



ECONOMIC TRENDS



LABOR ACTIVITY

United States		Nov 2016 Total	Nov 2015 Total	Nov 2011 Total	1-Year Change	1-Year % Change	5-Year Change	5-Year % Change
Total Workforce (thousands)		159,451	157,340	153,683	2,111	1.3%	5,768	3.8%
Total Unemployed (thousands)		7,066	7,573	12,613	-507	-6.7%	-5,547	-44.0%
Unemployment Rate		4.4%	4.8%	8.2%	-0.4%		-3.8%	
State of Texas		Oct 2016 Total	Oct 2015 Total	Oct 2011 Total	1-Year Change	1-Year % Change	5-Year Change	5-Year % Change
Total Workforce		13,334,556	13,114,424	12,514,986	220,132	1.7%	819,570	6.5%
Total Unemployed		584,778	582,556	949,926	2,222	0.4%	-365,148	-38.4%
Unemployment Rate		4.4%	4.4%	7.6%	-0.1%		-3.2%	
Tyler MSA/Smith County		Oct 2016 Total	Oct 2015 Total	Oct 2011 Total	1-Year Change	1-Year % Change	5-Year Change	5-Year % Change
Total Workforce		105,020	103,052	106,474	1,968	1.9%	-1,454	-1.4%
Total Unemployed		4,636	4,634	8,705	2	0.0%	-4,069	-46.7%
Unemployment Rate		4.4%	4.5%	8.2%	-0.1%		-3.8%	
City of Tyler		Oct 2016 Total	Oct 2015 Total	Oct 2011 Total	1-Year Change	1-Year % Change	5-Year Change	5-Year % Change
Total Workforce		50,090	49,005	49,508	1,085	2.2%	582	1.2%
Total Unemployed		0	2,016	4,116	-2,016	-100.0%	-4,116	-100.0%
Unemployment Rate		0.0%	4.1%	8.3%	-4.1%		-8.3%	
Labor Breakdown (Tyler MSA/Smith County)		Oct 2016 Total	Oct 2015 Total	Oct 2011 Total	1-Year Change	1-Year % Change	5-Year Change	5-Year % Change
Total Non-Farm Employment		104,000	100,200	95,900	3,800	3.8%	8,100	8.4%
Private Employment		89,800	86,700	81,900	3,100	3.6%	7,900	9.6%
Goods Producing		12,500	12,100	12,100	400	3.3%	400	3.3%
Service Producing		91,500	88,100	83,800	3,400	3.9%	7,700	9.2%
Natural Resources and Mining		6,300	6,700	5,900	-400	-6.0%	400	6.8%
Manufacturing		6,200	5,400	6,200	800	14.8%	0	0.0%
Wholesale Trade		3,300	3,300	3,000	0	0.0%	300	10.0%
Retail Trade		13,400	12,500	12,100	900	7.2%	1,300	10.7%
Transportation and Warehousing		4,700	4,400	3,800	300	6.8%	900	23.7%
Information		2,400	2,400	2,100	0	0.0%	300	14.3%
Financial Activities		5,100	4,500	4,200	600	13.3%	900	21.4%
Professional and Business Services		8,700	9,100	9,100	-400	-4.4%	-400	-4.4%
Education and Health Services		24,200	22,800	21,400	1,400	6.1%	2,800	13.1%
Leisure and Hospitality		11,100	11,500	9,900	-400	-3.5%	1,200	12.1%
Other Services		4,400	4,100	4,200	300	7.3%	200	4.8%
Federal Government		600	600	900	0	0.0%	-300	-33.3%
State government		3,800	3,400	3,200	400	11.8%	600	18.8%
Local government		9,800	9,500	9,900	300	3.2%	-100	-1.0%

REAL ESTATE ACTIVITY

Ad Valorem Taxes (within City of Tyler)		2015 Total	2014 Total	2010 Total	1-Year Change	1-Year % Change	5-Year Change	5-Year % Change
Property Tax Rate (per \$100 valuation)		\$2.125	\$2.125	\$2.081	\$0.000	0.0%	\$0.044	2.1%
Property Valuations (Smith County)		2015 Total	2014 Total	2010 Total	1-Year Change	1-Year % Change	5-Year Change	5-Year % Change
Real Property (billions)		\$13.27	\$12.32	\$11.29	\$0.95	7.7%	\$1.98	17.5%
Personal Property (billions)		\$1.90	\$1.87	\$1.79	\$0.03	1.6%	\$0.11	6.1%
Total Property (billions)		\$15.17	\$14.55	\$13.08	\$0.62	4.3%	\$2.09	16.0%
Permit Activity (City of Tyler)		2015 Total	2014 Total	2010 Total	1-Year Change	1-Year % Change	5-Year Change	5-Year % Change
Permits Issued		880	915	853	-35	-3.8%	27	3.2%
Permit Valuation (millions)		\$230.7	\$332.7	\$162.6	-\$102.0	-30.7%	\$68.1	41.9%
Housing Activity (Tyler MLS)		2015 Total	2014 Total	2010 Total	1-Year Change	1-Year % Change	5-Year Change	5-Year % Change
Number of Homes Sold		2,492	2,298	1,695	194	8.4%	797	47.0%
Average Home Sale Price		\$199,459	\$196,075	\$174,081	\$3,384	1.7%	\$25,378	14.6%
Office Market Trends		2016 Total	2015 Total	2011 Total	1-Year Change	1-Year % Change	5-Year Change	5-Year % Change
Average Lease Rates		\$15.12	\$15.24	\$14.33	-\$0.12	-0.8%	\$0.79	5.5%
Occupancy Rates		85%	85%	87%	1%		-2%	-1.8%

ECONOMIC ACTIVITY

Gross Retail Trade Sales				2016 Q4 Total	2015 Q4 Total	2011 Q4 Total	1-Year Change	1-Year % Change	5-Year Change	5-Year % Change
Smith County				\$1,503,662,418	\$2,590,366,811	\$2,355,978,629	-\$1,086,704,393	-42.0%	-\$852,316,211	-36.2%
City of Tyler				\$1,059,737,023	\$1,432,386,665	\$1,315,970,688	-\$372,649,642	-26.0%	-\$256,233,665	-19.5%

Gross Sales Tax Receipts (City and County)				Dec 2016 Total	Dec 2015 Total	Dec 2011 Total	1-Year Change	1-Year % Change	5-Year Change	5-Year % Change
Smith County				\$1,294,550	\$1,353,561	\$1,124,749	-\$59,011	-4.4%	\$169,801	15.1%
City of Tyler				\$3,004,128	\$3,171,643	\$2,538,703	-\$167,516	-5.3%	\$465,425	18.3%

ACCRA Statistics (City of Tyler breakdown)				2016 Q3 Total	2015 Q3 Total	2011 Q3 Total	1-Year Change	5-Year Change
Composite Index				93.0%	95.0%	95.0%	-2.0%	-2%
Grocery Items				95.3%	92.8%	90.2%	2.5%	5%
Housing				84.3%	97.2%	93.5%	-12.9%	-9%
Utilities				113.4%	95.2%	98.3%	18.2%	15%
Transportation				96.6%	94.7%	96.5%	1.9%	0%
Health Care				88.4%	89.0%	93.3%	-0.6%	-5%
Misc. Goods				92.6%	95.0%	97.1%	-2.4%	-4%

PEOPLE

Population				2010 Total	2000 Total	1960 Total	10-Year Change	10-Year % Change	50-Year Change	50-Year % Change
United States				308,745,538	281,421,906	179,323,175	27,323,632	9.7%	129,422,363	72.2%
State of Texas				25,145,561	20,851,820	9,579,677	4,293,741	20.6%	15,565,884	162.5%
Smith County/Tyler MSA				209,714	174,706	86,350	35,008	20.0%	123,364	142.9%
City of Tyler				96,900	83,650	51,230	13,250	15.8%	45,670	89.1%

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