

November 2010 Monthly Economic Indicators: Key Points

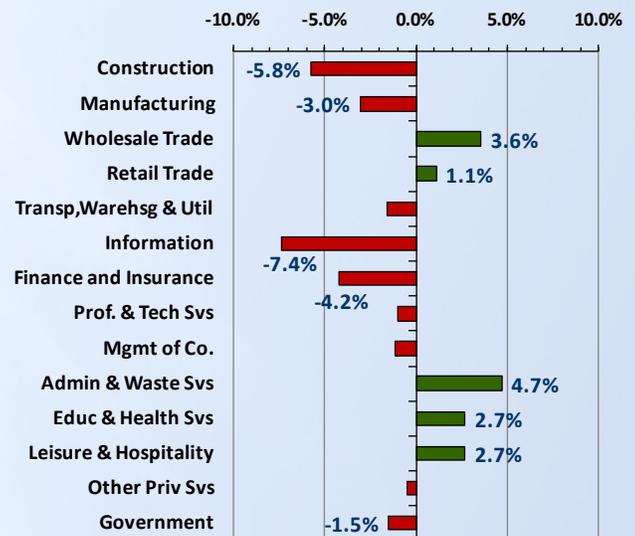
Employment: Total nonfarm payroll employment in Miami-Dade in October increased by 0.1% over September to 976,600 jobs. Nonfarm payroll employment is up 0.2% on a year-over-year basis. The Bureau of Labor Statistics revised September payrolls substantially lower than previously reported.

Private sector employment, virtually unchanged from September, is up 0.5% year-over-year. The largest contributors to private sector employment growth continue to include wholesale trade (+3.4%), leisure and hospitality (+2.8%), and, education and health services (+2.7%). The biggest drags on private job growth were information (-7.3%), construction (-5.8%), financial activities (-4.6%), and manufacturing (-3.1%). Losses in government employment (down 1.6% from October of 2009) continue to hold back overall employment growth.

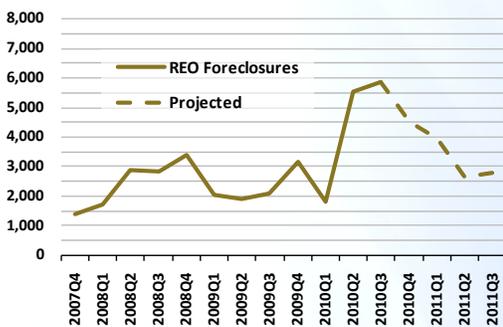
Preliminary data indicate that the number of Miami-Dade residents with jobs grew in October by almost 2,900 employees, an increase of 0.3% over the revised September estimates after adjusting for regular seasonal fluctuations. The labor force, however, grew by more than 5,100 people (+0.4%), resulting in over 2,200 people joining the ranks of the unemployed (+1.4%). As a result, the seasonally adjusted unemployment rate of 13% in October was virtually unchanged from September's revised rate of 12.9%.

Despite the increase in the unemployment rate, there are some positive signs in the most recent labor market data. Initial unemployment claims in October increased by just 158 claims compared to September (+1.3%). October's 12,405 initial claims are 17% below their levels in October of 2009. At the national level we have seen increases in average weekly earnings and the average number of hours worked per week.

Percent Change: October 2009 to October 2010



Actual & Projected REO Foreclosures
Miami-Dade County (Residential Properties)



Housing and Foreclosures: The number of completed residential foreclosures in Miami-Dade tailed off slightly from the previous two months to 1,760 foreclosures and may be partially due to litigation delays resulting from document irregularities in foreclosure cases.

The number of initial foreclosure filings, although still high, has dropped dramatically over the last 12 months from a high of 5,502 filings in December 2009 to 1,718 in October. Statistical analysis clearly shows that variations in foreclosure sales in Miami-Dade are largely driven by variations in initial filings 12 months earlier. Based on this analysis, it's expected that Miami-Dade REO foreclosures will decline over the next twelve months.

(See *Recent Trends in Foreclosure Activity in Miami-Dade and Outlook 2010-11*
http://www.miamidade.gov/EconomicDevelopment/library/2010_3Q_Rpt.pdf)

a row to \$199,100 (11.5% higher than one year ago). The sales of condominiums also dropped to 827 sales in October from 950 in September, but the median condominium sales price rose to \$107,700 in October from \$99,400 in September. Condo prices in Miami-Dade, however, are still way below their sales prices last year. October median sales prices are 22% lower than October 2009 prices.

Taxable Sales: Miami-Dade Taxable Sales recovered after a modest 0.3% decline in August, jumping 3.7% in September after adjusting for seasonality. Strong growth in *Consumer Durables* excluding autos (+6.4%), and *Business Investment* (+6.5%) led the way. On a year over year basis total taxable sales have grown by 9%, led by 15% growth in *Autos and Accessories* and *Tourism and Recreation*. The only sector not showing year over year growth is *Building Investment*, off 2%.

International Trade & Tourism: The total value of Miami-Dade County international trade continued to show strong growth, up over 30% year-over-year to \$6.6 billion. Imports grew by over 40% to \$2.7 billion and exports grew by almost 25% to \$4 billion. Imports at Miami International Airport led the way, up almost 57% to \$1.7 billion with exports at MIA up over 26% to \$3.1 billion. Imports through the Port of Miami grew by over 18% year-over-year to \$984 million and exports grew by over 19% to \$872 million. Cruise passengers at the Port surged by 30% year-over-year to 349,000 passengers in October.

Similarly, tourist figures are equally positive. Hotel Occupancy rates are up 12.5% over September 2009 to 59.3%. Room rates are up almost 4% over one year earlier to an average of \$109.17 per night. And total overnight visitors in September were up 7.9% year-over-year to 851,000, with domestic visitors growing the fastest, up 8.7% year-over-year to 444,100, and international up 7% to 406,700.

Miami-Dade County Monthly Economic Indicators

Miami-Dade County Employment (in Thousands)

November, 2010

	Nov-09	Dec-09	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10
Seasonally Adjusted:												
Total Non-Farm Payroll Employment	973.3	973.3	975.4	974.5	974.1	977.3	978.2	976.7	979.5	979.4	975.9	976.6
Private Sector	820.9	821.5	824.3	823.5	822.2	824.2	821.2	824.6	827.9	826.7	826.5	826.7
Goods Producing	70.0	69.9	69.6	69.7	69.6	70.5	70.0	70.1	69.4	68.0	67.4	67.4
Construction	33.8	33.9	33.8	33.7	33.6	34.6	34.3	34.4	34.0	33.2	32.8	32.2
Manufacturing	35.8	35.6	35.6	35.7	35.7	35.6	35.4	35.2	35.2	34.8	34.4	34.9
Private Service Producing	750.9	751.6	754.6	753.8	752.6	753.6	751.2	754.5	758.5	758.7	759.1	759.3
Wholesale Trade	66.0	64.9	68.2	69.0	69.0	69.2	70.0	70.0	70.1	69.6	69.4	69.3
Retail Trade	121.2	123.7	118.8	115.6	115.3	115.1	116.4	117.7	118.1	120.9	119.8	119.3
Transp-Warehousing-Utilities	57.4	57.5	58.2	57.8	58.1	58.1	57.1	57.2	56.8	57.2	57.0	57.1
Information	17.2	16.9	16.8	16.8	16.9	16.8	16.8	16.8	16.5	16.6	16.4	16.3
Financial Activities	62.7	61.9	63.5	62.6	62.3	61.3	61.0	61.1	61.2	61.8	61.4	60.8
Professional & Bus. Services	129.8	133.3	129.7	133.7	132.3	130.7	129.9	132.1	128.8	129.5	130.3	130.0
Education and Health Services	156.9	155.2	159.5	159.1	160.4	161.5	160.1	158.2	162.8	161.1	163.1	163.0
Leisure and Hospitality	100.9	100.3	101.9	100.8	100.2	102.7	101.8	103.2	105.5	104.2	104.3	105.1
Other Services	38.8	38.0	38.2	38.3	38.0	38.3	38.1	38.2	38.7	37.7	37.4	38.3
Government	152.4	151.8	151.1	151.0	151.9	153.1	157.0	152.1	151.6	152.7	149.4	149.9
Not Seasonally Adjusted:												
Total Non-Farm Payroll Employment	982.2	988.3	975.0	978.3	978.9	978.4	980.3	964.0	959.9	972.9	975.3	980.5
Private Sector	826.9	833.9	820.2	824.0	824.2	822.0	820.9	822.2	822.1	822.5	824.3	827.6
Goods Producing	70.4	70.6	68.9	69.3	69.6	69.7	69.6	70.1	69.2	68.3	68.0	68.0
Private Service Producing	756.5	763.3	751.3	754.7	754.6	752.3	751.3	752.1	752.9	754.2	756.3	759.6
Government	155.3	154.4	154.8	154.3	154.7	156.4	159.4	141.8	137.8	150.4	151.0	152.9
Year/Year Percent Change:												
Non-Farm Payroll Employment	-5.8%	-5.4%	-3.1%	-2.6%	-2.1%	-1.6%	-1.1%	-1.1%	0.0%	0.2%	0.0%	0.2%
Private Sector	-6.8%	-6.2%	-3.5%	-2.9%	-2.5%	-2.0%	-1.9%	-1.5%	0.1%	0.3%	0.3%	0.5%
Goods Producing	-21.1%	-20.2%	-14.1%	-12.9%	-11.9%	-9.0%	-8.4%	-6.8%	-5.7%	-5.8%	-5.8%	-4.4%
Private Service Producing	-5.2%	-4.6%	-2.4%	-1.8%	-1.5%	-1.3%	-1.2%	-0.9%	0.7%	0.9%	0.8%	1.0%
Government	-0.1%	-0.8%	-1.2%	-0.7%	-0.4%	0.8%	3.1%	1.2%	-0.3%	-0.4%	-1.4%	-1.5%
Seasonally Adjusted:												
Labor Force	1,252.5	1,256.1	1,262.9	1,270.6	1,279.9	1,287.1	1,289.3	1,283.1	1,277.5	1,278.9	1,282.2	1,287.3
Employment	1,109.8	1,110.6	1,114.7	1,120.0	1,124.3	1,130.6	1,129.4	1,126.0	1,119.4	1,116.1	1,117.4	1,120.3
Unemployment	142.7	145.5	148.2	150.6	155.5	156.5	159.9	157.1	158.1	162.7	164.8	167.0
Rate	11.4%	11.6%	11.7%	11.9%	12.2%	12.2%	12.4%	12.2%	12.4%	12.7%	12.9%	13.0%
Not Seasonally Adjusted:												
Labor Force	1,250.3	1,258.5	1,257.9	1,262.4	1,267.1	1,275.4	1,279.2	1,278.6	1,294.2	1,309.8	1,285.5	1,299.4
Employment	1,118.6	1,113.4	1,119.3	1,120.2	1,114.9	1,130.3	1,122.0	1,114.9	1,122.3	1,120.1	1,117.3	1,129.7
Unemployment	131.7	145.1	138.6	142.2	152.1	145.0	157.2	163.8	171.9	189.7	168.2	169.7
Rate	10.5%	11.5%	11.0%	11.3%	12.0%	11.4%	12.3%	12.8%	13.3%	14.5%	13.1%	13.1%
Initial Unemployment Claims	11,557	11,590	12,699	10,644	13,034	12,739	12,159	15,979	15,046	13,974	12,247	12,405
Year/Year % Change	7.1%	10.3%	-22.5%	-25.1%	-13.2%	-13.5%	-6.6%	0.7%	-7.2%	6.3%	-6.5%	-17.1%

Data Source: Florida Agency for Workforce Innovation Current Employment Statistics.

Miami-Dade County Housing Market

	Nov-09	Dec-09	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10
Single Family Statistics												
Realtor Sales (seasonally adjusted)	547	610	521	566	633	592	678	575	554	600	555	522
Median Price	184,800	204,300	183,400	191,100	197,500	192,000	196,700	203,300	199,300	183,900	188,000	199,100
Median Price (Yr/Yr % Change)	-17.8%	-5.2%	-11.9%	-2.3%	-3.9%	8.5%	1.0%	-3.8%	3.4%	-5.6%	-1.5%	11.5%
Condominium Statistics												
Realtor Sales (seasonally adjusted)	705	789	641	698	759	664	820	651	799	846	950	827
Median Price	149,000	148,200	141,700	126,100	138,800	130,000	126,100	128,800	110,500	104,300	99,400	107,700
Median Price (Yr/Yr % Change)	-13.7%	-16.1%	-5.0%	-13.7%	-8.1%	-2.6%	-10.1%	-8.7%	-19.7%	-27.9%	-25.2%	-22.2%
S&P/Case-Shiller Home Price Index: Miami-Fort Lauderdale-Pompano MSA (Yr/Yr % Chg)												
	-12.1%	-9.9%	-6.7%	-4.4%	-1.7%	-0.5%	1.2%	1.1%	0.4%	-1.0%	-2.7%	n/a
"Real Estate Owned" Foreclosures												
	615	1,344	673	494	659	1,100	1,490	2,956	1,645	2,144	2,082	1,740
Year/Year % Change	-81.1%	-72.8%	-23.5%	-69.5%	-73.0%	-42.9%	169.0%	1472.3%	1042.4%	778.7%	203.1%	42.5%
Foreclosures: Initial Filings												
Year/Year % Change	4,038	5,502	4,128	4,880	3,245	3,449	2,621	2,840	2,901	3,158	3,206	1,718
Res. Building Permits (No. of Units)												
	82	49	126	180	210	220	161	160	158	122	127	380
Year/Year % Change	-21.9%	-89.7%	-15.4%	414.3%	44.8%	158.8%	62.6%	77.8%	41.1%	43.5%	-0.8%	317.6%

Data Source: Florida Association of Realtors, S&P/Case-Shiller Home Price Indices (Case-Shiller Home Price Index has a two month lag), RealtyTrac, Miami-Dade Clerk of Courts.

Miami-Dade County Monthly Economic Indicators (continued)

Miami-Dade County Real Estate Market (Quarterly Data)

November, 2010

	2007:4Q	2008:1Q	2008:2Q	2008:3Q	2008:4Q	2009:1Q	2009:2Q	2009:3Q	2009:4Q	2010:1Q	2010:2Q	2010:3Q
Office Real Estate:												
Rentable Building Area ('000s of SF)	51,548	52,403	52,688	52,784	53,153	53,509	53,824	54,910	54,950	55,693	56,446	56,597
Vacancy Rate	12.8%	13.6%	14.7%	15.5%	16.6%	18.7%	20.9%	22.5%	22.9%	24.2%	25.1%	24.9%
Available (% of Rentable Bldg Area)	18.6%	20.0%	21.8%	23.1%	23.8%	25.5%	28.0%	28.5%	28.8%	29.3%	29.8%	30.1%
Net Absorption ('000s of SF)	1	301	(362)	(325)	(289)	(803)	(906)	(99)	(201)	(127)	38	227
Average Rent (per SF)	\$32.09	\$32.67	\$32.43	\$33.24	\$32.86	\$32.01	\$31.28	\$31.00	\$30.72	\$30.38	\$30.14	\$29.94
Retail Real Estate:												
Rentable Building Area ('000s of SF)	33,667	33,930	34,294	34,856	35,186	35,296	35,357	35,570	36,062	36,196	36,196	36,315
Vacancy Rate	6.2%	6.8%	7.4%	7.9%	9.5%	10.9%	12.3%	13.2%	14.1%	14.7%	15.0%	15.2%
Available (% of Rentable Bldg Area)	8.6%	9.1%	9.4%	10.1%	10.9%	12.7%	13.4%	14.9%	15.5%	16.7%	17.6%	17.9%
Net Absorption ('000s of SF)	216	57	135	336	(255)	(398)	(448)	(147)	129	(114)	(115)	(70)
Average Rent (triple net)	\$27.48	\$28.69	\$28.18	\$28.01	\$27.35	\$26.62	\$25.53	\$24.79	\$24.35	\$23.83	\$24.28	\$23.89
Industrial Real Estate:												
Rentable Building Area ('000s of SF)	62,402	62,788	62,966	63,538	63,686	63,906	64,446	64,536	64,536	64,536	64,536	64,704
Vacancy Rate	12.6%	13.3%	15.6%	16.8%	19.0%	21.7%	24.1%	26.2%	28.1%	28.9%	30.1%	30.7%
Available (% of Rentable Bldg Area)	16.3%	17.9%	20.2%	22.2%	24.1%	26.3%	29.0%	31.4%	33.8%	35.9%	38.1%	41.1%
Net Absorption ('000s of SF)	(1,429)	(116)	(1,335)	(237)	(1,301)	(1,546)	(1,098)	(1,291)	(1,260)	(500)	(791)	(398)
Average Rent (triple net)	\$7.78	\$7.93	\$7.98	\$8.15	\$8.21	\$7.84	\$7.68	\$7.77	\$7.75	\$7.41	\$7.62	\$7.41

Data Sources: Costar Group

Miami-Dade County Taxable Sales (Seasonally Adjusted in Millions of \$)

	Oct-09	Nov-09	Dec-09	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10
Total Taxable Sales	2,865.8	2,833.9	2,886.1	2,841.5	2,930.7	2,963.8	2,891.9	2,875.4	2,931.6	2,977.8	2,969.1	3,079.1
Automobiles & Accessories	353.8	343.3	375.9	365.2	380.0	391.0	385.3	379.0	385.0	385.1	368.7	385.7
Consumer Durables	254.3	263.7	252.1	249.3	248.6	251.5	256.6	244.8	256.7	255.0	260.5	277.0
Tourism & Recreation	617.8	587.7	611.6	632.0	657.7	627.0	622.6	627.0	625.0	646.0	669.5	676.2
Consumer Nondurables	1,026.1	1,011.2	1,010.4	999.7	1,022.4	1,057.9	1,001.4	1,007.7	1,042.0	1,069.1	1,047.2	1,080.7
Building Investment	109.7	110.1	109.5	92.8	100.9	110.8	111.6	108.8	107.9	112.8	105.1	107.7
Business Investment	504.2	517.9	526.5	502.4	521.1	525.7	514.4	508.1	515.0	509.9	518.1	551.7
Total Taxable Sales (M/M % Chg)	1.0%	-1.1%	1.8%	-1.5%	3.1%	1.1%	-2.4%	-0.6%	2.0%	1.6%	-0.3%	3.7%
Autos & Accessories (M/M % Chg)	5.5%	-3.0%	9.5%	-2.9%	4.1%	2.9%	-1.4%	-1.6%	1.6%	0.0%	-4.3%	4.6%
Cons. Durables (M/M % Chg)	0.0%	3.7%	-4.4%	-1.1%	-0.3%	1.2%	2.0%	-4.6%	4.9%	-0.7%	2.2%	6.4%
Tourism & Rec. (M/M % Chg)	5.2%	-4.9%	4.1%	3.3%	4.1%	-4.7%	-0.7%	0.7%	-0.3%	3.4%	3.7%	1.0%
Cons. Nondurables (M/M % Chg)	-0.4%	-1.4%	-0.1%	-1.1%	2.3%	3.5%	-5.3%	0.6%	3.4%	2.6%	-2.0%	3.2%
Building Investment (M/M % Chg)	-0.2%	0.4%	-0.5%	-15.2%	8.7%	9.8%	0.7%	-2.5%	-0.8%	4.6%	-6.9%	2.5%
Business Investment (M/M % Chg)	-3.0%	2.7%	1.7%	-4.6%	3.7%	0.9%	-2.1%	-1.2%	1.3%	-1.0%	1.6%	6.5%

Data Source: Florida Office of Economic & Demographic Research, US Census Bureau.

Consumer Price Indices and Year over Year Changes: Miami-Fort Lauderdale-Pompano Bch MSA

	Nov-09	Dec-09	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10
All items	222.7	222.9	222.7	222.5	222.6	222.6	222.5	222.4	222.6	222.8	223.2	223.6
All Items less Food & Energy	225.7	225.5	225.8	226.0	225.7	225.4	225.8	226.1	226.3	226.5	226.6	226.7
Food & Beverages	225.8	226.8	227.0	227.2	227.6	228.1	227.9	227.7	227.7	227.7	229.1	230.4
Energy	197.7	196.4	190.0	188.4	191.3	192.7	192.6	186.1	185.4	187.0	185.9	190.2
All items - (Yr/Yr % Change)	0.8%	2.1%	1.5%	0.9%	0.9%	0.9%	0.6%	0.4%	0.5%	0.7%	0.6%	0.5%
Less Food & Energy - (Yr/Yr % Chg)	0.5%	0.6%	0.3%	0.0%	0.0%	0.0%	0.4%	0.7%	0.9%	1.0%	0.7%	0.4%
Food & Beverages - (Yr/Yr % Chg)	-0.3%	0.4%	0.5%	0.7%	0.6%	0.4%	0.8%	1.3%	1.1%	1.0%	1.8%	2.5%
Energy - (Yr/Yr % Change)	11.7%	22.7%	15.8%	11.4%	13.4%	11.1%	7.8%	-3.0%	-1.5%	-2.1%	-1.3%	-0.2%

Data Source: U.S. Bureau of Labor Statistics (With the exception of energy, local data is updated bimonthly.)

Miami-Dade County Bankruptcies

	Nov-09	Dec-09	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10
Business	48	37	52	50	44	52	56	44	57	49	50	32
Year/Year % Change	20.0%	-38.3%	15.6%	6.4%	-18.5%	15.6%	51.4%	-2.2%	58.3%	22.5%	42.9%	-33.3%
Consumer	977	990	983	1,206	1,433	1,494	1,465	1,639	1,697	1,788	1,819	1,751
Year/Year % Change	23.7%	22.5%	38.3%	91.7%	46.5%	55.8%	46.1%	52.0%	86.3%	74.4%	74.6%	59.2%

Data Source: U.S. Bankruptcy Court, Southern District of Florida.

Miami-Dade County Monthly Economic Indicators (continued)

Miami-Dade County International Trade

November, 2010

	Oct-09	Nov-09	Dec-09	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10
Total Value (Millions of \$)	5,565.5	5,716.0	5,608.3	5,444.5	5,093.8	6,023.6	5,746.6	6,024.3	5,913.0	5,824.4	6,220.8	6,645.0
Imports (Millions of \$)	2,017.4	2,327.1	2,028.1	2,103.7	1,914.3	2,243.0	2,248.3	2,204.9	2,210.9	2,209.7	2,344.3	2,691.9
Exports (Millions of \$)	3,548.0	3,388.9	3,580.2	3,340.9	3,179.4	3,780.6	3,498.3	3,819.5	3,702.1	3,614.7	3,876.6	3,953.1
Miami Int. Airport (Millions of \$)	3,836.2	4,101.9	3,992.8	3,892.5	3,469.9	4,278.7	4,067.6	4,212.2	4,158.3	4,000.9	4,440.5	4,789.6
Imports (Millions of \$)	1,149.7	1,472.7	1,165.0	1,278.6	1,085.5	1,334.8	1,406.2	1,282.6	1,275.2	1,245.0	1,398.9	1,708.2
Exports (Millions of \$)	2,686.5	2,629.2	2,827.8	2,613.9	2,384.5	2,943.9	2,661.4	2,929.6	2,883.1	2,755.9	3,041.6	3,081.4
Port of Miami (Millions of \$)	1,729.2	1,614.0	1,615.5	1,552.1	1,623.8	1,744.9	1,679.0	1,812.2	1,754.6	1,823.5	1,780.4	1,855.4
Imports (Millions of \$)	867.7	854.3	863.1	825.1	828.9	908.2	842.1	922.2	935.7	964.7	945.4	983.7
Exports (Millions of \$)	861.5	759.7	752.4	727.0	795.0	836.6	836.9	889.9	819.0	858.8	835.0	871.7
Total Value (Year/Year % Change)	-7.3%	6.0%	10.8%	19.7%	15.4%	24.9%	26.7%	25.7%	24.5%	18.0%	28.6%	30.5%
Imports (Year/Year % Change)	-7.0%	22.7%	16.0%	36.4%	20.9%	34.4%	34.8%	28.3%	30.8%	16.8%	37.4%	40.1%
Exports (Year/Year % Change)	-7.4%	-3.1%	8.0%	11.1%	12.4%	19.8%	22.1%	24.3%	21.1%	18.7%	23.9%	24.6%
Miami Int. Airport (Yr/Yr % Change)	2.7%	15.9%	15.8%	30.1%	18.4%	29.4%	33.7%	30.0%	27.3%	18.9%	33.2%	35.6%
Imports (Yr/Yr % Change)	13.3%	51.5%	30.1%	64.8%	31.3%	42.1%	63.9%	31.5%	40.5%	16.4%	47.7%	56.6%
Exports (Yr/Yr % Change)	-1.3%	2.4%	10.7%	18.0%	13.4%	24.4%	21.8%	29.4%	22.2%	20.0%	27.4%	26.3%
Port of Miami (Yr/Yr % Change)	-23.7%	-13.0%	0.1%	-0.3%	9.6%	14.9%	12.5%	16.8%	18.5%	16.1%	18.6%	18.8%
Imports (Yr/Yr % Change)	-24.8%	-7.7%	1.1%	7.6%	9.6%	24.5%	3.9%	24.1%	19.6%	17.4%	24.5%	18.3%
Exports (Yr/Yr % Change)	-22.5%	-18.3%	-1.1%	-8.0%	9.5%	6.0%	22.9%	10.1%	17.2%	14.7%	12.6%	19.3%

Data Sources: USA TradeOnline

Miami-Dade County Tourism

	Nov-09	Dec-09	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10	Oct-10
Miami Int. Airport ('000s)												
Domestic Arrivals	724.7	828.9	767.0	718.5	862.3	772.5	808.0	790.4	825.8	767.3	661.0	773.3
International Arrivals	639.1	720.1	748.4	607.8	716.1	695.4	668.6	685.7	853.2	833.7	604.5	672.3
Total Arrivals	1,363.8	1,549.1	1,515.4	1,326.3	1,578.5	1,467.9	1,476.6	1,476.1	1,679.0	1,601.0	1,265.5	1,445.6
Fort Lauderdale Int. Airport ('000s)												
Domestic Arrivals	756.9	853.4	811.1	756.6	934.3	797.2	791.8	728.5	816.6	767.8	614.9	746.2
International Arrivals	109.5	147.1	157.5	130.7	158.9	159.6	123.7	121.4	163.1	168.8	108.5	117.1
Total Arrivals	866.4	1,000.4	968.7	887.3	1,093.2	956.8	915.4	849.9	979.7	936.6	723.4	863.2
Miami Int. Airport - (Yr/Yr % Change)												
Domestic Arrivals	0.5%	3.1%	3.7%	2.0%	8.9%	-0.6%	4.3%	3.9%	2.4%	3.1%	8.3%	10.8%
International Arrivals	-0.7%	0.2%	1.7%	2.6%	8.3%	2.2%	11.0%	6.9%	7.0%	5.3%	6.4%	7.3%
Total Arrivals	-0.1%	1.8%	2.7%	2.3%	8.6%	0.7%	7.2%	5.3%	4.7%	4.2%	7.4%	9.1%
Fort Lauderdale - (Yr/Yr % Change)												
Domestic Arrivals	4.6%	0.8%	3.0%	-0.1%	10.03%	0.0%	9.1%	0.7%	3.3%	3.4%	7.5%	6.3%
International Arrivals	-2.6%	14.1%	6.4%	10.7%	9.95%	17.1%	18.8%	11.9%	9.1%	9.3%	33.6%	39.8%
Total Arrivals	3.7%	2.6%	3.6%	1.4%	10.02%	2.5%	10.3%	2.1%	4.2%	4.4%	10.8%	9.9%
Port of Miami Cruise Pass. ('000s)	343.8	345.6	508.7	408.9	408.9	374.7	444.2	250.1	311.2	315.9	249.9	348.5
Year/Year % Change	-12.9%	-15.9%	20.7%	2.8%	-8.0%	-7.8%	75.3%	-11.9%	10.1%	13.6%	4.2%	29.6%
	Oct-09	Nov-09	Dec-09	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10	Sep-10
Grtr Miami Hotel Room Rate	\$121.84	\$127.23	\$158.39	\$166.28	\$201.63	\$180.77	\$152.09	\$134.34	\$118.87	\$118.33	\$111.11	\$109.17
Grtr Miami Hotel Occupancy Rate	62.3%	66.9%	67.7%	74.6%	78.6%	81.1%	72.7%	67.3%	63.8%	67.9%	66.0%	59.3%
Grtr Miami Hotel Room Inventory	46,387	46,961	46,996	47,105	47,119	47,163	47,033	47,053	47,099	46,931	46,907	46,922
Hotel Room Rate - (Yr/Yr % Chg)	-11.6%	-10.3%	-6.8%	-6.3%	12.1%	5.8%	-1.9%	-0.3%	4.3%	2.0%	1.1%	3.7%
Occupancy Rate - (Yr/Yr % Chg)	-5.9%	-3.7%	3.0%	9.2%	7.2%	9.3%	5.2%	5.8%	8.5%	5.8%	5.1%	12.5%
Inventory - (Yr/Yr % Chg)	9.5%	7.4%	4.5%	5.6%	4.6%	3.6%	3.3%	3.1%	3.0%	1.2%	1.2%	1.2%
Total Visitors ('000s)	943.8	956.0	1,133.8	1,140.5	1,031.0	1,231.4	1,043.5	964.1	1,014.7	1,011.1	1,028.2	850.8
International Visitors	447.8	448.4	527.2	563.4	472.2	559.1	504.0	463.4	477.6	513.6	535.7	406.7
Domestic Visitors	496.0	507.6	606.6	577.1	558.8	672.3	539.5	500.7	537.1	497.5	492.5	444.1
Total Visitors - (Yr/Yr % Chg)	-0.4%	0.3%	1.9%	2.8%	2.1%	8.8%	0.6%	6.3%	5.0%	4.6%	4.2%	7.9%
Int. Visitors - (Yr/Yr % Chg)	1.2%	-0.4%	0.4%	1.8%	2.4%	8.6%	1.8%	9.0%	8.1%	6.9%	5.2%	7.0%
Domestic Visitors - (Yr/Yr % Chg)	-1.8%	0.9%	3.2%	3.9%	1.9%	9.0%	-0.5%	4.0%	2.3%	2.3%	3.2%	8.7%
	Sep-09	Oct-09	Nov-09	Dec-09	Jan-10	Feb-10	Mar-10	Apr-10	May-10	Jun-10	Jul-10	Aug-10
Convention Dev. Tax Revenue ('000s)	2,177.4	2,733.3	3,198.2	3,977.6	4,687.1	5,748.7	5,652.0	3,998.1	3,734.1	2,862.4	3,217.6	2,802.0
Year/Year % Change	-4.3%	-6.8%	-2.3%	-4.8%	9.1%	34.5%	21.8%	7.0%	17.4%	18.2%	11.8%	7.3%

Data Sources: Miami-Dade Aviation Department, Broward Aviation Department, Port of Miami, Greater Miami Convention & Visitor's Bureau. Conv & Dev. Tax is for the date of generation.