



economy

Key Stats



Of 11 peer cities assessed, Calgary has the second highest level of **economic power** comparing GDP per capita

- Deloitte, *Benchmarking Calgary's Competitiveness, 2015*



Of 11 peer cities assessed, Calgary has the second highest level of **economic growth** comparing GDP growth

- Deloitte, *Benchmarking Calgary's Competitiveness, 2015*



Highest GDP per Capita in 2016 of major Canadian cities.

- Statistics Canada, 2016



8 of the Top 10 World Banks and **10 of the Top 10 Investment Banks** have a presence in Calgary

- The Banker Database, 2017; *Banks around the World, 2017*

Benchmarking Calgary's Competitiveness



- Calgary ranks **1st in Population Growth** (*annual population growth rate*)
- Calgary ranks **1st in Labour Participation**
- Calgary ranks **1st in Education** (*highest education achieved*)
- Calgary ranks **1st in Industrial Land Price** (*price per sq. ft.*)
- Calgary ranks **2nd in Economic Power** (*GDP per capita*)
- Calgary ranks **2nd in Economic Growth** (*GDP growth*)
- Calgary ranks **3rd in Diversity** (*immigrant population*)
- Calgary ranks **3rd in Research & Development** (*annual R&D expenditures per capita*)
- Calgary ranks **3rd in Businesses** per 100 people
- Calgary ranks **4th in Commercial Real Estate** (*rent per sq. ft.*)
- Calgary ranks **5th in Housing Affordability** (*housing median multiple*)

Economic Scorecard Competitiveness



- Calgary ranks **2nd in Inbound Seats per Capita**
- Calgary ranks **3rd in Marginal Effective Tax Rate on Capital Investment**
- Calgary ranks **3rd in Employment Growth** (*comparing five-year avg.*)
- Calgary ranks **3rd in Housing Affordability**
- Calgary ranks **4th in Overall** (*attractiveness to high-end talent and business investment*)
- Calgary ranks **4th in Real GDP per Capita**
- Calgary ranks **4th in Productivity**
- Calgary ranks **6th in Office Rents** (*US\$ per sq. ft.*)
- Calgary ranks **6th in Unemployment Rate**

Financial Competitiveness



- **8 of the Top 10 World Banks and 10 of the Top 10 Investment Banks** have an office in Calgary.
- Total value of completed merger and acquisition deals in 2016 topped **\$85.6 billion**, equivalent to **more than one-third of all M&A activity** across the country.
- High deal velocity and large deal size, with the average deal size estimated at **\$197 million**, compared to \$99 million in Toronto and \$24 million in Vancouver.
- **Highest concentration** of head offices per capita in Canada, with 66 percent of head offices focused in energy and oil field services.
- **Wealth management, private equity and asset management services have thrived** in Calgary due to the concentration of private wealth in the city.
- Labour productivity in Calgary's Financial sector is **25 per cent higher** than the Canadian average.

Economic Indicators Summary



	2012	2013	2014	2015	2016	2017F
GDP Growth Calgary CMA	4.2%	5.7%	5.6%	-3.0%	-3.2%	4.6%
Alberta Capital Expenditure on Oil and Gas Extraction (Billions)	\$58.8	\$65.1	\$76.1	\$38.0	\$24.7	\$25.3
Price of Oil						
WTI (EIA; \$USD/barrel)	\$87.86	\$97.63	\$59.29	\$48.67	\$43.33	\$50.79
WCS (AER; \$USD/barrel)	\$57.87	\$58.96	\$43.24	\$22.51	\$29.48	\$38.69
Price of Gas						
Henry Hub (EIA; \$USD/mmBTU)	\$3.34	\$4.24	\$3.48	\$2.72	\$2.60	\$3.10
AECO-C (AER; \$CDN/GJ)	\$3.01	\$3.68	\$3.05	\$2.19	\$2.05	\$2.99
Unemployment Rate CMA (December)	4.9%	4.5%	4.5%	6.7%	10.1%	7.5% December 2017
Net Migration CMA; July 1 to June 30 of previous year; updated annually in February	28,781	37,286	35,424	19,123	23,006	12,443
Office Vacancy Downtown (Q4)	5.0%	9.1%	9.8%	17.6%	25.0%	28.0%
Building Permits CMA (Billions)	\$5.25	\$7.14	\$7.33	\$7.17	\$5.42	\$4.40 YTD November 2017
Benchmark Home Price All Housing Types (December)	\$386,500	\$421,000	\$457,100	\$448,100	\$431,700	\$430,700 November 2017
Housing Starts Single-Detached	5,961	6,402	6,494	4,138	3,489	4,100 - 4,500

Sources: Alberta Energy Regulator, Canadian Real Estate Association, CBRE Limited, CMHC, The Conference Board of Canada, Industry Canada, Statistics Canada, U.S. Energy Information Administration

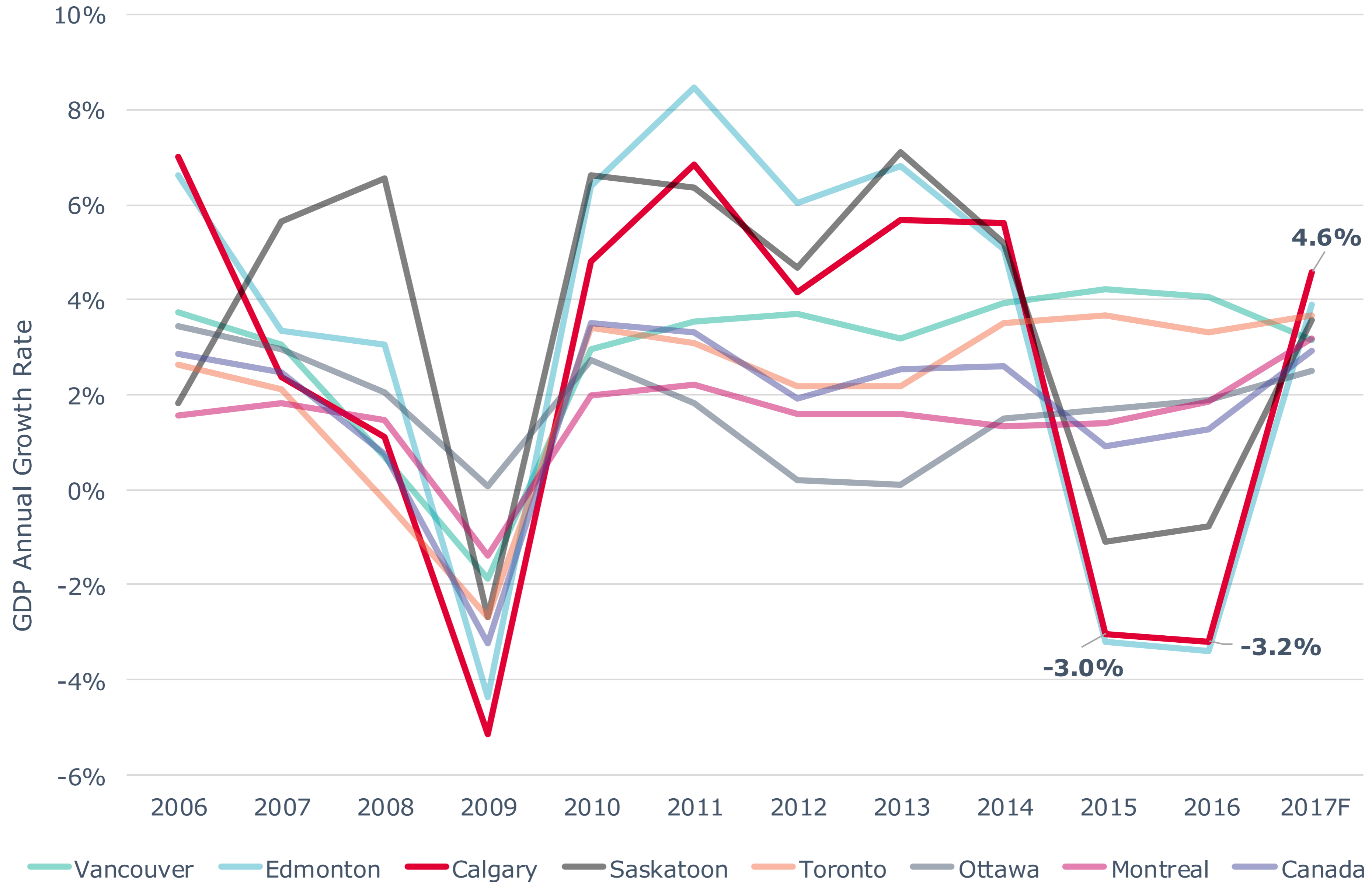
Major Canadian Cities Comparison



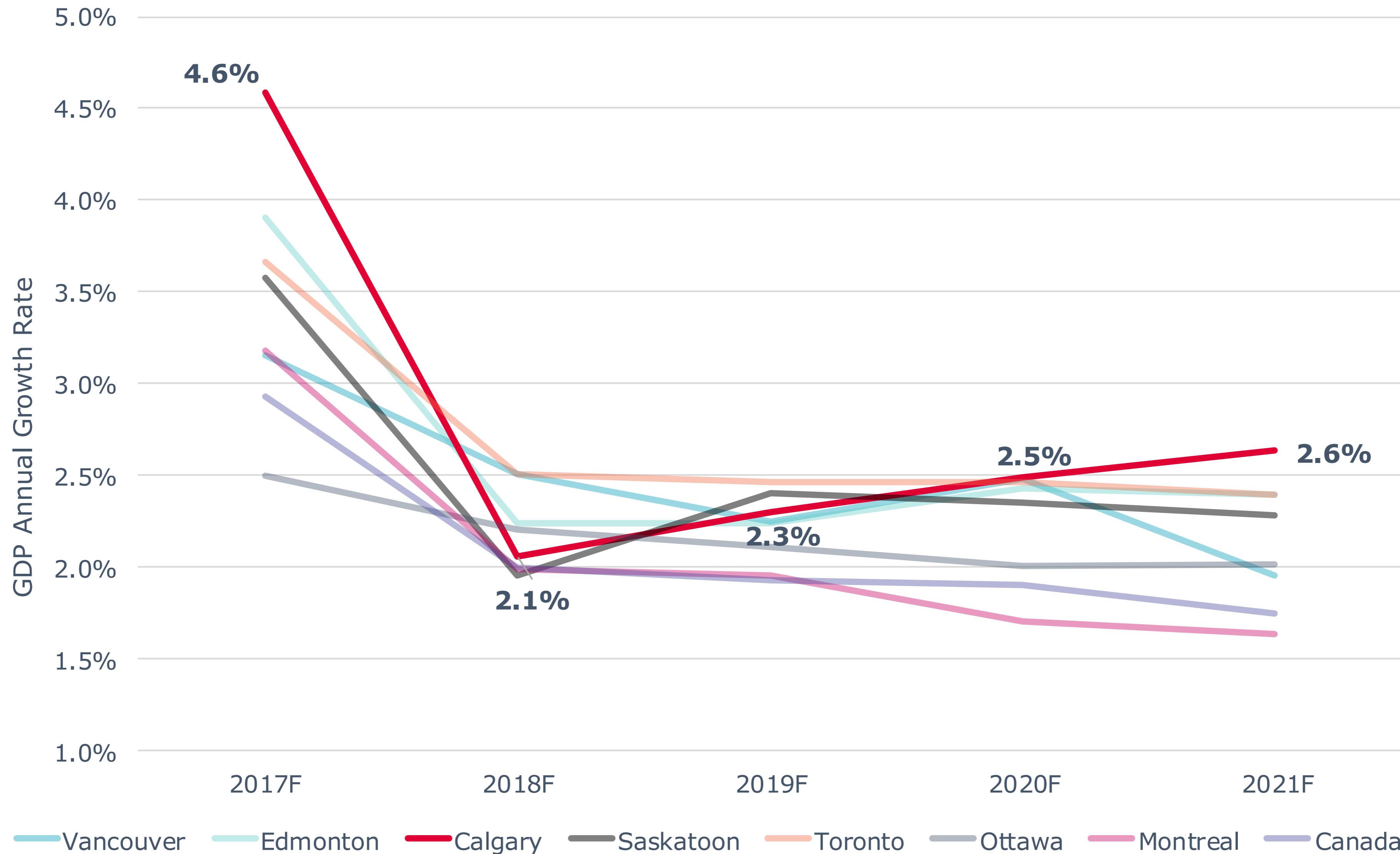
	Vancouver	Edmonton	Calgary	Saskatoon	Toronto	Ottawa	Montreal	Canada
2016 Real GDP Growth	4.1%	-3.4%	-3.2%	-0.8%	3.3%	1.9%	1.8%	1.3%
2017F Real GDP Growth	3.2%	3.9%	4.6%	3.6%	3.7%	2.5%	3.2%	2.9%
CMA Population <small>July 2016</small>	2,548,740	1,392,594	1,469,341	315,150	6,242,273	1,351,135	4,093,767	36,286,425
2016 Population Growth	1.6%	2.5%	2.5%	3.2%	1.9%	1.6%	1.1%	1.2%
Unemployment Rate <small>December 2017</small>	4.1%	7.5%	7.5%	7.6%	6.0%	5.5%	6.1%	5.7%
Participation Rate <small>December 2017</small>	67.2%	73.0%	73.2%	69.4%	66.8%	67.7%	67.3%	65.8%
Employment Growth <small>December 2017</small>	62,400 4.6%	26,300 3.5%	16,400 2.0%	200 0.1%	143,700 4.5%	3,100 0.4%	55,800 2.6%	422,500 2.3%
Full-Time Employment Growth <small>December 2017</small>	4.4%	4.3%	3.6%	1.0%	4.9%	4.6%	2.7%	2.7%
Part-Time Employment Growth <small>December 2017</small>	5.7%	-1.1%	-4.6%	-4.3%	2.6%	-14.2%	2.1%	0.8%
Provincial Average Weekly Earnings <small>October 2017</small>	\$953.84	\$1,159.82	\$1,159.82	\$1,014.22	\$992.64	\$992.64	\$905.70	\$981.60

Source: Conference Board of Canada, Statistics Canada

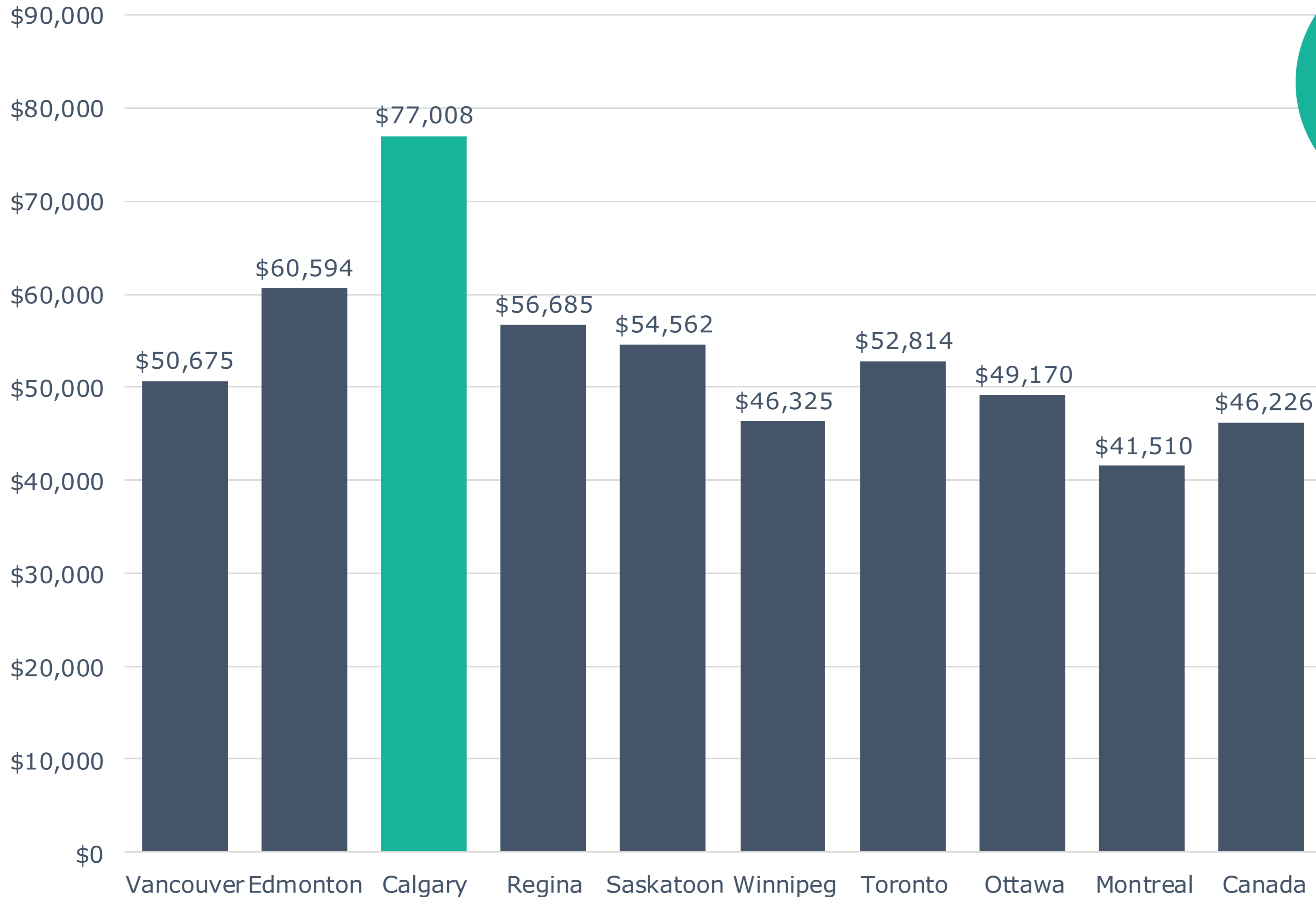
Annual Real GDP Growth Rates Across Canada



Annual Forecasted Real GDP Growth Rates Across Canada



Annual GDP per Capita Across Canada



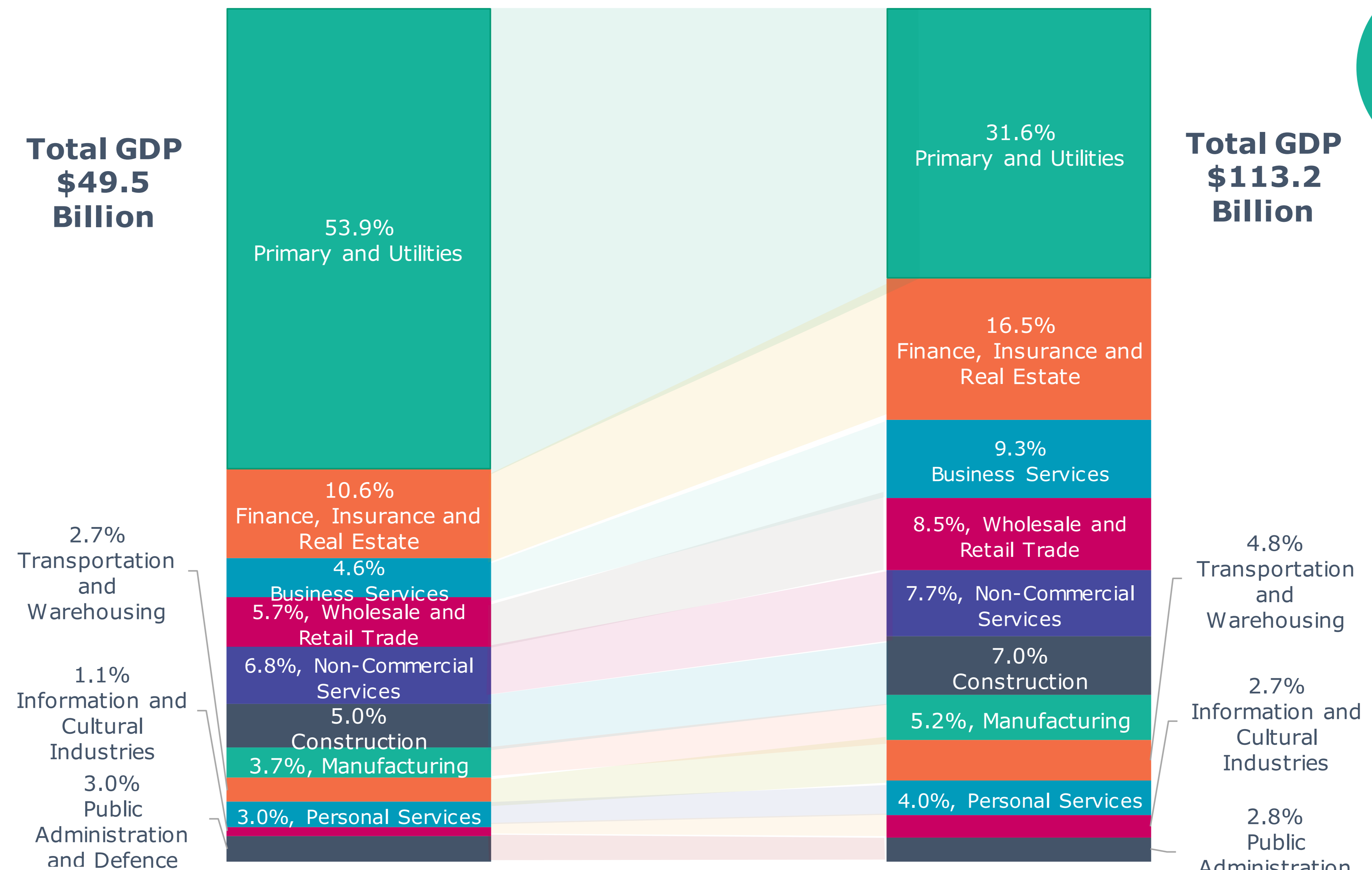
A leader in economic power, with the highest annual GDP per capita of major cities in Canada

Calgary GDP by Industry

Calgary's economy is diversifying

Total GDP \$49.5 Billion

Total GDP \$113.2 Billion



1987

Source: The Conference Board of Canada, 2017

2016

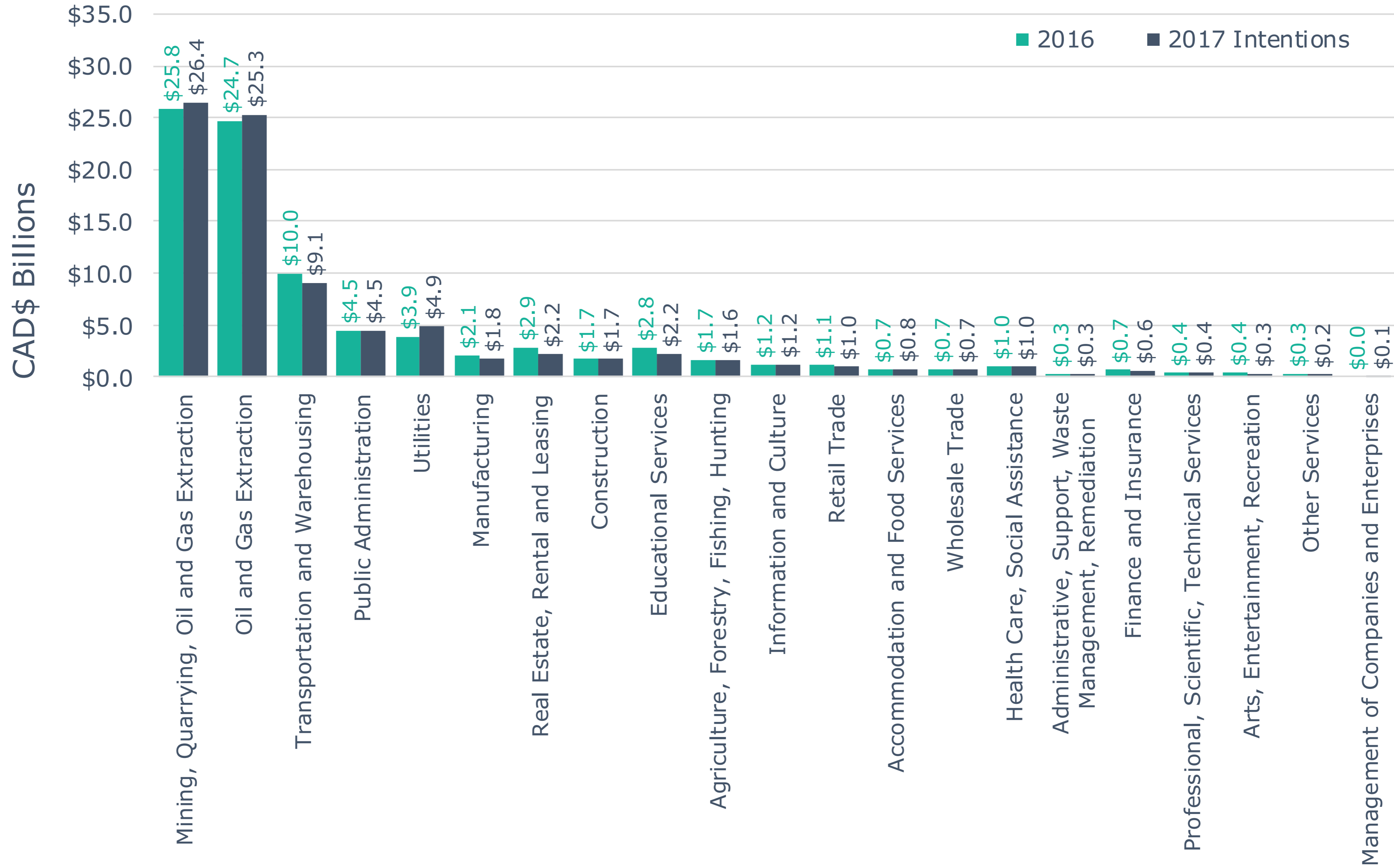
Calgary Forecast GDP by Industry



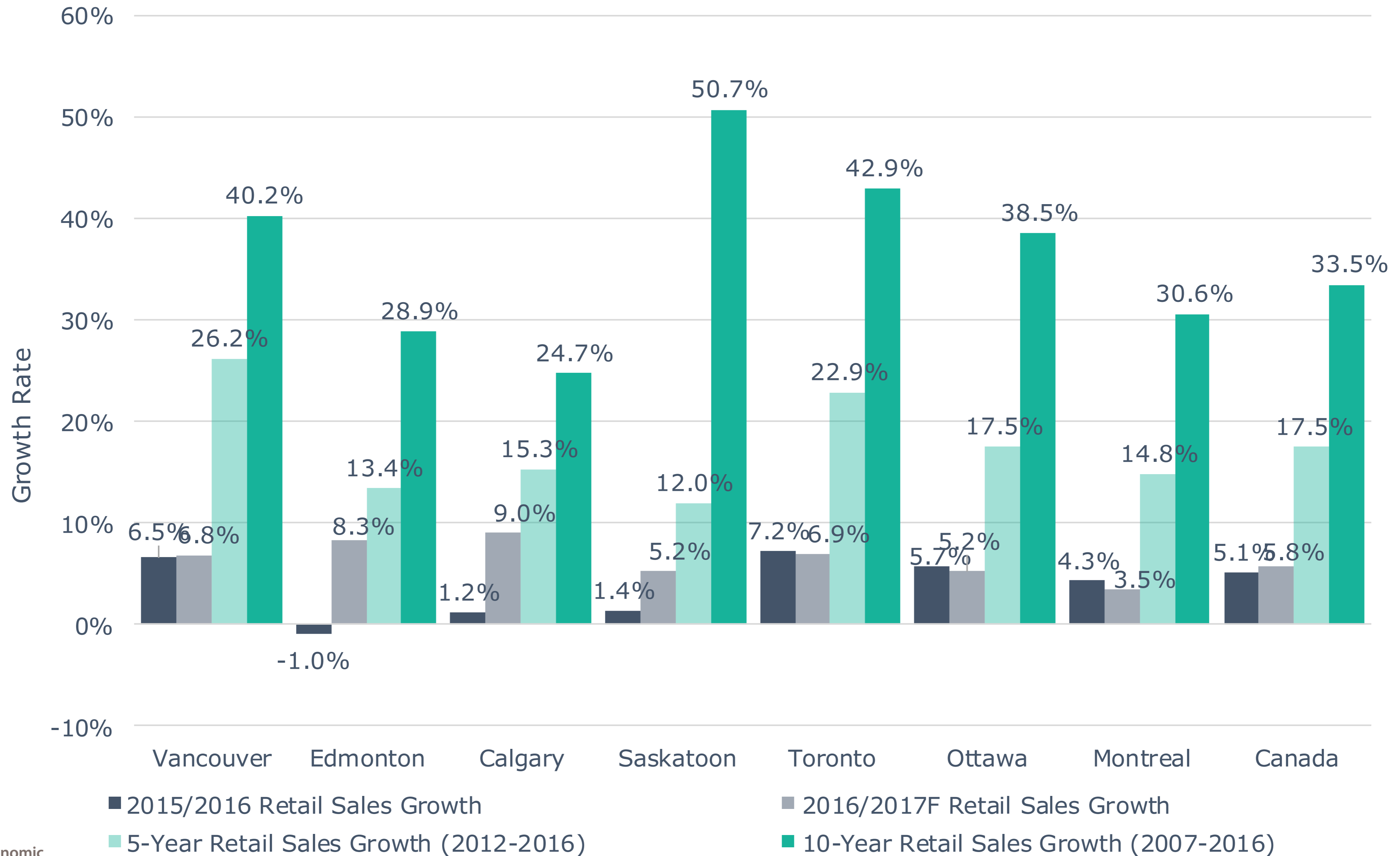
	2017 (2007 \$ Millions)	2021 (2007 \$ Millions)	Total change 2017-2021 (%)
<u>Goods-Producing Industries</u>	52,963	58,096	8.8%
Manufacturing	6,250	6,911	9.6%
Construction	8,015	8,789	8.8%
Primary and utilities	38,698	42,397	8.7%
<u>Services-Producing Industries</u>	65,373	71,856	9.0%
Transportation and warehousing	5,592	6,088	8.1%
Information and cultural industries	3,018	3,222	6.4%
Wholesale and retail trade	10,237	10,889	6.0%
Finance, insurance and real estate and leasing	19,258	21,807	11.7%
Business services	10,521	11,551	8.9%
Personal services	4,641	5,107	9.1%
Non-commercial services	8,946	9,831	9.0%
Public administration and defence	3,160	3,361	6.0%
All Industries	118,336	129,953	8.9%

Source: The Conference Board of Canada, 2017

Alberta Capital Spending by Industry



Retail Sales Growth Across Canada



Inflation Growth Across Canada

