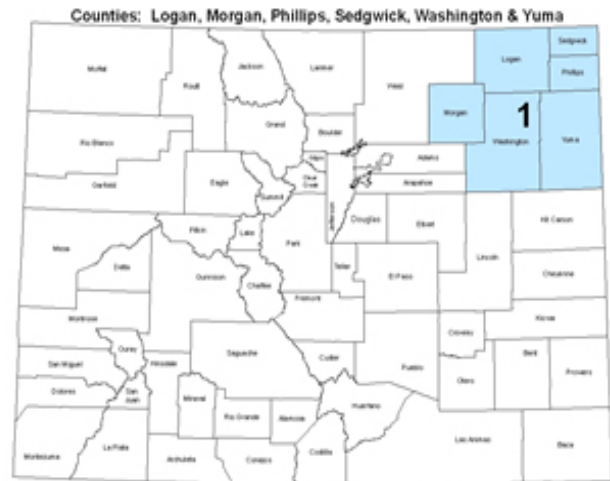


Regional Socio-Economic Profile

Region 1—Logan, Morgan, Phillips, Sedgwick, Washington, Yuma Counties

Overview

The central work of the State Demography Office is the research and production of population data and information and of the forces (fertility, mortality, migration) that lead to population change. Data and information about the population and the factors that lead to population change are critical for program and local area planning. This profile presents data on the economy and the population for the different Planning and Management Regions of Colorado. Included are:



The Economy

- Estimated Total Jobs by Industrial Sector.
- Personal Income by Source.
- The Economic Base in terms of Industrial Clusters.
- An Economic Forecast for the Base Industry Groups.

The Population

- Population Estimates, 2000 – 2009.
- The Relationships of Population, Households, and Housing.
- Population Forecasts, 2010 – 2035.
- Population by Age, 2009 and 2025.

Labor Market Highlights.

- Labor force and participation rates by age

Forecasting Worksheets

- Worksheets which show the relationship of the job forecast to the population forecast relate jobs to the population.

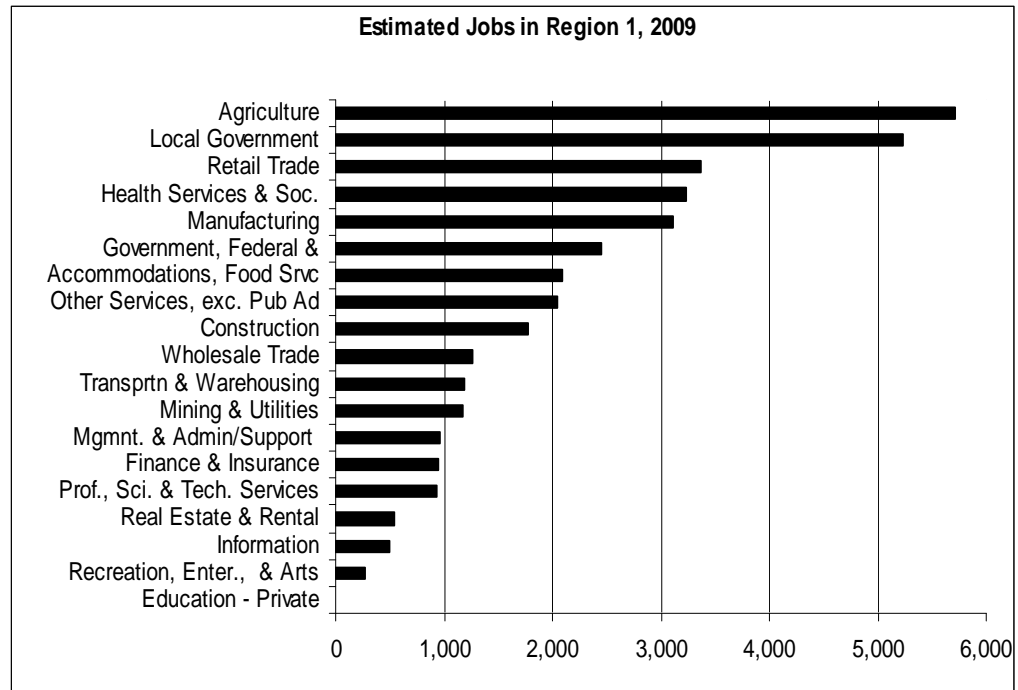
Regional Socio-Economic Profile

Region 1—Logan, Morgan, Phillips, Sedgwick, Washington, Yuma Counties

Economic Highlights

Jobs

The region had 36,882 jobs in 2009. The largest portion of these were in agriculture (5,707 or 15 percent), local government (5,237 or 14 percent), retail trade (3,363 or 9 percent), health services and social assistance (3,226 or 9 percent), and manufacturing (3,110 or 8 percent).



Source: Colorado State Demography Office

ESTIMATED TOTAL JOBS - REGION 1 COUNTIES, 2009 By Industrial Sector

Industry Group	Region 1	Logan	Morgan	Phillips	Sedgwick	Washington	Yuma
ESTIMATED TOTAL JOBS	36,882	11,204	14,172	2,202	1,262	2,173	5,870
Agriculture	5,707	1,086	1,459	473	339	722	1,628
Mining & Utilities	1,180	244	492	48	6	69	322
Manufacturing	3,110	304	2,647	14	33	30	83
Government, Federal & State	2,455	1,470	699	47	39	81	119
Construction	1,774	520	823	97	29	76	228
Wholesale Trade	1,269	389	359	175	27	95	225
Transprt & Warehousing	1,187	446	363	89	66	70	153
Information	502	115	267	41	5	14	60
Finance & Insurance	947	249	310	54	49	70	214
Real Estate & Rental	538	178	201	34	6	22	98
Prof., Sci. & Tech. Services	939	468	245	38	26	45	118
Mgmt. & Admin/Support	958	209	553	0	24	54	118
Retail Trade	3,363	1,274	1,135	160	113	145	536
Education - Private	9	0	0	9	0	0	0
Health Services & Soc. Asst.	3,226	1,429	1,248	87	40	64	358
Recreation, Enter., & Arts	265	94	114	9	2	15	31
Accommodations, Food Srv	2,085	791	789	71	76	29	329
Other Services, exc. Pub Ad	2,042	742	639	148	74	126	314
Local Government	5,237	1,180	1,799	577	307	442	932

- Job growth in the region since 2001 has, on average, been slow at -0.2 percent annually. This is due to slow growth over time and a decline of 1.3 percent (-483 jobs) from 2008 to 2009. The most significant declines were in retail trade, which shed 121 jobs (-3.5 percent) from 2008 to 2009.

Regional Socio-Economic Profile

Region 1—Logan, Morgan, Phillips, Sedgwick, Washington, Yuma Counties

Economic Highlights

Personal Income

PERSONAL INCOME for REGION 1 COUNTIES, 2008

	Amounts (In thousands of \$)						
	Region 1	Logan	Morgan	Phillips	Sedgwick	Washing- ton	Yuma
Per Capita Personal Income	\$28.125	\$27.947	\$26.566	\$27.537	\$33.103	\$28.500	\$33.128
Ratio to U. S. PCPI	0.765	0.761	0.723	0.749	0.901	0.776	0.902
Total Personal Income	\$1,974,263	\$586,618	\$737,387	\$122,923	\$77,096	\$131,213	\$319,026
Earned Income by Residents	\$1,318,496	\$383,273	\$505,098	\$76,668	\$48,309	\$86,633	\$218,515
Earnings by Place of Work	\$1,426,515	\$425,877	\$552,034	\$82,805	\$46,985	\$72,478	\$246,336
- Contrib. For Social Ins.	-\$133,052	-\$41,625	-\$55,080	-\$6,612	-\$4,699	-\$5,700	-\$19,336
Residency Adjustment	\$25,033	-\$979	\$8,144	\$475	\$6,023	\$19,855	-\$8,485
Transfer Payments	\$363,741	\$106,192	\$139,477	\$26,999	\$19,081	\$25,700	\$46,292
Retirement & Disability	\$144,992	\$44,400	\$51,079	\$10,799	\$8,157	\$10,868	\$19,689
Medical: Medicare,-caid, VA	\$156,166	\$42,105	\$62,823	\$12,614	\$8,541	\$11,000	\$19,083
Other	\$62,583	\$19,687	\$25,575	\$3,586	\$2,383	\$3,832	\$7,520
Dividends, Interest, and Rent	\$292,026	\$97,153	\$92,812	\$19,256	\$9,706	\$18,880	\$54,219

Source: Bureau of Economic Analysis

From 2001 to 2008, per capita personal income increased 3.1 percent annually while that of the nation increased at an annual rate of 3.2 percent. Thus, the region's ratio (of per capita income) to that of the nation fell slightly 86 percent to 83 percent during the six-year period. Of the personal income of the region in 2008, 66.7 percent was from earnings, 6.5 percent from retirement and disability, 7.5 percent from Medicare, Medicaid and Veterans' medical benefits, and 16.3 percent from dividends, interest and rent.

PERSONAL INCOME for REGION 1 COUNTIES, 2008

Percent of Total Personal Income

	Region 1	Logan	Morgan	Phillips	Sedgwick	Washing- ton	Yuma
Total Personal Income	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%	100.0%
Earned Income by Residents	66.8%	65.3%	68.5%	62.4%	62.7%	66.0%	68.5%
Earnings by Place of Work	72.3%	72.6%	74.9%	67.4%	60.9%	55.2%	77.2%
- Contrib. For Social Ins.	-6.7%	-7.1%	-7.5%	-5.4%	-6.1%	-4.3%	-6.1%
Residency Adjustment	1.3%	-0.2%	1.1%	0.4%	7.8%	15.1%	-2.7%
Transfer Payments	18.4%	18.1%	18.9%	22.0%	24.7%	19.6%	14.5%
Retirement & Disability	7.3%	7.6%	6.9%	8.8%	10.6%	8.3%	6.2%
Medical: Medicare,-caid, VA	7.9%	7.2%	8.5%	10.3%	11.1%	8.4%	6.0%
Other	3.2%	3.4%	3.5%	2.9%	3.1%	2.9%	2.4%
Dividends, Interest, and Rent	14.8%	16.6%	12.6%	15.7%	12.6%	14.4%	17.0%

Source: Bureau of Economic Analysis

Regional Socio-Economic Profile

Region 1—Logan, Morgan, Phillips, Sedgwick, Washington, Yuma Counties

Economic Highlights

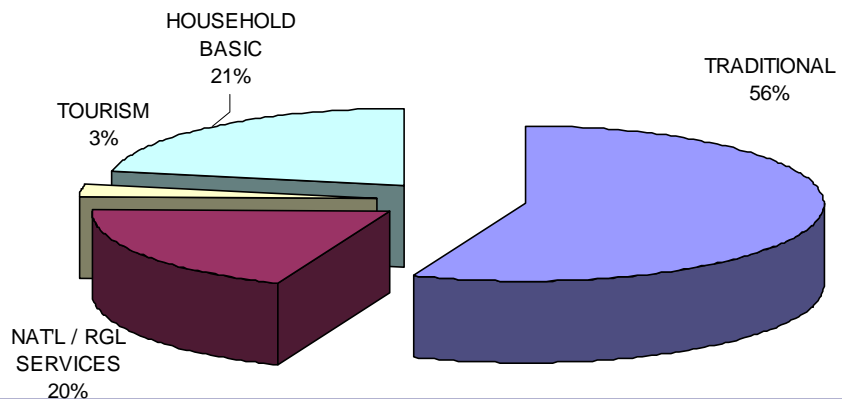
Base Analysis

NORTHEAST COLORADO - REGION 1

ECONOMIC BASE (JOBS), 2009

	Northeast Colo	Logan	Morgan	Phillips	Sedgwick	Washington	Yuma
TRADITIONAL	13,444	3,435	5,491	741	464	955	2,358
Agribusiness	10,033	1,677	4,490	699	437	869	1,862
Mining	857	186	276	0	1	21	374
Manufacturing	271	147	81	9	0	2	32
Government	2,282	1,424	646	33	26	63	90
NAT'L / RGL SERVICES	4,691	1,840	1,522	344	178	183	624
Mining, Construction	626	175	324	24	10	29	64
Trade & Transportation	626	256	213	40	27	48	41
Information, Comm.	101	42	25	11	3	12	7
Financial Activities	127	47	66	12	2	0	0
Prof. & Business Svcs	241	241	0	0	0	0	0
Health & Education	2,955	1,077	884	255	135	94	510
TOURISM	582	282	155	22	39	5	78
Recr., Lodging, Food	541	254	151	22	31	5	77
Real Est., Construction	6	6	0	0	0	0	0
Retail Trade	12	7	0	0	4	0	1
Transportation	27	15	5	4	4	0	0
HOUSEHOLD BASIC	5,245	1,581	1,780	341	202	602	739
Retirees	3,483	1,130	1,154	225	115	240	618
Commuters	318	-21	115	22	67	260	-125
Trans <65	701	226	276	47	0	52	101
DIR < 65	743	246	236	46	21	49	145
TOTAL DIRECT BASIC	23,961	7,138	8,948	1,448	883	1,746	3,799
TOTAL INDIRECT BASIC	3,058	926	1,162	183	96	176	514
TOTAL NON-BASIC	9,834	3,140	4,061	571	283	250	1,529
(Wrkr LRS)							
TOTAL ALL JOBS	36,854	11,204	14,172	2,202	1,262	2,173	5,842
Ratio: Ind + NB / D. B.	0.54	0.57	0.58	0.52	0.43	0.24	0.54
Ratio: Total / Dir. Basic	1.54	1.57	1.58	1.52	1.43	1.24	1.54

The economic base of the region is primarily agribusiness, which accounts for 41.9 percent of the jobs created by outside dollars. Of the 10,033 jobs in agribusiness, approximately half (4,990) are involved in agriculture production, slightly more than a quarter (2,564) in agribusiness processing (manufacturing), and the remaining quarter in agriculture inputs (1,386) and agribusiness-related trade and transportation (1,093). Retirees (14.5 percent), Health care, mainly related to Medicare and Medicaid (12.3 percent), and State and federal government (9.5 percent) account for another third of the jobs supported by outside dollars.



Website:
http://www.dola.colorado.gov/demog_webapps/economic_base_analysis

Regional Socio-Economic Profile

Region 1—Logan, Morgan, Phillips, Sedgwick, Washington, Yuma Counties

Population Highlights

Forecasts

From 2010 to 2015 the region's economy is expected to grow 2,308 total jobs at an annual average rate of 1.2 percent. Over this time 1,539 direct basic jobs should be created. From 2015 to 2025 total job growth should speed up to 1.9 percent annually.

Region 1				
	2010	2015	2025	2035
JOBS				
Direct Basic Jobs				
TRADITIONAL INDUSTRIAL BASIC JOBS	13,103	13,551	14,649	15,680
Annual Average Pct. Change	-0.4%	0.7%	0.8%	0.7%
REGIONAL & NATIONAL SERVICES	4,775	5,355	5,870	6,531
Annual Average Pct. Change	0.9%	2.3%	0.9%	1.1%
TOURISM	615	716	745	694
Annual Average Pct. Change	0.5%	3.1%	0.4%	-0.7%
HOUSEHOLD BASIC	5,792	6,201	9,313	12,228
Annual Average Pct. Change	0.7%	1.4%	4.2%	2.8%
Commuting	353	353	1,028	1,702
Retirees	3,503	3,798	5,571	7,085
Public Assistance	1,084	1,125	1,362	1,725
Investment Income & Wealth	852	925	1,352	1,716
TOTAL DIRECT BASIC JOBS	24,285	25,823	30,576	35,134
Annual Average Pct. Change	0.1%	1.2%	1.7%	1.4%
Secondary Jobs (Indirect Basic + NonBasic)	12,343	13,112	16,462	19,738
Ratio of Secondary/DB Jobs	50.8%	50.8%	53.8%	56.2%
TOTAL JOBS (DB + Secondary)	36,627	38,936	47,037	54,872
Annual Average Pct. Change	0.0%	1.2%	1.9%	1.6%
Less: Military Jobs	173	167	165	165
TOTAL CIVILIAN JOBS (DEMAND)	36,455	38,769	46,873	54,707
Annual Average Pct. Change	0.0%	1.2%	1.9%	1.6%

Source: Colorado State Demography Office

Regional Socio-Economic Profile

Region 1—Logan, Morgan, Phillips, Sedgwick, Washington, Yuma Counties

Population Highlights

Estimates

	Census	SDO Est.	SDO Est.	SDO Est.	Average Annual Rate Of Change			
	April, 2000	July, 2007	July, 2008	July, 2009	00-07	07-08	08-09	00-09
COLORADO	4,301,261	4,895,652	4,987,672	5,074,528	1.8%	1.9%	1.7%	1.8%
REGION 1	69,669	71,528	71,163	71,658	0.4%	-0.5%	0.7%	0.3%
Logan	20,504	21,608	21,426	21,504	0.7%	-0.8%	0.4%	0.5%
Morgan	27,171	28,206	28,152	28,487	0.5%	-0.2%	1.2%	0.5%
Phillips	4,480	4,551	4,527	4,539	0.2%	-0.5%	0.3%	0.1%
Sedgwick	2,747	2,506	2,516	2,482	-1.3%	0.4%	-1.4%	-1.1%
Washington	4,926	4,787	4,648	4,605	-0.4%	-2.9%	-0.9%	-0.7%
Yuma	9,841	9,870	9,894	10,041	0.0%	0.2%	1.5%	0.2%



The population of the region in 2009 was 71,658. This represents a slight annual increase (0.3%) from 2008. While the population of the region reached 72,418 in 2003 (up from 69,669 in 2000), it declined to 71,163 by 2008. Most of the growth between 2008 and 2009 was in Morgan and Yuma Counties, with Sedgwick and Washington declining.

Of the region's 71,658 people, 3,713 live in group quarters, and the remaining 67,945 are in households. Of those living in group quarters, 2,927 are prisoners in Logan County (2,648) and Morgan County (279) correctional facilities. The region averages 2.60 persons per household (occupied housing units) with Morgan County having a higher ratio (of 2.80) than other counties in the region. The region's 14.9% vacancy rate includes a small percentage of houses used for seasonal recreation purposes.



Housing and Households

2009	Total Population	Group Quarter	Household Population	Persons Per	Total Housing	Occupied Housing	Vacant Housing	Vacancy Rate
COLORADO	5,074,528	113,530	4,960,998	2.55	2,204,528	1,946,542	257,982	11.70
REGION 1	71,658	3,713	67,945	2.60	30,734	26,155	4,579	14.90
Logan	21,504	2,455	19,049	2.46	9,165	7,731	1,434	15.65
Morgan	28,487	746	27,741	2.80	11,328	9,913	1,415	12.49
Phillips	4,539	89	4,450	2.47	2,095	1,803	292	13.94
Sedgwick	2,482	57	2,425	2.31	1,387	1,050	337	24.30
Washington	4,605	222	4,383	2.46	2,403	1,782	621	25.84
Yuma	10,041	144	9,897	2.55	4,356	3,876	480	11.02

Regional Socio-Economic Profile

Region 1—Logan, Morgan, Phillips, Sedgwick, Washington, Yuma Counties

Population Highlights

POPULATION FORECASTS BY REGION AND COUNTY 2010 - 2035 Forecast

	July, 2010	July, 2015	July, 2025	July, 2035	Avg. Annual % Chg		
					10-15	15-25	25-35
COLORADO	5,160,189	5,622,019	6,700,765	7,658,215	1.7%	1.8%	1.3%
REGION 1	72,126	77,298	91,967	105,105	1.4%	1.8%	1.3%
Logan	21,688	23,730	29,042	32,985	1.8%	2.0%	1.3%
Morgan	28,702	31,205	39,129	47,394	1.7%	2.3%	1.9%
Phillips	4,528	4,616	4,849	4,944	0.4%	0.5%	0.2%
Sedgwick	2,503	2,615	2,847	3,010	0.9%	0.9%	0.6%
Washington	4,620	4,673	4,795	4,831	0.2%	0.3%	0.1%
Yuma	10,085	10,459	11,305	11,941	0.7%	0.8%	0.5%

Source: State Demography Office, October, 2009 Website: www.dola.state.co.us/dlg/demog/pop_color_forecasts.html

The region is expected to grow slightly stronger – at average annual rates over 1% -- after 2010 driven primarily by growth in Logan and Morgan Counties. Some of this is related to some recovery and extensions in agriculture. Other contributors will be from businesses serving markets in the Front Range. Lastly, the region will see some increases in retirees as its own baby-boomers retire and as others in the state are attracted to the region's low cost of living and rural life style.

Age

Population by Age, Colorado and Region, 2009 and 2025

Age Groups	Region 1				Age Groups	Colorado			
	July 1, 2009		July 1, 2025			July 1, 2009		July 1, 2025	
	Amount	% of Total	Amount	% of Total		Amount	% of Total	Amount	% of Total
0 - 4	4,779	6.7%	7,040	7.7%	0 - 4	358,087	7.1%	469,094	7.0%
5 - 17	13,610	19.0%	17,450	19.0%	5 - 17	884,888	17.4%	1,155,037	17.2%
18 - 24	5,805	8.1%	6,868	7.5%	18 - 24	546,255	10.8%	652,848	9.7%
25 - 44	16,544	23.1%	22,992	25.0%	25 - 44	1,410,605	27.8%	1,750,183	26.1%
45 - 64	19,930	27.8%	21,099	22.9%	45 - 64	1,358,328	26.8%	1,528,618	22.8%
65 - 74	5,429	7.6%	9,552	10.4%	65 - 74	280,162	5.5%	671,067	10.0%
75 - 84	3,887	5.4%	4,843	5.3%	75 - 84	176,543	3.5%	356,980	5.3%
85+	1,675	2.3%	2,123	2.3%	85+	59,697	1.2%	116,936	1.7%
Total	71,659	100.0%	91,967	100.0%	Total	5,074,567	100.0%	6,700,765	100.0%

The median age of the region on July 1, 2009 was 38.7 as compared to the state's median age of 35.1. This is mainly due to somewhat larger proportions of the population in the older age groups – 15.3% over 65 for the region versus 9.9% for the state. The median age of the region is expected to fall somewhat – to 37.4 by 2030 – as more working-age adults move into the region – while that of the state is expected to rise to 36.6 with the aging of the baby boomers age during this period.

Regional Socio-Economic Profile

Region 1—Logan, Morgan, Phillips, Sedgwick, Washington, Yuma Counties

Labor Market Highlights

Forecasts

Integrating the Economic and Population Forecasts by way of Analysis of the Labor Market

The separate forecasts of the economy (jobs) and the population are *integrated* -- or made consistent with each other -- by way of an analysis of the labor market. The analysis reviews whether the population forecast in the demographic models and the workforce they are expected to provide (supply) will be sufficient (or too great) to meet the demands of the economy. If not, the population forecast – migration – may have to be adjusted so that the jobs supplied by the population is more in line with the jobs forecast.

North East—Region 1

	2010	2015	2025	2035
= CIVILIAN JOBS SUPPLIED	32,890	36,655	44,575	51,315
Annual Average Pct. Change	-0.1%	2.2%	2.0%	1.4%
+ Commuters	-822	-1,918	-2,101	-1,885
= JOBS HELD BY RESIDENTS	33,711	38,573	46,676	53,200
+ 2nd & 3rd Jobs of Rsdnts	2,409	2,908	3,524	4,024
Multiplie Job Holding Rate	7.4%	8.0%	8.0%	8.0%
= EMPLOYED PERSONS (RES)	31,303	35,665	43,153	49,177
- Unemployed Persons	1,220	814	1,038	1,175
Unemployment Rate	3.8%	2.2%	2.3%	2.3%
= LABOR FORCE (RESIDENTS)	32,523	36,479	44,191	50,352
x Labor Force Participation Rate	0.6	0.7	0.7	0.7
NON-INSTITUTIONAL POP >16	52,153	56,000	65,926	75,400
TOTAL POPULATION	72,148	77,303	91,966	105,083
Annual Average Pct. Change	0.3%	1.4%	1.8%	1.3%

Working from the bottom of the upper table, **labor force participation rates** are applied to **non-institutional populations over 16** – by age and gender to produce a forecast of the **labor force** for an existing or projected population. When the forecasted number unemployed persons are subtracted from the labor force, a forecast of the number of employed persons results. This number + the number of 2nd and 3rd

jobs supplied by multiple job holders + those provided by commuters living outside the region – those who will work outside equals the number of jobs supplied by the population.

Note that the number of jobs supplied by the population and their rates of growth are not the same as the growth (rates) of the population. Hence this analysis is essential to establishing an appropriate relationship between jobs and population.

Changes in the overall or total labor force participation rate(s) (LFPR) are really a function of changes LFPR by age and gender and changes in the relative proportions in each. In general, LFPR for each age-gender group are expected to rise slightly to 2025. Those of women – especially those in upper age groups -- are expected to increase more substantially, as the result of greater women's participation in younger age groups in past decades. Changes in the overall or total LFPR of a region, if it's declining, are due to increases in the number of people in younger or older age groups where participation rates are expected to remain relatively low.

2010				2025			
Age	Labor Force	Non-Inst Pop. >16	Labor Force Part. Rate	Age	Labor Force	Non-Inst Pop. >16	Labor Force Part. Rate
16 TO 24	4,043	7,340	55.1%	16 TO 24	5,270	9,148	57.6%
25 TO 34	5,737	8,225	69.8%	25 TO 34	6,975	9,510	73.3%
35 TO 44	7,158	9,309	76.9%	35 TO 44	9,895	12,223	81.0%
45 TO 54	8,111	10,627	76.3%	45 TO 54	9,739	12,012	81.1%
55 TO 64	5,598	8,121	68.9%	55 TO 64	8,176	10,814	75.6%
65 TO 74	1,577	4,721	33.4%	65 TO 74	3,597	8,050	44.7%
75 TO 84	299	2,837	10.5%	75 TO 84	538	3,298	16.3%
Total	32,523	52,153	62.4%	Total	44,191	65,926	67.0%

Regional Socio-Economic Profile

Region 1—Logan, Morgan, Phillips, Sedgwick, Washington, Yuma Counties

Forecasting Worksheet Region 1

	2010	2015	2025	2035
TOTAL DIRECT BASIC JOBS	24,285	25,823	30,576	35,134
Total Jobs / Total Direct Basic Jobs	1.5	1.5	1.5	1.6
TOTAL JOBS	36,627	38,936	47,037	54,872
<i>Average Annual Percent Change</i>	0.0%	1.2%	1.9%	1.6%
*Statistical Discrepancy	3,565	2,114	2,298	3,391
JOBS HELD (In Area by Res. & Non-Res)	33,711	38,573	46,676	53,200
<i>Average Annual Percent Change</i>	0.0%	2.7%	1.9%	1.3%
+ Commuters (+ = IN)	-822	-1,918	-2,101	-1,885
= JOBS HELD BY RESIDENTS	33,711	38,573	46,676	53,200
+ 2nd & 3rd Jobs Held by Res.	2,409	2,908	3,524	4,024
= Employed Persons (Residents)	31,303	35,665	43,153	49,177
- Unemployed Persons	1,220	814	1,038	1,175
Unemployment Rate	3.8%	2.2%	2.3%	2.3%
LABOR FORCE (RESIDENTS)	32,523	36,479	44,191	50,352
Labor Force Participation Rate	62.4%	65.1%	67.0%	66.8%
POPULATION - CENSUS BASED	72,148	77,303	91,966	105,083
<i>Average Annual Percent Change</i>	0.3%	1.4%	1.8%	1.3%

Source: Colorado State Demography Office website: http://www.dola.colorado.gov/dlg/demog/economy_worksheets.html

The forecasting worksheets attempt to integrate and / or reconcile the economic forecast of total jobs with the population forecast. The rates of growth of these two key variables can differ somewhat because of changes in the labor market, i.e., labor force participation rates, unemployment rates, multiple job holding, and/or commuting. For example, between 2010 and 2015 job growth in the region is expected to be 2.1% per year while population growth will be 1.6%. This slower growth in the population relative to the jobs is because of slightly higher labor force participation rates and a lower unemployment rate. These differences can vary over time; in the last ten years of the forecast period, 2025 – 2035, the population grows at a faster rate than jobs as the baby-boomer population retires and causes overall labor force participation rates to decline.