

JOB GROWTH ¹	Area New Jobs				
	1 Mo	6 Mo	12 Mo		
	Estimate	End 1/31	End 1/31	End 1/31	
Dallas/Plano/Irving	14,400	62,100	108,400		
Fort Worth/Arlington	(700)	14,600	19,200		
	13,700	76,700	127,600		
INTEREST RATES ²	Rates		END 2/29	Yr. Ago	
	10 Year Treasury		1.10%	2.76%	
	11th District COFI		1.04%	1.06%	
	1 Mo. LIBOR		1.61%	2.49%	
SUPPLY/ DEMAND ³	Units Added/ Absorbed		6 Mo	12 Mo	24 Mo
			End 2/29	End 2/29	End 2/29
	<u>Dallas County</u>				
	Added		5,240	10,409	21,999
	Absorbed		2,225	9,669	19,939
	<u>Tarrant County</u>				
Added		2,670	5,100	12,777	
Absorbed		1,245	4,796	11,027	
OCCUPANCY RATES ³	<u>Dallas County</u>		2/29/2020	6 Mo Ago	12 Mo Ago
	2010's		81.4%	82.5%	78.8%
	2000's		93.3%	93.6%	93.6%
	1990's		94.5%	94.8%	94.5%
	1980's		92.8%	93.0%	93.5%
	1970's or Older		92.7%	93.2%	92.7%
	<u>Tarrant County</u>				
	2010's		80.9%	80.8%	74.8%
	2000's		93.6%	93.7%	94.1%
	1990's		94.3%	95.0%	95.2%
	1980's		93.1%	93.8%	93.9%
	1970's or Older		90.4%	90.8%	91.2%
RENTAL RATES ³	<u>Dallas County</u>		2/29/2020	6 Mo Ago	12 Mo Ago
	2010's		\$1,614	\$1,613	\$1,579
	2000's		\$1,438	\$1,444	\$1,411
	1990's		\$1,357	\$1,351	\$1,319
	1980's		\$999	\$998	\$968
	1970's or Older		\$958	\$956	\$930
	<u>Tarrant County</u>				
	2010's		\$1,392	\$1,397	\$1,397
	2000's		\$1,257	\$1,262	\$1,246
	1990's		\$1,226	\$1,235	\$1,229
	1980's		\$984	\$970	\$952
	1970's or Older		\$916	\$910	\$887
HISTORICAL JOB GROWTH	Average year change of the combined DFW MSA's				
	2019	127,600	1 Texas Workforce Commission		
	2018	102,200	2 Banxquote.com		
	2017	91,700	3 ALNsys.com - Rental rates are after concessions.		
	2016	120,500	Approximately 25% of 70's or older are all bills paid		
	2015	98,700			
	2014	132,000			
	2013	95,600			

Texas no longer U-Haul's No. 1 'growth state'

Author: Daniel Salazar (Austin Business Journal)
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The Lone Star State has lost its No. 1 title on U-Haul's annual ranking of the hottest states for where people are moving.

Florida topped Texas in terms of the largest ratio of U-Haul trucks entering the state versus leaving them, according to U-Haul.

Texas had held the list's top spot for three years. U-Haul collects migration data from more than 2 million one-way truck trips every year to determine the country's top "growth states." U-Haul looked at data from the 2019 calendar year for 49 states and the District of Columbia. Hawaii was excluded from the list.

U-Haul migration trends don't directly correlate to a state's population or economic growth. But the company says its ranking is "an effective gauge of how well cities and states are attracting and maintaining residents," which can tell businesses where corporate players or the labor force are headed.

Arrivals accounted for 50.4% of all one-way U-Haul traffic for Texas — although both arrivals and departures in Texas were down 2% compared with 2018. U-Haul doesn't offer data on in-town round-trip bookings or the raw number of rentals.

McKinney, along with Round Rock-Pflugerville, New Braunfels, The Woodlands-Spring, and Austin, were among the markets led the way for the state's gains, U-Haul said.

"People know they can find a job in Texas and make it their long-term home," said U-Haul Company of South Austin President Glenn Taylor in a prepared statement.

After Florida and Texas, the top five was rounded out by North Carolina, South Carolina, and Washington.

Illinois ranked last, as it did in the 2018 ranking. California, which has seen a number of companies relocate to Texas, came in 49th. The bottom-five was rounded out by Michigan, Massachusetts, and Pennsylvania.

Mark Cantrell
214-368-1295

mcantrell@cantrellcompany.com

Sam Pettigrew
972-630-6691

sp@cantrellcompany.com

Thomas Hooke
972-630-6696

thooke@cantrellcompany.com