

Monthly Economic Monitor – February, 2009

KEY INDICATORS

Population		
	2006	2001
Windsor-Essex	393,402	374,975

Source: Statistics Canada, 2006 Census

Unemployment Rates – Windsor CMA (%)			
	January 2009	December 2008	January 2008
Windsor CMA	11.2	9.1	8.9
Ontario	7.2	6.4	6.0
Canada	7.8	6.3	6.3

Source: Statistics Canada, January 2009 (released monthly), figures represent a 3 month moving average.

Labour Force Characteristics – Windsor CMA			
	January 2009	December 2008	January 2008
Labour Force	176,200	177,500	177,800
Employed	156,400	161,400	161,900

Source: Statistics Canada, January 2009 (updated monthly), figures represent a 3 month moving average.

The unemployment rate in the Windsor CMA jumped by over 2% from December 2008 to January 2009. Although the size of the labour force decreased by only 1,300 people, the number of people employed fell by 5,000.

Employment by Industry - WindsorEssex		
Industry	2007 Employment	2008 Employment
Agriculture	4,800	3,000
Forestry Fishing, Mining and Oil and Gas Extraction	400	0
Utilities	0	900
Construction	9,000	8,900
Trade	27,000	29,400
Transportation and Warehousing	7,800	8,000
Finance and Insurance real estate and leasing	7,600	8,400
Professional Scientific and Technical Services	10,800	9,700
Business, building and other support services	6,500	6,300
Educational Services	13,300	15,500
Health Care and Social Assistance	25,000	23,400
Information and Cultural and Recreation	7,400	8,300
Accommodation and Food Services	14,400	15,100
Other Services(except Public Admin)	8,200	7,500
Public Administration	6,100	7,200

Source: Statistics Canada, Labour Market Survey

Job Gains/Losses – WindsorEssex		
	January 2009	Year-to-Date
Job Gains Announced	165	165
Job Losses Announced	0	0

Source: Service Canada; The Windsor Star

In January 2009, U.S.-based travel industry software developer Wizie announced the opening of an office located at Windsor Airport with expected employment of approximately 125 people. Also in January, PM Plastics announced that, thanks in part to a Next Generation of Jobs Fund grant, it will be adding 40 new jobs over the next five years. PM will require the additional employees to fulfill a contract to supply plastic components for batteries used in hybrid vehicles.

Although no permanent job losses were announced in January, 150 workers at Nemark's Windsor Aluminum Plant were laid off on January 19 as a result of GM's decision to reduce vehicle production in the first quarter of 2009. It is expected that volume from the plant will be required again in the third quarter of 2009. In addition, 21 employees at Hiram Walker & Sons were laid off due to declining U.S. sales.

Housing Starts – Windsor-Essex				
	Q4 2008	Q4 2007	Year-to-date 2008	Year-to-date 2007
Amherstburg	10	15	34	57
Essex	5	16	31	47
Kingsville	13	39	65	98
Lakeshore	25	32	125	131
LaSalle	25	24	77	123
Leamington	17	13	45	41
Tecumseh	4	7	14	18
Windsor	56	62	203	285
Total	155	208	594	800

Source: Canada Mortgage and Housing Company (CMHC) (produced quarterly)

Housing Starts – Windsor CMA				
	January 2009	January 2008	Year-to-date 2009	Year-to-date 2008
Singles	8	6	8	6
Multi-Family	6	5	6	5
Total	14	11	14	11

Source: CMHC Press Release (produced monthly)

According to preliminary data released by Canada Mortgage and Housing Corporation (CMHC), builders started a total of 14 housing units in the Windsor Census Metropolitan Area (CMA), up 27 per cent from the 11 units started in 2008.

“This is a good start for the residential construction industry in Windsor,” said Margot Stevenson, Market Analyst for Canada Mortgage and Housing Corporation. “The coming spring months are traditionally active home-buying periods,” added Stevenson.

Single starts in the Windsor area totaled 8 units last month, up 33 per cent from January 2008. There were six townhouse units started in January.

Building Permits – Windsor Essex				
	January 2009	January 2008	Year-to-date 2009	Year-to-date 2008
Industrial	\$200,000	\$521,000	\$200,000	\$521,000
Commercial	\$2,349,850	\$6,783,000	\$2,349,850	\$6,783,000
Institutional	\$17,823,000	\$2,347,000	\$17,823,000	\$2,347,000
Total	\$20,372,850	\$9,651,000	\$20,372,850	\$9,651,000

Source: Municipal Building Departments (updated monthly).

Note: Figures are preliminary and are subject to change.

The significant increase in the value of building permits issued in Windsor-Essex in January 2009 was due almost entirely to renovations and an addition at John McGivney Children's Centre. The project will almost triple the size of the existing building. In considering the drop in commercial building permits, it should be noted that the January 2008 figure includes permits valued at \$5,000,000 to start construction on a new commercial centre at the corner of Patillo Road and County Road 22 in the Town of Lakeshore.

Regional GDP by Sector – Windsor CMA		
	2008* (Mil. \$ 2002)	2007 (Mil. \$ 2002)
Total	11617	11748
Goods Sector	4113	4578
Primary Industries and Utilities	230	251
Manufacturing	3437	3871
Construction	446	457
Services Sector	7504	7169
Transportation and Communication	627	601
Wholesale and Retail Trade	1168	1095
Finance, Insurance and Real Estate	2074	1991
Commercial Services	1692	1635
Non-Commercial Services	1530	1450
Public Administration and Defence	413	397

* Forecast data

Source: Conference Board of Canada, December 3, 2008

Ranking of Windsor CMA's GDP Growth Compared to Other CMAs		
Year	Growth Rate	Rank
2008	-1.1	26 th
2009*	-0.6	27 th
2010*-2013*	2.3	20 th

* Forecast data

Source: Conference Board of Canada, Metropolitan Outlook Report Winter 2009 (produced semi-annually)

Retail Sales – Windsor CMA			
	2009*	2008	2007
Total Sales (\$ millions)	3,666	3,593	3,480
Percentage Change	2.0	3.2	-0.4

* Forecast data

Source: Conference Board of Canada, Metropolitan Outlook Report Winter 2009 (produced semi-annually)

Employment – Windsor CMA			
	2009*	2008	2007
Total Employment	157,000	160,000	158,000
Unemployment Rate	9.3	9.1	9.4

* Forecast data

Source: Conference Board of Canada, Metropolitan Outlook Report Winter 2009 (produced semi-annually)

Bankruptcies – Windsor CMA			
	2007	2006	% Change
Consumer	1,525	1,303	+17.0%
Business	78	84	-7.1%

Source: Conference Board of Canada Metropolitan Outlook Report Winter 2009 (produced semi-annually)

Regional Employment by Sector – Windsor CMA (000s)			
Sector	2009*	2008	2007
Total	157.0	160.0	158.0
Goods Sector	42.0	45.0	46.0
Manufacturing	32.8	35.2	36.0
Construction	7.0	7.4	7.3
Primary Industries and Utilities	2.2	2.1	2.2
Services Sector	115.0	115.0	113.0
Transportation and Communication	8.0	7.9	8.0
Wholesale and Retail Trade	23.6	23.8	21.8
Finance, Insurance and Real Estate	6.9	6.8	6.5
Commercial Services	38.0	38.0	39.3
Non-Commercial Services	32.9	33.0	31.8
Public Administration and Defence	5.7	5.7	5.4

* Forecast data

Source: Conference Board of Canada Metropolitan Outlook Report Winter 2009 (produced semi-annually)

Number of Businesses by Sector – WindsorEssex			
Sector	June 2008	June 2005	% Change
Total	21,381	20880	
Agriculture, Forestry, Fishing and Hunting	1,078	1204	(10.5%)
Mining and Oil and Gas Extraction	17	17	.0%
Utilities	17	18	(5.6%)
Construction	2,553	2849	(10.4%)
Manufacturing	1,152	1197	(3.8%)
Wholesale Trade	876	853	2.7%
Retail Trade	2,356	2487	(5.3%)
Transportation and Warehousing	1,605	1136	41.3%
Information and Cultural Industries	129	135	(4.4%)
Finance and Insurance	1,239	836	48.2%
Real Estate and Rental and Leasing	2,020	1957	3.2%
Professional, Scientific and Technical Services	2,032	1993	2.0%
Management of Companies and Enterprises	982	940	4.5%
Admin. & Support, Waste Mgt. & Remediation Serv.	940	969	(3.0%)
Educational Services	180	180	0%
Health Care and Social Assistance	1,102	962	14.6%
Arts, Entertainment and Recreation	301	369	(18.4%)
Accommodation and Food Services	1,094	1160	(5.7%)
Other Services (except Public Administration)	1,692	1606	5.4%
Public Administration	16	12	33.3%

Source: Statistics Canada, Canadian Business Patterns Product, June 2005 and June 2008 (produced semi-annually)