

# **Rialto, California**

## *Indicators Report*

by  
The National Economic Education Delegation (NEED)

April 20, 2024

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

This report was produced by the:

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# Executive Summary

## *Assessing the City with Indicators*

### **About this Report**

This report provides background or summary information for the city of Rialto (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 Rialto. These indicators are compared to San Bernardino County (the County) as a whole, a broader region where one is well defined, California, and the United States.

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 Rialto 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 of employment and unemployment in Rialto 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 Rialto, 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 proportion 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 Rialto, but do not necessarily live in Rialto.
- **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.

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# 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 composition.

**Why is it important?**

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

***A Demographic Snapshot***

Statistic	2022	2019
<b>POPULATION</b>		
Population Estimate (#, 5yr)	103,873.0	103,045.0
Veterans (#, 5yr)	2,489.0	2,871.0
Foreign born persons (% , 5yr)	25.6	27.4
Population age 25+ (#, 5yr)	63,253.0	61,441.0
<b>AGE AND SEX</b>		
Persons under 5 years (% , 5yr)	6.2	7.5
Persons under 18 years (% , 5yr)	27.0	28.1
Persons 65 years and over (% , 5yr)	9.8	9.3
Female persons (% , 5yr)	50.6	50.4
<b>INCOME AND POVERTY</b>		
Median household income (\$ , 5yr)	80,750.0	61,518.0
Per capita income in past 12 months (\$ , 5yr)	25,608.0	20,165.0
Persons in poverty (% , 5yr)	13.0	16.2
Children age less than 18 in poverty (#, 5yr)	5,114.0	6,821.0
Children age less than 18 in poverty (% , 5yr)	18.5	23.9
<b>RACE AND ETHNICITY</b>		
White alone (% , 5yr)	36.3	62.9
African American alone (% , 5yr)	12.2	13.0
American Indian or Alaska Native alone (% , 5yr)	1.0	0.6
Asian alone (% , 5yr)	2.1	2.6
Native Hawaiian and Other Pacific Islander alone (% , 5yr)	0.0	0.0
Two or More Races (% , 5yr)	17.3	3.7
Hispanic or Latino (% , 5yr)	75.2	74.3
White alone, not Hispanic or Latino (% , 5yr)	9.0	9.6
<b>HOUSING</b>		
Housing units (#, 5yr)	27,738.0	27,198.0
Owner-occupied housing units (% , 5yr)	62.9	63.4
Median value of owner-occupied housing units (\$ , 5yr)	418,300.0	313,400.0
Median selected monthly owner costs-with a mortgage (\$ , 5yr)	2,055.0	1,720.0
Median selected monthly owner costs-without a mortgage (\$ , 5yr)	605.0	500.0
Median gross rent (\$ , 5yr)	1,553.0	1,260.0
<b>FAMILIES AND LIVING ARRANGEMENTS</b>		
Households (#, 5yr)	26,708.0	26,033.0
Persons per household (#, 5yr)	3.9	3.9
Living in same house 1 year ago, % of persons age 1+ (5yr)	91.0	87.7
<b>EDUCATION</b>		
High school graduate or higher, % of persons age 25+ (5yr)	74.7	70.3
Bachelor's degree or higher, % of persons age 25+ (5yr)	12.3	11.1
<b>HEALTH</b>		
With a disability, under age 65 years (#, 5yr)	5,633.0	6,226.0
Persons without health insurance, under age 65 years (% , 5yr)	10.6	12.1
<b>LABOR FORCE</b>		
In civilian labor force, persons age 16+ (% , 5yr)	65.3	64.8
In civilian labor force, women age 16+ (% , 5yr)	56.2	57.2
Employed, persons age 16+ (% , 5yr)	57.7	56.4
Self employed (% , 5yr)	7.0	6.2
<b>TRANSPORTATION</b>		
Mean travel time to work, workers age 16+ (Mins., 5yr)	31.2	31.3
Drive alone in private vehicle (% , 5yr)	77.9	82.0
Using public transportation (% , 5yr)	2.3	2.2
Worked from home (% , 5yr)	6.4	3.2

Source: American Community Survey, Summary Files

Note: Data are from the 1-year files unless indicated by the notation 5yr.

## 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
<b>City</b>				
Rialto	102,985	-0.41	0.17	-3.37
<b>County and Broader Regions</b>				
San Bernardino County	2,182,056	0.06	0.30	0.49
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
San Bernardino County	2,180.8	2,182.1	0.06	-0.41	-0.35
San Bernardino	220.5	223.2	1.23		
Fontana	212.6	213.9	0.58		
Ontario	178.7	180.7	1.14		
Rancho Cucamonga	174.1	173.5	-0.31		
Victorville	136.2	137.2	0.76		
Rialto	103.4	103.0	-0.41		
Hesperia	99.9	100.0	0.19		
Chino	92.3	93.1	0.87		
Upland	78.8	78.4	-0.50		
Chino Hills	77.6	77.1	-0.70		
Apple Valley	75.3	75.0	-0.37		
Redlands	72.3	72.0	-0.40		
Highland	56.3	56.0	-0.53		
Yucaipa	54.2	54.0	-0.46		
Colton	53.5	53.2	-0.67		
Montclair	37.7	37.5	-0.51		
Adelanto	36.4	36.7	0.65		
Twentynine Palms	27.6	25.9	-6.05		
Loma Linda	25.2	25.2	-0.02		
Barstow	25.1	24.9	-0.78		
Yucca Valley	21.7	21.6	-0.35		
Grand Terrace	12.9	12.8	-0.73		
Big Bear Lake	4.9	4.9	-0.43		
Needles	4.8	4.8	-0.77		

Source: CA DOF; Calculations by National Economic Education Delegation

Figure 1: Population Growth (1)

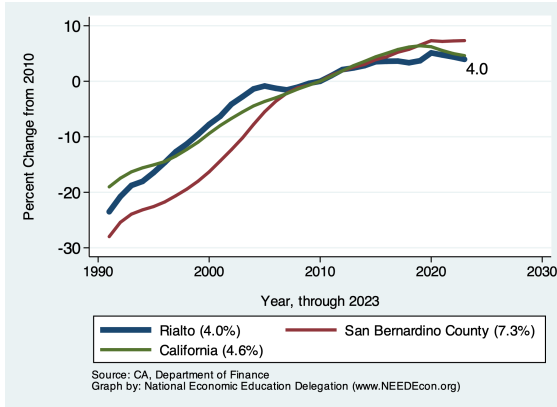


Figure 2: Population Growth (2)

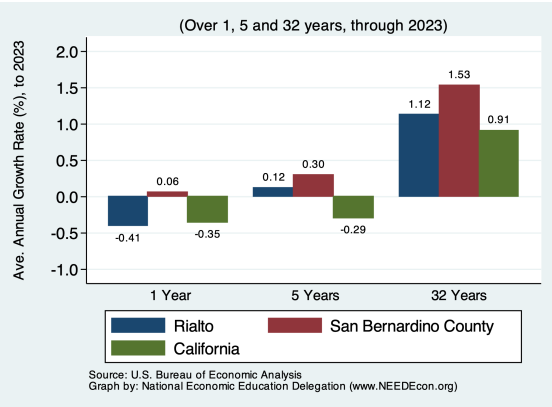


Figure 3: Population by Age - Detailed Age Categories

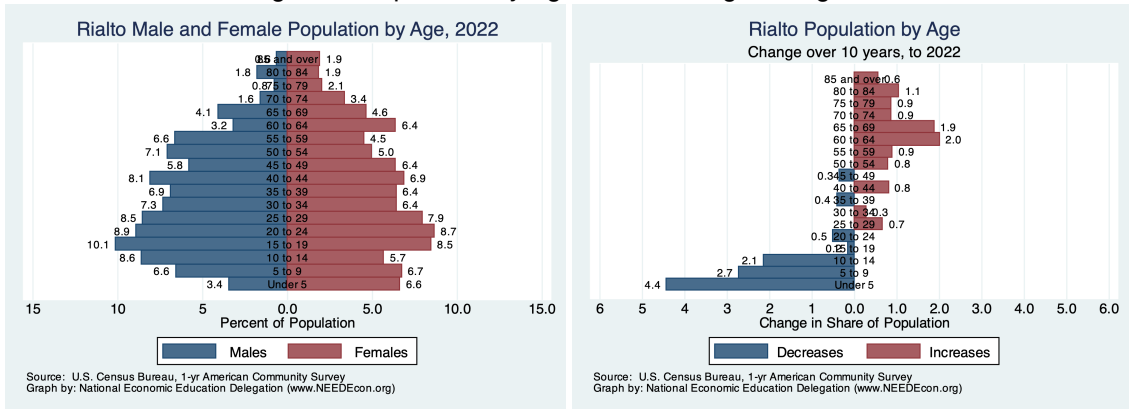


Figure 4: Population by Age - Broad Age Categories

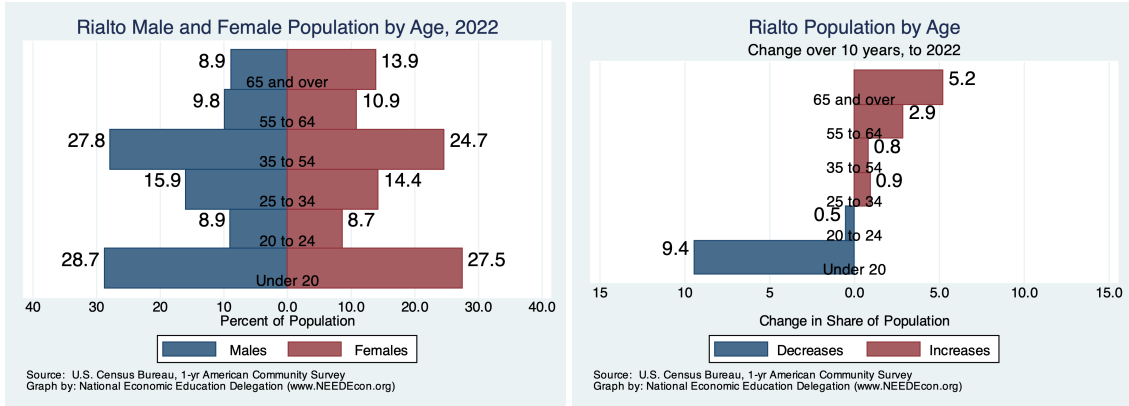


Figure 5: Population by Educational Attainment

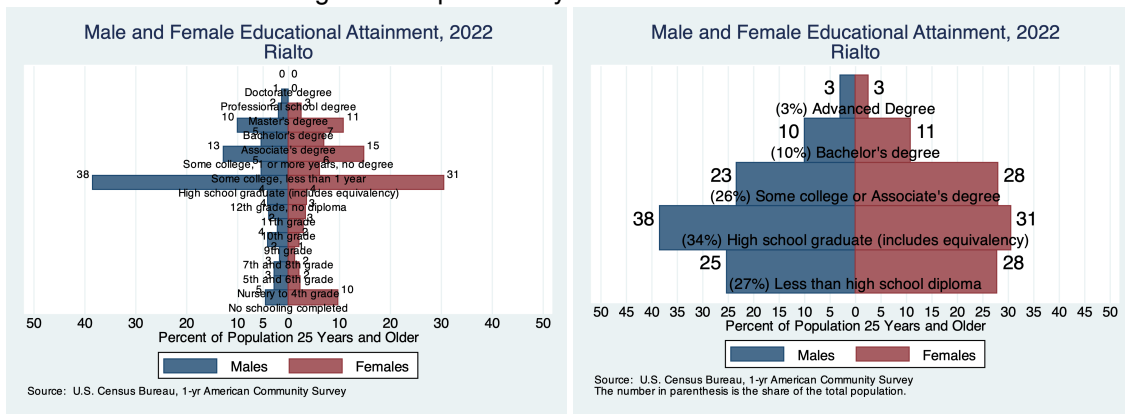


Figure 6: Population by Race/Ethnicity

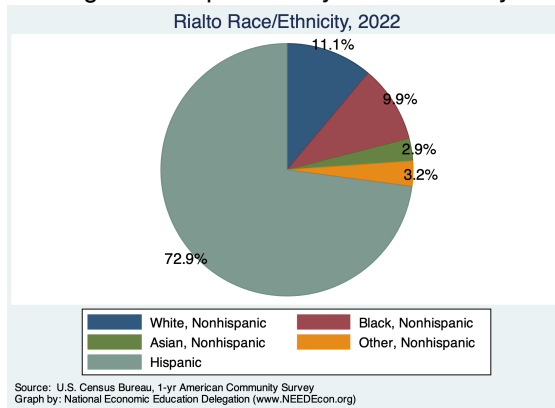
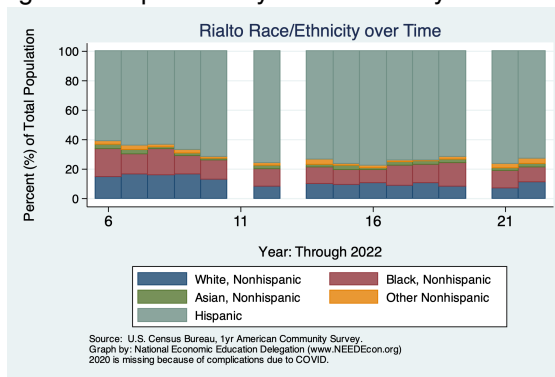


Figure 7: Population by Race/Ethnicity Over Time





# 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. Rialto 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 - Last 12 Months

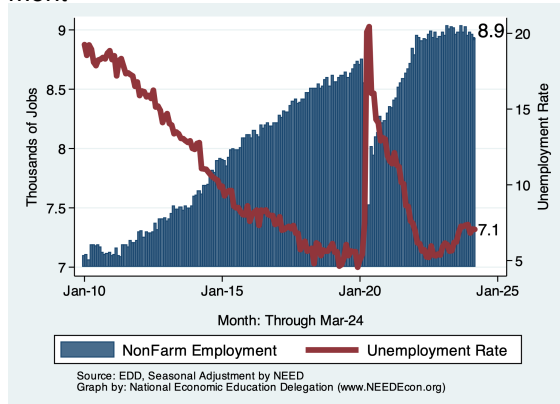


Figure 9: Employment and Unemployment - Last 12 Months

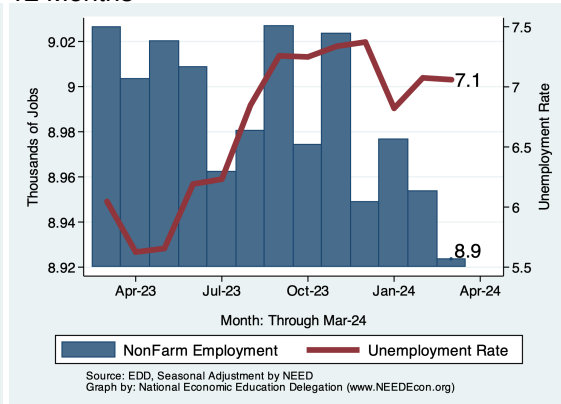


Figure 10: Relative Employment Growth Across Regions - since 2010

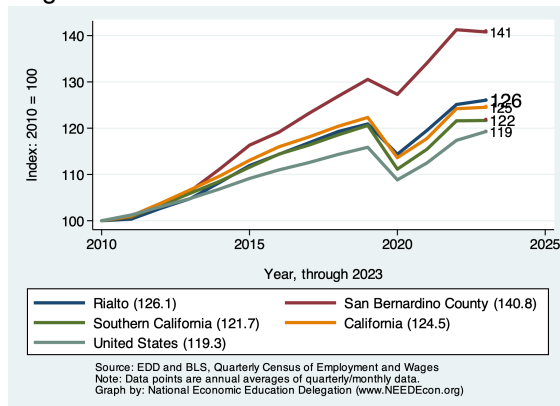
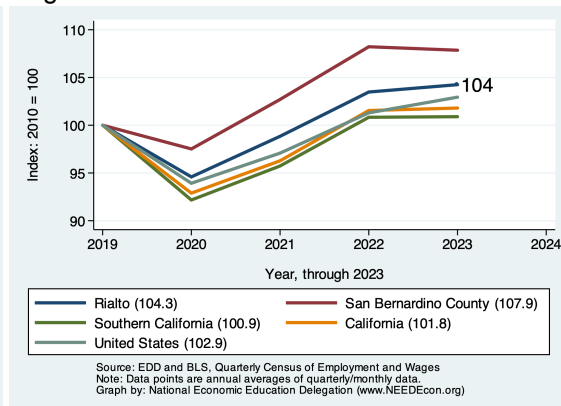


Figure 11: Relative Employment Growth Across Regions - since 2019



## County 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 industry-level employment data for San Bernardino County. The following table provides the latest data for the County.

Table 4. Employment Growth by Industry in San Bernardino County for March, 2024

Industry	Employment	Share	Empl Growth	% Growth - Annualized Rate					
				Month	Qtr	6mo	1yr	3yr	5yr
<b>Total Nonfarm</b>	869,335	100.0	3,063.8	4.3	0.5	0.8	1.6	3.3	2.2
<b>Goods Producing</b>	96,898	11.1	424.2	5.4	-5.6	-0.1	1.2	1.7	0.6
Mining and Logging	1,257	0.1	0.0	0.0	0.0	0.0	14.3	13.2	11.4
Construction	43,008	4.9	529.8	16.0	-3.4	3.5	5.7	3.4	2.6
<b>Manufacturing</b>	51,884	6.0	-334.9	-7.4	-9.0	-4.3	-3.8	-0.2	-1.2
Durable Goods	29,974	3.4	-213.1	-8.2	-7.6	-4.2	-3.8	-1.5	-2.7
Non-Durable Goods	22,002	2.5	-90.7	-4.8	-9.8	-3.9	-3.9	2.0	1.6
<b>Service Providing</b>	771,773	88.8	2,749.9	4.4	1.4	1.0	1.6	3.4	2.4
Trade, Trans & Utilities	258,666	29.8	1,080.3	5.2	2.5	-1.1	-1.3	0.8	3.5
Wholesale Trade	40,792	4.7	-93.4	-2.7	-3.2	-2.3	-2.0	-0.5	-0.3
Retail Trade	88,058	10.1	203.1	2.8	-3.1	-2.4	-1.4	1.0	0.1
Information	5,150	0.6	-18.7	-4.3	-3.7	-2.7	-1.5	5.5	0.8
Financial Activities	24,262	2.8	-47.3	-2.3	-2.2	-1.3	-1.4	0.9	0.9
Finance & Insurance	12,325	1.4	-11.5	-1.1	-2.2	-2.7	-1.8	-3.0	-1.8
Real Estate & Rental & Leasing	11,947	1.4	-19.2	-1.9	-0.4	0.6	-0.9	6.2	4.7
Professional & Business Svcs	100,448	11.6	1,065.6	13.7	0.5	3.2	-0.5	3.8	4.3
Prof, Sci, & Tech	28,728	3.3	125.3	5.4	1.8	0.5	-0.1	7.0	5.4
Educational & Health Svcs	151,871	17.5	1,114.4	9.2	7.6	6.3	8.0	5.7	3.7
Education Svcs	11,925	1.4	88.0	9.3	1.9	3.7	5.7	9.4	0.7
Health Care & Social Assistance	140,954	16.2	988.1	8.8	8.4	6.5	8.2	5.6	4.1
Leisure & Hospitality	77,016	8.9	-297.4	-4.5	-4.5	-4.9	-2.6	5.4	-0.3
Arts, Entertainment & Recreation	6,737	0.8	21.1	3.8	-1.9	-10.2	-3.2	11.6	-3.4
Accommodation & Food Svcs	70,880	8.2	-328.2	-5.4	-5.1	-4.5	-2.4	5.2	0.2
Other Svcs	26,169	3.0	91.8	4.3	-3.6	0.2	1.4	8.4	3.1
<b>Government</b>	128,718	14.8	434.1	4.1	4.5	5.1	4.9	5.1	-0.1
Federal	6,500	0.7	28.2	5.4	4.0	3.9	3.8	0.4	-10.6
State	12,843	1.5	-0.5	-0.0	2.5	1.2	1.9	-1.1	-0.9
Local	109,562	12.6	395.6	4.4	4.8	5.6	5.4	6.4	1.5

Source: EDD, National Economic Education Delegation (NEED)

## Some Employee Detail

### Employed in Rialto

Figure 12: Employment by Occupation

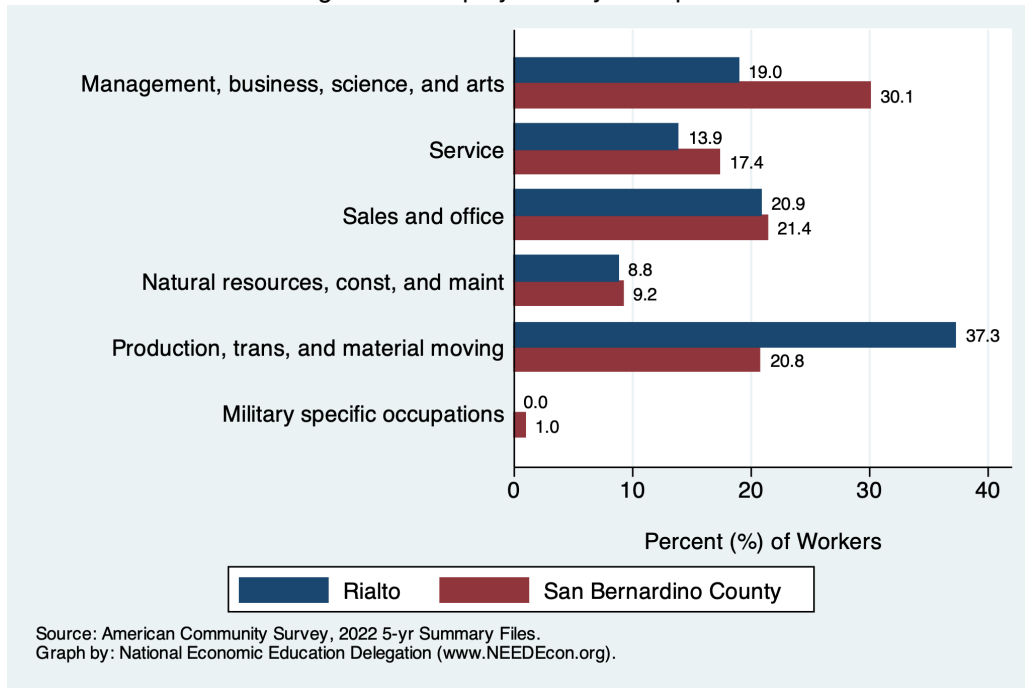


Figure 13: Employment by Industry

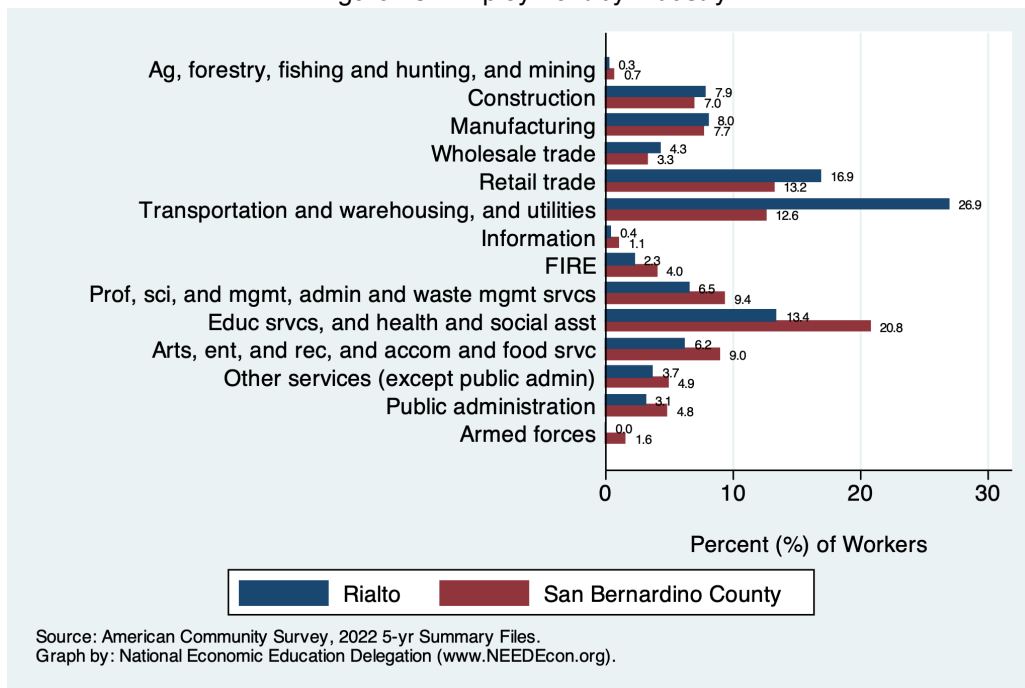


Figure 14: Language Spoken at Home

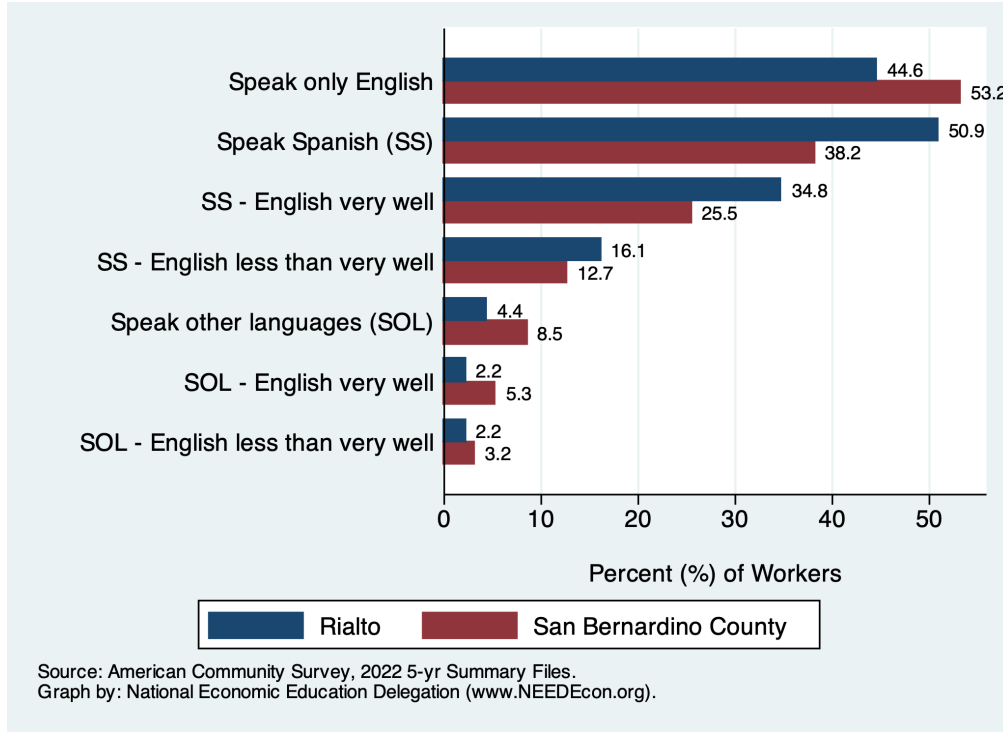
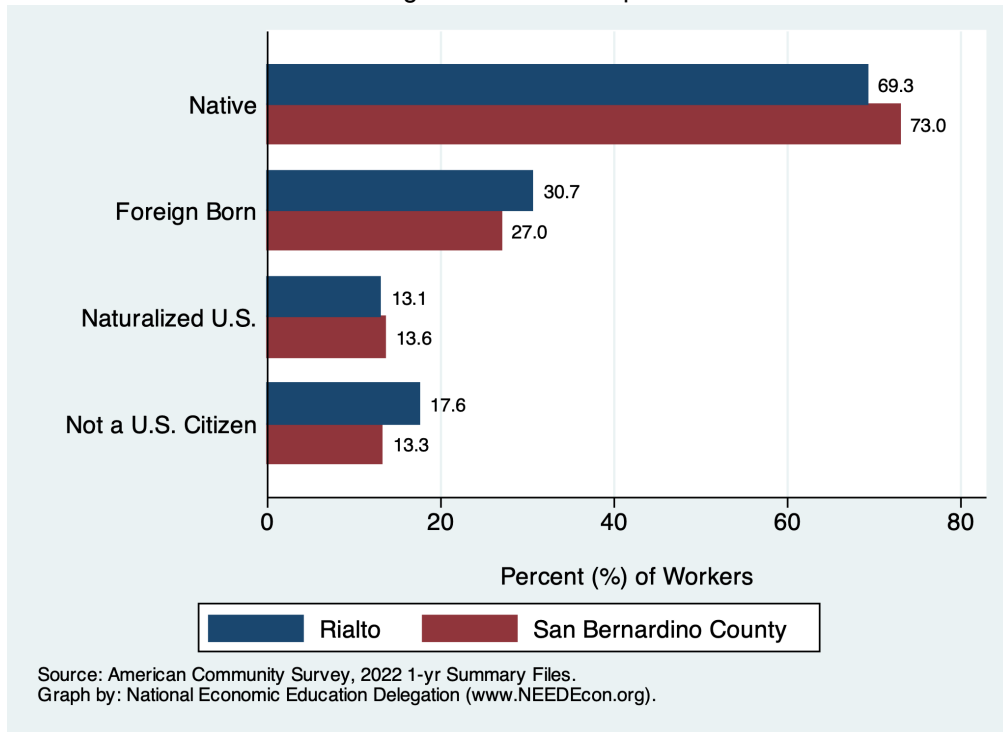


Figure 15: Citizenship



## Employed Residents of Rialto

Figure 16: Employment by Occupation

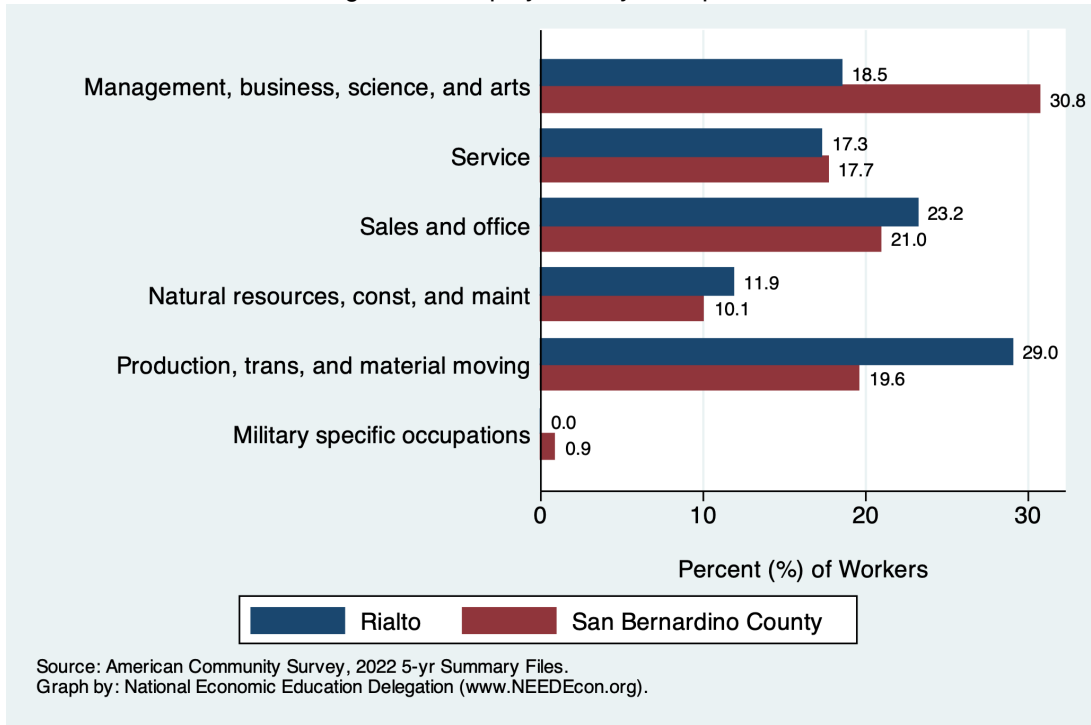


Figure 17: Employment by Industry

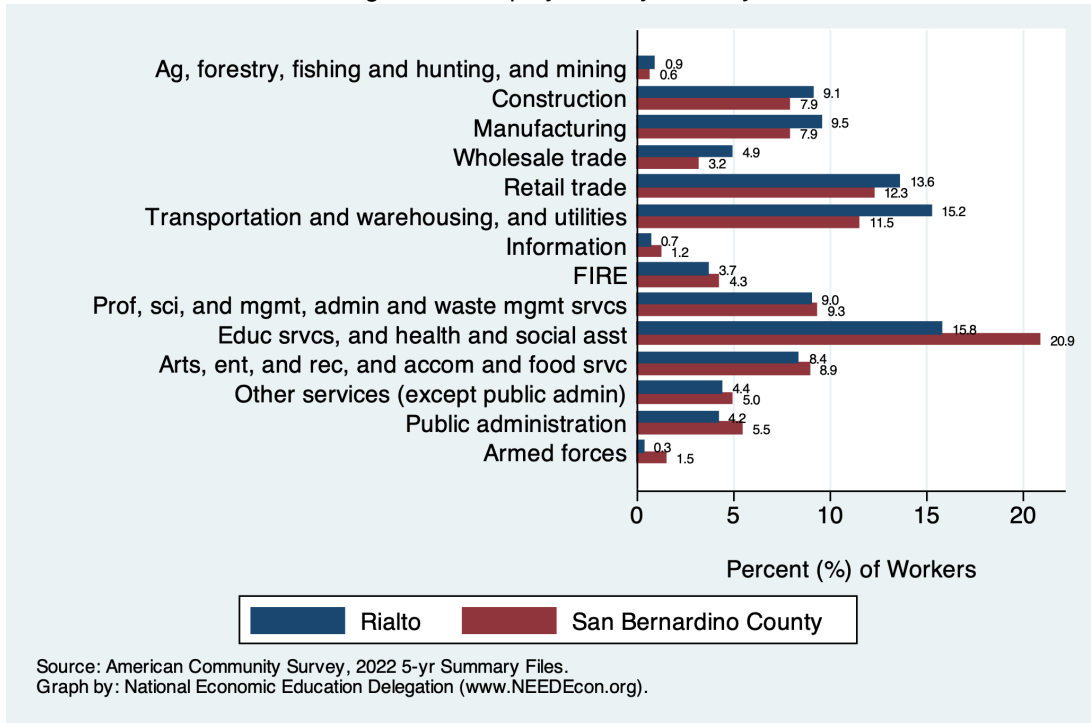


Figure 18: Language Spoken at Home

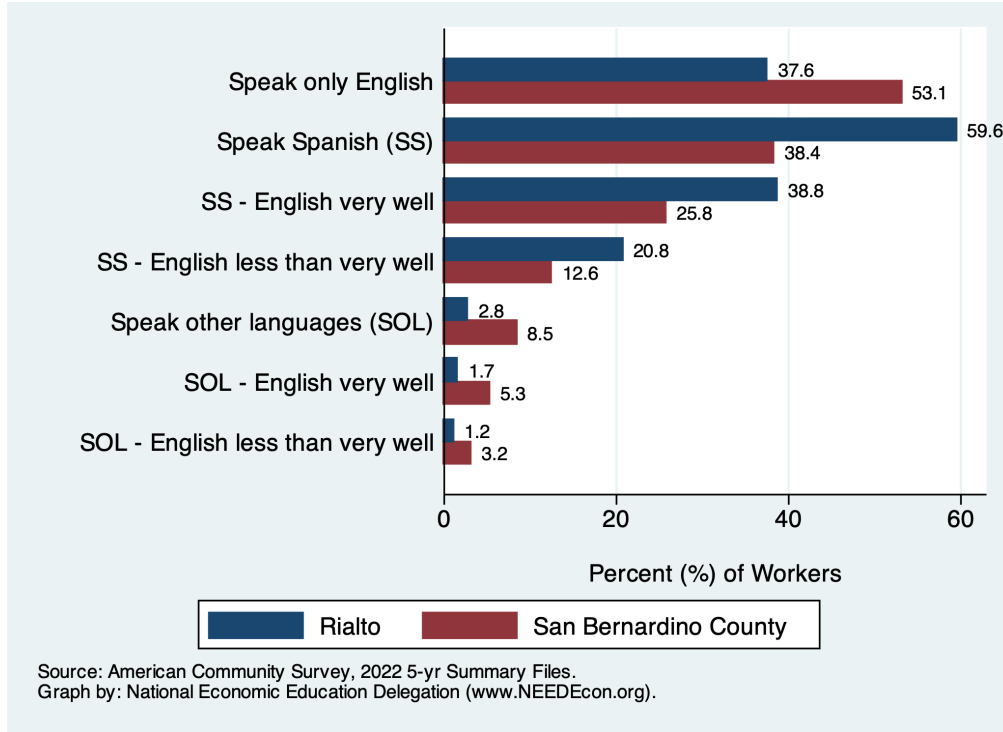
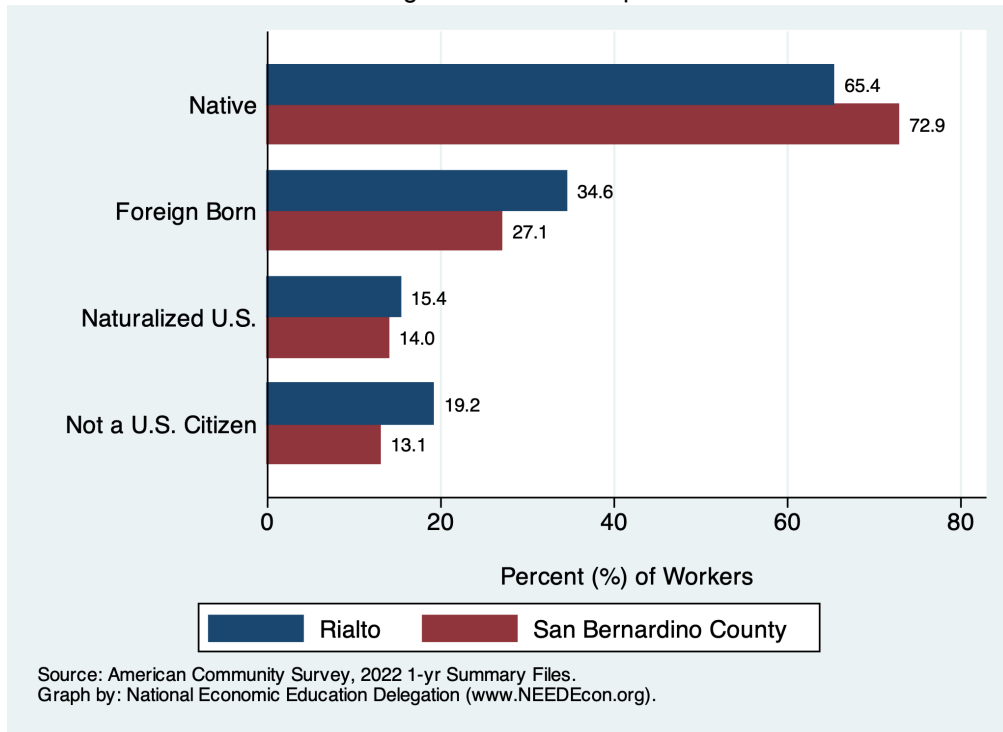


Figure 19: Citizenship



## Employed Residents vs Workers in Rialto

Figure 20: Employment by Occupation

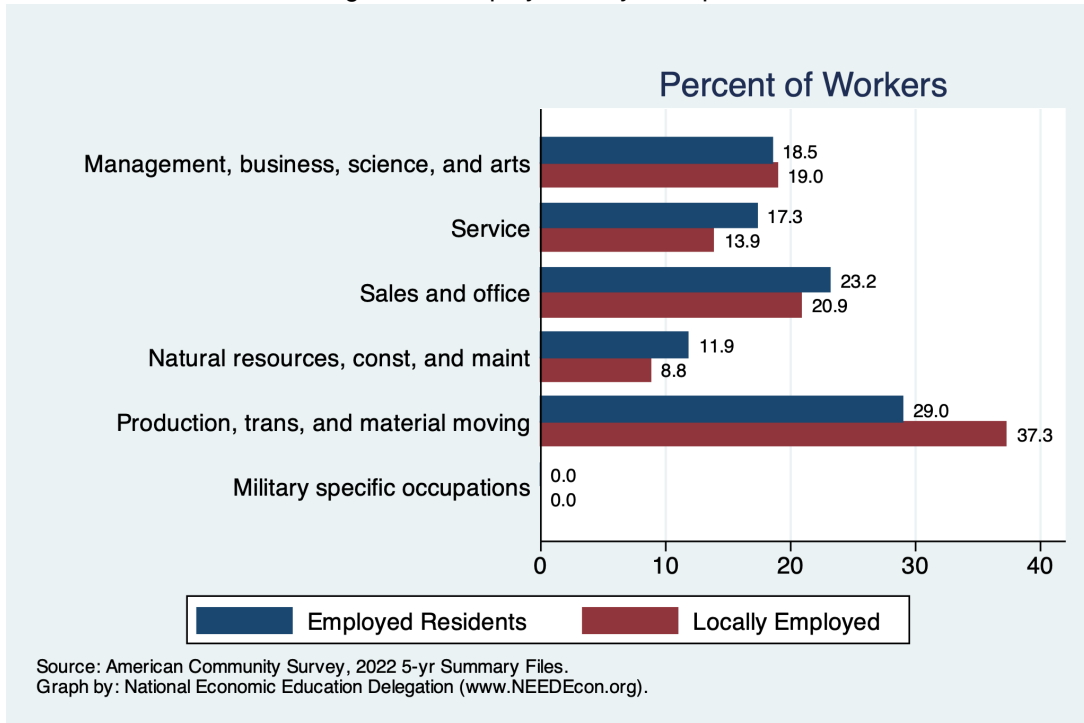


Figure 21: Employment by Industry

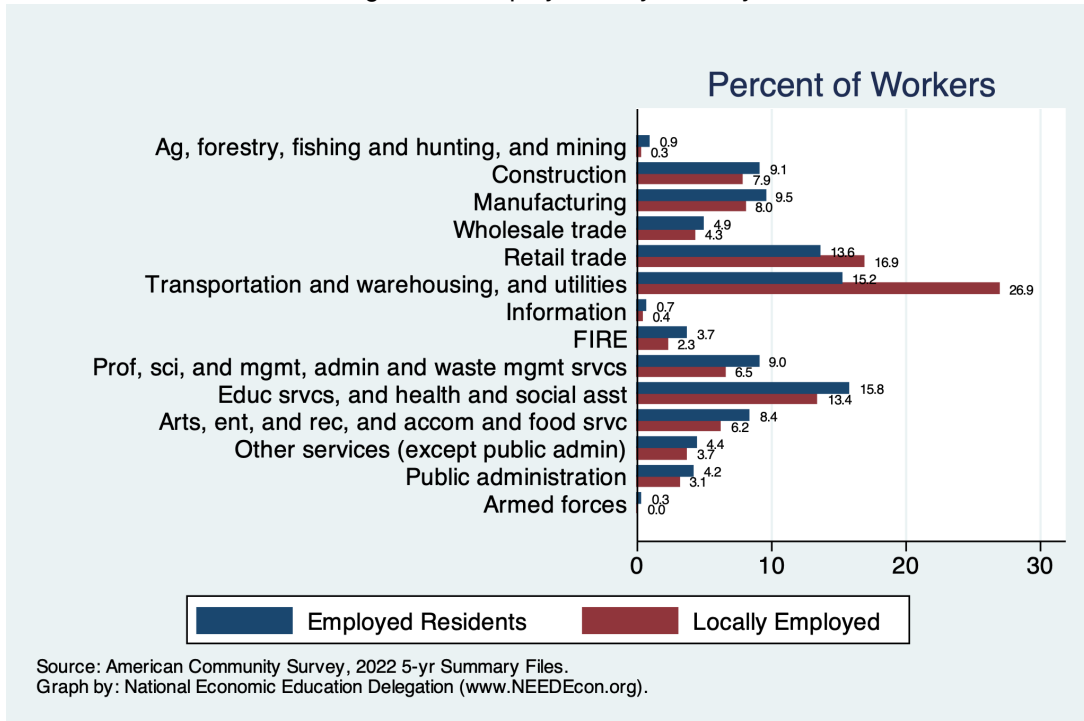


Figure 22: Language Spoken at Home

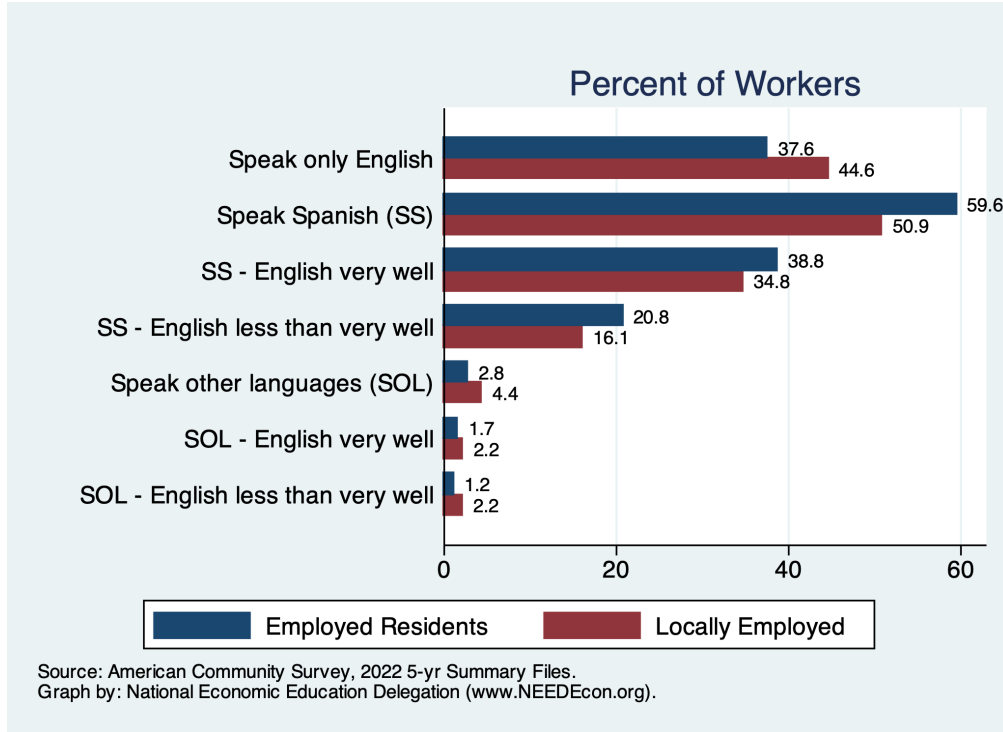
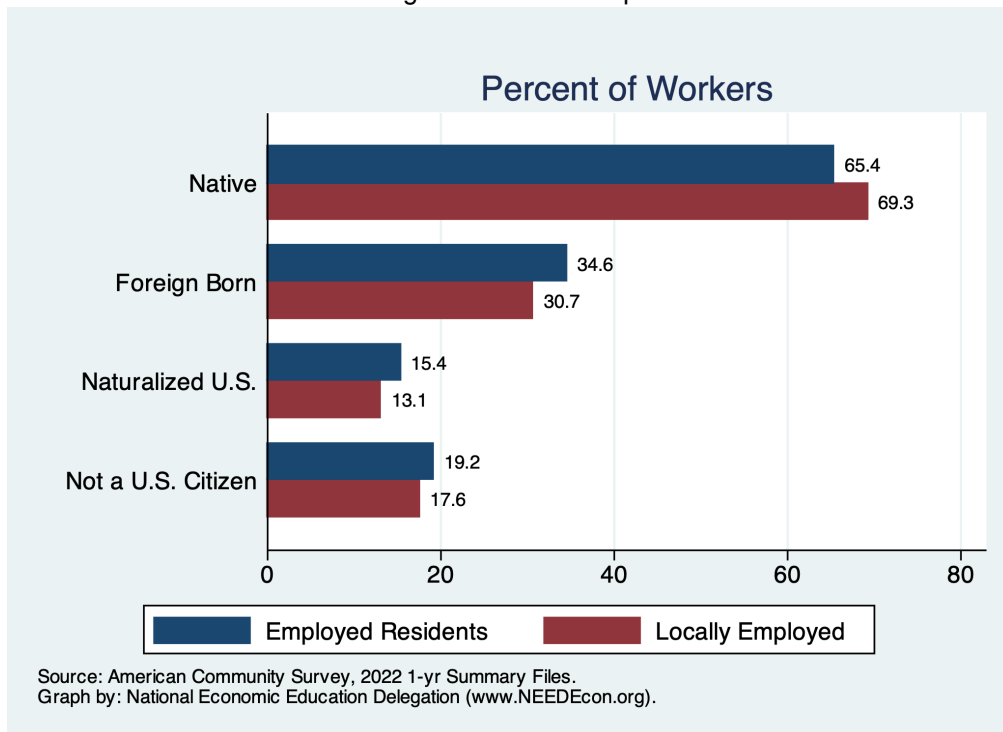


Figure 23: Citizenship





# Income and Earnings

## Per Capita Income Growth

### Definition:

Per capita income is the average income per person in Rialto. 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

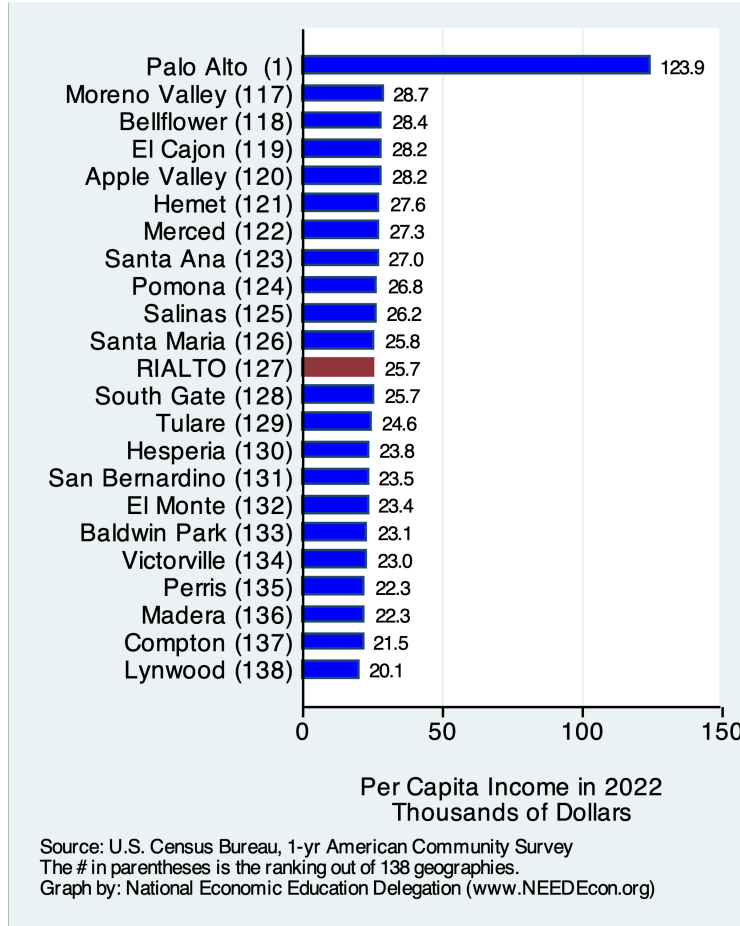
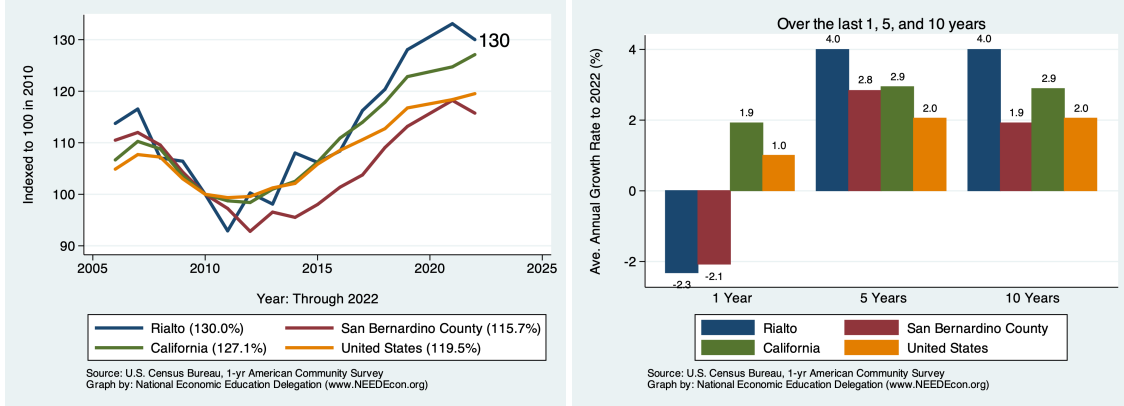


Figure 25: Regional Comparison of Growth over Time



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

Figure 26: Income Levels

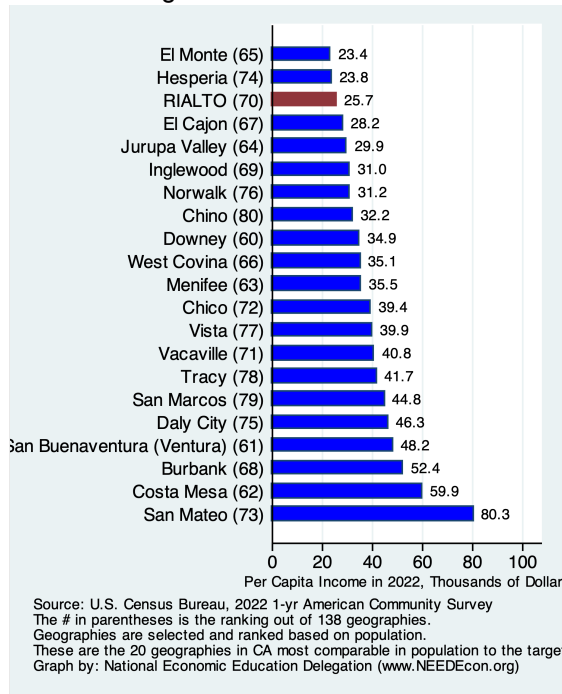
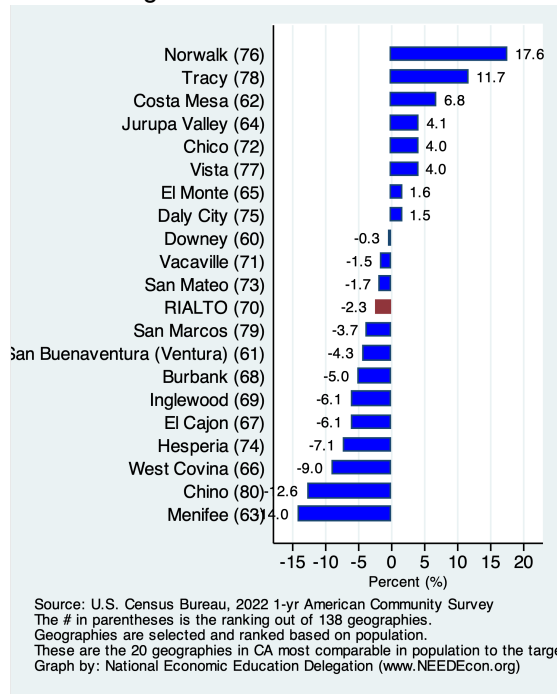


Figure 27: Growth over Time



## Real Per Capita Income Ranking Among Cities in San Bernardino County

Figure 28: Income Levels

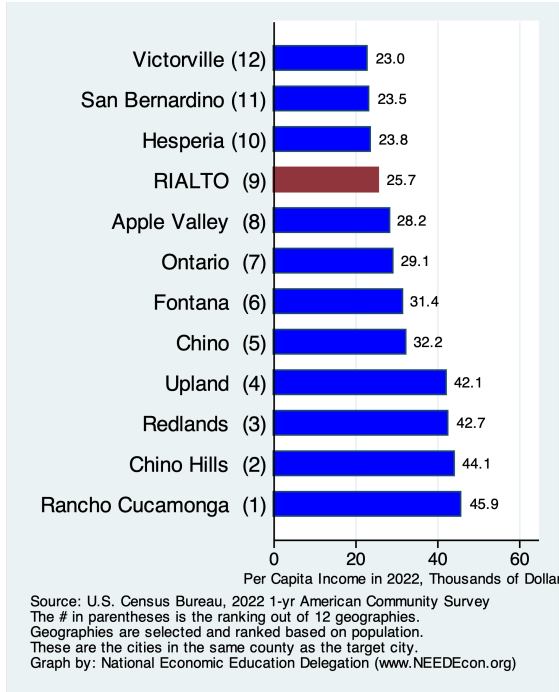


Figure 29: Growth over Time

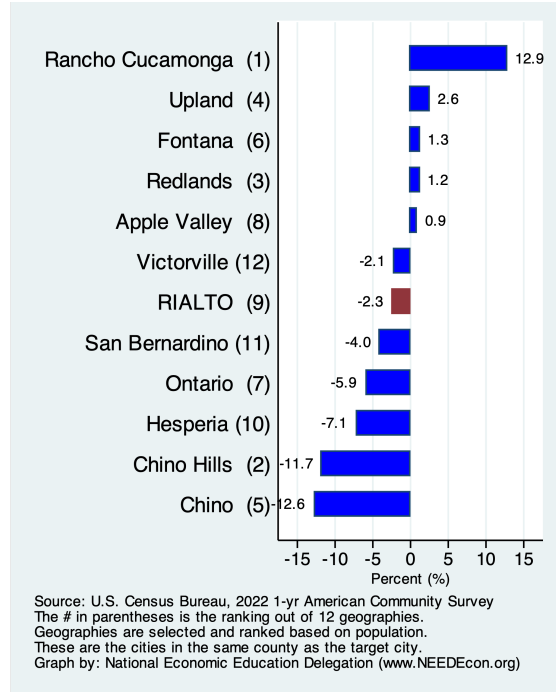
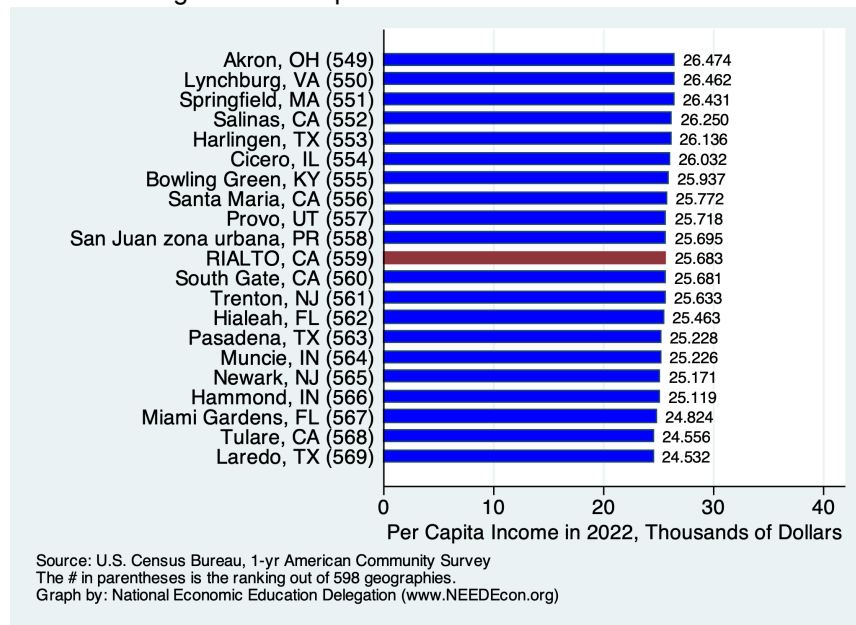


Figure 30: Comparison with All Cities Nationwide



## 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.

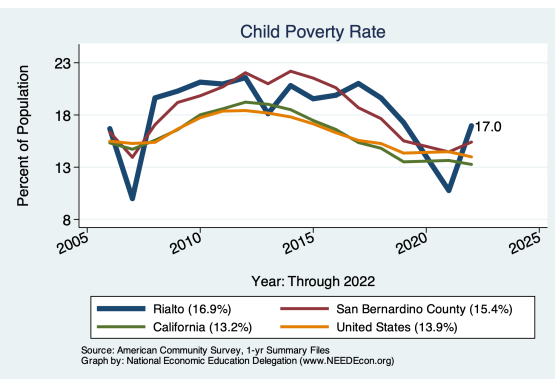
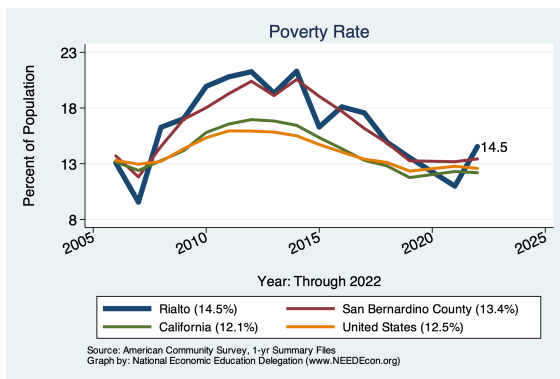


Figure 31: Inequality

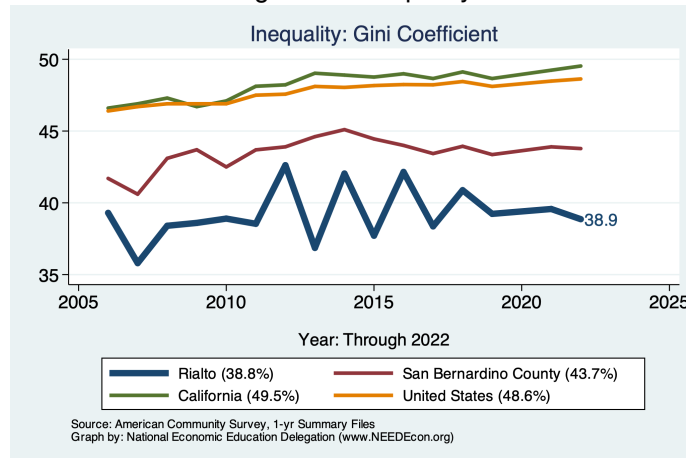


Figure 32: Shares Across the Income Distribution

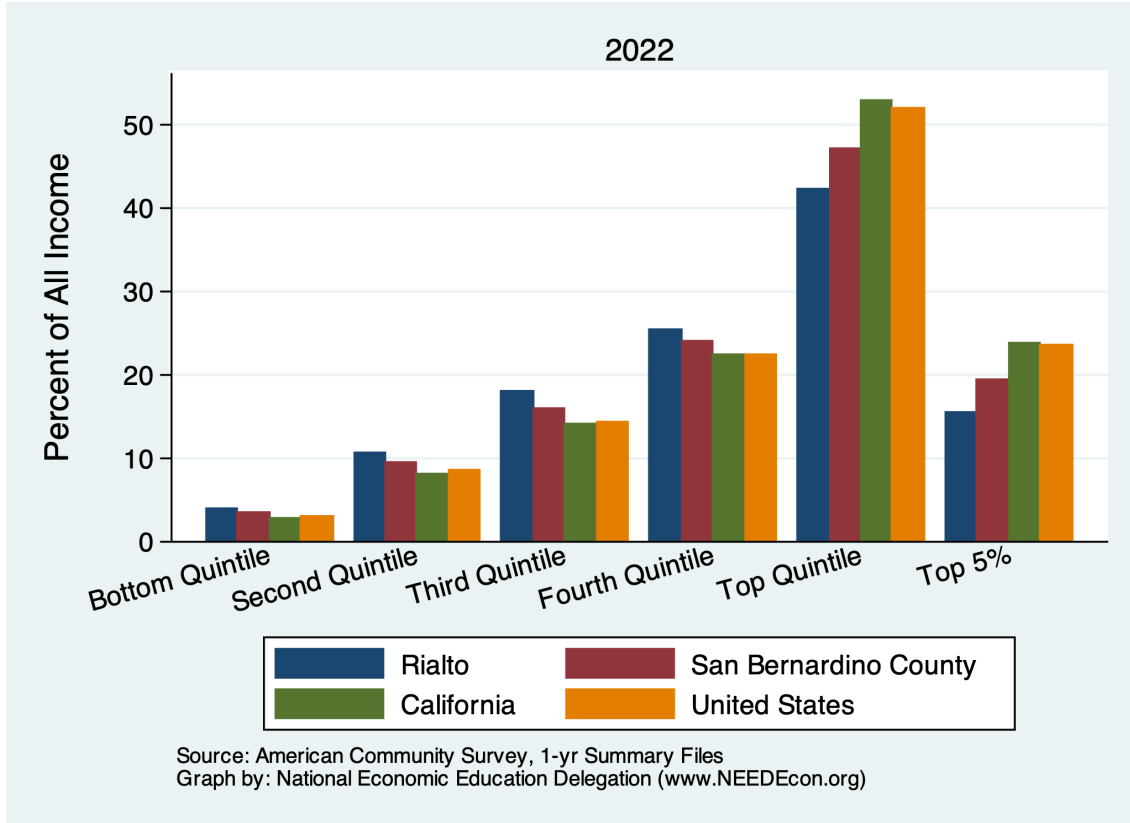
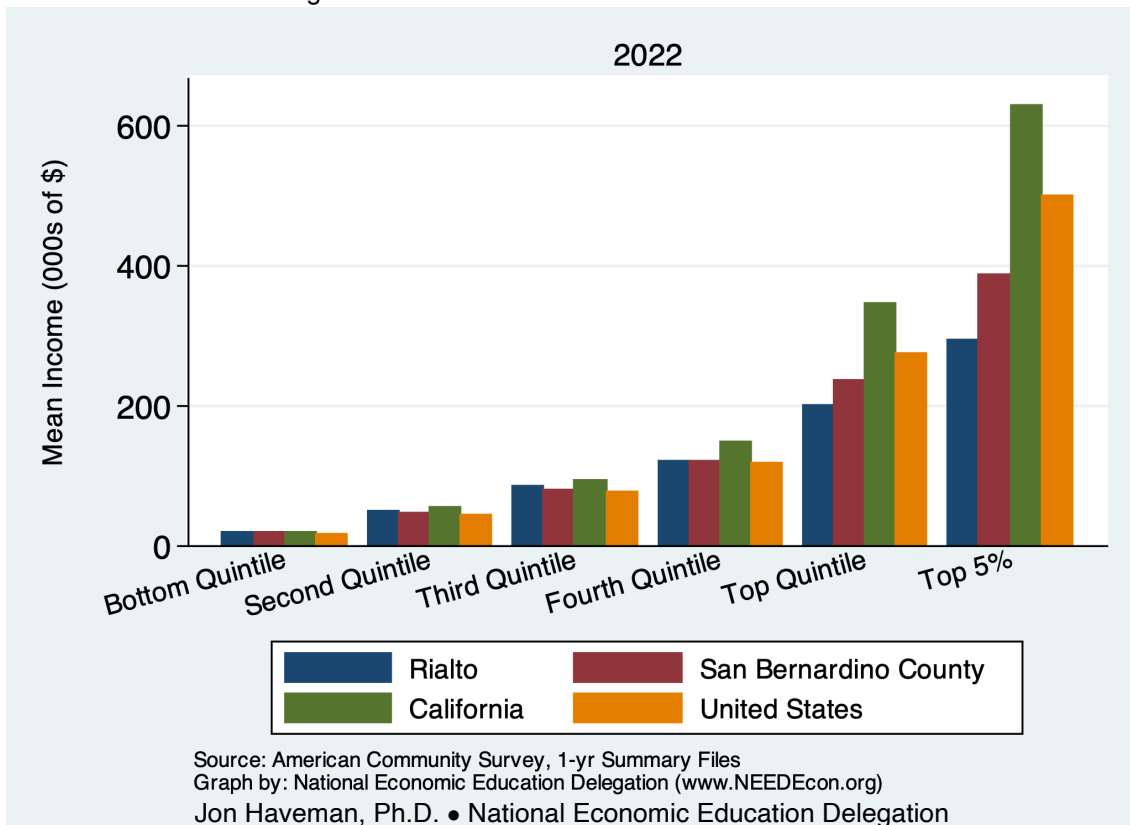


Figure 33: Means Across the Income Distribution



# 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 Rialto and Broader Regions

Figure 34: Median Home Prices

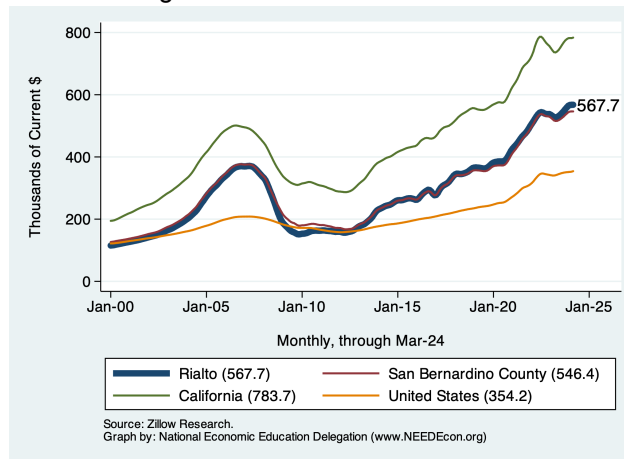
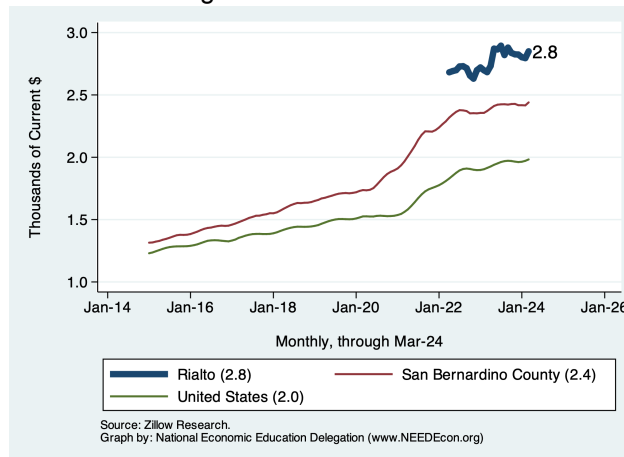


Figure 35: Median Rents



## Housing Ownership in Rialto and Broader Regions

Figure 36: Home Ownership Rates

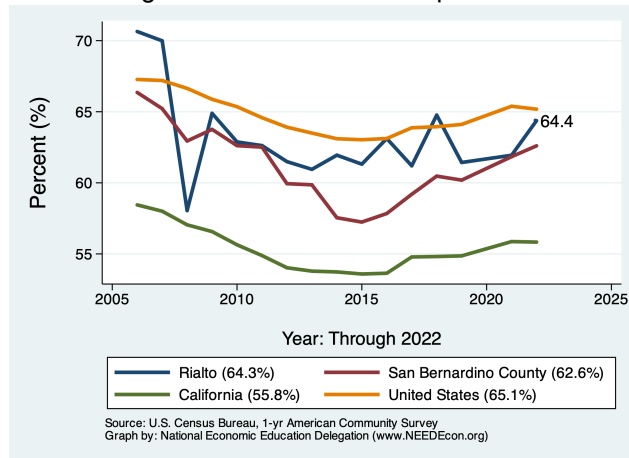


Figure 37: Home Ownership by Age

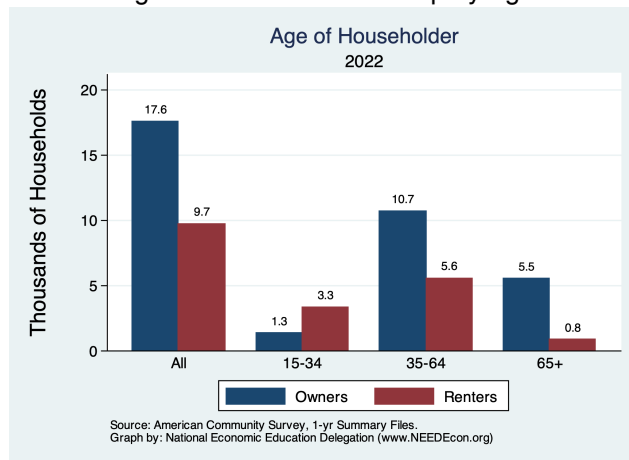


Figure 38: Income by Tenure

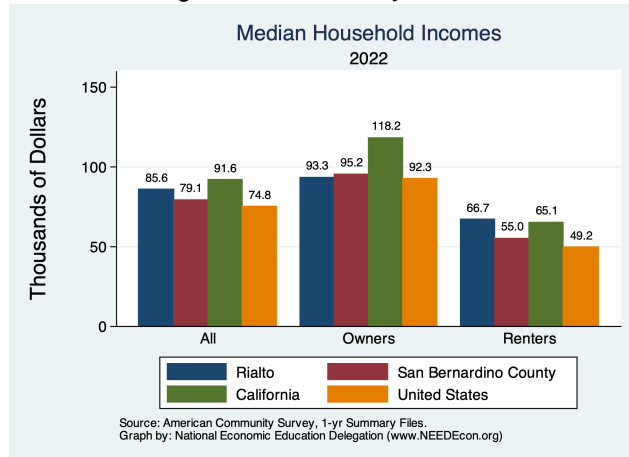


Figure 39: Income Distribution by Tenure

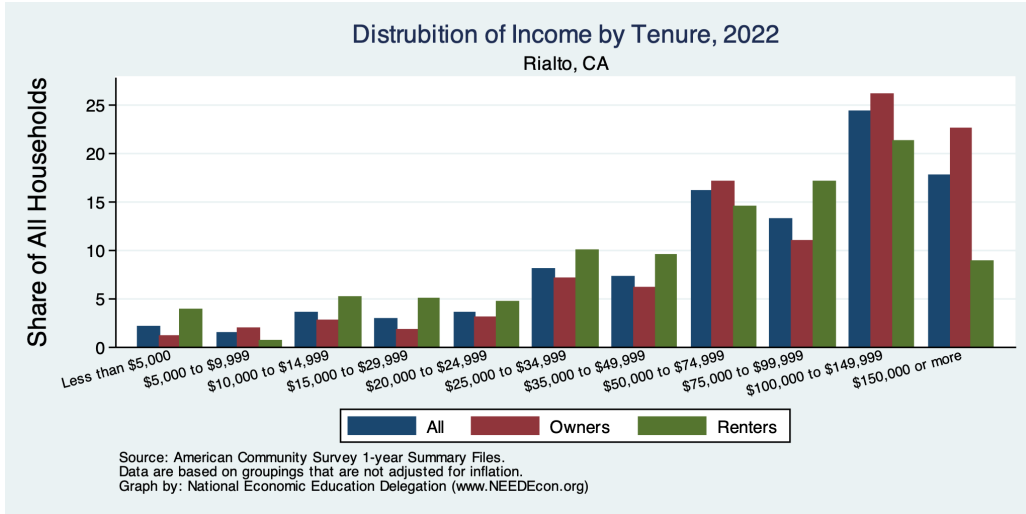


Figure 40: Income Distribution of Home Owners

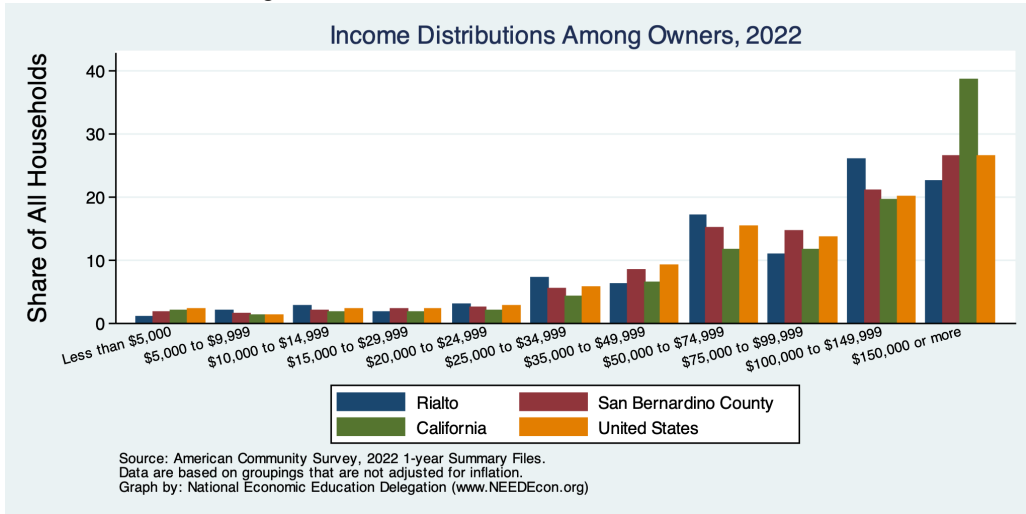
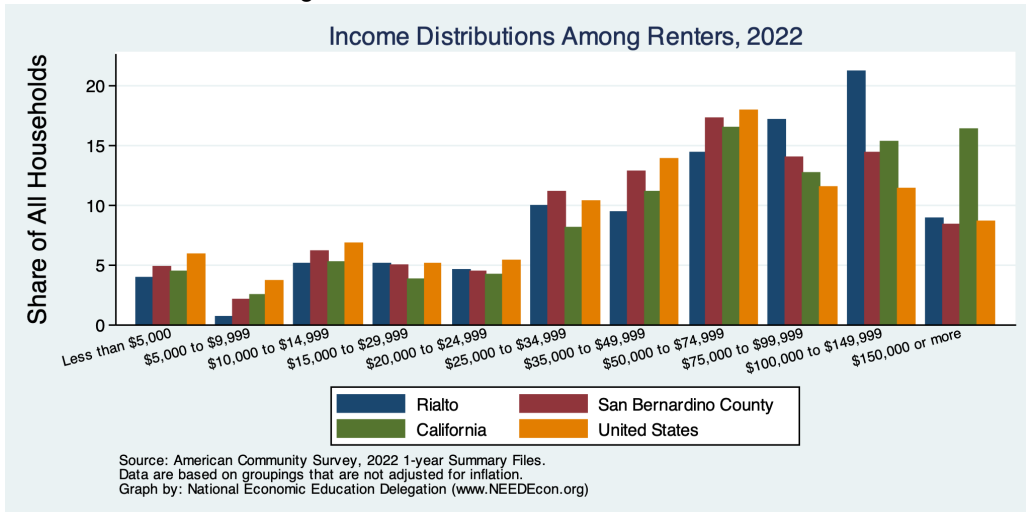


Figure 41: Income Distribution of Renters





## Housing Burden in Rialto and Broader Regions

Figure 42: Home Owners w/ A Mortgage

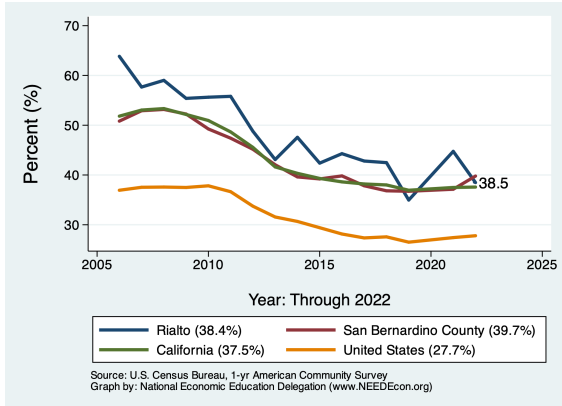


Figure 43: Home Owners w/o A Mortgage

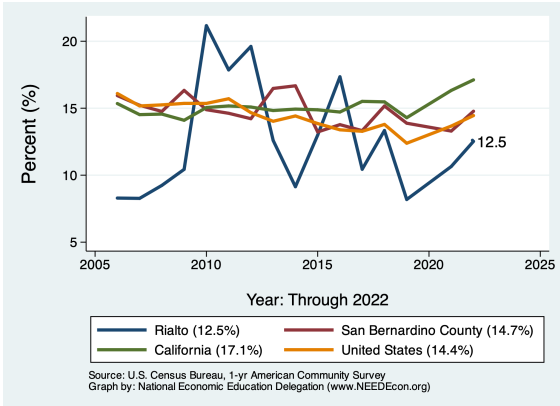


Figure 44: Renters

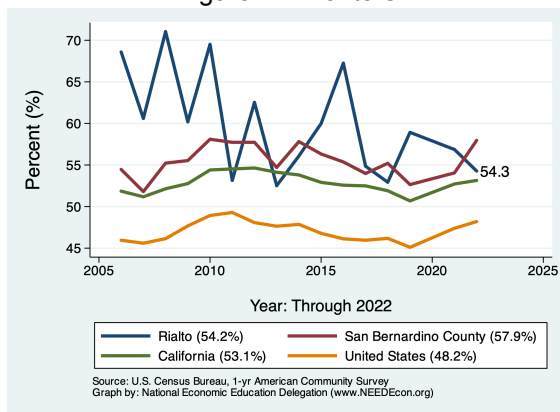
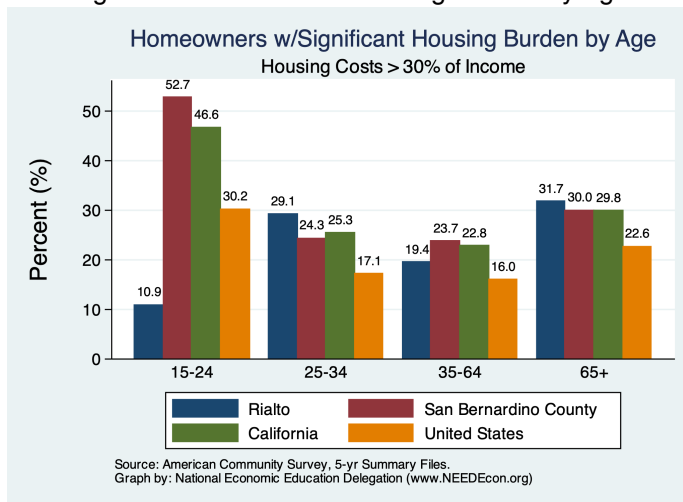


Figure 45: Homeowner Housing Burden by Age



# 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?

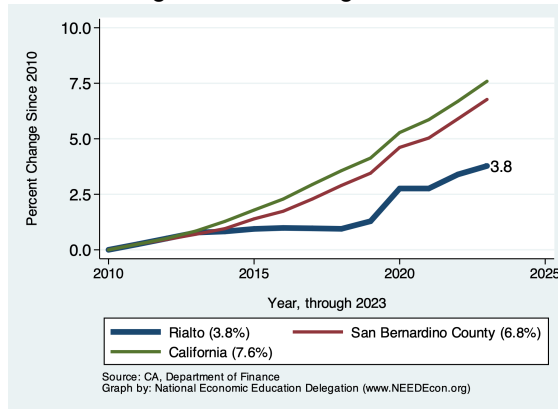
In areas where the rate of population growth exceeds the rate of housing growth, this is likely to reflect a tightening housing market. A tightening housing market will also likely be reflected in lower vacancy rates and higher occupancy rates. It may also be reflected in higher numbers of people per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

**Table 5. Housing Market Indicators**

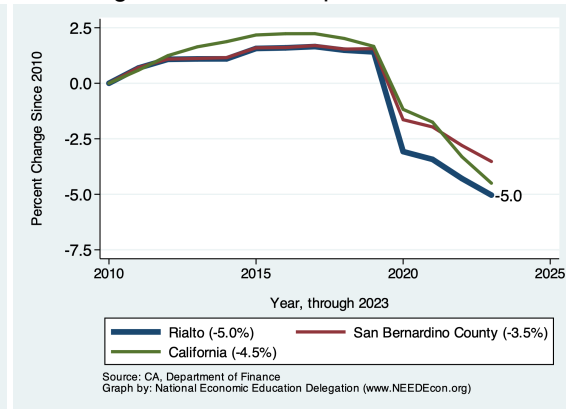
Indicator	2023	2019	2010	% Change from	
				2019	2010
Total Population	102,985.0	104,334.0	99,171.0	-1.3	3.8
Total # of Homes	28,230.0	27,553.0	27,203.0	2.5	3.8
# Occupied Units	27,560.0	26,151.0	25,202.0	5.4	9.4
Persons per Household	3.7	4.0	3.9	-6.4	-5.0
Vacancy Rate (%)	2.4	5.1	7.4	-53.4	-67.7

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

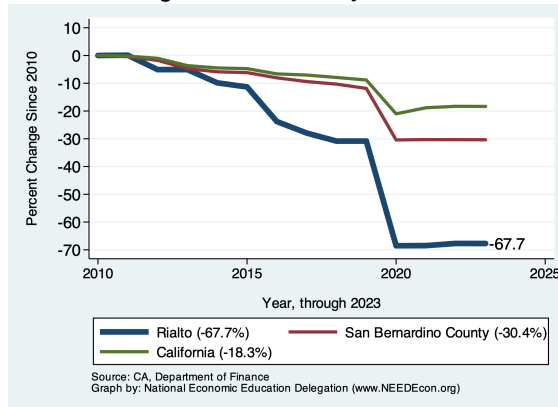
**Figure 46: Housing Growth**



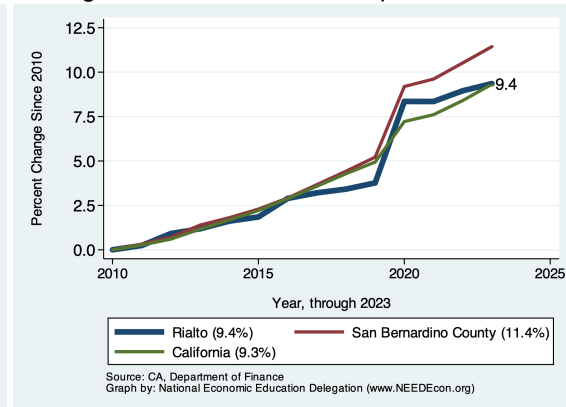
**Figure 47: Persons per Household**



**Figure 48: Vacancy Rates**



**Figure 49: Number of Occupanied Units**



## Trends in the Growth of Housing by Housing Type

Figure 50: Single Detached Homes

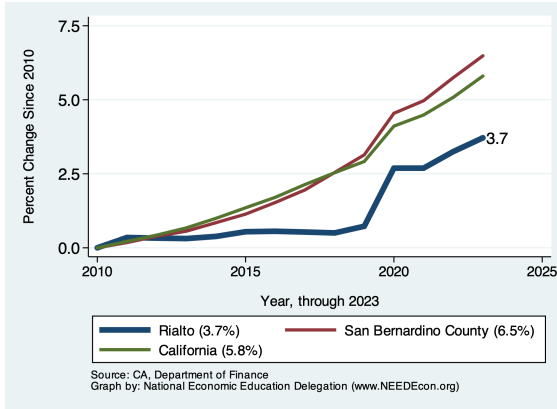


Figure 51: Single Attached Homes

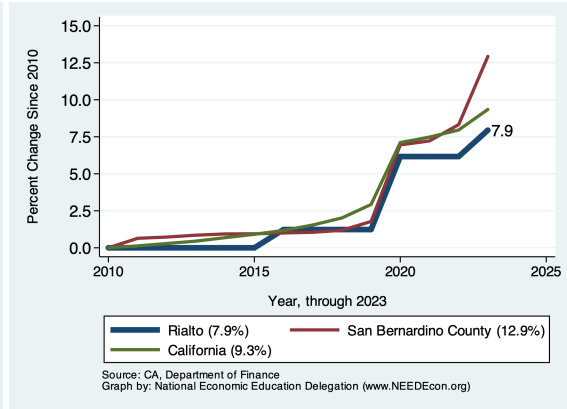


Figure 52: Housing in Buildings with Two to Four Units

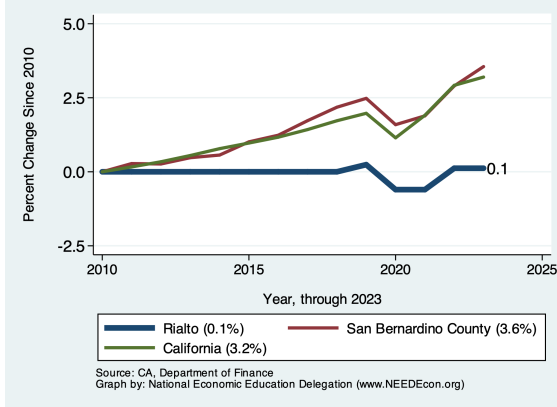
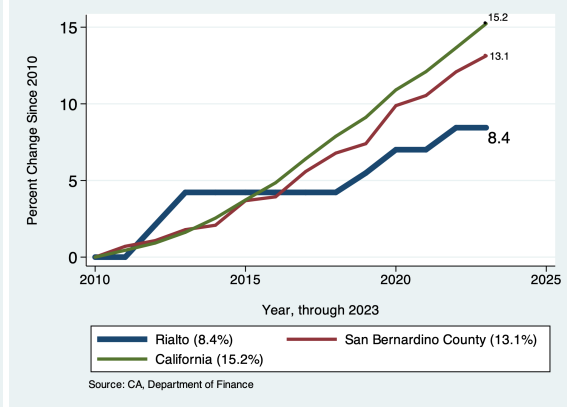


Figure 53: Housing in Buildings with Five or More Units



## Vintage of Residential Housing

### Why is it important?

This section provides evidence on the year in which residential housing in Rialto was built. We break it down into owned versus rented residences and provide a comparison across San Bernardino 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

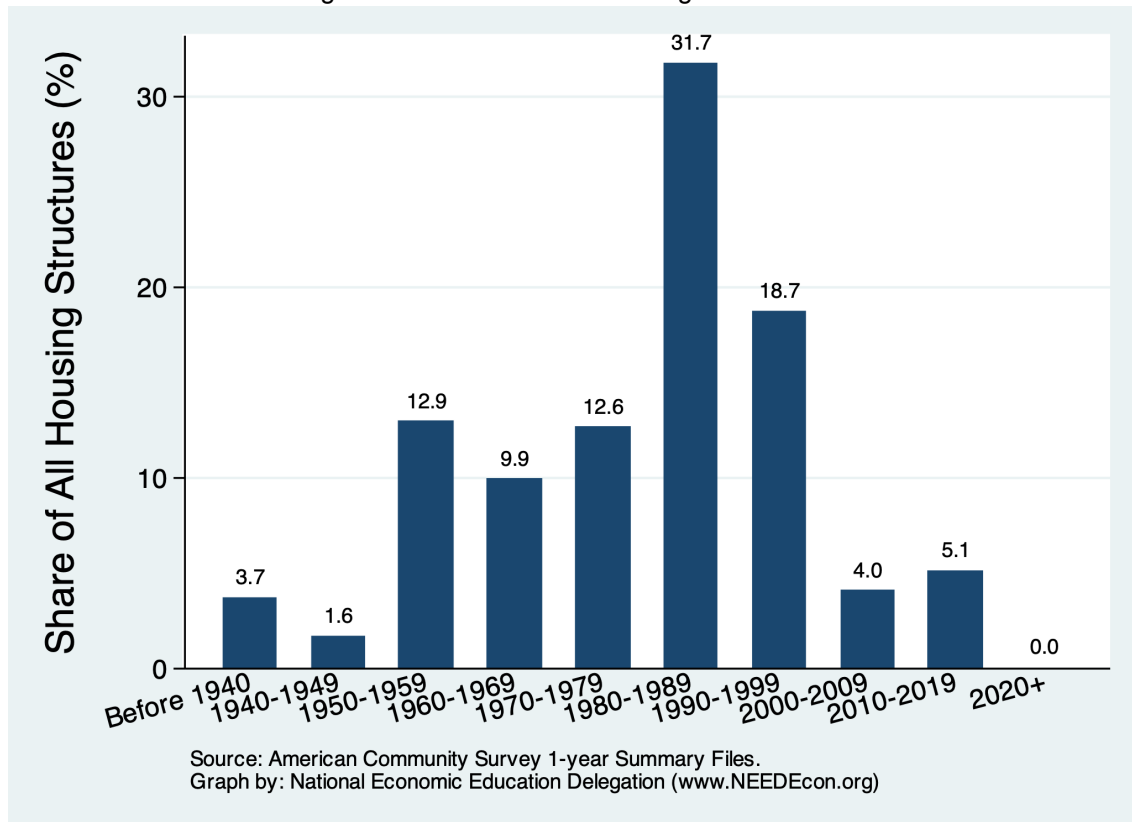


Figure 55: Housing Vintage across Regions

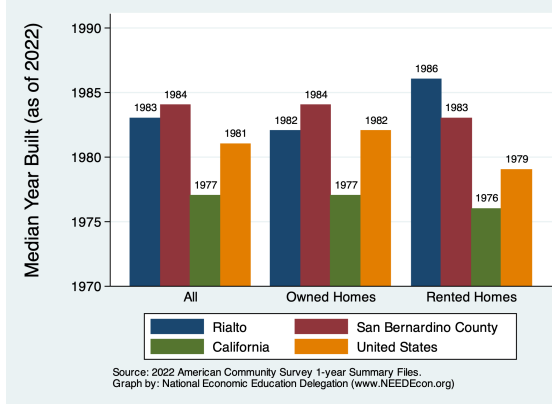


Figure 56: Housing Vintage by Tenure

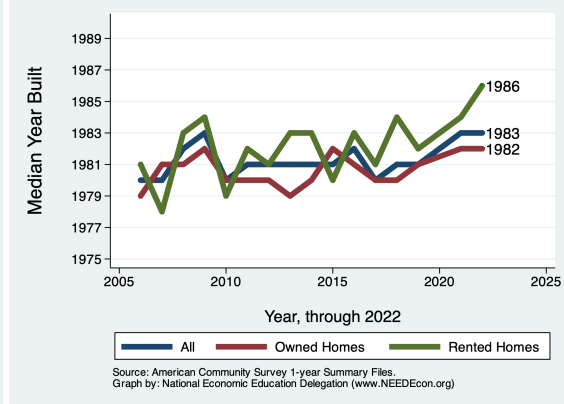


Figure 57: Vintage of Owned Residences

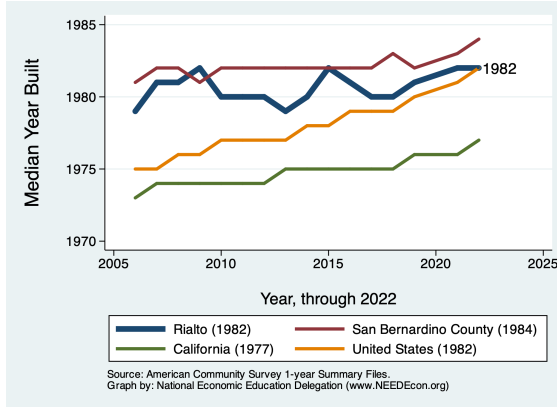


Figure 58: Vintage of Rented Residences

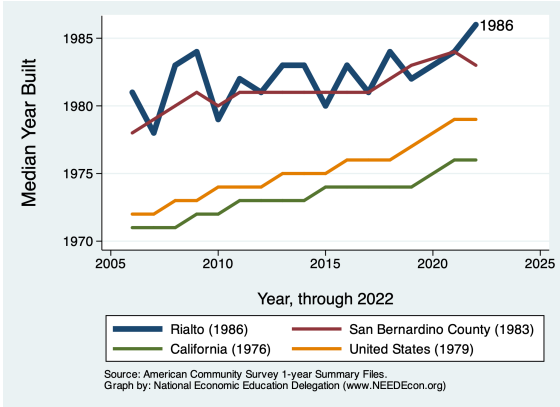
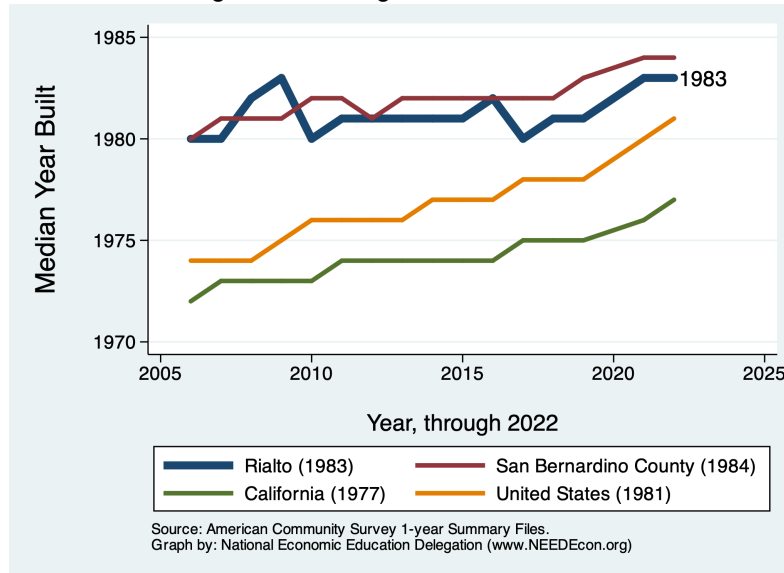


Figure 59: Vintage of All Residences



## 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

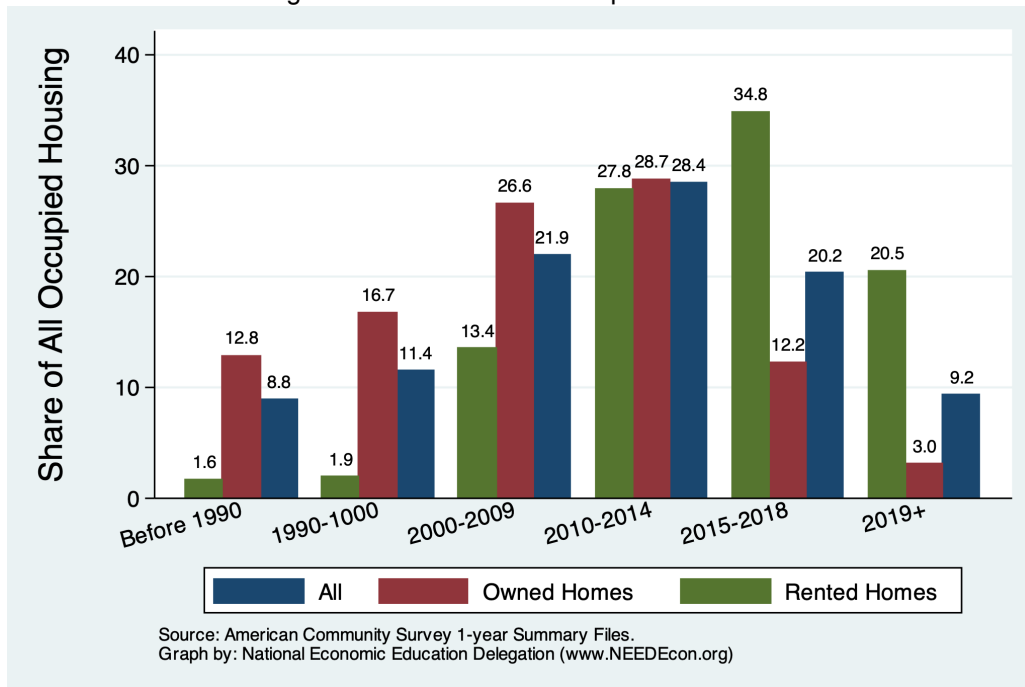


Figure 61: Year Occupied by Current Residents across Regions

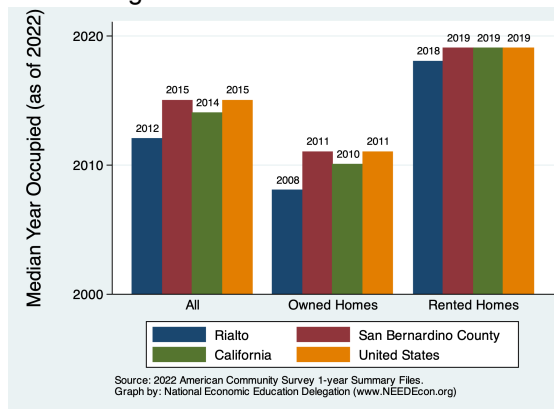


Figure 62: Year Occupied by Current Residents by Tenure

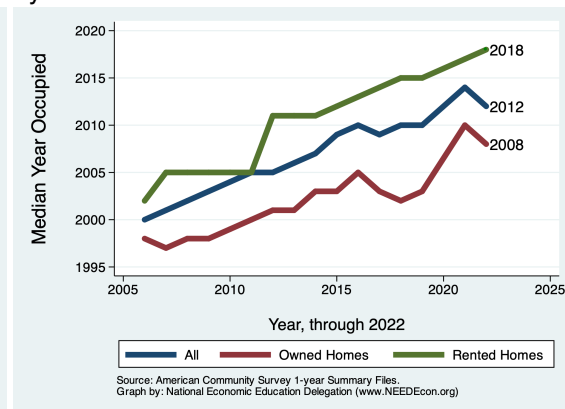


Figure 63: Year Occupied by Current Residents for Owned Housing

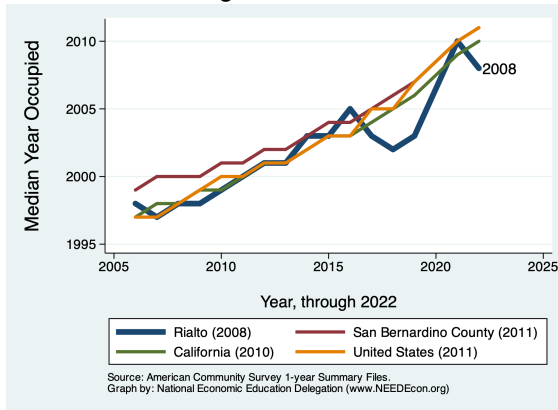


Figure 64: Year Occupied by Current Residents for Rented Housing

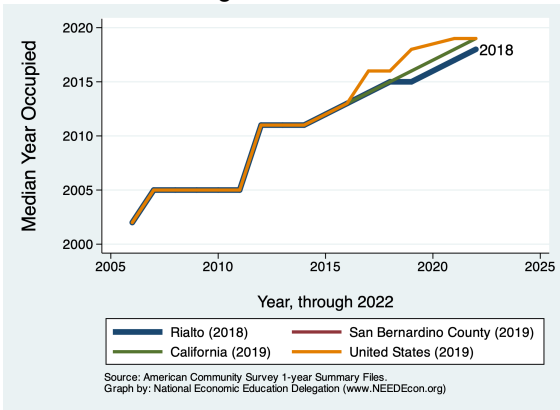
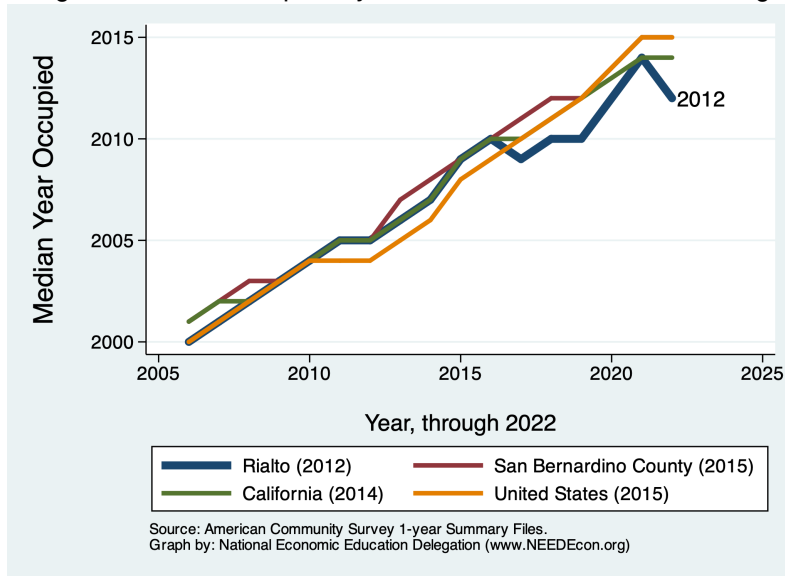


Figure 65: Year Occupied by Current Residents for All Housing



## Residential Permitting

### Definition:

This indicator provides evidence on the number of residential buildings that are permitted for construction each year. Permit data for Rialto is compared with data from San Bernardino 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.

### Rialto - Ranking Among Comparables

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

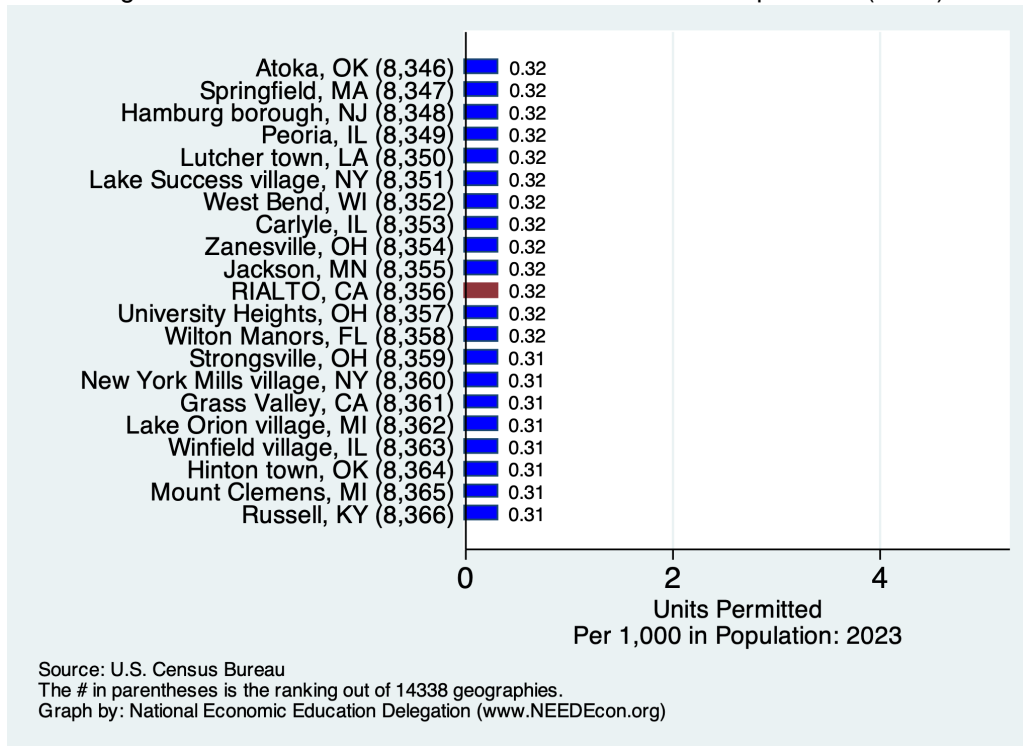
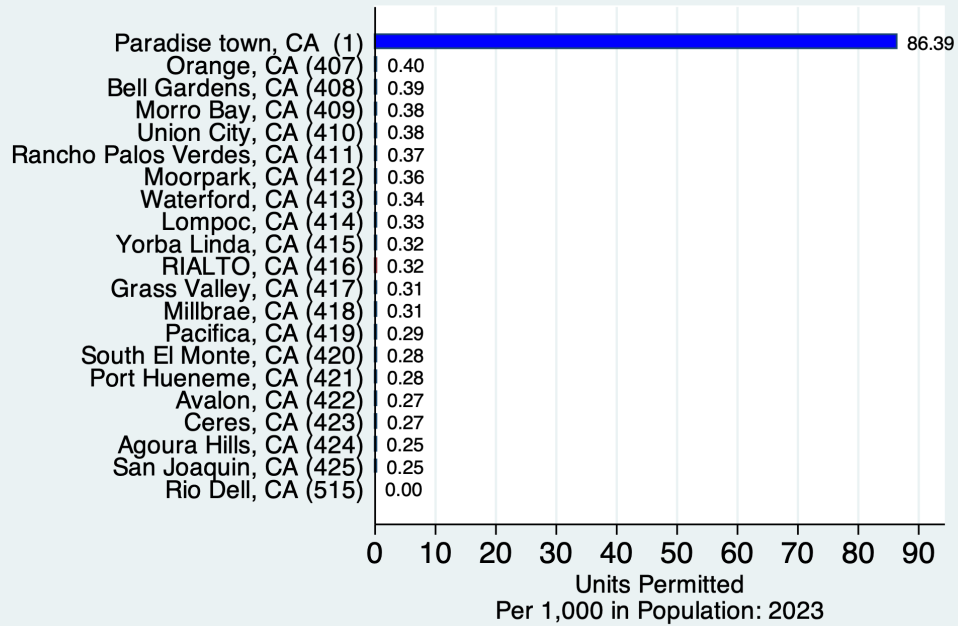


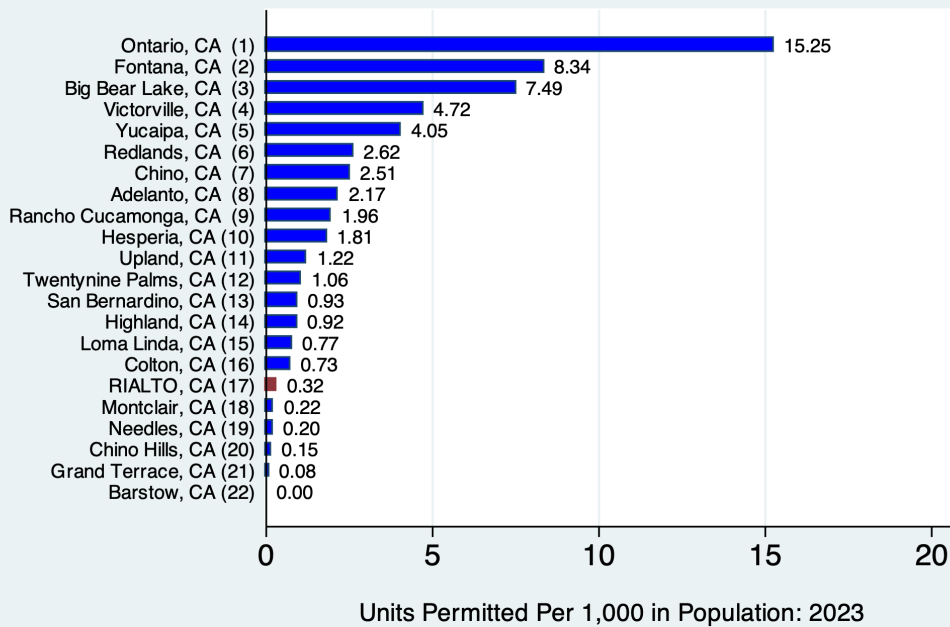


Figure 67: Number of Units Permitted - California Comparables (Rank)



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

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



Source: U.S. Census Bureau.  
 The # in parentheses is the ranking out of 22 geographies.  
 Graph by: National Economic Education Delegation ([www.NEEDecon.org](http://www.NEEDecon.org))

## Rialto - Permitting Activity

### Annual Units Permitted - Per Capita in Rialto

Figure 69: Units Permitted Each Year

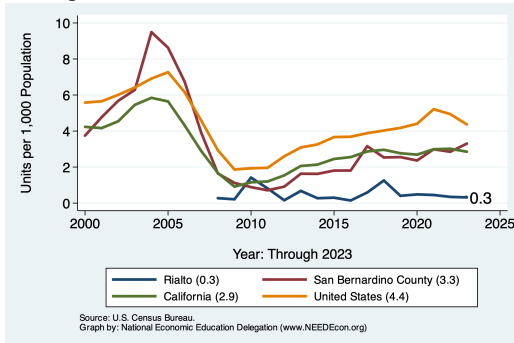
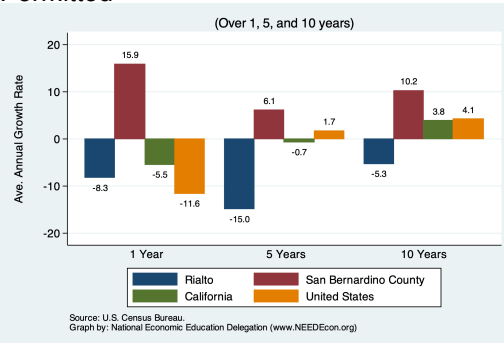


Figure 70: Average Annual Growth in Units Permitted



### Annual Number of Buildings Permitted - Per Capita in Rialto

Figure 71: Units Permitted Each Year

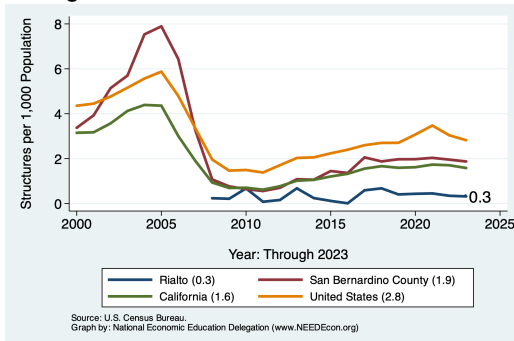
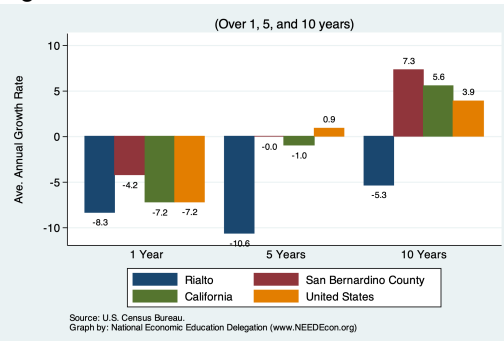


Figure 72: Average Annual Growth in Buildings Permitted



### Annual Value of Property Permitted - Per Capita in Rialto

Figure 73: Value Permitted Each Year

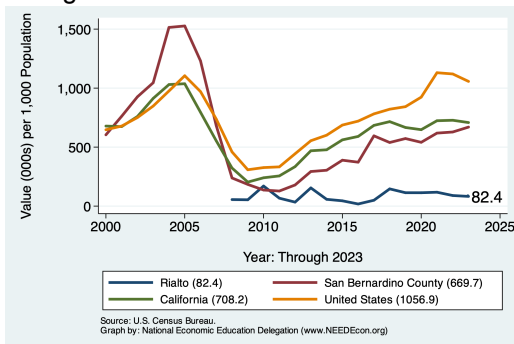
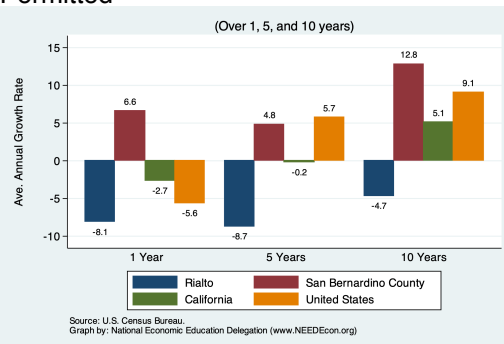


Figure 74: Average Annual Growth in Value Permitted



# 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 hous-

ing 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

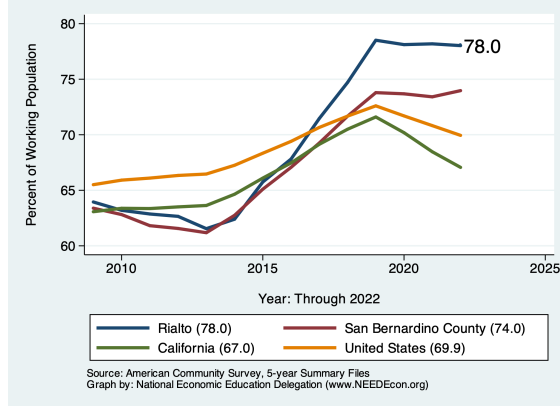


Figure 76: Percent of Workers Commuting by Carpool

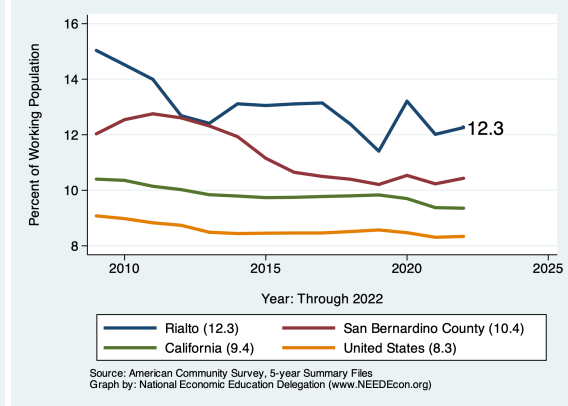


Figure 77: Percent of Workers using Public Transportation

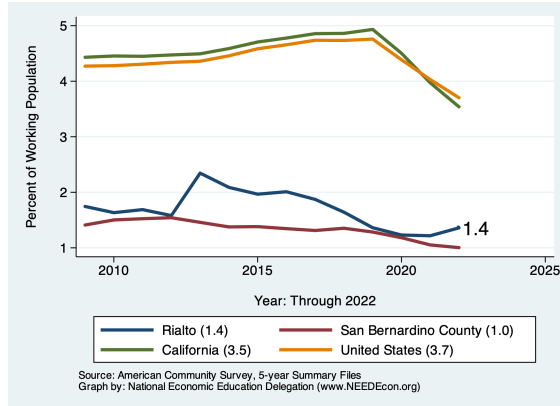
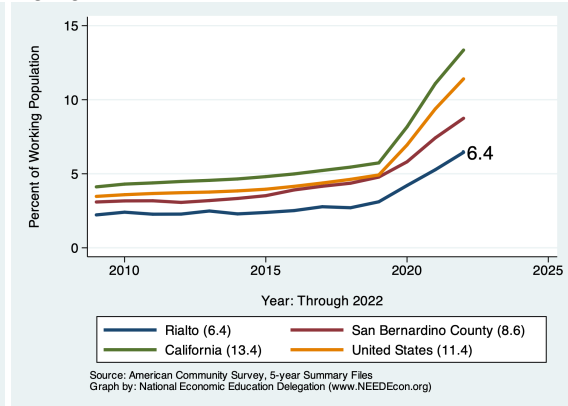


Figure 78: Percent of Workers Who Work From Home



The first table on this page presents data for those who LIVE in Rialto. The second provides data on those who work, but do not necessarily live in Rialto. 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		Female		All Workers		All of CA (%)
	#	(%)	#	(%)	#	(%)	
Car, Truck, or Van:	23,519	90.8	17,719	89.6	41,238	90.3	78.0
Drove Alone	20,449	79.0	15,190	76.8	35,639	78.0	68.4
Carpooled:	3,070	11.9	2,529	12.8	5,599	12.3	9.5
In 2-person carpool	2,245	8.7	1,824	9.2	4,069	8.9	6.9
In 3-person carpool	424	1.6	412	2.1	836	1.8	1.5
In 4-or-more-person carpool	401	1.5	293	1.5	694	1.5	1.1
Public Transportation (excl Taxi):	437	1.7	184	0.9	621	1.4	3.6
Bus or Trolley Bus	254	1.0	136	0.7	390	0.9	2.3
Streetcar or Trolley Car	28	0.1	0	0.0	28	0.1	0.8
Subway or Elevated	155	0.6	48	0.2	203	0.4	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	36	0.1	15	0.1	51	0.1	0.7
Walked	200	0.8	250	1.3	450	1.0	2.4
Taxicab, Motorcycle, or other	209	0.8	164	0.8	373	0.8	1.7
Worked at Home	1,498	5.8	1,445	7.3	2,943	6.4	13.6
<b>Total:</b>	<b>25,899</b>	<b>100.0</b>	<b>19,777</b>	<b>100.0</b>	<b>45,676</b>	<b>100.0</b>	

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		Female		All Workers		All of CA (%)
	#	(%)	#	(%)	#	(%)	
Car, Truck, or Van:	20,312	90.1	12,827	84.2	33,139	87.7	78.0
Drove Alone	18,351	81.4	10,802	70.9	29,153	77.2	68.5
Carpooled:	1,961	8.7	2,025	13.3	3,986	10.6	9.5
In 2-person carpool	1,396	6.2	1,639	10.8	3,035	8.0	6.9
In 3-person carpool	293	1.3	331	2.2	624	1.7	1.5
In 4-or-more-person carpool	272	1.2	55	0.4	327	0.9	1.1
Public Transportation (excl Taxi):	186	0.8	145	1.0	331	0.9	3.6
Bus or Trolley Bus	176	0.8	145	1.0	321	0.8	2.3
Streetcar or Trolley Car	0	0.0	0	0.0	0	0.0	0.8
Subway or Elevated	10	0.0	0	0.0	10	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	36	0.2	20	0.1	56	0.1	0.7
Walked	211	0.9	438	2.9	649	1.7	2.4
Taxicab, Motorcycle, or other	297	1.3	352	2.3	649	1.7	1.7
Worked at Home	1,498	6.6	1,445	9.5	2,943	7.8	13.6
<b>Total:</b>	<b>22,540</b>	<b>100.0</b>	<b>15,227</b>	<b>100.0</b>	<b>37,767</b>	<b>100.0</b>	

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**

Mode of Transit	Male		Female		All Workers		All of CA
	#	(%)	#	(%)	#	(%)	(%)
Less than 5 minutes	316	1.2	65	0.3	381	0.9	2.1
5 to 9 minutes	760	2.8	1,385	6.4	2,145	4.9	7.8
10 to 14 minutes	1,588	5.9	2,337	10.9	3,925	8.9	12.4
15 to 19 minutes	3,848	14.3	4,035	18.8	7,883	18.0	15.4
20 to 24 minutes	3,723	13.8	2,714	12.6	6,437	14.7	14.8
25 to 29 minutes	1,352	5.0	1,152	5.4	2,504	5.7	6.4
30 to 34 minutes	4,612	17.1	2,643	12.3	7,255	16.5	15.2
35 to 39 minutes	429	1.6	438	2.0	867	2.0	2.9
40 to 44 minutes	365	1.4	385	1.8	750	1.7	4.1
45 to 59 minutes	1,709	6.3	1,082	5.0	2,791	6.4	8.2
60 to 89 minutes	3,199	11.9	2,327	10.8	5,526	12.6	7.2
90 or more minutes	2,581	9.6	591	2.7	3,172	7.2	3.6
<b>Total:</b>	<b>24,482</b>	<b>90.8</b>	<b>19,154</b>	<b>89.0</b>	<b>43,636</b>	<b>99.4</b>	

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

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

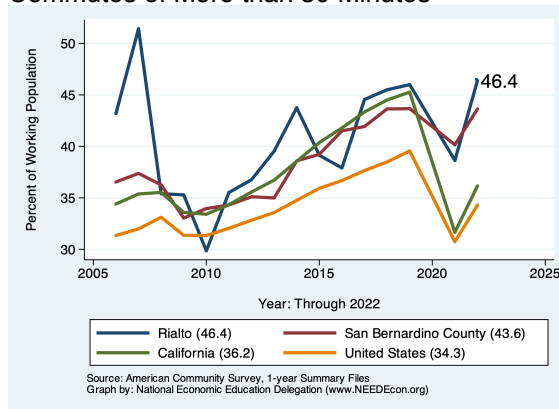


Figure 80: Percent of Employed Population With Commutes of More than 90 Minutes

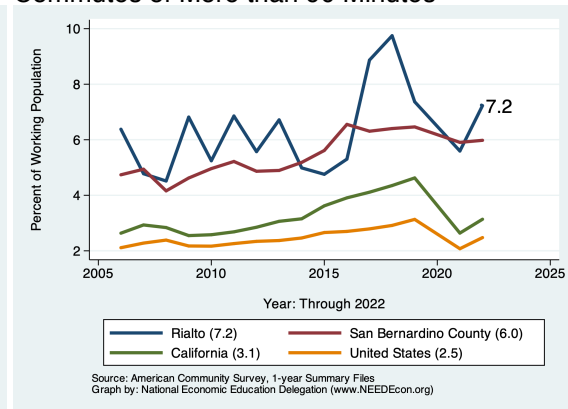
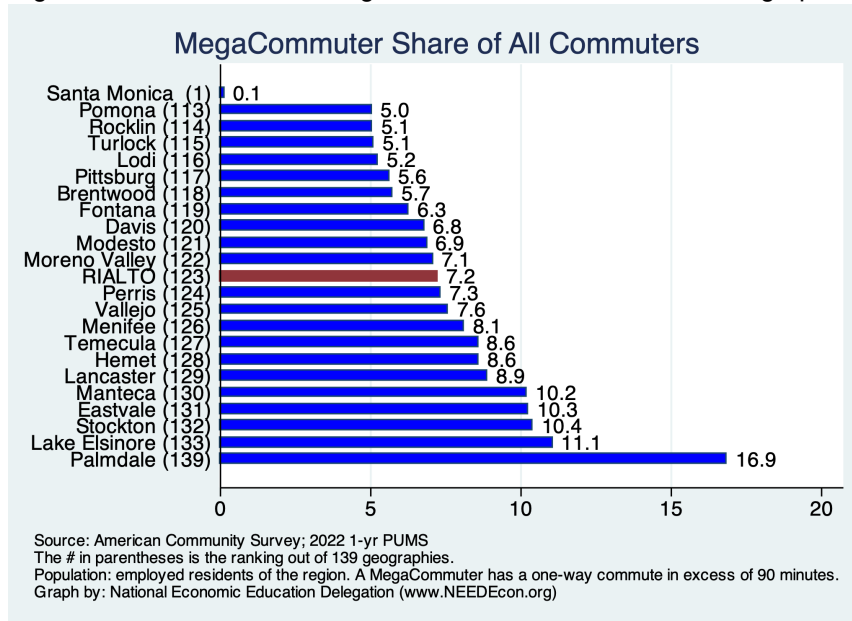


Figure 81: Rank: Share of MegaCommuters Across Similar Geographies



## 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		Female		All Workers		All of CA (%)
	#	(%)	#	(%)	#	(%)	
Less than 5 minutes	489	1.9	65	0.3	554	1.2	2.1
5 to 9 minutes	803	3.1	1,658	8.3	2,461	5.3	7.8
10 to 14 minutes	2,518	9.6	3,643	18.3	6,161	13.3	12.4
15 to 19 minutes	4,068	15.5	3,397	17.1	7,465	16.2	15.3
20 to 24 minutes	5,133	19.5	3,079	15.5	8,212	17.8	14.8
25 to 29 minutes	1,094	4.2	1,358	6.8	2,452	5.3	6.4
30 to 34 minutes	4,883	18.6	2,214	11.1	7,097	15.4	15.2
35 to 39 minutes	657	2.5	731	3.7	1,388	3.0	2.9
40 to 44 minutes	479	1.8	396	2.0	875	1.9	4.1
45 to 59 minutes	2,476	9.4	1,285	6.5	3,761	8.1	8.2
60 to 89 minutes	2,271	8.6	1,265	6.4	3,536	7.7	7.2
90 or more minutes	1,437	5.5	785	3.9	2,222	4.8	3.6
<b>Total:</b>	<b>26,308</b>	<b>100.0</b>	<b>19,876</b>	<b>100.0</b>	<b>46,184</b>	<b>100.0</b>	

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

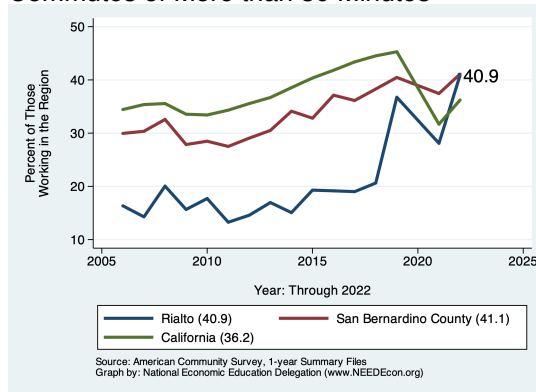


Figure 83: Percent of Local Employees With Commutes of More than 90 Minutes

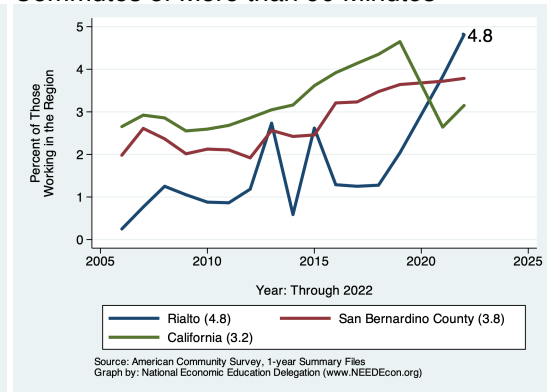
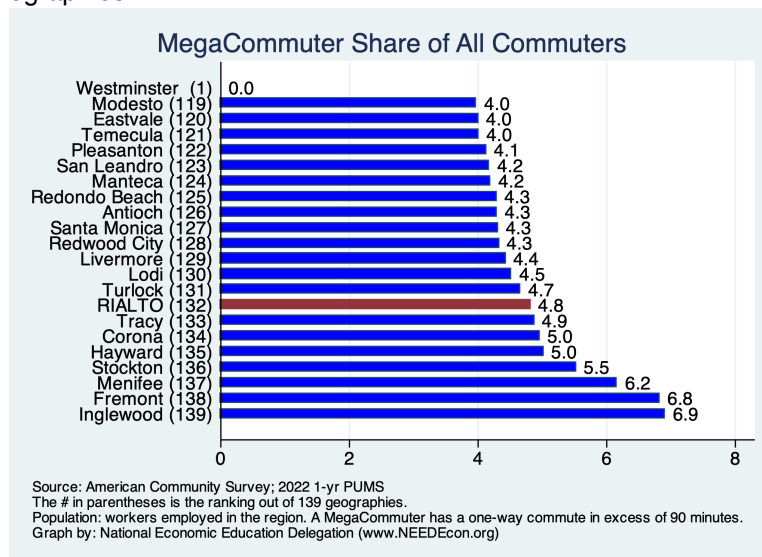


Figure 84: Rank: Share of MegaCommuters Across Similar Geographies



## Place of Work

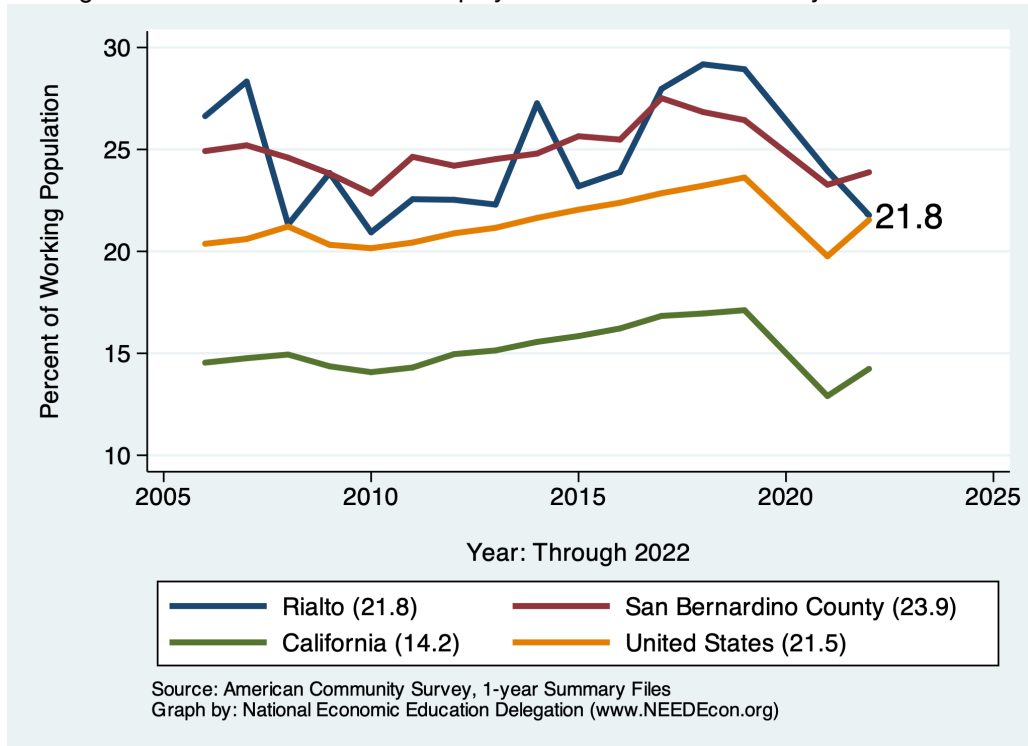
This section provides evidence on where workers living in Rialto work. As evidenced in the first table, some of Rialto’s employed workers work in the City, but many do not. The first table and graph pair provide evidence at the county level while the second provide evidence with regard to working outside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

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

Place of Work	Male		Female		All Workers		All of CA (%)
	#	(%)	#	(%)	#	(%)	
Worked in state of residence:	26,081	95.5	20,544	90.4	46,625	99.4	99.6
Worked in county of residence	19,344	70.8	17,067	75.1	36,411	77.6	85.3
worked outside of county of residence	6,737	24.7	3,477	15.3	10,214	21.8	14.3
Worked outside state of residence	192	0.7	87	0.4	279	0.6	0.4
<b>Total:</b>	26,273	96.2	20,631	90.7	46,904	100.0	

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

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

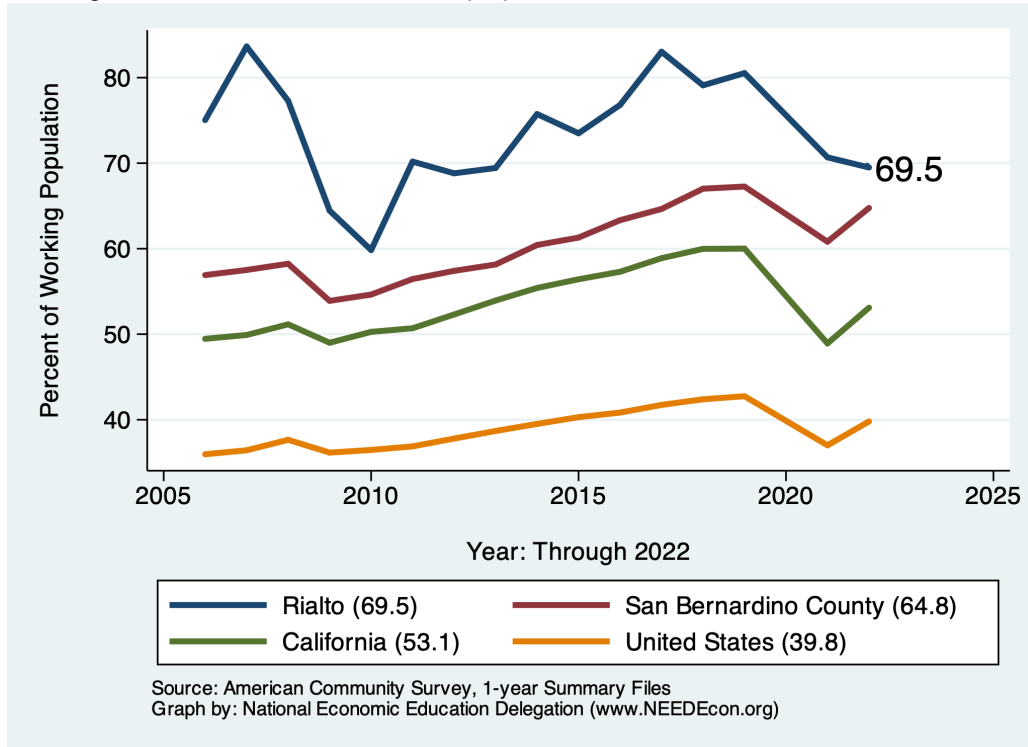


**Table 11. SEX OF WORKERS BY PLACE OF WORK—PLACE LEVEL**

Place of Work	Male		Female		All Workers		All of CA (%)
	#	(%)	#	(%)	#	(%)	
Living in a place:	26,273	96.2	20,631	90.7	46,904	100.0	95.8
Worked in place of residence	7,891	28.9	6,417	28.2	14,308	30.5	42.3
Worked outside place of residence	18,382	67.3	14,214	62.5	32,596	69.5	53.4
Not living in a place	0	0.0	0	0.0	0	0.0	4.2
<b>Total:</b>	26,273	96.2	20,631	90.7	46,904	100.0	

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

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





## Commute Mode by Income

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

	City	California	Ratio	United States	
	Median	Median		Median	Ratio
Car, truck, or van - drove alone	40,110	48,335	114.5	45,677	112.7
Car, truck, or van - carpooled	30,238	35,926	116.1	34,518	112.5
Public transportation (excluding taxicab)	35,910	34,625	143.0	41,443	111.2
Walked	32,238	30,552	145.5	27,247	151.9
Taxicab, motorcycle, bicycle, or other means	32,217	40,631	109.4	36,218	114.2
Worked from home	36,467	79,738	63.1	69,180	67.7
<b>Total:</b>	36,119	49,818	72.5	46,365	77.9

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**

Mode of Transit	< \$25,000		\$25,000-\$74,999		\$75,000+		All		All of CA (%)
	#	(%)	#	(%)	#	(%)	#	(%)	
Car, Truck, or Van: Drove Alone	9,499	50.5	14,315	80.9	5,862	83.7	35,639	78.0	68.4
Car, Truck, or Van: Carpooled	1,517	8.1	1,918	10.8	591	8.4	5,599	12.3	9.5
Public Transportation (excl Taxi)	208	1.1	304	1.7	67	1.0	621	1.4	3.6
Walked	249	1.3	131	0.7	17	0.2	450	1.0	2.4
Taxicab, Motorcycle, or other	143	0.8	83	0.5	52	0.7	424	0.9	2.4
Worked at Home	1,001	5.3	939	5.3	414	5.9	2,943	6.4	13.6
<b>Total:</b>	12,617	67.1	17,690		7,003		45,676		100.0

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

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

Mode of Transit	< \$25,000		\$25,000-\$74,999		\$75,000+		All		All of CA (%)
	#	(%)	#	(%)	#	(%)	#	(%)	
Car, Truck, or Van: Drove Alone	8,187	64.7	10,897	79.8	5,002	82.6	29,153	77.2	68.5
Car, Truck, or Van: Carpooled	1,562	12.3	1,157	8.5	516	8.5	3,986	10.6	9.5
Public Transportation (excl Taxi)	146	1.2	161	1.2	10	0.2	331	0.9	3.6
Walked	437	3.5	106	0.8	56	0.9	649	1.7	2.4
Taxicab, Motorcycle, or other	82	0.6	393	2.9	57	0.9	705	1.9	2.4
Worked at Home	1,001	7.9	939	6.9	414	6.8	2,943	7.8	13.6
<b>Total:</b>	11,415	90.2	13,653		6,055		37,767		

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	2,006	42.7	1,395	28.9	31,964	75.2	35,365	75.4	65.8
Car, Truck, or Van: Carpooled	93	2.0	434	9.0	5,862	13.8	6,389	13.6	9.8
Public Transportation (excl Taxi)	51	1.1	0	0.0	732	1.7	783	1.7	2.6
Walked	0	0.0	0	0.0	473	1.1	473	1.0	2.1
Taxicab, Motorcycle, or other	0	0.0	0	0.0	626	1.5	626	1.3	2.4
Worked at Home	77	1.6	344	7.1	2,847	6.7	3,268	7.0	17.2
<b>Total:</b>	<b>2,227</b>	<b>47.4</b>	<b>2,173</b>	<b>45.0</b>	<b>42,504</b>		<b>46,904</b>		

Source: 2022 1-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	1,792	56.2	1,705	48.5	25,647	77.5	29,144	73.2	68.7
Car, Truck, or Van: Carpooled	248	7.8	264	7.5	3,474	10.5	3,986	10.0	9.5
Public Transportation (excl Taxi)	34	1.1	0	0.0	297	0.9	331	0.8	3.6
Walked	150	4.7	92	2.6	402	1.2	644	1.6	2.1
Taxicab, Motorcycle, or other	49	1.5	10	0.3	646	2.0	705	1.8	2.4
Worked at Home	126	4.0	280	8.0	2,537	7.7	2,943	7.4	13.6
<b>Total:</b>	<b>2,399</b>	<b>75.3</b>	<b>2,351</b>	<b>66.8</b>	<b>33,003</b>	<b>99.7</b>	<b>37,753</b>	<b>94.8</b>	

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 Rialto is a net recipient (migration inflows) or donor (mi-

gration 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

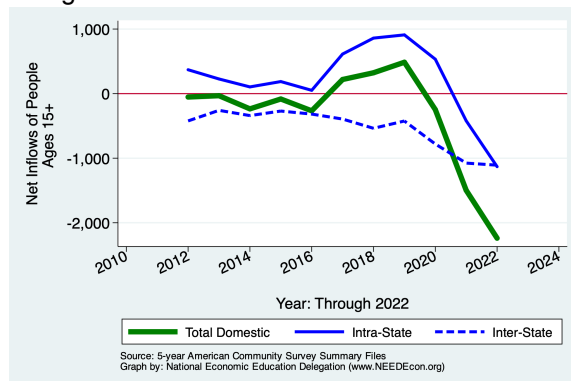


Table 17: Migration by Income

Category	Population	Net Inflows				
		All Migration	Same State		Across States	From Abroad
			W/in County	Between Counties		
No income	16,959	-303	-291	178	-209	19
With income	63,993	-1,765	-1,042	24	-899	152
\$1 to \$9,999 or loss	8,561	-9	61	-20	-115	65
\$10,000 to \$14,999	6,095	22	22	32	-32	0
\$15,000 to \$24,999	10,049	-444	-357	-1	-141	55
\$25,000 to \$34,999	10,130	-288	-117	-19	-159	7
\$35,000 to \$49,999	10,858	-573	-542	109	-146	6
\$50,000 to \$64,999	6,672	-166	-202	97	-61	0
\$65,000 to \$74,999	3,251	-138	-36	-72	-30	0
\$75,000 or more	8,377	-169	129	-102	-215	19
<b>All:</b>	80,952	-2,068	-1,333	202	-1,108	171

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

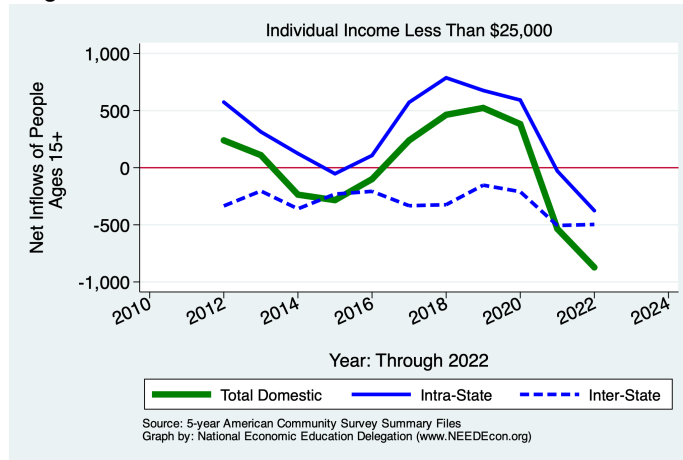


Figure 89: Overall Movements of Middle Income Residents

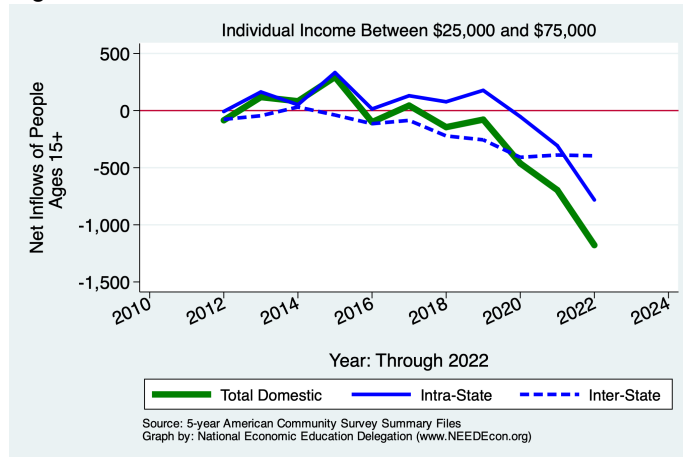
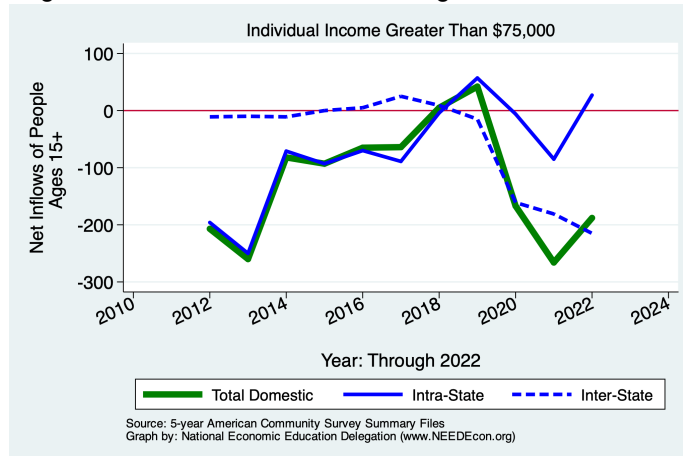


Figure 90: Overall Movements of High Income Residents



## Demographics of Migration Flows

**Table 18: Migration by Marital Status**

Category	Population	Net Inflows				
		All Migration	Same State		Across States	From Abroad
			W/in County	Between Counties		
Never married	35,243	-1,111	-876	147	-453	71
Now married, except separated	34,594	-541	-251	139	-497	68
Divorced	5,859	-255	-126	-38	-91	0
Separated	2,042	-82	-51	-16	-15	0
Widowed	3,214	-79	-29	-30	-52	32
<b>Total:</b>	80,952	-2,068	-1,333	202	-1,108	171

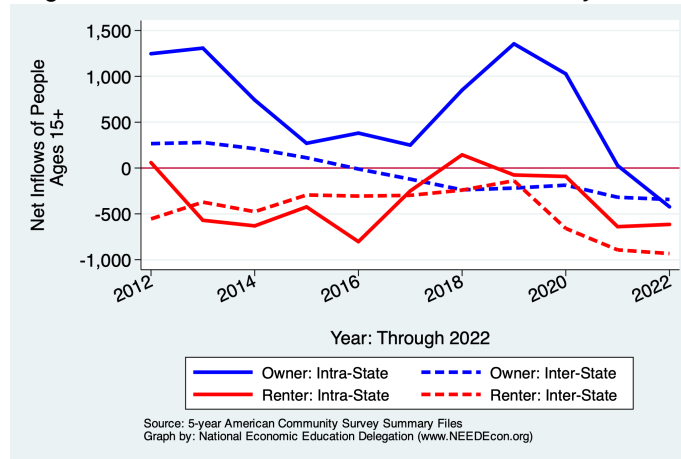
Source: 2022 5-year American Community Survey, Summary File

**Table 19: Migration by Tenure**

Category	Population	Net Inflows				
		All Migration	Same State		Across States	From Abroad
			W/in County	Between Counties		
Householder lived in owner-occupied housing units	66,188	-683	-930	507	-343	83
Householder lived in renter-occupied housing units	36,015	-1,454	-692	77	-933	94
<b>Total:</b>	102,203	-2,137	-1,622	584	-1,276	177

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

**Figure 91: Domestic Movements of Residents by Tenure**



**Table 20: Migration by Age**

Category	Population	Net Inflows					From Abroad
		All Migration	Same State			Across States	
			W/in County	Between Counties	Between Counties		
1 to 4 years	5,483	-243	-167	-48	-28	0	
5 to 17 years	21,550	-150	-242	219	-152	25	
18 and 19 years	3,442	-64	-49	-2	-36	23	
20 to 24 years	9,150	-513	-245	92	-360	0	
25 to 29 years	9,502	-22	-52	198	-201	33	
30 to 34 years	7,133	-774	-694	-25	-71	16	
35 to 39 years	7,675	114	18	85	11	0	
40 to 44 years	6,600	-203	-116	-87	0	0	
45 to 49 years	5,978	-219	-87	-31	-124	23	
50 to 54 years	6,140	-179	-81	-17	-100	19	
55 to 59 years	5,491	-129	-46	-16	-67	0	
60 to 64 years	4,533	-39	-25	37	-57	6	
65 to 69 years	3,801	-6	38	21	-68	3	
70 to 74 years	2,577	-1	47	-32	-16	0	
75 years and over	3,823	-42	-39	-31	-1	29	
<b>Total Population:</b>	102,878	-2,470	-1,740	363	-1,270	177	

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

**Table 21: Migration by Educational Attainment**

Category	Population	Net Inflows					From Abroad
		All Migration	Same State			Across States	
			W/in County	Between Counties	Between Counties		
Less than high school graduate	15,979	189	95	122	-93	65	
High school graduate (includes equiv)	21,735	-538	-376	-4	-193	35	
Some college or assoc. degree	17,788	-1,098	-694	-70	-334	0	
Bachelor's degree	5,554	-37	-104	81	-14	0	
Graduate or professional degree	2,197	-16	42	-27	-60	29	
<b>Total:</b>	63,253	-1,500	-1,037	102	-694	129	

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	31,310	31,310
Moved Within Same County	30,106	32,225
Moved to Different County, Same State	23,946	29,250
Moved Between States	118,239	13,480
<b>Total Population:</b>	31,216	31,266

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	35.2	35.2
Moved Within Same County	24.7	29.0
Moved to Different County, Same State	26.2	26.9
Moved Between States	57.3	68.1
<b>Total Population:</b>	34.2	34.5

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 released in January.

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

U.S. Census Bureau. Building Permits Data, updated annually in February. <https://www.census.gov/construction/bps/current.html>

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