

DALLAS REGIONAL CHAMBER[®]

Monthly Economic Indicators

TOTAL POPULATION

DFW MSA	2009	2008	%Chg
	6,457,683	6,362,583	1.5%

Sources: North Texas Council of Governments, Texas State Data Center

CIVILIAN LABOR FORCE

DFW MSA	Sep-09	Sep-08	%Chg
Unemployment Rate	8.4%	5.3%	58.5%

Source: Federal Reserve Bank of Dallas (seasonally adjusted, benchmarked)

NONFARM WAGE & SALARY EMPLOYMENT

DFW MSA	Sep-09	Sep-08	%Chg
Total Employment	2,917,000	2,982,100	-2.2%

Source: Federal Reserve Bank of Dallas (seasonally adjusted, benchmarked)

HOTEL INDUSTRY

DFW Area	Aug-09	Aug-08	%Chg
Room Rate	\$100.14	\$108.50	-7.7%
Occupancy Rate	52.6%	62.7%	-16.1%

Source: PKF Consulting

RESIDENTIAL SALES

North Texas MLS*	Sep-09	Sep-08	%Chg
Total Sales	6,020	6,518	-7.6%
Median Sale Price	\$144,500	\$142,000	1.8%
Active Listings	35,001	41,604	-15.9%
Inventory (mos)	6.4	6.2	3.2%

*Single family houses in the North Texas Multiple Listing Services (MLS) Sources: Texas A&M Real Estate, North Texas Real Estate Information System

RESIDENTIAL PERMITS

DFW MSA	Aug-09	Aug-08	%Chg
Total Units	1,816	3,912	-53.6%
Single Family	1,487	1,445	2.9%
Multi-Family	329	2,467	-86.7%

Source: U.S Census Bureau

APARTMENT RATES

DFW Area	3rd Q 09	3rd Q 08	%Chg
Occupancy Rate	89.8%	93.2%	-3.6%
Average Monthly Rent	\$749	\$766	-2.2%

Sources: M/PF YieldStar

DFW MSA - Dallas/Fort Worth Metropolitan Statistical Area includes Collin, Dallas, Delta, Denton, Ellis, Hunt, Johnson, Kaufman, Parker, Rockwall, Tarrant and Wise counties.

DFW Area - Typically includes urbanized areas of Collin, Dallas, Denton and Tarrant counties.

COMMERCIAL REAL ESTATE

DFW MSA		3rd Q 09	3rd Q 08	%Chg
Office	Occupancy	77.3%	78.8%	-1.9%
	Rent*	\$18.83	\$19.45	-3.2%
Industrial	Occupancy	88.4%	90.0%	-1.8%
	Rent*(WH/Flex)	\$3.69/\$7.26	\$3.95/\$7.93	-6.6%/-8.4%

* Average asking lease rate per square foot of net leasable area.

Source: CB Richard Ellis

INTERNATIONAL TRADE

DFW Customs District	Aug-09	Aug-08	%Chg
Imports (millions)	\$2,488.02	\$3,304.93	-24.7%
Exports (millions)	\$1,287.52	\$1,662.10	-22.5%

Source: USA Trade Online.

AIRPORT TRAFFIC

Passenger Enplanements	Aug-09	Aug-08	%Chg
Dallas Love Field	322,830	347,000	-7.0%
DFW International	2,487,605	2,533,548	-1.8%
MetricTons of Cargo	Aug-09	Aug-08	%Chg
Fort Worth Alliance	6,050	10,371	-41.7%
DFW International	52,564	56,693	-7.3%

Sources: DFW International, Fort Worth Alliance, Dallas Love Field

RETAIL SALES

DFW MSA	1st Q 09	1st Q 08	%Chg
Retail Sales (billions)	\$19.6	\$22.6	-13.3%

Source: Texas Comptroller

CONSUMER PRICE INDEX - URBAN (CPI-U)

Base 1982-84=100	CPI-U	CPI-U	Inflation Rate
	Sep-09	Sep-08	
DFW MSA	201.80	205.88	-2.0%
U.S. City Average	215.96	218.78	-1.3%

Source: Bureau of Labor Statistics

ACCRA COST OF LIVING INDEX

Weighted average used to arrive at DFW MSA figures.

DFW MSA 3rd Q Average Annual	U.S. Average=100
Composite (All Items)	90.6
Grocery Items	96.1
Housing	71.4
Utilities	104.6
Transportation	95.7
Health Care	99.8
Misc. Goods & Services	98.3

Sources: C2ER (Council for Community and Economic Research), Dallas Regional Chamber

Note: Comparing numbers between these reports is inaccurate due to possible revisions. Please refer to the source for time series or historical data.