



ECONOMIC INDICATORS	THIS YEAR April 2010	LAST YEAR April 2009	% CHANGE 04/09 - 04/10
Retail Sales (\$000's - April in 1995\$)	\$239,839	\$257,258	-
Retail Sales (\$000's - Year-To-Date)	\$1,028,748	\$1,055,985	-2.6%
Dollars Spent on Auto Purchases (\$000's - April in 1995\$)	\$90,327	\$80,035	12.9%
Dollars Spent on Auto Purchases (\$000's - YTD)	\$330,930	\$311,042	6.4%
Lodging Tax Receipts (April)	\$257,123	\$315,297	-18.5%
Lodging Tax Receipts (YTD)	\$1,111,827	\$1,169,376	-4.9%
Airline Boardings (April)	27,935	29,936	-6.7%
Airline Boardings (YTD)	112,011	110,805	1.1%
Value All Construction Permits (April)	\$35,151,853	\$21,817,089	61.1%
Value All Construction Permits (YTD)	\$124,798,614	\$97,572,114	27.9%
New Home Permits (April)	167	97	72.2%
New Home Permits (YTD)	617	380	62.4%
Home Sales (April)	249	173	43.9%
Home Sales (YTD)	796	730	9.0%
Average Home Sale Price (April)	\$126,180	\$117,533	7.4%
Average Home Sale Price (YTD)	\$118,872	\$111,875	6.3%
Hidalgo Bridge Crossings (April)	474,936	502,365	-5.5%
Hidalgo Bridge Crossings (YTD)	1,909,532	1,946,050	-1.9%
Peso/Dollar Exchange Rate (April)	11.95	13.70	-12.8%
<b>Employment</b>			
Wage & Salary Employment (April)	221,200	218,900	1.1%
Wage & Salary Employment (YTD Avg)	219,400	218,350	0.5%
Unemployment Rate	11.1	9.3	19.4%
Unemployment Rate	11.7	9.8	19.4%
INDEX - April (Base=100 Jan 1996)	<b>165.7</b>	<b>169.2</b>	<b>-2.1%</b>

In January 2004 the Texas Comptroller's Office began tracking "Manifestos" -- requests for sales tax refunds on items purchased by Mexican citizens or for export into Mexico.

	Export Sales per Manifestos	Total Retail Sales (Not adjusted for inflation)	Percent Export Sales of Total Sales
<b>April 2010</b>	\$26,575	\$340,575	7.8%
<b>YTD 2010</b>	\$109,229	\$1,458,729	7.5%

The McAllen Economic Index rose to 165.7 in April, up from 164.4 in March, and that 1.3-point increase represents the largest month-to-month increase since August 2006. The MEI remains some 2% below the year-ago index level, but again that margin of year-over-year decline has narrowed significantly and continues to do so.

The increase comes in spite of a 6.8% decline (year-over-year) in inflation-adjusted general spending by households and business in the McAllen metro area. Still, on balance the spending picture has improved in recent months, and that will hopefully be the continuing trend.

Employment growth remains sluggish, but McAllen remains one of a handful of Texas metro areas with employment growth of even over 1%. At the same time, the local unemployment rate remains in excess of 11% though it has begun to moderate and come down slightly.

The auto sales sector continues its recovery in 2010, with inflation-adjusted spending on new and used automobiles up nearly 13% compared to April of a year ago. For the year-to-date, auto spending is up over 6% compared to last year's very low sales totals.

Construction numbers through April certainly contributed to the index increase, with the value of all building permits issued up over 60% compared to April of last year, and the YTD total up by about 28%. Last year's construction totals for April and YTD through April were down sharply, so the current year numbers are being compared to low numbers from '09.

To a lesser extent, the same is true in McAllen metro area housing construction. However, the 2010 numbers represent a more significant recovery with the number of new single-family residence permits over 70% higher compared to April of 2009, and the YTD total up over 60%.

Existing home sales were up over 40% in April (year-over-year); again, though, housing sales in April of '09 were down about 40% compared to the prior year. The average sale price rose considerably, however, up over 7% in April, and over 6% for the YTD, suggesting the continued maintenance and support of housing values in the region. Housing prices declined in 2008 (the first year of general economic downturn in McAllen), and have since stabilized and recovered.