

# Summary Update to the Detroit Economic Outlook for 2020–2025

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University Economic Analysis Partnership



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Department of Economics

## The Detroit Economic Outlook Update for 2020–2025

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The COVID-19 recession will have a deep and long-lasting impact on the city of Detroit, where payroll employment will not recover to its 2019 level until 2022. We estimate that payroll employment in the city declined by 7.8 percent in calendar 2020, while employment among Detroit residents declined even further, by 10.9 percent. The larger estimated job losses among Detroit residents reflect the different composition of the jobs held by people who live in Detroit compared to those who work in Detroit but may live elsewhere. Detroit residents tend to work in industries and occupations that were harder hit by and have been slower to recover from the COVID-19 pandemic. Accordingly, we estimate that the city's unemployment rate rose from 8.8 percent in 2019 to an average of 20.0 percent in 2020.

We forecast the city's payroll job count will rebound by 5.3 percent in 2021 and 3.4 percent in 2022 before decelerating to a more moderate pace of growth. Household employment growth among city residents follows a similar pattern in our forecast, but because of the larger job losses in 2020, it takes until 2023 for employment among Detroit residents to return to 2019 levels. We forecast that the city's unemployment rate will fall to 14.3 percent in 2021 and 12.2 percent in 2022, with continued improvements in 2023 and 2024. We expect that the city's unemployment rate will return to the 2019 average level of 8.8 percent in 2025.

Although our forecast points to an enduring impact of the pandemic on Detroit's economy, we project a stronger recovery for the city than for the state overall. One reason for our expectation of a

relatively strong bounce back in the city's economy is that many long-term projects in the city remain underway. Those projects include Bedrock's redevelopment plans for the former Hudson's site and other locations in the city, Ford's redevelopment plan for Michigan Central Station, Stellantis' conversion of its Mack Avenue Engine Complex and retooling of its Jefferson North Assembly Plant, the development of Amazon's distribution center at the Michigan State Fairgrounds, and construction of the Gordie Howe International Bridge.

The current economic outlook remains extremely uncertain. Going forward, we expect the major drivers of the economic recovery to be the individual responses to the course of the COVID-19 pandemic, corresponding changes in government restrictions on economic activity, and the federal macroeconomic policy response.

This forecast uses a measure of payroll employment in the city of Detroit produced for the City of Detroit University Economic Analysis Partnership by the Michigan Department of Technology, Management, and Budget's (DTMB's) Bureau of Labor Market Information and Strategic Initiatives (LMISI). This data provides a clearer picture of Detroit's economy than was previously available, and we are excited to use these numbers to drive a better understanding of Detroit's economy.

The new data illustrates the contrast between the economy as experienced by people who work at business and government establishments physically located in the city of Detroit, and the economy as experienced by the city's residents, who may work in or outside the city. Specifically, there is a very large difference in the average wage of people who work in the city in comparison with the average wage of people who live in the city. In 2019, the average nominal wage at business and government establishments in Detroit was \$66,803, while the average wage earned by city residents was barely half that amount, \$35,048. There are many reasons for that gap, including data measurement differences.<sup>1</sup>

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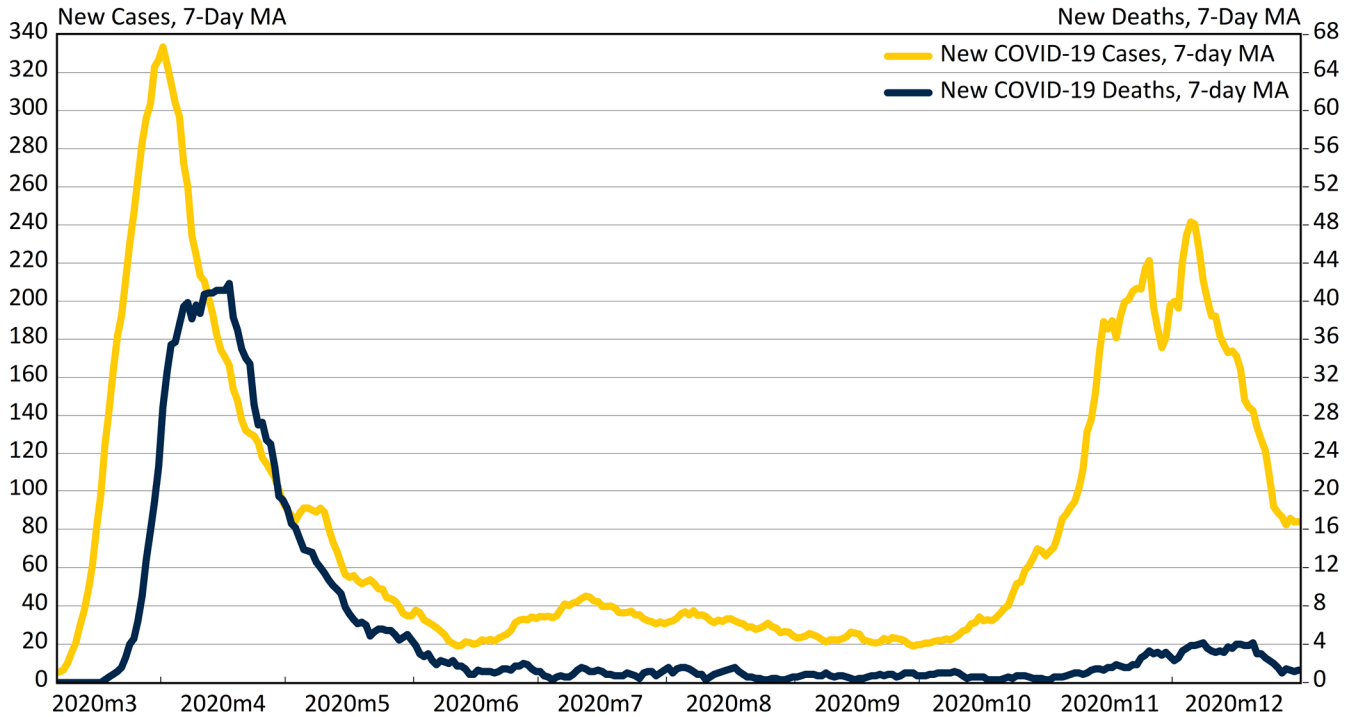
<sup>1</sup> The employment and wage statistics for Detroit residents are calculated from the American Community Survey (ACS) and include self-employment, whereas the employment and wage statistics for payroll jobs located in Detroit are derived from employer filings to the state's unemployment insurance system. The same source data is used to construct the Bureau of Labor Statistics' Quarterly Census of Employment and Wages (QCEW) data, which is not published at the city level.

Much of the difference, however, reflects a gap between the educational attainment of residents of the city and its suburbs. In 2019, only 16.9 percent of the city's residents aged 25 or older had a bachelor's degree or more, compared to 35.1 percent in the rest of the Detroit Metropolitan area.

Our hope is that the University Economic Analysis Partnership will both contribute to a better understanding of where Detroit's economy is headed and serve as a resource for Detroit's policymakers as they help to chart a course for the city's economic growth.

Below, we present and comment on several key charts summarizing the forecast.

## Number of New Confirmed Cases of COVID-19 in the City of Detroit



- December 2020 was marked by the emergence of a second peak in the 7-day average of new daily cases. The city's second wave, which peaked at a moving average of 242 new daily cases, was less severe than the first wave, which peaked at 333 cases.

- Testing intensity more than doubled and the percentage of positive tests fell from 60 percent to 9.9 percent from the first to the second peak.

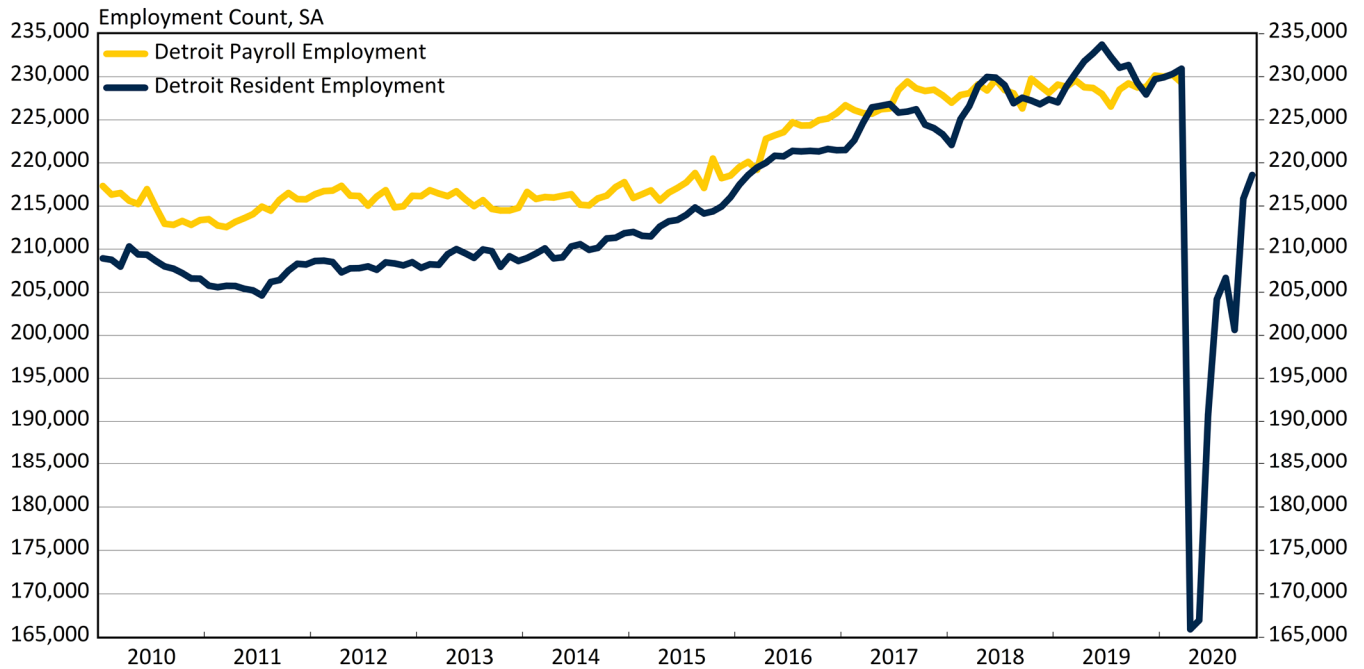
- Second wave fatalities have remained well below their rate in the first wave.

- Confirmed fatalities from COVID-19 in Detroit came to 1,757 total deaths as of mid-January, 2021.

Nursing home residents accounted for 22 percent of confirmed COVID-19 deaths.<sup>2</sup>

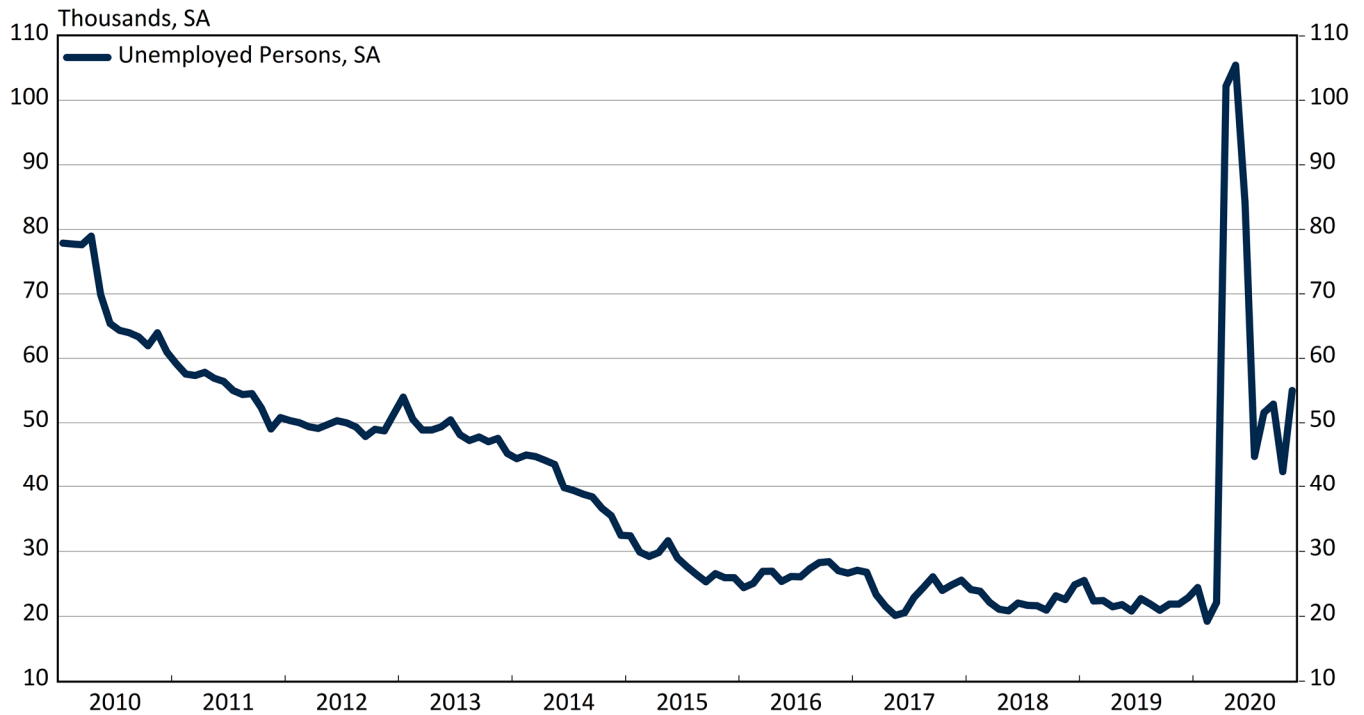
<sup>2</sup><https://detroitmi.gov/departments/detroit-health-department/programs-and-services/communicable-disease/coronavirus-covid-19>

## Seasonally Adjusted Monthly Employment Count, City of Detroit



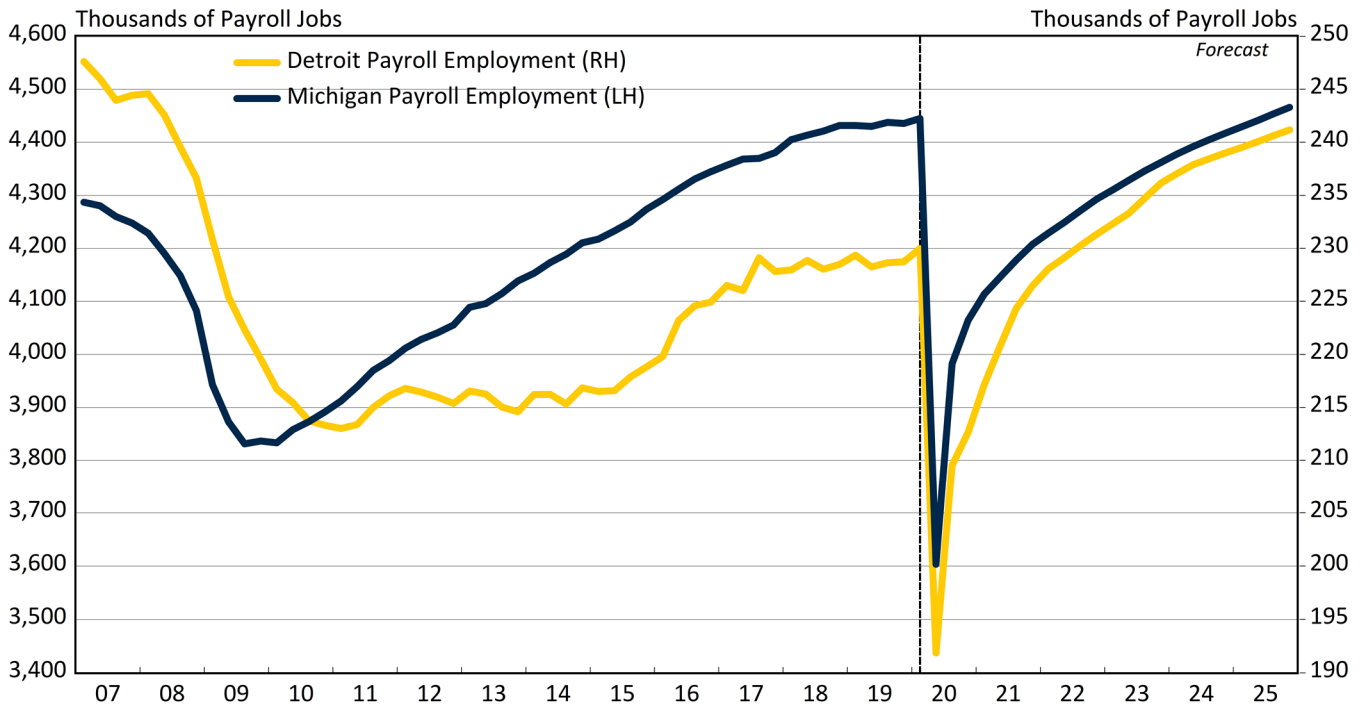
- The payroll employment data provided to us by the DTMB currently ends in 2020q1. It therefore captures only the very beginning of the pandemic and recession.
- Employment among Detroit residents plummeted from more than 230,000 just before the pandemic to approximately 165,000 individuals in April and May 2020. Resident employment began to recover in June and reached 217,000 by November—an increase of 31 percent since May.
- The methodology used to estimate Detroit resident employment largely relies on historical relationships between employment in the city and Wayne County, which may be less reliable under the current circumstances.

## Seasonally Adjusted Monthly Unemployment Count, City of Detroit



- Between February and May 2020, the number of unemployed Detroiters exploded by about 86,000 people.
- The unemployment count in Detroit fell at an equally unprecedented rate from May to November 2020 declining by almost 50,000 unemployed persons. Detroit's unemployment rate fell from 39 percent to 20 percent in that same time.
- As we noted regarding the estimate of employment among Detroit residents, the estimate of unemployment among Detroit residents also uses methodology that largely relies on historical relationships between employment in the city and Wayne County, which may be less reliable under the current circumstances.

## Quarterly Average Payroll Employment, City of Detroit and Michigan

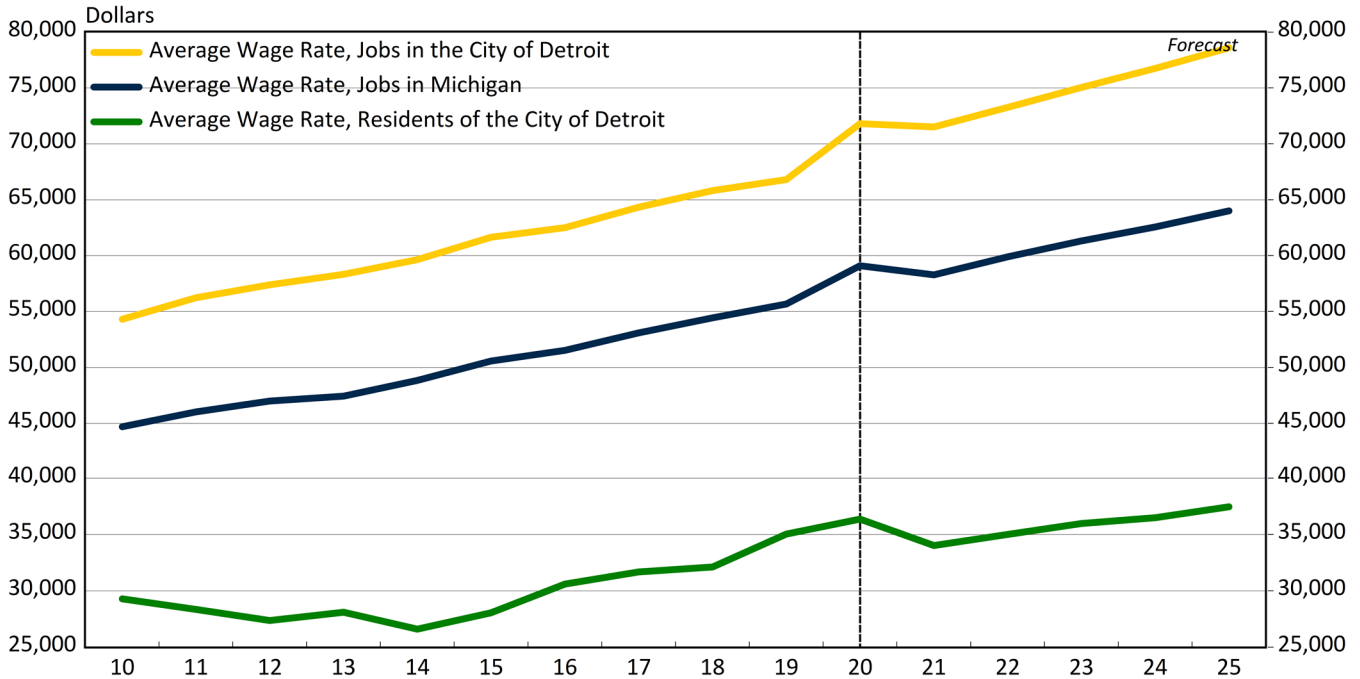


- We estimate that the COVID-19 pandemic reduced Detroit's payroll employment count by 17,700 jobs in 2020. We currently believe that every sector contracted in 2020, with the exception of four industries: unclassified, mining activities, public administration, and administrative support and waste management. The four hardest-hit sectors, which accounted for approximately 85 percent of the total job losses in 2020, were leisure and hospitality, education and health services, manufacturing, and construction.

- We forecast that payroll employment in Detroit will recover to its 2019 level by 2022, with gains of 11,200 jobs in 2021 and 7,500 jobs in 2022. The recovery we are forecasting for the city is much quicker than what we project for the state of Michigan overall, where we do not expect a full recovery until 2025. We expect Detroit to gain payroll jobs each year from 2021 to 2025. Following the job gains we expect over the next two years, we project that the city will add 4,400 jobs in 2023, 4,000 jobs in 2024, and 2,200 jobs in 2025.



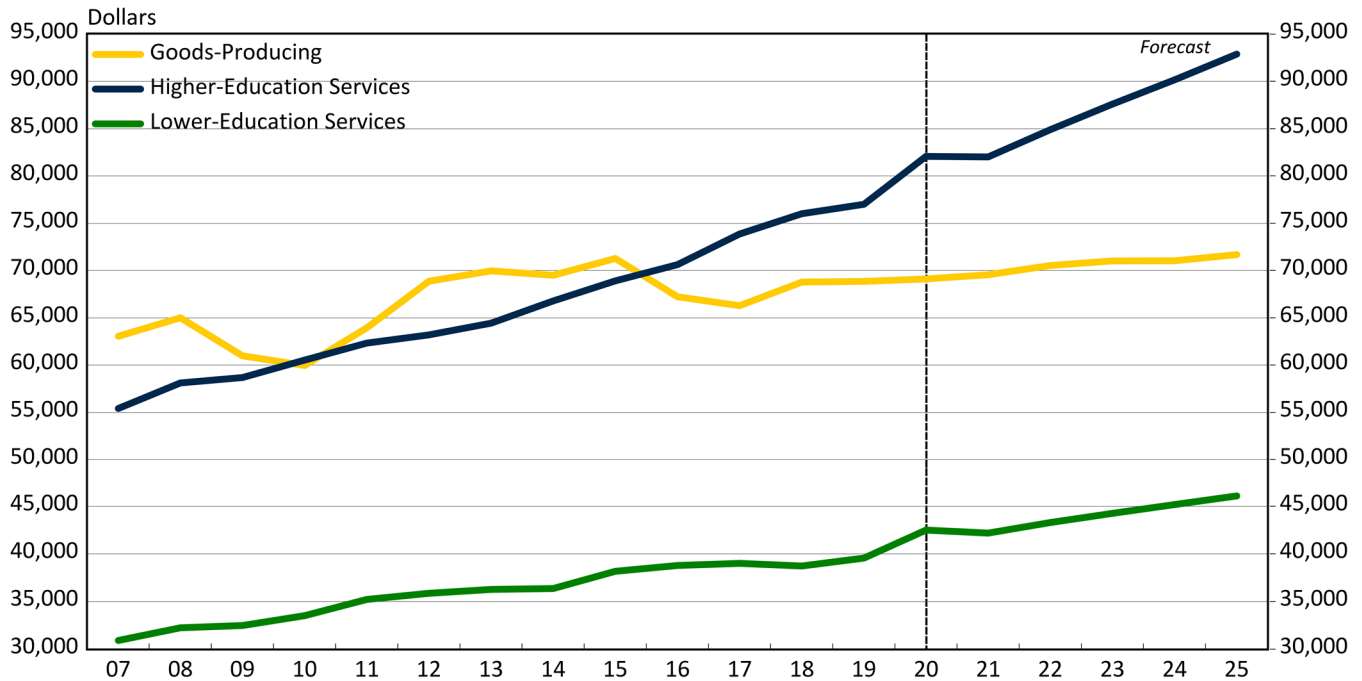
## Annual Wage and Salary Income per Worker, City of Detroit and Michigan



- Wage and salary income per payroll job in Detroit establishments averaged \$66,800 in 2019, whereas wage and salary income per employed resident of Detroit averaged only \$35,000 in 2019. We estimate that average wages increased in 2020, largely reflecting the pandemic's disproportionate impact on lower-wage employment. As lower-wage workers return to work, we expect average wages to decline in 2021. We project that the annual wage per payroll job in the city will decrease by 0.4 percent in 2021, but it will decrease by a substantially larger amount, 6.5 percent, for employed residents of the city.

- We anticipate that wage growth will then begin to normalize as the labor market recovers from the pandemic. We project annual average wages per payroll job in Detroit to increase by an average of 2.4 percent per year during 2022–25, and we expect that annual wages of employed residents of Detroit to increase at a similar rate. Our forecast translates to an increase of \$7,100 from 2021 to 2025 in average annual wages at Detroit payroll jobs, with average annual wages reaching \$78,600 by the end of our forecast period. The corresponding increase in average annual wages for employed residents of Detroit in our forecast is \$3,500, bringing the average annual wage per employed city resident to \$37,500 by 2025.

## Annual Wage and Salary Income per Payroll Job by Industry Groupings, City of Detroit

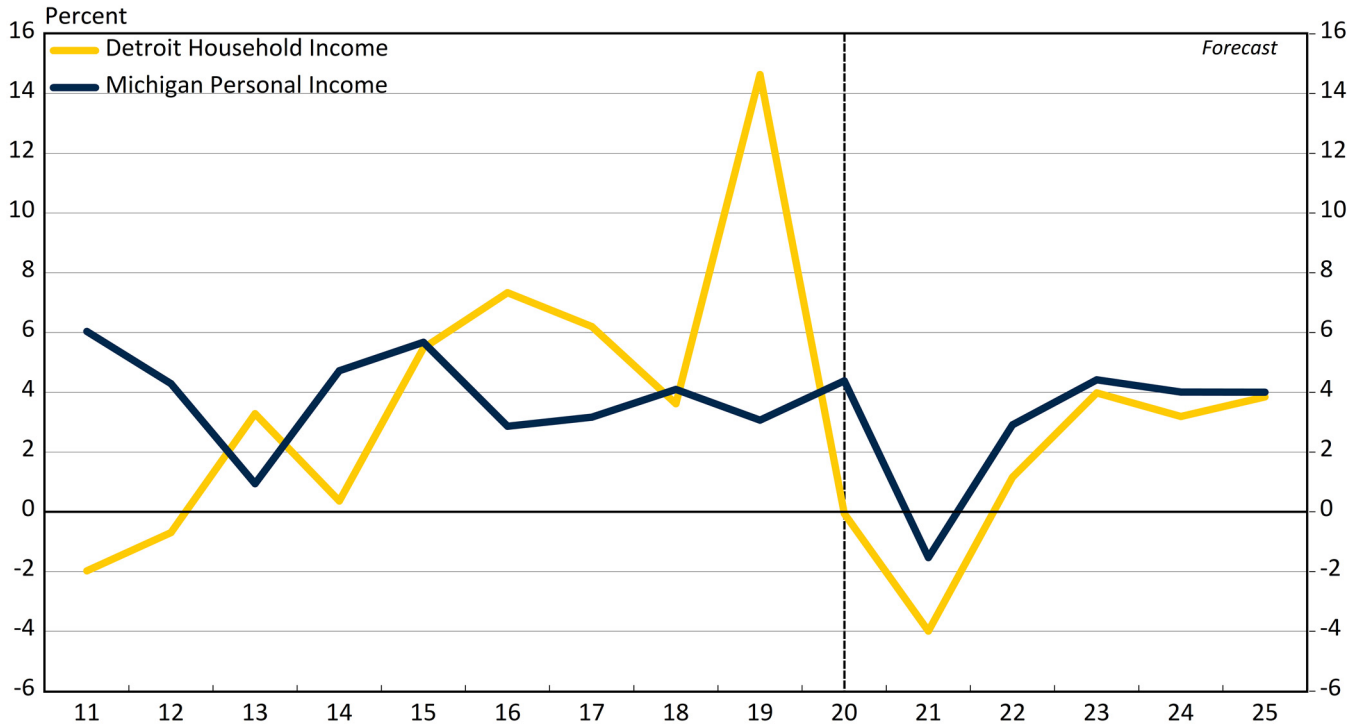


- This chart divides Detroit’s industries into three categories: goods-producing, higher-education attainment services, and lower-education attainment services. We estimate that annual wage and salary income in the goods-producing category averaged \$69,100 in 2020. We forecast an average increase of 0.7 percent per year during 2021–25 for average wages in this category, which would fall short of our forecast for average inflation.

- Although annual wage and salary income in lower-education service industries is approximately half the level in goods-producing industries, it has grown more quickly, averaging 2.5 percent growth per year since 2007. We expect the average wage in goods-producing industries to decline by 0.7 percent in 2021, but growth returns to an average pace of 2.3 percent per year during 2022–25.

- Annual wages in the higher-education services industries boast a high level and moderate growth going forward. We expect a modest decline of 0.1 percent in this category’s average wages in 2021, as lower-paid workers within this category return to work. We expect strong growth over the remainder of the forecast, averaging 3.2 percent growth per year from 2022–25.

## Annual Income Growth, City of Detroit and Michigan



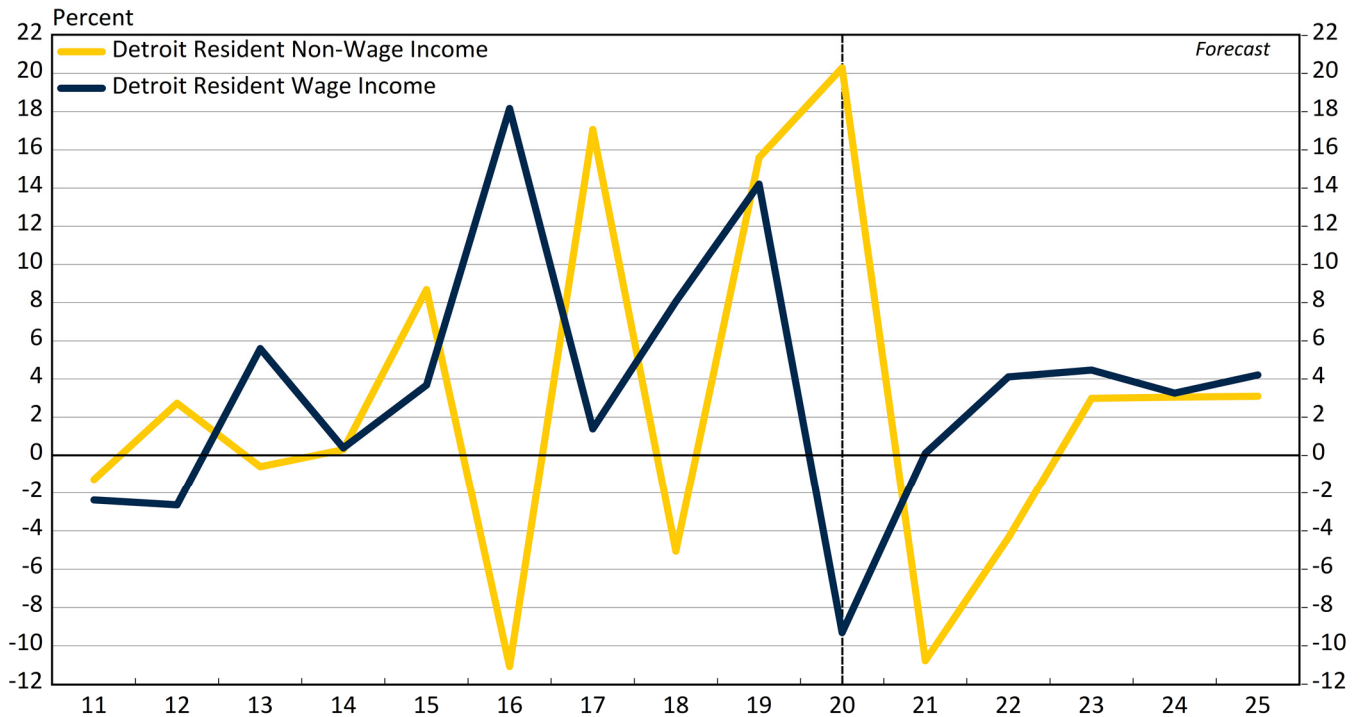
- This figure charts the annual growth of two series, household income for the city of Detroit and personal income for the state of Michigan.<sup>3</sup> The most recent data for Detroit household incomes are for 2019, while Michigan personal income data are available through October 2020.

- While the household income data for Detroit can be noisy, the jump in 2019 was very impressive. Strong wage growth led to a 14.6 percent increase in the total household income.

- We estimate that the pandemic led to a dramatic shift in the composition of household income in Detroit in 2020, as a large decline in market incomes was offset by generous federal support. We estimate that the overall level of household income in the city stayed roughly flat with the 2019 level in 2020. With diminishing federal income support in 2021, we expect a 4.0 percent decline in total household income. We project household growth to resume in 2022–25, but to lag the pace of recovery in the state.

<sup>3</sup> Detroit household income data come from the American Community Survey, while the Michigan personal income data come from the Bureau of Economic Analysis.

## Detroit Annual Wage and Non-Wage Income Growth

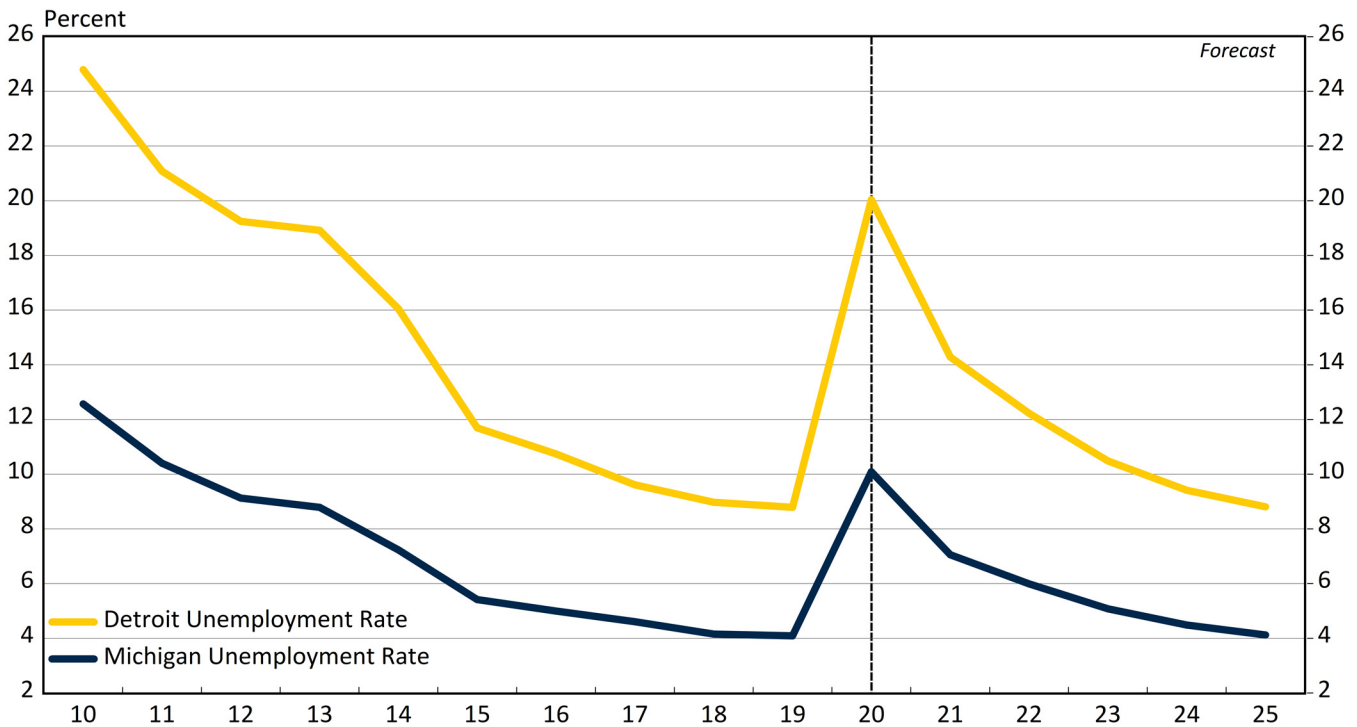


- This figure shows the wage and non-wage components of Detroit household income as reported in the ACS. That data can be noisy, but the 14.2 percent increase in 2019 wage income was nonetheless a welcome development. Non-wage income also grew strongly, reflecting jumps in retirement income as well as interest, dividend, and net rental income.

- We estimate that wage income for Detroit residents shrank by 9.3 percent in 2020. On the other hand, we judge that non-wage income ballooned by 20.3 percent, reflecting federal income support from rebate checks, expanded unemployment benefits eligibility, and a boost to unemployment benefits. It is unclear whether ACS respondents will report their rebate checks as income; however, in order to reflect economic reality we have included the checks in the forecast.

- For calendar 2021, wage income is projected to stay flat, reflecting lingering damage from the pandemic. In 2022–25, wage income growth returns, forecast to hover around the 4.0 percent mark per year. Non-wage income shrinks in 2021–22, reflecting waning federal income support, but growth returns in 2023–25, averaging about 3.0 percent per year.

## Annual Unemployment Rates, City of Detroit and Michigan



- We project Detroit’s unemployment rate to average 20.0 percent in calendar year 2020, roughly double our projection for the state unemployment rate.
- Detroit’s unemployment rate continues its decline from its pandemic-era highs in 2021–25. We project it to average 14.3 percent in 2021 and to decline at a slowing rate from there, running at roughly double the rate we project for Michigan overall.
- Unprecedented federal income support cushions the blow to the Detroit economy. As a result, we expect less economic pain than what followed the Great Recession. Detroit’s unemployment rate is projected to return to its 2014–15 average in 2021, and to decline to its pre-pandemic level, 8.8 percent, by 2025.

**Table 1**  
City of Detroit Resident Income  
Millions of Nominal Dollars (Annual Percent Changes in Parentheses)  
Calendar Years

	Actual			Forecast					
	2017	2018	2019	2020	2021	2022	2023	2024	2025
Total Resident Income	11,209	11,615	13,315	13,307	12,776	12,924	13,438	13,867	14,400
	(6.2)	(3.6)	(14.6)	(-0.1)	(-4.0)	(1.2)	(4.0)	(3.2)	(3.8)
Wage and Salary Income	7,418	8,016	9,154	8,302	8,311	8,652	9,039	9,334	9,727
	(1.4)	(8.1)	(14.2)	(-9.3)	(0.1)	(4.1)	(4.5)	(3.3)	(4.2)
Transfer Income	1,803	1,769	1,771	1,853	1,893	1,927	1,964	2,002	2,042
	(7.3)	(-1.9)	(0.1)	(4.6)	(2.1)	(1.8)	(1.9)	(2.0)	(2.0)
Other Income	1,988	1,830	2,389	3,152	2,573	2,344	2,435	2,531	2,631
	(27.6)	(-7.9)	(30.6)	(31.9)	(-18.4)	(-8.9)	(3.9)	(3.9)	(4.0)
ADDENDA:									
Household Employment (ACS, Persons)	234,102	249,478	261,192	228,228	244,248	247,058	251,242	255,659	259,556
	(-2.1)	(6.6)	(4.7)	(-12.6)	(7.0)	(1.2)	(1.7)	(1.8)	(1.5)
Average Household Wage (ACS, Dollars)	31,688	32,130	35,048	36,375	34,026	35,022	35,978	36,509	37,476
	(3.5)	(1.4)	(9.1)	(3.8)	(-6.5)	(2.9)	(2.7)	(1.5)	(2.6)
Total Resident Income in 2019\$	11,634	11,775	13,315	13,166	12,359	12,275	12,520	12,643	12,826
	(4.0)	(1.2)	(13.1)	(-1.1)	(-6.1)	(-0.7)	(2.0)	(1.0)	(1.5)
CPI, Detroit (1982–84=100)	226.9	232.3	235.5	238.0	243.4	247.9	252.7	258.3	264.4
	(2.1)	(2.4)	(1.4)	(1.1)	(2.3)	(1.8)	(2.0)	(2.2)	(2.4)

**Table 2**  
City of Detroit Resident Income  
Millions of Nominal Dollars (Annual Percent Changes in Parentheses)  
Interpolated Fiscal Years (July 1–June 30)

	Actual			Forecast					
	2017	2018	2019	2020	2021	2022	2023	2024	2025
Total Resident Income	10,902	11,347	12,491	13,450	13,032	12,784	13,163	13,651	14,120
	(7.0)	(4.1)	(10.1)	(7.7)	(-3.1)	(-1.9)	(3.0)	(3.7)	(3.4)
Wage and Salary Income	7,400	7,652	8,676	8,799	8,232	8,458	8,849	9,186	9,518
	(9.4)	(3.4)	(13.4)	(1.4)	(-6.4)	(2.7)	(4.6)	(3.8)	(3.6)
Transfer Income	1,741	1,793	1,763	1,810	1,876	1,910	1,945	1,983	2,022
	(2.5)	(3.0)	(-1.7)	(2.7)	(3.7)	(1.8)	(1.8)	(1.9)	(2.0)
Other Income	1,760	1,901	2,052	2,842	2,924	2,416	2,369	2,482	2,580
	(2.0)	(8.0)	(8.0)	(38.5)	(2.9)	(-17.4)	(-2.0)	(4.8)	(3.9)
ADDENDA:									
Household Employment (ACS, Persons)	236,752	240,750	258,356	244,441	234,002	246,392	249,049	253,468	257,672
	(3.0)	(1.7)	(7.3)	(-5.4)	(-4.3)	(5.3)	(1.1)	(1.8)	(1.7)
Average Household Wage (ACS, Dollars)	31,258	31,785	33,580	35,995	35,178	34,327	35,530	36,242	36,939
	(6.3)	(1.7)	(5.6)	(7.2)	(-2.3)	(-2.4)	(3.5)	(2.0)	(1.9)
Total Resident Income in 2019\$	11,437	11,636	12,563	13,387	12,758	12,251	12,384	12,585	12,727
	(5.0)	(1.7)	(8.0)	(6.6)	(-4.7)	(-4.0)	(1.1)	(1.6)	(1.1)
CPI, Detroit (1982–84=100)	224.7	229.8	233.2	236.6	241.3	245.7	250.2	255.4	261.2
	(2.1)	(2.3)	(1.5)	(1.4)	(2.0)	(1.8)	(1.9)	(2.1)	(2.3)

**Table 3**  
Employment in the City of Detroit  
Number of Jobs  
Calendar Years

	Actual			Forecast					
	2017	2018	2019	2020	2021	2022	2023	2024	2025
TOTAL JOBS* (Number of jobs)	227,360	228,337	228,750	211,195	222,210	229,711	234,138	238,106	240,345
(Annual percentage change)	(1.9)	(0.4)	(0.2)	(-7.7)	(5.2)	(3.4)	(1.9)	(1.7)	(0.9)
<b>GOODS-PRODUCING</b>	28,452	28,846	27,399	23,890	30,346	32,382	33,060	33,505	33,761
Natural resources, and mining	563	578	614	641	657	673	690	707	725
Construction	6,843	6,896	6,358	5,335	5,945	6,294	6,563	6,768	6,922
Manufacturing	21,046	21,372	20,426	17,914	23,744	25,415	25,806	26,030	26,114
<b>SERVICE-PROVIDING</b>	198,908	199,491	201,351	187,305	191,865	197,329	201,078	204,602	206,584
Trade, transportation, and utilities	29,888	29,969	30,795	29,715	30,365	30,757	31,623	32,257	32,485
Retail trade	12,700	12,600	12,764	12,222	12,463	12,451	12,514	12,587	12,622
Trade, transportation, warehousing, and utilities	17,188	17,369	18,031	17,493	17,902	18,307	19,108	19,669	19,863
Information	3,938	3,585	3,253	2,768	2,766	2,736	2,667	2,593	2,503
Financial activities	6,131	6,470	8,895	8,853	8,986	9,186	9,377	9,546	9,697
Professional and business services	33,587	34,158	34,414	33,667	35,041	35,962	36,988	38,597	39,271
Professional, scientific, and technical	13,701	13,488	12,950	12,478	12,598	12,697	12,847	13,424	13,534
Management of companies and enterprises	10,860	11,259	11,538	11,083	11,317	11,627	12,075	12,624	12,842
Administrative support and waste management	9,027	9,411	9,925	10,106	11,126	11,638	12,066	12,549	12,896
Education and health services	71,839	71,185	70,372	67,322	69,127	69,426	69,317	69,180	69,023
Leisure and hospitality	26,812	27,388	26,724	18,150	18,696	22,097	23,681	24,774	25,747
Other services	7,351	7,347	6,919	6,352	6,697	6,749	6,760	6,748	6,718
Public Administration	19,119	19,168	19,727	20,142	19,881	20,125	20,383	20,629	20,863
Unallocated services	241	221	252	336	306	291	283	278	276
<b>ADDENDA:</b>									
Household Employment (BLS)**	224,905	227,316	230,533	205,300	219,469	226,452	231,774	236,787	240,088
(Annual percentage change)	(2.0)	(1.1)	(1.4)	(-10.9)	(6.9)	(3.2)	(2.4)	(2.2)	(1.4)
Unemployment Rate**	9.6	9.0	8.8	20.0	14.3	12.2	10.5	9.4	8.8

\*Actual data through calendar 2020q1

\*\*Actual data through calendar 2020q3



**Table 4**  
**Employment in the City of Detroit**  
**Number of Jobs**  
**Fiscal Years (July 1–June 30)**

	Actual			Forecast					
	2017	2018	2019	2020	2021	2022	2023	2024	2025
TOTAL JOBS* (Number of jobs)	225,510	228,438	228,531	219,995	215,046	227,021	231,814	236,467	239,260
(Annual percentage change)	(2.5)	(1.3)	(0.0)	(-3.7)	(-2.2)	(5.6)	(2.1)	(2.0)	(1.2)
<b>GOODS-PRODUCING</b>	27,868	28,393	28,484	24,862	26,935	31,908	32,750	33,335	33,618
Natural resources, and mining	556	569	589	636	648	665	682	699	716
Construction	6,746	6,863	6,601	5,794	5,623	6,144	6,437	6,673	6,848
Manufacturing	20,565	20,961	21,294	18,432	20,665	25,099	25,631	25,963	26,053
<b>SERVICE-PROVIDING</b>	197,643	200,045	200,046	195,133	188,111	195,113	199,064	203,132	205,643
Trade, transportation, and utilities	29,471	29,881	30,298	30,377	30,025	30,571	31,086	32,057	32,374
Retail trade	12,699	12,618	12,652	12,478	12,423	12,446	12,472	12,558	12,607
Trade, transportation, warehousing, and utilities	16,771	17,262	17,646	17,899	17,603	18,126	18,613	19,500	19,768
Information	4,086	3,891	3,263	3,064	2,739	2,765	2,700	2,633	2,548
Financial activities	6,066	6,389	7,629	8,991	8,847	9,088	9,284	9,465	9,622
Professional and business services	33,747	33,851	34,321	33,962	34,377	35,539	36,313	37,938	38,967
Professional, scientific, and technical	14,623	13,520	13,290	12,666	12,517	12,660	12,704	13,177	13,502
Management of companies and enterprises	10,428	11,062	11,455	11,332	11,138	11,480	11,759	12,448	12,733
Administrative support and waste management	8,695	9,270	9,577	9,964	10,721	11,400	11,849	12,314	12,731
Education and health services	71,618	71,768	70,770	68,735	68,070	69,477	69,377	69,251	69,104
Leisure and hospitality	26,054	27,412	27,089	23,029	17,268	20,646	23,005	24,242	25,268
Other services	7,185	7,487	7,042	6,517	6,636	6,730	6,757	6,757	6,734
Public Administration	19,136	19,131	19,413	20,147	19,831	19,999	20,257	20,508	20,747
Unallocated services	281	235	221	311	319	298	286	280	277
ADDENDA:									
Household Employment (BLS)**	223,065	225,977	229,062	216,366	212,793	223,619	228,959	234,620	238,472
(Annual percentage change)	(2.7)	(1.3)	(1.4)	(-5.5)	(-1.7)	(5.1)	(2.4)	(2.5)	(1.6)
Unemployment Rate**	10.2	9.4	8.9	15.5	16.3	13.2	11.3	9.9	9.1

\*Actual data through calendar 2020q1

\*\*Actual data through calendar 2020q3

**Table 5**  
Average Wage by Industry in the City of Detroit  
Dollars  
Calendar Years

	Actual			Forecast					
	2017	2018	2019	2020	2021	2022	2023	2024	2025
Average Wage* (Dollars)	64,339	65,826	66,803	71,680	71,464	73,267	75,048	76,755	78,599
(Annual percentage change)	(2.9)	(2.3)	(1.5)	(7.3)	(-0.3)	(2.5)	(2.4)	(2.3)	(2.4)
<b>GOODS-PRODUCING</b>	66,583	69,094	69,204	69,591	69,881	70,823	71,282	71,254	71,883
Natural resources, and mining	76,042	79,201	83,973	85,879	88,615	92,286	95,524	99,509	103,651
Construction	80,488	80,585	83,543	84,542	84,028	85,523	86,797	87,877	89,146
Manufacturing	61,809	65,113	64,296	64,555	65,821	66,614	66,687	66,164	66,425
<b>SERVICE-PROVIDING</b>	64,018	65,353	66,476	71,947	71,715	73,668	75,667	77,656	79,696
Trade, transportation, and utilities	53,082	54,804	54,890	54,917	54,445	55,422	56,634	57,690	58,721
Retail trade	27,893	28,446	28,822	30,410	29,592	29,992	30,418	30,811	31,224
Trade, transportation, warehousing, and utilities	71,694	73,925	73,345	72,039	71,747	72,718	73,803	74,892	76,193
Information	82,569	85,272	85,188	100,872	90,643	94,416	97,184	99,296	102,208
Financial activities	78,375	84,912	80,675	89,001	88,427	91,537	94,237	96,483	99,306
Professional and business services	104,585	104,731	107,790	116,218	114,183	121,078	126,457	130,645	136,106
Professional, scientific, and technical	95,643	99,934	101,199	106,879	108,754	111,225	113,578	115,561	117,979
Management of companies and enterprises	158,967	153,232	161,165	178,889	174,086	190,947	201,850	209,568	221,058
Administrative support and waste management	52,733	53,578	54,343	59,016	59,401	62,030	64,715	67,387	70,537
Education and health services	57,457	59,575	61,263	65,251	65,596	66,843	68,513	70,232	71,886
Leisure and hospitality	39,393	37,798	38,069	39,344	39,162	40,111	40,374	40,476	40,401
Other services	40,036	40,798	43,980	48,509	45,478	45,954	46,939	48,034	48,941
Public Administration	70,231	72,028	68,414	71,364	74,313	76,038	77,008	77,983	79,030
Unallocated services	31,606	27,531	31,824	35,278	37,047	39,161	41,527	44,107	46,881

\*Actual data through calendar 2020q1

**Table 6**  
Average Wage by Industry in the City of Detroit  
Dollars  
Fiscal Years (July 1–June 30)

	Actual			Forecast					
	2017	2018	2019	2020	2021	2022	2023	2024	2025
Average Wage* (Dollars)	64,258	64,982	66,160	69,583	71,124	72,399	73,984	76,066	77,624
(Annual percentage change)	(4.4)	(1.1)	(1.8)	(5.2)	(2.2)	(1.8)	(2.2)	(2.8)	(2.0)
<b>GOODS-PRODUCING</b>	67,344	68,073	68,194	70,311	69,626	70,454	70,892	71,410	71,529
Natural resources, and mining	74,086	76,579	82,939	83,890	87,913	90,433	93,883	97,497	101,560
Construction	78,387	79,748	82,742	83,572	84,355	84,783	86,084	87,435	88,463
Manufacturing	63,538	64,019	63,276	65,674	65,045	66,417	66,466	66,588	66,253
<b>SERVICE-PROVIDING</b>	63,823	64,543	65,870	69,491	71,338	72,717	74,492	76,830	78,620
Trade, transportation, and utilities	52,870	53,761	54,848	55,164	54,356	54,938	55,940	57,246	58,184
Retail trade	27,699	28,378	28,409	29,785	29,854	29,757	30,192	30,639	31,003
Trade, transportation, warehousing, and utilities	71,930	72,315	73,805	72,857	71,649	72,228	73,194	74,380	75,520
Information	81,400	84,175	84,711	93,099	94,850	92,532	95,553	98,594	100,549
Financial activities	81,446	82,682	82,148	83,472	89,048	90,054	92,704	95,550	97,813
Professional and business services	100,342	105,544	106,815	114,002	111,480	118,175	123,233	129,069	133,208
Professional, scientific, and technical	95,049	97,772	100,677	104,377	107,243	110,020	112,277	114,687	116,728
Management of companies and enterprises	147,686	158,167	157,969	175,446	166,898	184,219	195,494	206,580	214,978
Administrative support and waste management	52,465	54,085	54,146	56,358	58,855	60,723	63,268	66,105	68,904
Education and health services	57,994	58,173	60,167	63,141	65,740	66,046	67,650	69,426	71,013
Leisure and hospitality	40,239	38,322	37,976	38,728	39,068	39,708	40,291	40,472	40,407
Other services	40,635	39,721	42,666	47,139	46,240	45,490	46,463	47,507	48,451
Public Administration	70,017	70,419	69,691	70,813	72,599	75,426	76,543	77,482	78,497
Unallocated services	34,344	27,737	27,499	35,331	36,110	38,068	40,316	42,792	45,470

\*Actual data through calendar 2020q1