

# Have More People Moved During the Pandemic?

JCHS Housing Research Seminar  
Friday, March 4<sup>th</sup>, 2022  
Riordan Frost, Senior Research Analyst

# What are the key takeaways? (or TL;DL)

- There were some pandemic-related spikes in mobility
  - These were concentrated among individuals and temporary moves
- During-pandemic mobility has hewed to pre-pandemic trends:
  - Long-term decline in mobility, especially among young adults
  - Out-migration from cities to suburbs
  - Sunbelt metros continuing to attract movers
  - Large, high-cost metros continuing to lose movers
- However, there have been impacts of permanent and temporary moves
  - Housing markets, population change, and employment have all been affected
- New data may yet reveal more changes and different trends



# The sudden widespread interest in residential mobility

Politics

The Washington Post

## The Great American Migration of 2020: On the move to escape the coronavirus



Overlooking the Pacific Ocean, Lisa Pezzino and Kit Center of Oakland gaze out at a rainbow over the mountains in Big Sur, Calif., after they migrated into nature to get away from the Bay Area during the worldwide coronavirus outbreak. (Melina Mara/The Washington Post)

By Marc Fisher, Paul Schwartzman and Ben Weissenbach

March 28, 2020



JULY 6, 2020



Pew Research Center



## About a fifth of U.S. adults moved due to COVID-19 or know someone who did

BY D'VERA COHN



A Brooklyn family prepares to leave New York City on March 25 due to concerns about the spread of COVID-19. (Andrew Lichtenstein/Corbis via Getty Images)

Cohn, D'Vera. 2020. "About a Fifth of U.S. Adults Moved Due to COVID-19 or Know Someone Who Did." *Pew Research Center* (blog). July 6, 2020. <https://www.pewresearch.org/fact-tank/2020/07/06/about-a-fifth-of-u-s-adults-moved-due-to-covid-19-or-know-someone-who-did/>.

Fisher, Marc, Paul Schwartzman, and Ben Weissenbach. 2020. "The Great American Migration of 2020: On the Move to Escape the Coronavirus." *Washington Post*, March 28, 2020. [https://www.washingtonpost.com/politics/coronavirus-great-american-migration/2020/03/28/b59d4d44-6f6f-11ea-a3ec-70d7479d83f0\\_story.html](https://www.washingtonpost.com/politics/coronavirus-great-american-migration/2020/03/28/b59d4d44-6f6f-11ea-a3ec-70d7479d83f0_story.html).



# And the ensuing conflicting narratives

BROOKINGS



REPORT

## Despite the pandemic narrative, Americans are moving at historically low rates

William H. Frey • Tuesday, November 30, 2021

Frey, William H. 2021. "Despite the Pandemic Narrative, Americans Are Moving at Historically Low Rates." *Brookings* (blog). November 30, 2021.

<https://www.brookings.edu/research/despite-the-pandemic-narrative-americans-are-moving-at-historically-low-rates/>.

Popken, Ben. 2020. "Millions of Americans Moved during the Pandemic — and Most Aren't Looking Back." *NBC News*, December 31, 2020. <https://www.nbcnews.com/business/business-news/millions-americans-moved-during-pandemic-most-aren-t-looking-back-n1252633>.

 NEWS

## Millions of Americans moved during the pandemic — and most aren't looking back

The faces of America's cities and neighborhoods have been forever altered by the pandemic.



— Buyers are fleeing the cities, seeking more affordable homes and yard space for their families, home offices for parents, and designated areas for remote learning for their children. Baptiste Virot / for NBC News

And (more) ensuing conflicting narratives

“New York  
is Over.”

-A friend of mine,  
July 2020

### Comptroller Stringer Analysis: Residents Returning to New York City after Out-Migration Tripled During Pandemic

November 15, 2021



Office of the New York City Comptroller. 2021. “Comptroller Stringer Analysis: Residents Returning to New York City after Out-Migration Tripled During Pandemic.” November 15, 2021. <https://comptroller.nyc.gov/newsroom/comptroller-stringer-analysis-residents-returning-to-new-york-city-after-out-migration-tripled-during-pandemic/>.

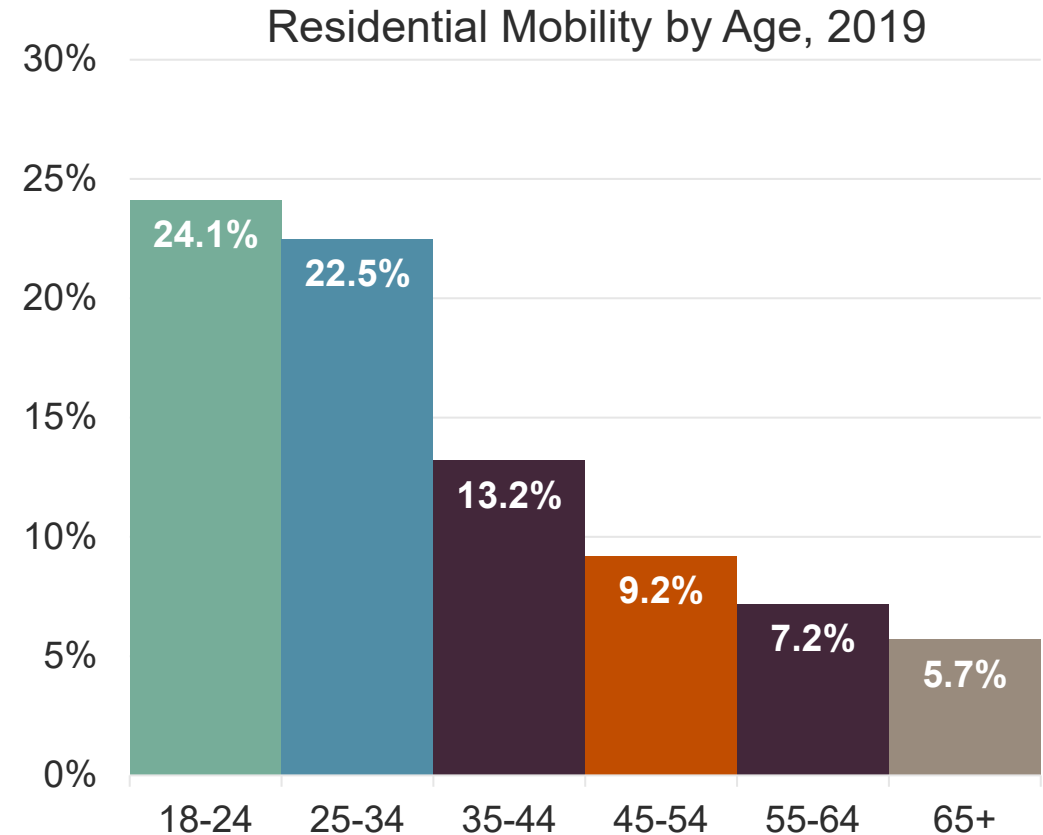




# Pre-Pandemic Residential Mobility: Who, Where, Why?

# Who moved in 2019?

- In 2019, about 13% of Americans moved
- Mobility declines with age
  - Young adults are four times more likely to move than older adults
- Renter households move more often
  - 24% of renter HHs moved in 2019
  - 6% of homeowner HHs moved in 2019
- Mobility declines with household income
  - Bottom income quartile: 15% mobility rate
  - Top income quartile: 9% mobility rate

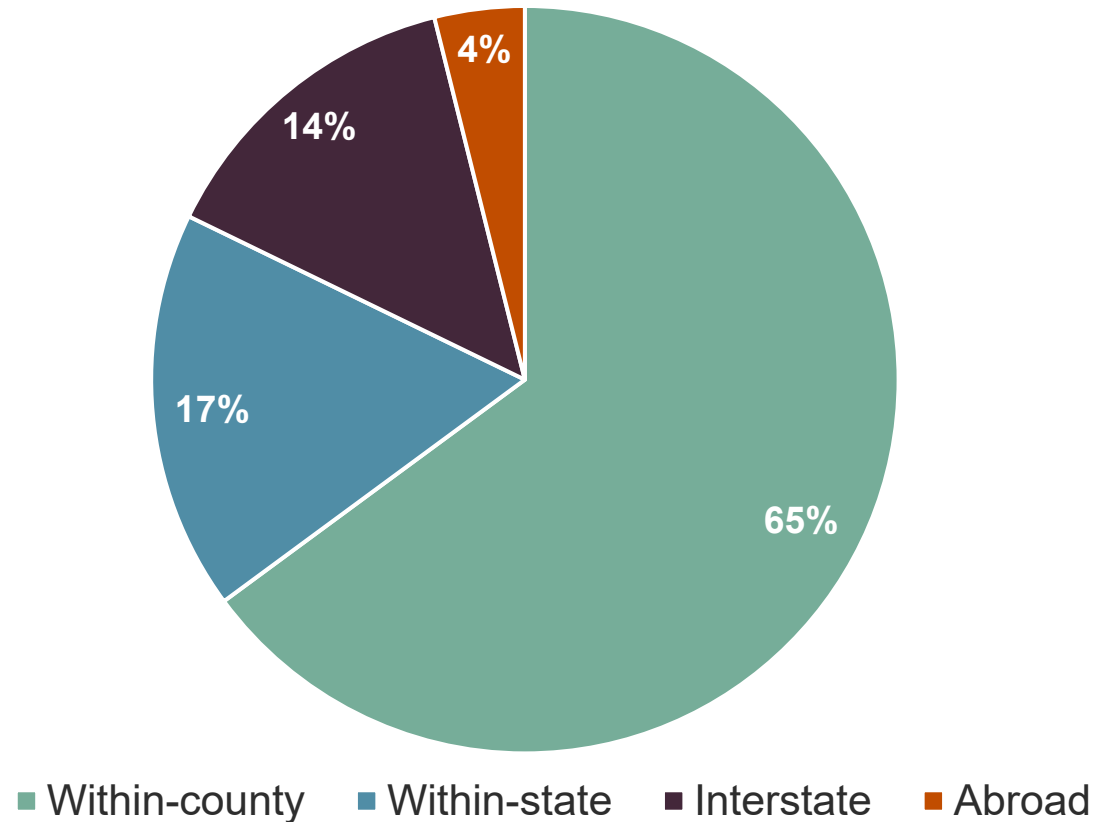


Notes: Mobility data excluding all residents of group quarters. Movers are defined as those who moved in the past year.

Source: JCHS tabulations of US Census Bureau, 2019 American Community Survey 1-Year Estimates via IPUMS-ACS, University of Minnesota.



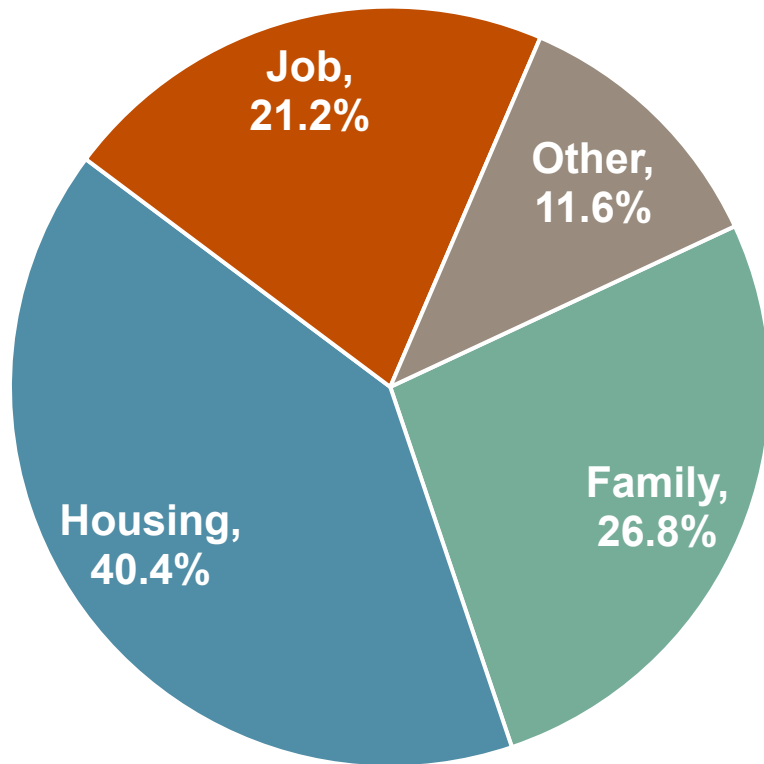
# Where did people move in 2019?



Notes: Person-level data for persons 1+ years old. Movers are defined as those who moved in the past year. Excludes group quarters and imputed mobility numbers.  
Source: JCHS tabulations of US Census Bureau, 2019 Current Population Survey via IPUMS-CPS, University of Minnesota.



# Why did people move in 2019?

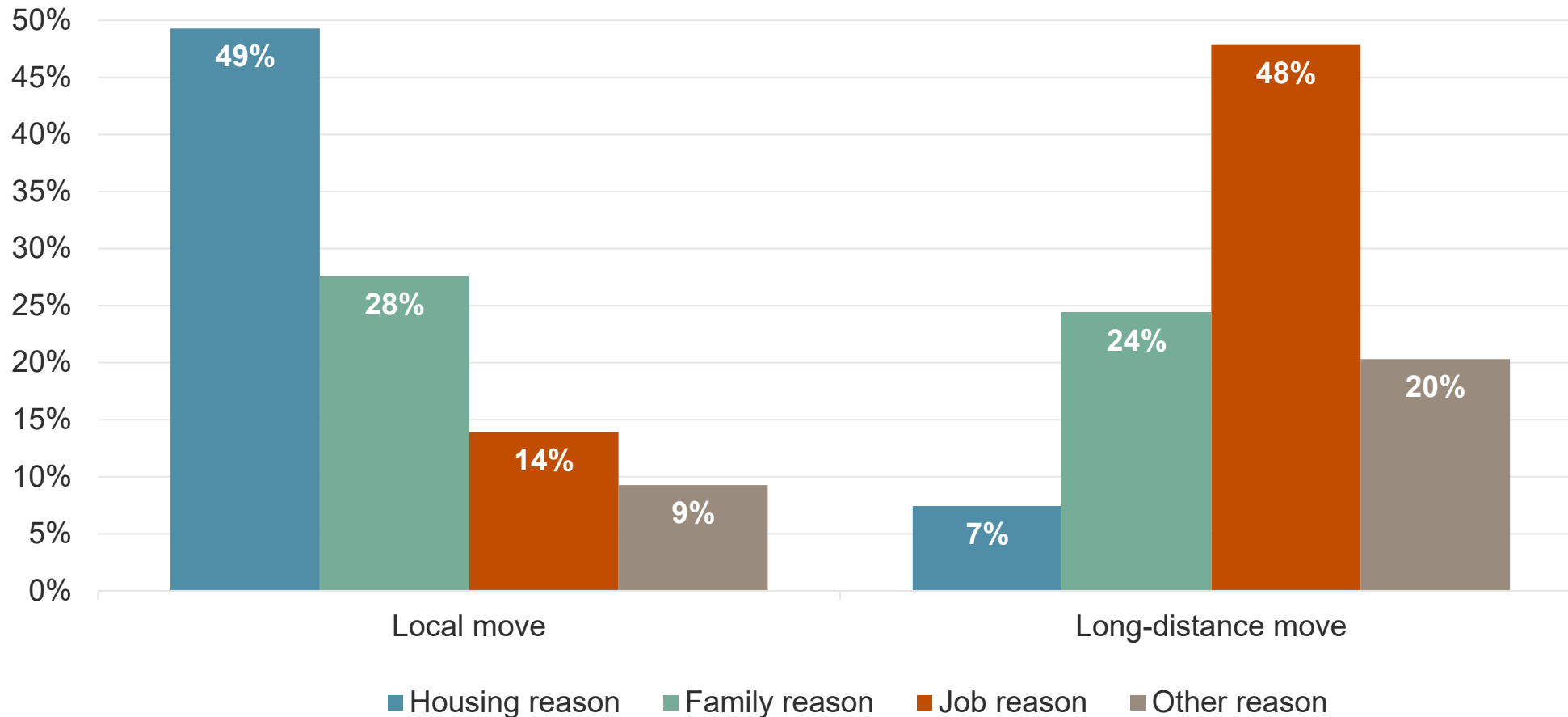


- **Housing**
  - New/better housing
  - Transitioning to homeownership
  - Cheaper housing
- **Job**
  - New job/transfer
  - Easier commute
- **Family**
  - Establishing own household
  - Change in marital status
- **Other**
  - Attend/leave college
  - Moving in with unmarried partner or friends
  - Moving for better schools

Notes: Data are based on the reported primary reason for moving (i.e. no individual reported more than one category). Person-level data for persons 1+ years old. Movers are defined as those who moved in the past year. Local moves are defined as within county or within state; long-distance moves as between states or from abroad.

Source: JCHS tabulations of US Census Bureau, 2019 Current Population Survey via IPUMS-CPS, University of Minnesota.

# Did reasons for moving differ by type of move in 2019?

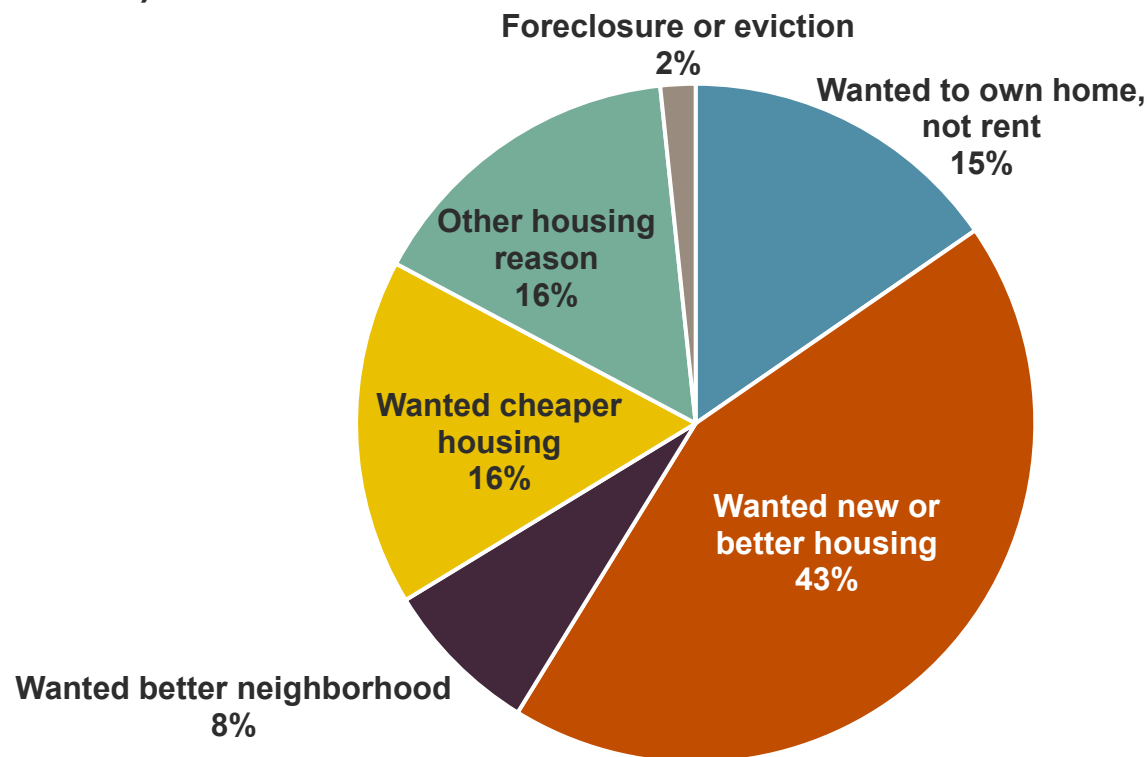


Notes: Data are based on the reported primary reason for moving (i.e. no individual reported more than one category). Person-level data for persons 1+ years old. Movers are defined as those who moved in the past year. Local moves are defined as within county or within state; long-distance moves as between states or from abroad. Source: JCHS tabulations of US Census Bureau, 2019 Current Population Survey via IPUMS-CPS, University of Minnesota.



# What were the housing reasons for local moves in 2019?

Share of Local Movers (Percent)



Moving locally for a housing-related reason is the most common type of move

Notes: Data are based on the reported primary reason for moving (i.e. no individual reported more than one category). Person-level data for persons 1+ years old. Movers are defined as those who moved in the past year. Local moves are defined as within county or within state; housing-related reasons are defined in the CPS.

Source: JCHS tabulations of US Census Bureau, 2019 Current Population Survey via IPUMS-CPS, University of Minnesota.



What happened to mobility during the pandemic?



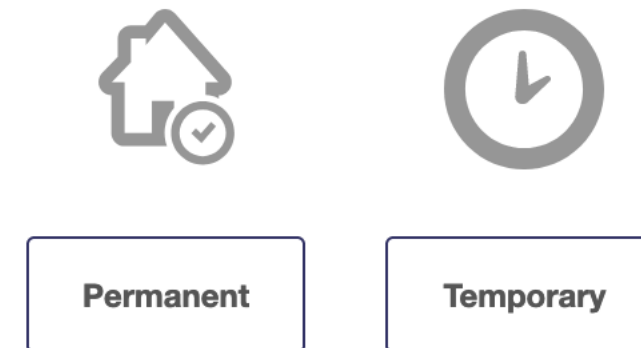
# What data are available?

- Change of Address (CoA) data – United States Postal Service (USPS)
  - Captures when people file for a change of address with USPS
    - Not a perfect measure of mobility
  - Data are released monthly to the public via the [USPS FOIA Library](https://moversguide.usps.com)
  - ZIP Code-level flows, not pairings
    - E.g. there were 274 temporary moves originating in 02138 in March 2020

## Step 1: Who is Moving

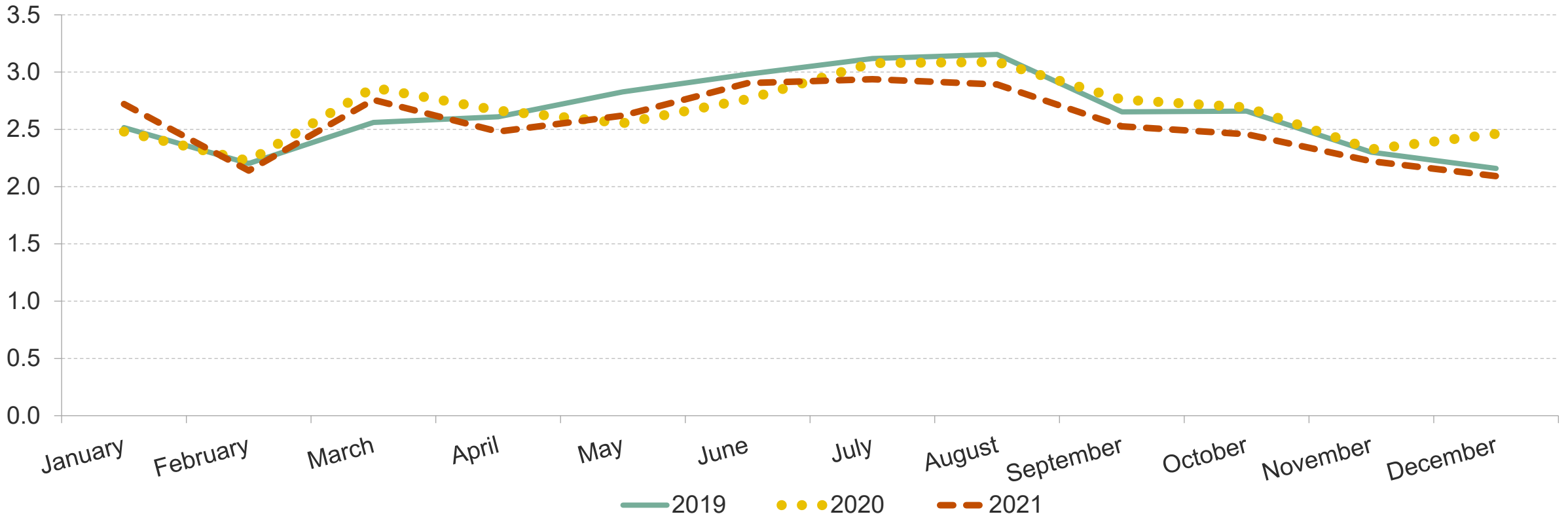


## What type of move is this?



# Permanent moves ticked up during the onset and first winter wave of the pandemic

Permanent Change of Address Requests (Millions)

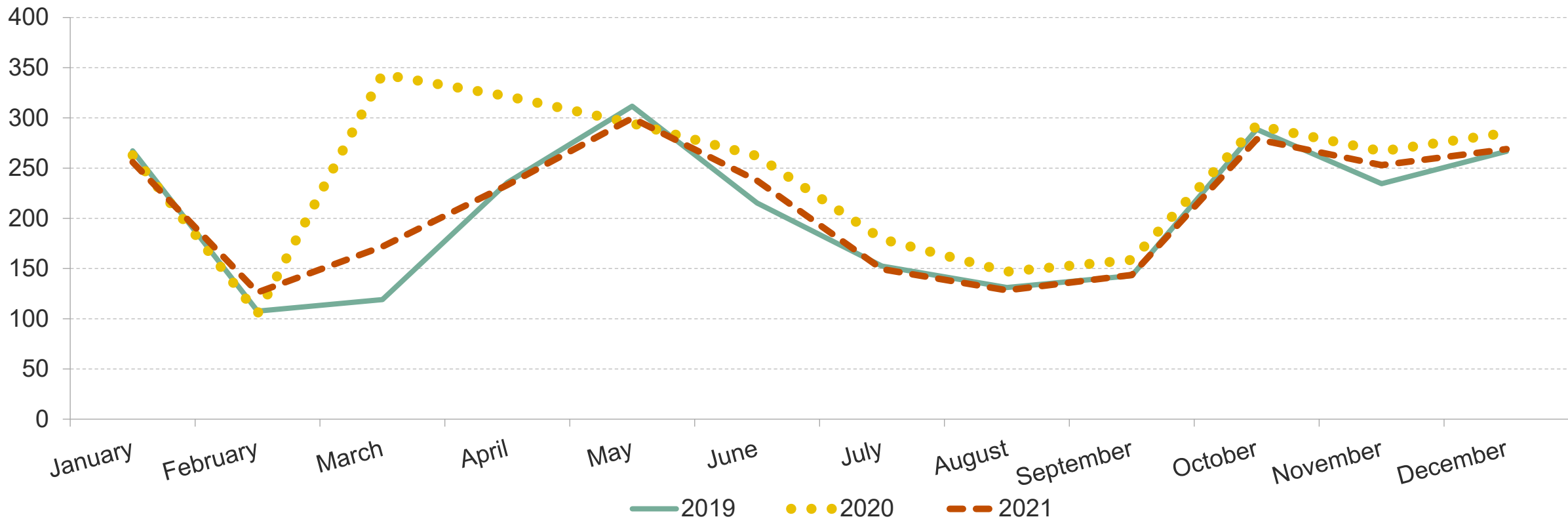


Notes: Includes individual, family, and business moves that were marked as 'permanent' during an address change request. National trends were calculated by aggregating moves from every ZIP code provided. 'Moves from' and 'moves to' trends are similar, with 'from' move totals slightly higher due to data suppression. Source: JCHS tabulations of USPS, Change of Address data.



# Temporary moves spiked early in the pandemic and remained elevated until mid-2021

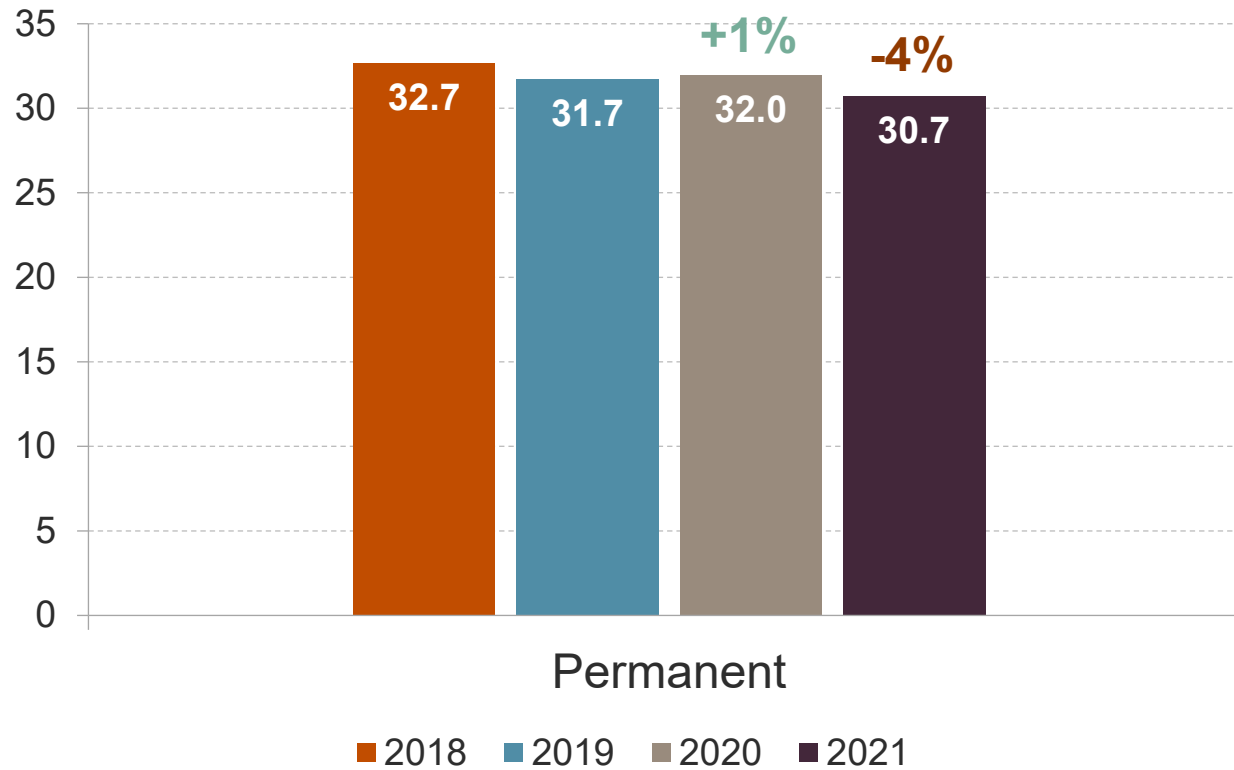
Temporary Change of Address Requests (Thousands)



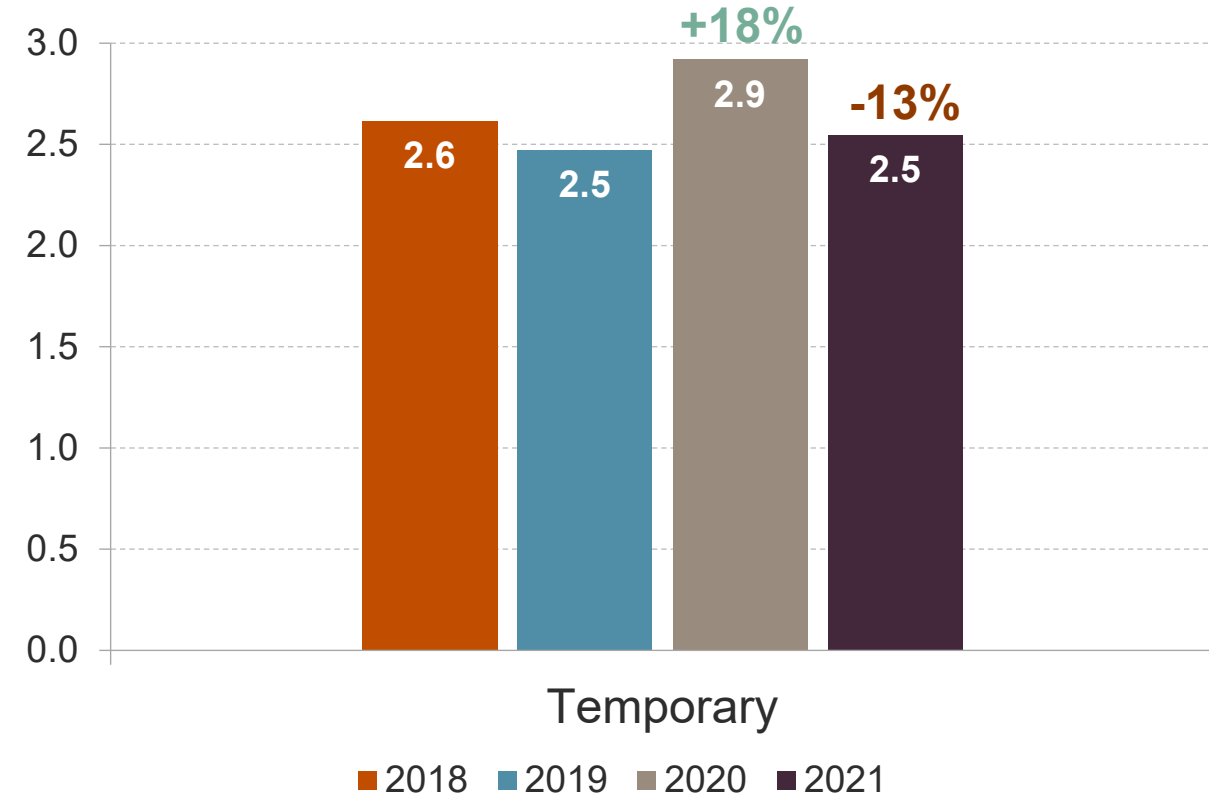
Notes: Includes individual, family, and business moves that were marked as 'temporary' during address change request. National trends were calculated by aggregating moves from every ZIP code provided. 'Moves from' and 'moves to' trends are similar, with 'from' move totals slightly higher due to data suppression.  
Source: JCHS tabulations of USPS, Change of Address data.

# Annual moves show increase in 2020 for both permanent and temporary moves

## Permanent CoA Requests (Millions)



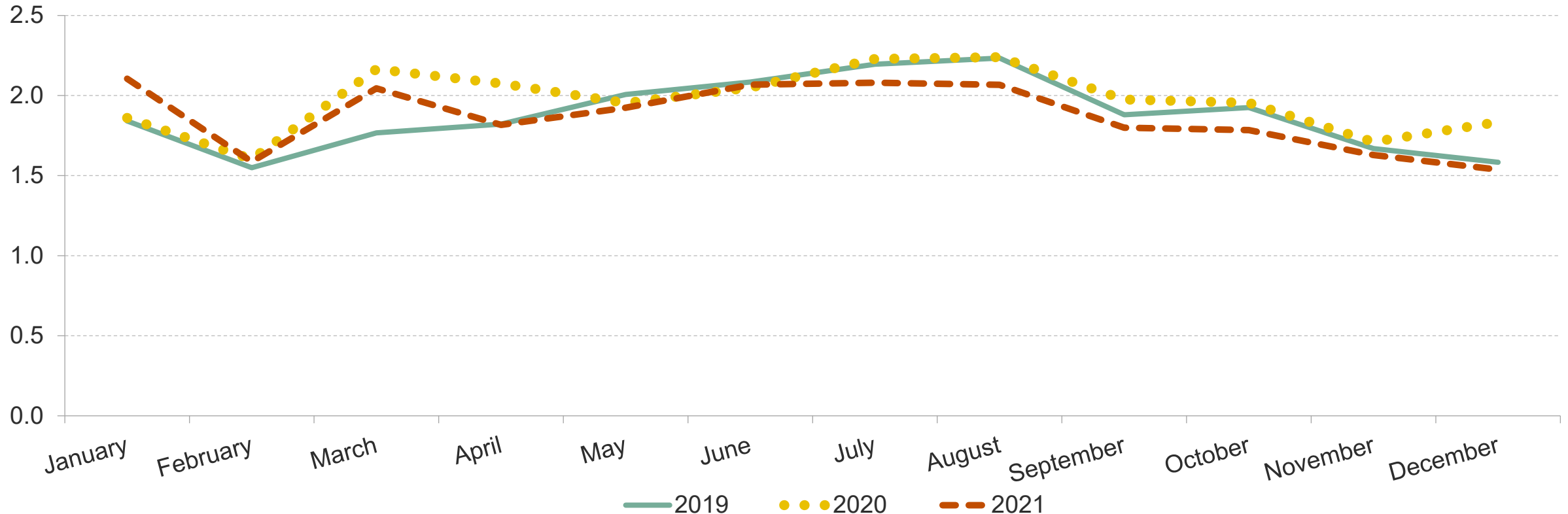
## Temporary CoA Requests (Millions)



Notes: Includes individual, family, and business change of address requests. National trends were calculated by aggregating moves from every ZIP code provided. 'Moves from' and 'moves to' trends are similar, with 'from' move totals slightly higher due to data suppression.  
Source: JCHS tabulations of USPS, Change of Address data.

# Individual moves have been elevated during the pandemic

Individual Change of Address Requests (Millions)

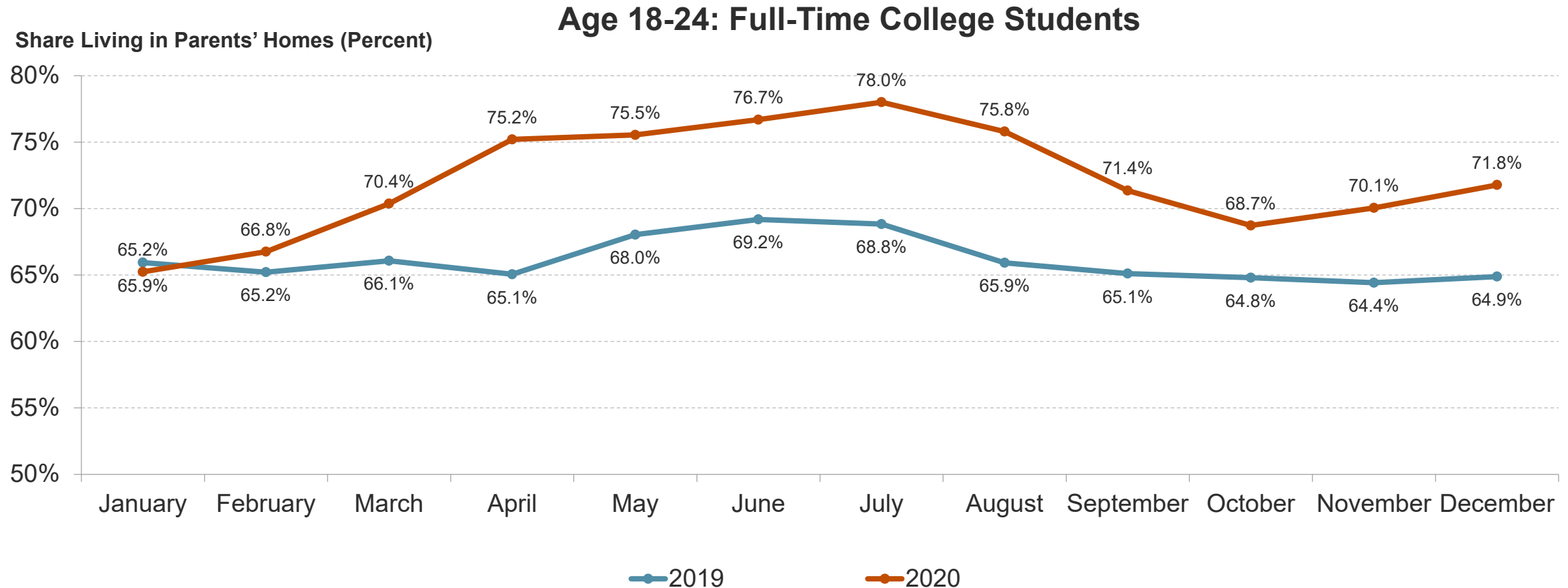


Notes: Includes permanent and temporary address change requests for individual moves. National trends were calculated by aggregating moves from every ZIP code provided. 'Moves from' and 'moves to' trends are similar, with 'from' move totals slightly higher due to data suppression.

Source: JCHS tabulations of USPS, Change of Address data.



# [Tangent] More evidence of mobility spikes in early & late 2020

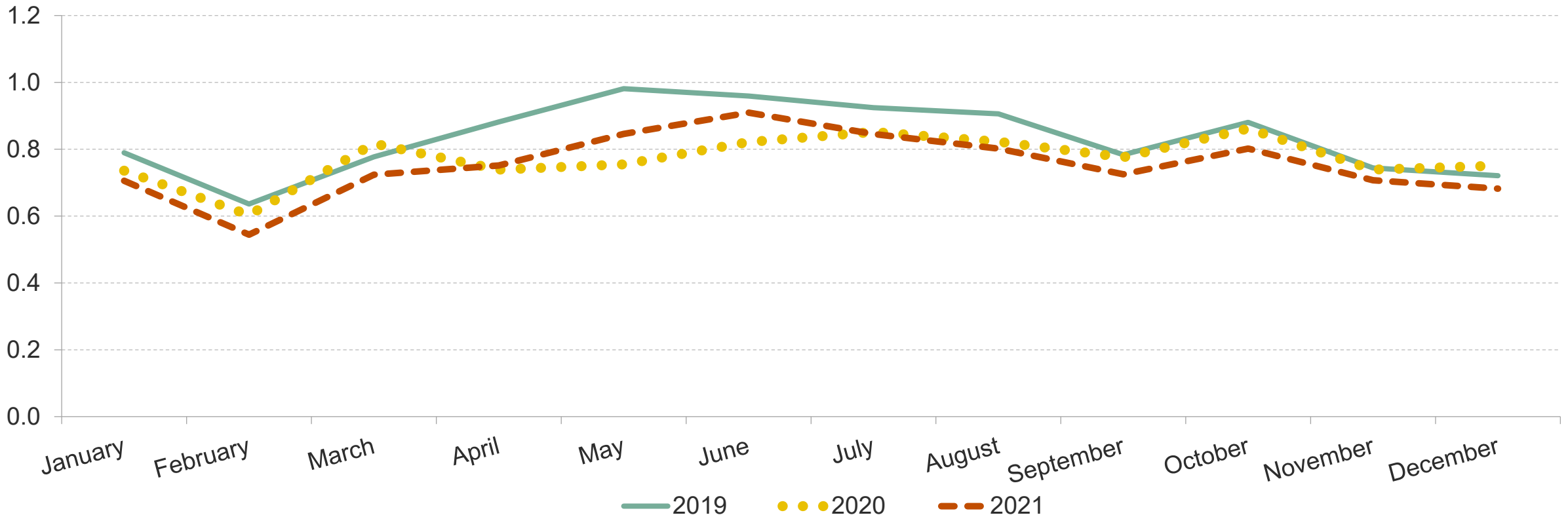


**Source:** JCHS tabulations of US Census Bureau, Current Population Surveys via IPUMS-CPS, University of Minnesota.

McCue, Daniel. 2021. "After a Brief Return, Young Adults Quick to Move Out of Parents Homes as the Pandemic Continues | Joint Center for Housing Studies." *Housing Perspectives* | Joint Center for Housing Studies of Harvard University (blog). March 8, 2021. <https://www.jchs.harvard.edu/blog/after-brief-return-young-adults-quick-move-out-parents-homes-pandemic-continues>.

# Family moves fell after the onset of the pandemic and have remained at lower levels

Family Change of Address Requests (Millions)

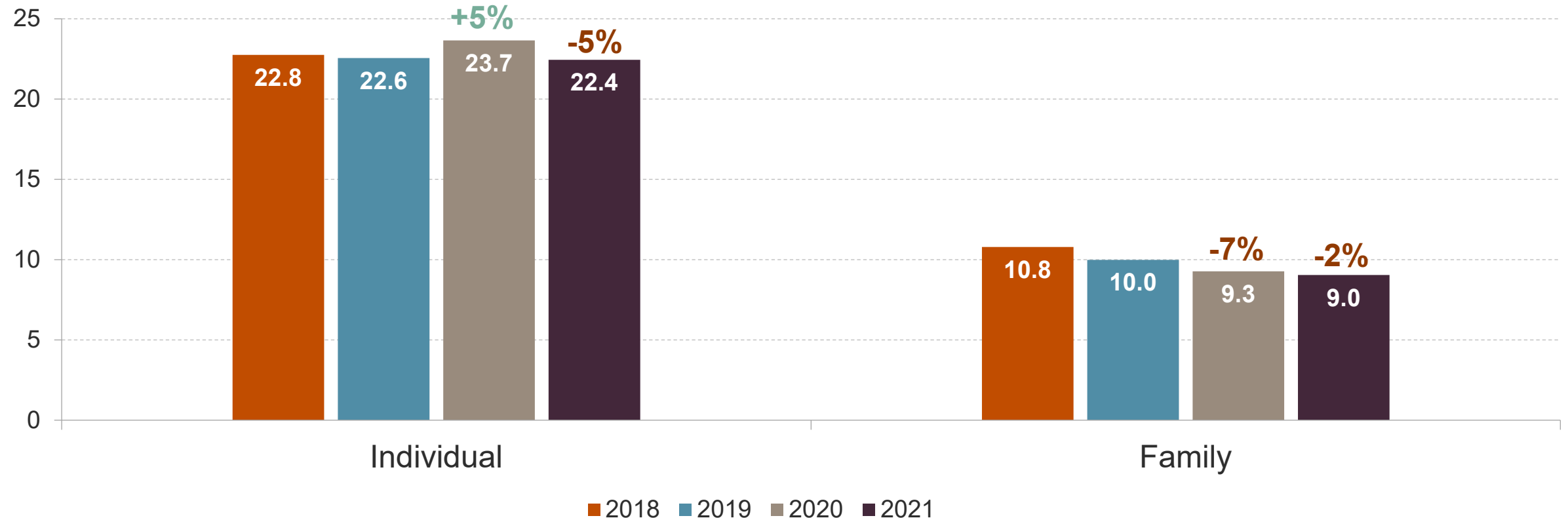


Notes: Includes permanent and temporary address change requests for family moves. National trends were calculated by aggregating moves from every ZIP code provided. 'Moves from' and 'moves to' trends are similar, with 'from' move totals slightly higher due to data suppression.

Source: JCHS tabulations of USPS, Change of Address data.

# Annual counts show temporary increase among individual moves, steady decline among family moves

Change of Address Requests (Millions)



Notes: Includes permanent and temporary address change requests for family moves. National trends were calculated by aggregating moves from every ZIP code provided. 'Moves from' and 'moves to' trends are similar, with 'from' move totals slightly higher due to data suppression.

Source: JCHS tabulations of USPS, Change of Address data.





How do pandemic trends fit into  
historic trends in mobility?

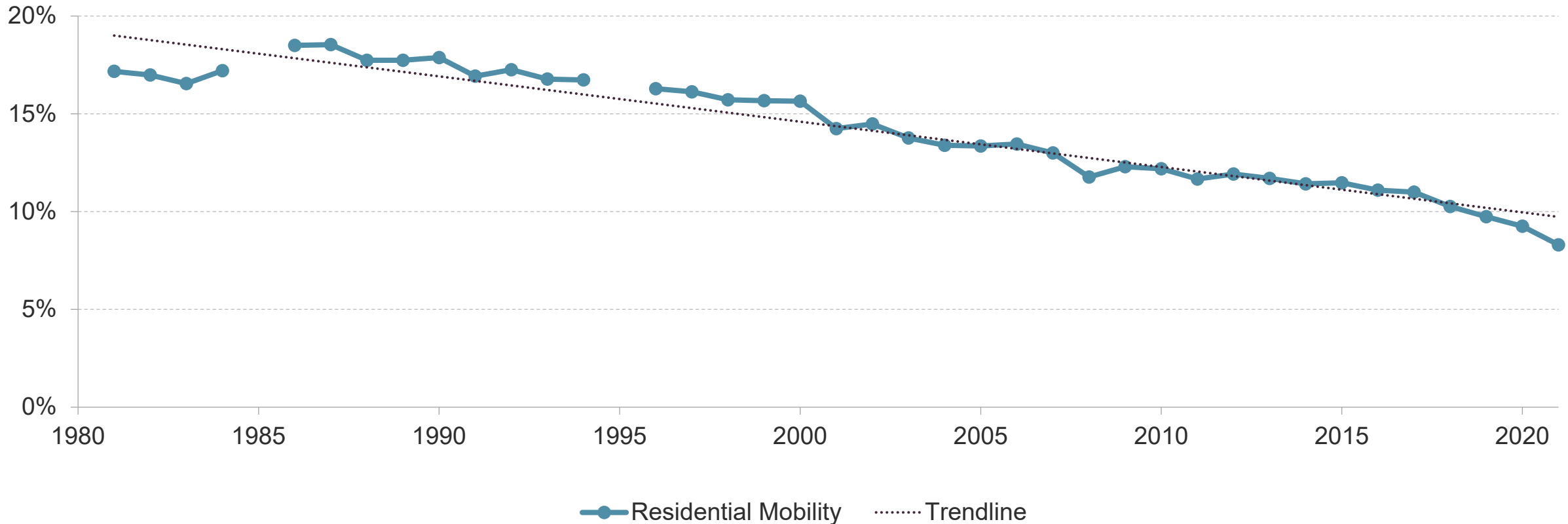
# What data are available?

- Current Population Survey (CPS) – US Census Bureau
  - Monthly survey, with the Annual Social and Economic (ASEC) supplement collected every March
  - Data collection for 2020 and 2021 was affected by the pandemic
    - Response rates were higher for 2021 but still below pre-pandemic rates
      - Some [evidence of bias](#) in 2021
- What about the American Community Survey (ACS)?
  - The ACS is typically the most reliable source of data on residential mobility
  - Data collection during 2020 was severely impacted by the pandemic
  - The 2020 ACS was released with experimental weights and cautions to not compare it to previous years



# Pandemic mobility rates have continued long-term decline

Share of People Who Moved in the Past Year (Percent)



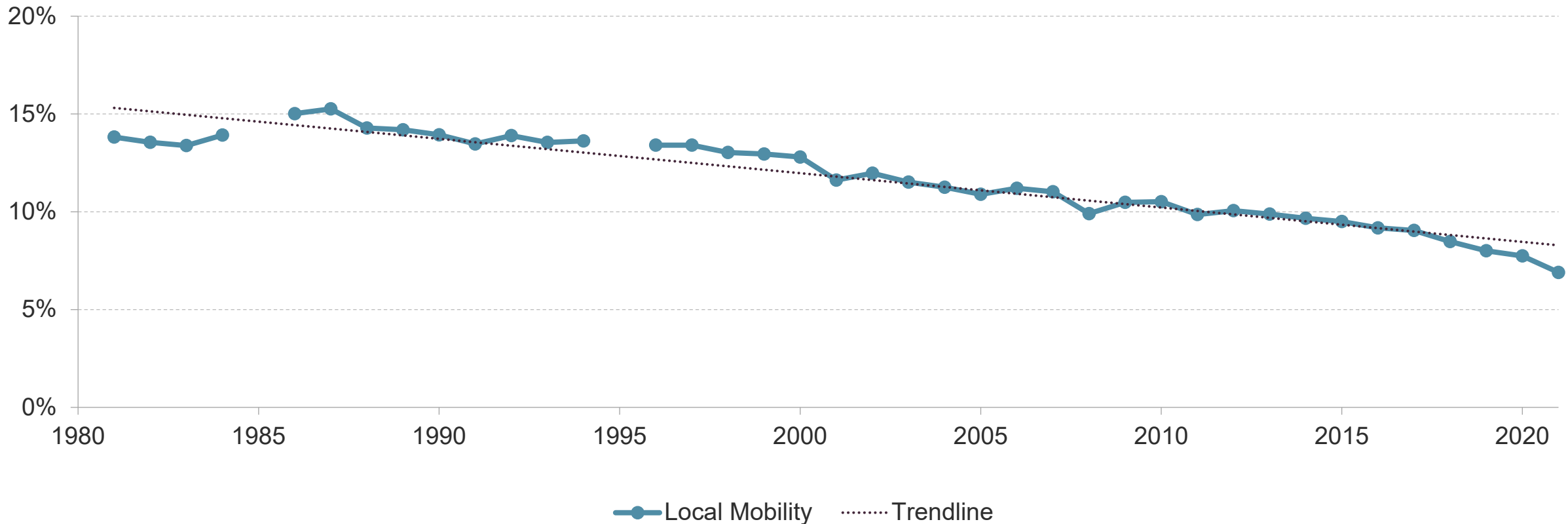
**Notes:** Person-level data for persons 1+ years old. Excludes group quarters and imputed mobility values.

**Source:** JCHS tabulations of US Census Bureau, Current Population Surveys via IPUMS-CPS, University of Minnesota.



# Local mobility continues to drive the long-term decline

Share of People Who Moved Locally in the Past Year (Percent)

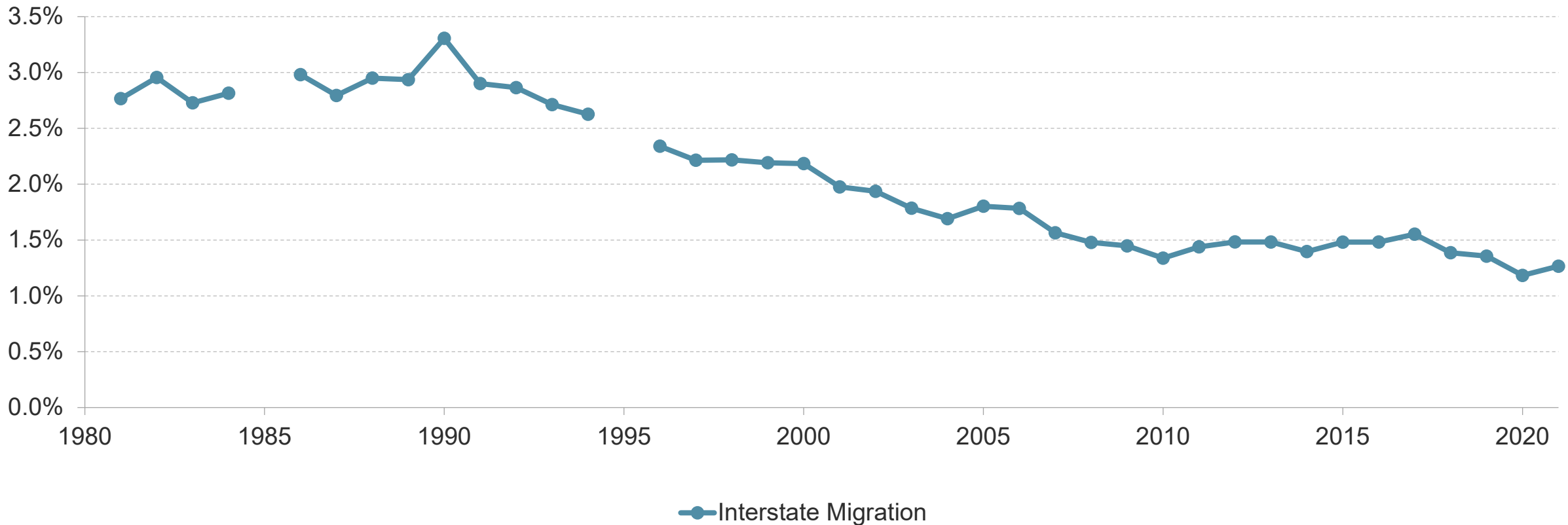


**Notes:** Person-level data for persons 1+ years old. Excludes group quarters and imputed mobility values. Local moves defined as within-state moves, either within-county or between-county moves.

**Source:** JCHS tabulations of US Census Bureau, Current Population Surveys via IPUMS-CPS, University of Minnesota.

# Interstate migration ticked up slightly in 2021

Share of People Who Moved Between States in the Past Year (Percent)

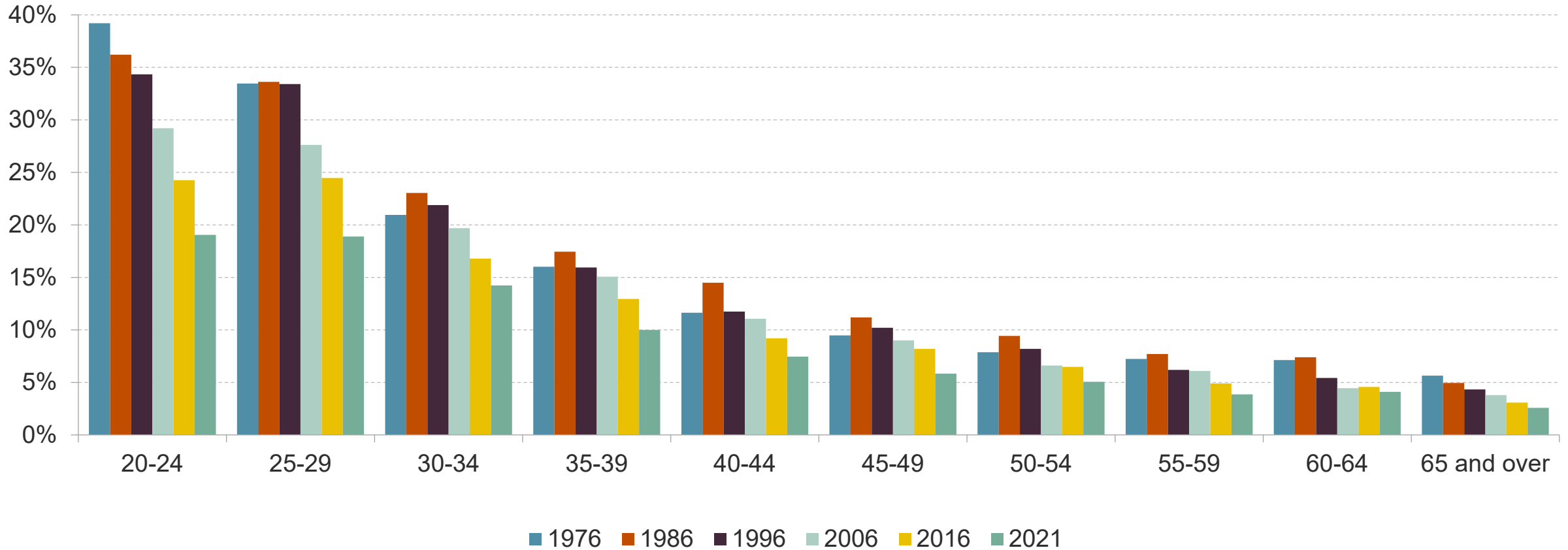


**Notes:** Person-level data for persons 1+ years old. Excludes group quarters and imputed mobility values.

**Source:** JCHS tabulations of US Census Bureau, Current Population Surveys via IPUMS-CPS, University of Minnesota.

# Mobility decline continues to be sharpest among young adults, across generations

Share of People who Moved in the Past Year (Percent)



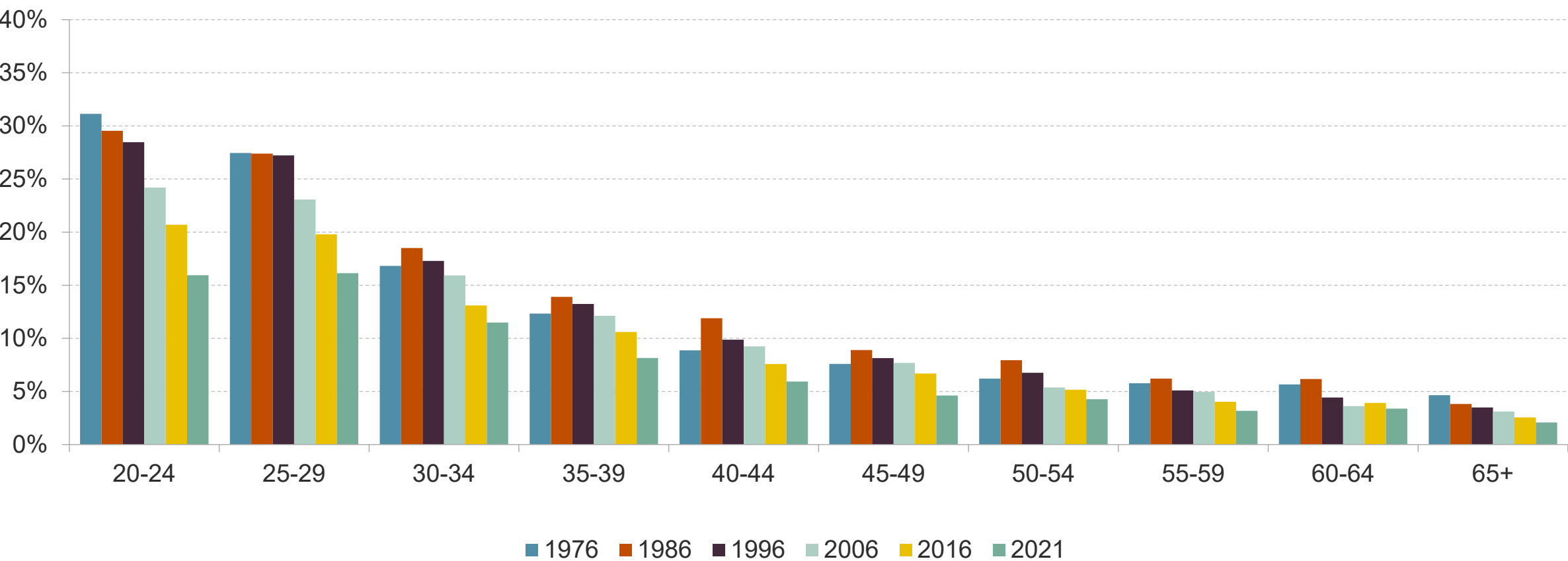
**Notes:** Person-level data for persons 1+ years old. Excludes group quarters and imputed mobility values.

**Source:** JCHS tabulations of US Census Bureau, Current Population Surveys via IPUMS-CPS, University of Minnesota.



# Local mobility decline continues to be sharpest among young adults, across generations

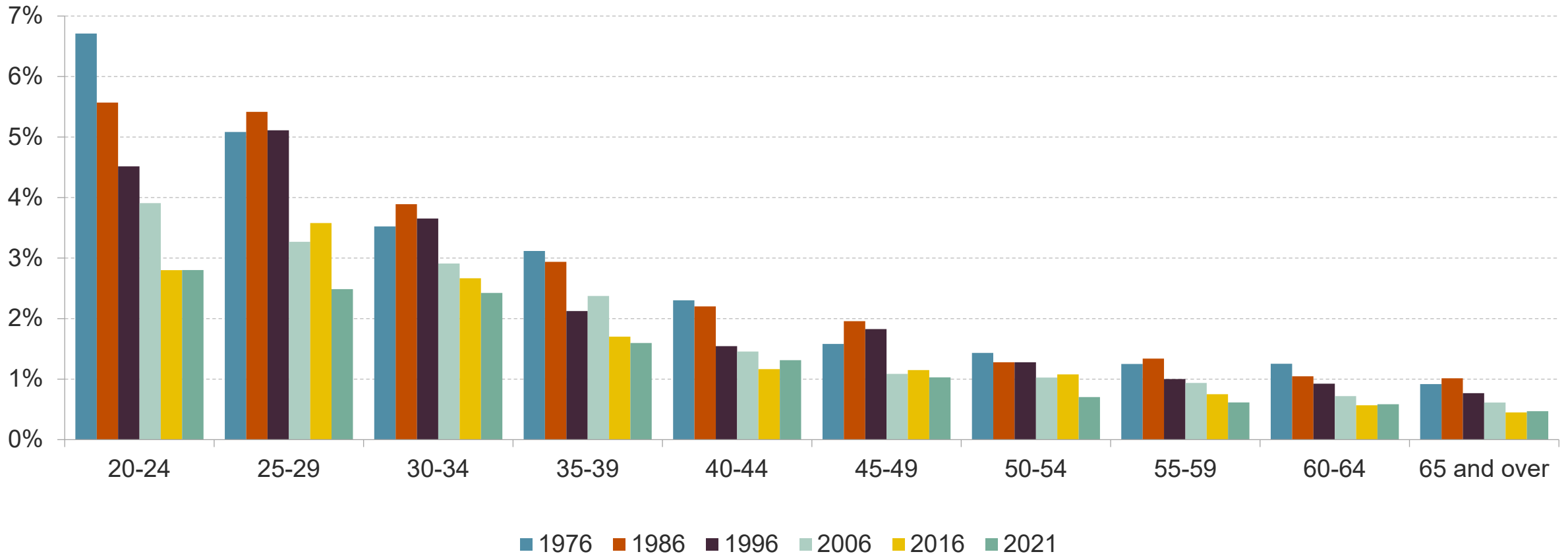
Share of People who Moved Locally in the Past Year (Percent)



**Notes:** Person-level data for persons 1+ years old. Local move defined as within county or within state. Excludes group quarters and imputed mobility values.  
**Source:** JCHS tabulations of US Census Bureau, Current Population Surveys via IPUMS-CPS, University of Minnesota.

# Change in interstate migration rates has more nuance by age

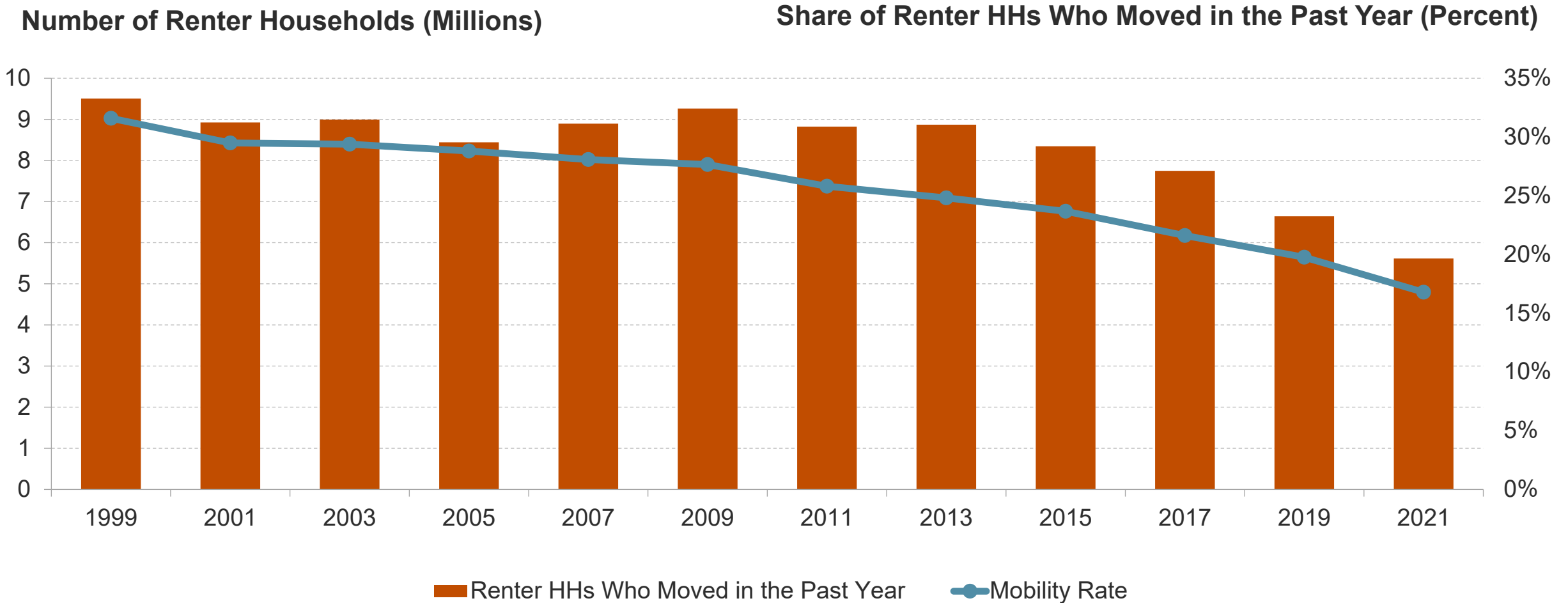
Share of People who Moved between States in the Past Year (Percent)



**Notes:** Person-level data for persons 1+ years old. Excludes group quarters and imputed mobility values.

**Source:** JCHS tabulations of US Census Bureau, Current Population Surveys via IPUMS-CPS, University of Minnesota.

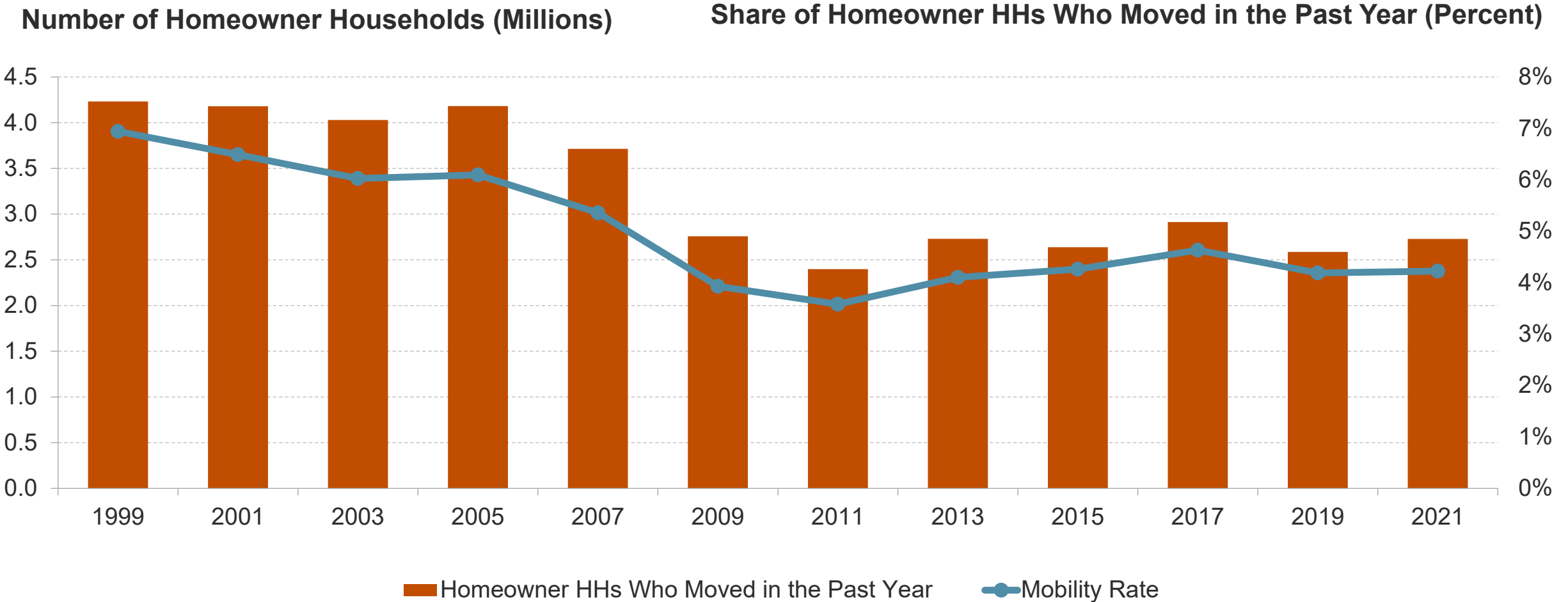
# Renter mobility rates and levels continue to decline, even with growing numbers of renters



**Notes:** Household-level data for persons 1+ years old. Excludes group quarters.

**Source:** JCHS tabulations of US Census Bureau, Current Population Surveys via IPUMS-CPS, University of Minnesota.

# Homeowner mobility rates remain low, despite a post-recession recovery



**Notes:** Household-level data for persons 1+ years old. Excludes group quarters.

**Source:** JCHS tabulations of US Census Bureau, Current Population Surveys via IPUMS-CPS, University of Minnesota.





What about where people are moving?



# Has there been an urban exodus?

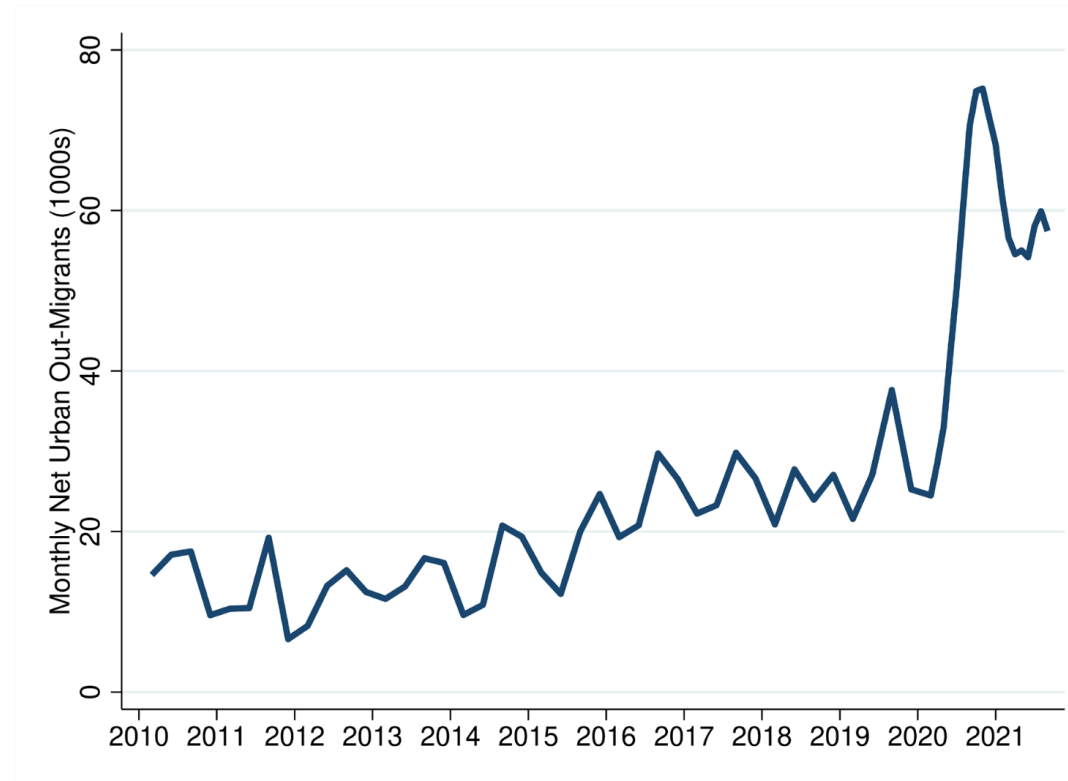
- Whitaker (2021) uses CCP to measure migration in/out of urban Census tracts
  - Urban defined as being in a metro area with at least 500,000 people and either:
    - Population density of more than 7,000 people/sq mi; or
    - Majority of housing stock built before WWII
  - CCP = the Federal Reserve Bank of New York/Equifax Consumer Credit Panel
    - Nationally representative sample of 5% of US consumers with a credit file
      - Some low-income people and young adults are underrepresented by the CCP
      - Lenders report borrowers' current addresses to Equifax each month
        - CCP reports Census tract of each borrower
    - Only available to Federal Reserve Bank researchers

Whitaker, Stephan D. 2021. "Did the COVID-19 Pandemic Cause an Urban Exodus?" Federal Reserve Bank of Cleveland. <https://www.clevelandfed.org/newsroom-and-events/publications/cfed-district-data-briefs/cfddb-20210205-did-the-covid-19-pandemic-cause-an-urban-exodus>.

# Net outflow from urban neighborhoods spiked, then fell

FEDERAL RESERVE BANK *of* CLEVELAND

**Figure 1. Estimated Net Out-Migration from Urban Neighborhoods**



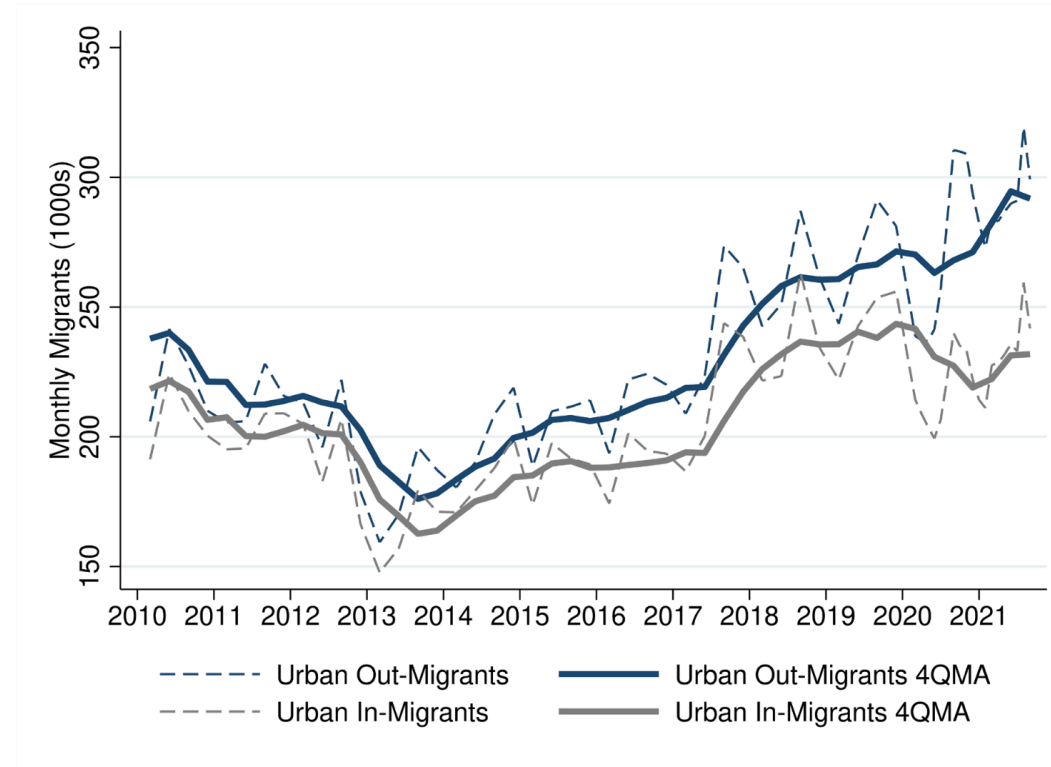
Sources: Federal Reserve Bank of New York/Equifax Consumer Credit Panel, American Community Survey, and author's calculations.

Whitaker, Stephan D. 2021. "Did the COVID-19 Pandemic Cause an Urban Exodus? Third Quarter 2021 Update for Tables and Figures." Federal Reserve Bank of Cleveland. <https://www.clevelandfed.org/en/newsroom-and-events/publications/cfed-district-data-briefs/cfddb-20210301-covid-19-pandemic-urban-exodus-updates.aspx>.

# Increase in net outflow from urban neighborhoods driven by fewer people moving in

FEDERAL RESERVE BANK *of* CLEVELAND

Figure 2. Estimated Gross Migration into and from Urban Neighborhoods



Sources: Federal Reserve Bank of New York/Equifax Consumer Credit Panel, American Community Survey, and author's calculations.

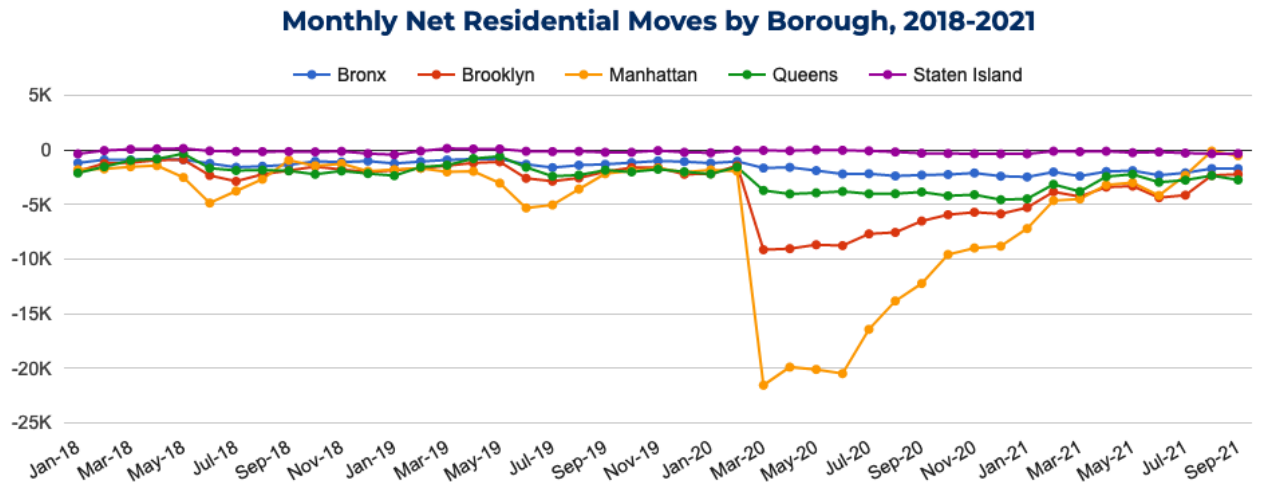
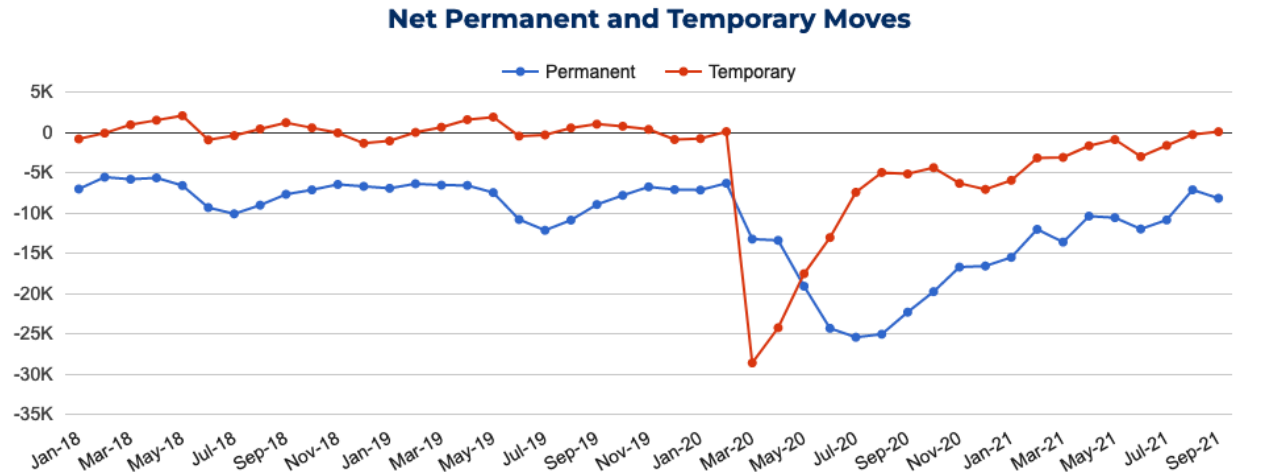
Whitaker, Stephan D. 2021. "Did the COVID-19 Pandemic Cause an Urban Exodus? Third Quarter 2021 Update for Tables and Figures." Federal Reserve Bank of Cleveland. <https://www.clevelandfed.org/en/newsroom-and-events/publications/cfed-district-data-briefs/cfddb-20210301-covid-19-pandemic-urban-exodus-updates.aspx>.



# What happened in New York?



“Residents in the wealthiest 10 percent of city neighborhoods, as measured by median income, were 4.6 times more likely to leave than other residents during 2020”  
– Stringer (2021)



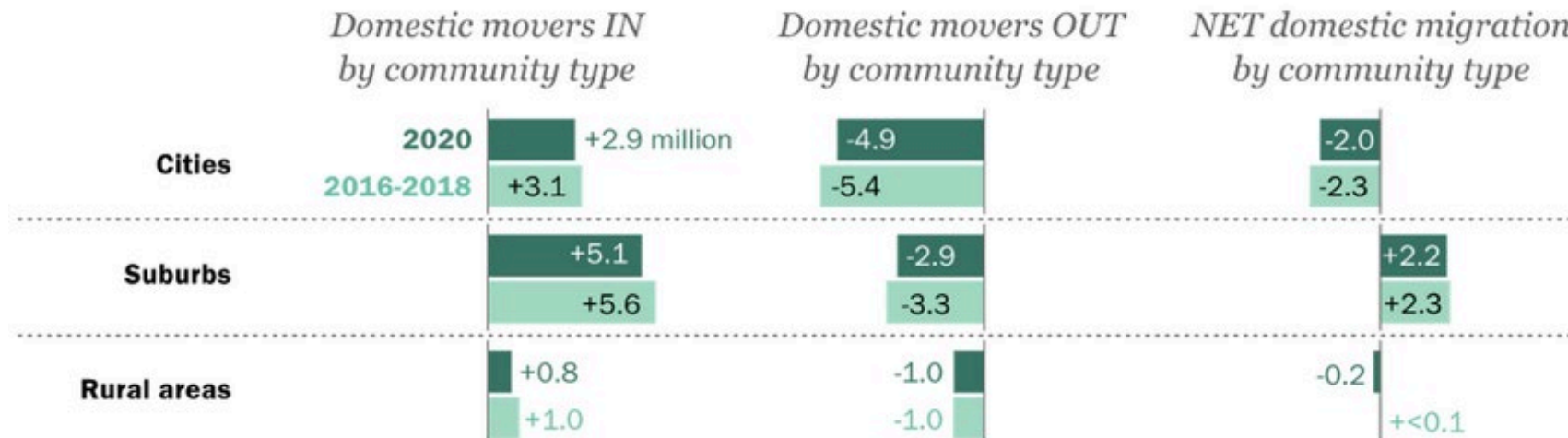
Stringer, Scott. 2021. “The Pandemic’s Impact on NYC Migration Patterns.” New York, NY: Office of the New York City Comptroller. <https://comptroller.nyc.gov/reports/the-pandemics-impact-on-nyc-migration-patterns/>.

# Is there an urban exodus? Or are trends simply continuing?



Pew Research Center

**More people left American cities for other U.S. communities than moved into them during 2020, continuing a pre-pandemic trend**



Note: Domestic movers are those who lived at a different U.S. address one year earlier. Includes movers who were at least 1 year old at the time of the survey. The years refer to the time period when people migrated, as reported in surveys from the following year. The years 2016-2018 are reported as the average of those years.

Source: Census Bureau migration tables based on 2017-2019 and 2021 Current Population Survey Annual Social and Economic Supplement (ASEC).

PEW RESEARCH CENTER

Fry, Richard, and D’Vera Cohn. 2021. “In 2020, Fewer Americans Moved, Exodus from Cities Slowed.” *Pew Research Center* (blog). December 16, 2021. <https://www.pewresearch.org/fact-tank/2021/12/16/in-2020-fewer-americans-moved-exodus-from-cities-slowed/>.

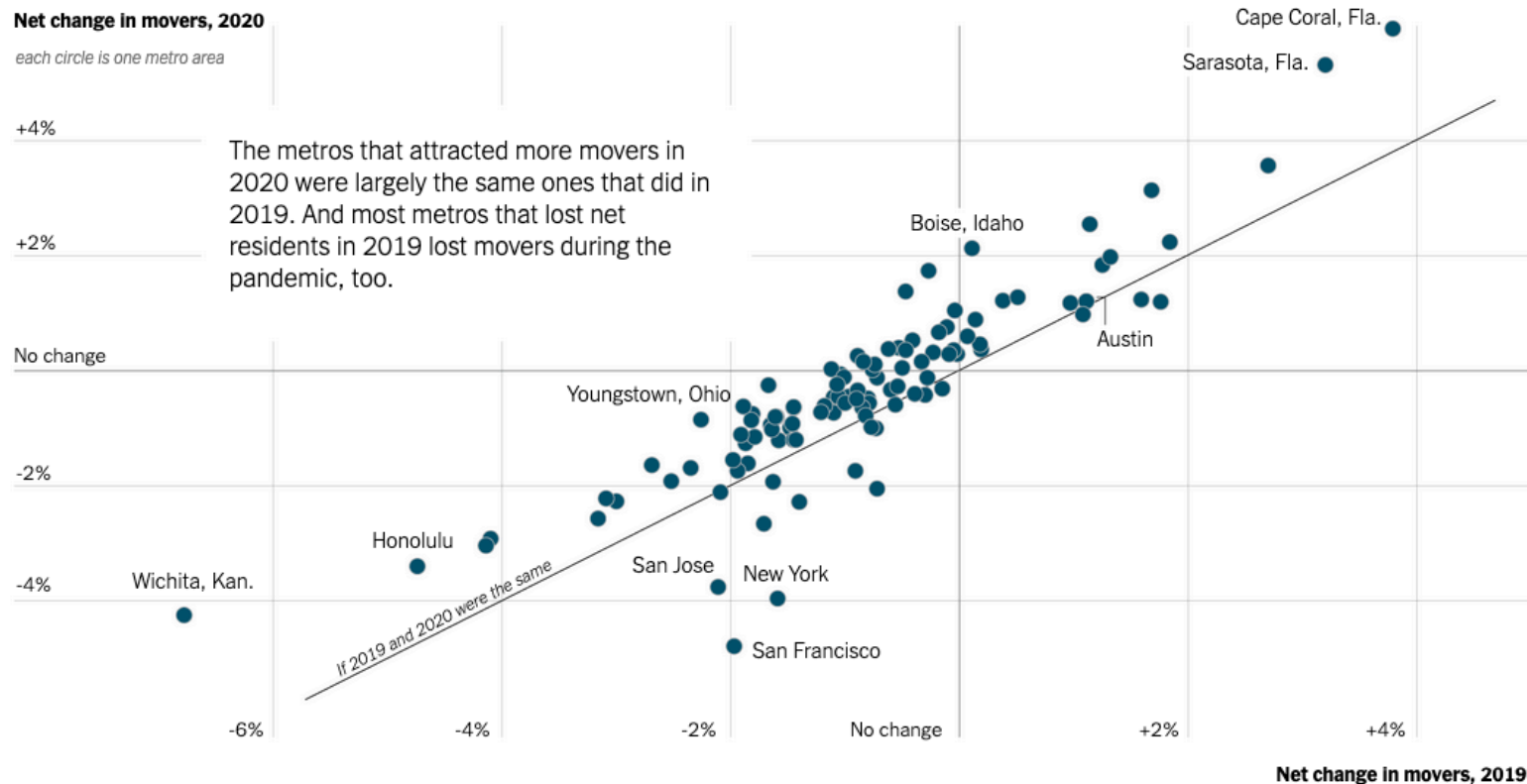
# Is the map of migration totally new or just modified?

## The New York Times

For most metros, migration followed pre-Covid trends

Net change in movers, 2020

each circle is one metro area



Note: Net change is defined as the difference in number of in-bound change-of-address requests and out-bound requests in a metro area, compared with all residential addresses. Source: U.S. Postal Service

Kolko, Jed, Emily Badger, and Quoc Trung Bui. 2021. "How the Pandemic Did, and Didn't, Change Where Americans Move." *The New York Times*, April 20, 2021, sec. The Upshot. <https://www.nytimes.com/interactive/2021/04/19/upshot/how-the-pandemic-did-and-didnt-change-moves.html>.





Did reasons for moving change?



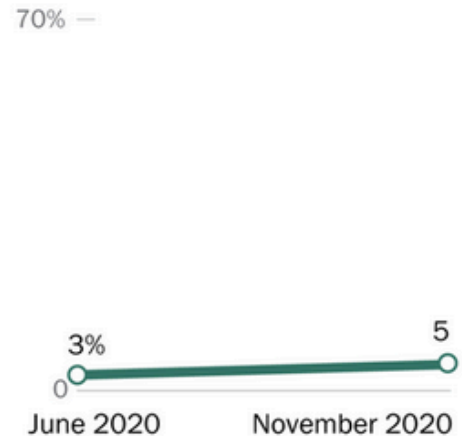
# Reasons for moving changed during the pandemic



Pew Research Center

## Americans surveyed later in 2020 who moved due to the coronavirus outbreak had different reasons and destinations than those surveyed earlier

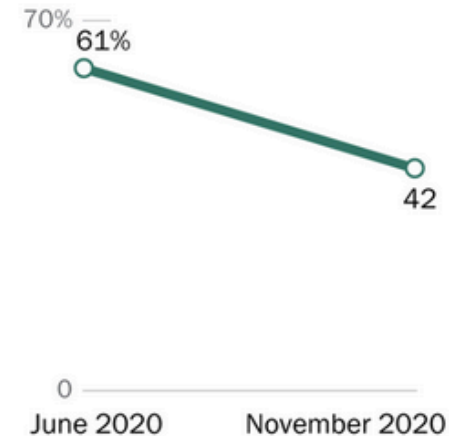
*The share of U.S. adults who moved due to COVID-19 ticked up as the coronavirus continued*



*Among COVID-19 movers, more cited finances and fewer cited coronavirus risk as most important reason for moving*



*...and a smaller share moved in with family members*

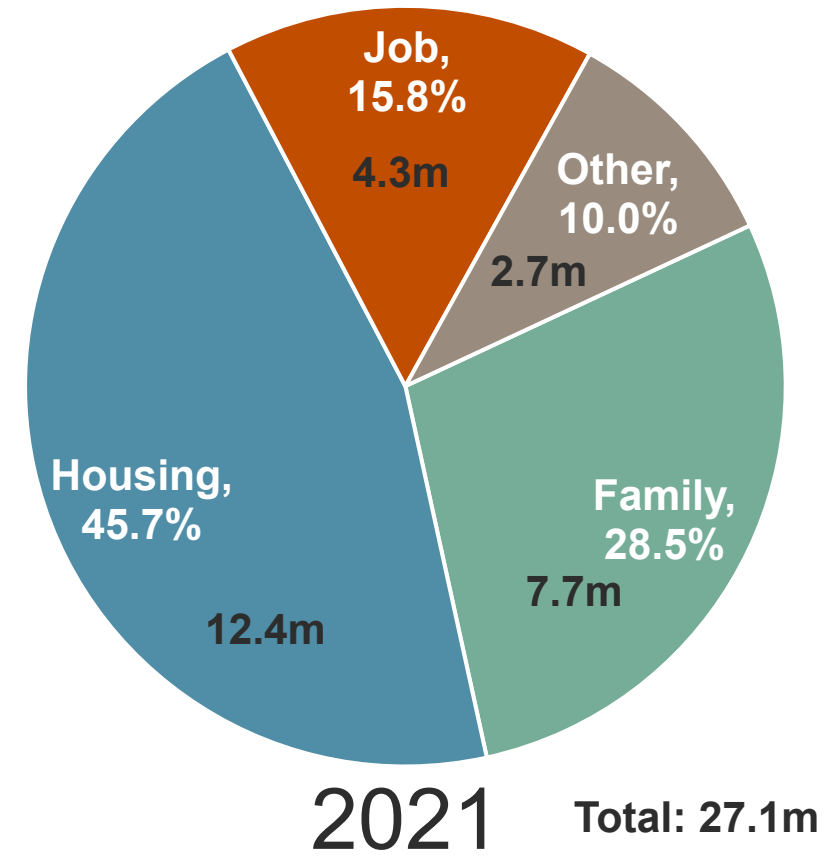
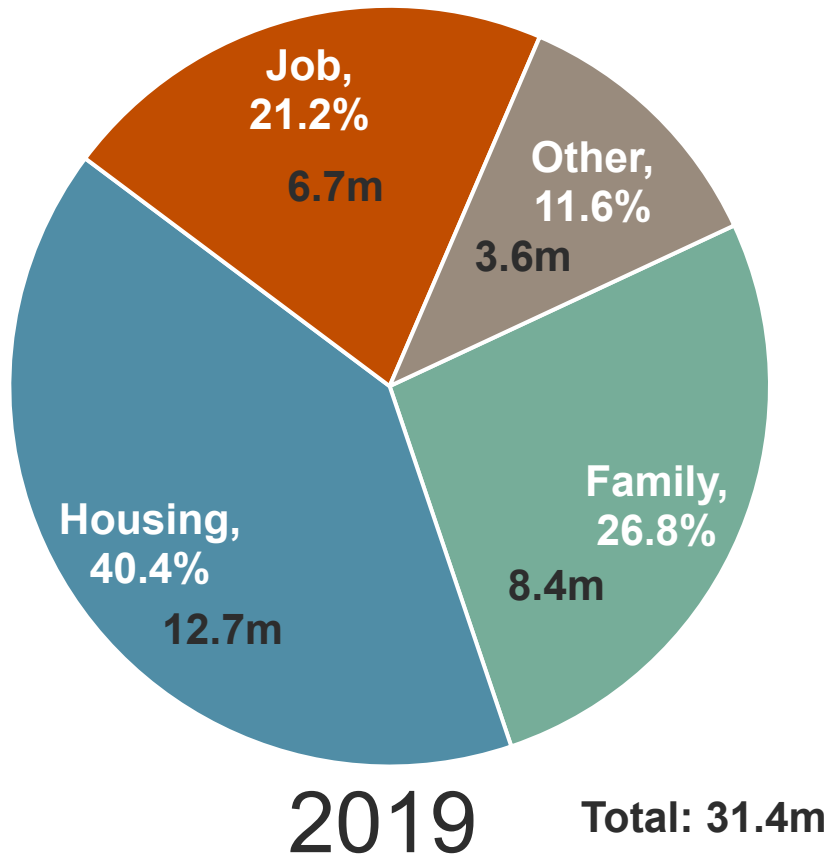


Source: Surveys of U.S. adults conducted June 4-10, 2020, and Nov. 18-29, 2020.

PEW RESEARCH CENTER

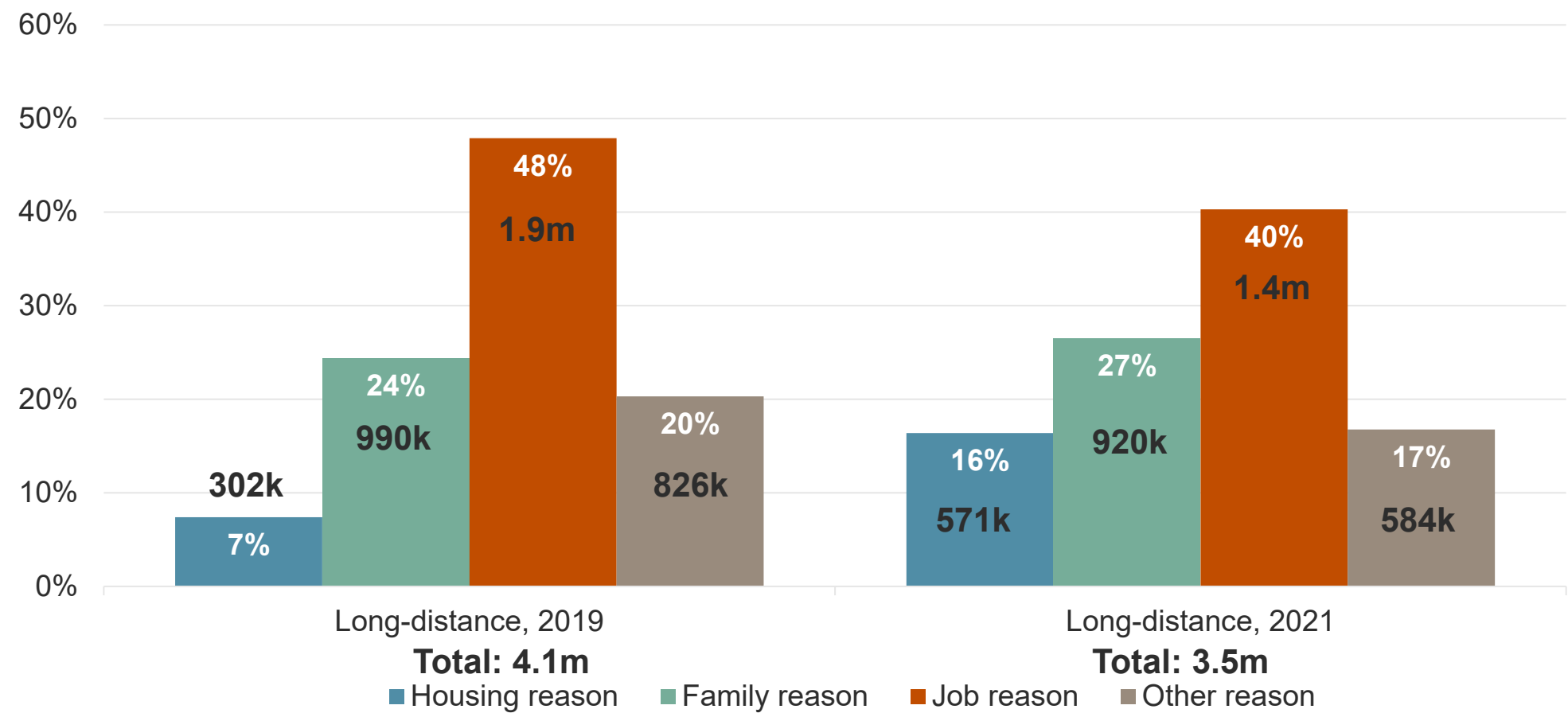
Cohn, D’Vera. 2021. “As the Pandemic Persisted, Financial Pressures Became a Bigger Factor in Why Americans Decided to Move.” *Pew Research Center* (blog). February 4, 2021. <https://www.pewresearch.org/fact-tank/2021/02/04/as-the-pandemic-persisted-financial-pressures-became-a-bigger-factor-in-why-americans-decided-to-move/>.

# Housing and family reasons became more common in 2021



Notes: Data are based on the reported primary reason for moving (i.e. no individual reported more than one category). Person-level data for persons 1+ years old. Movers are defined as those who moved in the past year. Local moves are defined as within county or within state; long-distance moves as between states or from abroad.  
Source: JCHS tabulations of US Census Bureau, Current Population Surveys via IPUMS-CPS, University of Minnesota.

# Housing and family reasons played a bigger role in long-distance moves in 2021



Notes: Data are based on the reported primary reason for moving (i.e. no individual reported more than one category). Person-level data for persons 1+ years old. Movers are defined as those who moved in the past year. Local moves are defined as within county or within state; long-distance moves as between states or from abroad. Source: JCHS tabulations of US Census Bureau, Current Population Surveys via IPUMS-CPS, University of Minnesota.





Phew! Let's review the headlines



# What are the key takeaways? (or TL;DL)

- There were some pandemic-related spikes in mobility
  - These were concentrated among individuals and temporary moves
- During-pandemic mobility has hewed to pre-pandemic trends:
  - Long-term decline in mobility, especially among young adults
  - Out-migration from cities to suburbs
  - Sunbelt metros continuing to attract movers
  - Large, high-cost metros continuing to lose movers
- However, there have been impacts of permanent and temporary moves
  - Housing markets, population change, and employment have all been affected
- New data may yet reveal more changes and different trends





Thank You!

Questions?

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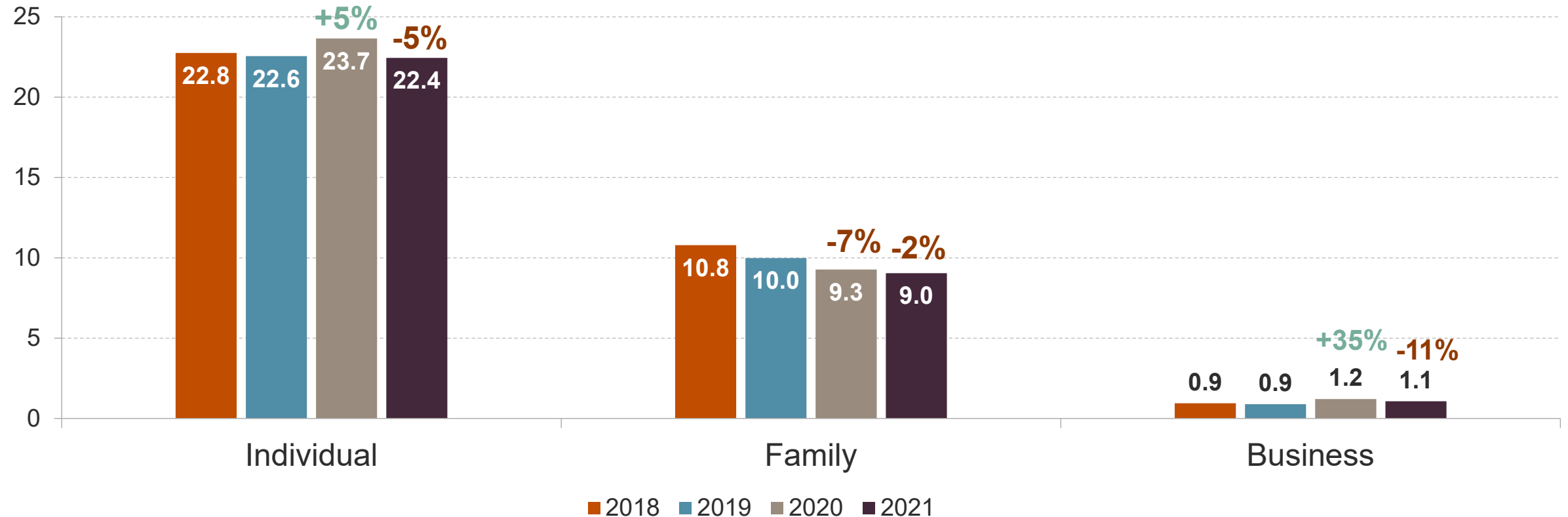


# Bonus Slides



# Annual counts show temporary increase among individual moves, steady decline among family moves

Change of Address Requests (Millions)

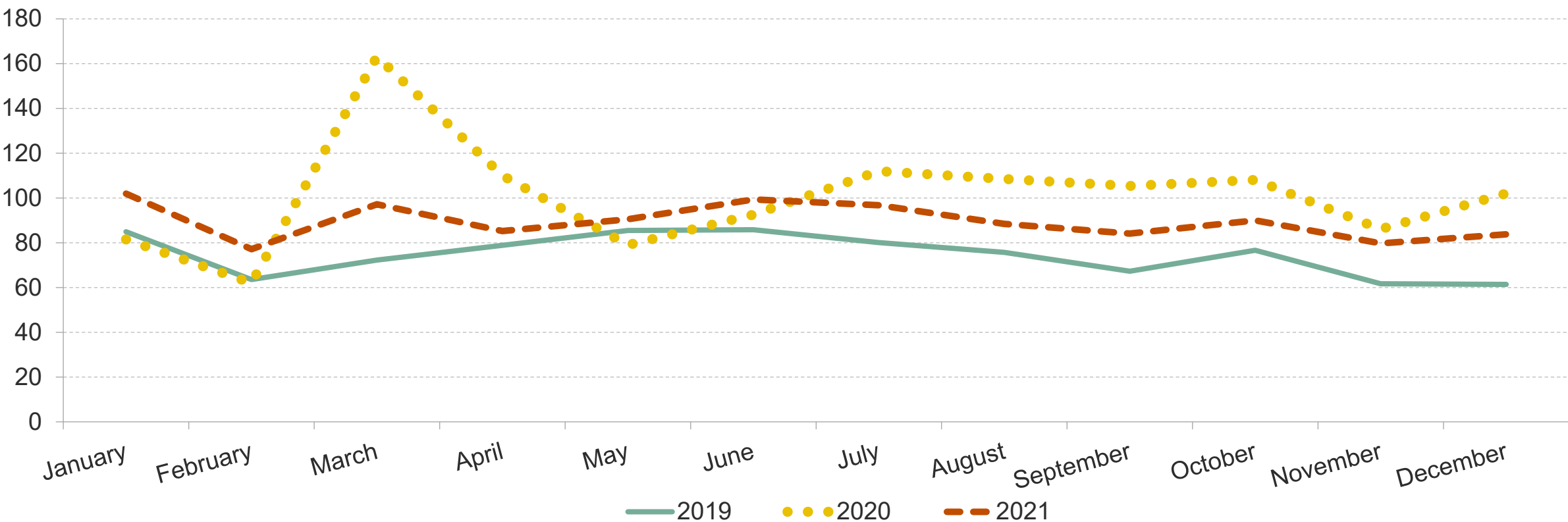


Notes: Includes permanent and temporary address change requests for family moves. National trends were calculated by aggregating moves from every ZIP code provided. 'Moves from' and 'moves to' trends are similar, with 'from' move totals slightly higher due to data suppression.

Source: JCHS tabulations of USPS, Change of Address data.

# Business moves may have accounted for part of the spike in temporary moves

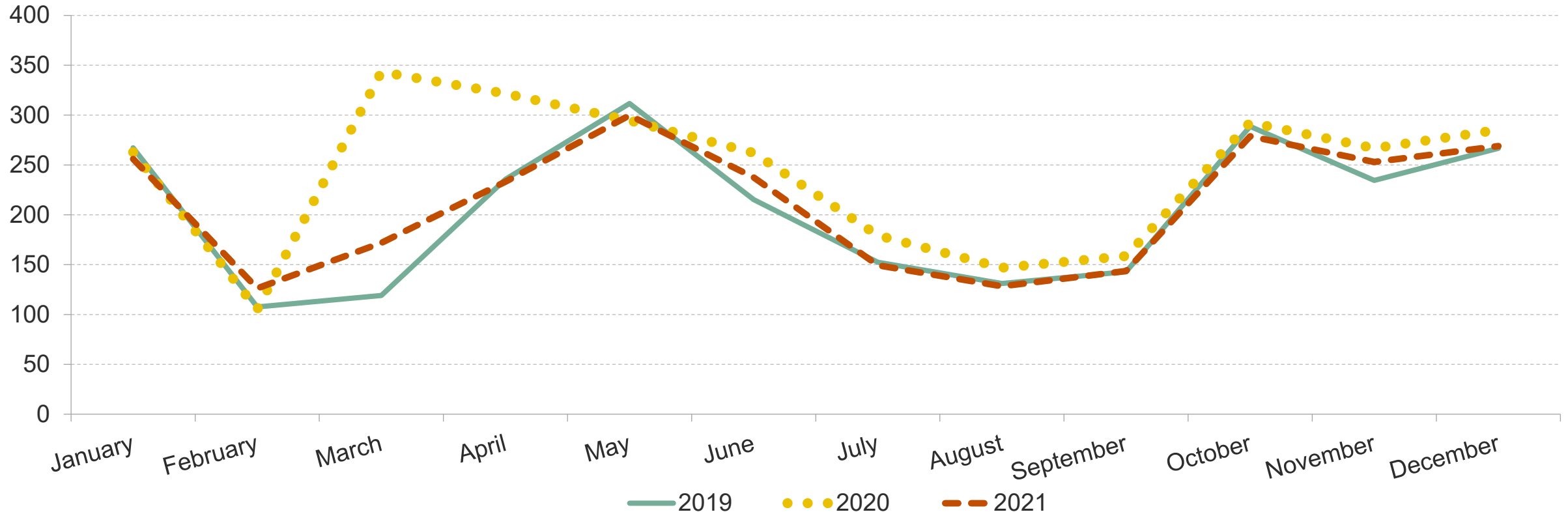
Business Change of Address Requests (Thousands)



Notes: Includes permanent and temporary address change requests for business moves. National trends were calculated by aggregating moves from every ZIP code provided. 'Moves from' and 'moves to' trends are similar, with 'from' move totals slightly higher due to data suppression.  
Source: JCHS tabulations of USPS, Change of Address data.

# Temporary moves spiked early in the pandemic and remained elevated until mid-2021

Temporary Change of Address Requests (Thousands)



Notes: Includes individual, family, and business moves that were marked as 'temporary' during address change request. National trends were calculated by aggregating moves from every ZIP code provided. 'Moves from' and 'moves to' trends are similar, with 'from' move totals slightly higher due to data suppression.

Source: JCHS tabulations of USPS, Change of Address data.

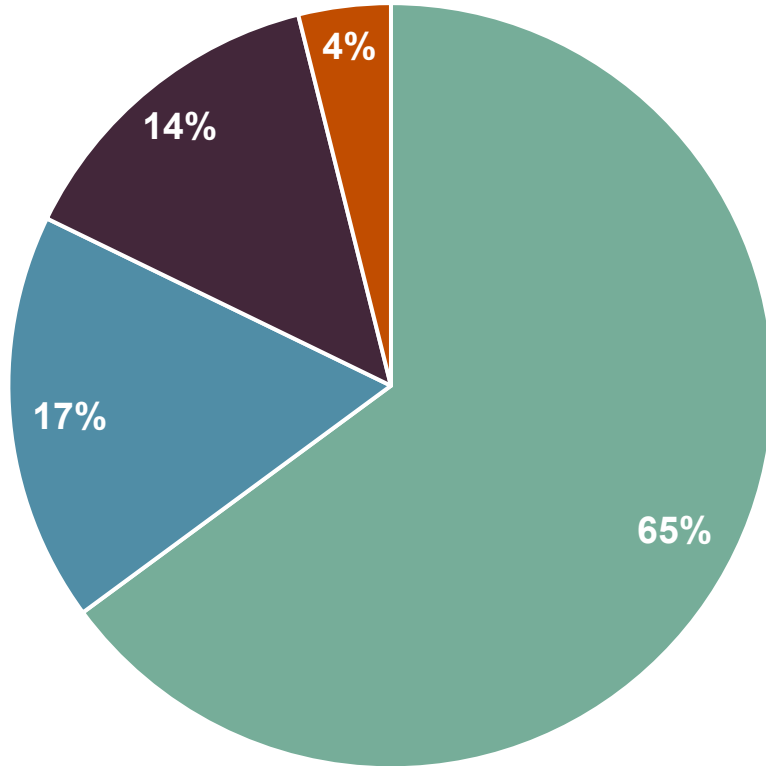
Reason for moving	2019	2021	2019-2021 % Change
Change in marital status	1,554,976	1,287,273	-17%
To establish own household	3,588,105	2,878,137	-20%
Other family reason	3,252,129	2,481,267	-24%
New job or job transfer	3,780,501	2,386,871	-37%
To look for work or lost job	277,907	405,254	46%
For easier commute	1,932,001	1,170,450	-39%
Retired	304,625	226,812	-26%
Other job-related reason	367,094	77,548	-79%
Wanted to own home, not rent	1,981,784	2,020,061	2%
Wanted new or better housing	5,337,767	4,660,617	-13%
Wanted better neighborhood	936,327	1,616,836	73%
For cheaper housing	2,094,438	2,408,044	15%
Other housing reason	2,110,403	1,541,679	-27%
Attend/leave college	814,210	824,236	1%
Change of climate	225,966	202,123	-11%
Health reasons	733,368	434,010	-41%
Other reasons	1,690,951	1,156,188	-32%
Natural disaster	173,292	86,752	-50%
Foreclosure or eviction	215,637	127,983	-41%
Relationship with unmarried partner	-	1,067,234	
Total	31,371,482	27,059,371	-14%

Note: 'Relationship with unmarried partner' was added as a reason in CPS 2020.

Source: JCHS tabulations of US Census Bureau, Current Population Surveys via IPUMS-CPS, University of Minnesota.

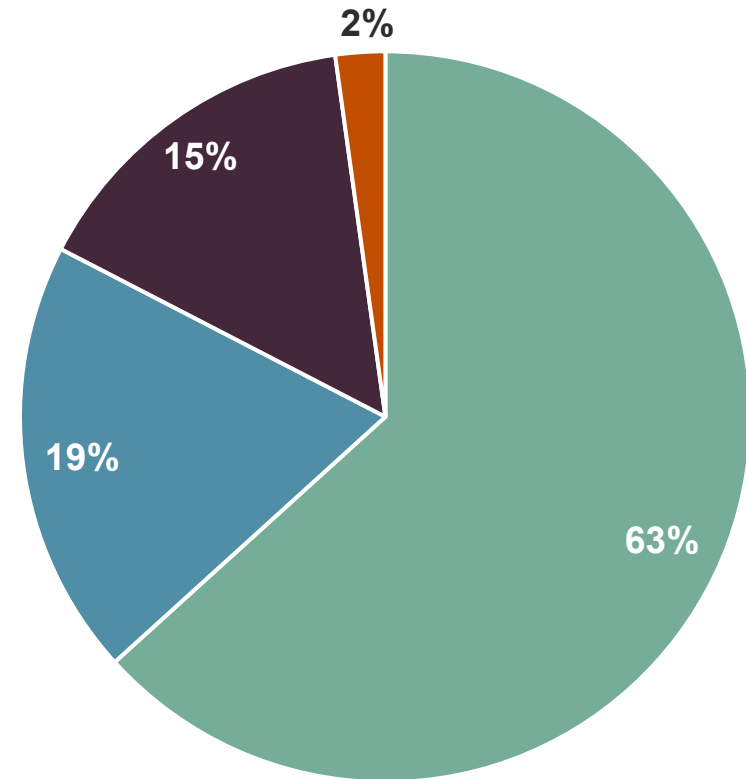


## Where did people move in 2019?



■ Within-county ■ Within-state ■ Interstate ■ Abroad

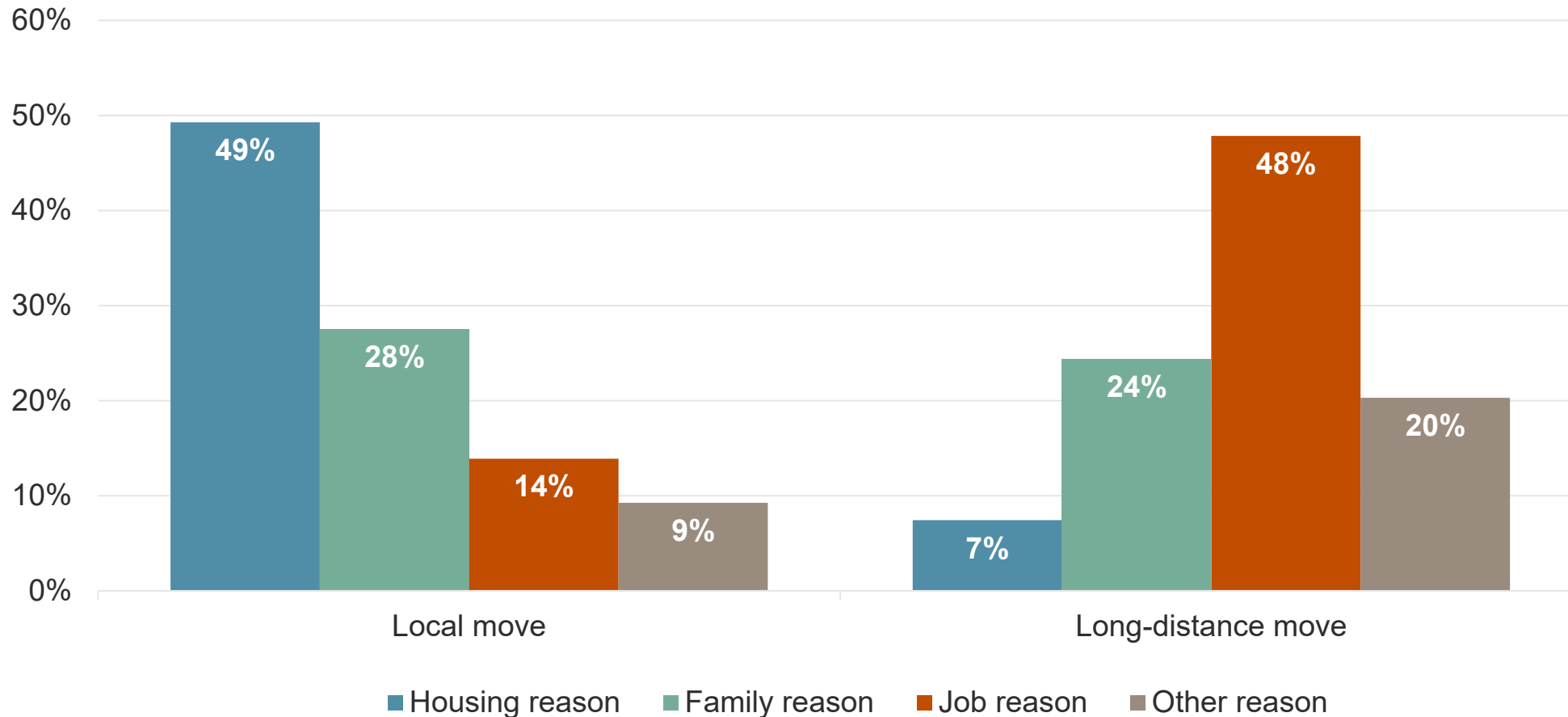
## In 2021?



■ Within-county ■ Within-state ■ Interstate ■ Abroad

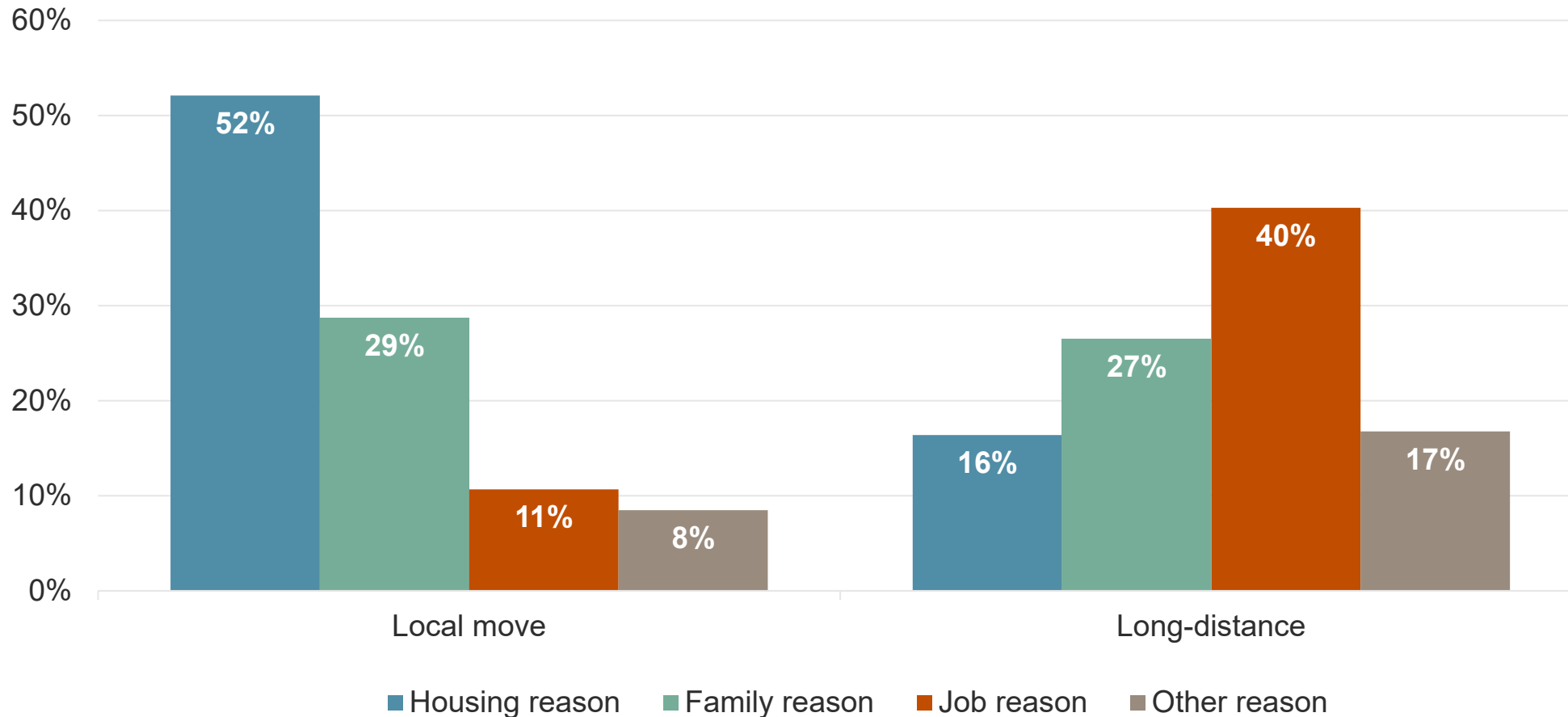
Notes: Person-level data for persons 1+ years old. Movers are defined as those who moved in the past year. Excludes group quarters and imputed mobility numbers.  
Source: JCHS tabulations of US Census Bureau, Current Population Surveys via IPUMS-CPS, University of Minnesota.

# Did reasons for moving differ by type of move in 2019?



Notes: Data are based on the reported primary reason for moving (i.e. no individual reported more than one category). Person-level data for persons 1+ years old. Movers are defined as those who moved in the past year. Local moves are defined as within county or within state; long-distance moves as between states or from abroad. Source: JCHS tabulations of US Census Bureau, 2019 Current Population Survey via IPUMS-CPS, University of Minnesota.

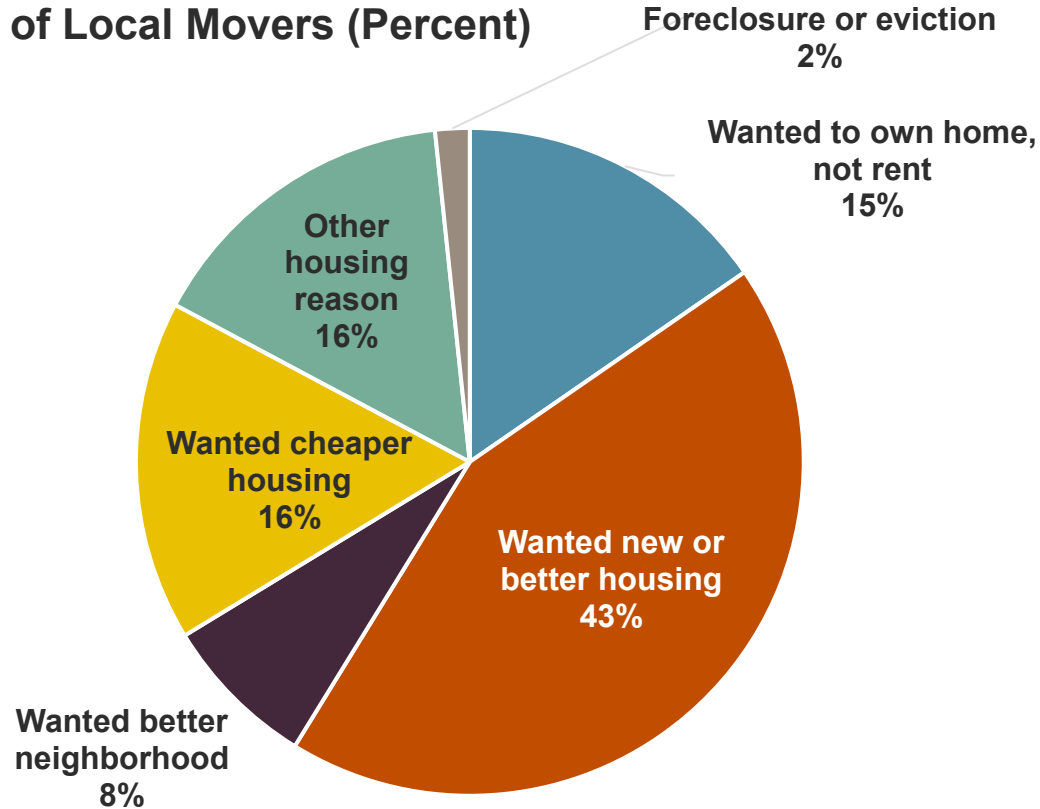
# Did reasons for moving differ by type of move in 2021?



Notes: Data are based on the reported primary reason for moving (i.e. no individual reported more than one category). Person-level data for persons 1+ years old. Movers are defined as those who moved in the past year. Local moves are defined as within county or within state; long-distance moves as between states or from abroad. Source: JCHS tabulations of US Census Bureau, 2021 Current Population Survey via IPUMS-CPS, University of Minnesota.

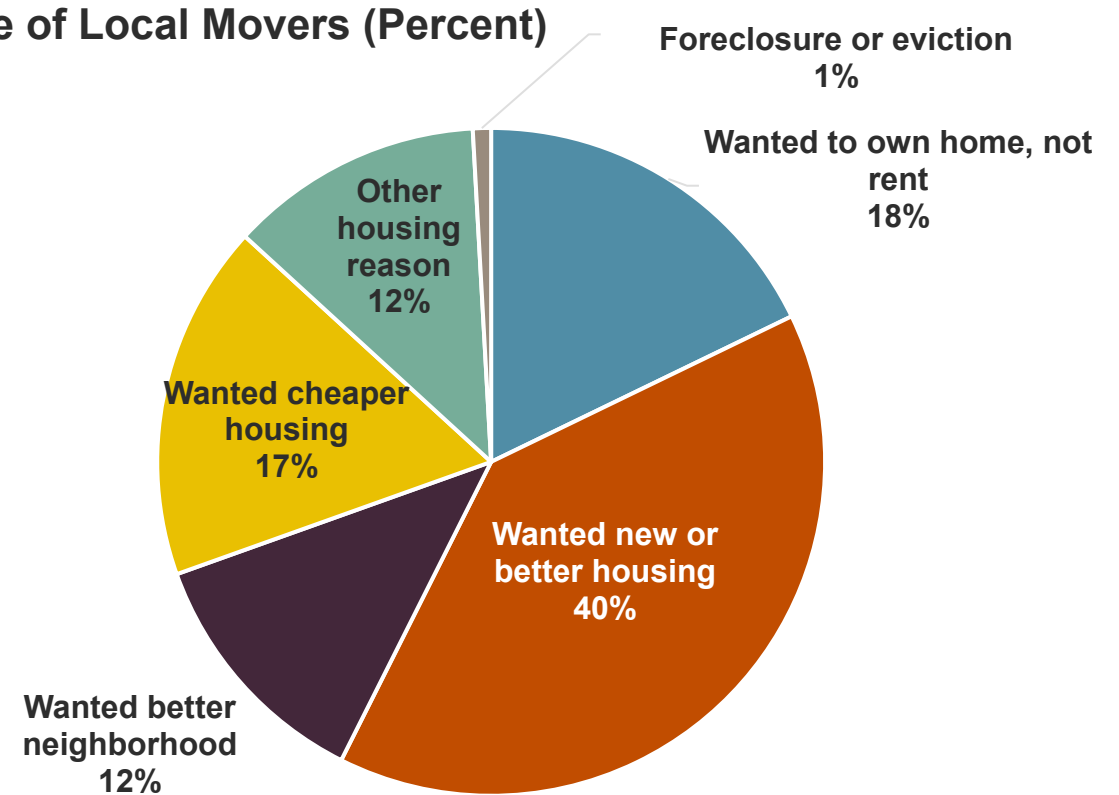
# Housing reasons for local moves in 2019?

Share of Local Movers (Percent)



# In 2021?

Share of Local Movers (Percent)

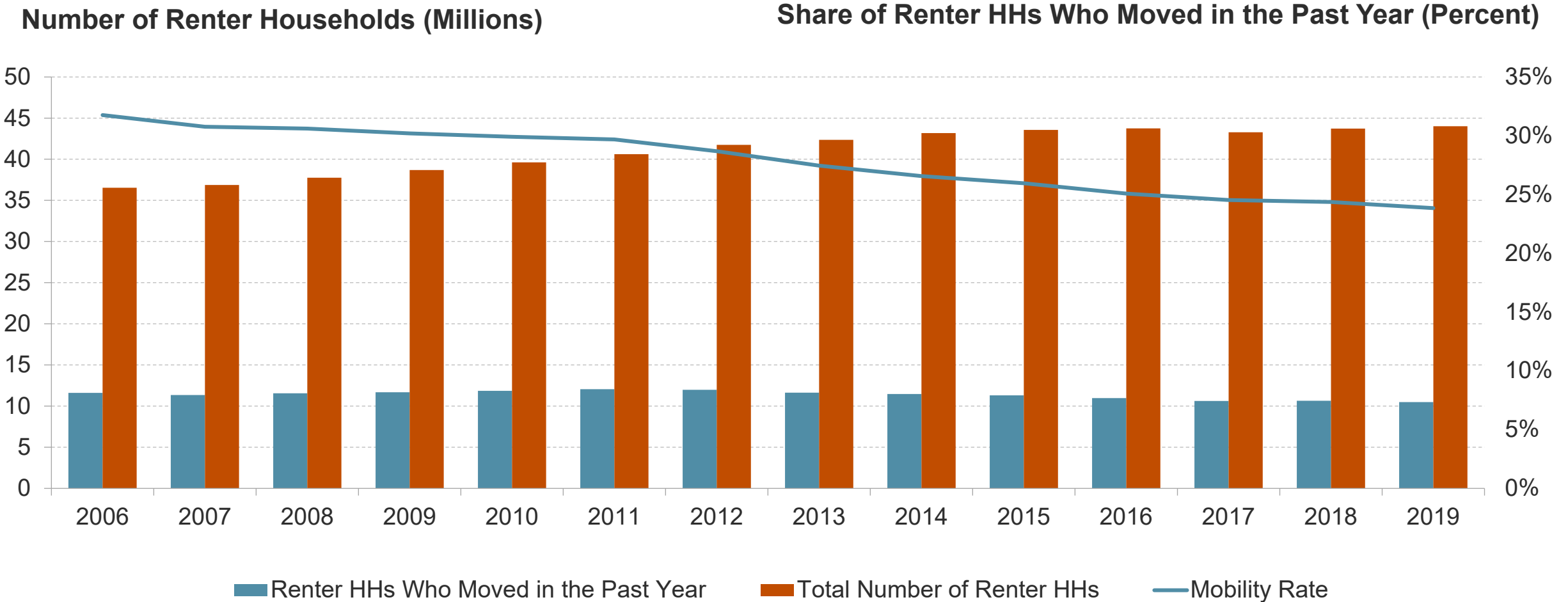


Notes: Data are based on the reported primary reason for moving (i.e. no individual reported more than one category). Person-level data for persons 1+ years old. Movers are defined as those who moved in the past year. Local moves are defined as within county or within state; housing-related reasons are defined in the CPS.

Source: JCHS tabulations of US Census Bureau, Current Population Surveys via IPUMS-CPS, University of Minnesota.



# [ACS] Renter mobility rates and levels declining, even with growing numbers of renters



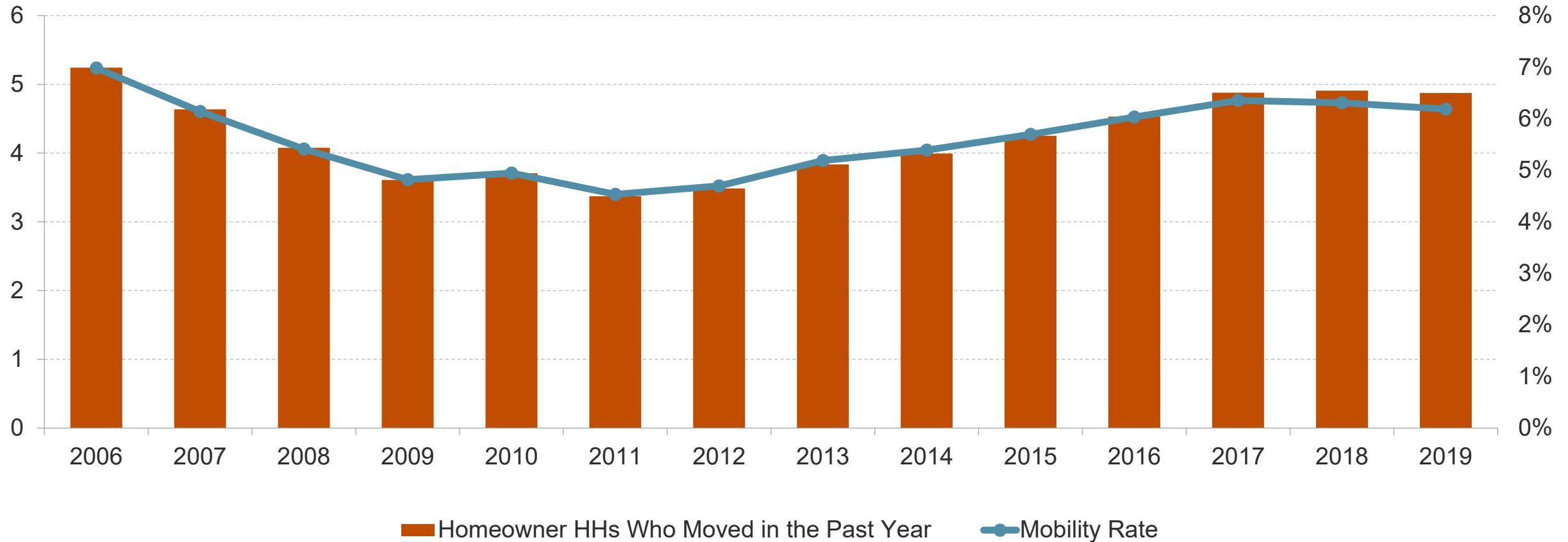
**Notes:** Household-level data for persons 1+ years old. Excludes group quarters.

**Source:** JCHS tabulations of US Census Bureau, American Community Survey 1-Year Estimates via IPUMS-USA, University of Minnesota.

# [ACS] Homeowner mobility rates nearly recovered to pre-recession rates by 2019

Number of Homeowner Households (Millions)

Share of Homeowner HHs Who Moved in the Past Year (Percent)



**Notes:** Household-level data for persons 1+ years old. Excludes group quarters.

**Source:** JCHS tabulations of US Census Bureau, American Community Survey 1-Year Estimates via IPUMS-USA, University of Minnesota.