2	9	0.1	28	0.6	237	0.8	2.4
Taxicab, Motorcycle, or other	373	3.1	141	1.4	61	1.2	732	2.4	2.4
Worked at Home	431	3.6	414	4.0	322	6.5	1,364	4.5	13.6
Total:	9,688	80.4	10,304		4,935		30,205		

Source: 2022 5-year American Community Survey, Summary File
The results in this table are for those who work in the region, regardless of the location of their residence.

Commute Mode by Poverty Status

Table 15. MODE OF TRANSPORTATION TO WORK BY POVERTY STATUS

Mode of Transit	In Poverty #	(%)	100-149% of Pov #	(%)	>150% of Pov #	(%)	All #	(%)	All of CA (%)
Car, Truck, or Van: Drove Alone	1,496	49.2	2,094	69.8	23,165	80.5	26,755	79.9	68.7
Car, Truck, or Van: Carpooled	298	9.8	456	15.2	3,281	11.4	4,035	12.0	9.5
Public Transportation (excl Taxi)	11	0.4	0	0.0	323	1.1	334	1.0	3.6
Walked	13	0.4	1	0.0	158	0.5	172	0.5	2.1
Taxicab, Motorcycle, or other	29	1.0	108	3.6	704	2.4	841	2.5	2.4
Worked at Home	125	4.1	84	2.8	1,155	4.0	1,364	4.1	13.6
Total:	1,972	64.8	2,743	91.4	28,786		33,501		

Source: 2022 5-year American Community Survey, Summary File

Table 16. MODE OF TRANSPORTATION TO WORK BY POVERTY STATUS FOR WORKPLACE GEOGRAPHY

Mode of Transit	In Poverty #	(%)	100-149% of Pov #	(%)	>150% of Pov #	(%)	All #	(%)	All of CA (%)
Car, Truck, or Van: Drove Alone	1,614	59.0	2,306	83.1	20,713	82.1	24,633	81.6	68.7
Car, Truck, or Van: Carpooled	359	13.1	226	8.1	2,450	9.7	3,035	10.1	9.5
Public Transportation (excl Taxi)	11	0.4	12	0.4	181	0.7	204	0.7	3.6
Walked	28	1.0	1	0.0	183	0.7	212	0.7	2.1
Taxicab, Motorcycle, or other	90	3.3	103	3.7	539	2.1	732	2.4	2.4
Worked at Home	125	4.6	84	3.0	1,155	4.6	1,364	4.5	13.6
Total:	2,227	81.4	2,732	98.5	25,221		30,180		

Source: 2022 5-year American Community Survey, Summary File

The results in this table are for those who work in the region, regardless of the location of their residence.

Migration

Overall Migration Flows

Definition:

The United States is a country with an increasingly mobile population. People move, migrate, from one place to another with increasing frequency.

Why is it important?

Having a handle on whether or not Perris is a net recipient (migration inflows) or donor (migration outflows) of population is very important for understanding trends in the City's development. This section outlines migration patterns by age, education, income, marital status, and housing tenure. Understanding recent trends is very important for making policy, investment, and other decisions about the future. Also, understanding the extent to which the population is stable, or experiences significant turnover each year is helpful for planning purposes.

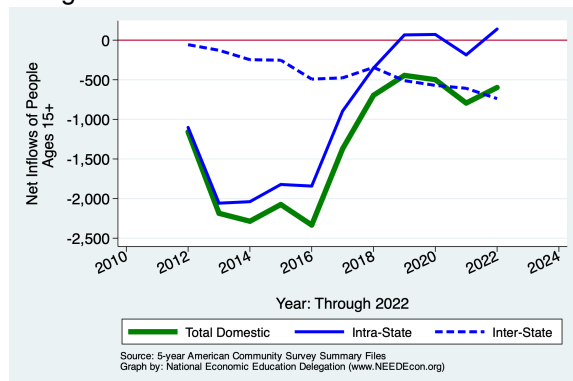Figure 87: Overall Movements of Residents

Source: 5-year American Community Survey Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Table 17: Migration by Income

| | | Net Inflows | | | | |
| | | | Same State | | | |
Category	Population	All Migration	W/in County	Between Counties	Across States	From Abroad
No income	13,558	−339	−150	48	−237	0
With income	45,475	−163	−508	750	−501	96
$1 to $9,999 or loss	6,748	149	−135	256	14	14
$10,000 to $14,999	4,687	−44	−64	80	−60	0
$15,000 to $24,999	6,976	−290	−19	−187	−99	15
$25,000 to $34,999	7,120	123	43	200	−148	28
$35,000 to $49,999	7,296	−75	−344	279	−24	14
$50,000 to $64,999	4,969	−22	−82	69	−34	25
$65,000 to $74,999	1,868	−41	−34	23	−30	0
$75,000 or more	5,811	37	127	30	−120	0
All:	59,033	−502	−658	798	−738	96

Source: 2022 5-year American Community Survey, Summary File
Note: The data in this and other tables in this section are limited in that there is no information on the City's population that has moved abroad.
The "From Abroad" column is gross movements into the City from abroad.

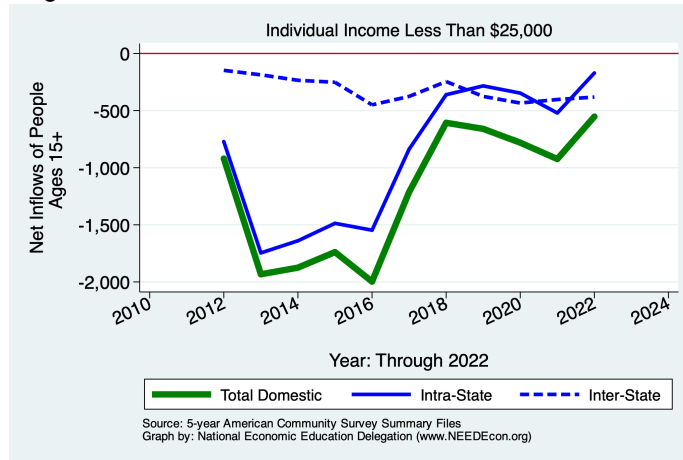## Figure 88: Overall Movements of Low Income Residents

Individual Income Less Than $25,000

Year: Through 2022

Total Domestic — Intra-State — Inter-State

Source: 5-year American Community Survey Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Figure 89: Overall Movements of Middle Income Residents

Individual Income Between $25,000 and $75,000

Year: Through 2022

Total Domestic — Intra-State — Inter-State

Source: 5-year American Community Survey Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)
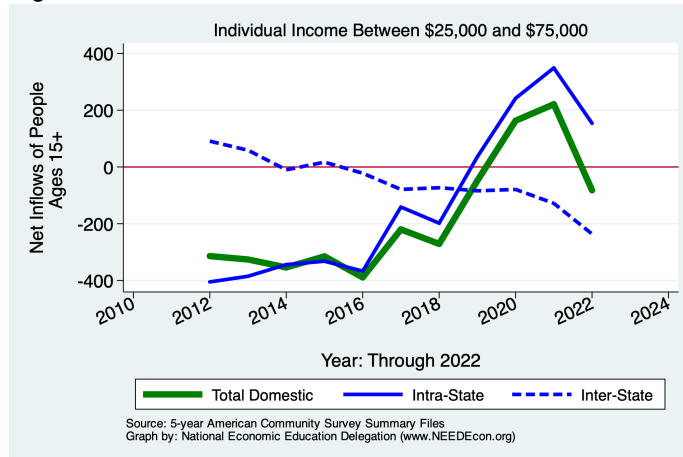
Figure 90: Overall Movements of High Income Residents

Individual Income Greater Than $75,000

Year: Through 2022

Total Domestic — Intra-State — Inter-State

Source: 5-year American Community Survey Summary Files
Graph by: National Economic Education Delegation (www.NEEDEcon.org)

Jon Haveman, Ph.D. ● National Economic Education Delegation
Jon@NEEDEcon.org ● 415-336-5705
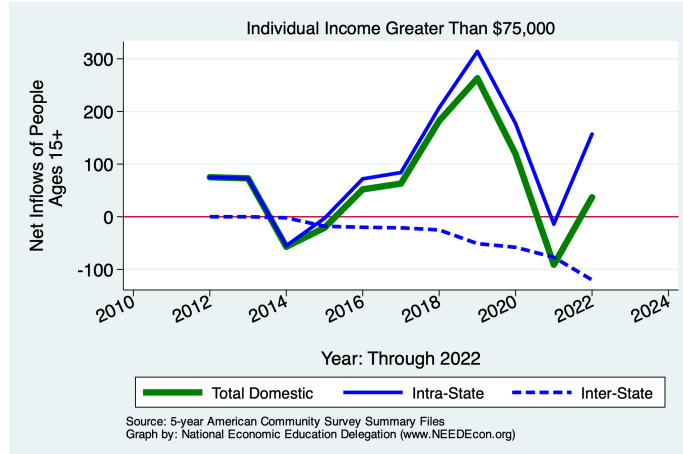
Demographics of Migration Flows

Table 18: Migration by Marital Status

		Net Inflows				
			Same State			
			W/in	Between	Across	From
Category	Population	All Migration	County	Counties	States	Abroad
Never married	23,191	−99	−190	180	−172	83
Now married, except separated	29,180	−565	−531	364	−398	0
Divorced	3,244	−45	−51	142	−149	13
Separated	1,696	277	131	153	−7	0
Widowed	1,722	−70	−17	−41	−12	0
Total:	59,033	−502	−658	798	−738	96

Source: 2022 5-year American Community Survey, Summary File

Table 19: Migration by Tenure

		Net Inflows				
			Same State			
			W/in	Between	Across	From
Category	Population	All Migration	County	Counties	States	Abroad
Householder lived in owner-occupied housing units	54,567	1,138	−93	1,470	−346	107
Householder lived in renter-occupied housing units	23,212	−852	−442	48	−472	14
Total:	77,779	286	−535	1,518	−818	121

Source: 2022 5-year American Community Survey, Summary File
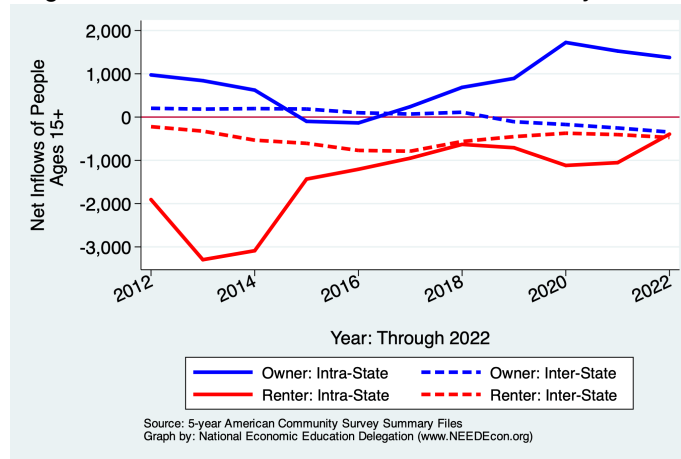

Figure 91: Domestic Movements of Residents by Tenure

Table 20: Migration by Age

Category	Population	All Migration	Same State W/in County	Same State Between Counties	Across States	From Abroad
			Net Inflows			
1 to 4 years	5,021	87	94	−7	0	0
5 to 17 years	18,093	158	−161	511	−218	26
18 and 19 years	2,572	−181	−52	−126	−3	0
20 to 24 years	6,319	−348	−354	37	−59	28
25 to 29 years	6,584	542	114	456	−43	15
30 to 34 years	5,811	−294	13	−227	−92	12
35 to 39 years	6,190	−13	−67	82	−28	0
40 to 44 years	4,342	−186	−64	78	−200	0
45 to 49 years	4,621	−53	−166	103	−4	14
50 to 54 years	5,244	74	18	99	−43	0
55 to 59 years	4,211	34	−14	176	−128	0
60 to 64 years	3,481	13	−117	159	−42	13
65 to 69 years	2,104	−38	−27	−25	0	14
70 to 74 years	1,306	2	−6	1	7	0
75 years and over	2,173	−124	−22	−83	−19	0
Total Population:	78,072	−327	−811	1,234	−872	122

Source: 2022 5-year American Community Survey, Summary File

Table 21: Migration by Educational Attainment

Category	Population	All Migration	Same State W/in County	Same State Between Counties	Across States	From Abroad
			Net Inflows			
Less than high school graduate	13,781	143	−308	524	−87	14
High school graduate (includes equiv)	15,439	394	152	499	−270	13
Some college or assoc. degree	12,173	−125	−198	164	−131	40
Bachelor's degree	3,265	−363	18	−316	−66	1
Graduate or professional degree	1,409	−92	−2	−52	−38	0
Total:	46,067	−43	−338	819	−592	68

Source: 2022 5-year American Community Survey, Summary File

Table 22: Median Income of Migration Flows

Flow	In-Migration	Out-Migration
Same House 1 Year Ago	30,885	30,885
Moved Within Same County	33,790	62,904
Moved to Different County, Same State	44,706	4,617
Moved from Abroad	34,391	
Total Population:	31,253	31,322

Source: 2022 1-year American Community Survey, Summary File

Table 23: Median Age of Migration Flows

Flow	In-Migration	Out-Migration
Same House 1 Year Ago	30.3	30.3
Moved Within Same County	29.5	40.0
Moved to Different County, Same State	39.4	22.7
Moved from Abroad	29.5	
Total Population:	30.6	30.9

Source: 2022 1-year American Community Survey, Summary File

References and Sources

The majority of the data presented in this report are from the American Community Survey (ACS). For larger geographies, the 1-year Summary Files provide the data. For smaller communities, roughly those with less than 65,000 in population in 2021, the 5-year Summary Files provide the data.

The ACS data are supplemented by building permit data from the U.S. Census Bureau, population and housing data from the California Department of Finance, and home price and rental rates from Zillow.

U.S. Census Bureau. American Community Survey 1-year and 5-year Summary Files. https://www.census.gov/programs-surveys/acs/data/data-via-ftp.html. The 1-year data are released in September each year and the 5-year data are relased in January.

Zillow Research Data https://www.zillow.com/research/data/

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