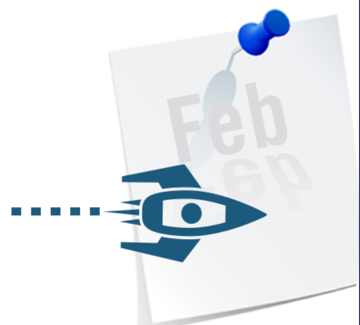
Construction Industry Snapshot

Issued: March 2017
(based on February Starts Stats)

ConstructConnect's -2% February Starts Almost Hold Their Ground

February starts, excluding residential activity, nearly held their own versus an upwardly revised January. The latest month's level of **$26.2 billion was only -1.7% compared with the volume in the month before.**

Starts in February 2017 versus what was an exceptionally strong February 2016 were -9.2%. Year-to-date starts in 2017 compared with January-to-February of last year were -7.5%.



	Commercial	Retail	Private Office	Hotel & Motel	Industrial	Institutional	Schools	Hospitals & Clinics	Heavy Engineering	Total Non-Residential
Feb 2017 vs. Jan 2017	+19%	+34%	+106%	+9%	+65%	-33%	-44%	-52%	+5%	-2%
Jan - Feb 2017 vs. Jan - Feb 2016	-7%	-15%	+57%	-36%	-39%	-12%	-7%	-36%	+3%	-8%
Jan - Feb 2016 vs. Jan - Feb 2015	+40%	+54%	+57%	0%	+375%	+16%	+5%	+28%	+7%	+26%

Contents

February's Notable Points

- February's small step-back in starts (-1.7%), month-to-month (m/m), originated entirely in the institutional type-of-structure category, -33.2%. Heavy engineering/civil starts were up a modest +4.5% and commercial work charged ahead by a more substantial +18.7%. The smaller-volume-category of industrial, which can display considerable volatility brought on by the presence or absence of a mega project or two, was +65.3%.
- As for February 2017 relative to February 2016 (y/y), the prevalence of percentage declines was more widespread. Industrial was -47.3%; institutional, -26.4%; and commercial, -13.4%. Engineering alone among the major type-of-structure categories recorded a climb, +26.2%.

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

For more information or media inquiries please contact:
Deborah Reale, Senior Marketing Manager, Public Relations and Social Networking, ConstructConnect
P. 404-409-4301 | deborah.reale@constructconnect.com

constructconnect™
Powering connections. Improving results.

ConstructConnect's -2% February Starts Almost Hold Their Ground

ConstructConnect™ announced today that February starts, excluding residential activity, nearly held their own versus an upwardly revised January. The latest month's level of $26.2 billion was only -1.7% compared with the volume in the month before.

Throughout the long-term history of the starts, there has been a typical drop — due to weather-related factors — of -2.5% between January and February. Harsh conditions in winter can put a halt to field work. February, however, is the last in a string of months during which starts tend to decline period-to-period on account of seasonality. From March through July, the tendency is for starts to pick up from one month to the next.

Starts in February 2017 versus what was an exceptionally strong February 2016 were -9.2%. Year-to-date starts in 2017 compared with January-to-February of last year were -7.5%.

The starts figures throughout this report are not seasonally adjusted (NSA). Nor are they altered for inflation. They are expressed in what are termed 'current' as opposed to 'constant' dollars.

'Non-residential building' plus 'engineering/civil' work accounts for a considerably larger share of total construction than residential activity. The former's combined proportion of total put-in-place construction in the Census Bureau's January report was 60%; the latter's was 40%.

ConstructConnect's construction starts are leading indicators for the Census Bureau's capital investment or put-in-place series. Also, the reporting period for starts (i.e., February 2017) is one month ahead of the reporting period for the investment series (i.e., January 2017.)

According to February's *Employment Situation Report* from the Bureau of Labor Statistics (BLS), there has been a surge in the number of construction jobs early in 2017. The month-to-month increase so far this year has averaged +48,000, beating the +17,000 for January and February of last year. Year-over-year employment in construction is presently +3.3%, which is a rate of gain more than twice as fast as for all positions in the economy, +1.6%. Most other industrial sectors have not been keeping up to the same degree. Manufacturing employment, for example, has been essentially even, +0.1%. The current NSA unemployment rate for the U.S. construction sector is 8.8%, which is about on a par with the 8.7% level of 12 months ago.

There are two other data series with close ties to construction appearing in Table B-1 of the monthly *Employment Situation Report*. As a 'leading' indicator, — i.e., before there can be field activity, projects must be rendered into working drawings by design professionals — the total number of jobs in architectural and engineering services in February 2017 was +2.3% year over year. As a 'coincident' indicator, total staffing at retail outlets specializing in selling building materials and supplies was +1.7% year over year in 2017's second month.

February's small step-back in starts (-1.7%), month-to-month (m/m), originated entirely in the institutional type-of-structure category, -33.2%. Heavy engineering/civil starts were up a modest +4.5% and commercial work charged ahead by a more substantial +18.7%. The smaller-volume-category of industrial, which can display considerable volatility brought on by the presence or absence of a mega project or two, was +65.3%.

As for February 2017 relative to February 2016 (y/y), the prevalence of percentage declines was more widespread. Industrial was -47.3%; institutional, -26.4%; and commercial, -13.4%. Engineering alone among the major type-of-structure categories recorded a climb, +26.2%.

With respect to the year-to-date (ytd) — i.e., January-February 2017 versus January-February 2016 — starts decline of -7.5%, industrial (-39.4%), institutional (-11.7%) and commercial (-7.0%) all recorded slippage, while engineering (+2.9%) managed minor upward movement.

'Roads/highways' is the largest subset of engineering starts (i.e., with a 42% share so far in 2017) and its volume in February was -5.9% m/m; +23.7% y/y; and -0.5% ytd. 'Water/sewage' work (with a 20% portion) is the second most important civil sub-category. In the latest month, it was down according to all three measures: -12.5% m/m; -2.7% y/y; and -13.8% ytd. 'Bridge' starts (at 16% of the total) were -21.5% m/m; but a hefty +52.5% y/y; and +23.7% ytd.

Commercial starts so far this year have received a boost from 'private office buildings', which in February were: +106.4% m/m; +94.3% y/y; and +57.4% ytd. A major contributor to this bounty was a large New York office tower, as shown among the Top 10 list on page 4. 'Government office building' starts moved in the opposite direction: -45.6% m/m; -47.2% y/y; and -27.0% ytd. 'Hotel/motel' starts performed well m/m (+9.4%), but were disappointing y/y (-23.8%) and ytd (-36.1%). 'Warehouse' starts were uniformly upbeat: +77.6% m/m; +59.6% y/y; and +21.7% ytd.

Institutional starts continued to be dominated by 'schools/colleges' (56% of the category's total) and 'hospitals/clinics' (a 15% slice). Neither has done well so far in 2017. The former in February was -43.6% m/m; -30.3% y/y; and -7.1% ytd. The latter was worse; -52.3% m/m; -56.4% y/y; and -35.7% ytd.

TABLE 1: VALUE OF UNITED STATES CONSTRUCTION STARTS — FEBRUARY 2017 YEAR TO DATE (ConstructConnect™)

	Jan-Feb 17 ($ billions)	% Change Jan-Feb 17 vs Jan-Feb 16	% Change Feb 17 vs Feb 16	% Change Feb 17 vs Jan 17
Hotel/Motel	1.607	-36.1%	-23.8%	9.4%
Retail/Shopping	3.146	-15.4%	1.3%	33.9%
Parking Garage	0.154	-86.2%	-95.1%	-50.9%
Amusement	0.834	-54.6%	-70.7%	2.2%
Private Office	6.595	57.4%	94.3%	106.4%
Government Office	1.445	-27.0%	-47.2%	-45.6%
Laboratory	0.206	-17.3%	119.2%	118.8%
Warehouse	1.991	21.7%	59.6%	77.6%
Miscellaneous Commercial *	2.683	-5.0%	-70.9%	-68.2%
COMMERCIAL (big subset)	**18.659**	**-7.0%**	**-13.4%**	**18.7%**
INDUSTRIAL (Manufacturing)	**1.444**	**-39.4%**	**-47.3%**	**65.3%**
Religious	0.267	-1.9%	13.6%	-12.0%
Hospital/Clinic	2.059	-35.7%	-56.4%	-52.3%
Nursing/Assisted Living	0.796	-48.2%	-31.0%	63.0%
Library/Museum	0.409	30.3%	-46.6%	-79.7%
Fire/Police/Courthouse/Prison	0.610	5.9%	-18.7%	-21.9%
Military	0.476	-28.2%	-42.9%	-54.6%
School/College	7.875	-7.1%	-30.3%	-43.6%
Miscellaneous Medical	1.533	83.7%	110.1%	92.2%
INSTITUTIONAL	**14.024**	**-11.7%**	**-26.4%**	**-33.2%**
Miscellaneous Non-residential	0.799	-42.3%	-28.6%	2.2%
NON-RESIDENTIAL BUILDING	**34.926**	**-12.0%**	**-21.0%**	**-4.7%**
Airport	2.063	147.5%	147.1%	585.8%
Road/Highway	7.480	-0.5%	23.7%	-5.9%
Bridge	2.806	23.7%	52.5%	-21.5%
Dam/Marine	0.487	8.5%	-39.5%	-56.1%
Water/Sewage	3.553	-13.8%	-2.7%	-12.5%
Miscellaneous Civil (power, etc.)	1.456	-32.7%	-19.4%	-19.4%
HEAVY ENGINEERING (Civil)	**17.844**	**2.9%**	**26.2%**	**4.5%**
TOTAL NON-RESIDENTIAL	**52.771**	**-7.5%**	**-9.2%**	**-1.7%**

* Includes transportation terminals and sports arenas.

Source: ConstructConnect Research Group/Table: ConstructConnect.

Table 2 on page three of this report re-orders and provides more detail on some of the type-of-structure categories in Table 1. The reasons for this 'second view' are set out in the footnote.

Among the 12-month moving average trend-line graphs on page 5, the flattening in the engineering/civil curve has resulted from a significant jog upwards for bridges that has been counterbalanced by a steeply descending slope for 'miscellaneous civil' (e.g., power and oil and gas work), while 'roads/highways' and 'water/sewage' have stayed on level planes of late. In non-residential building, both commercial and institutional have backed off a little from their peaks, with 'retail' among the subsets showing the most apparent inclination to retreat.

There are preliminary indications that on the cusp of spring, earnings are beginning to blossom. Table B-3 of the latest *Employment Situation Report* records that construction workers, including bosses, had year-over-year average hourly (+2.7%) and average weekly (+2.4%) earnings in February that were quite close to what all employees in the labor force were receiving (+2.8% and +2.5% respectively).

Non-manager construction workers, however, did notably better. Whereas for all non-supervisory employees throughout the economy, both average hourly and average weekly earnings were +2.5%, the comparable gains for those wearing 'hard hats' were +3.4% and +3.6%.

The value of construction starts each month is summarized 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 ultra-large, has a history of being more volatile than many other leading indicators for the economy. ♦

Alex Carrick

ConstructConnect has now 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 updated 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 44,000 followers.

TABLE 2: VALUE OF UNITED STATES CONSTRUCTION STARTS — ConstructConnect™ INSIGHT VERSION — FEBRUARY 2017
ARRANGED TO MATCH THE ALPHABETICAL CATEGORY DROP-DOWN MENUS IN INSIGHT

		Jan-Feb 17 ($ billions)	% Change Jan-Feb 17 vs Jan-Feb 16	% Change Feb 17 vs Feb 16	% Change Feb 17 vs Jan 17
Summary					
CIVIL		17.844	2.9%	26.2%	4.5%
NON-RESIDENTIAL BUILDING		34.926	-12.0%	-21.0%	-4.7%
RESIDENTIAL		38.852	-1.2%	-9.3%	5.9%
GRAND TOTAL		91.623	-4.9%	-9.2%	1.5%
Verticals					
	Airport	2.063	147.5%	147.1%	585.8%
	All Other Civil	1.046	-47.5%	-49.7%	-44.8%
	Bridges	2.806	23.7%	52.5%	-21.5%
	Dams / Canals / Marine Work	0.487	8.5%	-39.5%	-56.1%
	Power Infrastructure	0.410	139.8%	312.5%	110.6%
	Roads	7.480	-0.5%	23.7%	-5.9%
	Water and Sewage Treatment	3.553	-13.8%	-2.7%	-12.5%
CIVIL		17.844	2.9%	26.2%	4.5%
	Offices (private)	6.595	57.4%	94.3%	106.4%
	Parking Garages	0.154	-86.2%	-95.1%	-50.9%
	Transportation Terminals	0.374	-77.2%	-94.5%	-77.3%
Commercial (small subset)		7.123	2.5%	-0.2%	78.1%
	Amusement	0.834	-54.6%	-70.7%	2.2%
	Libraries / Museums	0.409	30.3%	-46.6%	-79.7%
	Religious	0.267	-1.9%	13.6%	-12.0%
	Sports Arenas / Convention Centers	2.309	95.3%	-40.4%	-66.6%
Community		3.818	6.0%	-54.9%	-54.5%
	College / University	2.594	0.0%	-26.2%	-40.8%
	Elementary / Pre School	1.888	-26.8%	-53.2%	-50.1%
	Jr / Sr High School	3.223	2.9%	-14.1%	-43.6%
	Special / Vocational	0.169	-2.3%	17.4%	-2.4%
Educational		7.875	-7.1%	-30.3%	-43.6%
	Courthouses	0.174	113.9%	169.5%	8.8%
	Fire and Police Stations	0.282	-19.0%	-37.1%	-17.5%
	Government Offices	1.445	-27.0%	-47.2%	-45.6%
	Prisons	0.154	5.4%	-46.8%	-52.9%
Government		2.054	-19.5%	-39.9%	-39.3%
	Industrial Labs / Labs / School Labs	0.206	-17.3%	119.2%	118.8%
	Manufacturing	1.444	-39.4%	-47.3%	65.3%
	Warehouses	1.991	21.7%	59.6%	77.6%
Industrial		3.641	-14.7%	-9.9%	74.5%
	Hospitals / Clinics	2.059	-35.7%	-56.4%	-52.3%
	Medical Misc.	1.533	83.7%	110.1%	92.2%
	Nursing Homes	0.796	-48.2%	-31.0%	63.0%
Medical		4.388	-21.3%	-20.4%	-2.4%
Military		0.476	-28.2%	-42.9%	-54.6%
	Hotels	1.607	-36.1%	-23.8%	9.4%
	Retail Misc.	0.799	-42.3%	-28.6%	2.2%
	Shopping	3.146	-15.4%	1.3%	33.9%
Retail		5.552	-27.1%	-11.6%	21.4%
NON-RESIDENTIAL BUILDING		34.926	-12.0%	-21.0%	-4.7%
	Multi-Family	10.370	-20.0%	-39.6%	-14.1%
	Single-Family	28.482	8.0%	7.7%	14.4%
RESIDENTIAL		38.852	-1.2%	-9.3%	5.9%
NON-RESIDENTIAL		52.771	-7.5%	-9.2%	-1.7%
GRAND TOTAL		91.623	-4.9%	-9.2%	1.5%

Table 1 conforms to the type-of-structure ordering adopted by many firms and organizations in the industry. Specifically, it breaks non-residential building into ICI work (i.e., industrial, commercial and institutional), since each has its own set of economic and demographic drivers. Table 2 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.

TABLE 3: ConstructConnect's TOP 10 PROJECT STARTS IN FEBRUARY 2017

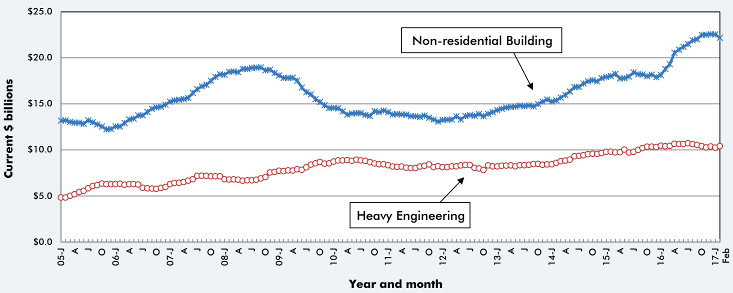
LOCATION (EAST TO WEST)	TYPE OF CONSTRUCTION	DESCRIPTION	SQUARE FEET 000S*	DOLLARS 000,000S
New York				
New York	Commercial	One Vanderbilt (4 structures; 67 stories) 10 Vanderbilt Ave SL Green Realty Corporation	1,500	$3,000
Long Island City	Commercial	One and Three Gotham Center (3 structures; 34 stories) 28-07 Jackson Ave Tishman Speyer Global HQ - New York	1,100	$700
North Carolina				
Mooresville	Institutional	Langtree Lake Norman - Phases II and III - Novant Health Care/Hilton Doubletree (6 structures; 14 stories) Langtree Road RL West Head Quarters - Mooresville	1,550	$500
Florida				
Miami	Residential	Brickell Heights (2 structures; 690 units) 850 S Miami Ave Crescent Heights - Miami	500	$400
Michigan				
Grand Rapids	Industrial	Area 52 - Phases 3 & 4 (1 structure) 5005 Kraft Ave SE Robert Grooters Development Co	800	$376
Illinois				
Chicago	Residential	Riverline Development (4 structures; 80 stories) 726 S Wells St, Harrison St, Roosevelt Rd CMK Companies	2,000	$1,500
Alabama				
Huntsville	Commercial	MidCity Huntsville Redevelopment Project (4 structures) 5901 University Dr RCP Companies	900	$450
Texas				
Hutchins	Industrial	Core5 Industrial Partners/Hutchins Logistics Center (1 structure) 1200 W Wintergreen Rd Core5 Industrial Partners LLC	755	$405
Arizona				
Phoenix	Engineering/Civil	Loop 202 South Mountain Freeway Arizona Department of Transportation (AZDOT) Public-Private Partnership (P3) Division	*	$917
California				
Los Angeles	Engineering/Civil	Midfield Satellite Concourse North at Los Angeles International Airport 1 World Way Los Angeles World Airport - Administration Department	750	$1,600
TOTALS:			**9,855**	**$9,848**

*A square footage measure does not apply for alteration and most engineering/civil work.

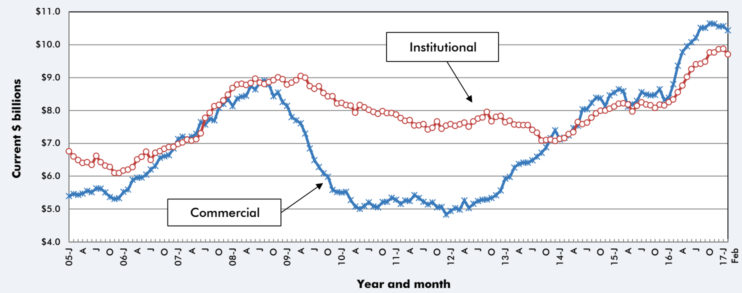
Source: ConstructConnect/Table: ConstructConnect.

Construction Industry Snapshot

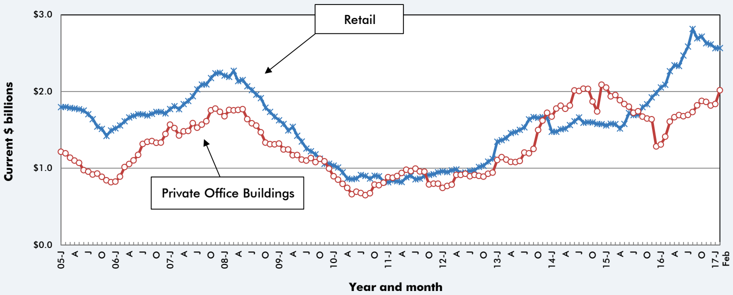
GRAPH 1: U.S. NON-RESIDENTIAL CONSTRUCTION STARTS — ConstructConnect™ (12-MONTH MOVING AVERAGES)



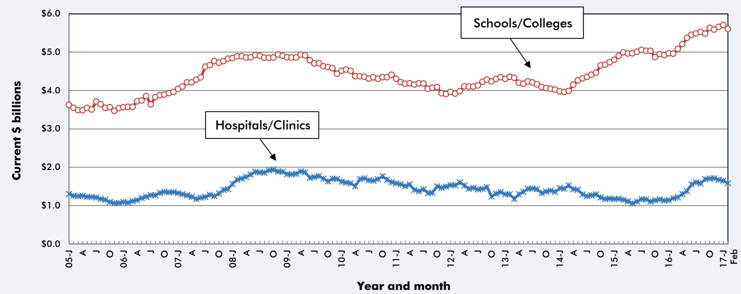
GRAPH 2: U.S. COMMERCIAL AND INSTITUTIONAL CONSTRUCTION STARTS — ConstructConnect™ (12-MONTH MOVING AVERAGES)



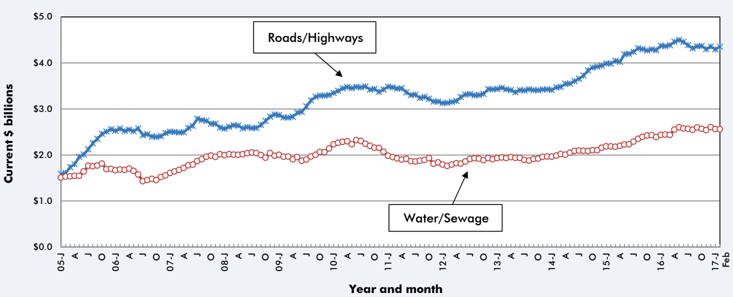
GRAPH 3: U.S. RETAIL AND PRIVATE OFFICE BUILDING CONSTRUCTION STARTS — ConstructConnect™ (12-MONTH MOVING AVERAGES)



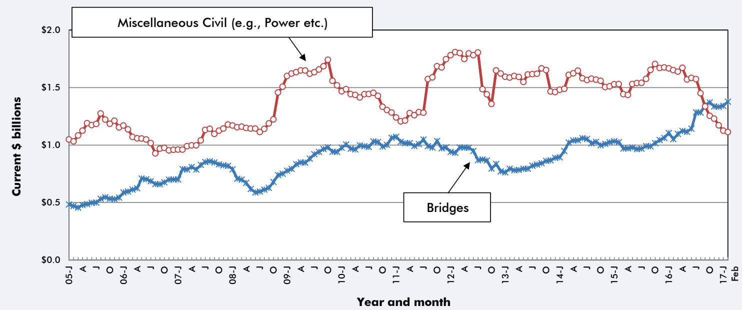
GRAPH 4: U.S. HOSPITAL/CLINIC AND SCHOOL/COLLEGE CONSTRUCTION STARTS — ConstructConnect™ (12-MONTH MOVING AVERAGES)



GRAPH 5: U.S. ROAD/HIGHWAY AND WATER/SEWAGE CONSTRUCTION STARTS — ConstructConnect™ (12-MONTH MOVING AVERAGES)



GRAPH 6: U.S. BRIDGES AND MISCELLANEOUS CIVIL CONSTRUCTION STARTS — ConstructConnect™ (12-MONTH MOVING AVERAGES)



Source: ConstructConnect/Charts: ConstructConnect.

constructconnect™ Powering connections. Improving results.

TABLE 4: U.S. YEAR-TO-DATE REGIONAL STARTS NON-RESIDENTIAL CONSTRUCTION* — ConstructConnect™

	Jan-Feb 2016	Jan-Feb 2017	% Change
Connecticut	$630,649,123	$428,606,043	-32.0%
Maine	$72,077,684	$63,893,269	-11.4%
Massachusetts	$1,944,724,339	$960,115,409	-50.6%
New Hampshire	$187,090,820	$68,096,237	-63.6%
Rhode Island	$47,715,374	$99,592,707	108.7%
Vermont	$39,004,907	$31,199,516	-20.0%
Total New England	$2,921,262,247	$1,651,503,181	-43.5%
New Jersey	$1,099,791,929	$1,939,149,493	76.3%
New York	$2,187,412,863	$6,024,405,701	175.4%
Pennsylvania	$2,903,853,723	$1,451,983,246	-50.0%
Total Middle Atlantic	$6,191,058,515	$9,415,538,440	52.1%
TOTAL NORTHEAST	$9,112,320,762	$11,067,041,621	21.5%
Illinois	$1,236,585,640	$1,096,226,725	-11.4%
Indiana	$857,983,823	$568,340,676	-33.8%
Michigan	$2,004,690,649	$1,353,316,984	-32.5%
Ohio	$1,556,932,809	$1,267,527,083	-18.6%
Wisconsin	$839,654,330	$700,163,369	-16.6%
Total East North Central	$6,495,847,251	$4,985,574,837	-23.2%
Iowa	$663,272,924	$249,088,553	-62.4%
Kansas	$406,214,747	$371,708,867	-8.5%
Minnesota	$629,977,344	$300,098,285	-52.4%
Missouri	$682,332,239	$700,596,414	2.7%
Nebraska	$497,719,456	$353,264,532	-29.0%
North Dakota	$287,883,657	$213,989,076	-25.7%
South Dakota	$196,327,738	$146,265,164	-25.5%
Total West North Central	$3,363,728,105	$2,335,010,891	-30.6%
TOTAL MIDWEST	$9,859,575,356	$7,320,585,728	-25.8%
Delaware	$151,488,285	$318,624,330	110.3%
District of Columbia	$395,397,063	$520,906,357	31.7%
Florida	$4,088,551,434	$2,900,187,929	-29.1%
Georgia	$2,780,084,919	$2,426,852,781	-12.7%
Maryland	$1,231,327,584	$705,142,301	-42.7%
North Carolina	$1,235,878,469	$1,962,835,656	58.8%
South Carolina	$1,185,810,176	$1,063,022,162	-10.4%
Virginia	$1,059,399,734	$1,088,406,102	2.7%
West Virginia	$111,486,544	$221,026,567	98.3%
Total South Atlantic	$12,239,424,208	$11,207,004,185	-8.4%
Alabama	$483,818,926	$965,455,861	99.5%
Kentucky	$1,060,122,713	$475,429,255	-55.2%
Mississippi	$437,776,138	$286,628,250	-34.5%
Tennessee	$1,297,461,582	$683,719,263	-47.3%
Total East South Central	$3,279,179,359	$2,411,232,629	-26.5%
Arkansas	$375,272,229	$434,437,843	15.8%
Louisiana	$591,597,722	$915,604,608	54.8%
Oklahoma	$784,160,973	$734,926,681	-6.3%
Texas	$8,617,515,297	$6,345,578,380	-26.4%
Total West South Central	$10,368,546,221	$8,430,547,512	-18.7%
TOTAL SOUTH	$25,887,149,788	$22,048,784,326	-14.8%
Arizona	$748,826,800	$1,519,744,388	103.0%
Colorado	$632,859,129	$564,060,012	-10.9%
Idaho	$212,198,272	$155,010,054	-27.0%
Montana	$109,499,513	$194,717,615	77.8%
Nevada	$328,986,887	$307,903,385	-6.4%
New Mexico	$273,491,584	$407,008,299	48.8%
Utah	$1,085,263,924	$869,347,888	-19.9%
Wyoming	$170,512,656	$72,617,395	-57.4%
Total Mountain	$3,561,638,765	$4,090,409,036	14.8%
Alaska	$452,556,172	$181,423,440	-59.9%
California	$5,742,118,546	$6,271,448,921	9.2%
Hawaii	$415,276,769	$216,474,624	-47.9%
Oregon	$934,213,848	$430,681,179	-53.9%
Washington	$1,093,439,195	$1,143,923,517	4.6%
Total Pacific	$8,637,604,530	$8,243,951,681	-4.6%
TOTAL WEST	$12,199,243,295	$12,334,360,717	1.1%
TOTAL U.S.	$57,058,289,201	$52,770,772,392	-7.5%

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

Source: ConstructConnect/Table: ConstructConnect.

TABLE 5: VALUE OF U.S. NATIONAL CONSTRUCTION STARTS — FEBRUARY 2017 — ConstructConnect™
BILLIONS OF CURRENT $S, NOT SEASONALLY ADJUSTED (NSA)

	Latest month actuals			Moving averages (placed in end month) 3-months			12-months			Year to Date.	
	Dec 16	Jan 17	Feb 17	Dec 16	Jan 17	Feb 17	Dec 16	Jan 17	Feb 17	Jan-Feb 2016	Jan-Feb 2017
Single Family	13.095	13.287	15.195	15.070	13.672	13.859	15.573	15.659	15.749	26.365	28.482
month-over-month % change	-10.5%	1.5%	14.4%	-5.7%	-9.3%	1.4%	0.4%	0.6%	0.6%		
year-over-year % change	6.8%	8.4%	7.7%	12.1%	7.0%	7.6%	7.9%	7.9%	6.1%	23.6%	8.0%
Apartment	5.856	5.578	4.792	6.372	5.943	5.409	5.981	6.027	5.765	12.964	10.370
month-over-month % change	-8.4%	-4.7%	-14.1%	8.0%	-6.7%	-9.0%	-1.6%	0.8%	-4.3%		
year-over-year % change	-16.2%	10.9%	-39.6%	11.4%	-0.1%	-18.7%	24.9%	24.8%	12.9%	41.8%	-20.0%
TOTAL RESIDENTIAL	18.951	18.865	19.987	21.442	19.615	19.268	21.554	21.685	21.514	39.329	38.852
month-over-month % change	-9.9%	-0.5%	5.9%	-2.0%	-8.5%	-1.8%	-0.1%	0.6%	-0.8%		
year-over-year % change	-1.6%	9.1%	-9.3%	11.9%	4.7%	-1.3%	12.1%	12.1%	7.8%	29.0%	-1.2%
Hotel/Motel	1.191	0.767	0.839	1.475	1.114	0.932	1.487	1.433	1.411	2.515	1.607
month-over-month % change	-14.0%	-35.5%	9.4%	-1.2%	-24.5%	-16.3%	-2.6%	-3.6%	-1.5%		
year-over-year % change	-28.8%	-45.7%	-23.8%	28.7%	-22.4%	-33.2%	40.0%	39.6%	32.8%	0.4%	-36.1%
Retail/Shopping	1.652	1.345	1.801	1.615	1.414	1.599	2.616	2.566	2.568	3.719	3.146
month-over-month % change	32.6%	-18.6%	33.9%	-1.6%	-12.4%	13.1%	-0.6%	-1.9%	0.1%		
year-over-year % change	-9.8%	-30.7%	1.3%	-16.5%	-30.0%	-13.6%	32.1%	24.9%	22.9%	53.8%	-15.4%
Parking Garages	0.217	0.104	0.051	0.288	0.241	0.124	0.395	0.396	0.314	1.117	0.154
month-over-month % change	-46.1%	-52.3%	-50.9%	-15.9%	-16.3%	-48.6%	2.0%	0.3%	-20.6%		
year-over-year % change	72.0%	17.3%	-95.1%	93.3%	87.6%	-70.1%	56.6%	64.9%	-0.9%	237.2%	-86.2%
Amusement	0.479	0.412	0.422	0.574	0.504	0.438	0.559	0.560	0.475	1.836	0.834
month-over-month % change	-22.8%	-13.9%	2.2%	11.0%	-12.2%	-13.2%	0.1%	0.2%	-15.1%		
year-over-year % change	0.8%	4.0%	-70.7%	20.4%	11.1%	-43.2%	5.2%	5.6%	-21.1%	86.5%	-54.6%
Office	1.598	2.153	4.442	1.535	1.545	2.731	1.817	1.838	2.018	4.191	6.595
month-over-month % change	80.4%	34.7%	106.4%	1.4%	0.7%	76.7%	-2.5%	1.1%	9.8%		
year-over-year % change	-26.1%	13.0%	94.3%	-0.5%	-9.0%	29.0%	41.5%	40.3%	43.0%	57.3%	57.4%
Governmental Offices	1.270	0.936	0.509	0.952	0.972	0.905	1.095	1.088	1.050	1.978	1.445
month-over-month % change	78.7%	-26.3%	-45.6%	22.3%	2.1%	-6.9%	5.6%	-0.6%	-3.5%		
year-over-year % change	120.1%	-7.7%	-47.2%	49.6%	33.5%	6.2%	26.9%	21.1%	12.4%	76.6%	-27.0%
Laboratories	0.230	0.064	0.141	0.130	0.136	0.145	0.339	0.329	0.336	0.248	0.206
month-over-month % change	102.3%	-71.9%	118.8%	39.9%	4.7%	6.8%	2.5%	-2.9%	1.9%		
year-over-year % change	76.9%	-65.0%	119.2%	78.9%	14.1%	15.0%	84.5%	67.6%	74.4%	70.7%	-17.3%
Warehouse	0.899	0.717	1.274	1.166	0.974	0.963	1.125	1.115	1.155	1.637	1.991
month-over-month % change	-31.2%	-20.2%	77.6%	-2.4%	-16.5%	-1.1%	-0.2%	-0.9%	3.6%		
year-over-year % change	-3.0%	-14.4%	59.6%	-18.2%	-18.0%	12.7%	5.4%	2.9%	4.4%	39.2%	21.7%
Misc Commercial	0.386	2.035	0.648	0.830	1.301	1.023	1.120	1.240	1.108	2.825	2.683
month-over-month % change	-73.9%	426.9%	-68.2%	-12.3%	56.8%	-21.4%	-4.3%	10.7%	-10.6%		
year-over-year % change	-61.1%	240.8%	-70.9%	-18.7%	69.8%	-19.6%	2.2%	18.7%	2.2%	-4.6%	-5.0%
TOTAL COMMERCIAL	7.922	8.533	10.126	8.566	8.202	8.860	10.552	10.565	10.435	20.065	18.659
month-over-month % change	-2.8%	7.7%	18.7%	0.5%	-4.2%	8.0%	-0.8%	0.1%	-1.2%		
year-over-year % change	-10.9%	1.9%	-13.4%	1.9%	-3.9%	-8.2%	26.8%	26.0%	18.6%	40.3%	-7.0%
TOTAL INDUSTRIAL (Manufacturing)	1.249	0.544	0.900	0.791	0.741	0.898	1.492	1.482	1.414	2.382	1.444
month-over-month % change	190.4%	-56.4%	65.3%	34.0%	-6.3%	21.1%	1.6%	-0.7%	-4.5%		
year-over-year % change	29.2%	-19.2%	-47.3%	80.9%	21.7%	-19.6%	45.8%	41.9%	19.8%	375.3%	-39.4%
Religious	0.146	0.142	0.125	0.138	0.134	0.138	0.133	0.132	0.133	0.272	0.267
month-over-month % change	27.3%	-3.0%	-12.0%	1.7%	-2.4%	2.5%	0.9%	-1.3%	0.9%		
year-over-year % change	11.3%	-12.4%	13.6%	8.9%	1.9%	2.4%	-2.2%	-2.6%	-1.7%	-4.6%	-1.9%
Hosptials/Clinics	0.657	1.394	0.665	1.362	1.300	0.905	1.676	1.652	1.581	3.203	2.059
month-over-month % change	-64.4%	112.1%	-52.3%	-26.9%	-4.6%	-30.4%	-2.1%	-1.4%	-4.3%		
year-over-year % change	-39.3%	-16.9%	-56.4%	-4.2%	-13.5%	-36.6%	48.1%	44.9%	32.8%	28.3%	-35.7%
Nursing/Assisted Living	0.691	0.303	0.494	0.845	0.625	0.496	0.695	0.652	0.633	1.538	0.796
month-over-month % change	-21.7%	-56.2%	63.0%	6.3%	-26.0%	-20.7%	2.3%	-6.2%	-2.8%		
year-over-year % change	36.9%	-63.2%	-31.0%	75.8%	2.7%	-27.2%	54.7%	40.0%	30.0%	41.7%	-48.2%
Libraries/Museums	0.495	0.340	0.069	0.272	0.312	0.301	0.239	0.252	0.247	0.314	0.409
month-over-month % change	383.2%	-31.3%	-79.7%	56.3%	15.1%	-3.6%	14.2%	5.4%	-2.0%		
year-over-year % change	256.2%	84.1%	-46.6%	19.3%	90.2%	99.6%	4.1%	6.1%	2.7%	70.3%	30.3%
Fire/Police/Courthouse/Prison	0.542	0.342	0.267	0.539	0.430	0.384	0.487	0.495	0.490	0.575	0.610
month-over-month % change	33.4%	-36.8%	-21.9%	12.3%	-20.2%	-10.8%	3.2%	1.6%	-1.0%		
year-over-year % change	50.4%	38.8%	-18.7%	17.4%	4.0%	23.1%	-3.3%	-1.3%	0.3%	-24.2%	5.9%
Military	0.131	0.327	0.149	0.660	0.373	0.202	0.445	0.439	0.429	0.663	0.476
month-over-month % change	-80.1%	149.5%	-54.6%	-22.4%	-43.5%	-45.7%	-4.1%	-1.4%	-2.1%		
year-over-year % change	-63.3%	-18.6%	-42.9%	-7.2%	-22.2%	-40.5%	-8.3%	-13.0%	-17.7%	195.5%	-28.2%
Schools/Colleges	4.890	5.035	2.839	4.742	4.579	4.255	5.656	5.709	5.606	8.480	7.875
month-over-month % change	28.2%	3.0%	-43.6%	11.0%	-3.4%	-7.1%	1.2%	0.9%	-1.8%		
year-over-year % change	19.5%	14.3%	-30.3%	17.1%	7.2%	1.5%	14.8%	14.8%	13.0%	5.0%	-7.1%
Misc Medical	0.711	0.525	1.009	0.720	0.606	0.748	0.531	0.545	0.589	0.835	1.533
month-over-month % change	22.1%	-26.2%	92.2%	10.3%	-15.8%	23.5%	5.4%	2.7%	8.1%		
year-over-year % change	84.8%	48.0%	110.1%	145.4%	80.7%	84.1%	83.2%	82.9%	89.9%	41.5%	83.7%
TOTAL INSTITUTIONAL	8.262	8.408	5.616	9.277	8.360	7.429	9.862	9.875	9.707	15.879	14.024
month-over-month % change	-1.8%	1.8%	-33.2%	0.6%	-9.9%	-11.1%	1.0%	0.1%	-1.7%		
year-over-year % change	17.2%	1.9%	-26.4%	19.4%	5.7%	-2.8%	21.0%	19.7%	16.5%	15.9%	-11.7%
Misc Non Residential	0.629	0.395	0.404	0.654	0.548	0.476	0.667	0.632	0.618	1.385	0.799
month-over-month % change	1.3%	-37.1%	2.2%	2.7%	-16.2%	-13.2%	2.3%	-5.3%	-2.1%		
year-over-year % change	39.8%	-51.8%	-28.6%	45.3%	-2.6%	-22.2%	65.7%	42.1%	30.6%	159.0%	-42.3%
TOTAL NON-RES BUILDING	18.061	17.880	17.046	19.288	17.851	17.662	22.573	22.553	22.175	39.711	34.926
month-over-month % change	2.5%	-1.0%	-4.7%	1.7%	-7.4%	-1.1%	0.3%	-0.1%	-1.7%		
year-over-year % change	4.0%	-1.3%	-21.0%	13.1%	1.3%	-7.2%	26.1%	24.4%	18.0%	36.8%	-12.0%
Airports	0.338	0.263	1.800	0.564	0.362	0.800	0.568	0.581	0.671	0.834	2.063
month-over-month % change	-30.2%	-22.4%	585.8%	-11.2%	-35.9%	121.2%	4.5%	2.3%	15.4%		
year-over-year % change	617.0%	149.6%	147.1%	51.0%	172.0%	172.6%	53.0%	55.6%	57.0%	401.3%	147.5%
Roads/Highways	4.007	3.854	3.626	3.490	3.566	3.829	4.355	4.294	4.352	7.515	7.480
month-over-month % change	41.2%	-3.8%	-5.9%	-5.5%	2.2%	7.4%	1.3%	-1.4%	1.4%		
year-over-year % change	20.4%	-15.9%	23.7%	-0.7%	-7.6%	5.9%	1.8%	-1.8%	-0.3%	15.7%	-0.5%
Bridges	1.336	1.572	1.234	1.109	1.262	1.381	1.332	1.342	1.377	2.268	2.806
month-over-month % change	51.9%	17.7%	-21.5%	-8.4%	13.9%	9.4%	-0.2%	0.7%	2.6%		
year-over-year % change	-2.6%	7.8%	52.5%	-5.3%	-8.5%	13.8%	25.4%	21.4%	31.0%	-5.6%	23.7%
Dams/Marine	0.389	0.338	0.149	0.385	0.361	0.292	0.325	0.336	0.328	0.449	0.487
month-over-month % change	9.7%	-12.9%	-56.1%	22.8%	-6.4%	-19.0%	1.4%	3.5%	-2.4%		
year-over-year % change	16.5%	66.4%	-39.5%	-30.5%	4.8%	11.9%	-37.7%	-31.6%	-28.9%	-61.6%	8.5%
Water/Sewage	2.858	1.894	1.658	2.325	2.197	2.137	2.605	2.561	2.557	4.119	3.553
month-over-month % change	55.5%	-33.7%	-12.5%	-5.6%	-5.5%	-2.7%	2.6%	-1.7%	-0.2%		
year-over-year % change	38.9%	-21.5%	-2.7%	1.8%	-0.9%	3.8%	9.1%	5.4%	4.7%	18.5%	-13.8%
Misc Civil (Power, etc.)	0.903	0.806	0.650	0.897	0.920	0.786	1.172	1.126	1.113	2.163	1.456
month-over-month % change	-14.3%	-10.7%	-19.4%	-5.4%	2.7%	-14.6%	-4.7%	-3.9%	-1.2%		
year-over-year % change	-43.7%	-40.6%	-19.4%	-42.2%	-35.9%	-37.4%	-30.0%	-32.4%	-32.6%	-11.2%	-32.7%
TOTAL ENGINEERING (Civil)	9.830	8.727	9.117	8.770	8.668	9.225	10.356	10.240	10.397	17.347	17.844
month-over-month % change	32.0%	-11.2%	4.5%	-5.3%	-1.2%	6.4%	0.9%	-1.1%	1.5%		
year-over-year % change	12.5%	-13.8%	26.2%	-7.2%	-7.5%	6.1%	0.6%	-1.9%	0.0%	7.5%	2.9%
GRAND TOTAL	46.842	45.473	46.150	49.500	46.135	46.155	54.483	54.478	54.086	96.387	91.623
month-over-month % change	1.6%	-2.9%	1.5%	-1.2%	-6.8%	0.0%	0.2%	0.0%	-0.7%		
year-over-year % change	3.3%	-0.1%	-9.2%	8.4%	0.9%	-2.3%	14.9%	13.7%	10.1%	27.4%	-4.9%
NON-RES BLDG + ENGINEERING	***27.891***	***26.608***	***26.163***	***28.058***	***26.519***	***26.887***	***32.929***	***32.793***	***32.572***	***57.058***	***52.771***
month-over-month % change	***11.3%***	***-4.6%***	***-1.7%***	***-0.6%***	***-5.5%***	***1.4%***	***0.5%***	***-0.4%***	***-0.7%***		
year-over-year % change	***6.9%***	***-5.8%***	***-9.2%***	***5.8%***	***-1.7%***	***-3.0%***	***16.8%***	***14.8%***	***11.6%***	***26.3%***	***-7.5%***

Source: ConstructConnect/Table: ConstructConnect.