

OCTOBER 2020 (based on September 2020 Starts Stats)

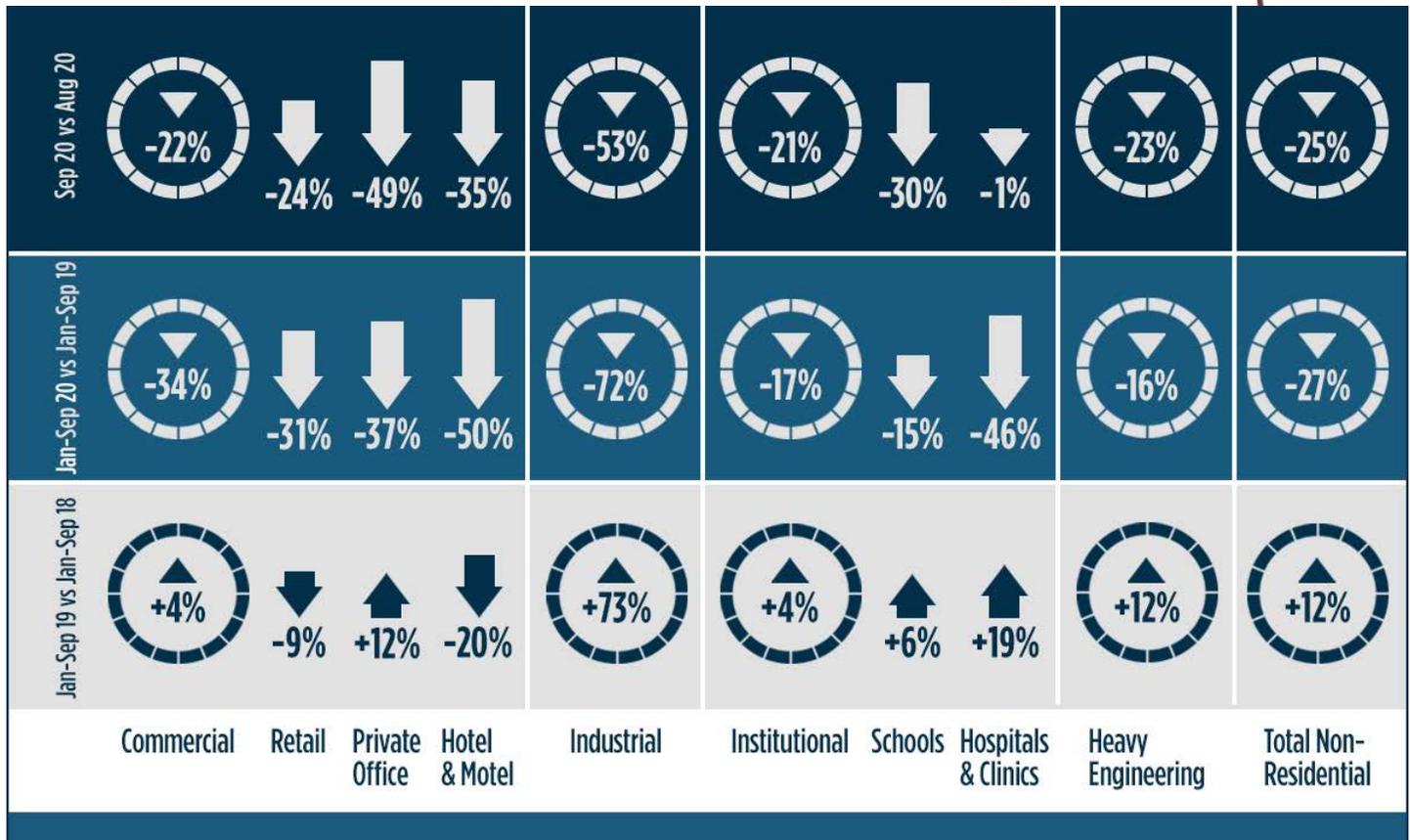
Construction Industry Snapshot

IN THIS ISSUE:

September Nonresidential Construction Starts One Quarter Lower Both M/M & Ytd

ConstructConnect announced today that the latest month's volume of construction starts, excluding residential work, was \$24.3 billion, a drop of one quarter (-24.8%) versus August's figure of \$32.4 billion.

September year to date has pulled back by a bit more than one-quarter (-27.4%). Not to sugar coat the matter, this year's September versus last year's September was -40.1%.



For more information or media inquiries please contact: Paul.Hart@ConstructConnect.com

To subscribe on complimentary basis, visit: www.constructconnect.com/subscribe-constructconnects-economic-reports

3825 Edwards Road, Ste. 800, Cincinnati, OH 45209 P. 1-800-364-2059 www.constructconnect.com/blog

September Nonresidential Construction Starts One Quarter Lower Both M/M & Ytd

September 2020 was Just Plain Weak

ConstructConnect announced today that the latest month's volume of construction starts, excluding residential work, was \$24.3 billion (green shaded box, Table 6, page 8), a drop of one quarter (-24.8%) versus August's figure of \$32.4 billion.

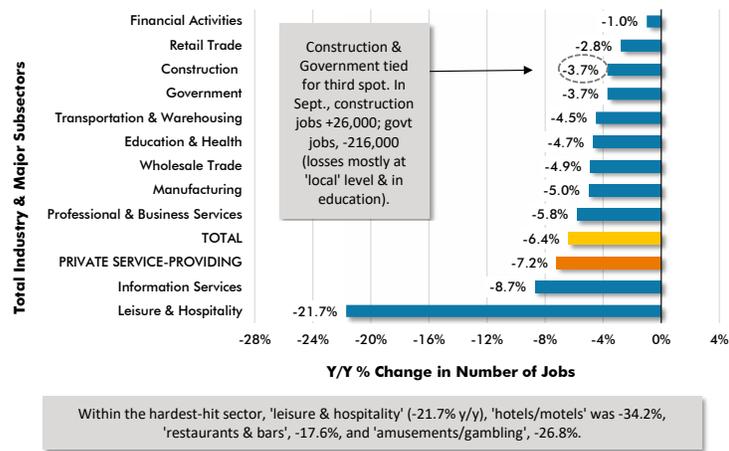
In the latest month, the year-to-date volume of nonresidential starts was also off by about one quarter, -27.4% versus January-to-September of last year.

Reinforcing the story of softness in nonresidential construction starts in this year's September was the contraction of -40.1% compared with September 2019's figure.

Often the monthly year-over-year comparisons as we've proceeded through 2020 have suffered from a relative lack of mega projects (of \$1 billion or more each) versus the wealth of such work that came to the fore last year.

But September of 2019 was not one of those months. It did not feature an outsized array of ultra-large groundbreakings. There's no sugar coating the fact that September 2020's record of nonresidential starts was just plain weak.

GRAPH 1: Y/Y JOBS CHANGE, U.S. TOTAL INDUSTRY & MAJOR SUBSECTORS – SEPTEMBER 2020 (BASED ON SEASONALLY ADJUSTED PAYROLL DATA)



Data source: Payroll Survey, U.S. Bureau of Labor Statistics (Dept of Labor)/Chart: ConstructConnect.

What Happens after Backlogs Depleted?

From Graph 1, construction continues to be among the sectors with the smallest year-over-year declines in employment. At -3.7%, construction is in third spot, tied with government, although it should be

TABLE 1: VALUE OF UNITED STATES NONRESIDENTIAL CONSTRUCTION STARTS — SEPTEMBER 2020 (ConstructConnect®)

	Jan-Sep 2020 (\$ billions)	% Change Jan-Sep 20 vs Jan-Sep 19	% Change Sep 20 vs Sep 19	% Change Sep 20 vs Aug 20
Hotel/Motel	8.165	-50.3%	-77.5%	-35.1%
Retail/Shopping	9.322	-30.5%	-37.9%	-24.1%
Parking Garage	1.435	-42.4%	49.0%	-6.6%
Amusement	4.458	-21.5%	-28.8%	23.4%
Private Office	16.245	-36.8%	-65.1%	-49.4%
Government Office	8.561	-2.7%	90.7%	89.9%
Laboratory	1.465	-19.9%	-87.1%	-68.2%
Warehouse	16.598	-1.9%	-42.8%	-46.2%
Miscellaneous Commercial *	5.697	-66.6%	-83.0%	-21.8%
COMMERCIAL (big subset)	71.945	-33.6%	-52.5%	-22.2%
INDUSTRIAL (Manufacturing)	13.783	-71.5%	52.1%	-53.2%
Religious	1.119	-23.3%	-30.0%	-23.4%
Hospital/Clinic	7.932	-45.7%	-66.7%	-1.1%
Nursing/Assisted Living	4.654	-38.0%	-63.6%	-44.1%
Library/Museum	3.186	7.1%	-69.4%	-30.3%
Fire/Police/Courthouse/Prison	5.335	4.9%	-45.1%	-27.0%
Military	6.547	106.4%	25.7%	74.4%
School/College	52.259	-14.9%	-22.4%	-29.6%
Miscellaneous Medical	5.187	-27.4%	-44.6%	-6.3%
INSTITUTIONAL	86.218	-16.6%	-36.2%	-20.7%
Miscellaneous Non-residential	4.040	-23.3%	-25.0%	-5.3%
NONRESIDENTIAL BUILDING	175.986	-33.7%	-41.2%	-25.9%
Airport	4.903	-13.1%	19.3%	-7.5%
Road/Highway	49.592	-4.6%	-24.0%	-26.5%
Bridge	17.870	-26.6%	-65.8%	-17.9%
Dam/Marine	5.822	-3.9%	-24.0%	-50.5%
Water/Sewage	24.741	5.5%	20.0%	16.2%
Miscellaneous Civil (power, pipelines, etc.)	17.533	-44.7%	-83.7%	-65.4%
HEAVY ENGINEERING (Civil)	120.462	-15.9%	-38.2%	-22.9%
TOTAL NONRESIDENTIAL	296.447	-27.4%	-40.1%	-24.8%

* Includes transportation terminals and sports arenas.

Source: ConstructConnect Research Group/Table: ConstructConnect.

noted that, in September, the number of jobs in U.S. construction rose by +26,000 while in the public sector, they fell by -216,000.

The construction jobs increase was predominantly in residential work. The government jobs decrease was mainly in the educational field, at the local level. Also, there was a federal payroll cutback related to the winding down of the 2020 Census.

The results in Table 2 are concerning, though. The proportion of the February-to-April U.S. total jobs decline that has been recovered since Spring remains below half (47.7%). Construction's 'claw-back' ratio presently sits at 59.6%.

The month-to-month total U.S. jobs increase has decelerated for the past four periods, easing from +4.8 million in June to +661,000 in September. Currently, some states that were speeding ahead with economy re-openings are finding they must backtrack to stiffer 'social gathering' measures, as coronavirus counts shoot upwards again. Unfortunately, predictions that lower infections in the summer would be only a temporary lull are proving true.

For construction, the worry is that jobs in nonresidential work are being sustained by projects initiated last year. The potential for grief will become more exaggerated once contractors have worked through their backlogs.

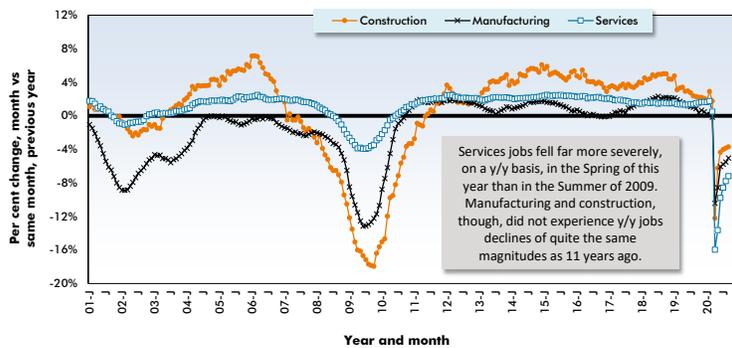
Continued on page 3

TABLE 2: MONITORING THE U.S. EMPLOYMENT RECOVERY — SEPTEMBER 2020

The Big Drop (as originally reported) April 2020 vs Feb 2020 (Feb was the last month unaffected by COVID-19)	Change in Number of Jobs (Millions)				% Change		Jobs Recovery Since April, Millions	Claw Back Ratio
	Sep vs Feb 2020 (Feb was the last month unaffected by COVID-19)	Sep vs Aug 2020 (i.e., vs previous month)	Sep vs Feb 2020 (Feb was the last month unaffected by COVID-19)	Sep vs Aug 2020 (i.e., vs previous month)	Jobs Recovery Since April, Millions	Claw Back Ratio		
	Millions	Millions	Millions	Millions	Millions	Ratio		
-20.500	-13.5%	Grand Total	-10.722	0.661	-7.0%	0.5%	9.778	47.7%
-17.200	-15.9%	Private Services-Providing	-8.638	0.784	-8.0%	0.8%	8.562	49.8%
-1.330	-10.4%	Manufacturing	-0.647	0.066	-5.0%	0.5%	0.683	51.4%
-0.975	-12.8%	Construction	-0.394	0.026	-5.2%	0.4%	0.581	59.6%
-2.107	-13.5%	Retail Trade	-0.483	0.142	-3.1%	0.9%	1.624	77.1%
-0.584	-10.3%	Transportation & Warehouse	-0.304	0.074	-5.4%	1.4%	0.280	47.9%
-0.262	-3.0%	Financial Activities	-0.162	0.037	-1.8%	0.4%	0.100	38.2%
-1.128	-9.9%	Professional & Business	-1.365	0.089	-6.3%	0.4%	0.763	35.9%
-0.254	-8.8%	Information Services	-0.276	0.027	-9.5%	1.0%	-0.022	n/a
-2.544	-10.4%	Education and Health	-1.397	0.040	-5.7%	0.2%	1.147	45.1%
-7.653	-46.8%	Leisure & Hospitality	-3.840	0.318	-22.8%	2.5%	3.813	49.8%
-0.980	-4.3%	Government	-0.942	-0.216	-4.1%	-1.0%	0.038	3.9%

Data source: Bureau of Labor Statistics (BLS).
Table: ConstructConnect.

Continued from page 2

**GRAPH 2: U.S. EMPLOYMENT – % CHANGE Y/Y
BASED ON SEASONALLY ADJUSTED (SA) DATA**

The latest data points are for September, 2020.

Data source: Payroll Survey, Bureau of Labor Statistics (U.S. Department of Labor)/Chart: ConstructConnect.

Graph 2 highlights a unique feature of the 'COVID-19 Collapse'. On a year-over-year jobs-count basis, it's been the 'private services-providing' portion of the economy that has been slammed hardest by the devastation. The services jobs drop this time around (with 'leisure & hospitality' bearing the harshest blows) has been much worse than in the 2008-2009 Global Financial Crisis. Some readers will be surprised to see, however, that neither construction nor manufacturing experienced year-over-year jobs declines this year that were quite as severe as in the GFC.

Major Type-of-Structure Sub-Categories 'Taking it on the Chin'

The -24.8% decline month-over-month (m/m) in September nonresidential starts resulted from drops in engineering (-22.9%), commercial (-22.2%) and institutional (-20.7%) that were closely aligned, at minus one-fifth each, while industrial (-53.2%) pushed harder downwards.

The -40.1% nonresidential construction starts retreat in September 2020 versus September 2019 (y/y) came from big setbacks in commercial (-52.5%), engineering (-38.2%) and institutional (-36.2%) that overwhelmed the pickup in industrial (+52.1%).

Steering year-to-date (ytd) total nonresidential starts lower (-27.4%) have been industrial (-71.5%), commercial (-33.6%), and to lesser degrees, engineering (-15.9%) and institutional (-16.6%). There have been no ytd increases among the four major type-of-structure sub-categories.

Two Sub-categories Account for One-Third of Nonresidential Stars

A little more than one-third (34.4%) of total nonresidential starts year to date in 2020 have originated in just two type-of-structure sub-categories, 'school/college' (17.6%) and 'road/highway' (16.7%). The three metrics for educational facility starts in September were -29.6% m/m, -22.4% y/y and -14.9% ytd. (K-12 starts ytd have been -16.0% and 'college/university' groundbreakings, -12.3% ytd).

For street starts, the percentage changes in September were -26.5% m/m and -24.0% y/y, but a not so bad -4.6% ytd. Within engineering as well, the one sub-category that has turned in a solid performance through the first three quarters of this year has been 'water/sewage': +16.2% m/m; +20.0% y/y; and +5.5% ytd.

Within institutional, the strength in 'military' starts stands out: +74.4% m/m; +25.7% y/y; and +106.4% ytd. 'Fire/police/courthouse/prison' starts have also increased ytd, +4.9%, with 'prison' work best at +11.4% ytd.

Among commercial sub-categories, the year-to-date percentage changes have all been declines. 'Warehouse' and 'government office

building' starts have managed the smallest ytd retreats, -1.9% and -2.7% respectively. The sizable decline in 'private office building' starts (-36.8% ytd) has shifted that sub-category into a tie with 'warehouses' for largest share (23% each) of commercial work.

Trend Graphs Not Pretty, but Consistent

They may not be pretty, but the 12-month moving average trend graphs on page six are consistent. With the single exception of 'water/sewage', the curves are now moving downwards. 'Nonresidential building' and its sub-categories (especially 'retail' and 'private office buildings') are floundering worse than engineering. As a sidebar, 'institutional' and 'commercial' have been closing tracking one another since the beginning of 2014. In engineering starts, 'miscellaneous civil' has been taking a nosedive since May, due to this year's lack of mega project initiations.

On Earnings Front, Construction Workers 'Left in the Dust'

Tables B-3 and B-8 of the monthly *Employment Situation* report record average hourly and average weekly wages for industry sectors. B-3 is for all employees (i.e., including bosses) on non-farm payrolls. B-8 is for 'production and non-supervisory personnel' only (i.e., it excludes bosses). For 'all jobs' and construction, there are eight relevant percentage changes to consider.

From Table B-3 (including supervisory personnel), 'all-jobs' earnings y/y in September were +4.7% hourly and +5.6% weekly. Construction workers, at +3.1% hourly and a barely positive +0.8% weekly, failed to keep up. From Table B-8 (excluding bosses), the 'all jobs' pay increases were +4.6% hourly and +6.2% weekly. Again, workers in construction were 'left in the dust', +1.5% hourly and a slightly negative -0.5% weekly.

Price of Softwood Lumber Setting a Torrid Pace

Among construction materials, softwood lumber is setting a torrid pace of price increase. August's Producer Price Index (PPI) for softwood lumber was +45.0% year over year, after climbing +16.0% month to month. Copper wire and cable is another material on the upswing, +3.6% y/y, thanks to +4.5% in August. Gypsum products (+0.5% y/y), cement (+1.4% y/y) and ready-mix concrete (+0.9% y/y) have been recording quieter advances. On the downside are steel structural shapes, -8.0% y/y, and aluminum sheet and strip, -16.6% y/y (but +1.2% m/m).

The value of construction starts each month is derived from ConstructConnect's database of all active construction projects in the U.S. Missing project values are estimated with the help of RSMeans' building cost models. ConstructConnect's non-residential construction starts series, because it is comprised of total-value estimates for individual projects, some of which are super-large, has a history of being more volatile than many other leading indicators for the economy.

'Grand Total' Starts -19.9% Ytd

From Table 6 on page 8 of this report, ConstructConnect's total residential starts in September 2020 were -11.4% m/m, -15.9% y/y and -6.0% ytd. The latest month's multi-unit starts were -29.3% m/m, -61.8% y/y and -24.9% ytd. Single-family starts were -6.8% m/m, +9.7% y/y, and +2.8% ytd. Combining residential and nonresidential, 'Grand Total' construction starts in the ninth month of this year were -18.8% m/m, -30.4% y/y and -19.9% ytd. ♦

Alex Carrick

ConstructConnect has moved to a better-targeted and research-assigned 'start' date. (Prior to January 2017, the 'start' date was recorded as occurring within 30 to 60 days of the announced bid date.) In concept, a 'start' is equivalent to ground being broken for a project to proceed. If work is abandoned or re-bid, the 'start' date is revised to reflect the new information.

Alex Carrick is Chief Economist for ConstructConnect. He has delivered presentations throughout North America on the U.S., Canadian and world construction outlooks. Mr. Carrick has been with the company since 1985. Links to his numerous articles are featured on [Twitter @ConstructConnx](#), which has 50,000 followers.

INSIGHT view of starts statistics

TABLE 3: VALUE OF UNITED STATES CONSTRUCTION STARTS
ConstructConnect® INSIGHT VERSION — SEPTEMBER 2020
ARRANGED TO MATCH THE ALPHABETICAL CATEGORY DROP-DOWN MENUS IN INSIGHT

	Jan-Sep 2020 (\$ billions)	% Change Jan-Sep 20 vs Jan-Sep 19	% Change Sep 20 vs Sep 19	% Change Sep 20 vs Aug 20
Summary				
CIVIL	120.462	-15.9%	-38.2%	-22.9%
NONRESIDENTIAL BUILDING	175.986	-33.7%	-41.2%	-25.9%
RESIDENTIAL	207.305	-6.0%	-15.9%	-11.4%
GRAND TOTAL	503.753	-19.9%	-30.4%	-18.8%
Verticals				
Airport	4.903	-13.1%	19.3%	-7.5%
All Other Civil	14.767	-25.2%	-64.5%	-64.6%
Bridges	17.870	-26.6%	-65.8%	-17.9%
Dams / Canals / Marine Work	5.822	-3.9%	-24.0%	-50.5%
Power Infrastructure	2.766	-76.8%	-98.1%	-73.9%
Roads	49.592	-4.6%	-24.0%	-26.5%
Water and Sewage Treatment	24.741	5.5%	20.0%	16.2%
CIVIL	120.462	-15.9%	-38.2%	-22.9%
Offices (private)	16.245	-36.8%	-65.1%	-49.4%
Parking Garages	1.435	-42.4%	49.0%	-6.6%
Transportation Terminals	1.947	-78.2%	103.0%	207.6%
Commercial (small subset)	19.626	-47.1%	-51.6%	-32.1%
Amusement	4.458	-21.5%	-28.8%	23.4%
Libraries / Museums	3.186	7.1%	-69.4%	-30.3%
Religious	1.119	-23.3%	-30.0%	-23.4%
Sports Arenas / Convention Centers	3.750	-53.9%	-97.1%	-84.0%
Community	12.513	-31.4%	-82.3%	-39.6%
College / University	12.891	-12.3%	8.2%	24.6%
Elementary / Pre School	16.365	-8.3%	-24.7%	-50.2%
Jr / Sr High School	21.486	-21.0%	-41.7%	-44.9%
Special / Vocational	1.517	-7.7%	-10.4%	11.4%
Educational	52.259	-14.9%	-22.4%	-29.6%
Courthouses	1.334	4.3%	-77.5%	-40.6%
Fire and Police Stations	2.373	1.2%	-11.2%	-22.2%
Government Offices	8.561	-2.7%	90.7%	89.9%
Prisons	1.628	11.4%	-22.1%	-23.4%
Government	13.896	0.1%	20.2%	37.7%
Industrial Labs / Labs / School Labs	1.465	-19.9%	-87.1%	-68.2%
Manufacturing	13.783	-71.5%	52.1%	-53.2%
Warehouses	16.598	-1.9%	-42.8%	-46.2%
Industrial	31.845	-52.6%	-17.9%	-51.0%
Hospitals / Clinics	7.932	-45.7%	-66.7%	-1.1%
Medical Misc.	5.187	-27.4%	-44.6%	-6.3%
Nursing Homes	4.654	-38.0%	-63.6%	-44.1%
Medical	17.772	-39.3%	-61.1%	-20.4%
Military	6.547	106.4%	25.7%	74.4%
Hotels	8.165	-50.3%	-77.5%	-35.1%
Retail Misc.	4.040	-23.3%	-25.0%	-5.3%
Shopping	9.322	-30.5%	-37.9%	-24.1%
Retail	21.527	-38.7%	-54.8%	-23.2%
NONRESIDENTIAL BUILDING	175.986	-33.7%	-41.2%	-25.9%
Multi-Family	52.406	-24.9%	-61.8%	-29.3%
Single-Family	154.899	2.8%	9.7%	-6.8%
RESIDENTIAL	207.305	-6.0%	-15.9%	-11.4%
NONRESIDENTIAL	296.447	-27.4%	-40.1%	-24.8%
GRAND TOTAL	503.753	-19.9%	-30.4%	-18.8%

Table 1 conforms to the type-of-structure ordering adopted by many firms and organizations in the industry. Specifically, it breaks nonresidential building into ICI work (i.e., industrial, commercial and institutional), since each has its own set of economic and demographic drivers.

Table 3 presents an alternative, perhaps more user-friendly and intuitive type-of-structure ordering that matches how the data appears in ConstructConnect's on-line product 'Insight'.

Source: ConstructConnect/Table: ConstructConnect.

“Top Ten” projects of the month

TABLE 4: ConstructConnect’s TOP 10 PROJECT STARTS IN SEPTEMBER 2020

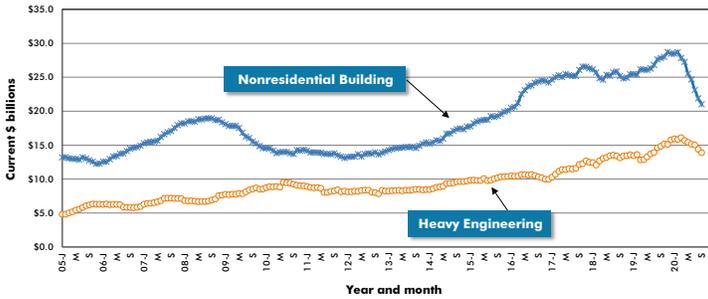
LOCATION (EAST TO WEST)	TYPE OF CONSTRUCTION	DESCRIPTION	SQUARE FEET 000S*	DOLLARS 000,000S
Pennsylvania				
Philadelphia	Institutional	Drexel University Wexford College of Nursing and Health Professionals (1 structure; 11 stories) 1001 Filbert St Wexford Science and Technology LLC	450	\$293
Philadelphia	Commercial	2222 Market Street Project - New Core and Shell Office Tower (2 structures; 19 stories) 2222 Market St Morgan Lewis	305	\$200
Florida				
Miami	Commercial	Terminal F Renovation and Expansion for Carnival Cruise Line - Port of Miami (3 structures) 1103 N Cruise Blvd Carnival	50	\$195
Tennessee				
Nashville	Residential	Alcove Multi-Residential Development (1 structure; 34 stories; 356 units) 900 Church St Giarratana Development	376	\$160
Indiana				
Crown Point	Institutional	Franciscan Health Crown Point Hospital (1 structure) I-65 & Hwy 231 Franciscan St. Anthony Health Crown Point	658	\$200
Illinois				
Chicago	Civil/Engineering	I-17-4339 I-490 Roadway and Bridge Widening and Reconstruction and I-294 Reconstruction (2 structures) Multiple Locations Illinois State Toll Highway Authority	*	\$152
Texas				
Austin	Industrial	Tesla Cybertruck Gigafactory / Austin (1 structure; 1 story) 12601 Harold Green Rd Tesla Motors	4,000	\$1,100
California				
Sacramento	Institutional	Richards Boulevard State of California Office Complex (3 structures; 12 stories) 7th St & Richards Blvd State of California	1,500	\$1,000
Newport Beach	Civil/Engineering	Underground Utility Assessment District No. 111, UUD-22 - Phase 2, and Utility Undergrounding for Mcfadden Alleys and Court Street (1 structure) Court St & Mc Fadden Pl City of Newport Beach - City Clerk	*	\$684
Chula Vista	Residential	Millenia Apartments (5 structures; 480 units) Birch St and Eastlake Pkwy Meridian Development and Builder Services	512	\$140
TOTALS:			7,851	\$4,124

*A square footage measure does not apply for alteration, some forms of industrial (e.g., petrochemical) and most engineering/civil work.

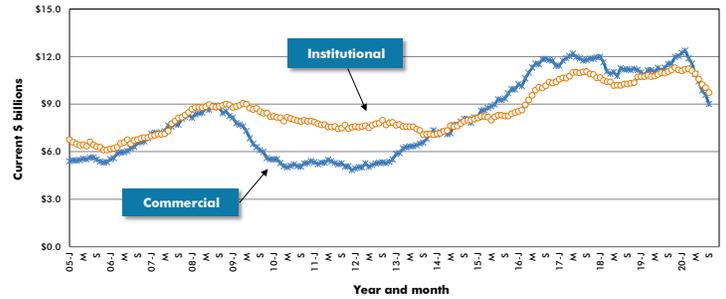
Source: ConstructConnect/Table: ConstructConnect.

Trend graphs for 12 key categories

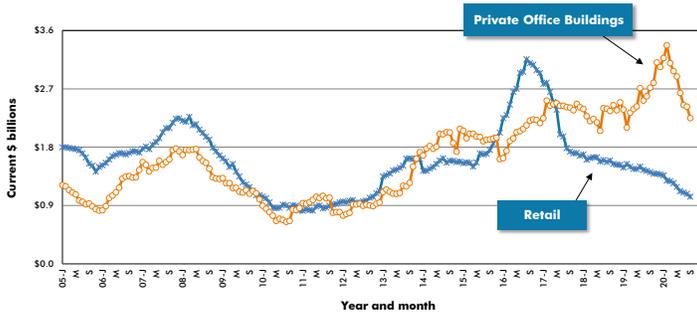
GRAPH 3: U.S. NONRESIDENTIAL CONSTRUCTION STARTS — ConstructConnect® (12-MONTH MOVING AVERAGES)



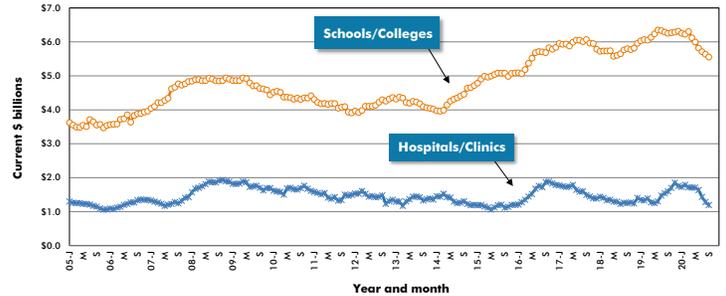
GRAPH 4: U.S. COMMERCIAL AND INSTITUTIONAL CONSTRUCTION STARTS — ConstructConnect® (12-MONTH MOVING AVERAGES)



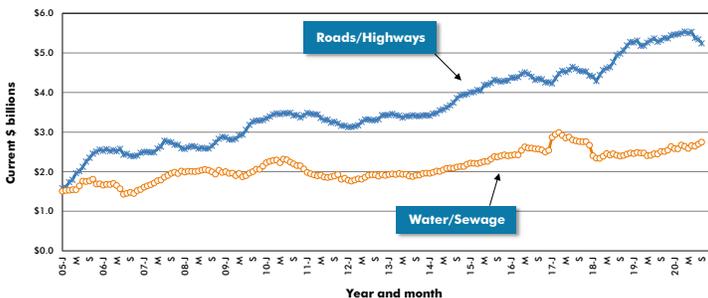
GRAPH 5: U.S. RETAIL AND PRIVATE OFFICE BUILDING CONSTRUCTION STARTS — ConstructConnect® (12-MONTH MOVING AVERAGES)



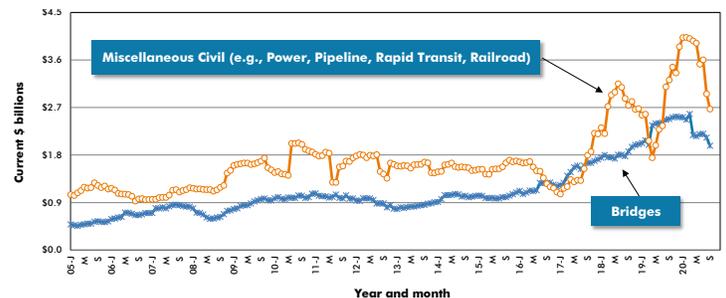
GRAPH 6: U.S. HOSPITAL/CLINIC AND SCHOOL/COLLEGE CONSTRUCTION STARTS — ConstructConnect® (12-MONTH MOVING AVERAGES)



GRAPH 7: U.S. ROAD/HIGHWAY AND WATER/SEWAGE CONSTRUCTION STARTS — ConstructConnect® (12-MONTH MOVING AVERAGES)



GRAPH 8: U.S. BRIDGES AND MISCELLANEOUS CIVIL CONSTRUCTION STARTS — ConstructConnect® (12-MONTH MOVING AVERAGES)



The last data points in all the graphs on this page are for September, 2020.

Source: ConstructConnect/Charts: ConstructConnect.

Regional starts table

TABLE 5: U.S. YEAR-TO-DATE REGIONAL STARTS NONRESIDENTIAL CONSTRUCTION* — ConstructConnect®

	Jan-Sep 2019	Jan-Sep 2020	% Change
Connecticut	\$4,267,180,874	\$2,963,007,436	-30.6%
Maine	\$1,513,385,108	\$1,228,696,719	-18.8%
Massachusetts	\$10,542,459,216	\$6,792,238,657	-35.6%
New Hampshire	\$1,324,660,161	\$690,494,052	-47.9%
Rhode Island	\$715,426,473	\$649,914,513	-9.2%
Vermont	\$334,123,220	\$453,352,690	35.7%
Total New England	\$18,697,235,052	\$12,777,704,067	-31.7%
New Jersey	\$5,418,503,837	\$5,155,122,996	-4.9%
New York	\$19,984,226,613	\$14,402,972,011	-27.9%
Pennsylvania	\$12,716,283,436	\$7,927,975,882	-37.7%
Total Middle Atlantic	\$38,119,013,886	\$27,486,070,889	-27.9%
TOTAL NORTHEAST	\$56,816,248,938	\$40,263,774,956	-29.1%
Illinois	\$13,098,357,881	\$11,285,220,582	-13.8%
Indiana	\$6,513,259,849	\$6,479,985,471	-0.5%
Michigan	\$11,642,774,281	\$5,680,980,953	-51.2%
Ohio	\$11,289,630,430	\$10,817,493,680	-4.2%
Wisconsin	\$8,689,045,057	\$7,196,166,835	-17.2%
Total East North Central	\$51,233,067,498	\$41,459,847,521	-19.1%
Iowa	\$5,129,496,282	\$4,281,030,645	-16.5%
Kansas	\$3,900,351,270	\$3,194,907,524	-18.1%
Minnesota	\$9,240,531,344	\$6,492,302,094	-29.7%
Missouri	\$6,477,169,115	\$7,906,655,207	22.1%
Nebraska	\$3,143,199,905	\$3,527,347,650	12.2%
North Dakota	\$2,177,233,774	\$2,111,714,878	-3.0%
South Dakota	\$1,915,789,079	\$1,014,543,507	-47.0%
Total West North Central	\$31,983,770,769	\$28,528,501,505	-10.8%
TOTAL MIDWEST	\$83,216,838,267	\$69,988,349,026	-15.9%
Delaware	\$977,563,511	\$1,081,641,716	10.6%
District of Columbia	\$1,711,058,421	\$751,761,535	-56.1%
Florida	\$26,360,123,876	\$17,180,546,509	-34.8%
Georgia	\$15,046,534,725	\$8,473,510,310	-43.7%
Maryland	\$5,689,170,398	\$5,483,554,033	-3.6%
North Carolina	\$11,949,272,600	\$7,615,722,246	-36.3%
South Carolina	\$5,496,776,218	\$3,967,505,863	-27.8%
Virginia	\$12,102,337,539	\$8,215,180,802	-32.1%
West Virginia	\$1,352,896,728	\$1,923,283,095	42.2%
Total South Atlantic	\$80,685,734,016	\$54,692,706,109	-32.2%
Alabama	\$7,111,218,558	\$3,818,515,654	-46.3%
Kentucky	\$5,120,248,213	\$2,605,563,660	-49.1%
Mississippi	\$2,062,851,784	\$2,243,513,321	8.8%
Tennessee	\$6,728,324,242	\$6,191,075,175	-8.0%
Total East South Central	\$21,022,642,797	\$14,858,667,810	-29.3%
Arkansas	\$2,619,732,322	\$2,943,580,494	12.4%
Louisiana	\$7,694,089,418	\$3,438,340,323	-55.3%
Oklahoma	\$3,991,862,563	\$3,194,624,114	-20.0%
Texas	\$67,963,327,407	\$34,796,894,952	-48.8%
Total West South Central	\$82,269,011,710	\$44,373,439,883	-46.1%
TOTAL SOUTH	\$183,977,388,523	\$113,924,813,802	-38.1%
Arizona	\$6,684,233,857	\$6,202,008,602	-7.2%
Colorado	\$8,197,533,828	\$5,538,778,475	-32.4%
Idaho	\$1,935,460,769	\$1,176,667,917	-39.2%
Montana	\$1,089,261,146	\$1,362,096,958	25.0%
Nevada	\$5,260,664,050	\$2,837,616,060	-46.1%
New Mexico	\$2,217,332,580	\$1,946,571,141	-12.2%
Utah	\$4,387,989,457	\$5,179,757,993	18.0%
Wyoming	\$4,002,861,435	\$850,554,468	-78.8%
Total Mountain	\$33,775,337,122	\$25,094,051,614	-25.7%
Alaska	\$868,827,026	\$1,112,620,994	28.1%
California	\$29,938,010,062	\$29,984,987,854	0.2%
Hawaii	\$1,819,472,516	\$1,569,084,722	-13.8%
Oregon	\$4,395,863,384	\$3,230,244,560	-26.5%
Washington	\$13,733,480,893	\$11,279,403,491	-17.9%
Total Pacific	\$50,755,653,881	\$47,176,341,621	-7.1%
TOTAL WEST	\$84,530,991,003	\$72,270,393,235	-14.5%
TOTAL U.S.	\$408,541,466,731	\$296,447,331,019	-27.4%

*Figures above are comprised of non-res building and engineering (i.e., residential is omitted).

Source: ConstructConnect/Table: ConstructConnect.

Detailed national table

TABLE 6: VALUE OF U.S. NATIONAL CONSTRUCTION STARTS — SEPTEMBER 2020 — ConstructConnect®
BILLIONS OF CURRENT \$\$, NOT SEASONALLY ADJUSTED (NSA)

	Latest month actuals			Moving averages (placed in end month)						Year to Date	
	Jul 20	Aug 20	Sep 20	Jul 20	3-months Aug 20	Sep 20	Jul 20	12-months Aug 20	Sep 20	Jan-Sep 2019	Jan-Sep 2020
Single Family	20,086	20,387	19,001	17,820	19,691	19,825	16,551	16,771	16,911	150,746	154,899
month-over-month % change	8.0%	1.5%	-6.8%	12.9%	10.5%	0.7%	0.9%	1.3%	0.8%		
year-over-year % change	9.5%	14.9%	9.7%	-0.2%	9.0%	11.4%	2.5%	4.0%	4.6%	-5.3%	2.8%
Apartment	6,113	5,209	3,685	6,121	5,923	5,003	7,651	7,289	6,791	69,774	52,406
month-over-month % change	-5.2%	-14.8%	-29.3%	6.6%	-3.2%	-15.5%	-0.4%	-4.7%	-6.8%		
year-over-year % change	-6.2%	-45.6%	-43.8%	-8.8%	-4.7%	-11.7%	0.4%	-5.7%	-13.8%	0.5%	-24.9%
TOTAL RESIDENTIAL	26,200	25,596	22,686	23,942	25,614	24,827	24,202	24,059	23,702	220,520	207,305
month-over-month % change	4.6%	-2.3%	-11.4%	11.2%	7.0%	-3.1%	0.5%	-0.6%	-1.5%		
year-over-year % change	5.4%	-6.3%	-15.9%	-2.6%	-1.8%	-5.9%	1.9%	0.9%	-1.4%	-3.6%	-6.0%
Hotel/Motel	0,763	0,627	0,407	0,549	0,621	0,599	1,452	1,385	1,268	16,421	8,165
month-over-month % change	61.2%	-17.7%	-35.1%	-9.9%	13.2%	-3.6%	-4.2%	-4.7%	-8.4%		
year-over-year % change	-50.2%	-56.4%	-77.5%	-67.7%	-61.5%	-62.4%	-23.8%	-26.8%	-31.6%	-19.5%	-50.3%
Retail/Shopping	0,957	1,125	0,854	0,967	1,024	0,979	1,099	1,080	1,036	13,418	9,322
month-over-month % change	-3.5%	17.7%	-24.1%	-6.5%	5.9%	-4.5%	-1.8%	-1.8%	-4.0%		
year-over-year % change	-20.2%	-17.2%	-37.9%	-37.5%	-29.2%	-25.4%	-24.1%	-24.7%	-26.7%	-9.1%	-30.5%
Parking Garages	0,106	0,151	0,141	0,167	0,143	0,133	0,178	0,171	0,175	2,491	1,435
month-over-month % change	-37.9%	42.1%	-6.6%	6.4%	-14.6%	-7.0%	-10.5%	-3.5%	2.3%		
year-over-year % change	-70.1%	-33.3%	49.0%	-53.1%	-53.4%	-41.1%	-37.3%	-40.5%	-38.9%	29.8%	-42.4%
Amusement	0,325	0,310	0,383	0,414	0,399	0,340	0,558	0,543	0,530	5,680	4,458
month-over-month % change	-42.0%	-4.6%	23.4%	-21.8%	-3.8%	-14.9%	-11.8%	-2.7%	-2.4%		
year-over-year % change	-73.3%	-37.2%	-28.8%	-49.5%	-51.2%	-54.8%	-20.8%	-23.5%	-23.9%	-3.2%	-21.5%
Office	1,172	2,234	1,130	1,244	1,674	1,512	2,450	2,424	2,249	25,710	16,245
month-over-month % change	-27.5%	90.6%	-49.4%	-14.3%	34.5%	-9.7%	-7.1%	-1.1%	-7.2%		
year-over-year % change	-65.6%	-12.5%	-65.1%	-62.7%	-52.7%	-50.7%	-2.7%	-6.2%	-17.2%	11.8%	-36.8%
Governmental Offices	0,931	0,932	1,770	0,858	0,908	1,211	0,908	0,887	0,957	8,799	8,561
month-over-month % change	7.9%	0.1%	89.9%	-7.3%	5.9%	33.3%	-1.3%	-2.1%	7.7%		
year-over-year % change	-46.0%	-20.9%	90.7%	-30.3%	-31.4%	-5.2%	-8.7%	-11.1%	-1.6%	8.1%	-2.7%
Laboratories	0,143	0,131	0,042	0,156	0,175	0,112	0,217	0,195	0,171	1,828	1,465
month-over-month % change	-28.8%	-19.5%	-68.2%	25.3%	12.0%	-35.8%	2.5%	-10.3%	-12.1%		
year-over-year % change	61.8%	-67.0%	-87.1%	15.4%	-13.2%	-59.2%	20.7%	-0.8%	-14.3%	-21.9%	-19.9%
Warehouse	1,488	1,839	0,990	1,869	1,826	1,439	1,981	1,916	1,854	16,916	16,598
month-over-month % change	-30.8%	23.6%	-46.2%	-14.7%	-2.3%	-21.2%	-0.2%	-3.3%	-3.2%		
year-over-year % change	-3.1%	-29.9%	-42.8%	4.7%	-14.2%	-26.7%	10.4%	3.7%	1.6%	1.0%	-1.9%
Misc Commercial	0,952	0,681	0,533	0,674	0,763	0,722	1,012	0,986	0,769	17,044	5,697
month-over-month % change	44.9%	-28.4%	-21.8%	34.3%	13.2%	-5.4%	-13.1%	-2.6%	-21.9%		
year-over-year % change	-65.8%	-31.3%	-83.0%	-75.4%	-46.5%	-68.6%	-22.0%	-25.9%	-50.9%	61.8%	-66.6%
TOTAL COMMERCIAL	6,856	8,031	6,249	6,899	7,532	7,048	9,856	9,856	9,010	108,307	71,945
month-over-month % change	-11.1%	17.1%	-22.2%	-7.3%	9.2%	-6.5%	-5.6%	-2.7%	-6.0%		
year-over-year % change	-50.5%	-28.7%	-52.5%	-49.5%	-41.2%	-44.8%	-11.4%	-15.2%	-21.9%	4.4%	-33.6%
TOTAL INDUSTRIAL (Manufacturing)	0,986	3,033	1,421	1,239	1,540	1,813	2,487	1,706	1,746	48,401	13,783
month-over-month % change	64.4%	207.5%	-53.2%	6.9%	24.2%	17.8%	-19.2%	-31.4%	2.4%		
year-over-year % change	-87.8%	-75.6%	52.1%	-82.8%	-78.5%	-74.6%	-40.0%	-64.4%	-62.7%	72.6%	-71.5%
Religious	0,093	0,131	0,100	0,099	0,101	0,108	0,135	0,132	0,129	1,460	1,119
month-over-month % change	15.1%	41.3%	-23.4%	8.5%	2.7%	6.5%	-2.9%	-1.8%	-2.7%		
year-over-year % change	-34.4%	-17.8%	-30.0%	-45.6%	-40.3%	-27.0%	-21.3%	-22.2%	-23.4%	-10.4%	-23.3%
Hospitals/Clinics	0,532	0,540	0,535	0,920	0,718	0,536	1,434	1,285	1,195	14,621	7,932
month-over-month % change	-50.8%	1.5%	-0.9%	7.3%	-22.0%	-25.4%	-12.4%	-10.9%	-7.0%		
year-over-year % change	-82.1%	-76.9%	-66.7%	-54.2%	-70.2%	-76.7%	-2.7%	-16.6%	-25.2%	18.7%	-45.7%
Nursing/Assisted Living	0,306	0,687	0,384	0,407	0,473	0,459	0,593	0,618	0,562	7,508	4,654
month-over-month % change	-28.2%	124.3%	-44.1%	-20.0%	16.2%	-3.0%	-5.0%	4.1%	-9.0%		
year-over-year % change	-54.8%	75.0%	-63.6%	-45.4%	-15.8%	-35.2%	-30.1%	-26.2%	-34.8%	-3.4%	-38.0%
Libraries/Museums	0,220	0,223	0,155	0,288	0,246	0,199	0,377	0,386	0,357	2,976	3,186
month-over-month % change	-25.4%	1.3%	-30.3%	-4.6%	-14.6%	-19.0%	-5.2%	2.4%	-7.6%		
year-over-year % change	-53.2%	95.5%	-69.4%	-35.7%	-21.3%	-45.2%	27.2%	32.7%	14.9%	49.1%	7.1%
Fire/Police/Courthouse/Prison	0,569	0,753	0,550	0,506	0,620	0,624	0,625	0,637	0,599	5,086	5,335
month-over-month % change	6.1%	32.4%	-27.0%	5.8%	22.4%	0.7%	2.0%	1.9%	-5.9%		
year-over-year % change	35.6%	23.4%	-45.1%	-5.8%	13.0%	-7.4%	-3.9%	10.0%	-4.8%	-9.9%	4.9%
Military	0,594	0,534	0,931	0,530	0,550	0,688	0,677	0,694	0,710	3,172	6,547
month-over-month % change	13.9%	-10.0%	74.4%	-46.1%	3.6%	24.9%	3.0%	2.5%	2.3%		
year-over-year % change	66.0%	62.0%	25.7%	60.0%	57.6%	44.1%	63.1%	72.1%	67.5%	-4.2%	106.4%
Schools/Colleges	5,537	5,007	3,527	7,330	6,620	4,690	5,710	5,641	5,556	61,392	52,259
month-over-month % change	-40.6%	-9.6%	-29.6%	-1.8%	-9.7%	-29.1%	-1.8%	-1.2%	-1.5%		
year-over-year % change	-18.8%	-14.2%	-22.4%	-18.3%	-17.7%	-18.2%	-9.8%	-10.3%	-11.2%	6.1%	-14.9%
Misc Medical	0,413	0,416	0,390	0,528	0,409	0,407	0,675	0,641	0,615	7,147	5,187
month-over-month % change	4.4%	0.7%	-6.3%	-10.2%	-22.7%	-0.5%	-2.5%	-5.0%	-4.1%		
year-over-year % change	-33.1%	-49.3%	-44.6%	-42.2%	-51.1%	-43.1%	-19.0%	-23.7%	-22.4%	-19.5%	-27.4%
TOTAL INSTITUTIONAL	8,264	8,292	6,573	10,610	9,736	7,710	10,227	10,035	9,723	103,361	86,218
month-over-month % change	34.7%	0.3%	-20.1%	7.0%	-8.2%	-20.8%	-3.3%	-1.9%	-3.1%		
year-over-year % change	-33.7%	-21.8%	-36.2%	-24.9%	-26.4%	-30.7%	-6.8%	-8.4%	-11.9%	4.0%	-16.6%
Misc Non Residential	0,366	0,472	0,447	0,411	0,442	0,429	0,559	0,548	0,536	5,270	4,040
month-over-month % change	-24.7%	28.8%	-5.3%	-4.4%	7.4%	-3.0%	-3.4%	-2.0%	-2.3%		
year-over-year % change	-39.0%	-22.1%	-25.0%	-31.9%	-27.3%	-28.7%	-1.0%	-4.2%	-6.7%	-5.6%	-23.3%
TOTAL NON-RES BUILDING	16,473	19,829	14,689	19,159	19,250	16,997	23,129	21,875	21,016	265,338	175,986
month-over-month % change	-23.2%	20.4%	-25.9%	6.3%	0.5%	-11.7%	-6.3%	-5.4%	-3.9%		
year-over-year % change	-52.9%	-43.2%	-41.2%	-46.2%	-43.0%	-46.3%	-13.7%	-20.8%	-24.5%	12.1%	-33.7%
Airports	0,788	0,765	0,707	0,737	0,811	0,753	0,538	0,545	0,554	5,645	4,903
month-over-month % change	-10.4%	-3.0%	-7.5%	27.7%	10.0%	-7.1%	-3.8%	1.3%	-1.7%		
year-over-year % change	-24.3%	11.9%	-19.3%	-4.3%	15.0%	-7.2%	-12.1%	-11.8%	-4.7%	3.3%	-13.1%
Roads/Highways	5,945	5,082	3,734	6,549	6,064	4,927	5,374	5,340	5,242	52,009	49,592
month-over-month % change	-16.5%	-14.8%	-26.5%	7.8%	-8.8%	-18.8%	-2.9%	-0.6%	-1.8%		
year-over-year % change	-24.2%	-7.5%	-24.0%	-9.0%	-9.3%	-19.1%	0.2%	1.1%	-1.4%	1.1%	-4.6%
Bridges	2,148	1,158	0,951	2,289	2,007	1,419	2,203	2,128	1,976	24,342	17,870
month-over-month % change	-20.9%	-46.1%	-17.9%	5.5%	-12.3%	-29.3%	0.6%	-3.4%	-7.1%		
year-over-year % change	7.4%	-43.7%	-65.8%	4.9%	-5.0%	-37.7%	-8.7%	-13.8%	-20.3%	30.9%	-26.6%
Dams/Marine	0,426	0,832	0,412	0,656	0,641	0,557	0,671	0,703	0,693	6,058	5,822
month-over-month % change	-35.9%	95.3%	-50.5%	-13.1%	-2.3%	-13.1%	-1.6%	4.8%	-1.5%		
year-over-year % change	-23.1%	86.1%	-24.0%	-47.1%	-8.6%	8.2%	-6.3%	0.3%	1.3%	34.7%	-3.9%
Water/Sewage	2,881	2,735	3,176	2,866	3,016	2,931	2,645	2,699	2,743	23,454	24,741
month-over-month % change	-16.0%	-5.1%	16.2%	-4.5%	5.2%	-2.8%	-0.5%	2.0%	1.6%		
year-over-year % change	-5.3%	30.8%	20.0%	1.0%	17.5%	13.0%	8.0%	10.2%	9.2%	2.1%	5.5%
Misc Civil (Power, etc.)	2,530	1,957	0,676	2,729	2,115	1,721	3,602	2,959	2,669	31,694	17,533
month-over-month % change	36.2%	-22.6%	-65.4%	18.5%	-22.5%	-18.6%	2.4%	-17.9%	-9.8%		
year-over-year % change	64.8%	-79.8%	-83.7%	-34.5%	-64.5%	-66.4%	53.1%	-4.3%	-17.1%	25.8%	-44.7%
TOTAL ENGINEERING (Civil)											