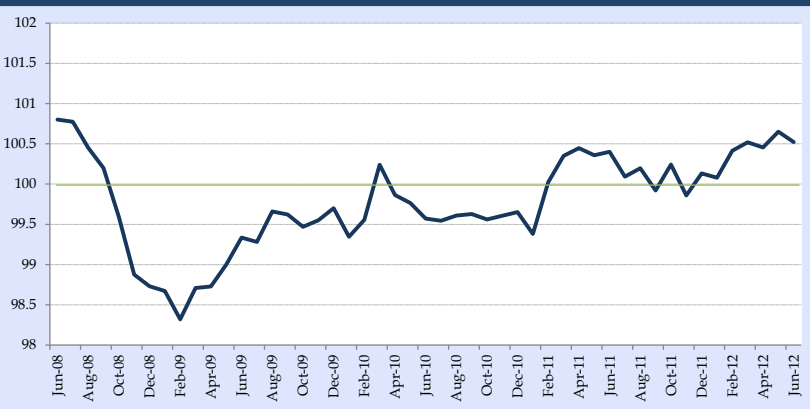


Building Permits Weaken SC Leading Index

Following unusually high building activity in May, June brought more typical levels of residential building permits. Although the June, 2012 building permit activity was higher than June 2010 and 2009, the month-to-month decline drove the South Carolina Leading Index, SCLI, down 0.13 points to 100.52 in June. June also saw an 11 percent increase in initial claims for Unemployment Insurance compared to the previous month, which also pushed the SCLI lower. Positive indicators for June include an increase in the average manufacturing workweek, up 0.5 percent to 41.8 hours, and improvements in the stock market. Because the SCLI is still above the 100 mark, June marks seven consecutive months of positive economic outlook for the state's economy. Meanwhile, the Conference Board's national Leading Economic Index declined 0.3 percent and is below the 100 mark at 95.6.

-David Clayton

South Carolina Leading Index



Source: South Carolina Department of Commerce

Home Sales Pick Up Steam in June

The number of homes sold in the state was up 31 percent in June compared to the prior month and up nearly 12 percent compared to one year ago. Likewise, the median sales price of South Carolina homes was up 5 percent from a month ago and nearly 2 percent from this time last year. Columbia, Greenville and Spartanburg each saw significant increases in building permit activity, while Florence and Myrtle Beach saw declines of 16 and 13 percent, respectively. Charleston experienced a 71 percent decrease in building permits from an unusually high May, mainly due to construction of apartment housing. Construction employment also gained in June, adding 1,000 jobs or 1.3 percent.

The Research Division at the South Carolina Department of Commerce is a highly-skilled, multidisciplinary team of professionals dedicated to the economic development of South Carolina and the collection, analysis and dissemination of information to support that mission. The Research Division publishes reports and analyses for statewide constituents and proposals for companies considering South Carolina for investment. If you would like to receive Commerce's monthly Economic Outlook, e-mail EconomicOutlook@SCcommerce.com.

KEY S.C. INDICATORS

Income

+0.8%

State Personal Income

grew to \$159.8 billion in first quarter of 2012.

U.S. Bureau of Economic Analysis

+3.0%

South Carolina Stock Index

gained 2.34 points in June, closing at 81.27 on the last trading day of the month.

Bloomberg

Employment

+0.1%

Nonfarm Employment

increased 1,800 non-seasonally adjusted jobs in June from the prior month.

U.S. Bureau of Labor Statistics

-0.1%

Labor Force

decreased by 2,773 to 2,150,854, seasonally-adjusted, in June.

U.S. Bureau of Labor Statistics

+0.3%

Unemployment Rate

increased to 9.4 percent for the month of June.

U.S. Bureau of Labor Statistics

+0.5%

Manufacturing Weekly Hours

decreased by 0.2 hours to 41.8 hours in June from the previous month.

U.S. Bureau of Labor Statistics

+7.5%

Available Online Job Postings

rose by 4,000 positions in June to a seasonally-adjusted 57,500 job postings.

The Conference Board Help Wanted Online Index

Real Estate

+5.0%

Single-Family Home Sales Price

increased to \$158,000 in June.

South Carolina Association of Realtors

-26.9%

Residential Building Permits

declined by 628 permits from the previous month.

U.S. Census Bureau

South Carolina Employment

Non-Seasonally Adjusted Wage and Salary Employment

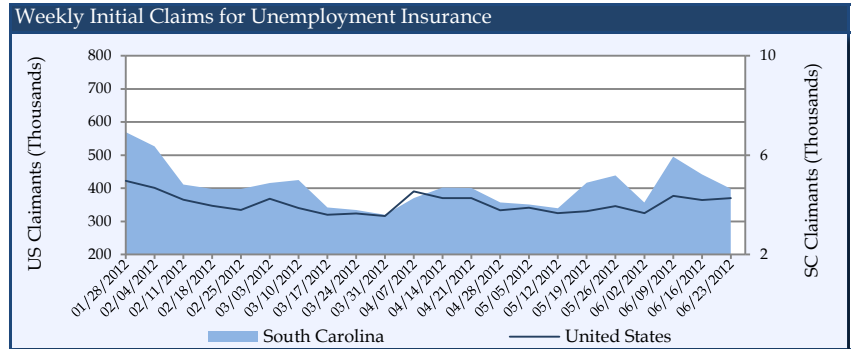
The total non-seasonally adjusted, nonfarm employment in South Carolina grew a modest 1,800 jobs last month, driven primarily by seasonal employment gains in the Leisure and Hospitality sector. These gains were largely offset by lower government employment due to summer break for teachers, which reduced the government sector by 4,900 jobs. Manufacturing and Construction saw increases of 1,500 and 1,000 jobs, respectively, in June. Other gaining sectors included Trade, Transportation and Utilities (+1,500 jobs), Professional and Business Services (+1,500 jobs) and Information (+100 jobs).

Industry Sector	May 2012	Previous Month	Previous Year	% Change Month Ago	% Change Year Ago
Goods Producing	303,800	301,300	297,800	0.83	2.01
Natural Resources and Mining	3,800	3,800	4,000	0.00	-5.00
Construction	76,700	75,700	77,900	1.32	-1.54
Manufacturing	223,300	221,800	215,900	0.68	3.43
Service Providing	1,570,100	1,570,800	1,553,300	-0.04	1.08
Trade, Transportation, and Utilities	358,400	356,900	352,600	0.42	1.64
Information	26,700	27,100	25,700	-1.48	3.89
Finance	95,900	95,800	97,100	0.10	-1.24
Professional and Business Services	237,700	236,200	230,500	0.64	3.12
Educational and Health Services	219,000	220,500	215,600	-0.68	1.58
Leisure and Hospitality	222,200	218,500	222,500	1.69	-0.13
Other Services	69,400	70,100	69,100	-1.00	0.43
Total Private	1,533,100	1,526,400	1,510,900	0.44	1.47
Government	340,800	345,700	340,200	-1.42	0.18
Total Nonfarm	1,873,900	1,872,100	1,851,100	0.10	1.23

Source: U.S. Department of Labor, Bureau of Labor Statistics

Weekly Unemployment Claims

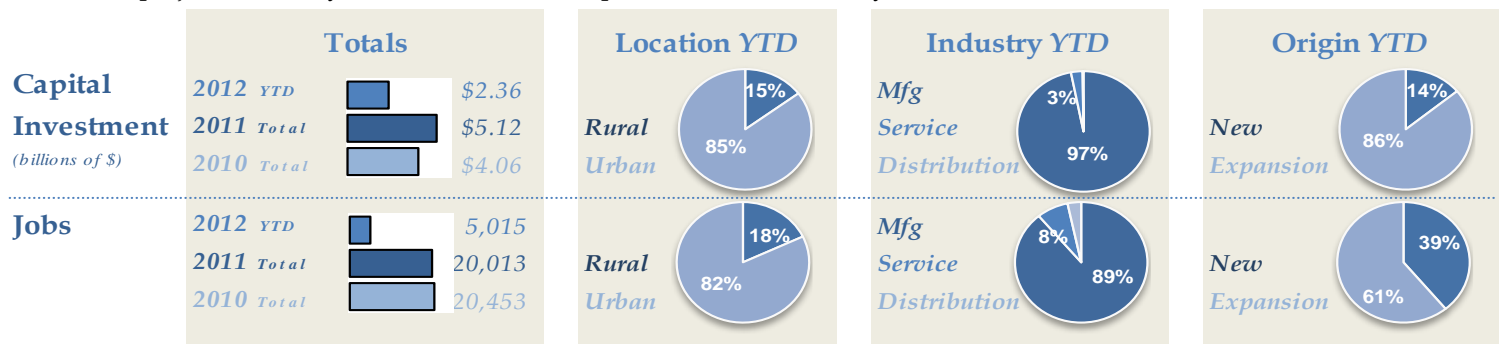
The weekly average number of initial claimants for Unemployment Insurance (UI) in South Carolina rose nearly 11 percent in June, the third consecutive month of increased activity. Charleston, Columbia, Myrtle Beach and Spartanburg each saw increases of approximately 10 percent in June, while Greenville had a 20 percent increase in initial claims activity. June's initial UI claimant activity was approximately 9 percent lower than UI claimant activity one year ago.



Source: U.S. Department of Labor

Capital Investment and Job Recruitment

Capital Investment and Job Recruitment provide statistics on industry recruitment efforts, detailing upcoming jobs and capital investment projects closed by the South Carolina Department of Commerce year-to-date.



Source: S.C. Department of Commerce Note: Not all closed projects have yet undergone announcement.

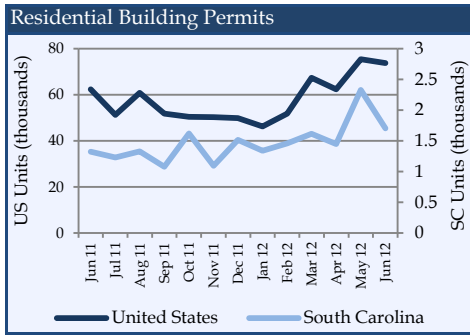
South Carolina Real Estate

The median South Carolina home sales price in June was \$158,000, 1.9 percent higher than this time last year and 5 percent higher than the value in May. The year-over-year comparison of the number of homes sold is also up, with 11.6 percent more homes sold in June, 2012 compared to June, 2011. Foreclosure activity was down last month, with 3,681 filings made in June compared to 3,966 in May; however, June saw 29.3 percent more foreclosure filings compared to a year ago.

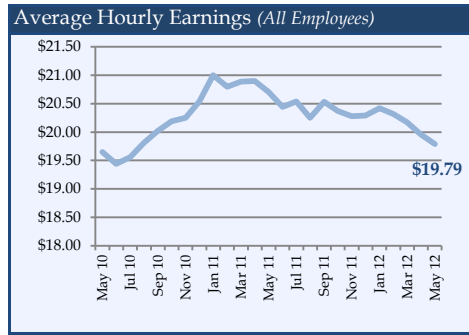
	Month	Current	Previous Year	% Change Year Ago	2012 YTD	2011 YTD	% Change YTD
Closings	June	5,081	4,552	11.6%	25,249	22,881	10.3%
Median Sales Price*	June	\$158.0	\$155.0	1.9%	\$149.0	\$146.0	2.1%
Foreclosures	June	3,681	2,847	29.3%	21,672	17,433	24.3%
Residential Building Permits -Total	June	1,704	1,326	28.5%	9,902	7,701	28.6%
Residential Building Permits -Valuation*	June	\$300,402	\$234,514	28.1%	\$1,674,645	\$1,298,796	28.9%

* Thousands of US dollars. Source: S.C. Association of Realtors, RealtyTrac, U.S. Census

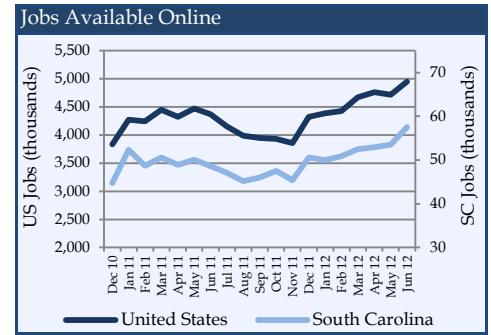
Business Activity



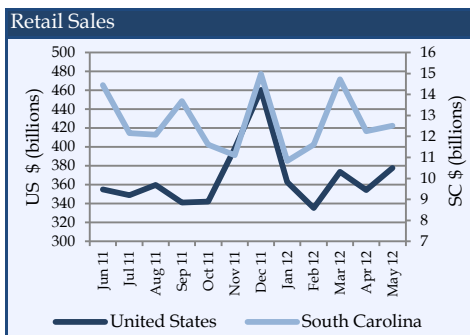
Source: U.S. Census



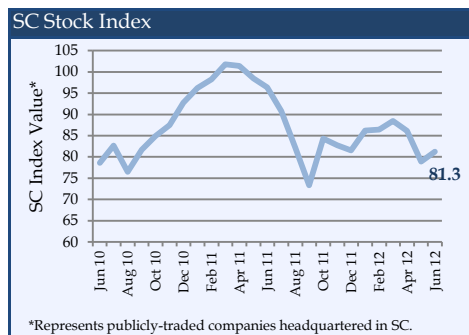
Source: U.S. Department of Labor



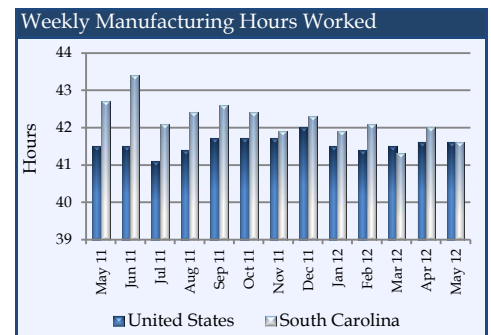
Source: The Conference Board Help Wanted Online Index



Source: South Carolina Department of Revenue

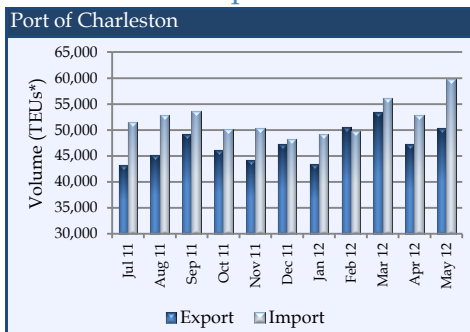


Source: Bloomberg

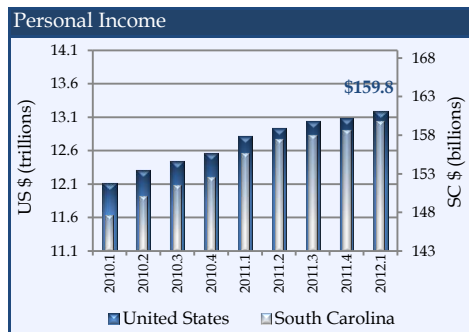


Source: U.S. Department of Labor

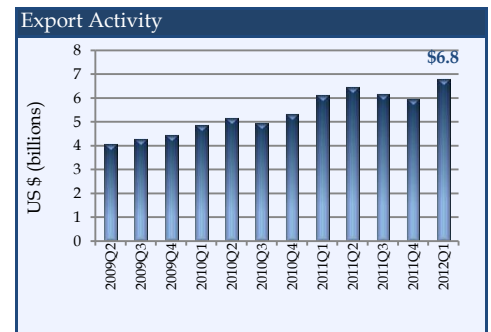
Income and Output



*Twenty-Foot Equivalent Units. Source: SC Ports Authority



Source: U.S. Census



Source: Foreign Trade Division, U.S. Census



South Carolina Regional Update

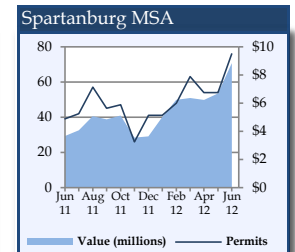
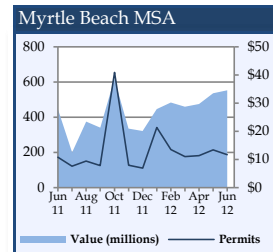
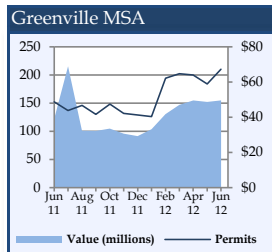
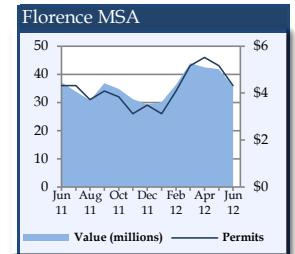
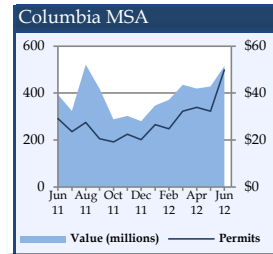
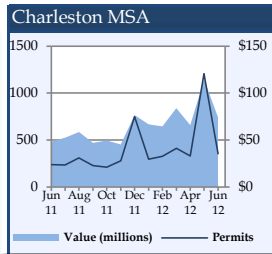
The South Carolina Regional Update provides a snapshot of the most recent economic figures for the six largest Metropolitan Statistical Areas (MSAs) in the state.

Home Sales

MSA	Indicator	June 11	June 12
Charleston	Sales Volume	934	1,030
	Median Price (000's)	\$196	\$200
Columbia	Sales Volume	695	703
	Median Price (000's)	\$147	\$147
Florence	Sales Volume	162	161
	Median Price (000's)	\$120	\$142
Greenville	Sales Volume	670	736
	Median Price (000's)	\$150	\$159
Myrtle Beach	Sales Volume	760	789
	Median Price (000's)	\$150	\$140
Spartanburg	Sales Volume	253	262
	Median Price (000's)	\$117	\$127
South Carolina	Sales Volume	4,552	5,081
	Median Price (000's)	\$155.0	\$158.0

Source: S.C. Association of Realtors

Building Permits



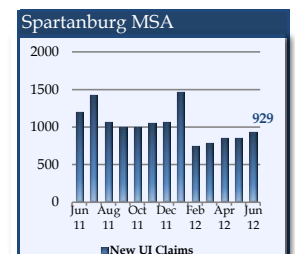
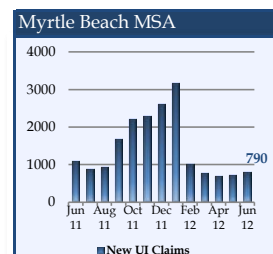
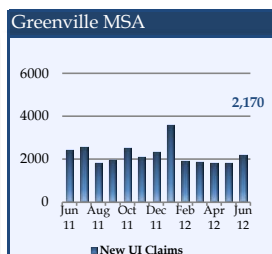
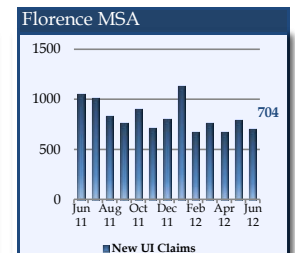
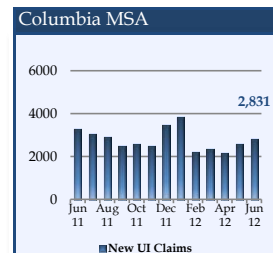
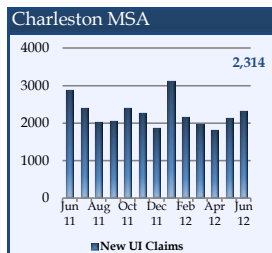
Source: U.S. Census

Employment

MSA	Indicator	Apr 12	May 12
Charleston	Employment (000's)	304.8	308.3
	Unemployment Rate	7.9	8.5
Columbia	Employment (000's)	343.3	342.9
	Unemployment Rate	8.4	9.1
Florence	Employment (000's)	86.0	85.5
	Unemployment Rate	10.0	10.9
Greenville	Employment (000's)	288.3	287.9
	Unemployment Rate	7.9	8.6
Myrtle Beach	Employment (000's)	118.9	119.7
	Unemployment Rate	9.9	10.1
Spartanburg	Employment (000's)	121.6	121.3
	Unemployment Rate	9.4	10.4
South Carolina	Employment (000's)	1,961.2	1,957.3
	Unemployment Rate	8.8	9.1

Source: U.S. Bureau of Labor Statistics (MSA figures not seasonally adjusted)

Unemployment Insurance Claims



Source: SCDOC analysis of SCDEW data

Number of Unique Manufacturing Online Job Postings, Second Quarter 2012



Source: Wanted Analytics - Help Wanted Online Database, July 2012