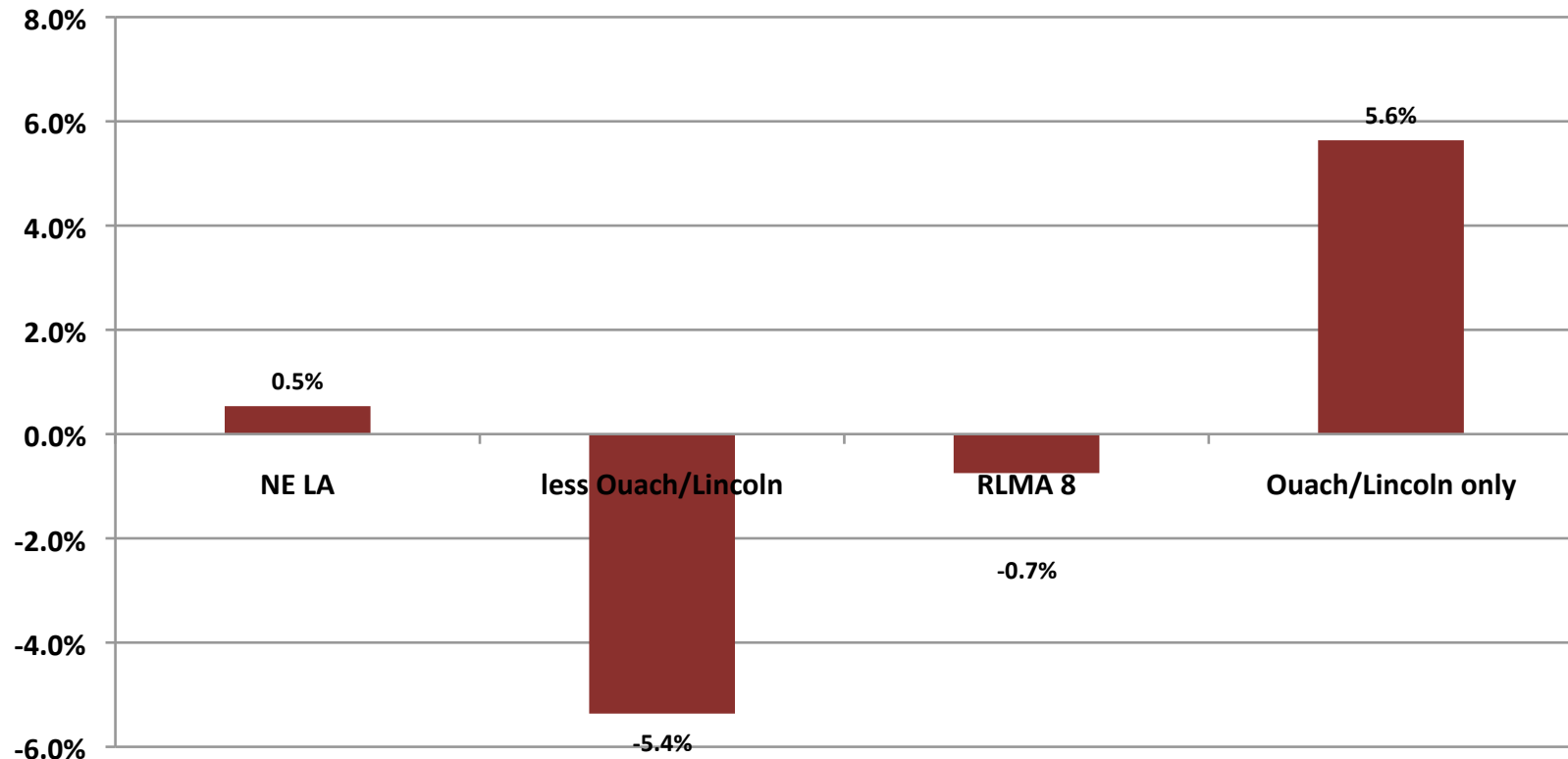


## Percentage Change in Northeast Louisiana Population: 2000-2010



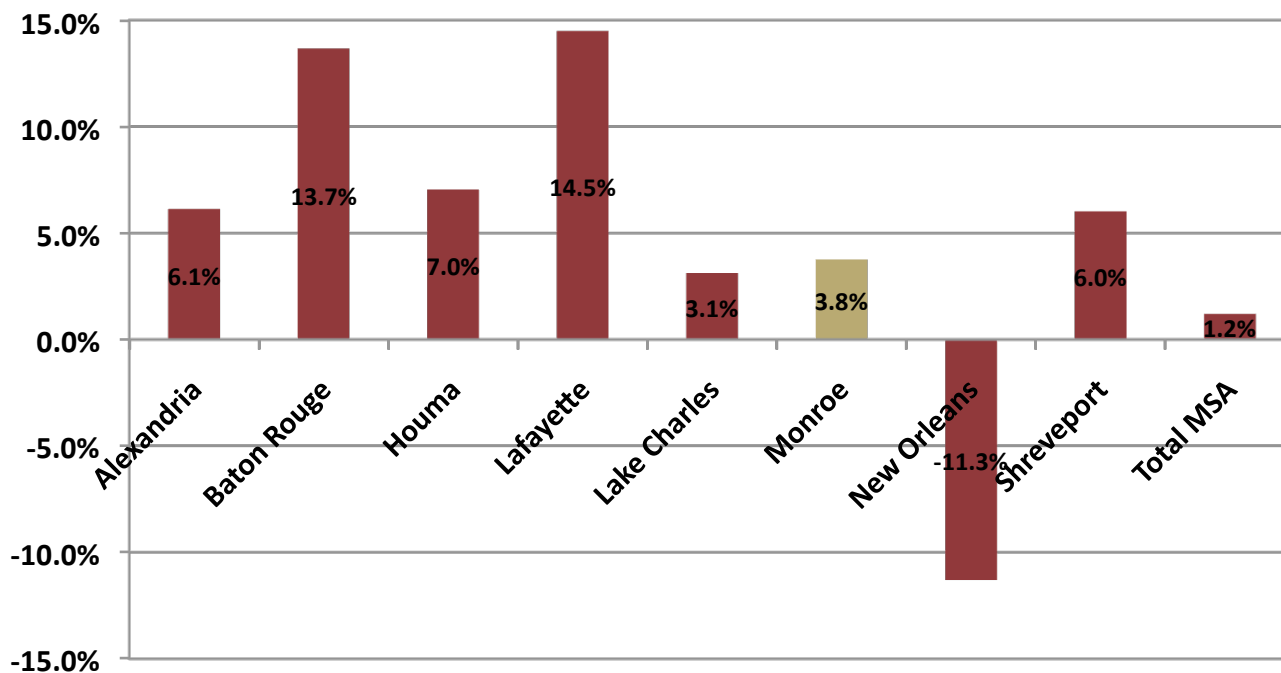
## 2012 Northeast LA Business Outlook Summit

Dr. Robert Eisenstadt, University of LA- Monroe

Dr. John Francis, LA Tech University

The BOS presentations will be on-line at [cba.ulm.edu/cber](http://cba.ulm.edu/cber)

## Population Change by MSA: 2000-2010

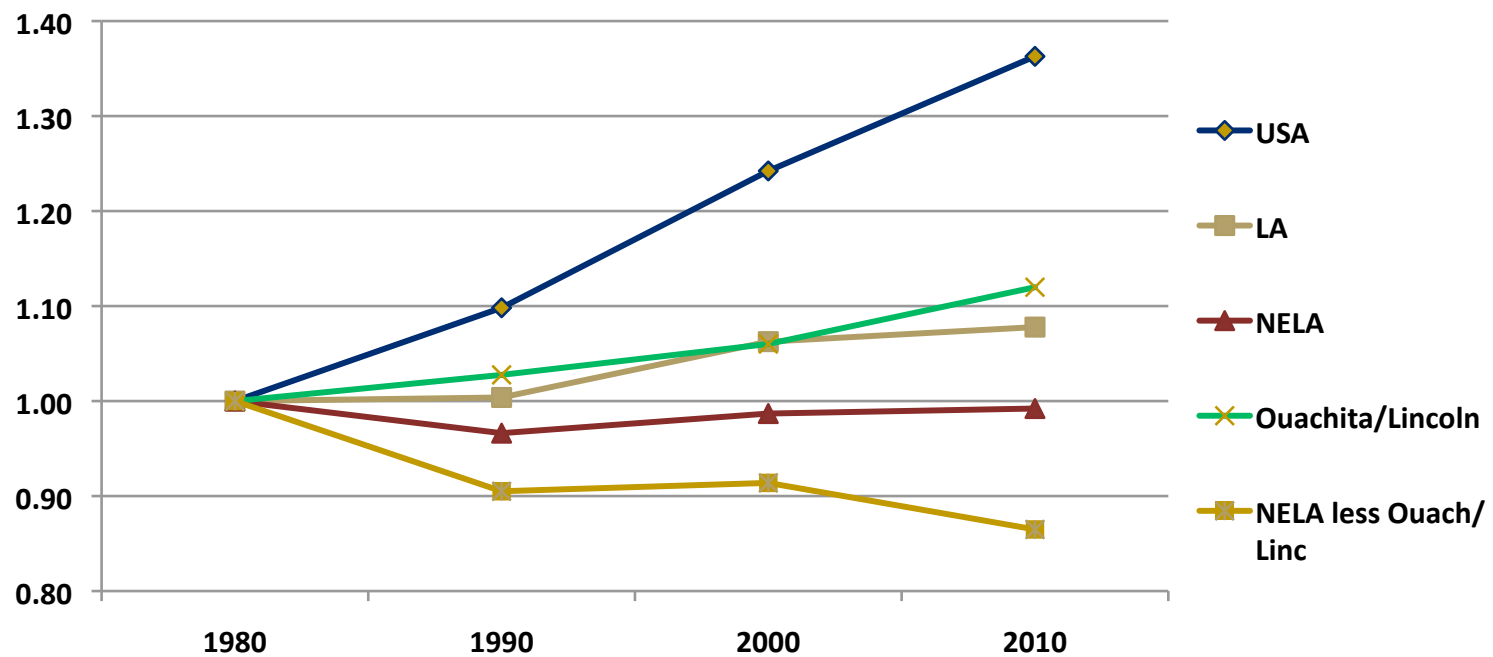


2000-2010 change in US = 9.7%

2000-2010 change in LA = 1.4%



## Index of population change 1980-2010 (1980=1): US, LA, NELA



Hispanic as % of Population		
	1980	2010
Louisiana	2.35%	4.25%
United States	6.45%	16.35%



**The Change in Real Louisiana GSP: Private plus  
Public Sector**

State	2006-2008		2008-2010	
	Rank	% change	Rank	% change
North Dakota	1	13.3%	3	9.2%
South Dakota	2	11.0%	9	2.8%
Wyoming	3	9.6%	2	9.5%
Oregon	4	7.5%	44	-1.7%
Washington	5	6.3%	35	-0.8%
Louisiana	50	-5.2%	5	6.8%



## The Change in Real Louisiana GSP: Private Sector Only

State	2006-2008		2008-2010	
	Rank	% change	Rank	% change
North Dakota	1	17.5%	3	8.7%
South Dakota	2	12.9%	9	2.4%
Oregon	3	8.3%	42	-2.1%
Washington	4	6.8%	37	-1.6%
Utah	5	6.4%	35	0.0%
Louisiana	50	-5.2%	5	7.3%



**The Change in Real Louisiana GSP continued: Private plus  
Public Sector**

State	2006-2008		2008-2010	
	Rank	% change	Rank	% change
Louisiana	50	-5.2%	5	6.8%
Arkansas	36	0.6%	21	0.8%
Mississippi	6	6.3%	38	-1.4%
Texas	10	5.2%	8	3.3%



**The Change in Real Louisiana GSP continued: Private Sector Only**

State	2006-2008		2008-2010	
	Rank	% change	Rank	% change
Louisiana	50	-5.2%	5	7.3%
Arkansas	31	0.6%	21	0.5%
Mississippi	8	6.0%	41	-1.9%
Texas	10	5.2%	8	3.1%



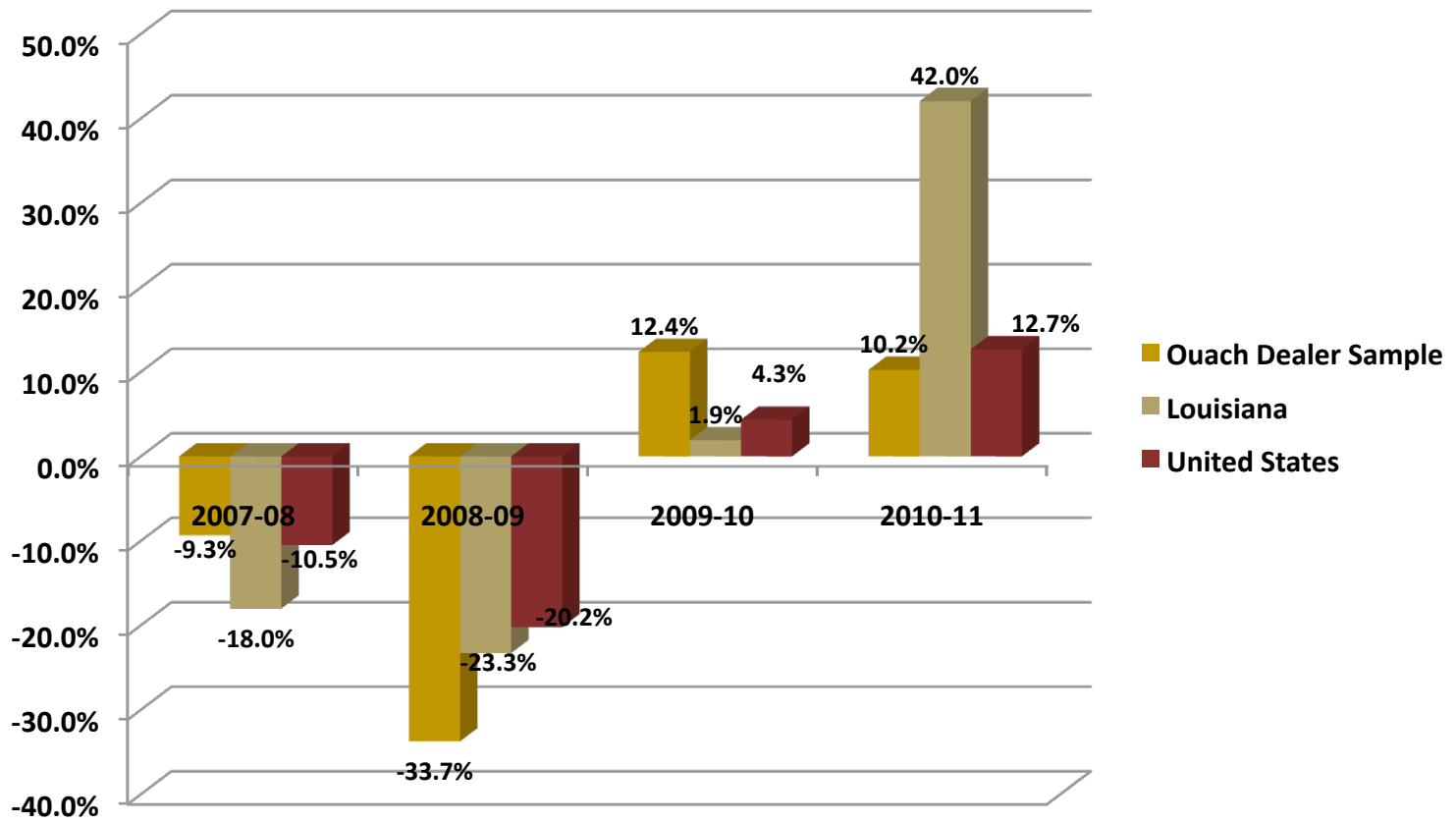
## The Change in Real GSP by LA MSA

Metropolitan Area	2006-2008		2008-2010	
	State Rank	% change	State Rank	% change
Houma-Bayou Cane-Thibodaux	1	13.3%	4	8.0%
Lafayette	2	6.2%	2	17.9%
Alexandria	3	1.3%	7	-3.6%
<b>Monroe</b>	<b>4</b>	<b>-2.1%</b>	<b>5</b>	<b>0.4%</b>
Shreveport-Bossier City	5	-4.3%	1	21.8%
New Orleans-Metairie-Kenner	6	-4.9%	3	8.0%
Baton Rouge	7	-6.2%	6	0.2%
Lake Charles	8	-24.4	8	-5.2%





## Annual % Change in New Vehicle Sales (units) in the Region, State and the US\*

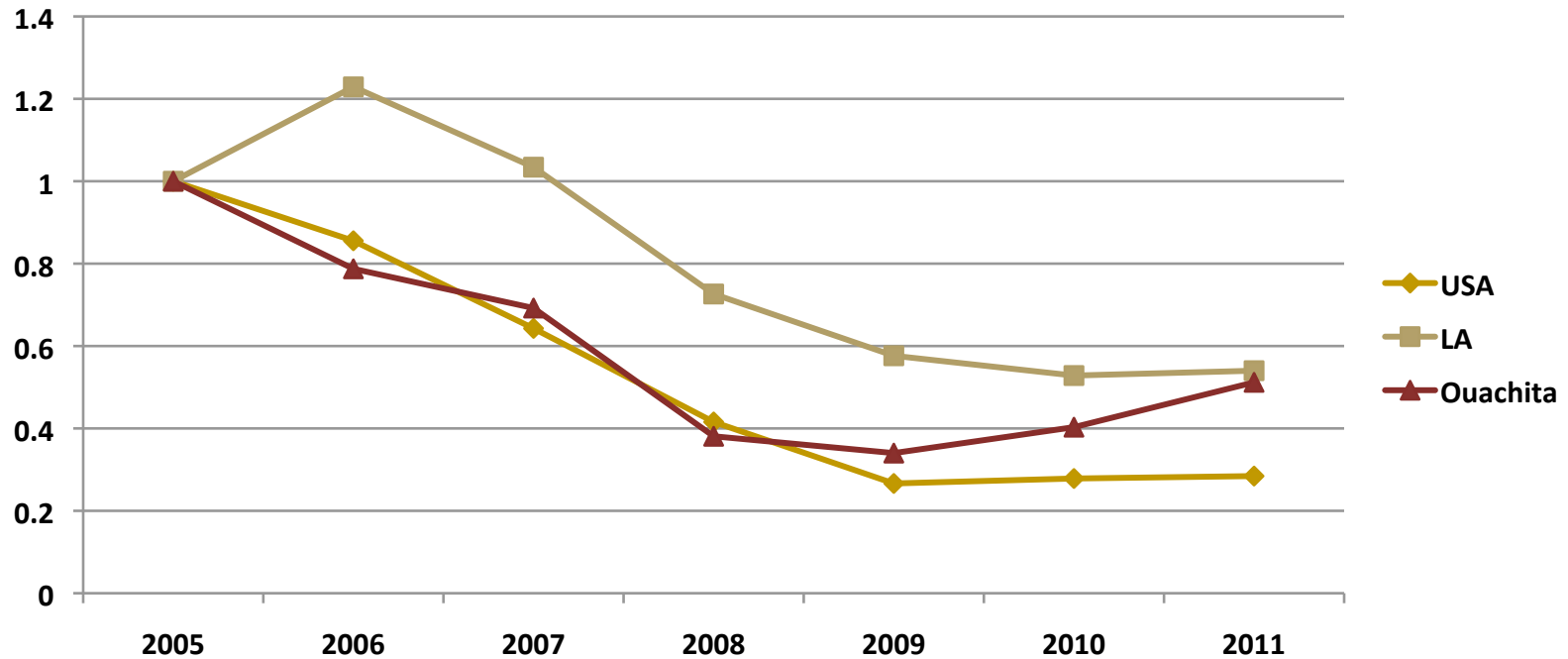


\*Data source : Cross-Sell. Local figures estimated from dealer sample.



# Building Permit: Ouachita Parish

## Residential Units Index

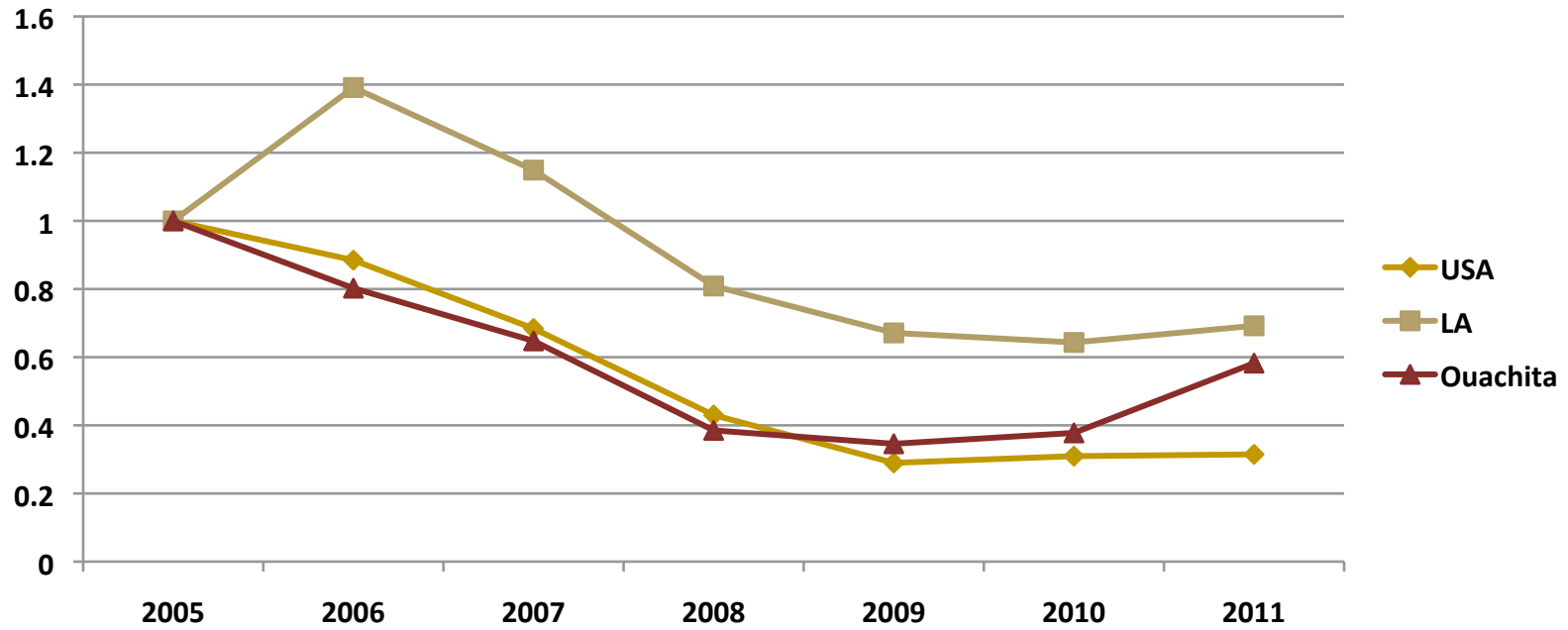


Housing Permits Ouachita Parish							
	2005	2006	2007	2008	2009	2010	2011
Building Permits	588	463	407	224	200	237	301



# Building Permit Valuation Ouachita Parish

## Residential Construction Valuation Index

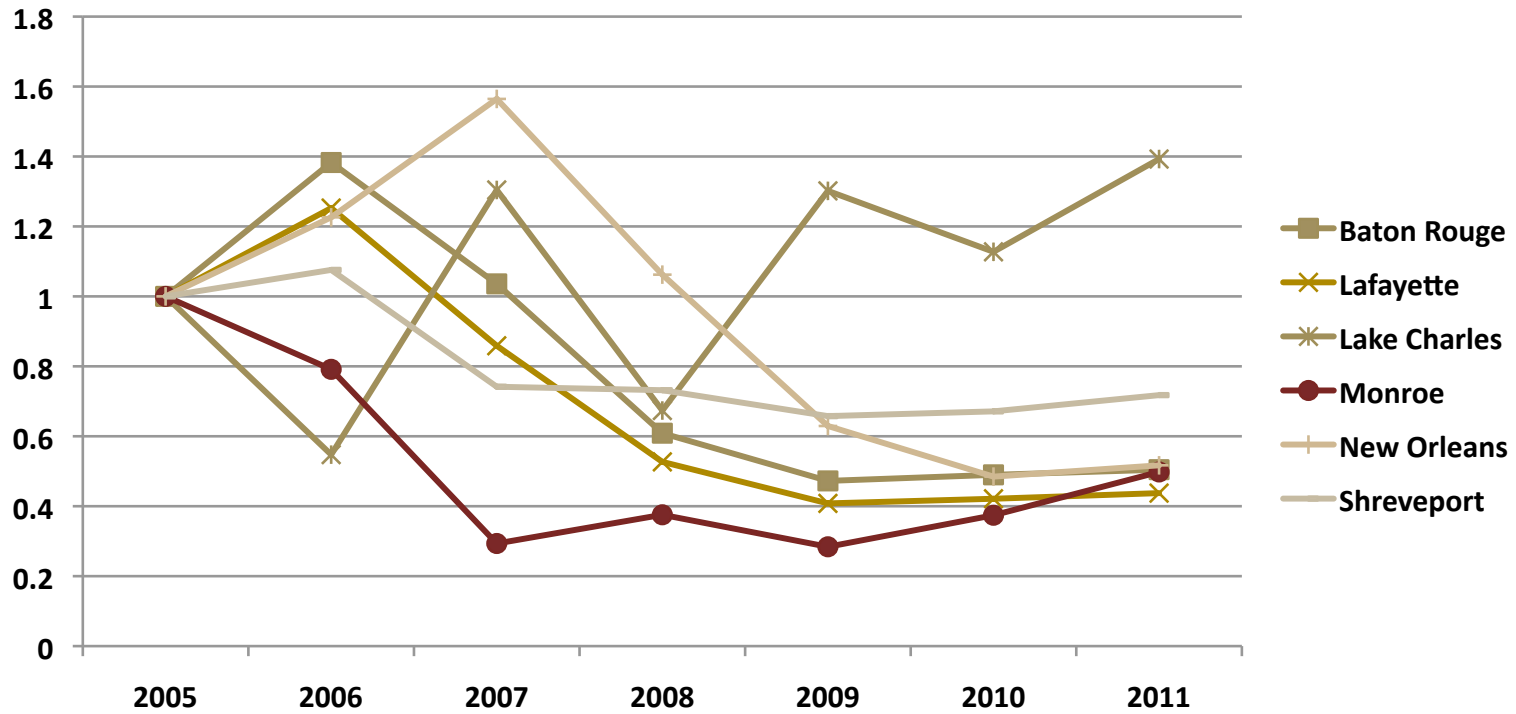


Housing Permits Ouachita Parish							
	2005	2006	2007	2008	2009	2010	2011
Total Cost (millions \$)	\$98.7	\$73.2	\$63.9	\$38.0	\$34.1	\$37.3	57.5



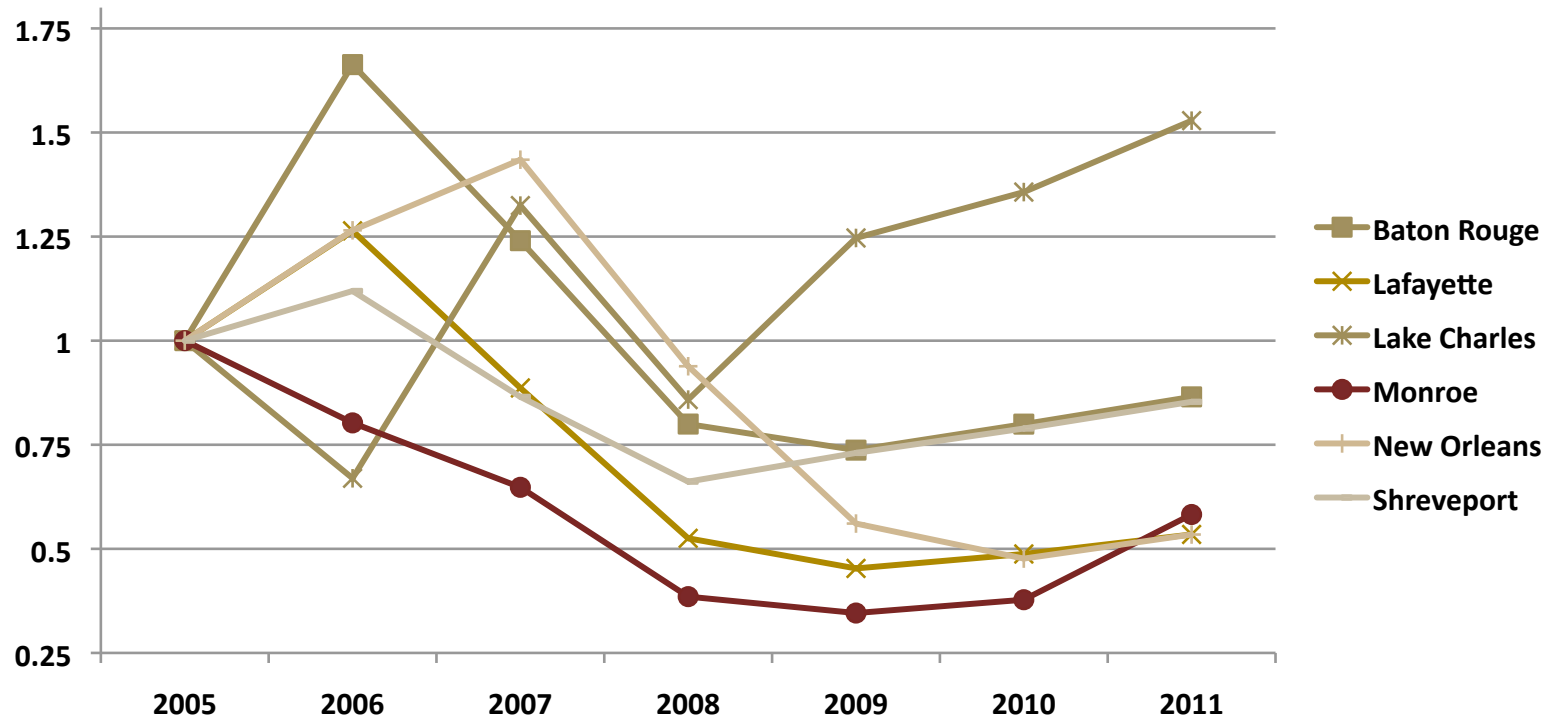
# Building Permits by MSA

## Residential Units Index



# Building Permit Construction Valuation by MSA

## Valuation Index



## 20010-11 Change in Existing Home Prices: Top 5 MSAs

% Change Median Selling Price: 2010-2011			
Rank	MSA	% change	2011 Median Price
1	Fort Myers, FL	15.7%	\$102,900
2	Grand Rapids, MI	8.7%	\$99,500
3	Glens Falls, NY	5.9%	\$156,200
4	Abilene, TX	5.7%	\$119,200
5	Melbourne-Titusville, FL	5.3%	\$108,500
10	Northeast Louisiana*	3.1%	\$140,100

United States = -4.0%

Southern United States = -2.9%

Source: National Association of Realtors (149 MSAs observed).  
Ouachita, Morehouse, Lincoln, Union Parishes.



**And the lowest ranking MSAs:**

<b>% Change Median Selling Price: 2010-2011</b>			
<b>Rank</b>	<b>MSA</b>	<b>% change</b>	<b>2011 Median Price</b>
<b>145</b>	<b>Salem, OR</b>	<b>-15.7%</b>	<b>\$146,200</b>
<b>146</b>	<b>Gulfport-Biloxi, MS</b>	<b>-16.2%</b>	<b>\$104,800</b>
<b>147</b>	<b>Akron, OH</b>	<b>-16.5%</b>	<b>\$90,900</b>
<b>148</b>	<b>Phoenix-Scottsdale, AZ</b>	<b>-17.0%</b>	<b>\$115,500</b>
<b>149</b>	<b>Allentown-Bethlehem, PA</b>	<b>-17.2%</b>	<b>\$185,400</b>



### % Change in Median Home Prices: Louisiana MSA's:

	2009	2010	2011	%chg 2008-11
Baton Rouge	\$163,000	\$169,600	\$163,400	0.25%
New Orleans	\$160,100	\$159,700	\$153,400	-4.18%
Northeast Louisiana	\$135,000	\$135,950	\$140,100	3.78%
Shreveport	\$147,000	\$156,600	\$156,200	6.26%
United States	\$172,100	\$173,100	\$166,200	-3.43%

Source: National Association of Realtors





## Existing Home Sales in Lincoln, Morehouse, Ouachita, Union Parishes: Median Selling Prices

	Home Price less than \$200,000			
	2008	2009	2010	2011
<b>Close price</b>	<b>\$115,000</b>	<b>\$118,000</b>	<b>\$114,500</b>	<b>\$120,000</b>
<b>Price per Sq Foot</b>	<b>\$71.05</b>	<b>\$73.49</b>	<b>\$72.11</b>	<b>\$72.17</b>

	Home Price Greater Than or Equal to \$200,000			
	2008	2009	2010	2011
<b>Close price</b>	<b>\$252,000</b>	<b>\$249,900</b>	<b>\$252,000</b>	<b>\$260,000</b>
<b>Price per Sq Foot</b>	<b>\$106.41</b>	<b>\$106.33</b>	<b>\$107.51</b>	<b>\$106.65</b>

	All Existing Homes			
	2008	2009	2010	2011
<b>Close price</b>	<b>\$128,850</b>	<b>\$135,000</b>	<b>\$135,950</b>	<b>\$140,100</b>
<b>Price per Sq Foot</b>	<b>\$77.12</b>	<b>\$80.81</b>	<b>\$79.73</b>	<b>\$80.25</b>

Source: NE LA Board of Realtors MLS



**Total Number of Sales: Lower price homes are leaving the NELA market.**

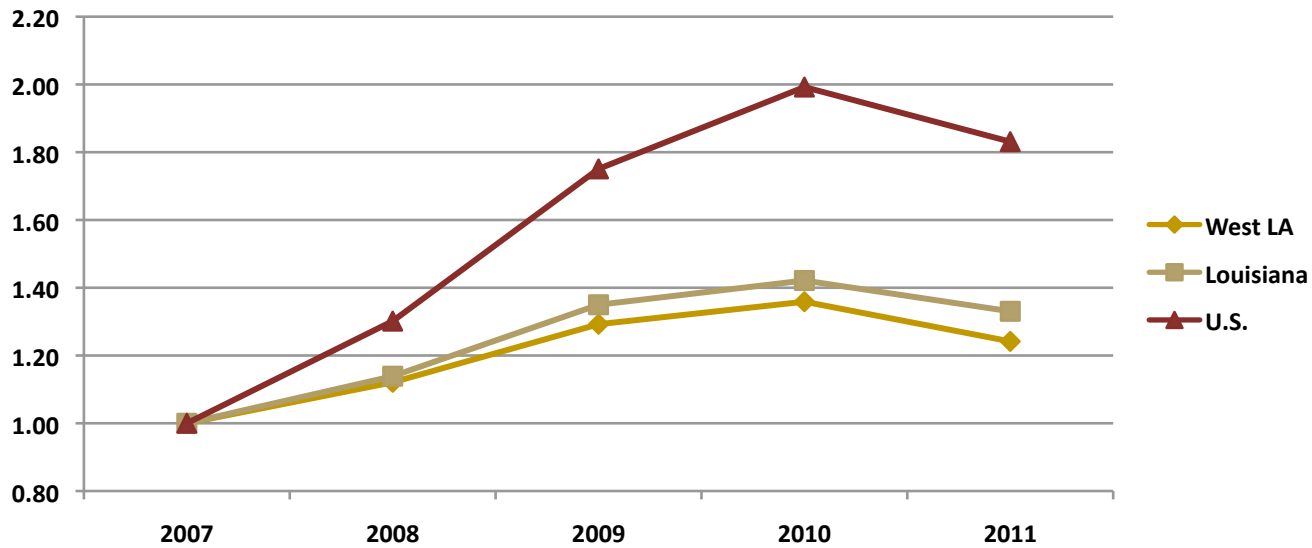
	<b>2008</b>	<b>2009</b>	<b>2010</b>	<b>2011</b>
<b>Under \$200,000</b>	<b>1262</b>	<b>1198</b>	<b>1161</b>	<b>1080</b>
<b>\$200,000 and up</b>	<b>290</b>	<b>317</b>	<b>340</b>	<b>387</b>



**Ouachita foreclosures continue to decline:**

Ouachita Parish Foreclosures							
2004	2005	2006	2007	2008	2009	2010	2011
593	486	601	655	601	650	582	459

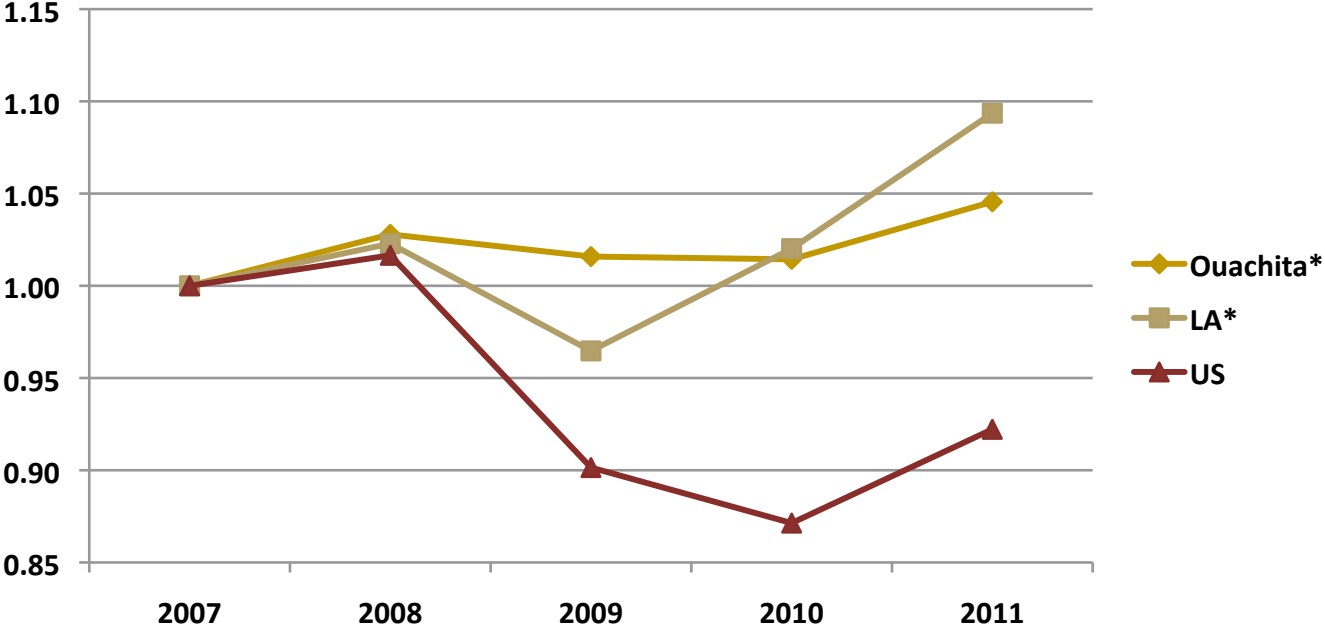
**And Total Bankruptcies in the LA Western District Lag the State and Nation**



- Western District 2010 =11,455 (2010-11: -8.6%)
- Louisiana 2010 = 18,006 (2010-11: -6.4%)
- U.S (2010-11: -8.1%)



# Ouachita Parish Non-automotive Retail Sales Index

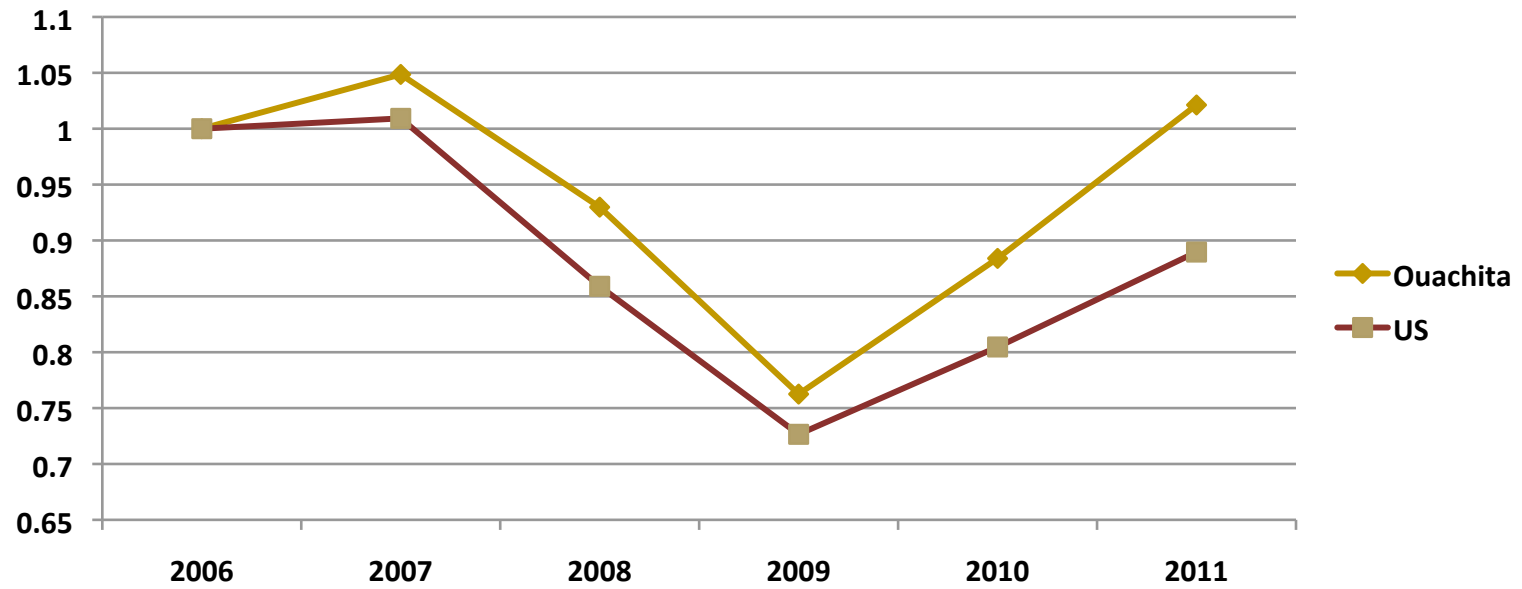


2011 estimate = \$2.40 billion  
2010 estimate = \$2.32 billion

\*Ouachita and LA figures estimated from sales tax revenue.



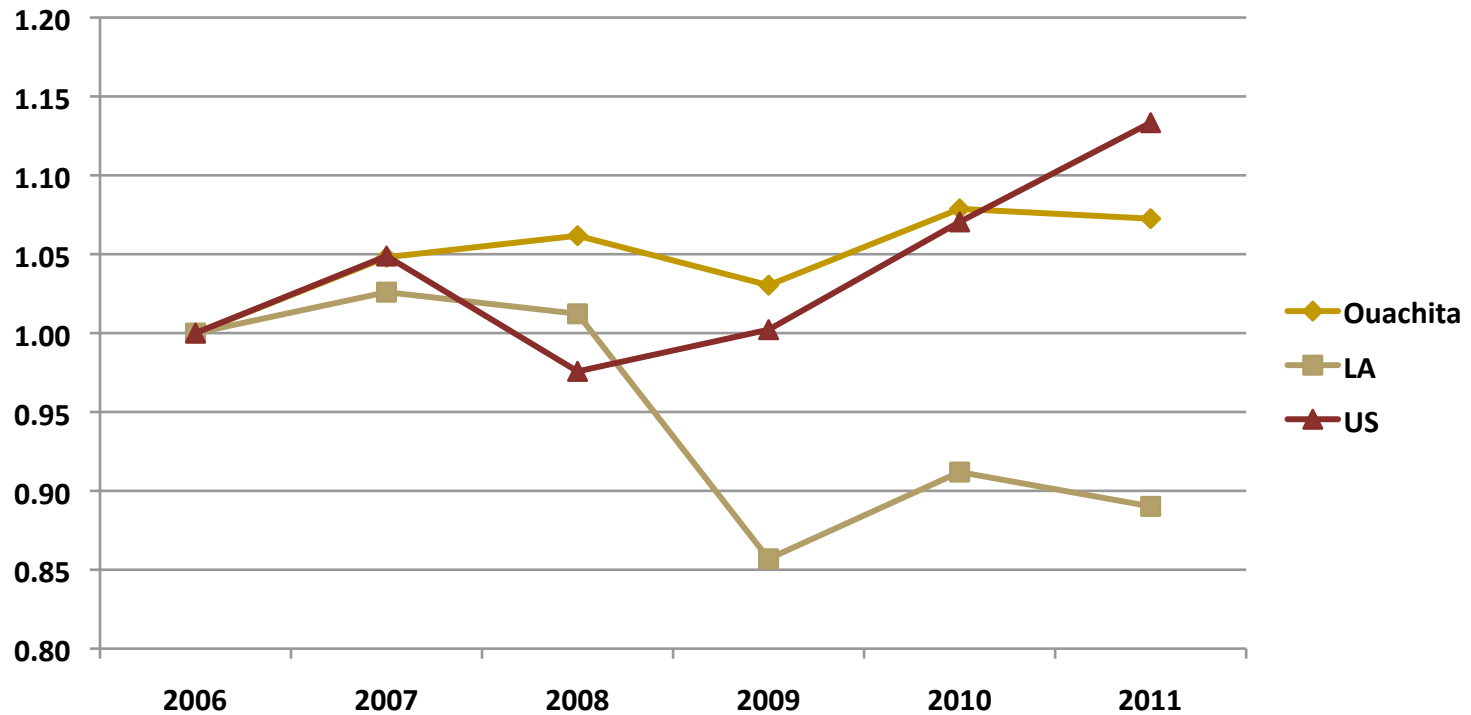
## Spending on New and Used Motor Vehicles In Ouachita Parish



2011 estimate = \$238.2 million



## Seasonal Sales (Nov-Dec) in Ouachita Parish, The State and US: Index



2011 estimate = \$448.6 million

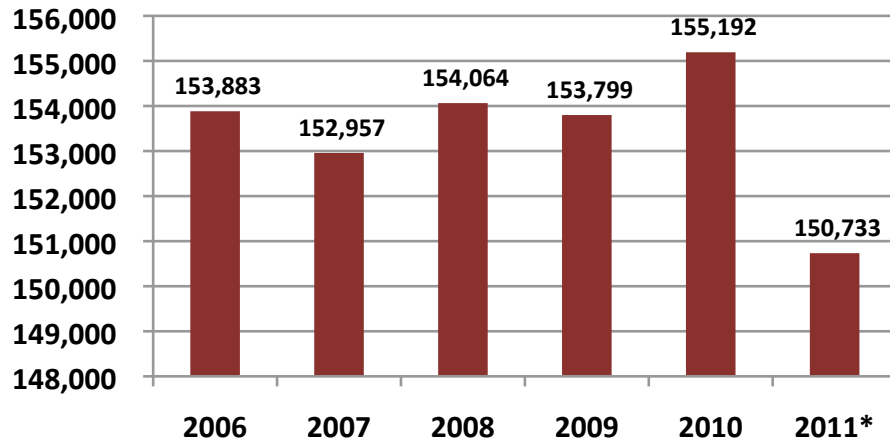
2010 estimate = \$446.0 million



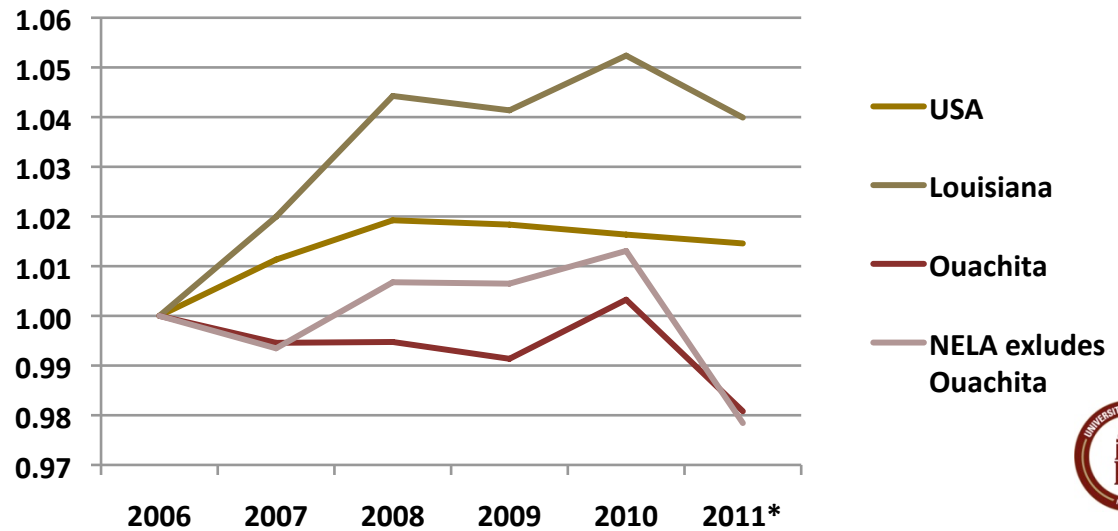
# The Northeast Louisiana Labor Market



## NELA Labor Force: Household Survey



## Labor Force Index: NELA

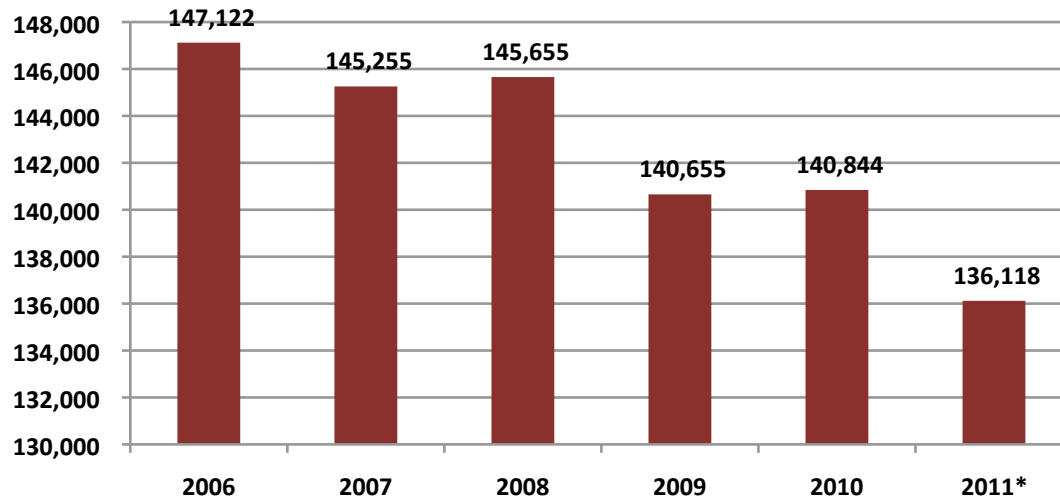


\* Estimated from preliminary data . NELA Includes Lincoln Parish

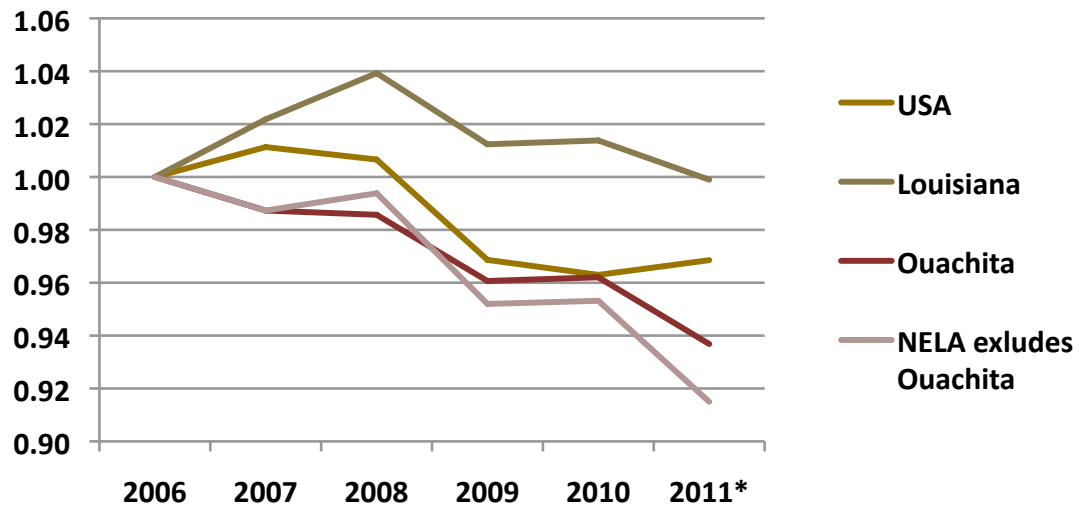




## NELA Employment: Household Survey



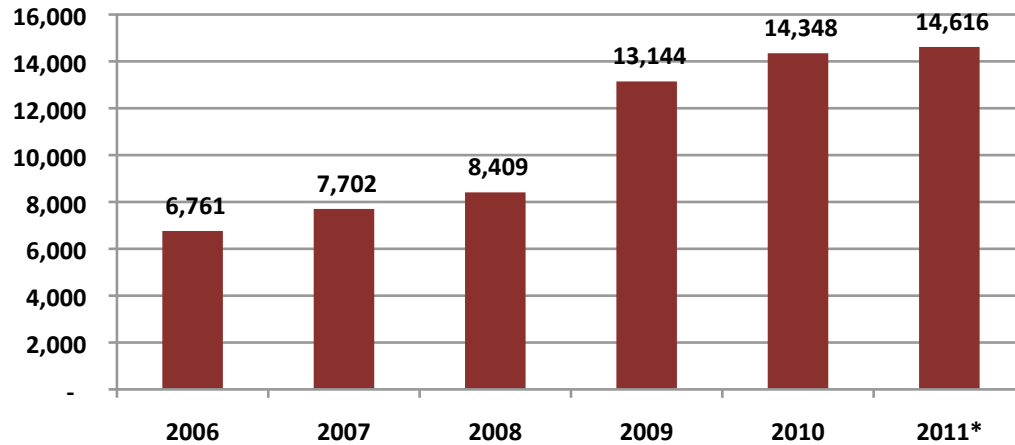
## Employment Index NELA



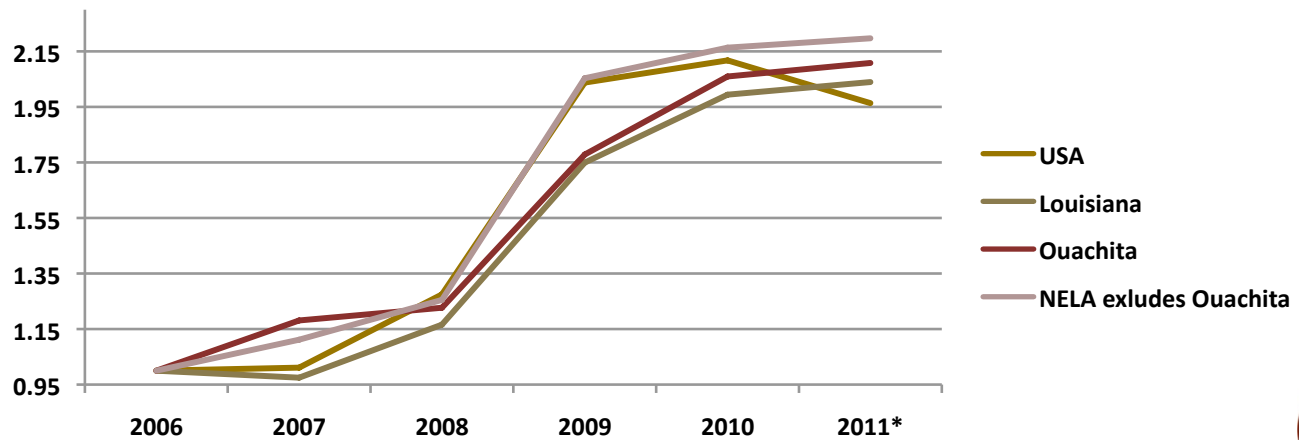
\* Estimated from preliminary data . NELA Includes Lincoln Parish



## NELA Unemployment: Household Survey



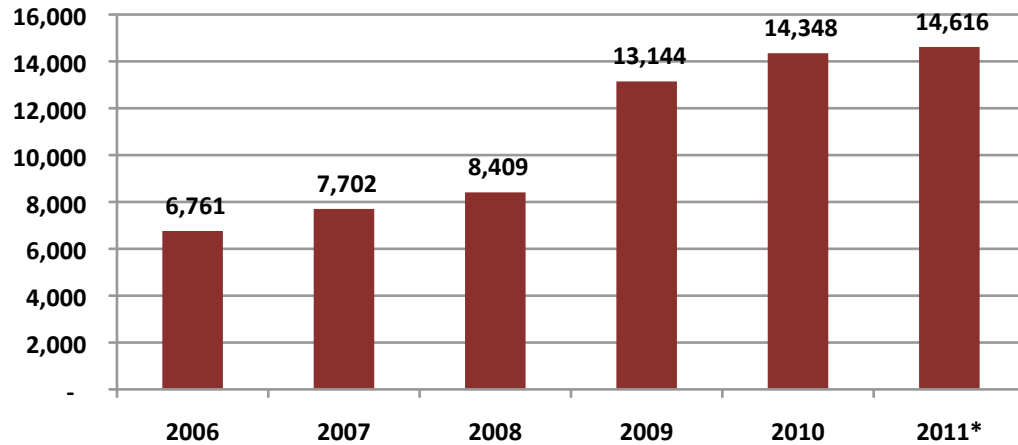
## Unemployment Index 2006-2011



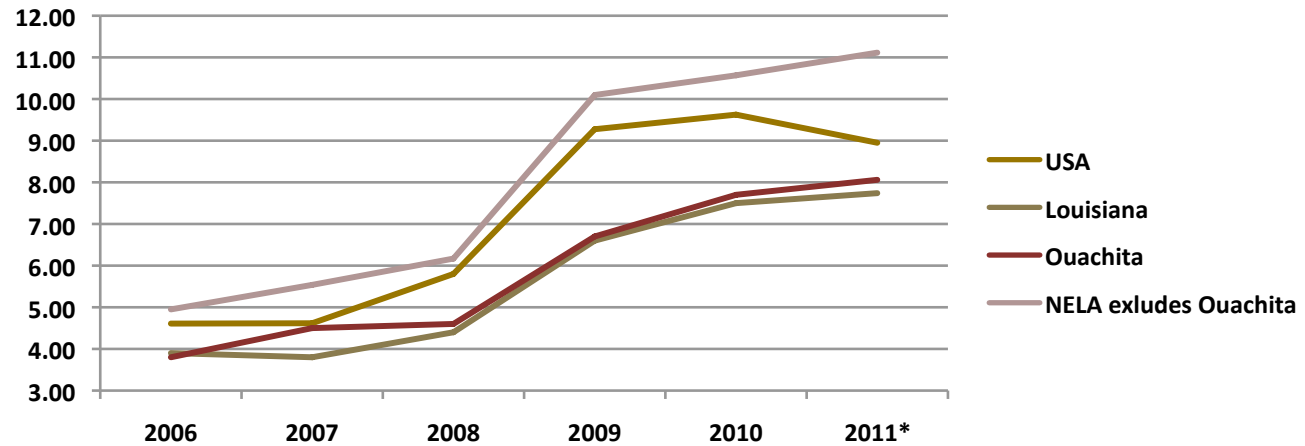
\* Estimated from preliminary data . NELA Includes Lincoln Parish



## NELA Unemployment: Household Survey



## Unemployment Rate 2006-2011



\* Estimated from preliminary data . NELA Includes Lincoln Parish

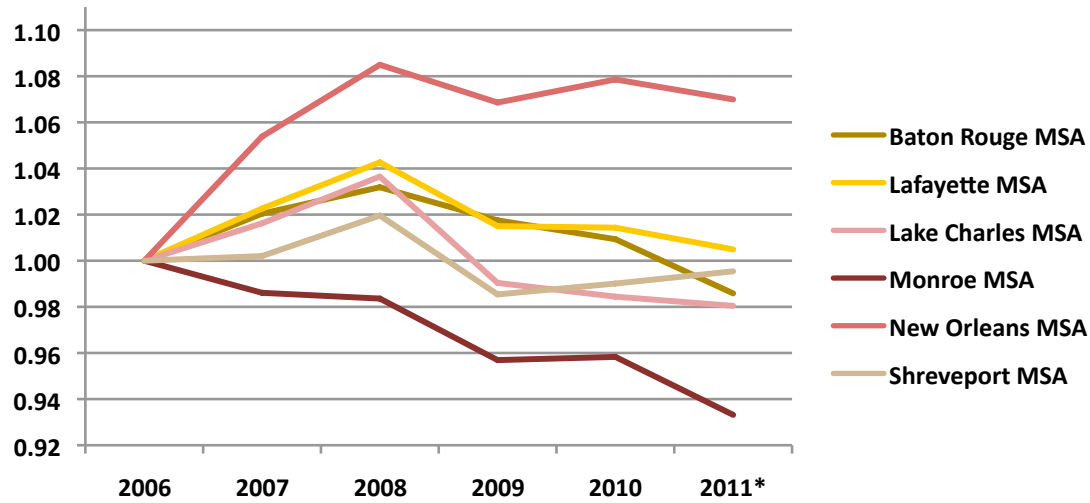


### Non Seasonally Adjusted Figures for January 2012 from Household Survey

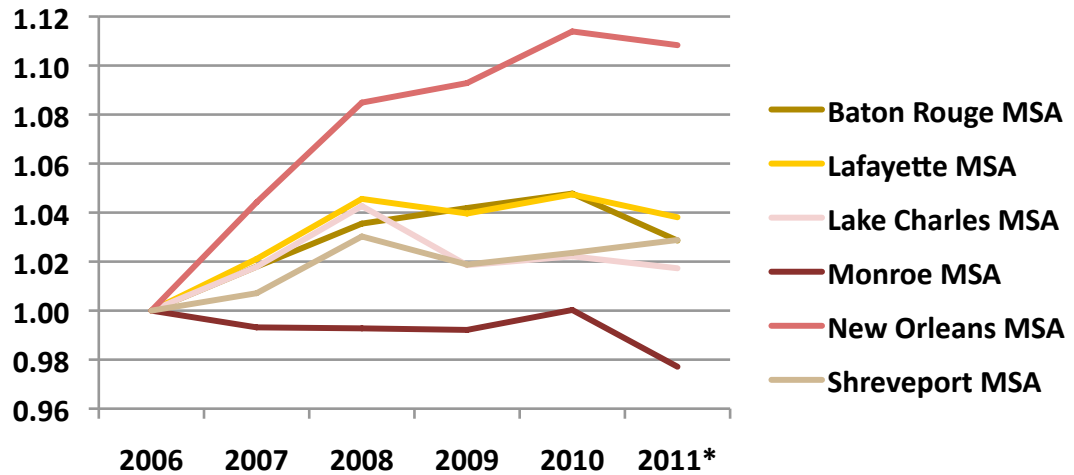
	Unemployment Rate	Unemployed
Ouachita Parish	8.10%	5,666
Northeast Louisiana	9.80%	14,620
Louisiana	7.50%	--
United States	8.80%	--



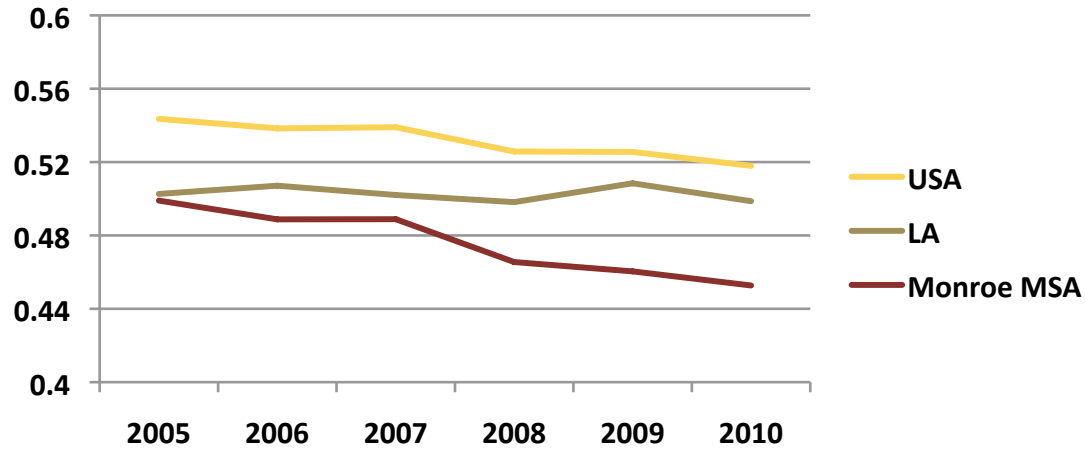
## Employment Index by MSA



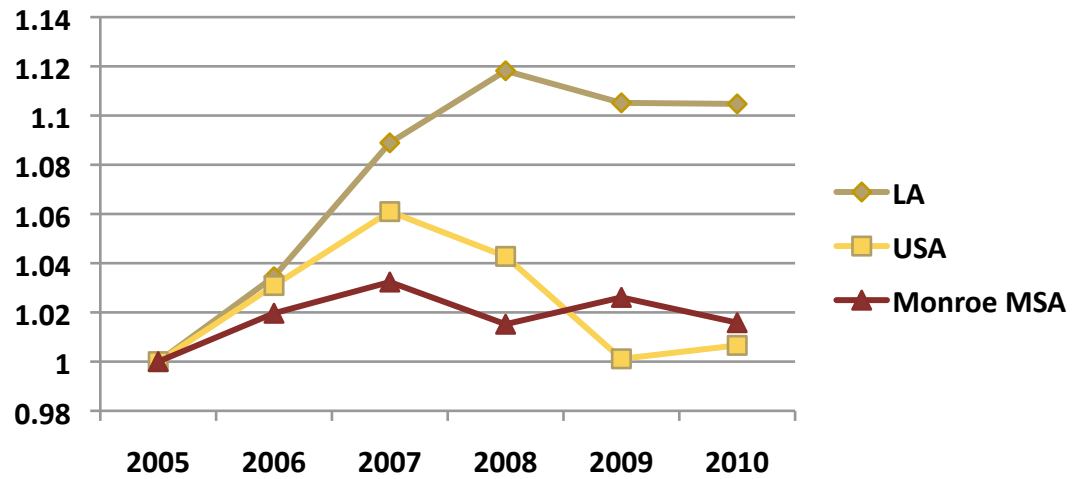
## Labor Force Index by MSA



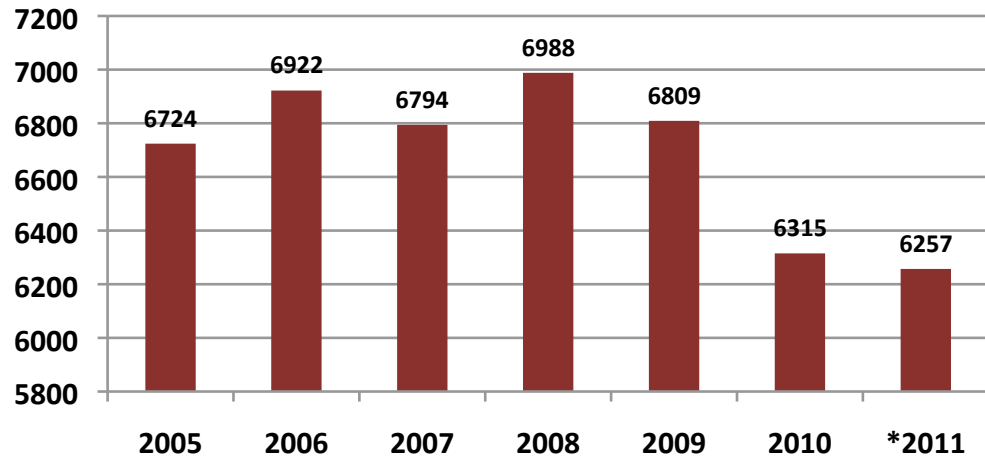
### Wage and Salary Disbursements/Personal Income



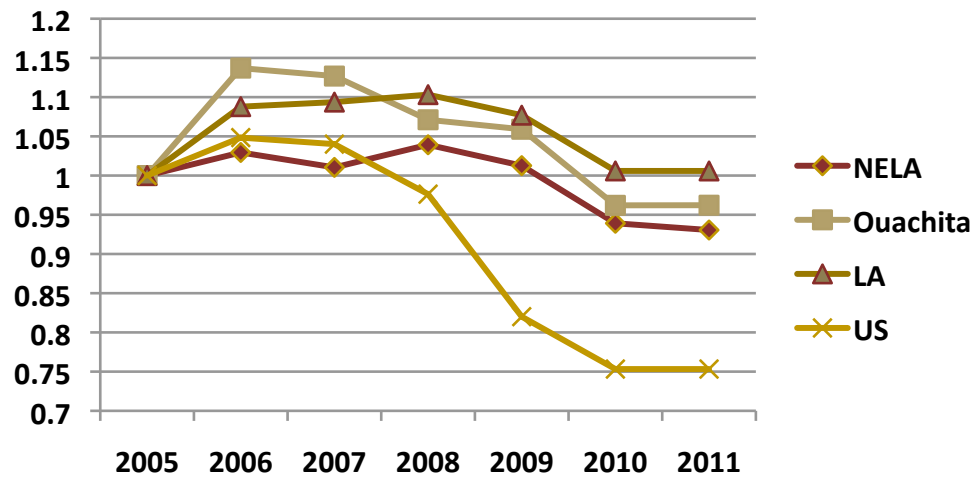
### Real Wage and Salary Disbursements Index



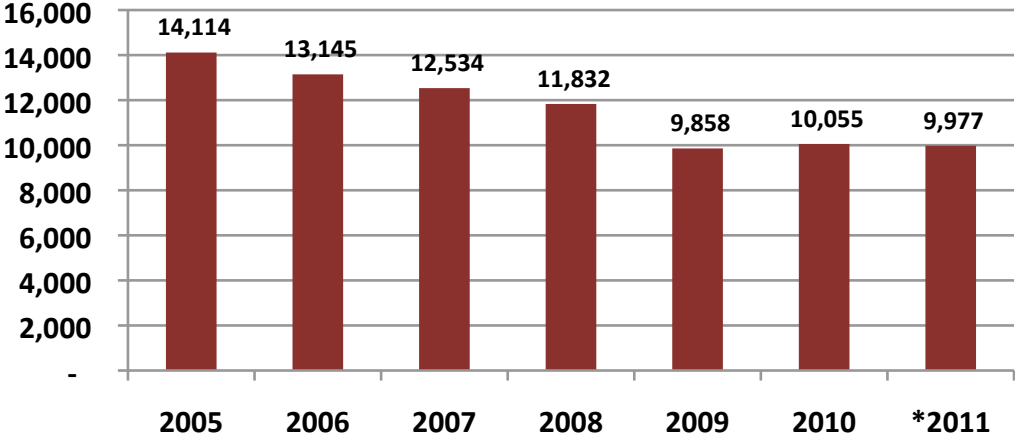
## Construction Jobs in NELA



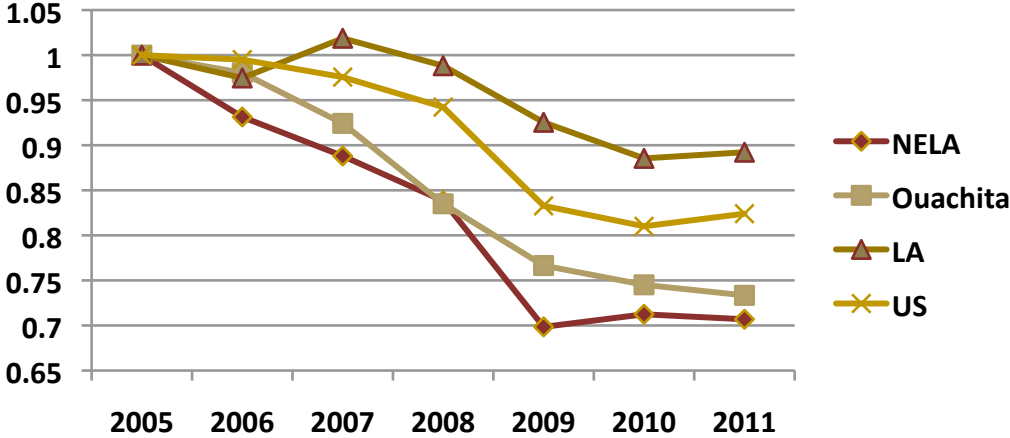
## Construction Employment Index



# NELA Manufacturing Jobs

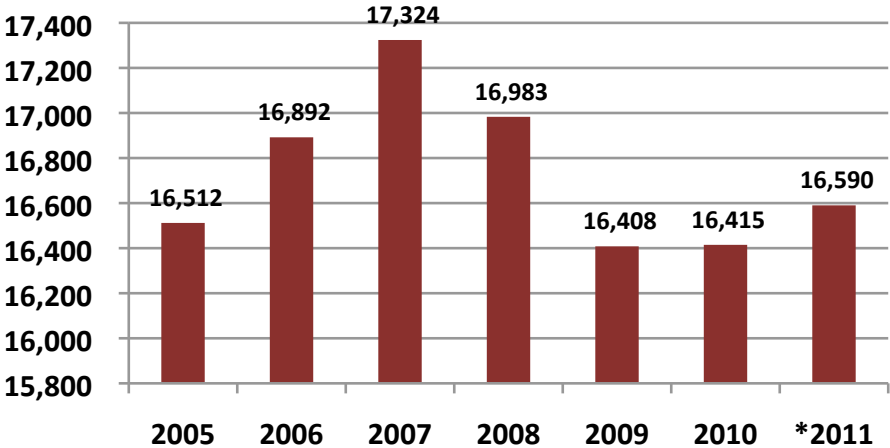


# Manufacturing Employment Index

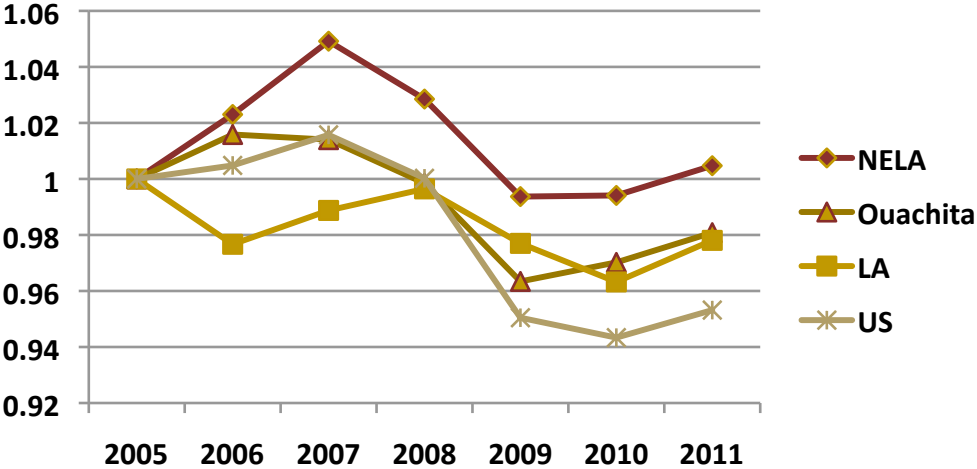




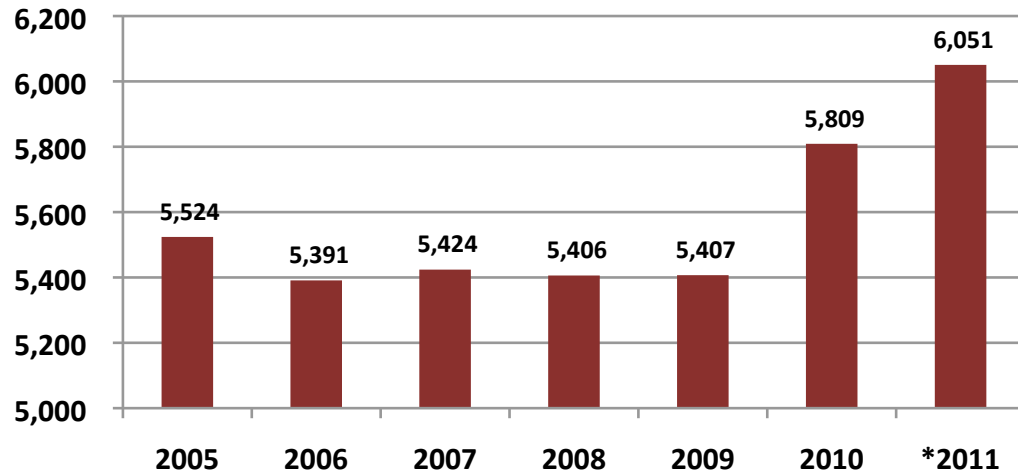
### NELA Retail Jobs



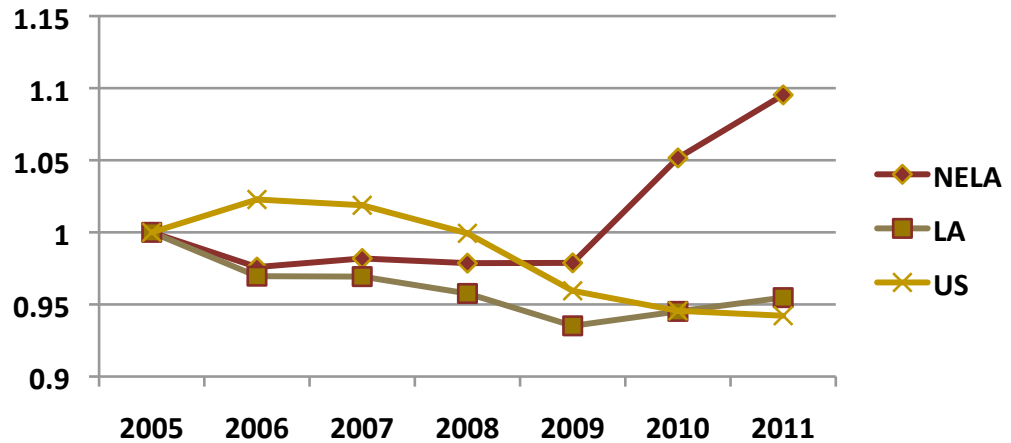
### Retail Employment Index



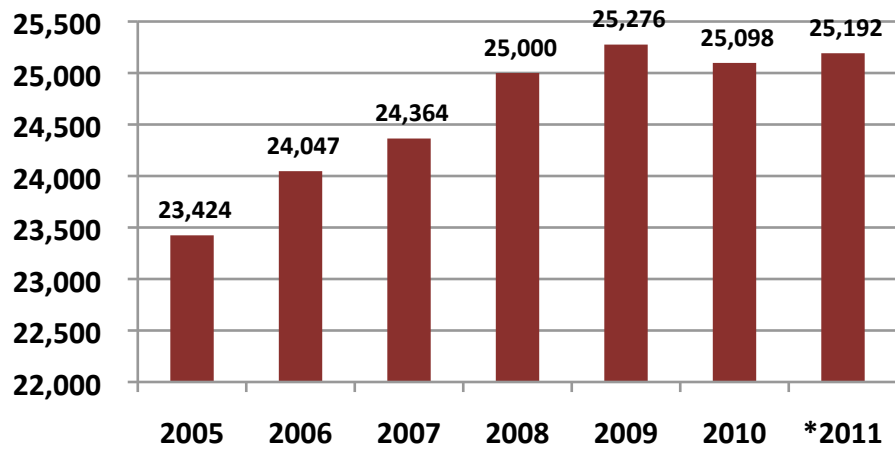
## NELA Finance/Insurance Jobs



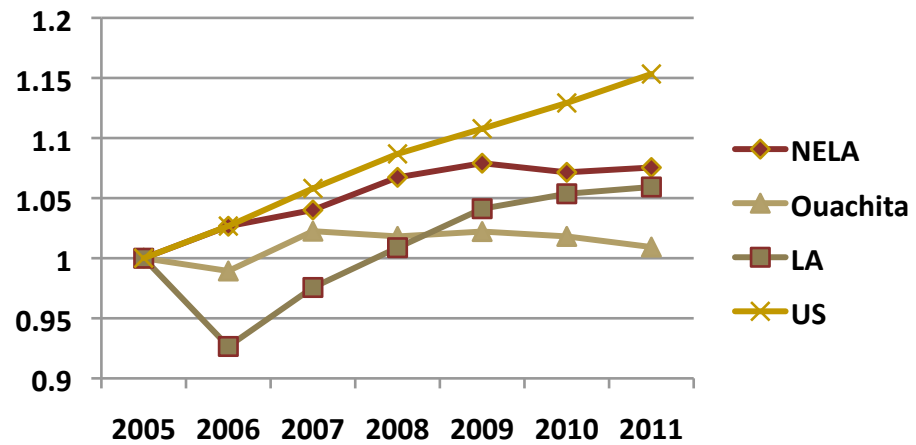
## Finance/Insurance Employment Index



## NELA Healthcare Jobs

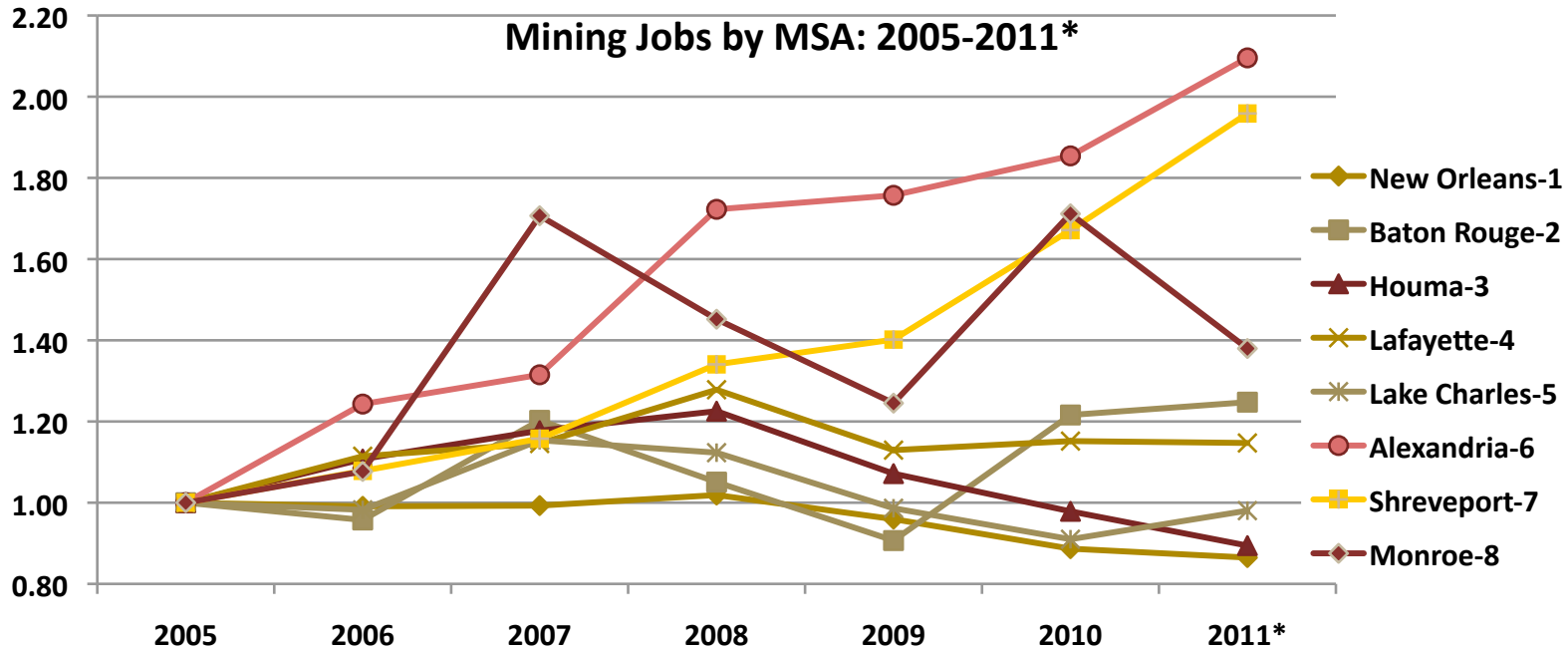


## Healthcare Employment Index



## **Job Creation/Job Destruction....**

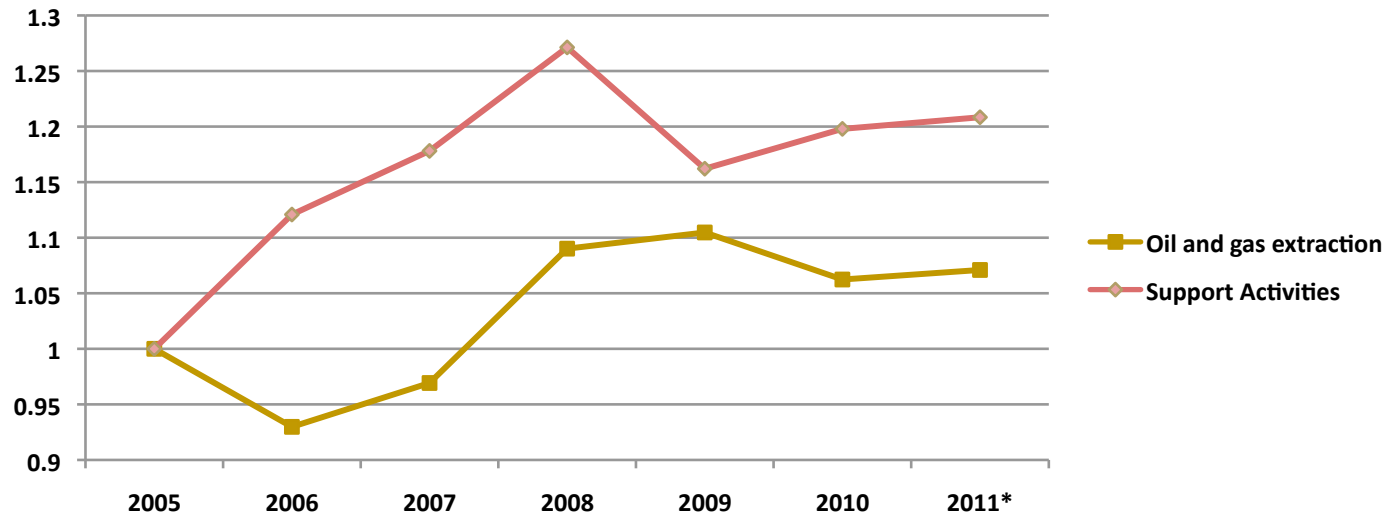




	New Orleans-1	Baton Rouge-2	Houma-3	Lafayette-4	Lake Charles-5	Alexandria-6	Shreveport-7	Monroe-8
<b>2011 Estimated Employment</b>	<b>7,240</b>	<b>1,993</b>	<b>5,209</b>	<b>22,714</b>	<b>1,504</b>	<b>1,337</b>	<b>8,595</b>	<b>287</b>



## Oil and Gas Employment in Louisiana

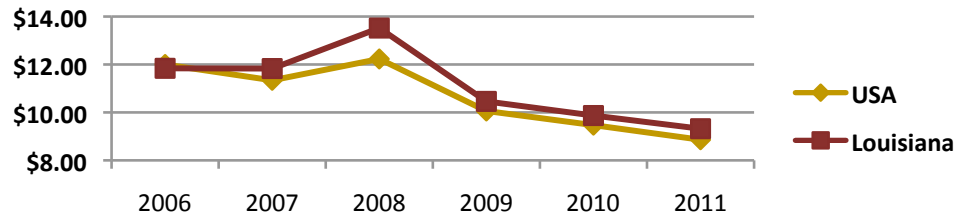


	2005	2006	2007	2008	2009	2010	2011*
<b>Extraction/Drilling</b>	8,032	7,468	7,785	8,756	8,873	8,533	8,602
<b>Support Activities</b>	33,032	37,024	38,915	41,992	38,386	39,570	39,916

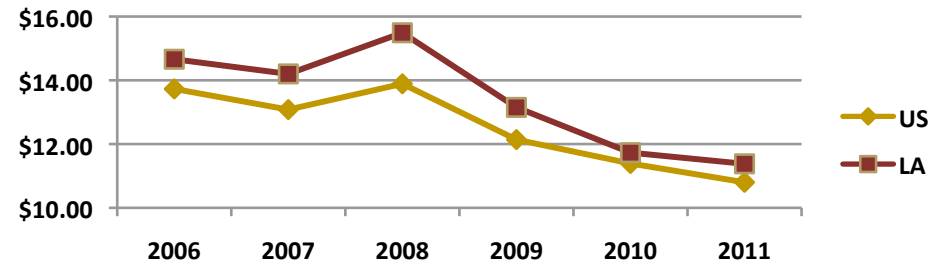


# Natural Gas Prices: 2006-2011

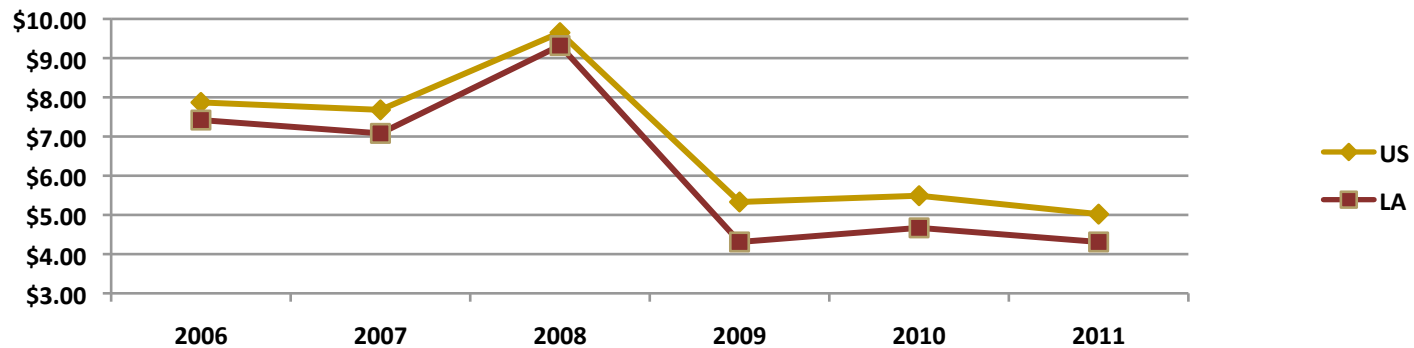
### Commercial Consumption



### Residential Consumption



### Industrial Use



# Century Link and Growth in Northeast Louisiana





**Estimated impact of 100 Call Center/Financial Services jobs (\$25,000/year)**

	<b>Accumulated Economic Transactions</b>	<b>Household Earnings</b>	<b>Full-time Equivalent Jobs</b>
<b>Direct effect</b>	\$7,763,298	\$2,500,000	100
<b>Indirect Effect</b>	\$1,712,584	\$466,125	22
<b>Induced Effect</b>	\$6,742,305	\$766,500	38
<b>Total Impact</b>	<b>\$16,218,186</b>	<b>\$3,732,625</b>	<b>160</b>



**CenturyLink Expansion:  
Total Output Effects on Northeast Louisiana\***

<b>CenturyLink</b>	<b>2009 Expansion</b>	<b>2011 Expansion</b>	<b>Total both events</b>
<b>Direct</b>	\$62,228,368	\$204,425,128	\$266,653,497
<b>Indirect</b>	\$27,946,760	\$91,807,325	\$119,754,085
<b>Induced</b>	\$18,514,286	\$60,820,898	\$79,335,184
<b>Total</b>	<b>\$108,689,414</b>	<b>\$357,053,352</b>	<b>\$465,742,766</b>

\*Expected to occur over 7-10 years



**CenturyLink Expansion:  
Northeast Louisiana Employment Effects\***

<b>CenturyLink</b>	<b>2009 Expansion</b>	<b>2011 Expansion</b>	<b>Total both events</b>
<b>Direct jobs</b>	<b>350</b>	<b>796</b>	<b>1146</b>
<b>Indirect jobs</b>	<b>192</b>	<b>438</b>	<b>630</b>
<b>Induced jobs</b>	<b>199</b>	<b>452</b>	<b>651</b>
<b>Total jobs</b>	<b>741</b>	<b>1,686</b>	<b>2,427</b>

\*Expected to occur over 7-10 years



**CenturyLink Expansion:  
Northeast Louisiana Household Income Effects\***

<b>CenturyLink</b>	<b>2009 Expansion</b>	<b>2011 Expansion</b>	<b>Total Both Events</b>
<b>Average wage (direct)</b>	<b>\$45,000</b>	<b>\$65,000</b>	<b>\$58,892</b>
<b>Total direct wages</b>	<b>\$15,750,000</b>	<b>\$51,740,000</b>	<b>\$67,490,000</b>
<b>Total indirect wages</b>	<b>\$7,073,325</b>	<b>\$23,236,434</b>	<b>\$30,309,759</b>
<b>Total induced wages</b>	<b>\$5,896,800</b>	<b>\$19,371,456</b>	<b>\$25,268,256</b>
<b>Total income impact</b>	<b>\$28,720,125</b>	<b>\$94,347,890</b>	<b>\$123,068,015</b>

\*Expected to occur over 5-10 years



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Business Outlook Summit.**

**?’s**

