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WYOMING COST OF LIVING FOR THE SECOND QUARTER 2004

The **Economic Analysis Division** has completed the Wyoming Cost of Living Index (WCLI) for the second quarter of 2004. The WCLI is a summarization of price data collected in twenty-eight cities and towns throughout Wyoming over the period of July 7, 8, and 9, 2004. The price data collected are used to build a comparative index and to estimate inflation rates for Wyoming and the five regions of the State.

Twenty-eight communities across the State were included in the WCLI based on the following criteria. First, the largest city or town in each county was priced. In addition, prices were collected in any city or town with a population of more than 5,000 persons or where a city or town had at least 85% of that county's largest community's population. In counties where only one community was priced, those prices were used to represent the entire county. In counties where two communities were priced, a population based weighted average of the prices for the two communities was used for the entire county. Also, starting with the second quarter 2003 WCLI report, North Lincoln County (Afton) was added through legislative action and was included in the comparative index. Kemmerer is still priced and represents South Lincoln County. Beginning with the second quarter of 2004, North Lincoln was included in the inflation calculations.

The 140 items surveyed were aggregated into six categories, which were then weighted according to their overall importance in the average consumer's budget. These categories and their respective weight components include Housing (47.7%), Transportation (16.9%), Food (14.4%), Recreation & Personal Care (9.7%), Medical (6.1%), and Apparel (5.2%)¹. The Housing category, due to its relative importance in the average consumer's budget, carries the largest weight factor and is the most influential category in both the comparative index and the inflation rates.

COMPARATIVE INDEX

The comparative index is found in **Table I**. It compares each county's price level to the statewide average for the second quarter of 2004. All twenty-three counties are included in the comparative index. Movement in ranking from a previous survey does not indicate that the price level has increased or decreased in a particular county. Instead, this table reflects only the price level of each county, *at the time of data collection*, compared with the statewide average of 100.

The comparative index findings highlight the continued strength seen in the counties where minerals activity is located. "The counties of northeast Wyoming ranked near the top of the comparative index for the second quarter of 2004," commented Justin Ballard, senior economist with the State Economic Analysis Division. "Campbell, Sheridan, and Johnson counties recorded **All Items** index values above the statewide average. Because these counties have remained among the leaders in the comparative index ranking for a number of years, this helps confirm that the current strength in the mining industry is sustainable and most likely will not change anytime soon."

Ranked as the least expensive counties in the State to reside for the second quarter of 2004 were Weston and Goshen counties. "The more rural Wyoming counties have consistently ranked at the lower end of the

¹ Total may not add to 100.0 due to rounding.

comparative index,” stated Ballard. “Because these counties have not recently experienced significant population increases, housing rental rates have remained relatively low. This is a major reason why most of the rural counties in the State have remained the least expensive locations to live. The counties that recorded an **All Items** index value of less than 90 all possessed a **Housing** index value of less than 80, further stressing the importance of housing related costs to the average consumers monthly budget.”

With eight counties ranking above the statewide average for cost of living, the counties at the lower end of the comparative index continue to record lower **All Items** index values. “The overall price levels for counties with the lowest cost of living have not appreciably changed from levels seen a year ago,” Ballard said. “However, some counties at the upper end of the comparative index have climbed in relative cost of living. This caused other counties to become relatively less expensive and record lower comparative index values even though their overall price levels have not changed drastically from the previous year. The resulting effect on the comparative index has been a stretching of the index and a growing gap between the top and bottom of the rankings.”

ANNUAL INFLATION RATES

Tables II and **III** show estimated Wyoming inflation rates. **Table II** shows estimated inflation rates for all categories, and the respective category weights. **Table III** shows the estimated annual **All Items** inflation rates for the five regions of the State, as well as statewide rates.

The Wyoming annual **All Items** inflation rate for the second quarter of 2003 through the second quarter of 2004 was 4.9%. The inflation rate represents the percent change in the price level of a standard basket of selected consumer items priced this quarter, compared with the price level of the same goods recorded one year ago.

The **All Items** inflation rate of 4.9% is the highest since the fourth quarter of 1990. “Propelling the inflation rate were price increases in the **Housing**, **Food**, **Medical** and **Transportation** categories,” stated Ballard. “The five regions of the State experienced price increases that ranged from 4.4% in the southeast and northwest regions to 6.4% in the northeast region. This indicates that overall price increases were seen throughout the State and not concentrated in a few areas of Wyoming.”

The **Housing** category saw the largest increase in the second quarter of 2004 with an annual increase of 6.3%, the highest **Housing** component increase since 2001. “Having the highest weighted item category record the largest price increase helps explain the high overall price change seen for the second quarter of 2004,” commented Ballard. “Driving the **Housing** inflation rate were increases in shelter rental rates, particularly in the population centers of the State. Also, natural gas utility rates have increased from year ago levels. While high natural gas prices have helped fill the State’s treasury, Wyoming consumers have seen these same prices negatively affect their pocket books.”

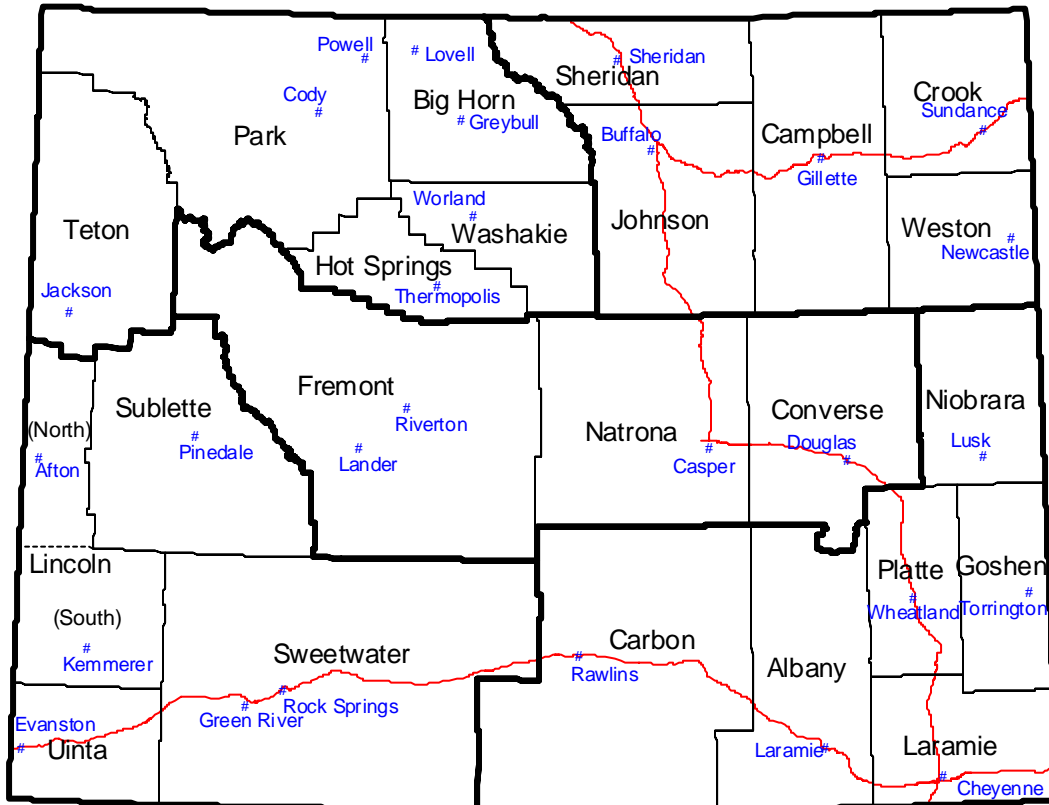
The **Food** category produced an inflation rate of 5.2%. “Inflation in the **Food** category was partially caused by generally higher prices for meat and dairy products,” stated Ballard. “For the U.S. Consumer Price Index (CPI) during the same period, food related inflation was driven by the same components as was the case in Wyoming.” **Medical** related expenses increased by 5.0% in the second quarter of 2004. “The increase in the measurement used to gauge health insurance costs was a leading contributor to the inflation seen in the **Medical** component,” Ballard said.

Inflation for the **Transportation** category was 4.8% in the second quarter of 2004. “The pricing of the second quarter 2004 WCLI coincided with significantly higher gasoline prices,” observed Ballard. “Gasoline prices, both regular and premium, were over 20% higher in the second quarter of 2004 when compared to year ago levels. If it wasn’t for a decrease in the price of new and used vehicles, the **Transportation** category would have recorded an even higher inflation value.”

The data were weighted by population to more accurately represent the price changes experienced by the majority of consumers in Wyoming. Nationally, the inflation rate from June 2003 to June 2004 was 3.3% (CPI-U), as reported by the U.S. Department of Labor, Bureau of Labor Statistics. The WCLI is also available on the Division’s homepage at <http://eadiv.state.wy.us>. For additional information about the survey, or retrieving the information electronically, please contact the Division at (307) 777-7504 or email: ead@state.wy.us.

The Division wishes to extend its sincere appreciation to all of the businesses and individuals whose cooperation and assistance made this survey possible.

SURVEYED COMMUNITIES IN EACH COUNTY



Regional Composition for Inflation Estimate:

Southeast: Albany, Carbon, Goshen, Laramie, Niobrara, and Platte counties.

Southwest: Lincoln (North and South), Sublette, Sweetwater, and Uinta counties.

Central: Converse, Fremont, and Natrona counties.

Northeast: Campbell, Crook, Johnson, Sheridan, and Weston counties.

Northwest: Big Horn, Hot Springs, Park, Teton, and Washakie counties.

Note: Starting with the 2Q03 WCLI report, North Lincoln County (Afton) is included in the comparative index. Starting with the 2Q04 WCLI report, North Lincoln was included in the inflation numbers.

Table I
Wyoming Comparative Cost of Living Index - 2Q04
Prices as of July 7, 8, and 9, 2004 (Statewide Average = 100)

| COUNTY | Index Number by Category: | | | | | | Recreation & Personal Care |
|-------------|---------------------------|------|---------|---------|----------------|---------|----------------------------|
| | All Items | Food | Housing | Apparel | Transportation | Medical | |
| Teton | 138 | 104 | 170 | 123 | 104 | 110 | 110 |
| Sublette | 111 | 103 | 116 | 128 | 102 | 97 | 114 |
| Campbell | 107 | 106 | 113 | 99 | 99 | 98 | 98 |
| Sheridan | 106 | 108 | 104 | 125 | 100 | 108 | 107 |
| Laramie | 104 | 107 | 110 | 85 | 98 | 99 | 95 |
| Albany | 103 | 93 | 109 | 97 | 101 | 99 | 101 |
| N Lincoln | 102 | 90 | 105 | 102 | 100 | 99 | 108 |
| Johnson | 101 | 106 | 95 | 133 | 101 | 104 | 98 |
| Sweetwater | 98 | 96 | 98 | 92 | 100 | 105 | 96 |
| Park | 97 | 102 | 92 | 106 | 101 | 107 | 100 |
| Natrona | 97 | 102 | 94 | 104 | 99 | 93 | 100 |
| Fremont | 94 | 89 | 90 | 92 | 101 | 99 | 104 |
| Carbon | 94 | 100 | 87 | 92 | 101 | 103 | 102 |
| Converse | 94 | 90 | 89 | 90 | 100 | 103 | 104 |
| Uinta | 93 | 98 | 89 | 90 | 101 | 95 | 93 |
| Hot Springs | 92 | 103 | 79 | 119 | 101 | 100 | 100 |
| Platte | 91 | 101 | 82 | 102 | 100 | 103 | 96 |
| Crook | 89 | 92 | 79 | 111 | 100 | 95 | 99 |
| Big Horn | 89 | 98 | 75 | 118 | 101 | 97 | 101 |
| Washakie | 89 | 91 | 77 | 105 | 100 | 101 | 106 |
| Niobrara | 88 | 93 | 79 | 93 | 101 | 99 | 97 |
| S Lincoln | 88 | 89 | 78 | 106 | 101 | 91 | 103 |
| Weston | 86 | 86 | 75 | 94 | 101 | 103 | 102 |
| Goshen | 86 | 88 | 76 | 98 | 99 | 101 | 97 |

Starting with the 2Q03 Comparative Index, North Lincoln (Afton) is included.

Table II
Annual Inflation Rates by Category

| QUARTER: | Inflation Rate by Category (Statewide Average): | | | | | | Recreation & Personal Care |
|----------|-------------------------------------------------|------|---------|---------|----------------|---------|----------------------------|
| | All Items | Food | Housing | Apparel | Transportation | Medical | |
| WEIGHTS: | 100.0 | 14.4 | 47.7 | 5.2 | 16.9 | 6.1 | 9.7 |
| 2Q98 | 1.5 | 2.6 | 0.9 | 3.6 | 0.0 | 0.2 | 3.7 |
| 4Q98 | 2.2 | 2.8 | 2.6 | 4.0 | -2.2 | 0.7 | 6.2 |
| 2Q99 | 2.6 | 3.7 | 3.2 | 1.1 | 0.7 | 3.0 | 2.3 |
| 4Q99 | 3.1 | 4.7 | 2.5 | -0.2 | 4.5 | 3.4 | 3.1 |
| 2Q00 | 4.3 | 4.9 | 3.6 | -1.2 | 7.9 | 5.2 | 3.3 |
| 4Q00 | 3.2 | 1.8 | 3.9 | -0.4 | 2.9 | 4.0 | 3.9 |
| 2Q01 | 4.3 | 3.0 | 6.6 | 3.1 | 1.6 | 4.0 | 2.0 |
| 4Q01 | 3.5 | 5.0 | 4.5 | 1.8 | -0.1 | 7.3 | 2.3 |
| 2Q02 | 2.5 | 1.9 | 3.1 | 0.5 | -0.4 | 5.9 | 4.3 |
| 4Q02 | 3.7 | 3.3 | 3.1 | 4.5 | 4.7 | 6.0 | 3.9 |
| 2Q03 | 2.9 | 4.2 | 3.0 | 3.6 | 1.2 | 4.3 | 1.8 |
| 4Q03 | 3.6 | 5.1 | 5.7 | 2.2 | -1.2 | 3.0 | 1.4 |
| 2Q04 | 4.9 | 5.2 | 6.3 | 1.8 | 4.8 | 5.0 | -0.4 |

Note: Item weights may not add to 100 due to rounding.

Note: The 2Q99 inflation calculations mark the first time the WCLI used all 23 counties to calculate the inflation rates.

Previously, only 15 counties were used. Starting with the 2Q04 report, the inflation numbers include North Lincoln.

Table III
Annual Inflation Rates by Region

| QUARTER: | U.S. CPI* | Statewide All Items | Inflation Rate By Region (All Items): | | | | |
|----------|-----------|---------------------|---------------------------------------|-----------|---------|-----------|-----------|
| | | | Southeast | Southwest | Central | Northeast | Northwest |
| 2Q98 | 1.7 | 1.5 | 1.3 | 2.6 | 0.3 | 2.1 | 2.5 |
| 4Q98 | 1.6 | 2.2 | 2.7 | 2.8 | 1.4 | 2.0 | 2.4 |
| 2Q99 | 2.0 | 2.6 | 3.8 | 3.4 | 1.5 | 2.6 | 0.9 |
| 4Q99 | 2.7 | 3.1 | 3.6 | 2.6 | 2.8 | 3.4 | 3.0 |
| 2Q00 | 3.7 | 4.3 | 3.9 | 2.3 | 4.4 | 7.4 | 4.0 |
| 4Q00 | 3.4 | 3.2 | 2.8 | 2.6 | 3.4 | 6.9 | 3.8 |
| 2Q01 | 3.2 | 4.3 | 4.1 | 3.1 | 5.0 | 4.8 | 4.6 |
| 4Q01 | 1.6 | 3.5 | 4.9 | 2.3 | 2.9 | 4.0 | 2.6 |
| 2Q02 | 1.1 | 2.5 | 2.6 | 1.4 | 2.8 | 3.1 | 2.2 |
| 4Q02 | 2.4 | 3.7 | 3.0 | 2.5 | 5.1 | 5.1 | 2.7 |
| 2Q03 | 2.1 | 2.9 | 3.0 | 3.5 | 2.1 | 3.1 | 3.0 |
| 4Q03 | 1.9 | 3.6 | 4.1 | 4.3 | 2.6 | 3.4 | 3.9 |
| 2Q04 | 3.3 | 4.9 | 4.4 | 4.6 | 5.1 | 6.4 | 4.4 |

Note: The 2Q99 inflation calculations mark the first time the WCLI used all 23 counties to calculate the inflation rates.

Previously, only 15 counties were used. Starting with the 2Q04 report, the inflation numbers include North Lincoln.

* 4th Quarter represents the December to December and 2nd Quarter represents the June to June percent change in the US CPI-U.

Regional Composition for Inflation Estimate:

Southeast: Albany, Carbon, Goshen, Laramie, Niobrara, and Platte counties.

Southwest: Lincoln (North and South), Sublette, Sweetwater, and Uinta counties.

Central: Converse, Fremont, and Natrona counties.

Northeast: Campbell, Crook, Johnson, Sheridan, and Weston counties.

Northwest: Big Horn, Hot Springs, Park, Teton, and Washakie counties.

Table IV
Wyoming Cost of Living Index - Annual Inflation Rates

| Quarter | U.S. CPI | WCLI All Items | Inflation Rate by Category (All Items): | | | | | | Rec & Pers Care | Inflation Rate by Region (All Items): | | | | |
|---------|----------|-------------------|-----------------------------------------|---------|---------|-------|---------|------|--------------------|---------------------------------------|------|------|------|--|
| | | | Food | Housing | Apparel | Trans | Medical | SE | | SW | CEN | NE | NW | |
| 3Q79 | 12.1 | 13.2 | 10.2 | 11.7 | 19.2 | 25.8 | 8.5 | 6.3 | 13.4 | 13.0 | 11.8 | 14.1 | 16.3 | |
| 4Q79 | 13.3 | 13.6 | 9.0 | 15.4 | 23.1 | 17.7 | 10.5 | 7.1 | 14.8 | 14.2 | 13.1 | 13.7 | 12.1 | |
| 1Q80 | 14.7 | 15.5 | 8.3 | 20.4 | 8.6 | 19.1 | 12.6 | 7.2 | 14.1 | 16.5 | 18.6 | 13.5 | 13.7 | |
| 2Q80 | 14.3 | 12.3 | 10.7 | 11.8 | 14.4 | 15.7 | 11.8 | 11.0 | 13.1 | 12.4 | 10.6 | 14.3 | 12.9 | |
| 3Q80 | 12.7 | 12.5 | 13.4 | 12.2 | 11.3 | 12.7 | 16.3 | 10.7 | 12.9 | 15.3 | 12.2 | 12.5 | 10.3 | |
| 4Q80 | 12.4 | 12.5 | 12.1 | 16.8 | 11.5 | 5.4 | 11.3 | 9.1 | 11.6 | 14.8 | 12.9 | 10.8 | 14.7 | |
| 1Q81 | 10.6 | 9.9 | 9.8 | 11.7 | 10.0 | 6.8 | 8.2 | 8.6 | 10.7 | 16.2 | 7.7 | 9.8 | 8.7 | |
| 2Q81 | 9.6 | 10.7 | 7.2 | 15.1 | 8.1 | 6.7 | 9.3 | 7.6 | 8.6 | 12.4 | 13.0 | 11.7 | 9.1 | |
| 3Q81 | 11.0 | 11.8 | 5.6 | 18.5 | 5.2 | 7.1 | 7.1 | 8.0 | 11.1 | 11.1 | 13.3 | 13.1 | 11.3 | |
| 4Q81 | 8.9 | 7.0 | 3.2 | 8.1 | 5.3 | 7.7 | 9.2 | 7.4 | 6.7 | 10.2 | 7.7 | 4.7 | 6.7 | |
| 1Q82 | 6.8 | 7.4 | 5.2 | 10.8 | 4.8 | 2.0 | 9.2 | 7.1 | 5.6 | 6.6 | 8.9 | 8.9 | 8.8 | |
| 2Q82 | 7.1 | 5.2 | 4.4 | 6.6 | 6.9 | 1.7 | 7.4 | 4.4 | 4.1 | 7.2 | 4.3 | 6.8 | 6.0 | |
| 3Q82 | 5.0 | 1.5 | 1.9 | -2.0 | 10.6 | 1.6 | 9.5 | 5.7 | 0.1 | 3.2 | 0.0 | 3.0 | 4.8 | |
| 4Q82 | 3.9 | 1.6 | 1.8 | -1.1 | 5.3 | 1.1 | 8.0 | 7.5 | 0.7 | 1.5 | 0.5 | 5.1 | 3.5 | |
| 1Q83 | 3.6 | 0.0 | 0.2 | -4.7 | 5.2 | 3.6 | 7.0 | 6.5 | 0.7 | 1.7 | -2.3 | 0.6 | 1.3 | |
| 2Q83 | 2.6 | 1.1 | -1.4 | -2.8 | 2.3 | 3.7 | 8.4 | 7.9 | 3.8 | -0.9 | -1.6 | 2.1 | 3.7 | |
| 3Q83 | 2.9 | 1.2 | 0.4 | -1.1 | -0.8 | 2.8 | 6.5 | 5.1 | 4.5 | -0.6 | -0.7 | 2.2 | 2.6 | |
| 4Q83 | 3.8 | 1.4 | 1.9 | -1.5 | 5.6 | 2.7 | 7.4 | 2.4 | 4.4 | -1.3 | 1.1 | 2.2 | 2.8 | |
| 1Q84 | 4.7 | 3.1 | 3.1 | 1.9 | 2.7 | 5.0 | 5.2 | 2.7 | 3.9 | 1.0 | 1.3 | 6.5 | 4.6 | |
| 2Q84 | 4.2 | 3.5 | 4.6 | 2.2 | 1.0 | 5.1 | 3.7 | 3.3 | 5.6 | 2.1 | 2.0 | 4.4 | 4.0 | |
| 3Q84 | 4.2 | 3.2 | 3.4 | 3.1 | 2.9 | 4.7 | 3.1 | 0.5 | 4.8 | 4.7 | 2.2 | 2.6 | 4.3 | |
| 4Q84 | 4.0 | 2.9 | 3.2 | 3.4 | -1.8 | 3.0 | 3.9 | 2.6 | 3.4 | 2.9 | 1.4 | 4.0 | 4.3 | |
| 1Q85 | 3.7 | 2.6 | 3.3 | 1.6 | 1.9 | 3.3 | 4.8 | 2.4 | 3.3 | 2.3 | 1.8 | 3.2 | 2.8 | |
| 2Q85 | 3.7 | 0.8 | -0.6 | -0.7 | 0.9 | 3.1 | 5.0 | 1.3 | 1.9 | 2.7 | 0.4 | -1.0 | 0.7 | |
| 3Q85 | 3.2 | 1.7 | -1.2 | 1.3 | 0.7 | 3.6 | 5.8 | 2.4 | 1.4 | 3.5 | 1.3 | 1.1 | 2.0 | |
| 4Q85 | 3.8 | 1.8 | 0.4 | 0.7 | 3.9 | 3.3 | 5.4 | 2.0 | 2.7 | 3.6 | 1.0 | 1.0 | 1.3 | |
| 1Q86 | 2.3 | -0.9 | -2.1 | -0.4 | 0.5 | -5.0 | 5.9 | 2.7 | -0.5 | 0.1 | -1.9 | -2.0 | 0.6 | |
| 2Q86 | 1.7 | -0.4 | 2.0 | -0.7 | 1.6 | -6.1 | 6.4 | 2.9 | 0.9 | 0.7 | -1.5 | -2.2 | 0.4 | |
| 3Q86 | 1.8 | 0.1 | 3.9 | -0.2 | 3.6 | -6.8 | 5.5 | 3.0 | 1.8 | 0.5 | -1.0 | -0.7 | -0.5 | |
| 4Q86 | 1.1 | -1.5 | 1.5 | -2.7 | -0.6 | -7.7 | 5.9 | 4.9 | -0.2 | -3.0 | -1.9 | -2.2 | -1.4 | |
| 1Q87 | 3.0 | -0.2 | 2.5 | -2.8 | 2.7 | -2.1 | 5.6 | 3.2 | 1.3 | -2.4 | 0.1 | -0.7 | 0.1 | |
| 2Q87 | 3.7 | -0.3 | 1.8 | -3.2 | 1.7 | 0.3 | 5.7 | 2.3 | 0.1 | -2.0 | 0.2 | 0.2 | -0.1 | |
| 3Q87 | 4.3 | -0.2 | 0.0 | -2.7 | -0.2 | 2.8 | 4.0 | 1.5 | 1.4 | -2.9 | 0.3 | -0.8 | 1.1 | |
| 4Q87 | 4.4 | 0.4 | 0.3 | -2.1 | 2.3 | 3.7 | 3.2 | 2.5 | 1.6 | -0.9 | -0.5 | 1.8 | 0.6 | |
| 1Q88 | 3.9 | 0.3 | -0.6 | -2.4 | 1.2 | 3.7 | 4.1 | 2.9 | 1.6 | 0.0 | -0.6 | 1.8 | 0.0 | |
| 2Q88 | 3.9 | 1.8 | -0.2 | -1.3 | 3.3 | 8.1 | 5.0 | 3.4 | 4.3 | 0.1 | 0.4 | 3.1 | 2.5 | |
| 4Q88 | 4.4 | 0.5 | 3.4 | -3.0 | 2.8 | 2.5 | 4.9 | 2.1 | 1.0 | -0.6 | 1.9 | 0.2 | 1.5 | |
| 2Q89 | 5.2 | 3.7 | 6.0 | 2.0 | 2.3 | 6.3 | 4.2 | 3.3 | 3.7 | 4.4 | 3.4 | 3.8 | 4.6 | |
| 4Q89 | 4.6 | 4.4 | 6.0 | 2.6 | 1.0 | 8.2 | 5.8 | 4.0 | 5.0 | 4.2 | 3.4 | 5.1 | 5.9 | |
| 2Q90 | 4.7 | 3.7 | 5.5 | 3.3 | 4.5 | 1.2 | 6.0 | 4.6 | 3.5 | 3.8 | 3.3 | 3.0 | 6.7 | |
| 4Q90 | 6.2 | 5.1 | 5.8 | 4.9 | 4.7 | 4.2 | 6.2 | 5.9 | 4.5 | 6.0 | 5.2 | 4.0 | 7.0 | |
| 2Q91 | 4.7 | 4.1 | 3.8 | 4.0 | 1.8 | 3.6 | 6.3 | 5.5 | 3.5 | 5.4 | 4.1 | 4.2 | 4.3 | |
| 4Q91 | 3.0 | 2.8 | -0.7 | 5.1 | 1.9 | -1.7 | 6.5 | 5.2 | 2.3 | 2.7 | 3.6 | 3.0 | 3.8 | |
| 2Q92 | 3.1 | 3.2 | -1.5 | 5.2 | 0.3 | 2.8 | 8.6 | 2.0 | 3.1 | 3.9 | 3.4 | 2.7 | 3.4 | |
| 4Q92 | 3.0 | 3.7 | 1.9 | 3.2 | -1.8 | 7.8 | 5.5 | 3.7 | 5.5 | 2.8 | 3.4 | 2.8 | 3.4 | |
| 2Q93 | 3.0 | 3.3 | 2.7 | 3.5 | -2.4 | 5.7 | 5.9 | 1.8 | 4.8 | 2.2 | 3.7 | 2.4 | 3.2 | |
| 4Q93 | 2.7 | 4.0 | 3.8 | 6.7 | -0.5 | 0.8 | 7.8 | -0.1 | 4.2 | 2.7 | 4.4 | 5.0 | 4.6 | |
| 2Q94 | 2.5 | 4.5 | 3.4 | 6.7 | 2.5 | 2.5 | 6.6 | 1.2 | 4.3 | 4.1 | 4.4 | 4.6 | 6.7 | |
| 4Q94 | 2.7 | 4.6 | 4.1 | 5.6 | -0.1 | 5.4 | 7.9 | 1.8 | 3.9 | 3.4 | 5.6 | 6.7 | 6.4 | |
| 2Q95 | 3.0 | 4.7 | 3.1 | 5.4 | 4.7 | 5.2 | 4.4 | 3.8 | 1.1 | 3.6 | 5.7 | 5.0 | 4.4 | |
| 4Q95 | 2.5 | 3.0 | 2.8 | 1.7 | 12.0 | 1.7 | 4.1 | 4.5 | 2.1 | 3.9 | 3.8 | 1.4 | 4.4 | |
| 2Q96 | 2.8 | 4.7 | 7.2 | 3.4 | 9.1 | 4.3 | 7.1 | 3.5 | 5.1 | 5.3 | 3.8 | 5.7 | 4.2 | |
| 4Q96 | 3.3 | 4.8 | 9.3 | 2.4 | 7.0 | 7.0 | 4.1 | 2.9 | 5.2 | 4.0 | 5.0 | 4.2 | 4.9 | |
| 2Q97 | 2.3 | 2.8 | 4.9 | 2.1 | 2.8 | 2.4 | 3.3 | 2.8 | 3.6 | 2.8 | 3.1 | 1.0 | 2.6 | |
| 4Q97 | 1.7 | 2.9 | 4.5 | 2.5 | -0.6 | 0.9 | 4.7 | 5.0 | 3.3 | 4.0 | 1.9 | 3.0 | 2.2 | |
| 2Q98 | 1.7 | 1.5 | 2.6 | 0.9 | 3.6 | 0.0 | 0.2 | 3.7 | 1.3 | 2.6 | 0.3 | 2.1 | 2.5 | |
| 4Q98 | 1.6 | 2.2 | 2.8 | 2.6 | 4.0 | -2.2 | 0.7 | 6.2 | 2.7 | 2.8 | 1.4 | 2.0 | 2.4 | |
| 2Q99 | 2.0 | 2.6 | 3.7 | 3.2 | 1.1 | 0.7 | 3.0 | 2.3 | 3.8 | 3.4 | 1.5 | 2.6 | 0.9 | |
| 4Q99 | 2.7 | 3.1 | 4.7 | 2.5 | -0.2 | 4.5 | 3.4 | 3.1 | 3.6 | 2.6 | 2.8 | 3.4 | 3.0 | |
| 2Q00 | 3.7 | 4.3 | 4.9 | 3.6 | -1.2 | 7.9 | 5.2 | 3.3 | 3.9 | 2.3 | 4.4 | 7.4 | 4.0 | |
| 4Q00 | 3.4 | 3.2 | 1.8 | 3.9 | -0.4 | 2.9 | 4.0 | 3.9 | 2.8 | 2.6 | 3.4 | 6.9 | 3.8 | |
| 2Q01 | 3.2 | 4.3 | 3.0 | 6.6 | 3.1 | 1.6 | 4.0 | 2.0 | 4.1 | 3.1 | 5.0 | 4.8 | 4.6 | |
| 4Q01 | 1.6 | 3.5 | 5.0 | 4.5 | 1.8 | -0.1 | 7.3 | 2.3 | 4.9 | 2.3 | 2.9 | 4.0 | 2.6 | |
| 2Q02 | 1.1 | 2.5 | 1.9 | 3.1 | 0.5 | -0.4 | 5.9 | 4.3 | 2.6 | 1.4 | 2.8 | 3.1 | 2.2 | |
| 4Q02 | 2.4 | 3.7 | 3.3 | 3.1 | 4.5 | 4.7 | 6.0 | 3.9 | 3.0 | 2.5 | 5.1 | 5.1 | 2.7 | |
| 2Q03 | 2.1 | 2.9 | 4.2 | 3.0 | 3.6 | 1.2 | 4.3 | 1.8 | 3.0 | 3.5 | 2.1 | 3.1 | 3.0 | |
| 4Q03 | 1.9 | 3.6 | 5.1 | 5.7 | 2.2 | -1.2 | 3.0 | 1.4 | 4.1 | 4.3 | 2.6 | 3.4 | 3.9 | |
| 2Q04 | 3.3 | 4.9 | 5.2 | 6.3 | 1.8 | 4.8 | 5.0 | -0.4 | 4.4 | 4.6 | 5.1 | 6.4 | 4.4 | |

**WYOMING COST OF LIVING INDEX - TABLE Vb
AVERAGE RENTAL RATES - 2Q04 & 2Q03**

| County | APARTMENT (1) | | | MOBILE HOME LOT (2) | | | HOUSE (3) | | | MOBILE HOME (4) | | |
|-------------------|---------------|-------|----------------|---------------------|-------|----------------|-----------|---------|----------------|-----------------|-------|----------------|
| | 2Q04 | 2Q03 | Percent Change | 2Q04 | 2Q03 | Percent Change | 2Q04 | 2Q03 | Percent Change | 2Q04 | 2Q03 | Percent Change |
| Albany | \$529 | \$504 | 5.0% | \$229 | \$226 | 1.3% | \$839 | \$728 | 15.1% | \$576 | \$545 | 5.7% |
| Big Horn | \$303 | \$310 | -2.2% | \$116 | \$107 | 9.0% | \$343 | \$329 | 4.3% | \$310 | \$326 | -4.9% |
| Campbell | \$557 | \$561 | -0.7% | \$231 | \$223 | 3.4% | \$789 | \$646 | 22.2% | \$581 | \$576 | 0.9% |
| Carbon | \$431 | \$384 | 12.1% | \$118 | \$115 | 2.9% | \$488 | \$450 | 8.4% | \$381 | \$343 | 11.2% |
| Converse | \$420 | \$384 | 9.4% | \$150 | \$143 | 5.3% | \$515 | \$461 | 11.7% | \$370 | \$373 | -0.7% |
| Crook | \$341 | \$333 | 2.4% | \$98 | \$115 | -15.2% | NA | NA | NA | NA | NA | NA |
| Fremont | \$416 | \$405 | 2.7% | \$158 | \$152 | 4.1% | \$551 | \$519 | 6.3% | \$398 | \$377 | 5.6% |
| Goshen | \$316 | \$333 | -4.8% | \$115 | \$113 | 2.2% | \$377 | \$395 | -4.7% | \$295 | \$278 | 5.9% |
| Hot Springs | \$367 | \$339 | 8.3% | \$150 | \$150 | 0.0% | \$403 | \$380 | 6.1% | \$304 | \$312 | -2.5% |
| Johnson | \$437 | \$425 | 2.9% | \$205 | NA | NA | \$630 | \$659 | -4.5% | \$445 | \$421 | 5.8% |
| Laramie | \$534 | \$503 | 6.2% | \$219 | \$225 | -2.8% | \$854 | \$820 | 4.1% | \$553 | \$521 | 6.1% |
| South Lincoln | \$347 | \$406 | -14.4% | \$163 | \$163 | 0.0% | \$382 | \$434 | -12.0% | \$300 | \$339 | -11.6% |
| North Lincoln | \$449 | \$422 | 6.3% | \$165 | \$150 | 10.0% | \$711 | \$634 | 12.1% | \$463 | \$467 | -1.0% |
| Natrona | \$418 | \$395 | 5.9% | \$145 | \$173 | -16.3% | \$657 | \$663 | -1.0% | \$509 | \$498 | 2.2% |
| Niobrara | \$335 | \$342 | -2.1% | NA | NA | NA | \$398 | \$341 | 16.7% | NA | NA | NA |
| Park | \$426 | \$424 | 0.5% | \$174 | \$170 | 2.0% | \$577 | \$528 | 9.3% | \$370 | \$399 | -7.3% |
| Platte | \$389 | \$324 | 19.8% | \$118 | \$113 | 4.4% | \$456 | \$435 | 4.9% | \$330 | \$297 | 10.9% |
| Sheridan | \$511 | \$462 | 10.6% | \$263 | \$252 | 4.3% | \$678 | \$627 | 8.1% | \$507 | \$500 | 1.4% |
| Sublette | \$647 | \$520 | 24.4% | \$225 | \$200 | 12.5% | \$808 | \$769 | 5.1% | \$624 | \$472 | 32.2% |
| Sweetwater | \$427 | \$391 | 9.3% | \$212 | \$208 | 2.2% | \$635 | \$539 | 17.7% | \$566 | \$449 | 26.0% |
| Teton | \$963 | \$955 | 0.8% | \$295 | \$363 | -18.8% | \$1,491 | \$1,369 | 8.9% | \$669 | \$632 | 5.8% |
| Uinta | \$394 | \$378 | 4.2% | \$172 | \$150 | 14.4% | \$497 | \$529 | -6.0% | \$370 | \$325 | 13.8% |
| Washakie | \$343 | \$339 | 0.9% | \$155 | \$155 | 0.0% | \$425 | \$342 | 24.4% | \$240 | \$265 | -9.4% |
| Weston | \$329 | \$357 | -7.8% | \$95 | \$97 | -2.1% | \$352 | \$358 | -1.6% | \$345 | \$344 | 0.5% |
| Southeast | \$495 | \$466 | 6.2% | \$196 | \$198 | -1.0% | \$748 | \$702 | 6.5% | \$505 | \$473 | 6.9% |
| Southwest | \$429 | \$402 | 6.7% | \$194 | \$183 | 5.9% | \$591 | \$551 | 7.3% | \$483 | \$409 | 18.1% |
| Central | \$418 | \$397 | 5.2% | \$150 | \$164 | -8.5% | \$609 | \$597 | 2.0% | \$460 | \$447 | 2.8% |
| Northeast | \$498 | \$484 | 2.8% | \$219 | \$207 | 5.8% | \$676 | \$599 | 12.7% | \$510 | \$499 | 2.1% |
| Northwest | \$538 | \$534 | 0.8% | \$193 | \$209 | -7.5% | \$758 | \$692 | 9.4% | \$422 | \$429 | -1.7% |
| Statewide Average | \$473 | \$452 | 4.6% | \$188 | \$190 | -1.2% | \$680 | \$636 | 7.0% | \$480 | \$455 | 5.5% |

Regions:

Southeast: Albany, Carbon, Goshen, Laramie, Niobrara, Platte

Southwest: North Lincoln, South Lincoln, Sublette, Sweetwater, Uinta

Central: Converse, Fremont, Natrona

Northeast: Campbell, Crook, Johnson, Sheridan, Weston

Northwest: Big Horn, Hot Springs, Park, Teton, Washakie

(1) - Two-bedroom, unfurnished, excluding gas and electric.

(2) - Single-wide, including water.

(3) - Two or three-bedroom, single family, excluding gas and electric.

(4) - This price reflects total monthly rental expense, including lot rent.

Note: The regional averages are weighted by population within the region.

(NA) - There were too few observations to report the data.