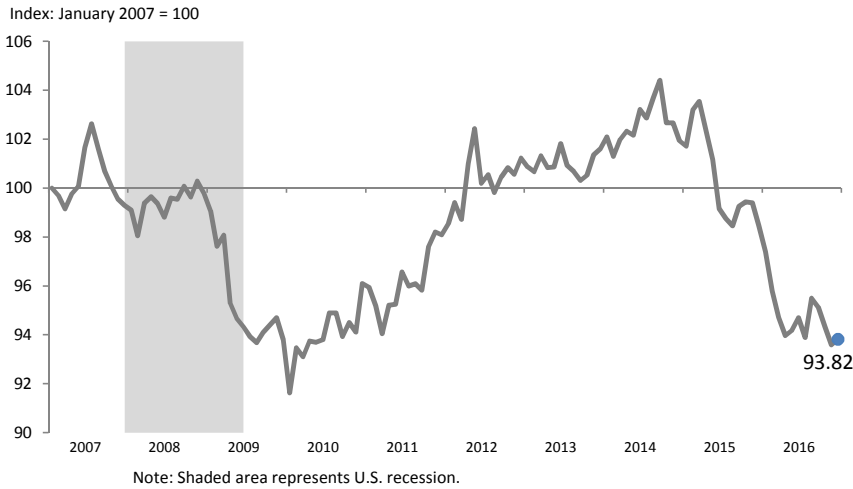


► Chart 1: Casper Business-Cycle Index as of December 2016

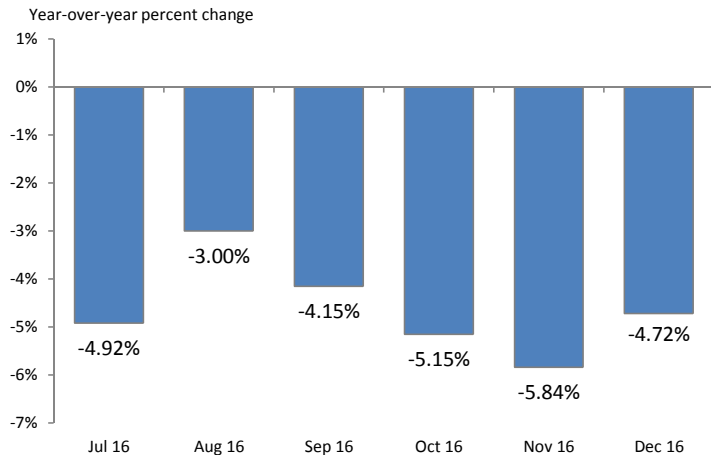


►► SUMMARY: The Casper Business-Cycle Index (CaBCI) registered an index value of 93.82 in December of 2016 (see Chart 1), a slight increase compared to the November 2016 value of 93.59 but a decline by comparison to the December 2015 value of 98.47.

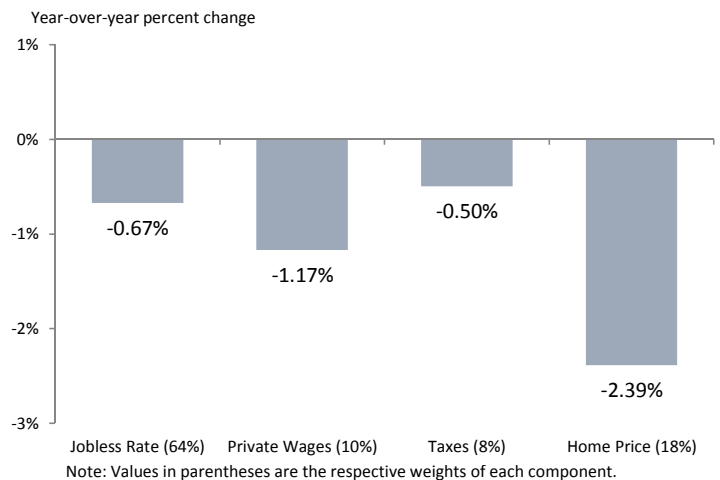
As displayed in Chart 2, the August through November period indicated that the CaBCI had worsened but rebounded in December where the index fell by 4.72 percent.

As Chart 3 demonstrates, all four components of the CaBCI were negative in December. The unemployment rate, which had improved in the second half of 2016, was still higher compared to a year ago. The remaining components, private wages, the collection of the 4 percent sales and use tax attributed to taxable sales in Natrona County, and the median home price also contributed to the decline in the CaBCI.

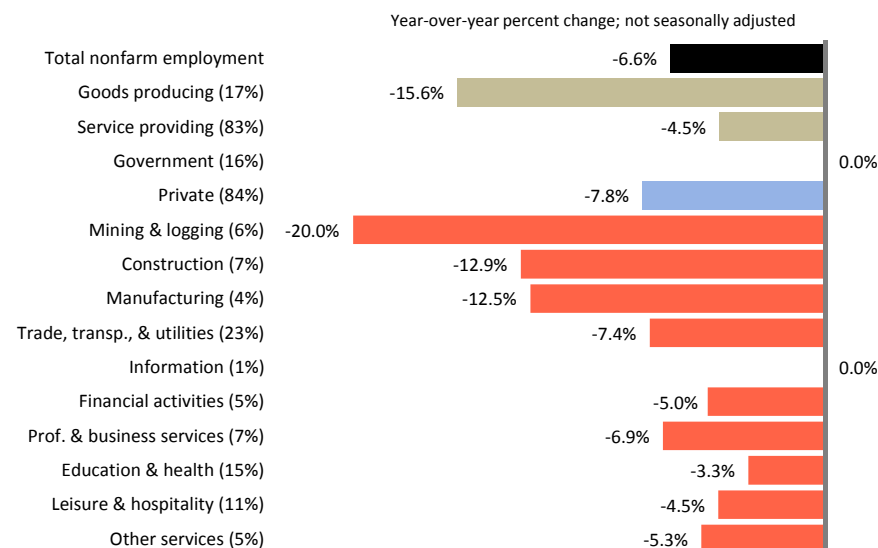
► Chart 2: Change in Business-Cycle Index — Last 6 Months



► Chart 3: Component Changes in the Index — December 2016



► Chart 4: December 2016 Employment Growth



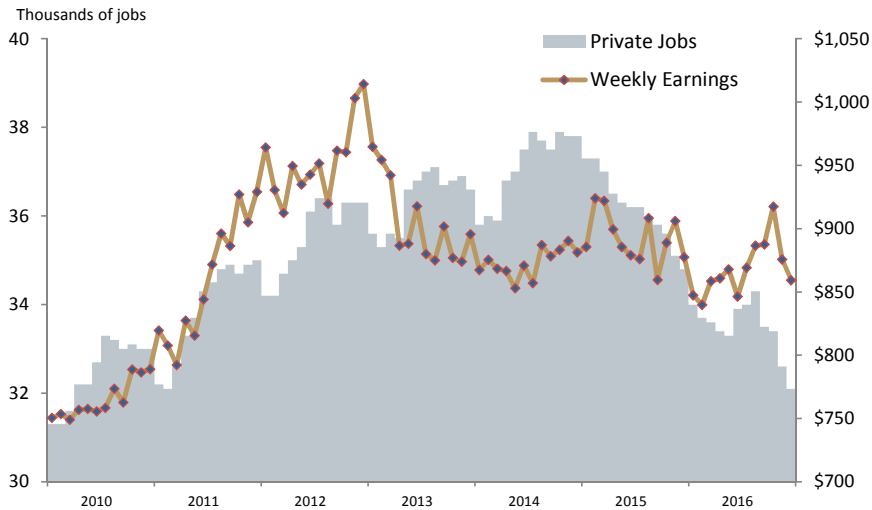
►► The total number of nonfarm payroll jobs in Casper declined at a 6.6 percent pace in December in a year ago comparison as seen in Chart 4. The December job count was 38,300, lower than the December 2015 level by 2,700 jobs.

None of the industries in the private sector were able to add jobs in December when compared to the previous year. Trade, transportation, & utilities incurred the largest decline (-700 jobs) followed closely by mining (-600).

►► NOTE: The Casper Business-Cycle Index unites four city/county-level indicators to sum up current economic conditions in a single number. The indicators consist of (1) **Natrona County's monthly unemployment rate**, (2) **private sector wages**, estimated by multiplying the total number of private sector workers in Casper each month by the average hours worked per week and by the average hourly wage, (3) **monthly sales and use tax collections which reflect taxable sales in Natrona County**, and (4) **monthly median sold price for Casper single family homes**. All data is seasonally adjusted; all dollar amounts are inflation adjusted.

SOURCES: **Business-cycle index**: Economic Analysis Division; **private sector wages** and **unemployment rate**: U.S. Bureau of Labor Statistics; **sales and use taxes**: WY Dept. of Revenue;

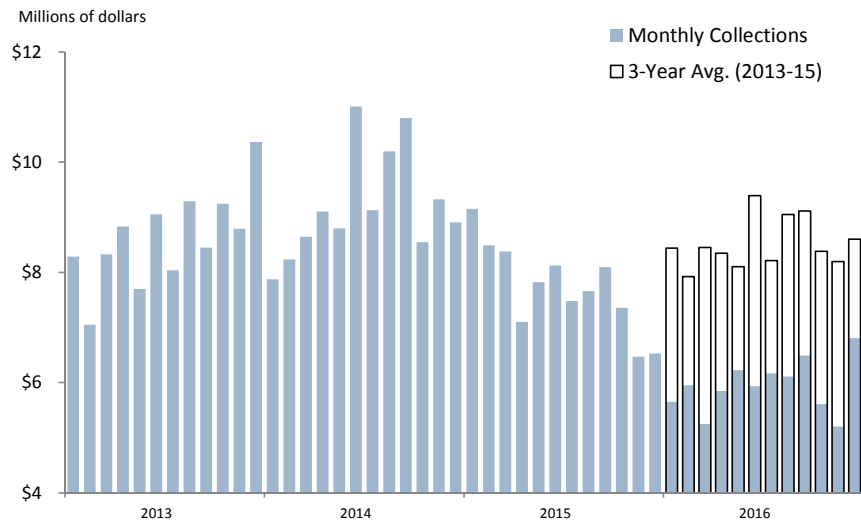
► Chart 5: Casper Labor Market as of December 2016



►► Jobs associated with Casper's private sector decreased in December by 500 compared to November (see Chart 5). The December 2016 private job count was 32,100, lower than the December 2015 level by 2,700 jobs.

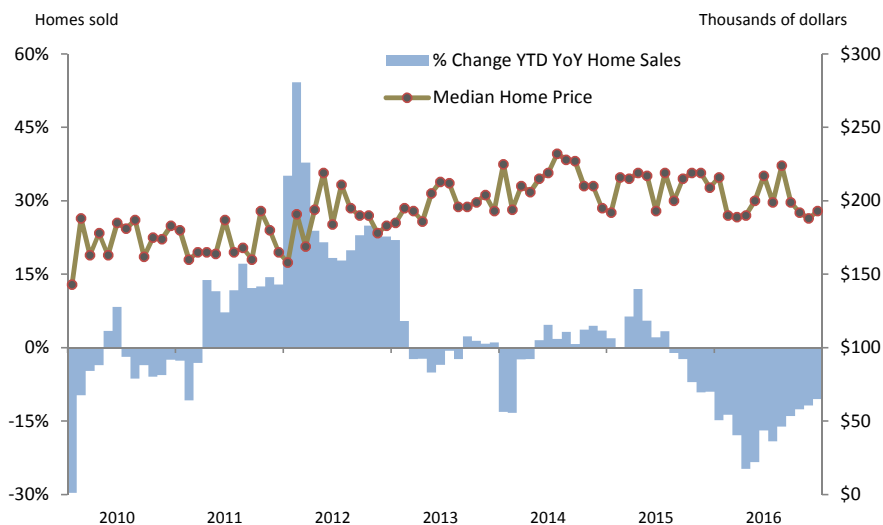
Casper's weekly earnings fell in December to \$859.39 compared to November's \$875.64 and also lower than the level attained in December 2015 of \$877.58. The weekly earnings indicator is a product of average weekly hours multiplied by average hourly earnings. Weekly hours dropped to 36.2 in December 2016 from 37.6 in a year ago comparison. However, hourly earnings improved slightly, rising to \$23.74 from a level of \$23.34 reached one year ago.

► Chart 6: Natrona County 4% Sales and Use Tax Collections



►► Natrona County's collection of the 4 percent sales and use tax rose to \$6.8 million in December of 2016 (these are actually January 2017 collections that mostly represent sales that took place in December), \$0.3 million higher than December collections from a year ago (see Chart 6). At the end of calendar year 2016, total collections were lagging the 3-year average over the same number of months by \$30.9 million or 30.2 percent.

► Chart 7: Casper Home Sales and Median Home Prices



►► The housing market in Casper saw home sales that improved yet were still lagging by year's end and home prices that had stabilized since August. The number of homes sold increased slightly to 77 in December 2016 compared to sales of 72 a year ago. However, total sales of homes for calendar year 2016 were 10.5 percent behind last year's sales for the same number of months.

The median home price was \$193,000 in December of 2016, higher than November's price of \$187,550 but much lower than the \$209,450 price from one year ago.

►► NOTE: The data used in the construction of charts 5, 6, and 7 are not seasonally adjusted and all dollar amounts are not inflation adjusted.

Casper Business-Cycle Index Values			
			YOY
Year	Month	Index	Change
2007	Jan	100.00	
2007	Feb	99.69	
2007	Mar	99.14	
2007	Apr	99.77	
2007	May	100.08	
2007	Jun	101.66	
2007	Jul	102.62	
2007	Aug	101.61	
2007	Sep	100.70	
2007	Oct	100.07	
2007	Nov	99.55	
2007	Dec	99.29	
2008	Jan	99.09	-0.91%
2008	Feb	98.05	-1.65%
2008	Mar	99.38	0.24%
2008	Apr	99.64	-0.13%
2008	May	99.37	-0.71%
2008	Jun	98.81	-2.81%
2008	Jul	99.60	-2.95%
2008	Aug	99.54	-2.03%
2008	Sep	100.08	-0.62%
2008	Oct	99.63	-0.43%
2008	Nov	100.29	0.74%
2008	Dec	99.78	0.50%
2009	Jan	99.06	-0.03%
2009	Feb	97.61	-0.44%
2009	Mar	98.07	-1.32%
2009	Apr	95.30	-4.36%
2009	May	94.66	-4.74%
2009	Jun	94.32	-4.54%
2009	Jul	93.93	-5.69%
2009	Aug	93.68	-5.89%
2009	Sep	94.11	-5.97%
2009	Oct	94.40	-5.25%
2009	Nov	94.69	-5.58%
2009	Dec	93.79	-6.01%
2010	Jan	91.63	-7.51%
2010	Feb	93.47	-4.25%
2010	Mar	93.10	-5.07%
2010	Apr	93.75	-1.63%
2010	May	93.69	-1.03%
2010	Jun	93.80	-0.56%
2010	Jul	94.89	1.03%
2010	Aug	94.90	1.30%
2010	Sep	93.92	-0.19%
2010	Oct	94.50	0.10%
2010	Nov	94.11	-0.62%
2010	Dec	96.10	2.46%
2011	Jan	95.94	4.71%
2011	Feb	95.19	1.84%
2011	Mar	94.05	1.02%
2011	Apr	95.21	1.56%
2011	May	95.25	1.66%
2011	Jun	96.57	2.96%
2011	Jul	96.00	1.17%
2011	Aug	96.08	1.24%
2011	Sep	95.82	2.02%
2011	Oct	97.61	3.29%
2011	Nov	98.20	4.35%
2011	Dec	98.09	2.07%
2012	Jan	98.54	2.71%
2012	Feb	99.41	4.44%
2012	Mar	98.72	4.96%
2012	Apr	101.00	6.08%
2012	May	102.43	7.54%
2012	Jun	100.19	3.74%
2012	Jul	100.54	4.73%
2012	Aug	99.81	3.88%
2012	Sep	100.44	4.82%
2012	Oct	100.84	3.31%
2012	Nov	100.56	2.41%
2012	Dec	101.23	3.20%

Casper Business-Cycle Index Values			
			YOY
Year	Month	Index	Change
2013	Jan	100.86	2.35%
2013	Feb	100.66	1.25%
2013	Mar	101.32	2.64%
2013	Apr	100.83	-0.17%
2013	May	100.86	-1.53%
2013	Jun	101.81	1.62%
2013	Jul	100.93	0.38%
2013	Aug	100.67	0.86%
2013	Sep	100.31	-0.13%
2013	Oct	100.52	-0.31%
2013	Nov	101.35	0.79%
2013	Dec	101.60	0.37%
2014	Jan	102.09	1.21%
2014	Feb	101.30	0.63%
2014	Mar	101.98	0.65%
2014	Apr	102.32	1.48%
2014	May	102.16	1.29%
2014	Jun	103.22	1.39%
2014	Jul	102.86	1.91%
2014	Aug	103.68	2.99%
2014	Sep	104.41	4.08%
2014	Oct	102.66	2.13%
2014	Nov	102.67	1.30%
2014	Dec	101.93	0.32%
2015	Jan	101.70	-0.37%
2015	Feb	103.19	1.87%
2015	Mar	103.54	1.53%
2015	Apr	102.36	0.03%
2015	May	101.16	-0.98%
2015	Jun	99.16	-3.94%
2015	Jul	98.75	-3.99%
2015	Aug	98.45	-5.04%
2015	Sep	99.25	-4.94%
2015	Oct	99.44	-3.14%
2015	Nov	99.39	-3.19%
2015	Dec	98.47	-3.40%
2016	Jan	97.40	-4.23%
2016	Feb	95.79	-7.17%
2016	Mar	94.71	-8.52%
2016	Apr	93.96	-8.20%
2016	May	94.17	-6.91%
2016	Jun	94.70	-4.49%
2016	Jul	93.89	-4.92%
2016	Aug	95.49	-3.00%
2016	Sep	95.13	-4.15%
2016	Oct	94.32	-5.15%
2016	Nov	93.59	-5.84%
2016	Dec	93.82	-4.72%



## Casper Business-Cycle Index Addendum

The Casper Business-Cycle Index (CaBCI) is a coincident economic indicator and is designed to provide a current assessment of Casper's economy. There are four main components of the CaBCI. Two of these components, unemployment rate and private sector weekly wages, are included to capture labor market activity for Casper. The third component, sales and use tax collections, gauges economic activity related to taxable sales in the Natrona County while the fourth component, median home prices, serves as a proxy for the housing market.

**Unemployment Rate:** The first component of the CaBCI is the unemployment rate. This statistic measures the percentage of people in Natrona County who want to work but don't have jobs. Within the CaBCI model, the employment rate statistic (1.00 or 100% minus the unemployment rate) is indexed rather than the unemployment rate because an increase in the employment rate, similar to increases in private wages, sales and use tax collections, and median home prices, is considered to be a positive impact on the economy. This statistic is available monthly from the U.S. Bureau of Labor Statistics (not seasonally adjusted). The data are then seasonally adjusted. It is included as a component because it provides an assessment of the Natrona County's labor market.

**Private Sector Weekly Wages:** The second component of the CaBCI is total private sector weekly wages. This component is estimated by multiplying the number of private sector employees in Casper each month by the average weekly hours and then multiplying this product by the average hourly earnings to achieve a dollar value of private sector employees in Casper. Each of these statistics is available monthly from the U.S. Bureau of Labor Statistics (not seasonally adjusted). The data are seasonally adjusted and all dollar amounts have been converted to constant dollars using the Consumer Price Index – All Urban Consumers database. This indicator is included because it is another measure of the Natrona County's labor market health.

**Sales and Use Taxes:** The third component of the CaBCI is Natrona County's sales and use tax collections associated with the state's 4 percent tax rate. Because sales and use tax collections received by the county for a given month represent transactions that took place 4 to 6 weeks prior, the data is lagged one month for use in the CaBCI model. This statistic is available monthly from the State of Wyoming's Department of Revenue (not seasonally adjusted). The data are seasonally adjusted and all dollar amounts have been converted to constant dollars using the Consumer Price Index – All Urban Consumers database. This indicator is included because it represents taxable sales activity in Natrona County.

**Median Home Prices:** The fourth component of the CaBCI is the Casper median home price. This statistic is compiled by the Casper Board of REALTORS and is available monthly (not seasonally adjusted). The home price statistic is defined as the median sales price for a single family, non-rural residence. The data are seasonally adjusted and all dollar amounts have been converted to constant dollars using the Consumer Price Index – All Urban Consumers database. Median home prices are included because they capture another critical part of Casper's economy – housing.

**Methodology:** After the data for each component are seasonally adjusted, each series is standardized starting in January 2007 resulting in a value of 100.00 for each component and the CaBCI in that month. As the components change from month to month, so does the value of the CaBCI. Monthly index values for each of the components not including the unemployment rate are then smoothed using a weighted moving average. The unemployment rate is excluded from this treatment because the data are relatively stable to begin with. Next, the standard deviation of each component's monthly standardized values is determined followed by the calculation of the inverse of each component's standard deviation. Finally, the individual inverse standard deviations are standardized resulting in weights that sum to 1.00. The rationale for this weighting approach is the same used by the U.S. Conference Board implying that those components that are more stable over time will generate a smaller standard deviation but a larger inverse standard deviation, and thus, a larger weight. A substantial shift in a traditionally stable data series would provide a more compelling signal of economic change than a large shift in a series that commonly has large shifts.

