

Monthly Economic Monitor – May 2014

Population		
	2011	2006
Windsor-Essex	388,782	393,402

Source: Statistics Canada, 2011 Census

Unemployment Rates – Windsor CMA (%)			
	April 2014	March 2014	April 2013
Windsor CMA	8.4	7.3	9.2
Ontario	7.4	7.3	7.7
Canada	6.9	6.9	7.2

Source: Statistics Canada, May 2014, figures represent a seasonally adjusted 3 month moving average.

Labour Force Characteristics – Windsor CMA			
	April 2014	March 2014	April 2013
Labour Force	163,900	164,800	167,100
Employed	150,000	152,700	151,700

Source: Statistics Canada, May 2014, figures represent a seasonally adjusted 3 month moving average.

The unemployment rate in the Windsor CMA rose from 7.3% to 8.4% over the past month as the number of people employed dropped by 2,700. A positive note is the reduction in the youth unemployment rate with the gain being in full-time rather than part-time positions.

Labour Force Characteristics – Windsor-Essex			
	Q1 2014	Q1 2013	2013
Population 15+	337,700	338,000	337,500
Labour force	205,900	209,800	210,500
Employment	190,200	190,100	192,800
Full-time	145,400	148,000	149,800
Part-time	44,800	42,100	43,000
Unemployed	15,700	19,700	17,700
Not in labour force	131,800	128,200	127,100
Unemployment rate (%)	7.6	9.4	8.4
Participation rate (%)	61.0	62.1	62.4
Employment rate (%)	56.3	56.2	57.1

Source: Statistics Canada, Labour Market Survey

Note: Windsor CMA includes the City of Windsor and the Towns of Amherstburg, Lakeshore, LaSalle and Tecumseh.

Employment by Industry – Windsor-Essex			
Industry	Q1 2014	Q1 2013	2013
Agriculture	2,200	2,600	3,500
Forestry, fishing, mining and oil and gas extraction	0	0	0
Utilities	1,900	1,700	1,500
Construction	10,600	8,600	10,200
Manufacturing	41,100	39,100	39,700
Trade	27,700	29,000	28,500
Transportation and warehousing	10,200	8,400	8,300
Finance and insurance real estate and leasing	8,800	9,400	10,000
Professional, scientific and technical services	7,300	9,200	8,600
Business, building and other support services	5,700	5,200	5,800
Educational services	18,300	13,300	14,800
Health care and social assistance	23,800	26,900	26,200
Information and cultural and recreation	6,400	8,900	7,400
Accommodation and food services	12,700	12,000	13,300
Other services (except public administration)	8,800	8,900	8,200
Public administration	4,500	6,200	5,800
Total	190,200	190,100	192,800

Source: Statistics Canada, Labour Market Survey

Note: 0 indicates an estimate less than 1500

Job Gains/Losses – Windsor-Essex		
	April 2014	Year-to-Date
Job Gains Announced	30	414
Job Losses Announced	0	0

Source: Service Canada; The Windsor Star

Coca-Cola Canada has opened a new distribution facility in Windsor which will employ 15-18 people. Medical marijuana company Aphria has started growing their product in Leamington, creating about 12 jobs.

Housing Starts – Windsor-Essex				
	Q1 2014	Q1 2013	Year-to-date 2014	Year-to-date 2013
Amherstburg	6	7	6	7
Essex	1	0	1	0
Kingsville	3	9	3	9
Lakeshore	20	19	20	19
LaSalle	12	10	12	10
Leamington	1	3	1	3
Tecumseh	5	0	5	0
Windsor	40	27	40	27
Total	88	75	88	75

Source: Canada Mortgage and Housing Company (CMHC)

Note: Windsor CMA includes the City of Windsor and the Towns of Amherstburg, Lakeshore, LaSalle and Tecumseh.

Housing Starts – Windsor CMA				
	April 2014	April 2013	Year-to-date 2014	Year-to-date 2013
Singles	49	37	114	92
Multi-Family	20	20	38	28
Total	69	57	152	120

Source: CMHC Press Release

Housing starts in the Windsor Census Metropolitan Area (CMA) were trending at 709 units in April compared to 715 units in March, according to Canada Mortgage and Housing Corporation (CMHC). The trend is a six month moving average of the monthly seasonally adjusted annual rates (SAAR) of housing starts.

“Housing starts trended marginally lower in March, but remained close to the figure observed in the first quarter. Population growth, albeit slow, supports housing starts,” said Anthony Passarelli, Market Analyst with CMHC.

Building Permits – Windsor-Essex				
	April 2014	April 2013	Year-to-date 2014	Year-to-date 2013
Industrial	\$6,220,000	\$773,600	\$8,511,100	\$4,525,350
Commercial	\$4,110,530	\$3,068,665	\$13,367,392	\$24,187,447
Institutional	\$10,143,662	\$4,369,665	\$23,059,084	\$11,102,449
Total	\$20,474,192	\$8,211,930	\$44,937,576	\$39,815,246

Source: Municipal Building Departments

Note: Figures are preliminary and are subject to change.

Major construction projects started in the City of Windsor included foundations and footings for a new Welcome Centre at the University of Windsor, a \$6 million addition to the existing body shop at Chrysler’s Windsor Assembly Plant, and the conversion of the former Home Depot store at 655 Sydney into smaller retail units. Two elementary schools, Bellewood and Talbot Trail, are being expanded at a cost of over \$1 million each.

Note: Windsor CMA includes the City of Windsor and the Towns of Amherstburg, Lakeshore, LaSalle and Tecumseh.

CONFERENCE BOARD OF CANADA - KEY INDICATORS

Regional GDP by Sector – Windsor CMA			
	2015*	2014*	2013
	(Mil. \$ 2007)	(Mil. \$ 2007)	(Mil. \$ 2007)
Total	11,870.53	11,682.98	11,502.25
Goods-Producing Industries	4,169.39	4,122.84	4,037.56
Manufacturing	3,324.86	3,266.29	3,186.41
Construction	675.54	690.86	689.36
Primary and Utilities	169.00	165.69	161.80
Services-Producing Industries	7,701.14	7,560.14	7,464.69
Transportation and Warehousing	455.46	448.74	436.51
Information and Cultural Industries	299.70	297.30	306.83
Wholesale and Retail Trade	1,302.13	1,279.15	1,256.49
Finance, Insurance and Real Estate	2,078.66	2,027.48	1,973.10
Business Services	669.55	653.86	657.14
Personal Services	701.24	686.16	681.37
Non-Commercial Services	1,686.41	1,659.98	1,638.55
Public Administration and Defence	508.00	507.46	514.70

* Forecast data

Source: Conference Board of Canada, Metropolitan Data May 2014

Ranking of Windsor CMA's GDP Growth Compared to 28 Other CMAs		
Year	Growth Rate	Rank
2013	0.7%	23
2014*	1.6%	24
2015-2018*	1.7%	24

* Forecast data

Source: Conference Board of Canada, Metropolitan Outlook Report Winter 2014

Retail Sales – Windsor CMA			
	2015*	2014*	2013
Total Sales (\$ millions)	4,002	3,882	3,756
Percentage Change	3.1	3.3	1.6

* Forecast data

Source: Conference Board of Canada, Metropolitan Outlook Report Winter 2014

Consumer Price Index (CPI) – Windsor CMA			
	2015*	2014*	2013
CPI (2002 = 1.0)	1.283	1.256	1.233
Percentage Change	2.1	1.9	1.2

* Forecast data

Source: Conference Board of Canada, Metropolitan Outlook Report Winter 2014

Note: Windsor CMA includes the City of Windsor and the Towns of Amherstburg, Lakeshore, LaSalle and Tecumseh.

Population and Labour Market – Windsor CMA			
	2015*	2014*	2013
Population	336,841	334,935	333,082
Labour Force	166,230	165,993	166,860
Total Employment	153,763	152,876	152,175
Unemployment Rate (%)	7.5	7.9	8.8
Net International Migration	1613.6	1,589	1,315
Net Interprovincial Migration	-232.2	-264.1	-389
Net Intercity Migration	-182.4	-177.2	480
Natural Increase in Population	760	707	722

* Forecast data

Source: Conference Board of Canada, Metropolitan Data May 2014

Bankruptcies – Windsor CMA			
	2012	2011	2010
Consumer	854	980	1,304
Business	20	25	33

Source: Conference Board of Canada Metropolitan Outlook Report Winter 2014

Regional Employment by Sector – Windsor CMA			
Sector	2015*	2014*	2013
Total	153,763	152,876	152,175
Goods Sector	43,115	45,205	41,735
Manufacturing	32,219	33,767	30,801
Construction	8,033	8,780	7,742
Primary Industries and Utilities	2,864	2,659	3,192
Services Sector	110,647	107,671	110,440
Transportation and Warehousing	6,356	6,612	6,131
Information and Cultural Industries	2,112	2,445	1,803
Wholesale and Retail Trade	21,872	20,485	21,889
Finance, Insurance and Real Estate	7,904	7,175	8,889
Business Services	12,938	12,270	12,274
Personal Services	22,201	21,690	21,165
Non-Commercial Services	32,631	32,894	33,404
Public Administration	4,633	4,100	4,885

* Forecast data

Source: Conference Board of Canada Metropolitan Data May 2014

Note: Windsor CMA includes the City of Windsor and the Towns of Amherstburg, Lakeshore, LaSalle and Tecumseh.