

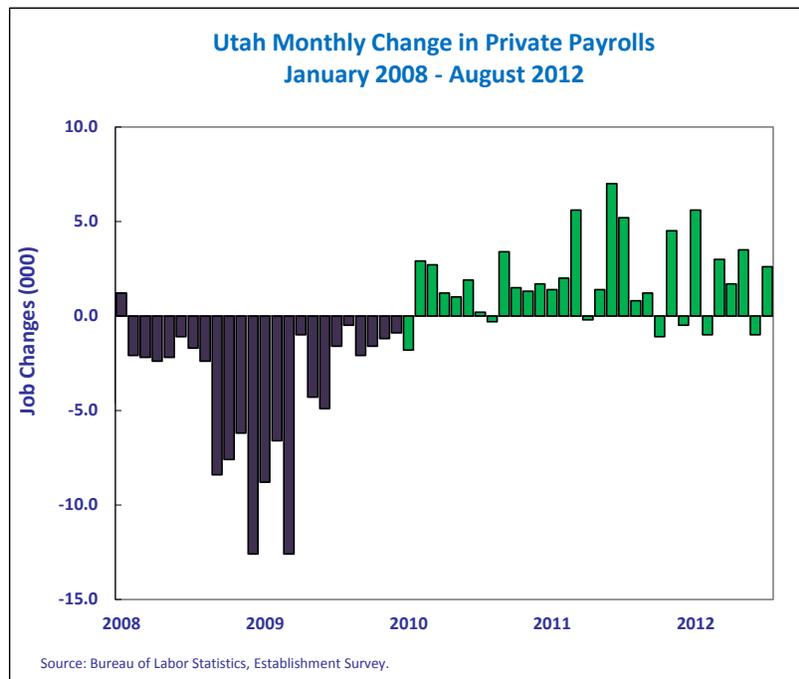
Economic Overview And Outlook: Utah

JOBS

- Including August, the private sector has gained jobs nationwide for 30 consecutive months.
- In Utah, private sector employment fell by 9.1 percent from January 2008 to February 2010. Since February 2010, private sector employment has grown by 6.2 percent.
- In Utah, employees in the construction, manufacturing, and professional and business services sectors faced the largest job losses (as a percent of employment within an industry) over the recession. Since the beginning of 2010, the following sectors in Utah have experienced the greatest employment increases: mining; professional and business services; and information services.*
- As the economy continues its emergence from the Great Recession, service-providing industries are projected to add the most jobs between 2010 and 2020. The largest gains over this period are expected to occur in the healthcare and social assistance, professional and business services, and retail trade sectors. Job gains in the goods-producing sector of the economy will be led by the construction and mining industries while the number of manufacturing jobs is expected to fall.

EMPLOYMENT

- The unemployment rate in Utah was 5.8 percent in August 2012, up 3.0 percentage points from December 2007, but down from its most recent peak of 8.3 percent in January 2010.
- 79,000 residents were counted among the unemployed in Utah during August 2012.
- In Utah, initial claims for unemployment insurance benefits totaled 9,848 during August, up 24.2 percent from the previous month. Since peaking at 16,442 in March 2009, initial claims for unemployment insurance benefits have declined by 40.1 percent.



EARNINGS

- Between the start of the recession in the 4th quarter of 2007 and the 3rd quarter of 2009, inflation-adjusted total personal income in the United States declined 4.6 percent. Most recently, in the 1st quarter of 2012, total personal income is 0.7 percent above its 4th quarter of 2007 level.
- Real per capita personal income (in 2005 \$) in Utah was \$29,713.40 in the 1st quarter of 2012, up from \$29,094.90 in the 1st quarter of 2010.

HOUSING

- After peaking in the first quarter of 2007, national home prices have declined by 17.5 percent.
- In Utah, home prices fell by 21.2 percent over 14 quarters from their peak in the fourth quarter of 2007. Since the second quarter of 2011, home prices in Utah have risen by 1.2 percent.
- As of the 2nd quarter of 2012, 2.2 percent of all mortgages, including 8.0 percent of subprime mortgages, were in foreclosure in Utah.
- Housing starts in Utah totaled 13,030 units (seasonally adjusted annual rate) in July 2012, a decrease of 2.8 percent from June.
- Within the West census region, which includes Utah, sales of new single-family homes totaled 106,000 units in July 2012, a decrease of 0.9 percent from June. Sales of existing single-family homes increased 8.3 percent to 1,040,000 units (at seasonally adjusted annual rates) from July to August 2012.

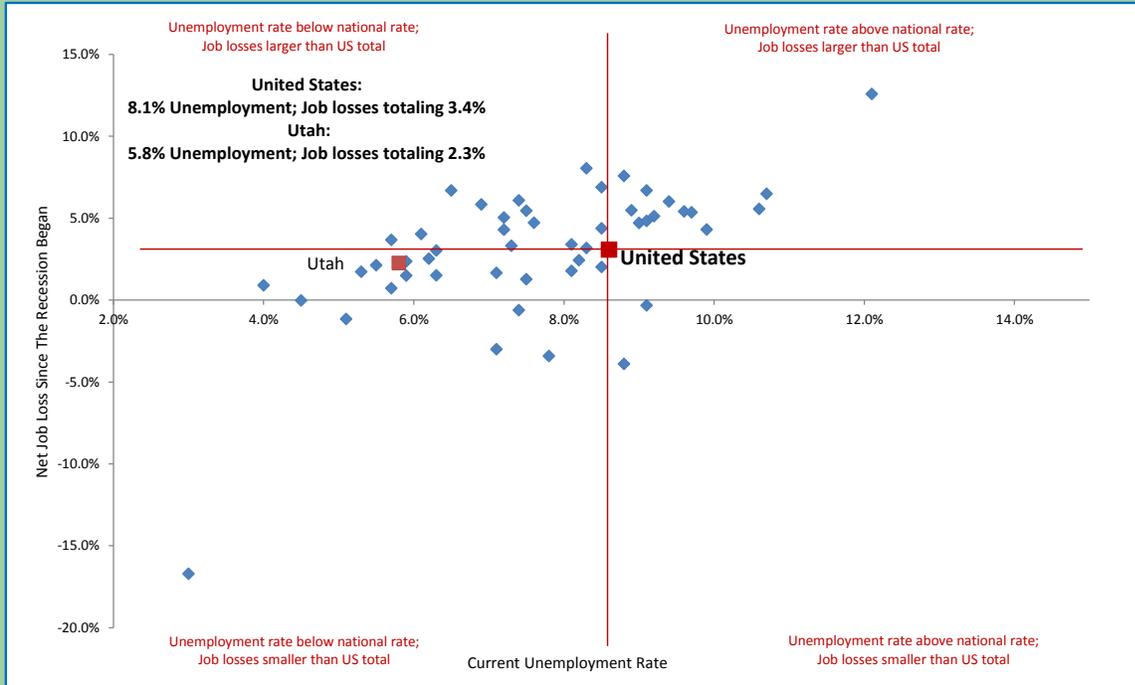
* For Utah-specific labor sector statistics, please refer to the Utah office: <http://jobs.utah.gov/opencms/wi/pubs/une/>

How Does Utah Compare To Other States?

Workers across the country were hard hit during the Great Recession. Although labor markets in many states have started recovering, employment in most states still remains below pre-recession levels. The chart below allows you to compare Utah to other states using two metrics.

The current unemployment rate (measured along the horizontal axis) serves as a gauge of current labor market conditions faced by residents, while the proportion of jobs lost within Utah since the start of the recession (shown along the vertical axis) measures the toll the recession took on the job supply in Utah.

States falling in the upper right quadrant have lost a disproportionate share of jobs, relative to the total United States, and have unemployment rates higher than the national unemployment rate. States falling in the lower left quadrant have unemployment rates job losses (or even gains) lower than the national average.



STATE QUICK FACTS

		Utah	United States
Unemployment Rates	August 2009	7.9%	9.6%
	August 2010	8.0%	9.6%
	August 2011	6.7%	9.1%
	August 2012	5.8%	8.1%
Percent of Population Who Are Veterans	2011	8.4%	9.4%
All Veterans' Unemployment Rate	2011	8.1%	8.3%
Post-9/11 Veterans' Unemployment Rate	2011	12.6%	12.1%
Median Household Income	2007	\$ 58,064	\$ 54,489
	(2011 \$)	2011	\$ 55,493
Poverty Rate	2007	9.6%	12.5%
	2011	11.0%	15.0%
No Health Insurance	2007	12.2%	14.7%
	2011	14.6%	15.7%