

Monthly Economic Monitor – October, 2009

KEY INDICATORS

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

Source: Statistics Canada, 2006 Census

Unemployment Rates – Windsor CMA (%)			
	September 2009	August 2009	September 2008
Windsor CMA	14.4	15.6	10.3
Ontario	9.6	10.0	6.8
Canada	7.6	9.0	5.7

Source: Statistics Canada, September 2009, figures represent an unadjusted 3 month moving average.

Labour Force Characteristics – Windsor CMA			
	September 2009	August 2009	September 2008
Labour Force	176,400	177,100	175,800
Employed	151,000	149,400	157,700

Source: Statistics Canada, September 2009, figures represent an unadjusted 3 month moving average.

A slight decrease in the size of the labour force, combined with an increase in the number of people employed, resulted in a small decrease in the unemployment rate in the Windsor CMA. This rate, however, is still the highest of any CMA in Canada. The next highest unemployment rate is in the London CMA, which is at 11.2%.

Labour Force Characteristics – Windsor-Essex			
	Q2 2009	Q1 2009	2008
Population 15+	329,000	329,800	332,100
Labour force	214,700	210,200	213,300
Employment	185,700	179,100	194,000
Full-time	138,400	136,200	154,100
Part-time	47,200	42,900	39,900
Unemployed	29,100	31,200	19,300
Not in labour force	114,200	119,500	118,800
Unemployment rate (%)	13.6	14.8	9.0
Participation rate (%)	65.3	63.7	64.2
Employment rate (%)	56.4	54.3	58.4

Source: Statistics Canada, Labour Market Survey

Employment by Industry - WindsorEssex		
Industry	Q2 2009	Q2 2008
Agriculture	3,400	3,600
Forestry, fishing, mining and oil and gas extraction	0	0
Utilities	0	0
Construction	10,100	11,400
Manufacturing	40,600	33,800
Trade	28,300	28,400
Transportation and warehousing	8,800	6,200
Finance and insurance real estate and leasing	7,900	9,100
Professional, scientific and technical services	9,200	8,000
Business, building and other support services	7,600	7,900
Educational services	16,900	15,200
Health care and social assistance	23,000	23,300
Information and cultural and recreation	7,500	10,200
Accommodation and food services	15,500	12,800
Other services (except public administration)	6,300	8,200
Public administration	6,400	5,700
Total	193,000	185,700

Source: Statistics Canada, Labour Market Survey

Note: 0 are estimates less than 1500

Job Gains/Losses – WindsorEssex		
	September 2009	Year-to-Date
Job Gains Announced	174	768
Job Losses Announced	0	378

Source: Service Canada; The Windsor Star

WindTronics, a Michigan-based company, announced in late September that it would be opening a facility in Windsor-Essex. The facility will assemble wind turbines for the residential market. The total investment in the project is \$5.4 million and it will create 174 jobs by 2012. Federal funding provided to Kingsville and Amherstburg will enable the towns to undertake a number of construction jobs which will create approximately construction 300 jobs.

Housing Starts – Windsor-Essex				
	Q2 2009	Q2 2008	Year-to-date 2009	Year-to-date 2008
Amherstburg	11	13	15	19
Essex	4	9	6	10
Kingsville	20	23	28	29
Lakeshore	28	44	35	55
LaSalle	23	31	28	33
Leamington	4	17	4	19
Tecumseh	5	2	5	4
Windsor	30	66	49	84
Total	125	205	220	253

Source: Canada Mortgage and Housing Company (CMHC)

Housing Starts – Windsor CMA				
	September 2009	September 2008	Year-to-date 2009	Year-to-date 2008
Singles	22	38	190	243
Multi-Family	6	13	58	90
Total	28	51	248	333

Source: CMHC Press Release

According to preliminary data released today by Canada Mortgage and Housing Corporation (CMHC), housing starts in the Windsor Census Metropolitan Area (CMA) totaled 28 units in September, down from the 51 units started in September 2008.

“Demand for new homes is still hampered by high levels of unemployment,” said Margot Stevenson, Market Analyst for Canada Mortgage and Housing Corporation. “The tightening of the resale market in Windsor will help turn consumer interest to the new home market in 2010,” added Stevenson.

Building Permits – Windsor-Essex				
	September 2009	September 2008	Year-to-date 2009	Year-to-date 2008
Industrial	\$149,000	\$141,000	\$2,242,950	\$23,384,800
Commercial	\$7,473,370	\$6,617,500	\$32,433,690	\$55,945,050
Institutional	\$2,649,000	\$1,737,000	\$137,601,883	\$37,047,800
Total	\$10,271,370	\$8,495,500	\$172,278,523	\$116,377,650

Source: Municipal Building Departments

Note: Figures are preliminary and are subject to change. 2009 figures do not include Lakeshore or Leamington.

The largest building permit issued in September was for the demolition of the former Wal-mart building at the corner of Tecumseh Road East and Lauzon Parkway and the construction of a new plaza on the site at a total cost of \$2,500,000. A commercial plaza is also being building in the 3700 block of Dougall Avenue at a cost of \$1,000,000.

Regional GDP by Sector – Windsor CMA		
	2008 (Mil. \$ 2002)	2007 (Mil. \$ 2002)
Total	11344	11664
Goods Sector	4000	4408
Primary Industries and Utilities	233	237
Manufacturing	3351	3741
Construction	415	430
Services Sector	7344	7256
Transportation and Communication	646	628
Wholesale and Retail Trade	1167	1133
Finance, Insurance and Real Estate	1965	1962
Commercial Services	1648	1649
Non-Commercial Services	1529	1500
Public Administration and Defence	389	385

Source: Conference Board of Canada, May 2009

Ranking of Windsor CMA's GDP Growth Compared to Other CMAs		
Year	Growth Rate	Rank
2008	-2.7	14 th
2009*	- 5.6	14 th
2010*-2013*	2.7	8 th

* Forecast data

Source: Conference Board of Canada, Metropolitan Outlook Report Summer 2009

Retail Sales – Windsor CMA			
	2009*	2008	2007
Total Sales (\$ millions)	3,238	3,508	3,477
Percentage Change	2.0	3.2	-0.4

* Forecast data

Source: Conference Board of Canada, Metropolitan Outlook Report Summer 2009

Employment – Windsor CMA			
	2009*	2008	2007
Total Employment	150,000	160,000	158,000
Unemployment Rate	13.7	9.4	9.4

* Forecast data

Source: Conference Board of Canada, Metropolitan Outlook Report Summer 2009

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 Summer 2009

Regional Employment by Sector – Windsor CMA (000s)			
Sector	2009*	2008	2007
Total	150.0	160.0	158.0
Goods Sector	38.0	45.0	46.0
Manufacturing	30.0	36.0	36.0
Construction	5.5	7.0	7.3
Primary Industries and Utilities	2.5	2.2	2.2
Services Sector	112.0	115.0	113.0
Transportation and Communication	8.6	8.0	7.9
Wholesale and Retail Trade	23.6	23.4	21.8
Finance, Insurance and Real Estate	7.2	6.8	6.5
Commercial Services	37.4	37.8	39.3
Non-Commercial Services	31.1	33.2	31.8
Public Administration and Defence	4.2	5.6	5.4

* Forecast data

Source: Conference Board of Canada Metropolitan Outlook Report Summer 2009

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