

TABLE A: LIST OF METROPOLITAN AND NON-METROPOLITAN AREAS RANKED BY TOTAL AMENITY VALUE

Full Name of Metropolitan Area	Population	Adjusted Differentials		Land Rents		Quality of Life		Trade-Productivity		Federal Tax	Total Amenity Values	
		Wages	Costs	Linear	Quadratic	Value	Rank	Value	Rank	Differential	Value	Rank
San Francisco--Oakland--San Jose, CA CMSA	7,039,362	0.260	0.746	2.482	2.039	0.114	6	0.285	1	0.048	0.296	1
Santa Barbara--Santa Maria--Lompoc, CA MSA	399,347	0.108	0.665	2.556	2.058	0.158	2	0.156	3	0.002	0.258	2
Salinas-Monterey-Carmel, CA MSA	401,762	0.085	0.533	2.052	1.708	0.126	3	0.125	8	0.001	0.206	3
Honolulu, HI MSA	876,156	-0.005	0.493	2.127	1.739	0.165	1	0.049	23	-0.017	0.196	4
San Diego, CA MSA	2,813,833	0.061	0.441	1.722	1.466	0.108	7	0.096	12	-0.002	0.170	5
New York--Northern New Jersey--Long Island, NY--NJ--CT--PA CMSA	21,199,864	0.209	0.423	1.239	1.115	0.033	43	0.210	2	0.043	0.167	6
Los Angeles--Riverside--Orange County, CA CMSA	16,373,645	0.127	0.399	1.360	1.202	0.065	17	0.143	5	0.021	0.157	7
San Luis Obispo--Atascadero--Paso Robles, CA MSA	246,681	0.019	0.400	1.659	1.411	0.115	5	0.058	21	-0.014	0.152	8
Boston--Worcester--Lawrence, MA--NH--ME--CT CMSA	5,819,100	0.136	0.349	1.122	1.013	0.045	34	0.145	4	0.026	0.138	9
non-metropolitan areas, HI	335,651	-0.029	0.288	1.314	1.140	0.111		0.008		-0.016	0.116	
Naples, FL MSA	251,377	-0.009	0.287	1.253	1.097	0.098	8	0.024	35	-0.012	0.113	10
Barnstable--Yarmouth, MA MSA	162,582	0.011	0.295	1.235	1.087	0.086	10	0.040	29	-0.011	0.112	11
Seattle--Tacoma--Bremerton, WA CMSA	3,554,760	0.082	0.277	0.965	0.879	0.049	30	0.094	13	0.013	0.110	12
Santa Fe, NM MSA	147,635	-0.060	0.254	1.254	1.088	0.115	4	-0.020	67	-0.024	0.102	13
Chicago--Gary--Kenosha, IL--IN--WI CMSA	9,157,540	0.136	0.219	0.564	0.536	0.004	80	0.131	7	0.031	0.087	14
Denver--Boulder--Greeley, CO CMSA	2,581,506	0.046	0.204	0.749	0.694	0.045	35	0.058	20	0.007	0.082	15
Reno, NV MSA	339,486	0.026	0.198	0.779	0.717	0.050	29	0.042	28	-0.002	0.076	16
Anchorage, AK MSA	260,283	0.070	0.184	0.598	0.564	0.024	56	0.075	17	0.012	0.072	17
Sacramento--Yolo, CA CMSA	1,796,857	0.066	0.183	0.603	0.568	0.025	54	0.072	18	0.011	0.071	18
non-metropolitan areas, RI	258,023	0.047	0.181	0.647	0.606	0.035		0.057		0.006	0.071	
Portland--Salem, OR--WA CMSA	2,265,223	0.033	0.167	0.628	0.588	0.041	37	0.044	27	0.006	0.069	19
non-metropolitan areas, CO	924,086	-0.065	0.173	0.918	0.819	0.088		-0.033		-0.024	0.068	
Washington--Baltimore, DC--MD--VA--WV CMSA	7,608,070	0.130	0.165	0.350	0.339	-0.012	116	0.120	9	0.031	0.066	20
West Palm Beach--Boca Raton, FL MSA	1,131,184	0.036	0.146	0.527	0.499	0.030	46	0.044	26	0.006	0.059	21
Hartford, CT MSA	1,183,110	0.150	0.147	0.215	0.208	-0.029	164	0.134	6	0.035	0.057	22
Miami--Fort Lauderdale, FL CMSA	3,876,380	-0.008	0.128	0.570	0.533	0.046	33	0.007	41	-0.006	0.051	23
non-metropolitan areas, CT	1,350,818	0.108	0.136	0.287	0.279	-0.013		0.100		0.022	0.051	
Fort Collins--Loveland, CO MSA	251,494	-0.053	0.115	0.639	0.587	0.064	18	-0.030	73	-0.019	0.045	24
Austin--San Marcos, TX MSA	1,249,763	0.017	0.116	0.453	0.431	0.029	49	0.026	34	0.000	0.045	25
Sarasota--Bradenton, FL MSA	589,959	-0.072	0.112	0.677	0.617	0.073	13	-0.045	83	-0.023	0.044	26
Stockton--Lodi, CA MSA	563,598	0.087	0.107	0.221	0.216	-0.008	103	0.080	14	0.021	0.043	27
Phoenix--Mesa, AZ MSA	3,251,876	0.031	0.096	0.327	0.316	0.018	62	0.035	31	0.007	0.040	28
Madison, WI MSA	426,526	-0.036	0.099	0.527	0.491	0.050	28	-0.018	64	-0.014	0.038	29
non-metropolitan areas, AK	367,124	0.040	0.096	0.300	0.291	0.011		0.042		0.007	0.037	
Detroit--Ann Arbor--Flint, MI CMSA	5,456,428	0.134	0.089	0.015	0.009	-0.037	186	0.115	10	0.036	0.037	30
non-metropolitan areas, CA	1,249,739	-0.030	0.104	0.528	0.493	0.044		-0.013		-0.017	0.036	
Bellingham, WA MSA	166,814	-0.068	0.088	0.566	0.522	0.063	19	-0.045	84	-0.023	0.034	31
non-metropolitan areas, MA	569,691	0.005	0.085	0.348	0.334	0.021		0.013		-0.005	0.030	
Philadelphia--Wilmington--Atlantic City, PA--NJ--DE--MD CMSA	6,188,463	0.117	0.068	-0.028	-0.034	-0.036	184	0.100	11	0.030	0.027	32
Medford--Ashland, OR MSA	181,269	-0.135	0.072	0.681	0.610	0.090	9	-0.099	150	-0.042	0.027	33
Las Vegas, NV--AZ MSA	1,563,282	0.088	0.066	0.042	0.040	-0.023	144	0.077	15	0.022	0.026	34
Eugene--Springfield, OR MSA	322,959	-0.118	0.067	0.612	0.554	0.080	12	-0.086	134	-0.036	0.025	35
Minneapolis--St. Paul, MN--WI MSA	2,968,806	0.088	0.055	-0.005	-0.008	-0.023	143	0.075	16	0.026	0.025	36
Raleigh--Durham--Chapel Hill, NC MSA	1,187,941	0.018	0.049	0.160	0.158	0.010	72	0.019	36	0.006	0.022	37
Portland, ME MSA	243,537	-0.077	0.045	0.406	0.379	0.058	22	-0.056	95	-0.019	0.022	38
Milwaukee--Racine, WI CMSA	1,689,572	0.044	0.038	0.041	0.040	-0.007	100	0.039	30	0.014	0.018	39
Flagstaff, AZ--UT MSA	122,366	-0.140	0.053	0.611	0.549	0.085	11	-0.105	157	-0.043	0.018	40

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		Wages	Costs	Linear	Quadratic	Value	Rank	Value	Rank	Differential	Value	Rank
Modesto, CA MSA	446,997	0.054	0.034	-0.004	-0.005	-0.016	124	0.047	25	0.014	0.014	41
Colorado Springs, CO MSA	516,929	-0.083	0.035	0.376	0.352	0.053	25	-0.062	97	-0.024	0.013	42
Salt Lake City--Ogden, UT MSA	1,333,914	-0.023	0.018	0.142	0.139	0.019	60	-0.016	57	-0.005	0.009	43
Atlanta, GA MSA	4,112,198	0.078	0.016	-0.146	-0.153	-0.032	175	0.063	19	0.023	0.008	44
non-metropolitan areas, NH	1,011,597	-0.022	0.018	0.140	0.137	0.018		-0.016		-0.006	0.008	
Albuquerque, NM MSA	712,738	-0.082	0.009	0.264	0.250	0.048	31	-0.064	100	-0.020	0.007	45
Fort Myers--Cape Coral, FL MSA	440,888	-0.106	0.014	0.351	0.326	0.058	20	-0.082	127	-0.029	0.006	46
Wilmington, NC MSA	233,450	-0.133	0.021	0.457	0.416	0.071	14	-0.102	154	-0.040	0.005	47
Charleston--North Charleston, SC MSA	549,033	-0.094	0.012	0.310	0.290	0.050	27	-0.073	112	-0.027	0.004	48
Dallas--Fort Worth, TX CMSA	5,221,801	0.071	0.009	-0.158	-0.166	-0.033	176	0.057	22	0.020	0.004	49
Chico--Paradise, CA MSA	203,171	-0.091	0.024	0.353	0.329	0.047	32	-0.070	109	-0.033	0.002	50
Providence--Fall River--Warwick, RI--MA MSA	1,188,613	0.012	-0.005	-0.055	-0.056	-0.008	106	0.009	40	0.003	-0.003	51
Tucson, AZ MSA	843,746	-0.112	-0.003	0.294	0.273	0.054	24	-0.089	135	-0.032	-0.003	52
Charlotte--Gastonia--Rock Hill, NC--SC MSA	1,499,293	0.014	-0.018	-0.113	-0.115	-0.009	110	0.009	39	0.008	-0.003	53
Charlottesville, VA MSA	159,576	-0.113	-0.003	0.299	0.277	0.053	26	-0.089	137	-0.034	-0.004	54
non-metropolitan areas, NV	285,196	0.012	-0.013	-0.088	-0.089	-0.011		0.008		0.003	-0.006	
non-metropolitan areas, WA	1,063,531	-0.082	-0.021	0.133	0.127	0.034		-0.067		-0.022	-0.009	
non-metropolitan areas, OR	1,194,699	-0.129	-0.022	0.260	0.239	0.057		-0.105		-0.036	-0.010	
Orlando, FL MSA	1,644,561	-0.040	-0.029	-0.014	-0.014	0.012	69	-0.035	76	-0.009	-0.010	55
Redding, CA MSA	163,256	-0.096	-0.010	0.220	0.207	0.039	40	-0.077	119	-0.033	-0.011	56
Nashville, TN MSA	1,231,311	-0.015	-0.030	-0.088	-0.089	-0.001	88	-0.015	56	-0.002	-0.011	57
Springfield, MA MSA	591,932	-0.006	-0.022	-0.075	-0.075	-0.007	102	-0.007	52	-0.005	-0.012	58
Savannah, GA MSA	293,000	-0.064	-0.027	0.058	0.055	0.021	58	-0.053	92	-0.019	-0.013	59
Cleveland--Akron, OH CMSA	2,945,831	0.012	-0.037	-0.190	-0.195	-0.017	126	0.005	45	0.005	-0.014	60
Provo--Orem, UT MSA	368,536	-0.053	-0.046	-0.051	-0.052	0.013	66	-0.047	86	-0.012	-0.017	61
Columbus, OH MSA	1,540,157	0.025	-0.046	-0.268	-0.280	-0.027	158	0.015	38	0.010	-0.017	62
Iowa City, IA MSA	111,006	-0.084	-0.051	0.014	0.011	0.027	52	-0.072	111	-0.020	-0.019	63
Tampa--St. Petersburg--Clearwater, FL MSA	2,395,997	-0.058	-0.054	-0.074	-0.075	0.013	67	-0.051	91	-0.013	-0.020	64
Green Bay, WI MSA	226,778	-0.018	-0.062	-0.214	-0.220	-0.009	112	-0.021	69	-0.001	-0.023	65
Cincinnati--Hamilton, OH--KY--IN CMSA	1,979,202	0.041	-0.064	-0.387	-0.413	-0.039	190	0.026	33	0.016	-0.023	66
non-metropolitan areas, VT	608,387	-0.166	-0.068	0.167	0.149	0.064		-0.139		-0.041	-0.024	
Fresno, CA MSA	922,516	-0.017	-0.057	-0.198	-0.203	-0.012	117	-0.019	66	-0.005	-0.025	67
Grand Junction, CO MSA	116,255	-0.180	-0.057	0.249	0.222	0.070	15	-0.148	208	-0.049	-0.025	68
Des Moines, IA MSA	456,022	-0.019	-0.074	-0.264	-0.272	-0.011	115	-0.023	70	0.001	-0.026	69
New Orleans, LA MSA	1,337,726	-0.073	-0.068	-0.089	-0.090	0.016	63	-0.065	101	-0.017	-0.026	70
Fort Pierce--Port St. Lucie, FL MSA	319,426	-0.086	-0.070	-0.063	-0.065	0.022	57	-0.076	114	-0.020	-0.027	71
Albany--Schenectady--Troy, NY MSA	875,583	-0.004	-0.062	-0.253	-0.262	-0.021	141	-0.010	55	-0.002	-0.028	72
Asheville, NC MSA	225,965	-0.156	-0.063	0.161	0.144	0.055	23	-0.130	193	-0.044	-0.028	73
Houston--Galveston--Brazoria, TX CMSA	4,669,571	0.072	-0.075	-0.520	-0.572	-0.060	221	0.049	24	0.023	-0.029	74
Yakima, WA MSA	222,581	-0.027	-0.076	-0.251	-0.258	-0.010	114	-0.030	72	-0.004	-0.029	75
Norfolk--Virginia Beach--Newport News, VA--NC MSA	1,569,541	-0.107	-0.067	0.008	0.004	0.030	48	-0.092	141	-0.030	-0.029	76
Merced, CA MSA	210,554	-0.013	-0.070	-0.263	-0.272	-0.018	129	-0.018	61	-0.003	-0.029	77
Lancaster, PA MSA	470,658	-0.012	-0.074	-0.283	-0.294	-0.018	131	-0.017	58	-0.001	-0.029	78
Allentown--Bethlehem--Easton, PA MSA	637,958	0.006	-0.080	-0.361	-0.380	-0.029	161	-0.004	48	0.005	-0.031	79
State College, PA MSA	135,758	-0.134	-0.073	0.055	0.047	0.040	38	-0.113	168	-0.038	-0.032	80
Tallahassee, FL MSA	284,539	-0.108	-0.085	-0.065	-0.068	0.028	50	-0.095	143	-0.026	-0.033	81
Punta Gorda, FL MSA	141,627	-0.168	-0.083	0.105	0.090	0.058	21	-0.142	204	-0.043	-0.033	82

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Kansas City, MO--KS MSA	1,776,062	0.006	-0.094	-0.419	-0.445	-0.030	166	-0.005	50	0.009	-0.033	83
Richmond--Petersburg, VA MSA	996,512	0.006	-0.088	-0.394	-0.416	-0.031	169	-0.005	49	0.006	-0.034	84
Indianapolis, IN MSA	1,607,486	0.019	-0.090	-0.437	-0.467	-0.038	187	0.005	46	0.009	-0.034	85
Jacksonville, FL MSA	1,100,491	-0.071	-0.091	-0.192	-0.196	0.008	75	-0.066	103	-0.015	-0.035	86
St. Louis, MO--IL MSA	2,603,607	0.005	-0.094	-0.416	-0.442	-0.031	170	-0.006	51	0.007	-0.035	87
Memphis, TN--AR--MS MSA	1,135,614	0.023	-0.104	-0.511	-0.553	-0.044	196	0.007	42	0.012	-0.039	88
Rochester, NY MSA	1,098,201	-0.014	-0.091	-0.349	-0.365	-0.026	154	-0.021	68	-0.004	-0.039	89
Richland--Kennewick--Pasco, WA MSA	191,822	0.033	-0.104	-0.538	-0.586	-0.049	209	0.015	37	0.014	-0.039	90
Lexington, KY MSA	479,198	-0.061	-0.102	-0.272	-0.279	-0.002	90	-0.059	96	-0.013	-0.040	91
Bryan--College Station, TX MSA	152,415	-0.133	-0.099	-0.059	-0.064	0.033	42	-0.116	172	-0.035	-0.041	92
Bloomington, IN MSA	120,563	-0.119	-0.097	-0.087	-0.091	0.026	53	-0.105	156	-0.032	-0.041	93
Boise City, ID MSA	432,345	-0.082	-0.114	-0.261	-0.268	0.008	74	-0.077	118	-0.015	-0.041	94
Fort Walton Beach, FL MSA	170,498	-0.202	-0.108	0.094	0.075	0.067	16	-0.171	224	-0.052	-0.043	95
Yuba City, CA MSA	139,149	-0.072	-0.100	-0.230	-0.236	-0.001	87	-0.067	107	-0.021	-0.044	96
Birmingham, AL MSA	921,106	-0.008	-0.117	-0.477	-0.509	-0.032	173	-0.019	65	0.004	-0.044	97
Harrisburg--Lebanon--Carlisle, PA MSA	629,401	-0.007	-0.113	-0.466	-0.497	-0.033	177	-0.018	62	0.002	-0.045	98
non-metropolitan areas, DE	158,149	-0.077	-0.109	-0.258	-0.264	0.001		-0.072		-0.019	-0.045	
non-metropolitan areas, MD	666,998	-0.018	-0.111	-0.424	-0.448	-0.030		-0.026		-0.005	-0.047	
Gainesville, FL MSA	217,955	-0.147	-0.121	-0.114	-0.120	0.035	41	-0.129	191	-0.036	-0.047	99
Cedar Rapids, IA MSA	191,701	-0.079	-0.127	-0.326	-0.337	0.000	85	-0.076	115	-0.015	-0.048	100
Lansing--East Lansing, MI MSA	447,728	0.005	-0.119	-0.524	-0.565	-0.043	195	-0.008	54	0.004	-0.048	101
Columbia, SC MSA	536,691	-0.072	-0.127	-0.345	-0.357	-0.003	94	-0.071	110	-0.014	-0.049	102
Visalia--Tulare--Porterville, CA MSA	368,021	-0.032	-0.118	-0.417	-0.439	-0.024	147	-0.038	80	-0.007	-0.049	103
Dayton--Springfield, OH MSA	950,558	-0.018	-0.124	-0.481	-0.513	-0.031	172	-0.028	71	-0.001	-0.049	104
Greensboro--Winston-Salem--High Point, NC MSA	1,251,509	-0.044	-0.129	-0.432	-0.455	-0.018	127	-0.049	88	-0.006	-0.049	105
Grand Rapids--Muskegon--Holland, MI MSA	1,088,514	0.006	-0.121	-0.536	-0.580	-0.044	197	-0.008	53	0.004	-0.049	106
Louisville, KY--IN MSA	1,025,598	-0.041	-0.128	-0.437	-0.461	-0.020	138	-0.046	85	-0.006	-0.050	107
Omaha, NE--IA MSA	716,998	-0.066	-0.140	-0.417	-0.437	-0.007	101	-0.067	105	-0.008	-0.050	108
Myrtle Beach, SC MSA	196,629	-0.168	-0.121	-0.058	-0.067	0.042	36	-0.146	207	-0.045	-0.051	109
Appleton--Oshkosh--Neenah, WI MSA	358,365	-0.045	-0.133	-0.447	-0.472	-0.020	136	-0.050	89	-0.007	-0.052	110
Lafayette, IN MSA	182,821	-0.067	-0.129	-0.367	-0.382	-0.009	109	-0.067	104	-0.015	-0.052	111
Bakersfield, CA MSA	661,645	0.026	-0.141	-0.678	-0.755	-0.058	218	0.006	44	0.013	-0.055	112
Champaign--Urbana, IL MSA	179,669	-0.079	-0.129	-0.336	-0.348	-0.006	98	-0.077	117	-0.021	-0.055	113
Panama City, FL MSA	148,217	-0.150	-0.141	-0.190	-0.197	0.031	45	-0.133	196	-0.036	-0.055	114
non-metropolitan areas, AZ	942,343	-0.159	-0.135	-0.139	-0.146	0.035		-0.140		-0.041	-0.055	
Lincoln, NE MSA	250,291	-0.131	-0.148	-0.273	-0.282	0.021	59	-0.120	178	-0.029	-0.056	115
Janesville--Beloit, WI MSA	152,307	-0.002	-0.151	-0.641	-0.705	-0.045	201	-0.017	60	0.008	-0.056	116
Spokane, WA MSA	417,939	-0.096	-0.144	-0.353	-0.366	0.002	83	-0.091	140	-0.021	-0.057	117
Daytona Beach, FL MSA	493,175	-0.157	-0.148	-0.203	-0.211	0.032	44	-0.140	202	-0.038	-0.058	118
Baton Rouge, LA MSA	602,894	-0.043	-0.151	-0.531	-0.568	-0.026	155	-0.050	90	-0.005	-0.058	119
Athens, GA MSA	153,444	-0.134	-0.137	-0.221	-0.227	0.019	61	-0.120	180	-0.036	-0.058	120
Greenville--Spartanburg--Anderson, SC MSA	962,441	-0.057	-0.154	-0.504	-0.536	-0.019	135	-0.062	98	-0.008	-0.058	121
Yuma, AZ MSA	160,026	-0.104	-0.148	-0.349	-0.362	0.004	79	-0.098	149	-0.024	-0.059	122
Melbourne--Titusville--Palm Bay, FL MSA	476,230	-0.107	-0.153	-0.362	-0.375	0.005	77	-0.101	153	-0.023	-0.059	123
Bloomington--Normal, IL MSA	150,433	0.029	-0.152	-0.731	-0.823	-0.064	230	0.007	43	0.013	-0.060	124
Rochester, MN MSA	124,277	0.022	-0.159	-0.741	-0.834	-0.060	224	0.000	47	0.014	-0.060	125
Toledo, OH MSA	618,203	-0.024	-0.153	-0.590	-0.639	-0.038	189	-0.035	77	-0.002	-0.061	126

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Full Name of Metropolitan Area	Population	Adjusted Differentials		Land Rents		Quality of Life		Trade-Productivity		Federal Tax	Total Amenity Values	
		Wages	Costs	Linear	Quadratic	Value	Rank	Value	Rank	Differential	Value	Rank
Reading, PA MSA	373,638	0.000	-0.161	-0.691	-0.766	-0.052	212	-0.017	59	0.006	-0.063	127
non-metropolitan areas, UT	531,967	-0.132	-0.158	-0.312	-0.322	0.014		-0.121		-0.032	-0.063	
York, PA MSA	381,751	-0.024	-0.162	-0.630	-0.687	-0.041	193	-0.036	79	-0.001	-0.064	128
Little Rock--North Little Rock, AR MSA	583,845	-0.100	-0.174	-0.470	-0.495	-0.003	92	-0.098	148	-0.018	-0.065	129
Dover, DE MSA	126,697	-0.083	-0.163	-0.467	-0.492	-0.013	118	-0.083	130	-0.019	-0.066	130
Tulsa, OK MSA	803,235	-0.080	-0.180	-0.551	-0.587	-0.014	120	-0.082	128	-0.012	-0.067	131
Sheboygan, WI MSA	112,646	-0.062	-0.172	-0.567	-0.608	-0.024	149	-0.067	106	-0.011	-0.067	132
Pittsburgh, PA MSA	2,358,695	-0.037	-0.171	-0.635	-0.691	-0.038	188	-0.047	87	-0.005	-0.068	133
Sioux Falls, SD MSA	172,412	-0.124	-0.180	-0.431	-0.451	0.007	76	-0.118	175	-0.026	-0.069	134
Buffalo--Niagara Falls, NY MSA	1,170,111	-0.027	-0.170	-0.654	-0.716	-0.045	200	-0.039	81	-0.005	-0.070	135
Tuscaloosa, AL MSA	164,875	-0.097	-0.180	-0.503	-0.532	-0.009	111	-0.096	146	-0.020	-0.071	136
Corpus Christi, TX MSA	380,783	-0.081	-0.182	-0.558	-0.596	-0.019	134	-0.083	129	-0.016	-0.072	137
Davenport--Moline--Rock Island, IA--IL MSA	359,062	-0.079	-0.184	-0.570	-0.609	-0.020	137	-0.082	126	-0.016	-0.072	138
Montgomery, AL MSA	333,055	-0.120	-0.183	-0.455	-0.477	0.001	84	-0.114	169	-0.027	-0.073	139
San Antonio, TX MSA	1,592,383	-0.089	-0.187	-0.556	-0.593	-0.016	125	-0.091	138	-0.019	-0.074	140
Kalamazoo--Battle Creek, MI MSA	452,851	-0.018	-0.185	-0.745	-0.829	-0.053	214	-0.034	75	-0.001	-0.075	141
La Crosse, WI--MN MSA	126,838	-0.121	-0.190	-0.480	-0.505	-0.003	91	-0.116	171	-0.029	-0.077	142
Knoxville, TN MSA	687,249	-0.113	-0.197	-0.534	-0.565	-0.007	99	-0.111	164	-0.024	-0.077	143
Benton Harbor, MI MSA	162,453	-0.074	-0.187	-0.598	-0.643	-0.027	159	-0.079	121	-0.018	-0.078	144
Greenville, NC MSA	133,798	-0.079	-0.201	-0.645	-0.697	-0.024	148	-0.084	132	-0.014	-0.078	145
Pensacola, FL MSA	412,153	-0.155	-0.201	-0.435	-0.455	0.014	65	-0.144	206	-0.035	-0.078	146
Fayetteville, NC MSA	302,963	-0.190	-0.191	-0.294	-0.307	0.030	47	-0.171	223	-0.049	-0.079	147
Tyler, TX MSA	174,706	-0.103	-0.198	-0.566	-0.603	-0.013	119	-0.103	155	-0.022	-0.079	148
Springfield, IL MSA	201,437	-0.073	-0.194	-0.630	-0.681	-0.029	165	-0.078	120	-0.017	-0.080	149
Fayetteville--Springdale--Rogers, AR MSA	311,121	-0.139	-0.208	-0.508	-0.536	0.005	78	-0.132	194	-0.029	-0.080	150
Oklahoma City, OK MSA	1,083,346	-0.123	-0.210	-0.560	-0.595	-0.003	93	-0.120	179	-0.024	-0.080	151
Rockford, IL MSA	371,236	0.004	-0.201	-0.876	-1.006	-0.069	235	-0.018	63	0.007	-0.080	152
Canton--Massillon, OH MSA	406,934	-0.074	-0.199	-0.649	-0.703	-0.029	163	-0.080	124	-0.015	-0.080	153
Columbia, MO MSA	135,454	-0.182	-0.199	-0.354	-0.369	0.025	55	-0.165	219	-0.045	-0.080	154
Hickory--Morganton--Lenoir, NC MSA	341,851	-0.125	-0.204	-0.530	-0.561	-0.004	97	-0.121	181	-0.028	-0.081	155
Jackson, MS MSA	440,801	-0.092	-0.212	-0.656	-0.709	-0.020	139	-0.095	145	-0.016	-0.082	156
Chattanooga, TN--GA MSA	465,161	-0.092	-0.207	-0.634	-0.683	-0.021	140	-0.095	144	-0.018	-0.082	157
Roanoke, VA MSA	235,932	-0.107	-0.208	-0.598	-0.640	-0.015	123	-0.107	161	-0.024	-0.084	158
non-metropolitan areas, FL	1,222,532	-0.173	-0.215	-0.446	-0.468	0.018		-0.159		-0.039	-0.084	
Glens Falls, NY MSA	124,345	-0.110	-0.197	-0.542	-0.576	-0.015	122	-0.108	162	-0.030	-0.084	159
Evansville--Henderson, IN--KY MSA	296,195	-0.087	-0.212	-0.669	-0.725	-0.026	156	-0.091	139	-0.018	-0.085	160
Saginaw--Bay City--Midland, MI MSA	403,070	-0.010	-0.213	-0.887	-1.017	-0.066	232	-0.031	74	0.003	-0.086	161
South Bend, IN MSA	265,559	-0.058	-0.219	-0.779	-0.865	-0.042	194	-0.069	108	-0.009	-0.087	162
Columbus, GA--AL MSA	274,624	-0.127	-0.213	-0.562	-0.597	-0.008	105	-0.123	184	-0.031	-0.087	163
non-metropolitan areas, ME	1,033,664	-0.185	-0.226	-0.460	-0.484	0.021		-0.170		-0.041	-0.087	
Mobile, AL MSA	540,258	-0.126	-0.221	-0.603	-0.644	-0.009	108	-0.123	183	-0.027	-0.087	164
Peoria--Peekin, IL MSA	347,387	-0.020	-0.220	-0.886	-1.013	-0.063	227	-0.040	82	0.001	-0.088	165
Lakeland--Winter Haven, FL MSA	483,924	-0.117	-0.229	-0.659	-0.711	-0.014	121	-0.117	173	-0.023	-0.089	166
Amarillo, TX MSA	217,858	-0.143	-0.224	-0.565	-0.600	-0.001	89	-0.137	199	-0.033	-0.089	167
Biloxi--Gulfport--Pascagoula, MS MSA	363,988	-0.130	-0.230	-0.627	-0.672	-0.008	107	-0.128	190	-0.027	-0.090	168
Huntsville, AL MSA	342,376	-0.038	-0.234	-0.897	-1.023	-0.055	215	-0.055	94	-0.001	-0.090	169
Kokomo, IN MSA	101,541	0.073	-0.239	-1.224	-1.561	-0.111	241	0.032	32	0.031	-0.091	170

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		Wages	Costs	Linear	Quadratic	Value	Rank	Value	Rank	Differential	Value	Rank
Jackson, MI MSA	158,422	-0.015	-0.227	-0.933	-1.078	-0.068	234	-0.036	78	0.002	-0.091	171
non-metropolitan areas, MT	774,080	-0.266	-0.240	-0.296	-0.317	0.059		-0.236		-0.062	-0.092	
non-metropolitan areas, NY	1,744,930	-0.111	-0.216	-0.621	-0.666	-0.021		-0.111		-0.030	-0.092	
Wichita, KS MSA	545,220	-0.063	-0.245	-0.878	-0.991	-0.044	198	-0.076	116	-0.005	-0.093	172
Killeen--Temple, TX MSA	312,952	-0.232	-0.230	-0.348	-0.367	0.040	39	-0.208	236	-0.058	-0.093	173
Rocky Mount, NC MSA	143,026	-0.106	-0.238	-0.729	-0.796	-0.024	145	-0.109	163	-0.021	-0.094	174
Las Cruces, NM MSA	174,682	-0.208	-0.240	-0.455	-0.479	0.027	51	-0.190	232	-0.049	-0.094	175
Lubbock, TX MSA	242,628	-0.162	-0.239	-0.579	-0.616	0.003	81	-0.153	212	-0.038	-0.095	176
Syracuse, NY MSA	732,117	-0.038	-0.234	-0.900	-1.027	-0.061	226	-0.055	93	-0.006	-0.096	177
non-metropolitan areas, NC	2,632,956	-0.148	-0.242	-0.628	-0.673	-0.005		-0.143		-0.034	-0.097	
Billings, MT MSA	129,352	-0.178	-0.256	-0.608	-0.649	0.011	71	-0.168	222	-0.036	-0.097	178
Lafayette, LA MSA	385,647	-0.099	-0.248	-0.792	-0.875	-0.030	167	-0.105	158	-0.018	-0.097	179
Pueblo, CO MSA	141,472	-0.159	-0.246	-0.614	-0.656	0.000	86	-0.152	211	-0.036	-0.097	180
Augusta--Aiken, GA--SC MSA	477,441	-0.072	-0.249	-0.867	-0.976	-0.044	199	-0.083	131	-0.011	-0.098	181
non-metropolitan areas, ID	863,855	-0.177	-0.252	-0.590	-0.628	0.008		-0.167		-0.040	-0.099	
Scranton--Wilkes-Barre--Hazleton, PA MSA	624,776	-0.102	-0.246	-0.776	-0.855	-0.031	168	-0.107	160	-0.021	-0.099	182
Auburn--Opelika, AL MSA	115,092	-0.126	-0.253	-0.738	-0.805	-0.019	133	-0.127	189	-0.026	-0.100	183
Fort Wayne, IN MSA	502,141	-0.048	-0.255	-0.959	-1.105	-0.059	220	-0.065	102	-0.004	-0.100	184
Wausau, WI MSA	125,834	-0.074	-0.257	-0.898	-1.015	-0.046	202	-0.086	133	-0.011	-0.101	185
non-metropolitan areas, WI	1,866,585	-0.116	-0.252	-0.762	-0.835	-0.025		-0.119		-0.025	-0.101	
Waterloo--Cedar Falls, IA MSA	128,012	-0.129	-0.261	-0.766	-0.838	-0.019	132	-0.130	192	-0.025	-0.101	186
non-metropolitan areas, SC	1,616,255	-0.126	-0.259	-0.762	-0.834	-0.020		-0.127		-0.026	-0.102	
Eau Claire, WI MSA	148,337	-0.119	-0.258	-0.776	-0.852	-0.025	151	-0.122	182	-0.025	-0.103	187
non-metropolitan areas, MI	2,178,963	-0.073	-0.254	-0.889	-1.004	-0.050		-0.085		-0.015	-0.104	
non-metropolitan areas, WY	493,849	-0.193	-0.270	-0.625	-0.668	0.012		-0.181		-0.042	-0.104	
Shreveport--Bossier City, LA MSA	392,302	-0.113	-0.266	-0.830	-0.921	-0.029	162	-0.118	176	-0.021	-0.104	188
Sioux City, IA--NE MSA	124,130	-0.122	-0.271	-0.825	-0.913	-0.025	150	-0.126	187	-0.023	-0.105	189
Macon, GA MSA	322,549	-0.058	-0.267	-0.986	-1.139	-0.058	219	-0.074	113	-0.007	-0.106	190
Jackson, TN MSA	107,377	-0.079	-0.273	-0.951	-1.086	-0.048	204	-0.092	142	-0.011	-0.106	191
Topeka, KS MSA	169,871	-0.139	-0.273	-0.787	-0.864	-0.018	128	-0.139	201	-0.028	-0.107	192
Ocala, FL MSA	258,916	-0.168	-0.274	-0.712	-0.771	-0.003	95	-0.162	218	-0.036	-0.107	193
Erie, PA MSA	280,843	-0.105	-0.269	-0.864	-0.966	-0.036	183	-0.112	167	-0.021	-0.108	194
Fargo--Moorhead, ND--MN MSA	174,367	-0.159	-0.280	-0.762	-0.832	-0.008	104	-0.156	216	-0.032	-0.108	195
Monroe, LA MSA	147,250	-0.120	-0.277	-0.855	-0.951	-0.029	160	-0.125	185	-0.023	-0.109	196
Youngstown--Warren, OH MSA	594,746	-0.075	-0.273	-0.964	-1.104	-0.052	213	-0.089	136	-0.013	-0.109	197
Muncie, IN MSA	118,769	-0.111	-0.274	-0.870	-0.972	-0.035	180	-0.117	174	-0.023	-0.110	198
Waco, TX MSA	213,517	-0.107	-0.278	-0.896	-1.007	-0.037	185	-0.114	170	-0.020	-0.110	199
Springfield, MO MSA	325,721	-0.185	-0.276	-0.673	-0.723	0.002	82	-0.176	227	-0.043	-0.110	200
Clarksville--Hopkinsville, TN--KY MSA	207,033	-0.206	-0.280	-0.636	-0.681	0.012	68	-0.192	233	-0.047	-0.111	201
Lake Charles, LA MSA	183,577	-0.062	-0.286	-1.058	-1.240	-0.060	225	-0.079	122	-0.005	-0.111	202
Goldsboro, NC MSA	113,329	-0.182	-0.286	-0.724	-0.784	-0.003	96	-0.175	226	-0.043	-0.115	203
Williamsport, PA MSA	120,044	-0.121	-0.288	-0.901	-1.010	-0.035	181	-0.126	188	-0.025	-0.115	204
Houma, LA MSA	194,477	-0.093	-0.296	-1.012	-1.166	-0.048	206	-0.105	159	-0.014	-0.116	205
Lynchburg, VA MSA	214,911	-0.134	-0.297	-0.904	-1.013	-0.031	171	-0.138	200	-0.029	-0.119	206
Mansfield, OH MSA	175,818	-0.101	-0.299	-1.003	-1.151	-0.049	207	-0.112	166	-0.020	-0.120	207
St. Cloud, MN MSA	167,392	-0.101	-0.300	-1.009	-1.160	-0.049	210	-0.112	165	-0.020	-0.120	208
Longview--Marshall, TX MSA	208,780	-0.126	-0.305	-0.962	-1.090	-0.036	182	-0.132	195	-0.025	-0.121	209

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Decatur, AL MSA	145,867	-0.061	-0.312	-1.170	-1.406	-0.069	236	-0.082	125	-0.004	-0.121	210
Johnson City--Kingsport--Bristol, TN--VA MSA	480,091	-0.155	-0.309	-0.900	-1.004	-0.022	142	-0.156	215	-0.032	-0.122	211
Albany, GA MSA	120,822	-0.081	-0.307	-1.091	-1.281	-0.060	222	-0.097	147	-0.013	-0.122	212
non-metropolitan areas, GA	2,744,802	-0.124	-0.303	-0.958	-1.085	-0.039		-0.131		-0.026	-0.122	
Binghamton, NY MSA	252,320	-0.109	-0.295	-0.965	-1.098	-0.047	203	-0.118	177	-0.026	-0.122	213
El Paso, TX MSA	679,622	-0.137	-0.308	-0.943	-1.063	-0.032	174	-0.141	203	-0.028	-0.122	214
non-metropolitan areas, NM	783,050	-0.212	-0.312	-0.753	-0.818	0.006		-0.201		-0.047	-0.122	
Wichita Falls, TX MSA	140,518	-0.226	-0.310	-0.707	-0.763	0.012	70	-0.212	237	-0.053	-0.124	215
Laredo, TX MSA	193,117	-0.220	-0.311	-0.726	-0.786	0.009	73	-0.207	235	-0.051	-0.124	216
non-metropolitan areas, IN	1,791,003	-0.096	-0.316	-1.091	-1.276	-0.055		-0.110		-0.017	-0.126	
Abilene, TX MSA	126,555	-0.236	-0.318	-0.713	-0.770	0.014	64	-0.221	238	-0.056	-0.127	217
Duluth--Superior, MN--WI MSA	243,815	-0.082	-0.323	-1.161	-1.383	-0.065	231	-0.099	151	-0.012	-0.128	218
non-metropolitan areas, VA	1,640,567	-0.157	-0.322	-0.949	-1.067	-0.028		-0.158		-0.035	-0.130	
non-metropolitan areas, OH	2,548,986	-0.099	-0.323	-1.113	-1.307	-0.057		-0.113		-0.018	-0.130	
Fort Smith, AR--OK MSA	207,290	-0.176	-0.334	-0.948	-1.064	-0.018	130	-0.175	225	-0.035	-0.130	219
Lima, OH MSA	155,084	-0.082	-0.326	-1.169	-1.396	-0.066	233	-0.100	152	-0.013	-0.130	220
Sharon, PA MSA	120,293	-0.147	-0.325	-0.990	-1.123	-0.034	179	-0.151	210	-0.032	-0.131	221
Florence, AL MSA	142,950	-0.136	-0.334	-1.059	-1.221	-0.040	191	-0.143	205	-0.026	-0.132	222
St. Joseph, MO MSA	102,490	-0.164	-0.335	-0.985	-1.115	-0.026	157	-0.165	220	-0.034	-0.132	223
Alexandria, LA MSA	126,337	-0.167	-0.336	-0.978	-1.104	-0.025	152	-0.168	221	-0.035	-0.133	224
Beaumont--Port Arthur, TX MSA	385,090	-0.034	-0.343	-1.375	-1.758	-0.093	240	-0.063	99	0.003	-0.134	225
Odessa--Midland, TX MSA	237,132	-0.125	-0.343	-1.127	-1.320	-0.049	208	-0.135	198	-0.023	-0.135	226
Hattiesburg, MS MSA	111,674	-0.176	-0.346	-0.999	-1.131	-0.024	146	-0.176	228	-0.037	-0.137	227
Utica--Rome, NY MSA	299,896	-0.113	-0.333	-1.113	-1.304	-0.057	217	-0.125	186	-0.026	-0.137	228
Decatur, IL MSA	114,706	-0.055	-0.343	-1.322	-1.652	-0.086	239	-0.080	123	-0.005	-0.137	229
Sumter, SC MSA	104,646	-0.177	-0.350	-1.012	-1.149	-0.026	153	-0.177	229	-0.038	-0.139	230
non-metropolitan areas, PA	2,023,193	-0.129	-0.360	-1.188	-1.409	-0.054		-0.141		-0.025	-0.144	
Terre Haute, IN MSA	149,192	-0.120	-0.367	-1.240	-1.492	-0.060	223	-0.134	197	-0.022	-0.146	231
non-metropolitan areas, IA	1,863,270	-0.183	-0.374	-1.100	-1.268	-0.029		-0.185		-0.037	-0.147	
non-metropolitan areas, MN	1,565,030	-0.157	-0.364	-1.129	-1.314	-0.043		-0.163		-0.035	-0.148	
Altoona, PA MSA	129,144	-0.146	-0.372	-1.192	-1.410	-0.050	211	-0.155	214	-0.030	-0.149	232
non-metropolitan areas, IL	2,202,549	-0.135	-0.369	-1.210	-1.441	-0.056		-0.146		-0.029	-0.150	
Dothan, AL MSA	137,916	-0.180	-0.380	-1.134	-1.317	-0.033	178	-0.183	230	-0.037	-0.151	233
non-metropolitan areas, TN	2,123,330	-0.181	-0.393	-1.184	-1.389	-0.036		-0.185		-0.036	-0.154	
Danville, VA MSA	110,156	-0.151	-0.399	-1.297	-1.570	-0.056	216	-0.162	217	-0.030	-0.159	234
non-metropolitan areas, TX	4,030,376	-0.186	-0.406	-1.228	-1.453	-0.039		-0.191		-0.038	-0.161	
Jamestown, NY MSA	139,750	-0.143	-0.394	-1.298	-1.574	-0.063	228	-0.155	213	-0.032	-0.162	235
non-metropolitan areas, KS	1,366,517	-0.227	-0.410	-1.133	-1.307	-0.020		-0.223		-0.050	-0.163	
non-metropolitan areas, LA	1,415,540	-0.149	-0.420	-1.391	-1.723	-0.061		-0.163		-0.026	-0.165	
Gadsden, AL MSA	103,459	-0.131	-0.425	-1.464	-1.860	-0.072	238	-0.149	209	-0.021	-0.167	236
Joplin, MO MSA	157,322	-0.254	-0.418	-1.091	-1.245	-0.010	113	-0.246	241	-0.058	-0.167	237
Anniston, AL MSA	112,249	-0.181	-0.427	-1.331	-1.613	-0.048	205	-0.189	231	-0.036	-0.169	238
non-metropolitan areas, SD	629,811	-0.273	-0.435	-1.111	-1.270	-0.001		-0.262		-0.058	-0.169	
non-metropolitan areas, KY	2,828,647	-0.154	-0.432	-1.427	-1.782	-0.063		-0.168		-0.028	-0.170	
non-metropolitan areas, AR	1,607,993	-0.226	-0.437	-1.251	-1.478	-0.027		-0.225		-0.046	-0.171	
non-metropolitan areas, WV	1,809,034	-0.172	-0.444	-1.428	-1.777	-0.056		-0.184		-0.031	-0.174	
non-metropolitan areas, NE	878,760	-0.254	-0.451	-1.232	-1.443	-0.018		-0.249		-0.054	-0.178	

TABLE A: LIST OF METROPOLITAN AND NON-METROPOLITAN AREAS RANKED BY TOTAL AMENITY VALUE

Full Name of Metropolitan Area	Population	Adjusted Differentials		Land Rents		Quality of Life		Trade-Productivity		Federal Tax	Total Amenity Values	
		Wages	Costs	Linear	Quadratic	Value	Rank	Value	Rank	Differential	Value	Rank
non-metropolitan areas, MO	1,798,819	-0.253	-0.451	-1.236	-1.449	-0.021		-0.248		-0.056	-0.180	
non-metropolitan areas, AL	1,504,381	-0.166	-0.469	-1.551	-2.003	-0.068		-0.182		-0.030	-0.185	
Brownsville--Harlingen--San Benito, TX MSA	335,227	-0.223	-0.469	-1.397	-1.706	-0.041	192	-0.227	239	-0.046	-0.186	239
Johnstown, PA MSA	232,621	-0.181	-0.470	-1.518	-1.932	-0.064	229	-0.193	234	-0.036	-0.188	240
non-metropolitan areas, OK	1,862,951	-0.243	-0.479	-1.384	-1.678	-0.033		-0.243		-0.050	-0.189	
non-metropolitan areas, MS	1,869,256	-0.196	-0.496	-1.585	-2.051	-0.062		-0.208		-0.036	-0.195	
non-metropolitan areas, ND	521,239	-0.250	-0.502	-1.463	-1.806	-0.035		-0.251		-0.050	-0.196	
McAllen--Edinburg--Mission, TX MSA	569,463	-0.216	-0.548	-1.753	-2.390	-0.069	237	-0.229	240	-0.041	-0.216	241

Populations in non-metropolitan areas are approximate.