

REGINA'S ECONOMIC BRIEFING

Economic stability

In the first month of 2024, the economic conditions in the Greater Regina Area (GRA) outpaced the province. Year-to-date employment growth in January 2024 rose 7.3% (more than three times the provincial rate) over January 2023. Unemployment was low at 4.7% and almost 80% of employment growth in Saskatchewan originated in Regina. More important, growth was concentrated in high-paying full-time positions within the professional, scientific, and technical services, educational services, and healthcare sectors.

Source: Praxis Consulting (Unadjusted)

Canada's inflation rate falls

In January, Canada's inflation rate was 2.9% year-over-year, marking a decrease from December 2023's 3.4%, and closer to the Bank of Canada's target. Regina's January 2024 inflation rate is 2.4%, down from December 2023's 3.1%.

Source: Statistics Canada

Growth in Saskatchewan employment

Average year-over-year provincial employment increased by 12,900 or 2.4% from 2023.

Source: Government of Saskatchewan

Canada's December trade deficit: \$312M

In December 2023, Canada's exports fell 1.9%, mainly due to lower shipments of motor vehicles and energy products, while imports rose by 0.2%, driven by demand for consumer goods and metal/non-metallic mineral products.

Source: Statistics Canada

Sticky inflation

In January 2024, food inflation hit 3.9% nationally, outpacing overall inflation, blamed on supply challenges and environmental impacts on crops, despite accusations of 'greedflation.' Saskatchewan's food inflation rate was 4.2%.

Source: Statistics Canada

SK ranks top among provinces for oil and gas investment

Saskatchewan ranked as the third most attractive jurisdiction in Canada and US for oil and gas investment in the Fraser Institute's 2023 Canada-US Energy Sector Competitiveness Survey, securing its position as Canada's top-ranked province.

Source: Government of Saskatchewan

\$40.2M to tackle homelessness

The government of SK announced it will invest \$40.2M over two years in the Provincial Approach to Homelessness, funding 155 new supportive housing units in Regina and Saskatoon.

Source: Government of Saskatchewan

KEY NUMBERS

37,000

NUMBER OF JOBS CANADA ADDED IN JANUARY 2024 COMPARED SAME TIME LAST YEAR.

Source: Statistics Canada

10,100

NUMBER OF JOBS REGINA ADDED IN JANUARY 2024 COMPARED SAME TIME LAST YEAR.

Source: Praxis Consulting

\$35M

REGINA'S SHARE OF THE FEDERAL HOUSING ACCELERATOR FUND (HAF), TO BUILD MORE THAN 1,000 HOUSING UNITS OVER NEXT THREE YEARS.

Source: City of Regina

\$20.2B

SASKATCHEWAN'S AGRI-FOOD EXPORTS FOR 2023, A 52.1% INCREASE SINCE 2013.

Source: Government of Saskatchewan

\$1.6B

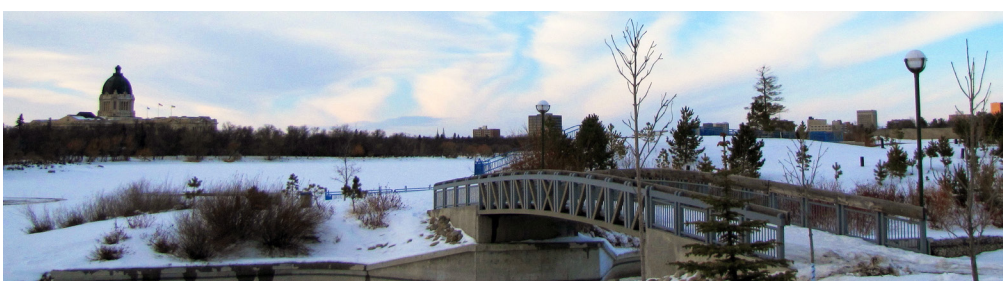
CANADA'S TRADE SURPLUS SHRANK FROM \$3.2B IN OCTOBER 2023 TO \$1.6B IN NOVEMBER 2023 LAST YEAR.

Source: Statistics Canada

1.9%

SASKATCHEWAN'S INFLATION RATE FOR JANUARY 2024, DOWN FROM 2.7% IN DECEMBER 2023. HOLDING BACK THE CARBON-TAX ON HOME HEATING HAS BEEN CITED AS A KEY FACTOR FOR THIS DECLINE.

Source: Statistics Canada



POSITIVE

NEED TO WATCH

NEGATIVE

A DEEPER LOOK...

Housing affordability in the Greater Regina Area (GRA)

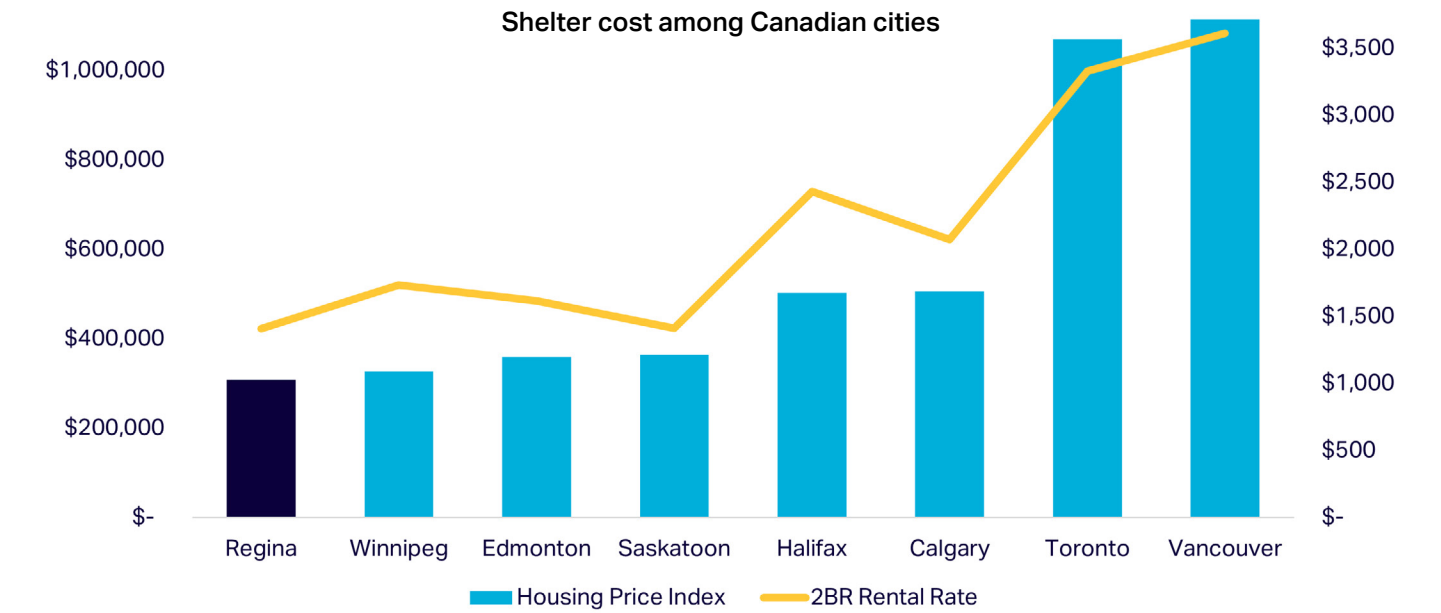
For the GRA's strong economy, keeping housing affordable is all about finding the right balance as the economy grows. Examining key factors, from income dynamics to market trends, provides valuable insights for residents and investors.

Canada continues to grapple with a housing deficit where there is insufficient housing to meet the needs of a rapid growing population. In 2022, Canadian data revealed a ratio of 3.2 persons per completed house, highlighting the strain. Following the 2008 financial crisis, persistently low-interest rates have kept the housing market tight with not enough new homes being built to keep up with the demand-supply gap – until now.

Home to approximately 277,000 people, the GRA experienced growth fueled by a 37% increase in international migration and a 77% rise in inter-city migration from 2022 to 2023. Rental vacancy rates are below 1% in the city, and the GRA still has one of the most affordable housing markets in Canada.

Tackling Housing Affordability

Governments at all levels are actively working to deal with affordability challenges related to Canada's housing situation. In its fall economic statement, the federal government announced substantial investments in the sector. Recently, measures such as capping international student numbers, have also been implemented to address housing. The City of Regina is set to receive \$35M from the federal Housing Accelerator Fund (HAF), facilitating the construction of over 1,000 housing units in the next three years. In 2023, Regina saw a 25.6% jump in housing starts, totaling 1,177 units, the highest in five years. Now, with an expected 1,400 housing starts in 2024, coupled with initiatives like the City's Housing Incentives Program and provincial grants, these investments are intended to increase the housing stock and reinstate affordability into housing to support the continued strength and growth of the GRA's economy.



Source: Canadian Real Estate Association, Rentals.ca, Economic Development Regina

News Worth Watching

Household debts rising among Canadians

In 2023, the average unsecured debt for Canadians increased by 10% to \$54,084 compared to the year before. More people are facing insolvency, particularly those with higher income brackets, with lines of credit playing a growing role.

Source: [BNN Bloomberg](#)

Regina lands \$35M agreement for federal Housing Accelerator Fund

The City of Regina confirmed a deal with the federal government to receive \$35M from the Housing Accelerator Fund (HAF) meant to fast-track more than 1,000 housing units by the end of 2026.

Source: [Regina Leader-Post](#)

Saskatchewan to create Canada's first rare earth processing facility

Saskatchewan will soon be home to a rare earth minerals processing facility, one of only three of its kind in North America.

Source: [Government of Saskatchewan](#)

New Saskatchewan employment incentive

The Government of Saskatchewan launched a new employment incentive program, offering up to \$600 per month to eligible families.

Source: [Government of Saskatchewan](#)

GROW YOUR WORLD HERE