

The Pit and the Pendulum

On Behalf of
Park City Chamber/Bureau

By: Anirban Basu
Sage Policy Group, Inc.

February 12, 2015

Dawn of the Dead



Sage Policy
Group, Inc.

Real GDP Growth, 20 Fastest and Slowest Growing Countries

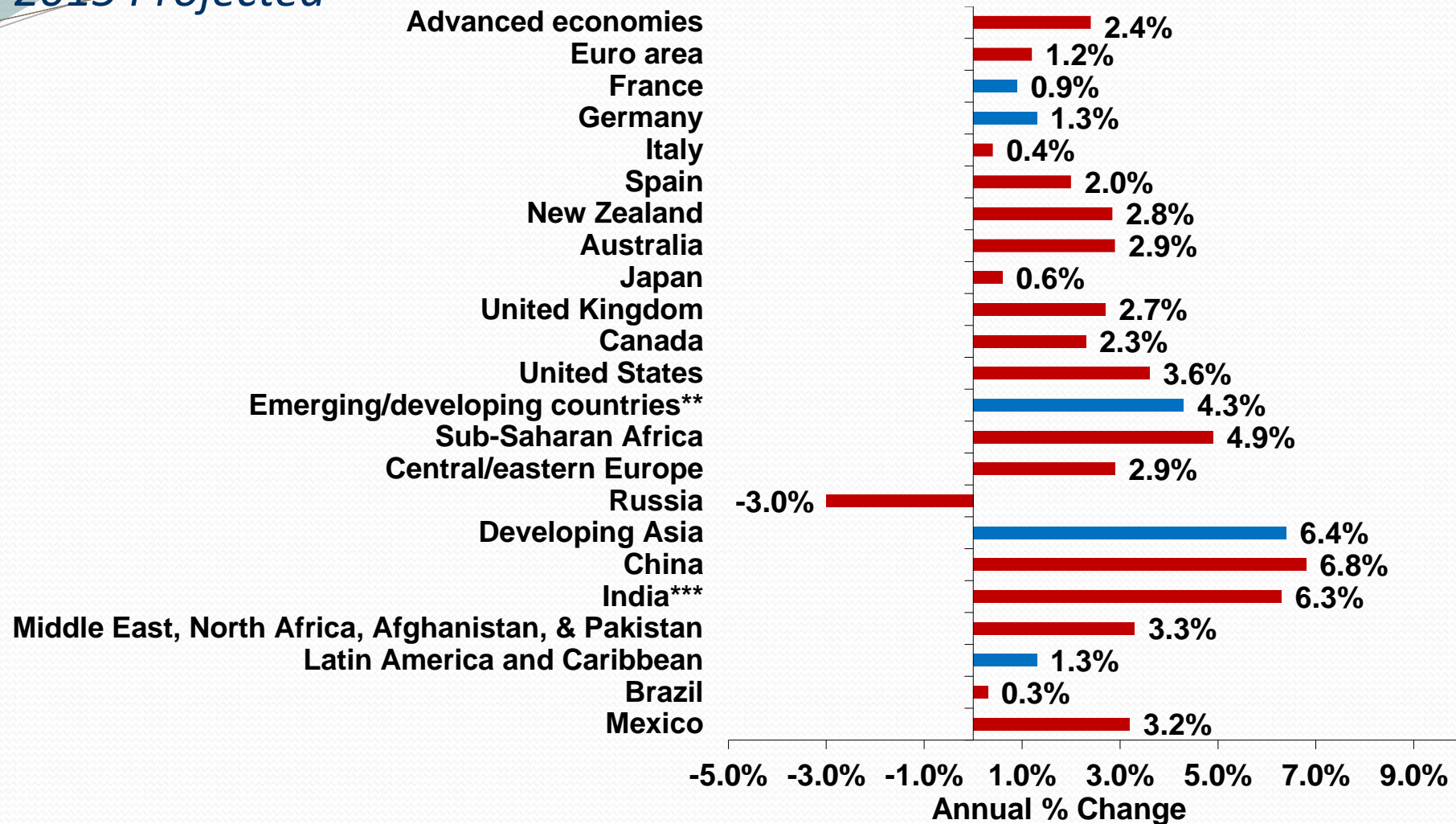
Projected 2014, Annual Percent Change (for available nations)

Rank	Country	Region	%	Rank	Country	Region	%
1	Turkmenistan	Central Asia	10.1	169	Netherlands	Europe	0.6
2	Chad	Africa	9.6	170	France	Europe	0.4
3	Mongolia	Asia	9.1	171	Brazil	South America	0.3
4	Democratic Republic of the Congo	Africa	8.6	172	Russia	Eastern Europe	0.2
5	Côte d'Ivoire	Africa	8.5	173	Solomon Islands	Pacific Islands	0.1
6	Myanmar	Southeast Asia	8.5	174	San Marino	Europe	0.0
7	Mozambique	Africa	8.3	175	Italy	Europe	-0.2
8	Ethiopia	Africa	8.2	176	Finland	Northern Europe	-0.2
9	Sierra Leone	Africa	8.0	177	Serbia	Eastern Europe	-0.5
10	China	Asia	7.4	178	Barbados	Caribbean	-0.6
11	Lao P.D.R.	Southeast Asia	7.4	179	Croatia	Eastern Europe	-0.8
12	The Gambia	Africa	7.4	180	St. Lucia	Caribbean	-1.1
13	Tanzania	Africa	7.2	181	Argentina	South America	-1.7
14	Cambodia	Southeast Asia	7.2	182	Equatorial Guinea	Africa	-2.5
15	Uzbekistan	Central Asia	7.0	183	Iraq	Middle East	-2.7
16	Sri Lanka	Southeast Asia	7.0	184	Venezuela	South America	-3.0
17	Nigeria	Africa	7.0	185	Cyprus	Europe	-3.2
18	Mauritania	Africa	6.8	186	Ukraine	Eastern Europe	-6.5
19	Burkina Faso	Africa	6.7	187	South Sudan	Africa	-12.3
20	Panama	Central America	6.6	188	Libya	Middle East	-19.8

Source: International Monetary Fund, October 2014 WEO Database

Estimated Growth in Output by Select Global Areas

2015 Projected*



Source: International Monetary Fund, January 2015 WEO Update (Estimates for Australia & New Zealand are as of October 2014.)

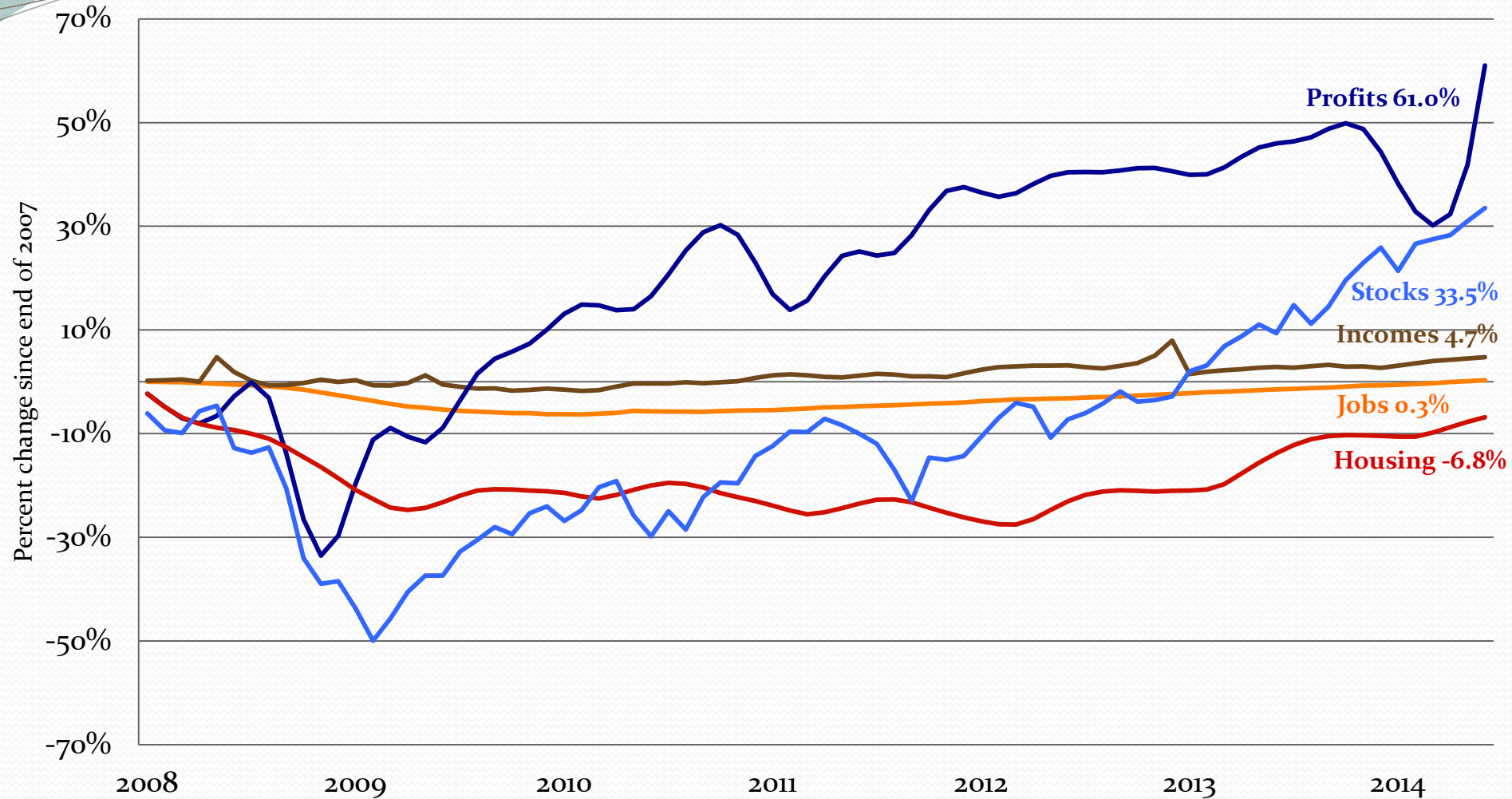
*Real effective exchange rates are assumed to remain constant at the levels prevailing during December 8, 2014–January 5, 2015.

**The quarterly estimates and projections account for approximately 80 percent of the emerging market and developing economies.

***For India, data and forecasts are presented on a fiscal year basis and output growth is based on GDP at market prices.

Corresponding growth rates for GDP at factor cost are 5.6 and 6.3 percent for 2014/15 and 2015/16, respectively.

What Lies Beneath



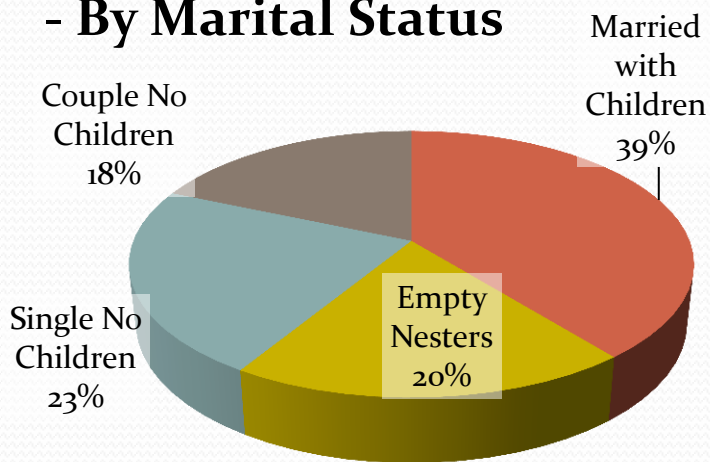
Source: BEA, BLS, S&P Case-Shiller, Yahoo! Finance

*Through June 2014

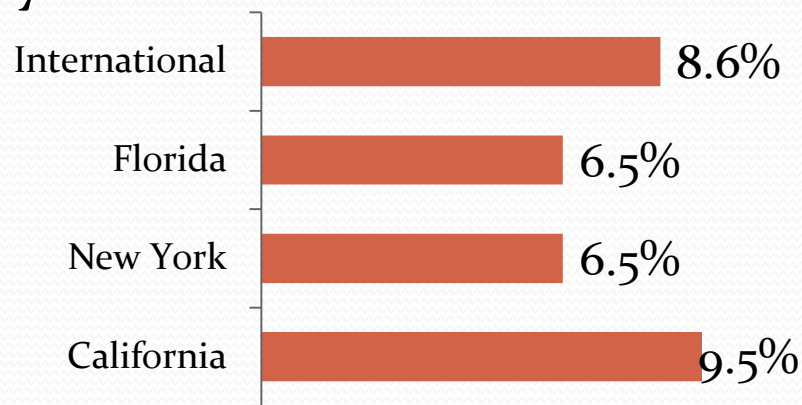
Park City Visitors Demographic

2013/14 Season

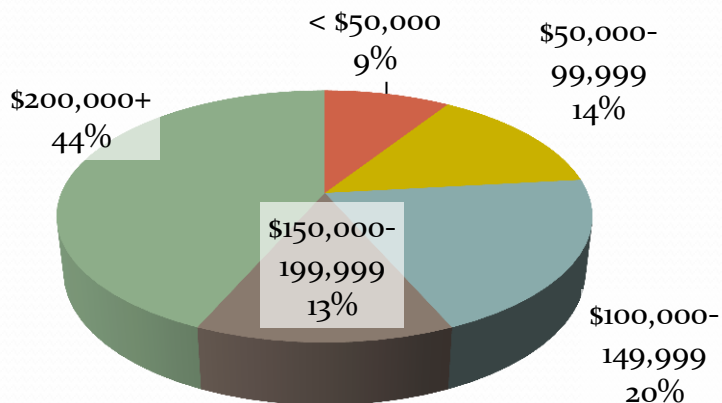
- By Marital Status



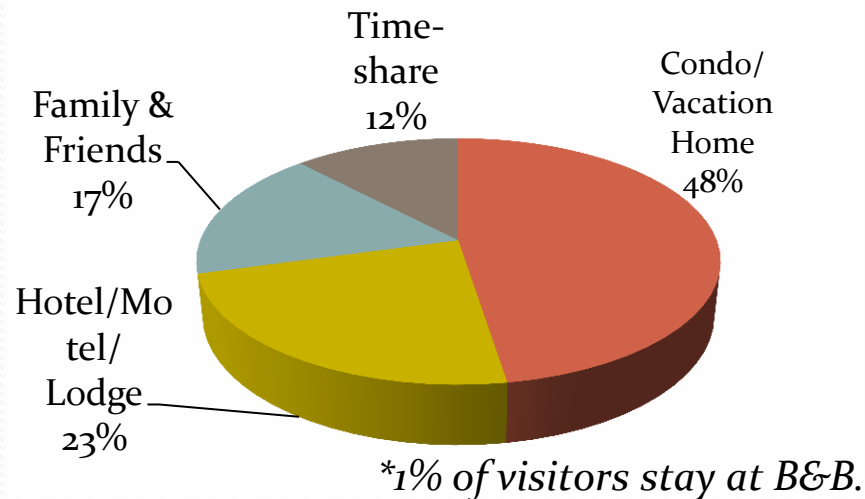
- By Place of Residence



- By Household Income



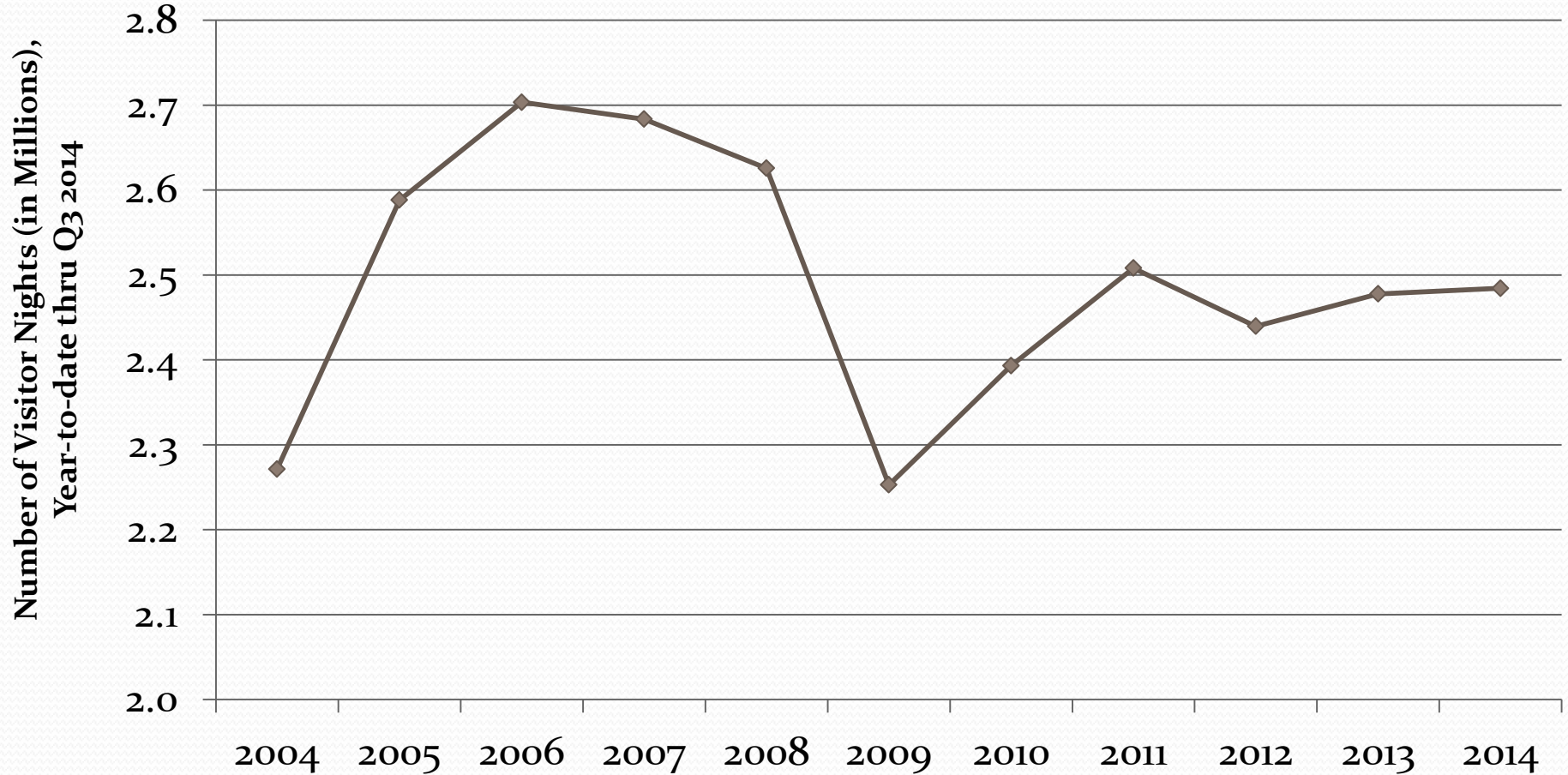
- By Accommodation



Source: Park City Chamber of Commerce, Convention & Visitors Bureau

Park City Visitor Nights

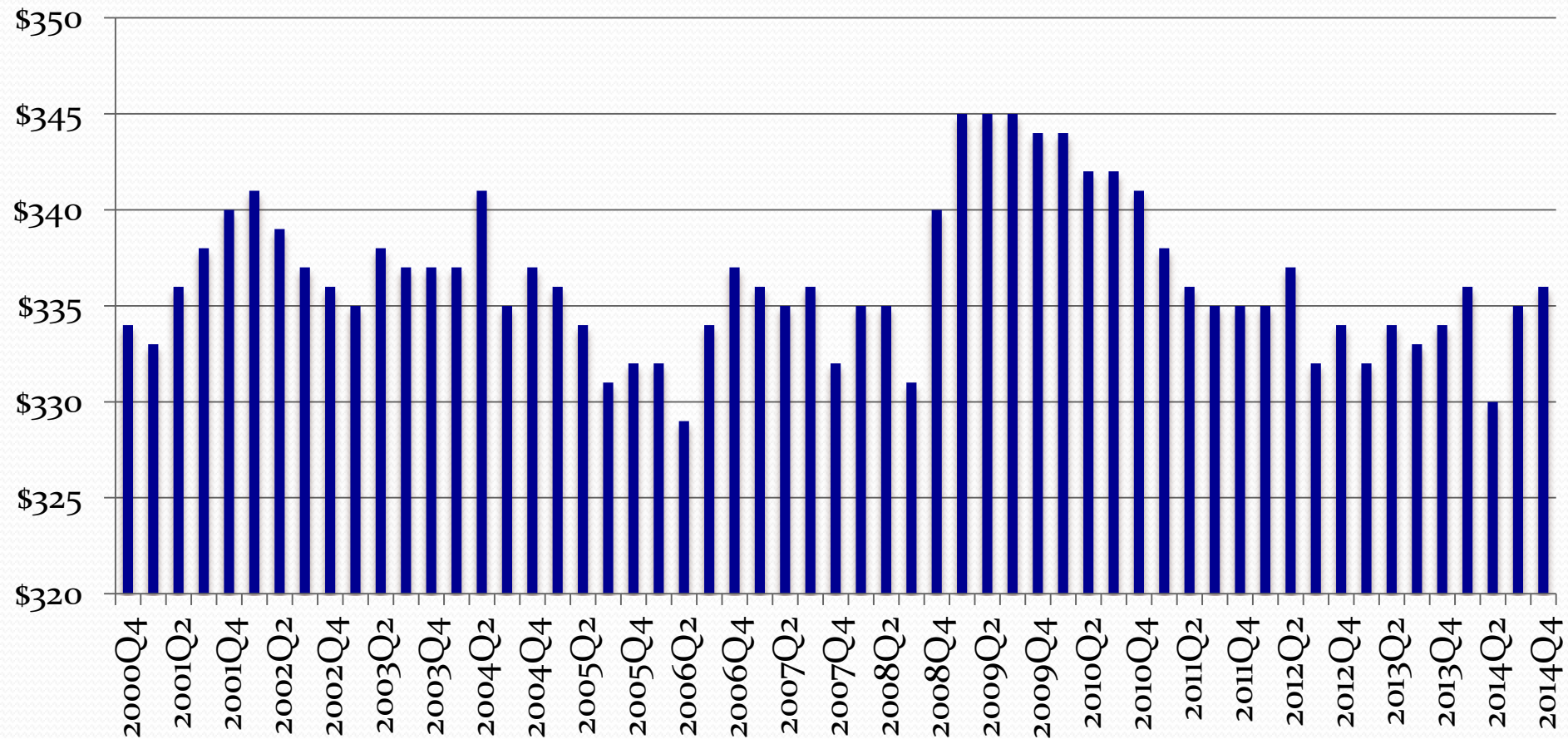
Year-to-date through 3rd Quarter, 2004 – 2014



Source: Park City Chamber of Commerce, Convention & Visitors Bureau

Median Weekly Earnings, Full-Time U.S. Workers*

2000Q4 through 2014Q4



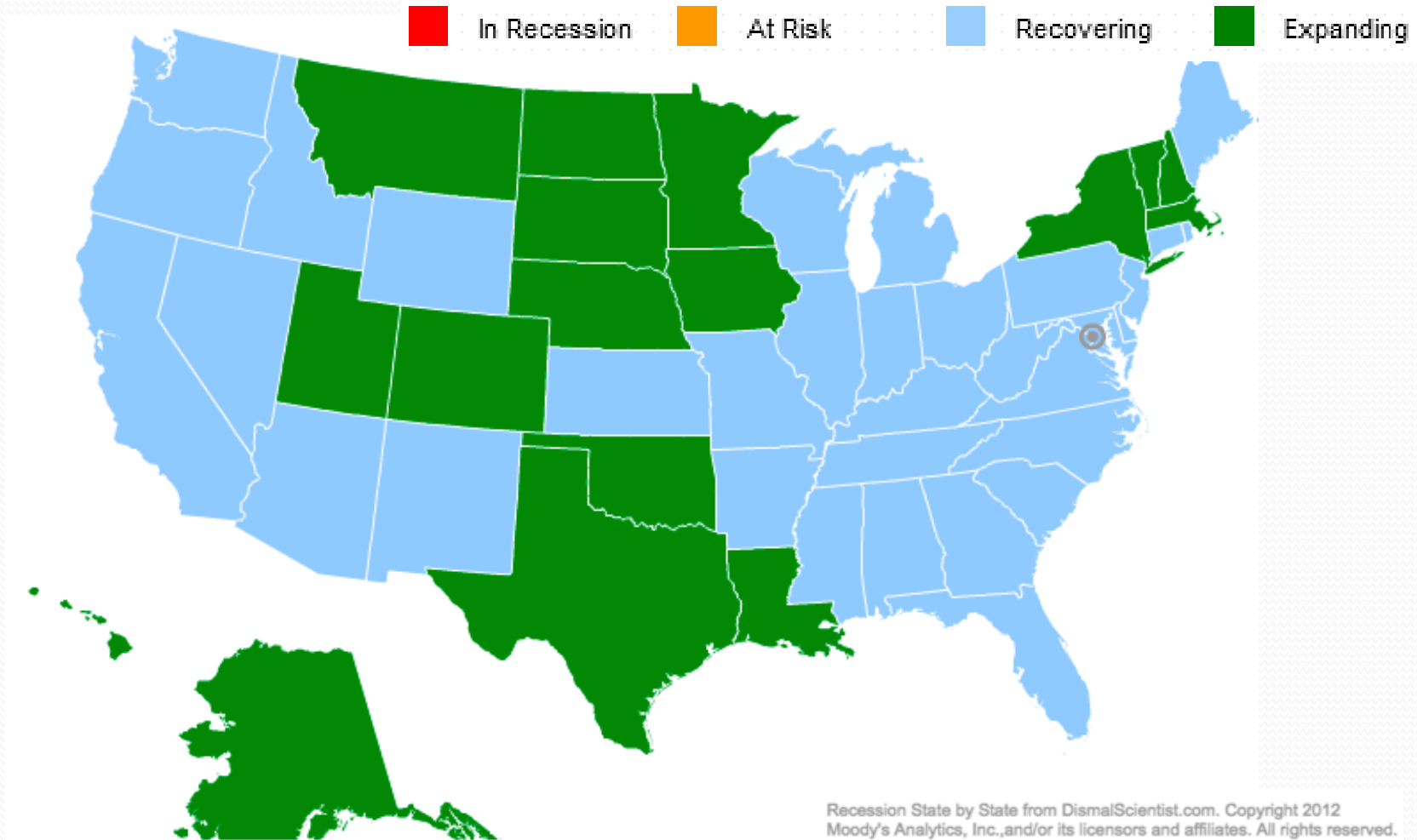
Source: U.S. Bureau of Labor Statistics

*SA, Constant 1982-1984 dollars (adjusted to CPI-U)
Wage and salary workers ages 16+



Recession Watch

as of November 2014

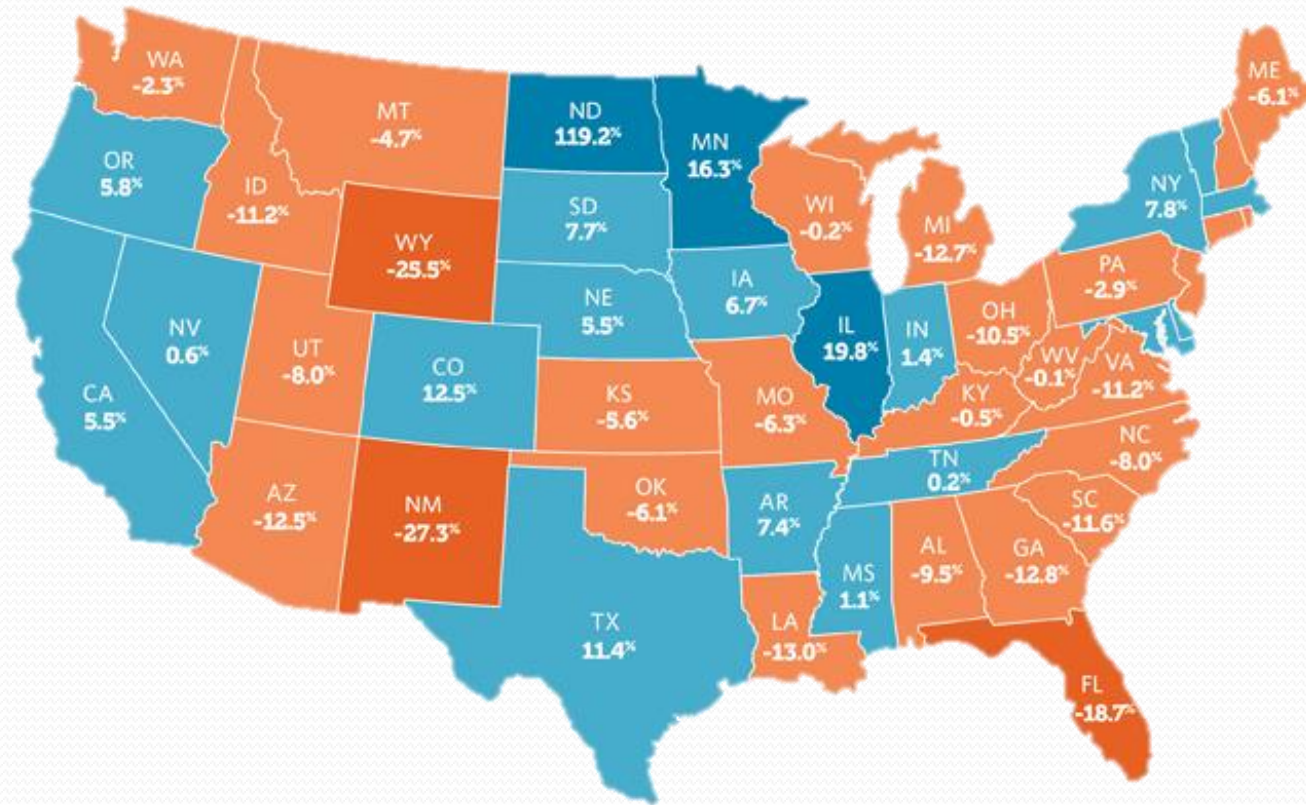


Recession State by State from DismalScientist.com. Copyright 2012
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Source: Moody's Economy

Tax Collections in 2014Q2 vs. Each State's Peak*

Real tax revenue still lower in 29 states since recession



■ 15% or more below
 ■ 0 to 15% below
 ■ 0 to 15% above
 ■ 15% or more above

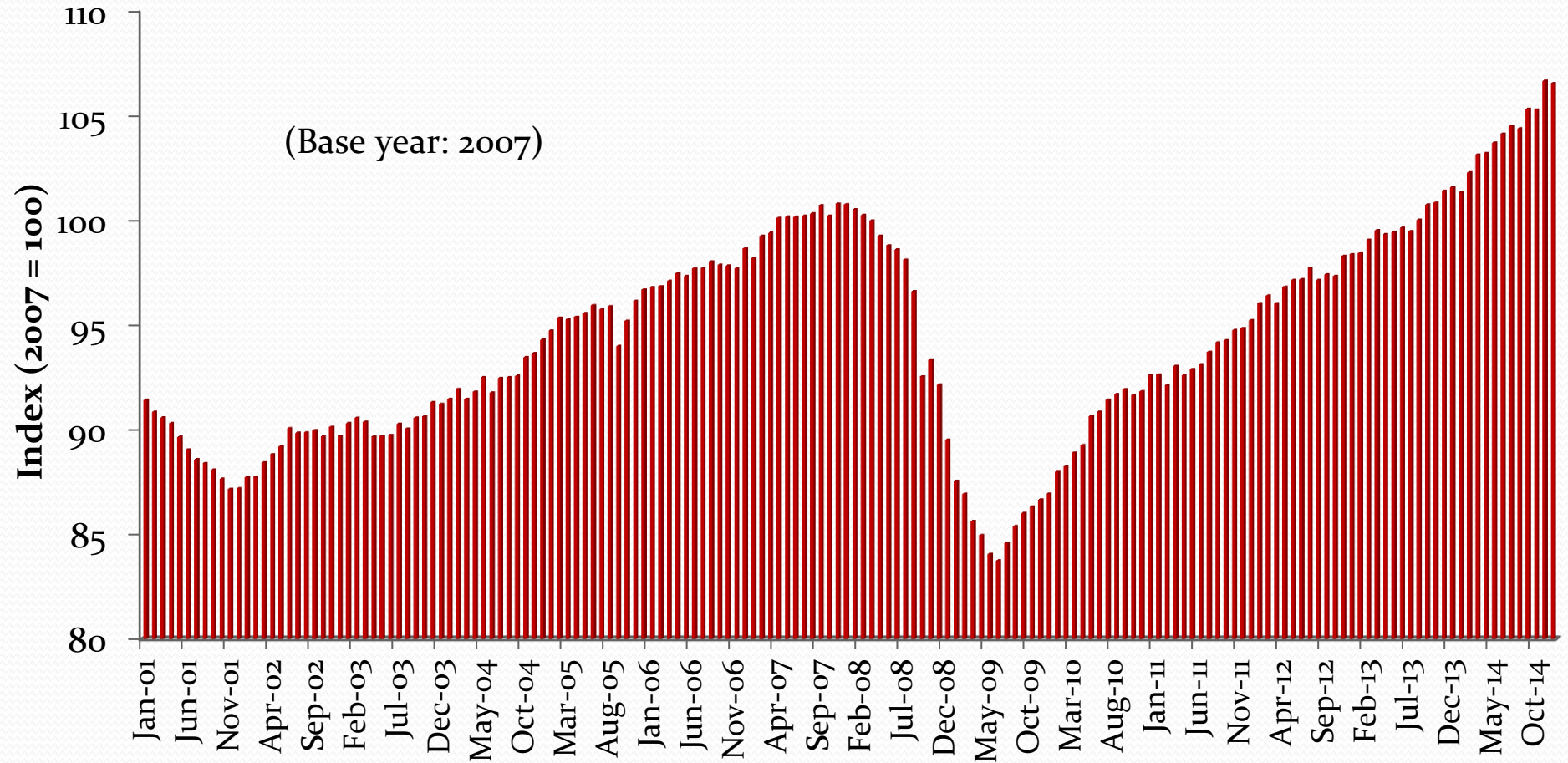
Source: Pew analysis of U.S. Census Bureau's quarterly tax revenue data, as adjusted by the Rockefeller Institute of Government

*Adjusted for inflation



Industrial Production

January 2001 through December 2014

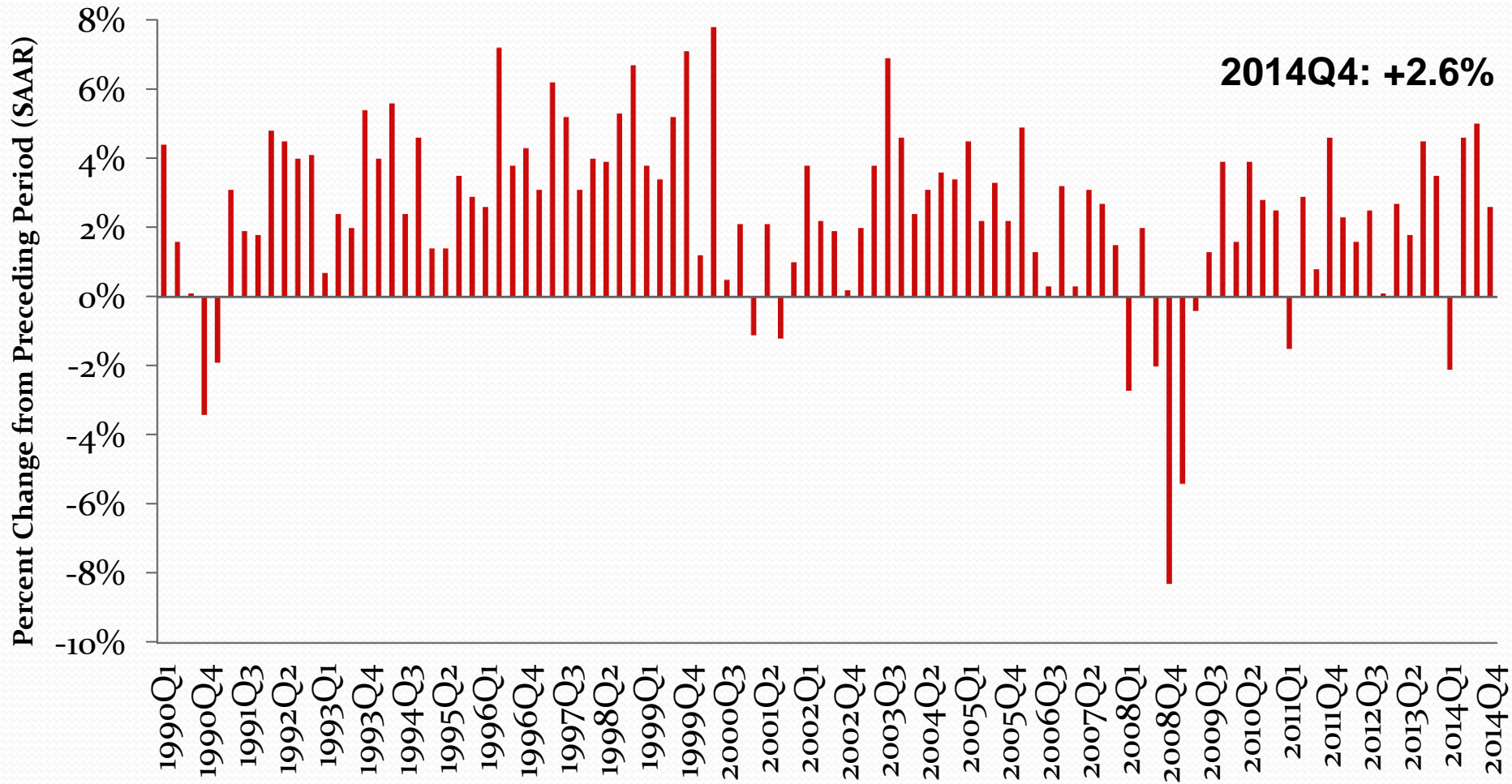


Source: Federal Reserve

The industrial production index measures the real output of the manufacturing, mining, and electric and gas utilities industries.

Gross Domestic Product

1990Q1 through 2014Q4*

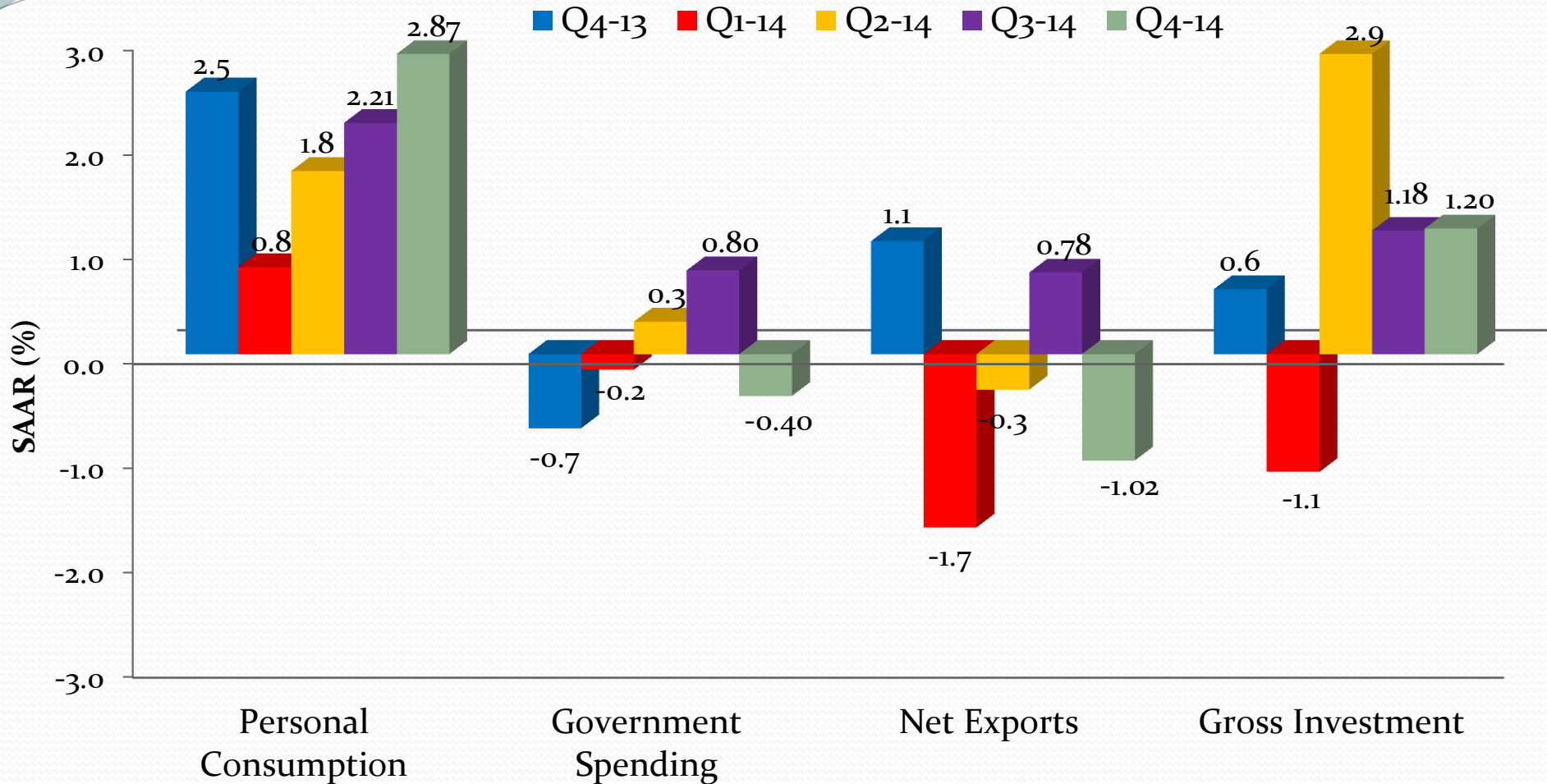


Source: Bureau of Economic Analysis

*Advance (1st) estimate

Contributions to GDP Growth by Component

2013Q4 – 2014Q4*



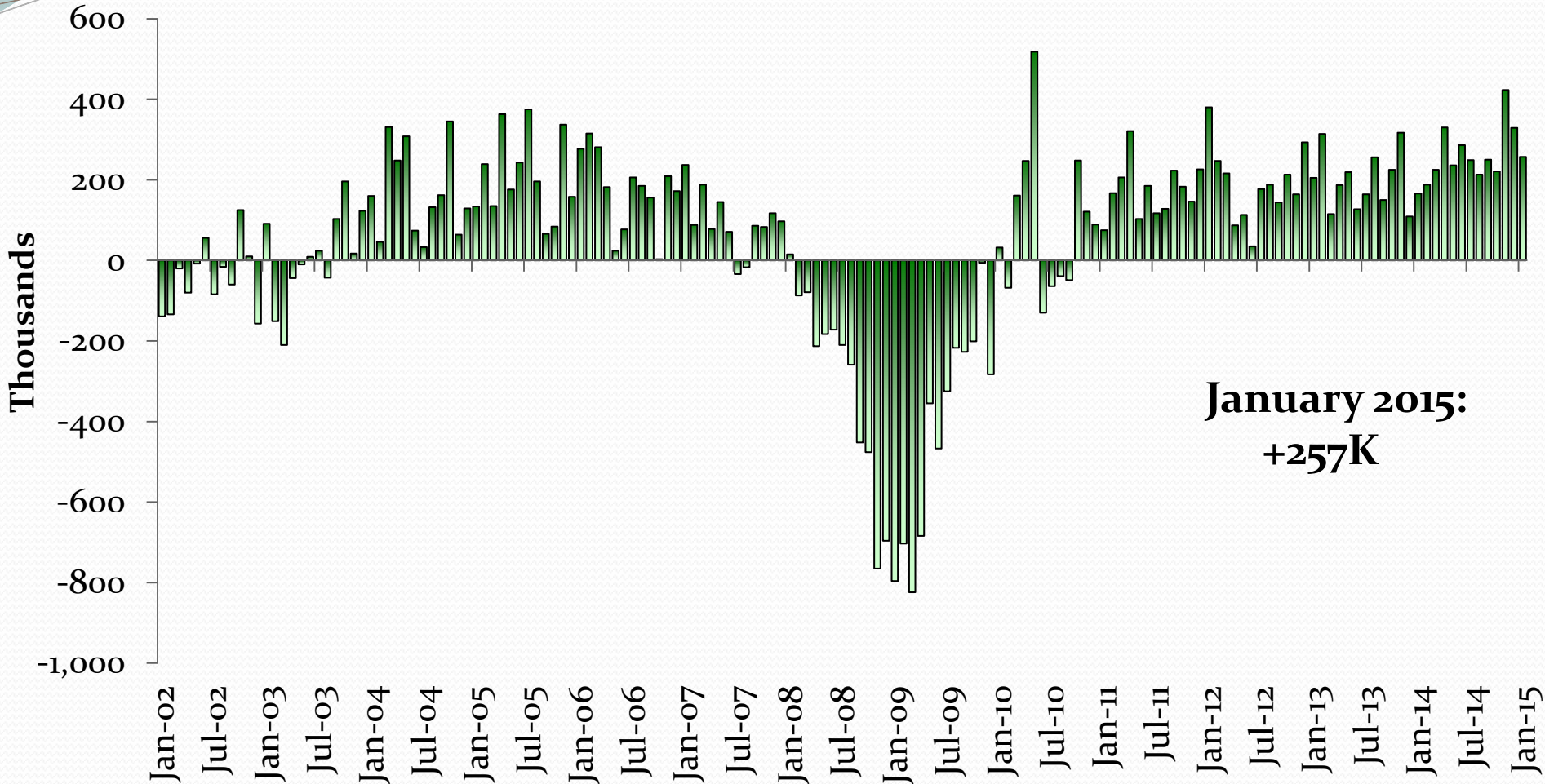
Source: Bureau of Economic Analysis

*Advance (1st) estimate

Invasion of the Body Snatchers

Net Change in U.S. Jobs, BLS

January 2002 through January 2015



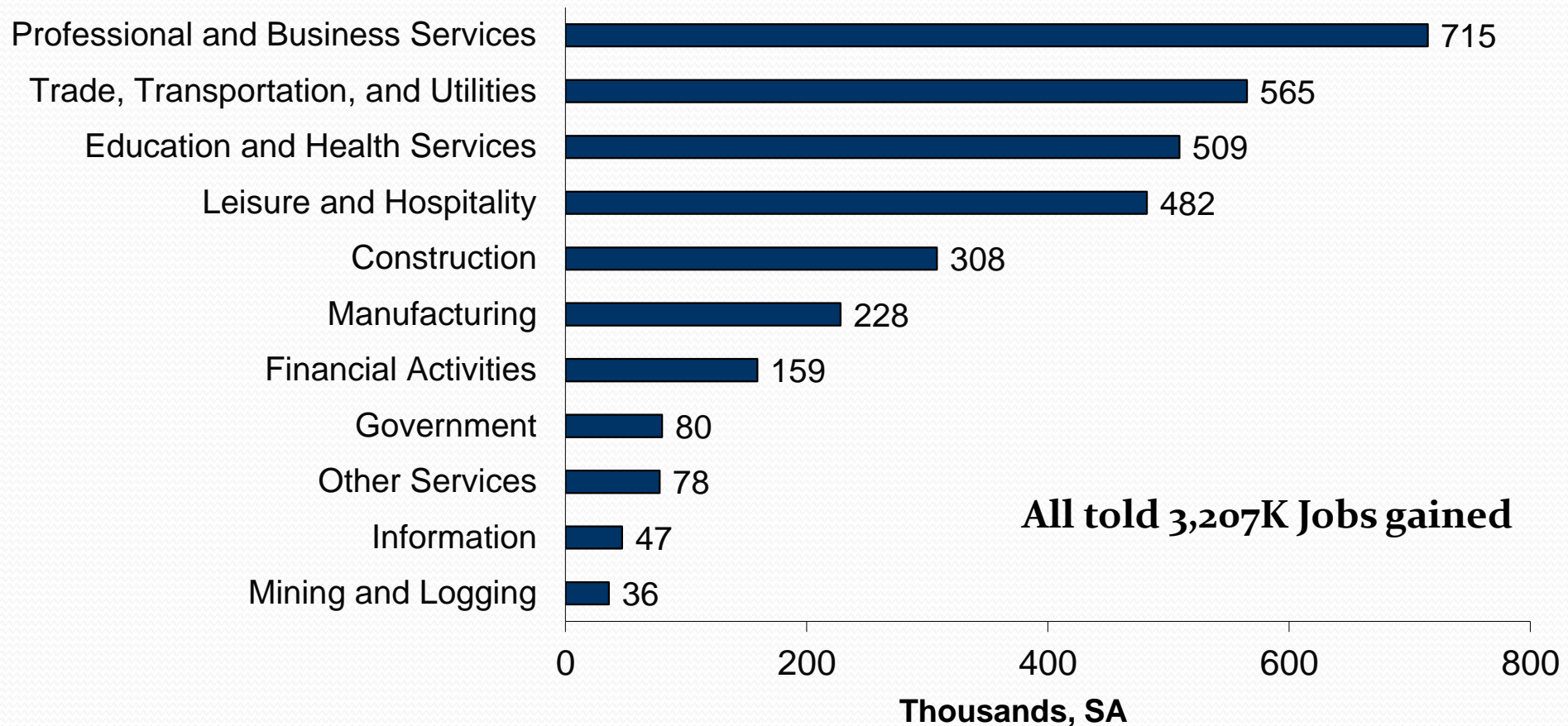
January 2015:
+257K

Source: U.S. Bureau of Labor Statistics

National Nonfarm Employment

by Industry Sector

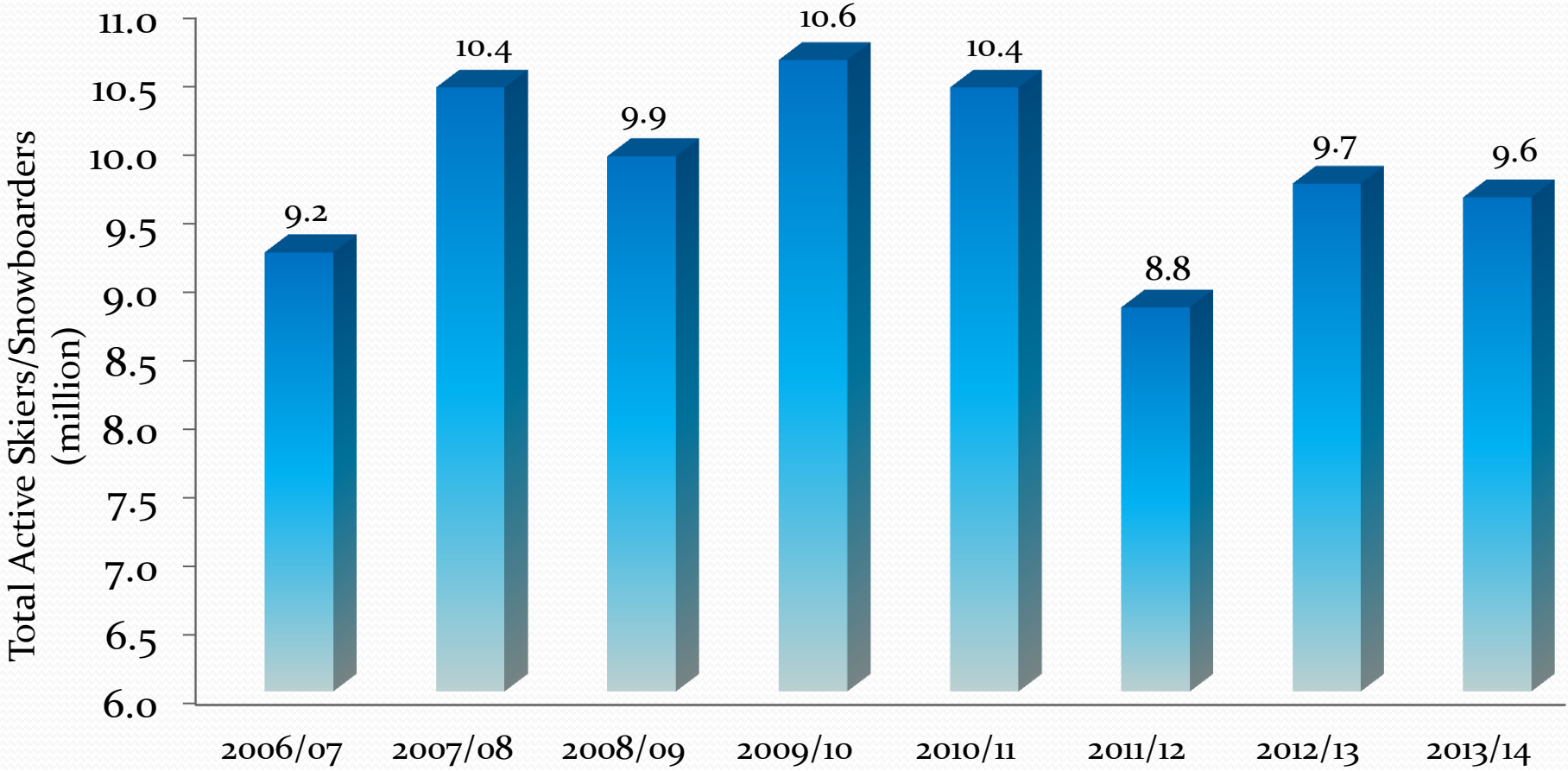
January 2014 v. January 2015



Source: U.S. Bureau of Labor Statistics

Number of Active Skiers & Snowboarders in U.S.

2006/2007 Season through 2013/2014 Season

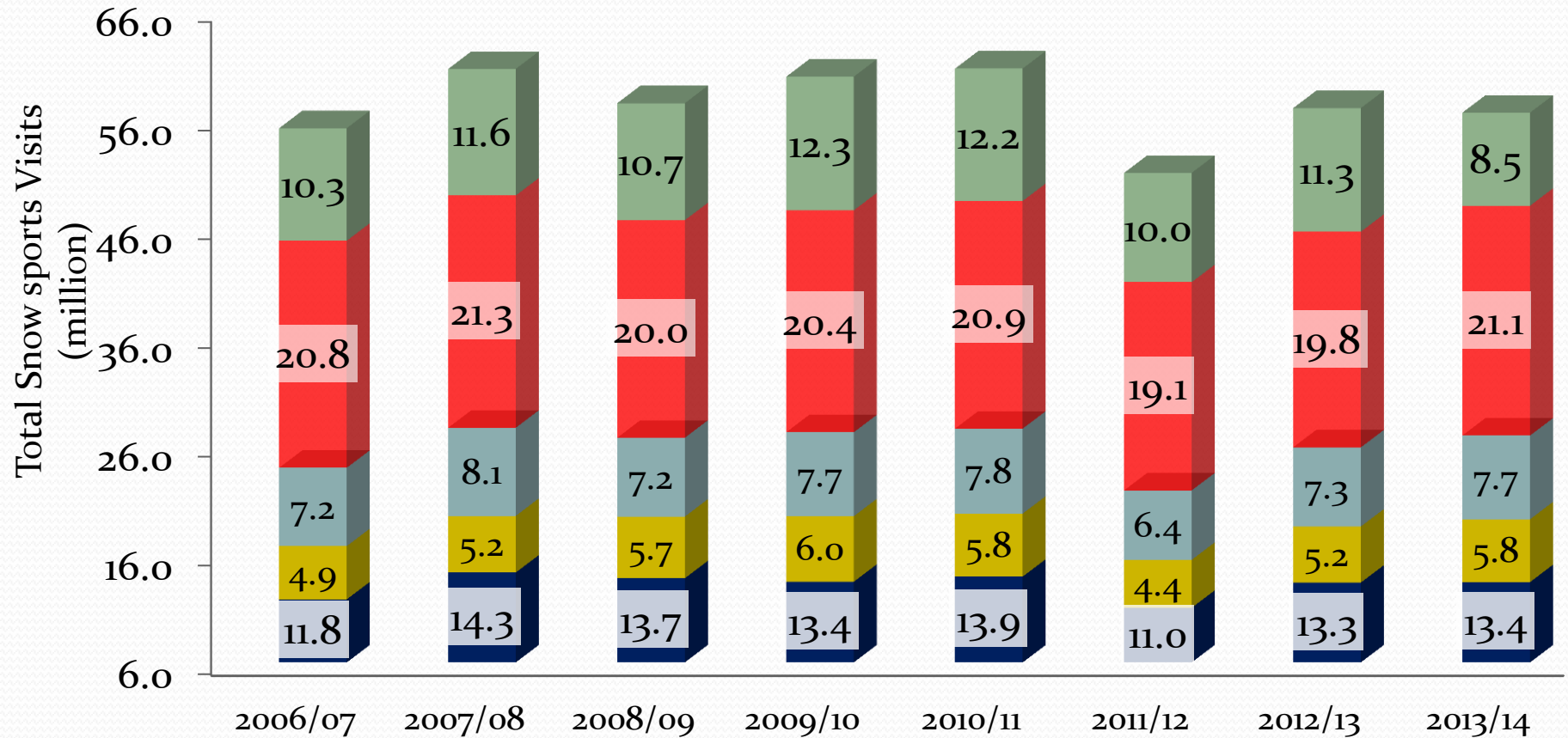


Source: National Ski Areas Association

Snow Sports Visits

2006/2007 Season through 2013/2014 Season

■ Northeast ■ Southwest ■ Midwest ■ Rocky Mountain ■ Pacific West



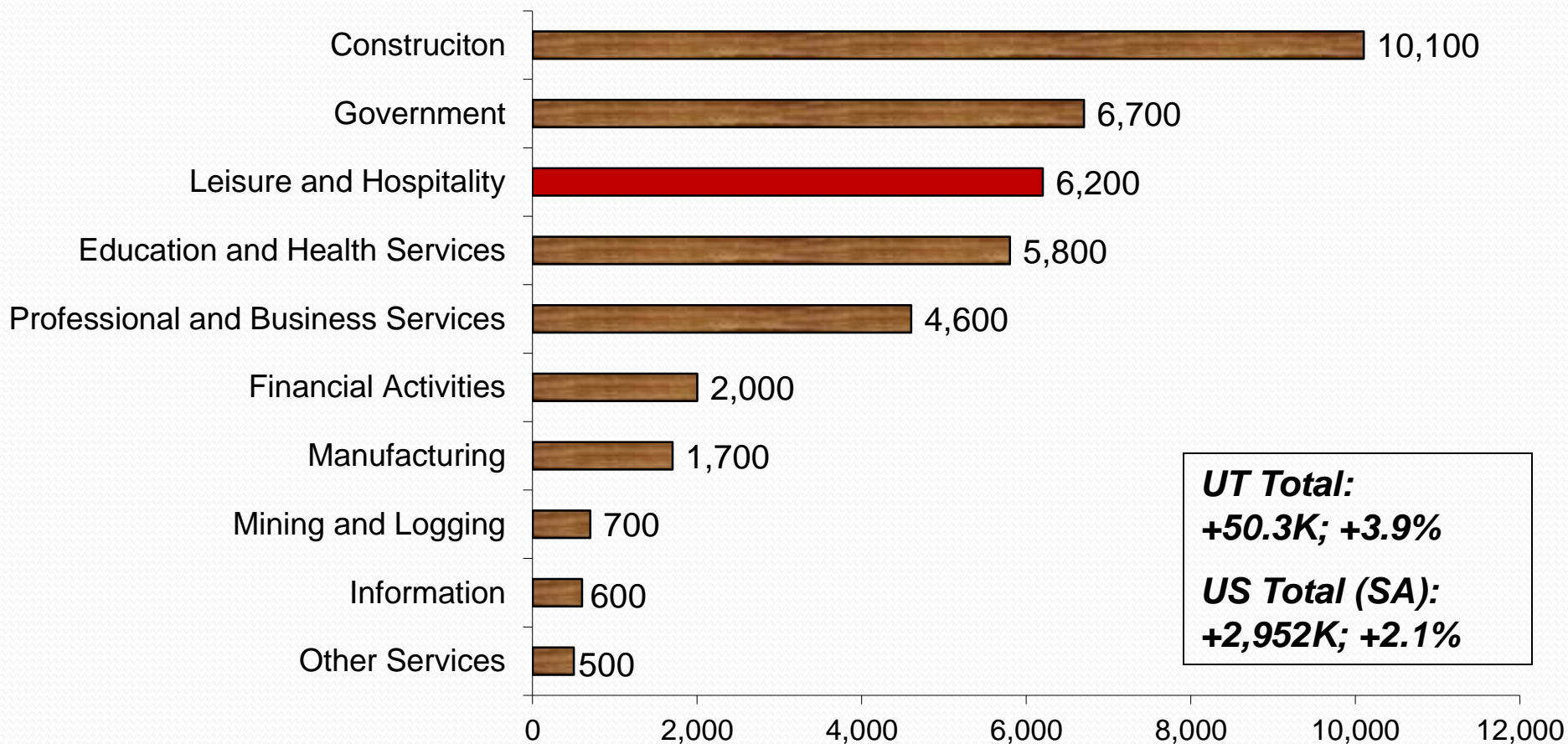
Source: National Ski Areas Association

Utah Nonfarm Employment

by Industry Sector Groups (SA)

December 2013 v. December 2014

Absolute Change



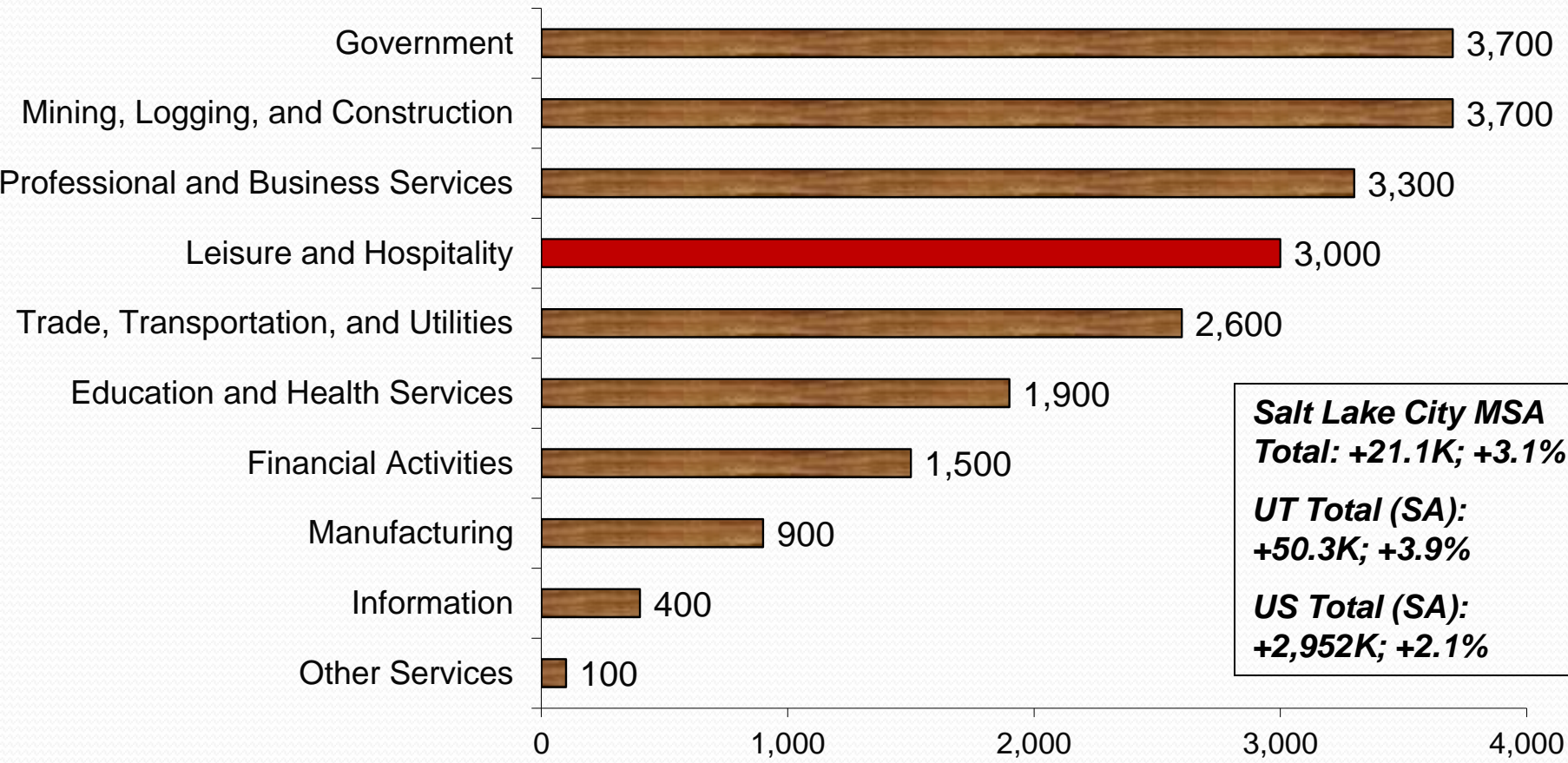
Source: U.S. Bureau of Labor Statistics

Salt Lake City MSA Nonfarm Employment

by Industry Sector Groups (NSA)

December 2013 v. December 2014

Absolute Change



Source: U.S. Bureau of Labor Statistics

Employment Growth, U.S. States (SA)

December 2013 v. December 2014 Percent Change

RANK	STATE	%	RANK	STATE	%	RANK	STATE	%
1	NORTH DAKOTA	5.4	18	ARKANSAS	1.9	35	MINNESOTA	1.2
2	TEXAS	4.0	18	DISTRICT OF COLUMBIA	1.9	35	NEW YORK	1.2
3	UTAH	3.9	18	WISCONSIN	1.9	35	OHIO	1.2
4	FLORIDA	3.0	21	KENTUCKY	1.8	38	IOWA	1.1
4	OREGON	3.0	21	MASSACHUSETTS	1.8	38	MICHIGAN	1.1
6	NORTH CAROLINA	2.8	23	ALABAMA	1.6	40	WEST VIRGINIA	1.0
7	DELAWARE	2.7	23	CONNECTICUT	1.6	41	ILLINOIS	0.9
7	GEORGIA	2.7	23	MISSOURI	1.6	41	KANSAS	0.9
7	WASHINGTON	2.7	23	MONTANA	1.6	41	PENNSYLVANIA	0.9
10	COLORADO	2.6	23	NEW MEXICO	1.6	44	MAINE	0.8
11	ARIZONA	2.5	23	RHODE ISLAND	1.6	44	MARYLAND	0.8
12	SOUTH CAROLINA	2.4	29	IDAHO	1.5	44	NEBRASKA	0.8
12	TENNESSEE	2.4	29	LOUISIANA	1.5	44	SOUTH DAKOTA	0.8
14	NEVADA	2.3	31	HAWAII	1.4	44	VIRGINIA	0.8
15	OKLAHOMA	2.2	31	WYOMING	1.4	49	NEW JERSEY	0.7
16	CALIFORNIA	2.1	33	NEW HAMPSHIRE	1.3	50	ALASKA	0.6
17	INDIANA	2.0	33	VERMONT	1.3	51	MISSISSIPPI	0.0

Source: U.S. Bureau of Labor Statistics

U.S. Year-over-year Percent Change: 2.1%



Unemployment Rates, U.S. States (SA)

December 2014

RANK	STATE	%	RANK	STATE	%	RANK	STATE	%
1	NORTH DAKOTA	2.8	17	PENNSYLVANIA	4.8	35	ILLINOIS	6.2
2	NEBRASKA	2.9	17	VIRGINIA	4.8	35	NEW JERSEY	6.2
3	SOUTH DAKOTA	3.3	20	WISCONSIN	5.2	37	ALASKA	6.3
4	UTAH	3.5	21	DELAWARE	5.4	37	MICHIGAN	6.3
5	MINNESOTA	3.6	21	MISSOURI	5.4	37	WASHINGTON	6.3
6	IDAHO	3.7	23	MAINE	5.5	40	CONNECTICUT	6.4
7	COLORADO	4.0	23	MARYLAND	5.5	41	SOUTH CAROLINA	6.5
7	HAWAII	4.0	23	MASSACHUSETTS	5.5	42	TENNESSEE	6.6
7	NEW HAMPSHIRE	4.0	23	NORTH CAROLINA	5.5	43	ARIZONA	6.7
10	IOWA	4.1	27	FLORIDA	5.6	43	LOUISIANA	6.7
11	KANSAS	4.2	28	ALABAMA	5.7	43	OREGON	6.7
11	MONTANA	4.2	28	ARKANSAS	5.7	46	NEVADA	6.8
11	OKLAHOMA	4.2	28	KENTUCKY	5.7	46	RHODE ISLAND	6.8
11	VERMONT	4.2	31	INDIANA	5.8	48	GEORGIA	6.9
11	WYOMING	4.2	31	NEW YORK	5.8	49	CALIFORNIA	7.0
16	TEXAS	4.6	33	WEST VIRGINIA	6.0	50	MISSISSIPPI	7.2
17	OHIO	4.8	34	NEW MEXICO	6.1	51	DISTRICT OF COLUMBIA	7.3

Source: U.S. Bureau of Labor Statistics

U.S. Unemployment Rate: 5.6%

Unemployment Rates, 20 Largest Metros (NSA)

December 2014

Rank	MSA	UR	Rank	MSA	UR
1	Minneapolis-St. Paul-Bloomington, MN-WI Metropolitan Statistical Area	3.3	10	Tampa-St. Petersburg-Clearwater, FL Metropolitan Statistical Area	5.5
2	Dallas-Fort Worth-Arlington, TX Metropolitan Statistical Area	4.0	12	Chicago-Joliet-Naperville, IL-IN-WI Metropolitan Statistical Area	5.6
3	Houston-Sugar Land-Baytown, TX Metropolitan Statistical Area	4.1	12	Miami-Fort Lauderdale-Pompano Beach, FL Metropolitan Statistical Area	5.6
4	Boston-Cambridge-Quincy, MA-NH Metropolitan NECTA	4.3	12	New York-Northern New Jersey-Long Island, NY-NJ-PA Metropolitan Statistical Area	5.6
5	San Francisco-Oakland-Fremont, CA Metropolitan Statistical Area	4.4	12	Phoenix-Mesa-Glendale, AZ Metropolitan Statistical Area	5.6
6	Washington-Arlington-Alexandria, DC-VA-MD-WV Metropolitan Statistical Area	4.5	12	St. Louis, MO-IL Metropolitan Statistical Area	5.6
7	Seattle-Tacoma-Bellevue, WA Metropolitan Statistical Area	4.8	17	Atlanta-Sandy Springs-Marietta, GA Metropolitan Statistical Area	6.4
8	Philadelphia-Camden-Wilmington, PA-NJ-DE-MD Metropolitan Statistical Area	5.0	18	Detroit-Warren-Livonia, MI Metropolitan Statistical Area	6.7
9	San Diego-Carlsbad-San Marcos, CA Metropolitan Statistical Area	5.2	18	Los Angeles-Long Beach-Santa Ana, CA Metropolitan Statistical Area	6.7
10	Baltimore-Towson, MD Metropolitan Statistical Area	5.5	20	Riverside-San Bernardino-Ontario, CA Metropolitan Statistical Area	7.2

Source: U.S. Bureau of Labor Statistics

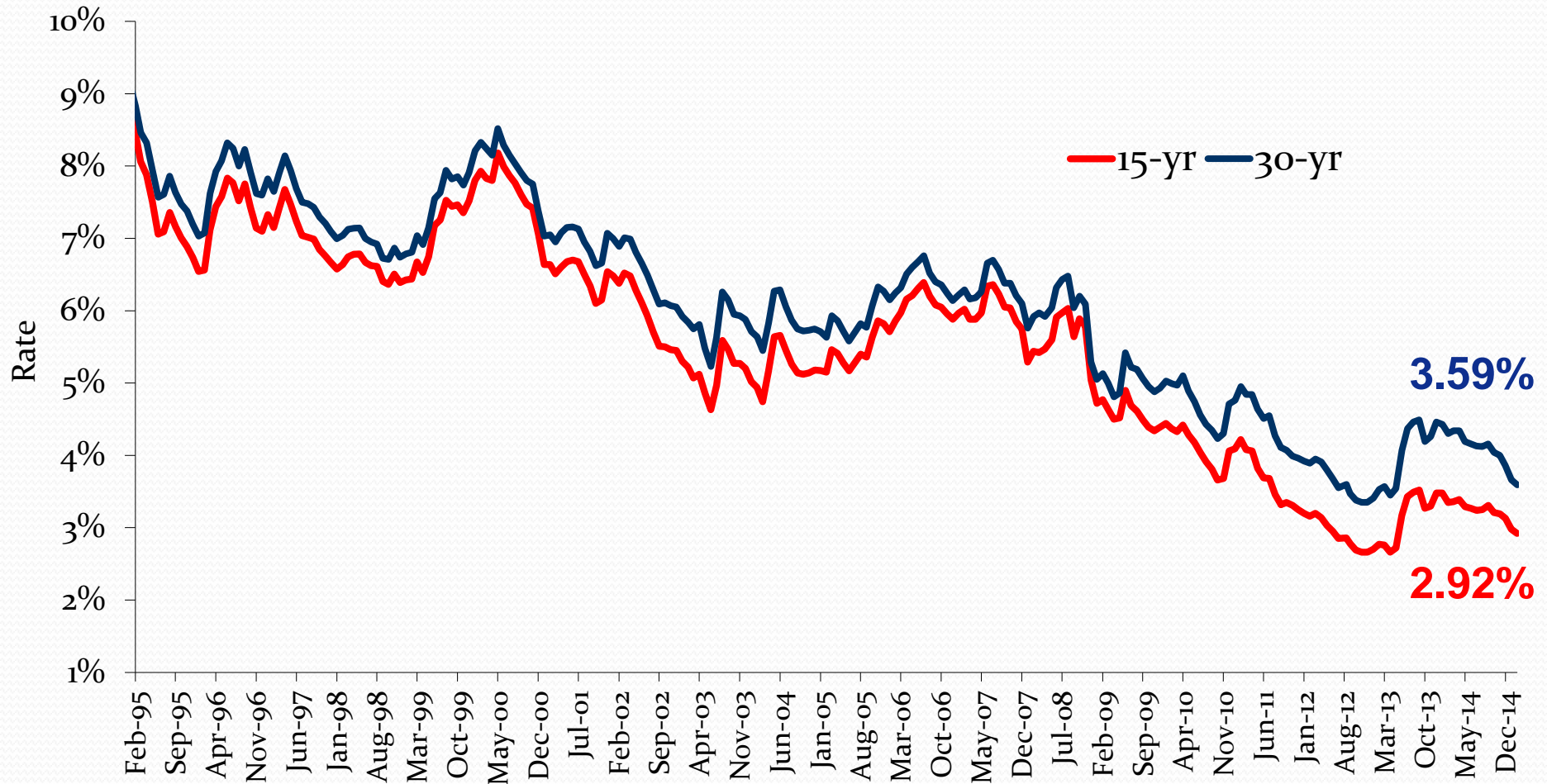
Salt Lake City MSA Unemployment Rate: 3.0%



Nightmare on Elm Street

15-Year & 30-Year Fixed Mortgage Rates

February 1995 through February 2015*

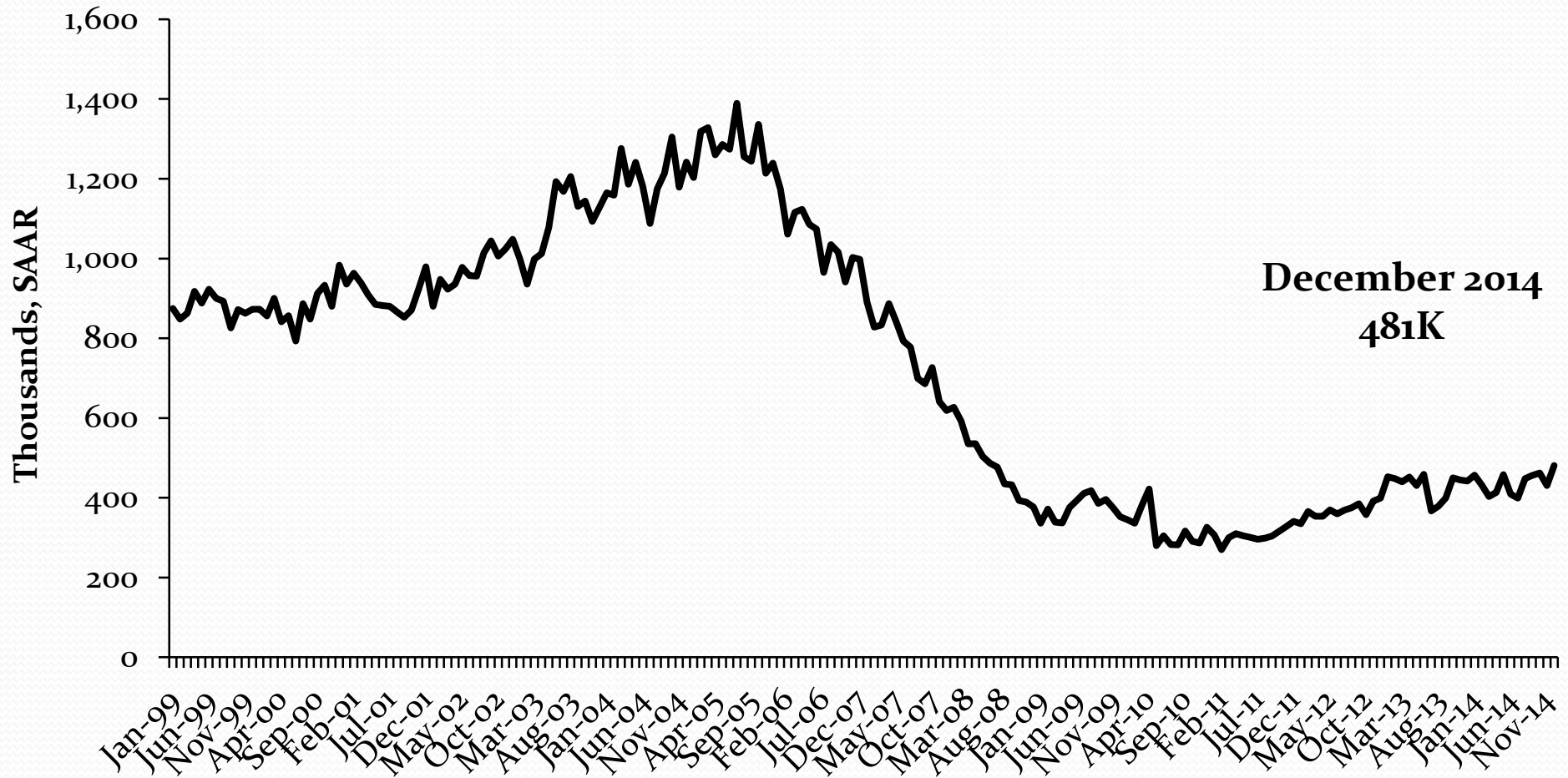


Source: Freddie Mac

*Week ending 2/5/2015

U.S. New Home Sales

January 1999 through December 2014

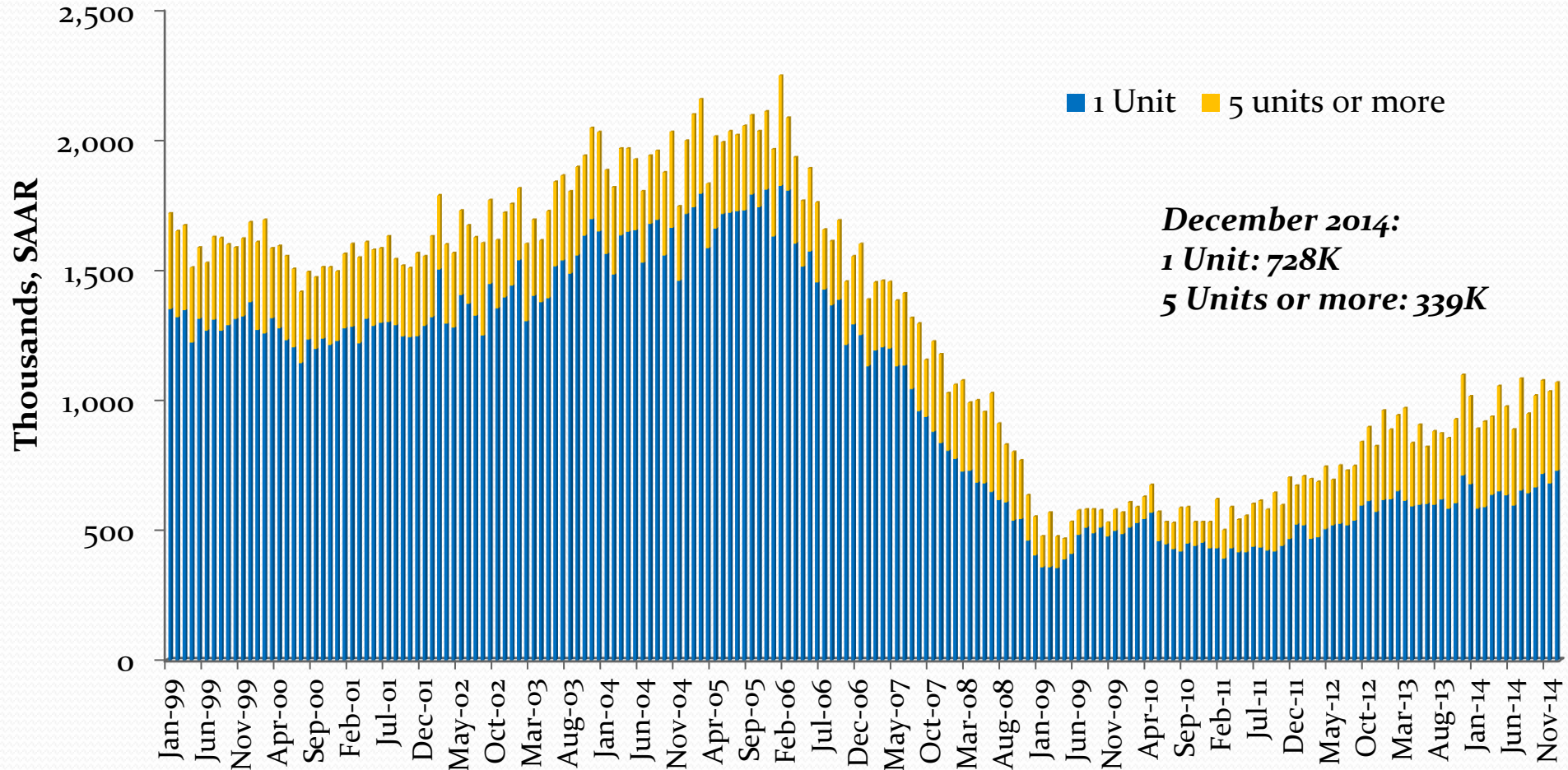


December 2014
481K

Source: U.S. Census Bureau

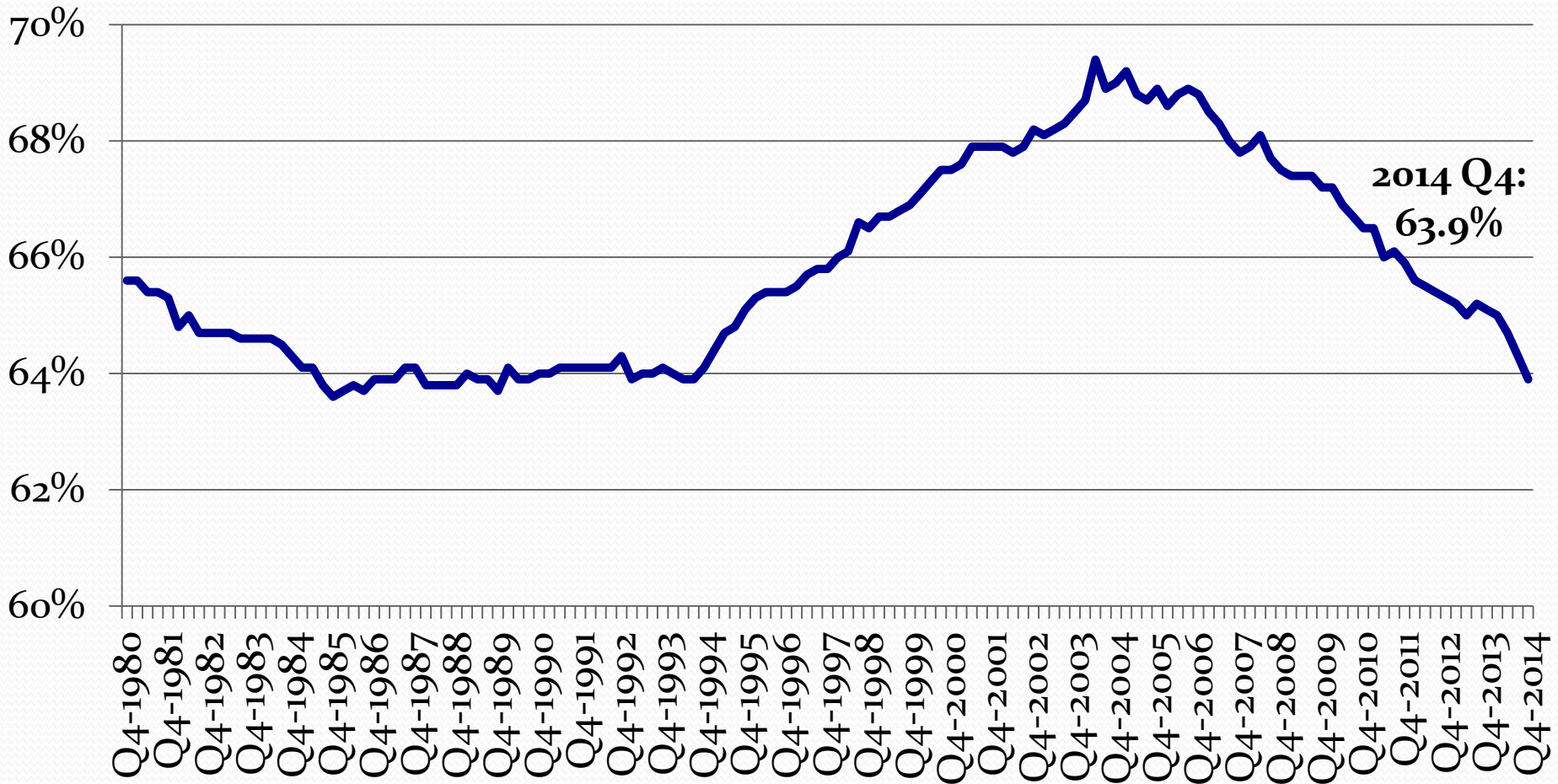
U.S. Housing Starts

January 1999 through December 2014



Source: U.S. Census Bureau

U.S. Homeownership

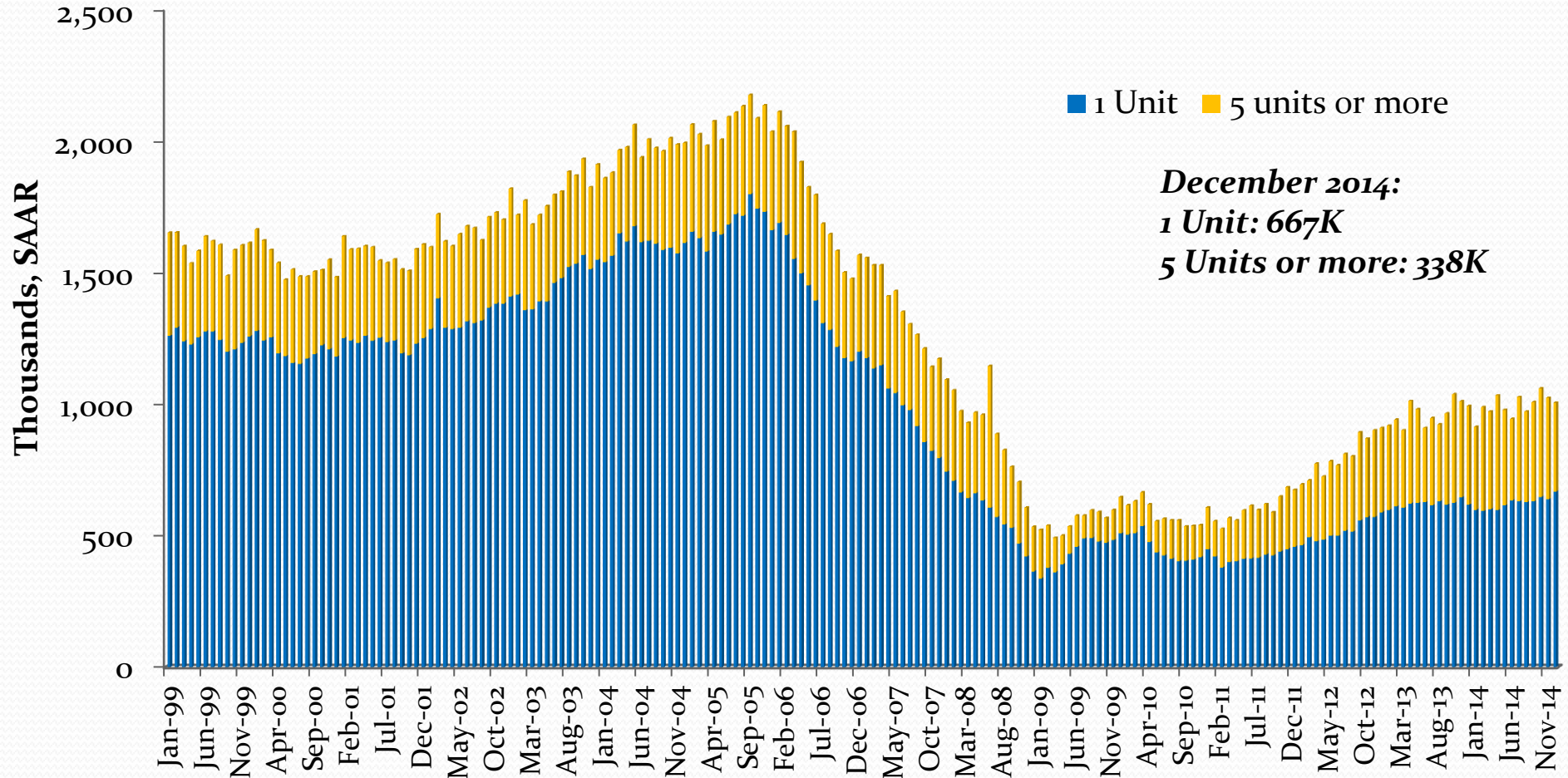


2014 Q4:
63.9%

Source: U.S. Census Bureau

U.S. Housing Building Permits

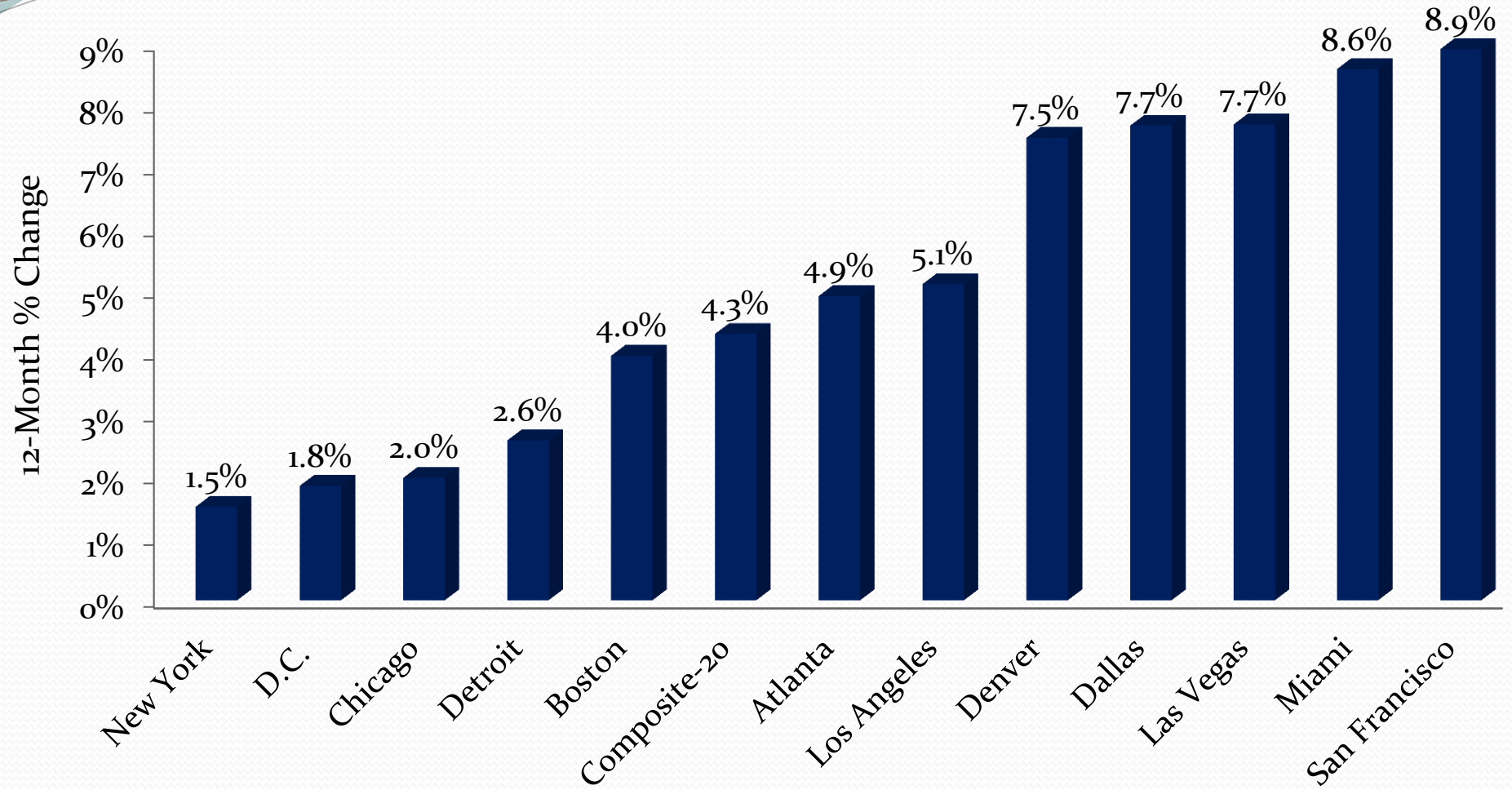
January 1999 through December 2014



Source: U.S. Census Bureau

S&P/Case-Shiller Home Price Indices for Select Metros

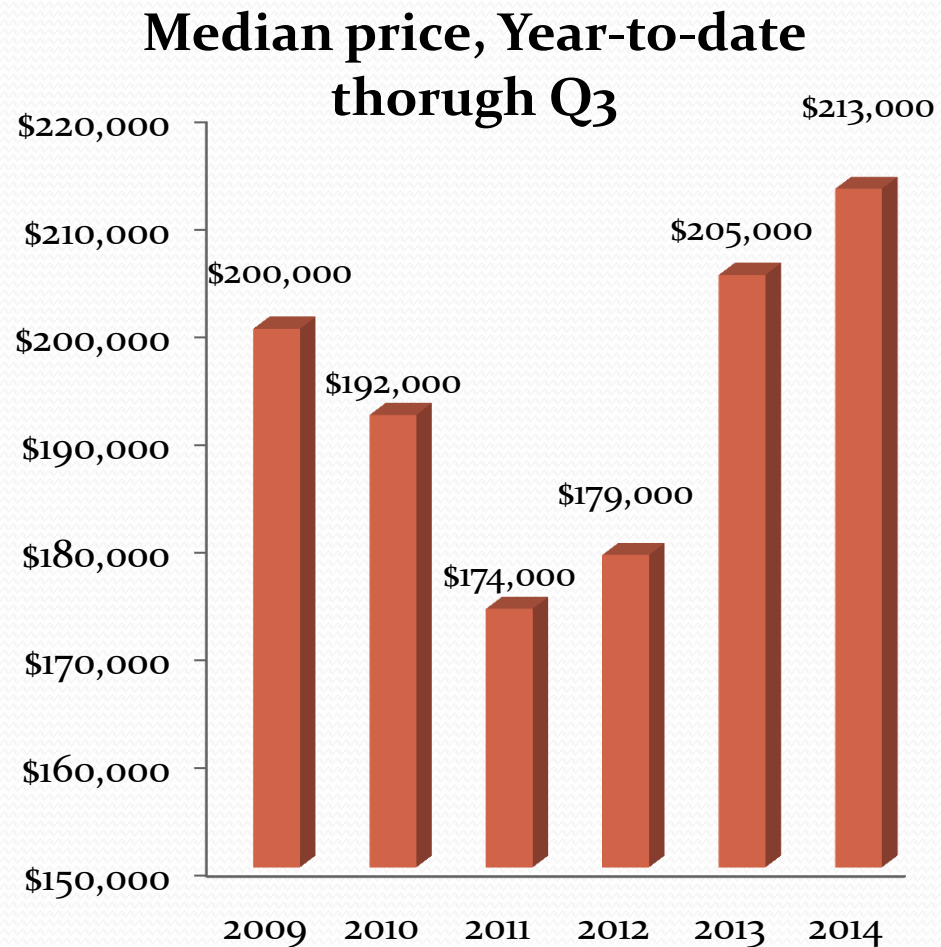
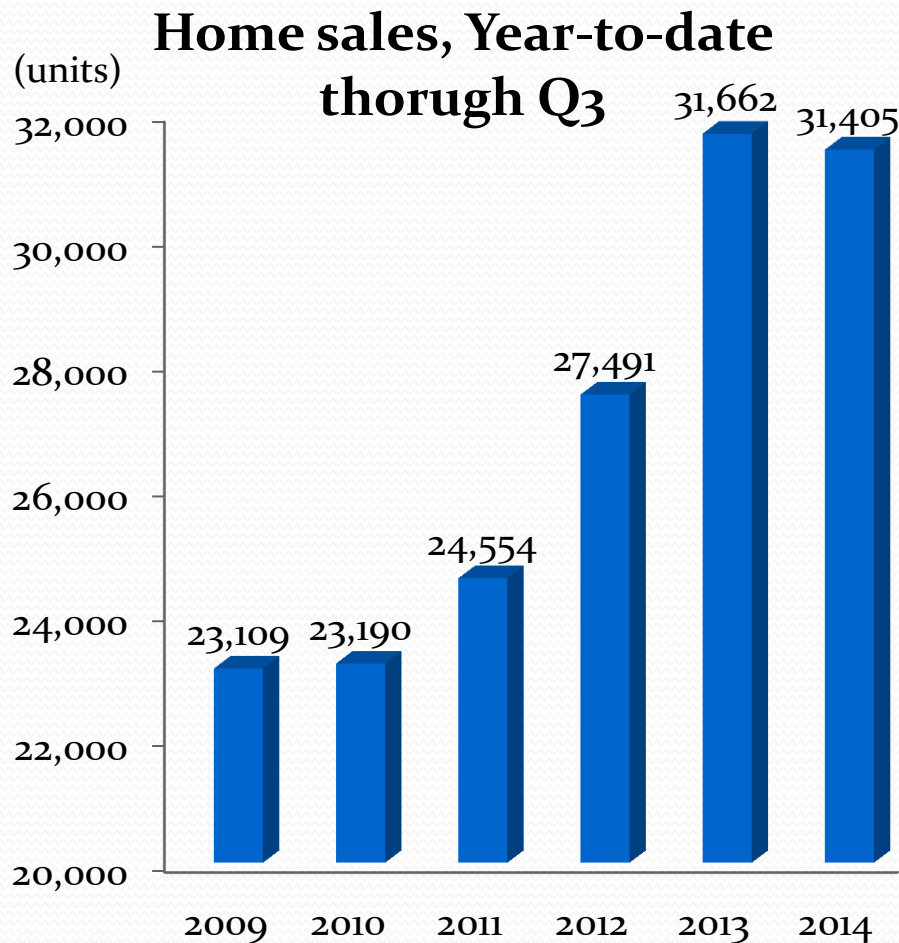
November 2014, 12-Month Percentage Change



Source: Standard & Poor's

Utah Housing Statistics

Year-to-date through 3rd Quarter, 2006 – 2014

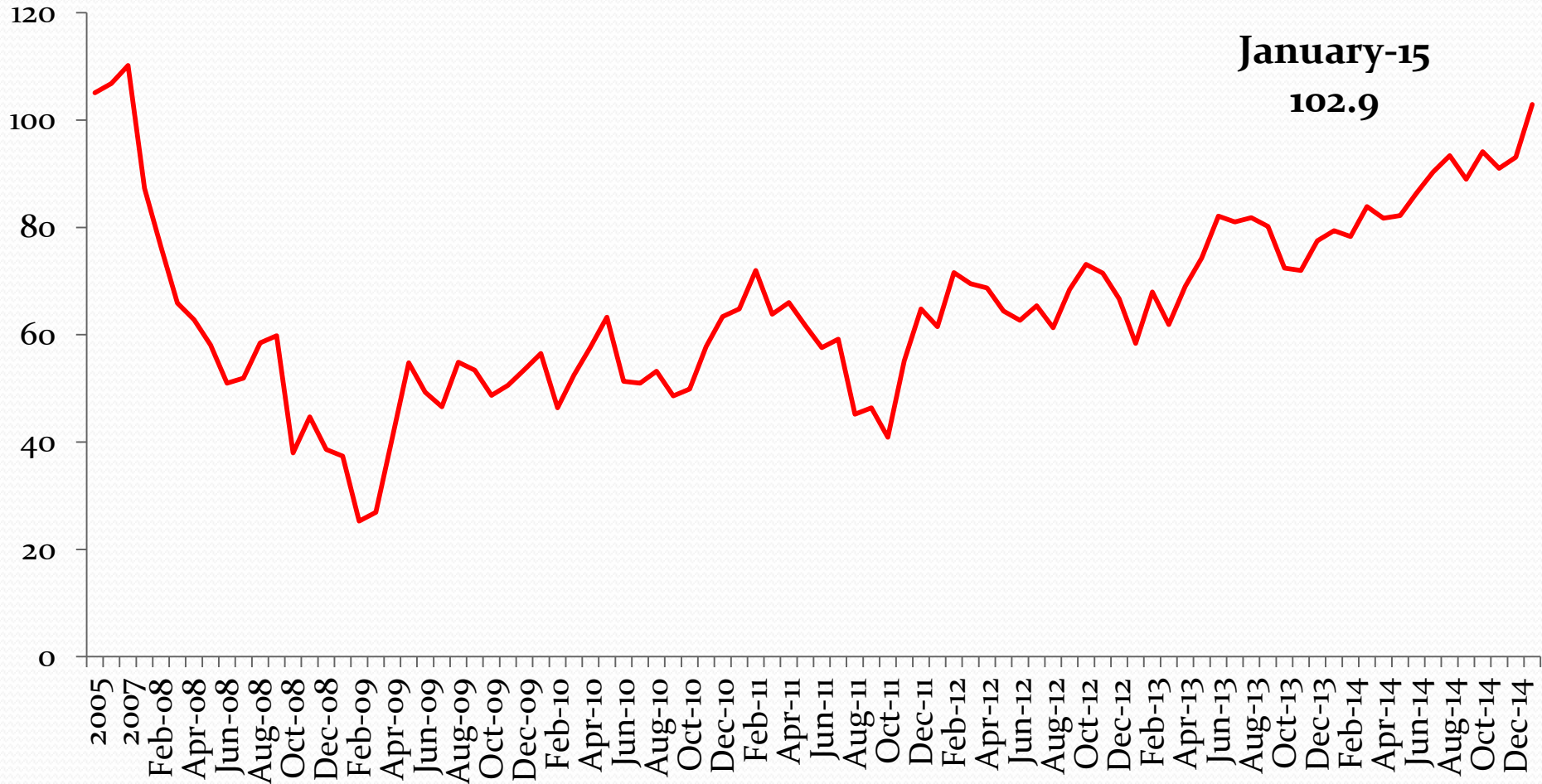


Source: Utah Association of Realtors

Psycho

Conference Board Consumer Confidence Index

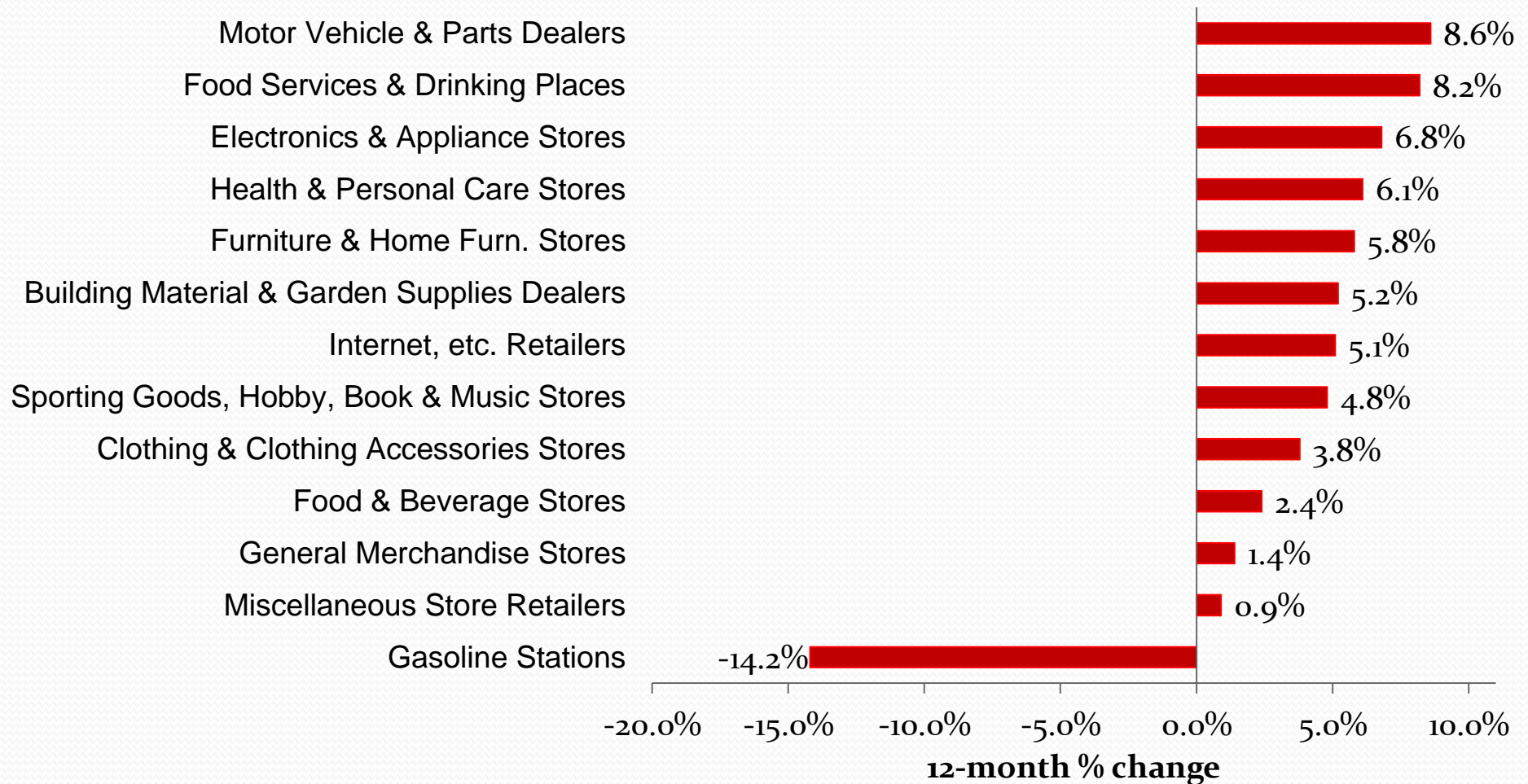
2005 – January 2015



Source: Conference Board

Sales Growth by Type of Business

December 2013 v. December 2014*

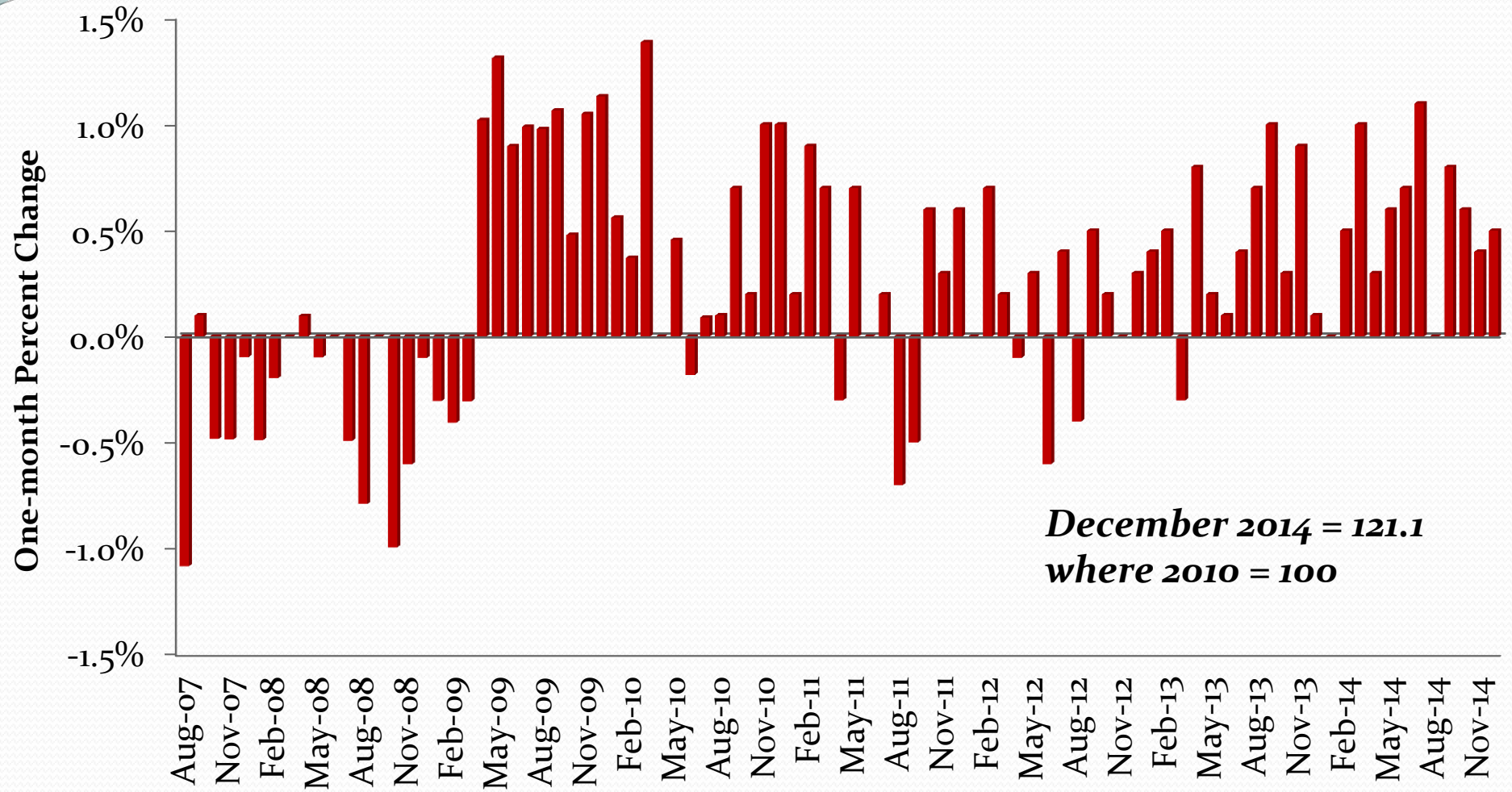


Source: U.S. Census Bureau

*December 2014 advanced estimate

Conference Board Leading Economic Indicators Index

August 2007 through December 2014



Source: Conference Board

Tell-Tale Heart

- Economy gained momentum over the course of last year;
- Tailwinds included booming stock market, lower gasoline prices, stabilizing global economy, and consumer expenditures on interest rate sensitive durable goods like autos;
- The current year is associated with greater certainty regarding monetary policy – that helps;
- The world is not perfect - black swan threats remain: (1) Iran (2) Israel/Iran (3) Europe (4) contagion (5) cyber (6) EMP;
- Market is nervous, but perhaps for the wrong reasons (more people benefit from lower oil price than are hurt); and
- Outlook for Utah, tourism, and the U.S. is positive for 2015, just watch for trees.

Thank You

- Follow us on Twitter @SagePolicyGroup
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- Please look for updates of information at www.sagepolicy.com.
- Also, if you need us in a hurry, we are at 410.522.7243 (410.522.SAGE)
- Please contact us when you require economic research & policy analysis.