
2022 ANNUAL FINNEY COUNTY ECONOMIC UPDATE

FINNEY COUNTY ECONOMIC OUTLOOK

SHANNON L. DICK – OCTOBER 2022

Finney County
Economic Development Corporation

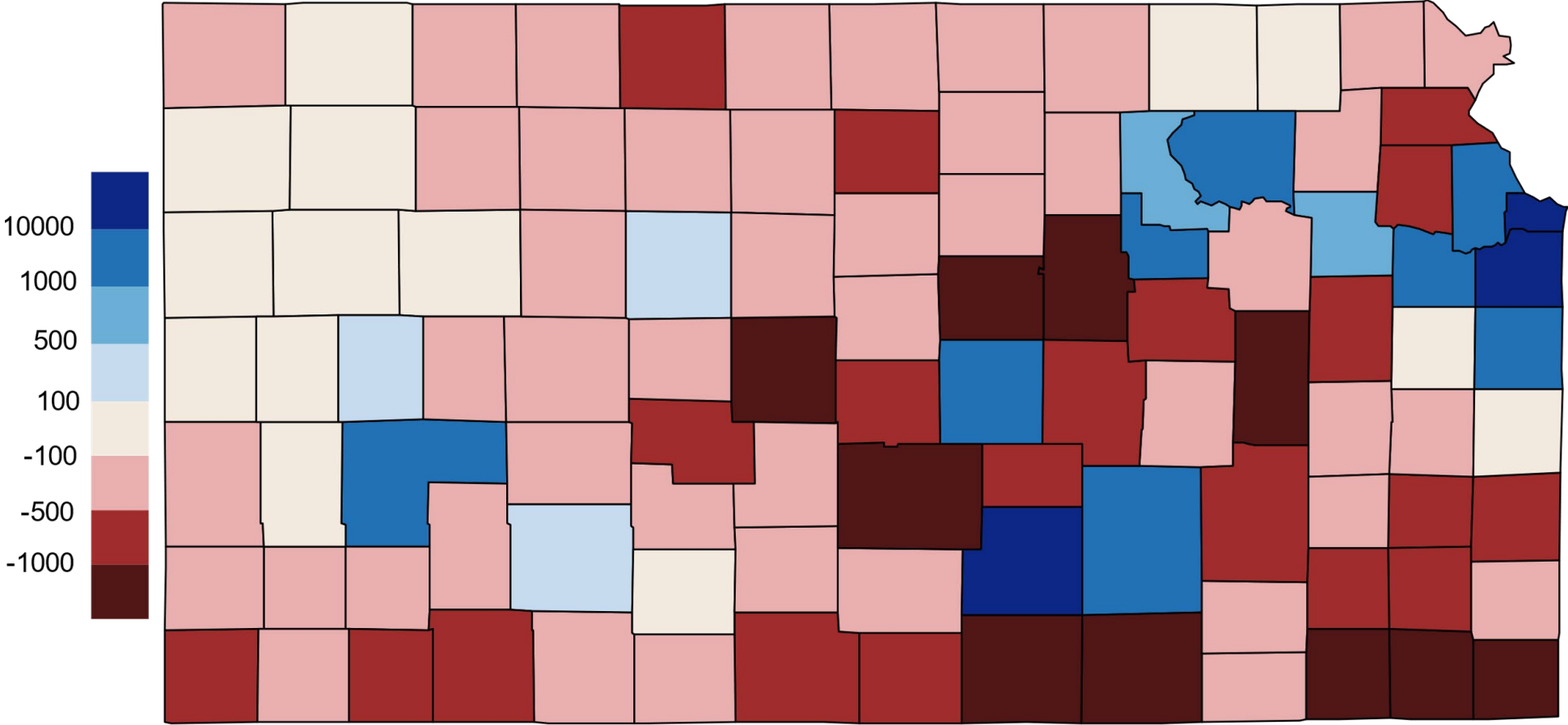




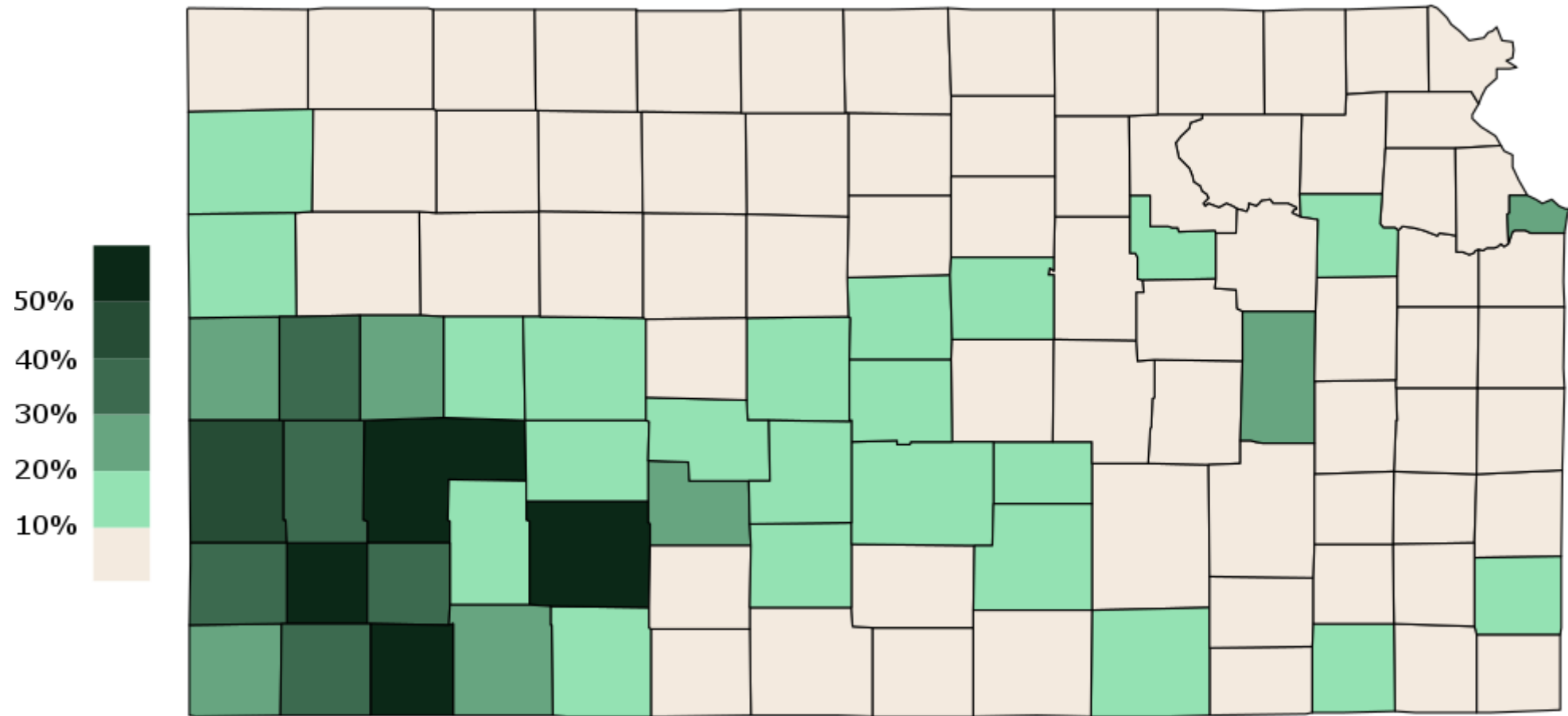
POPULATION



2010-2020 Population Growth



Proportion of Population "At-Risk" for Undercount

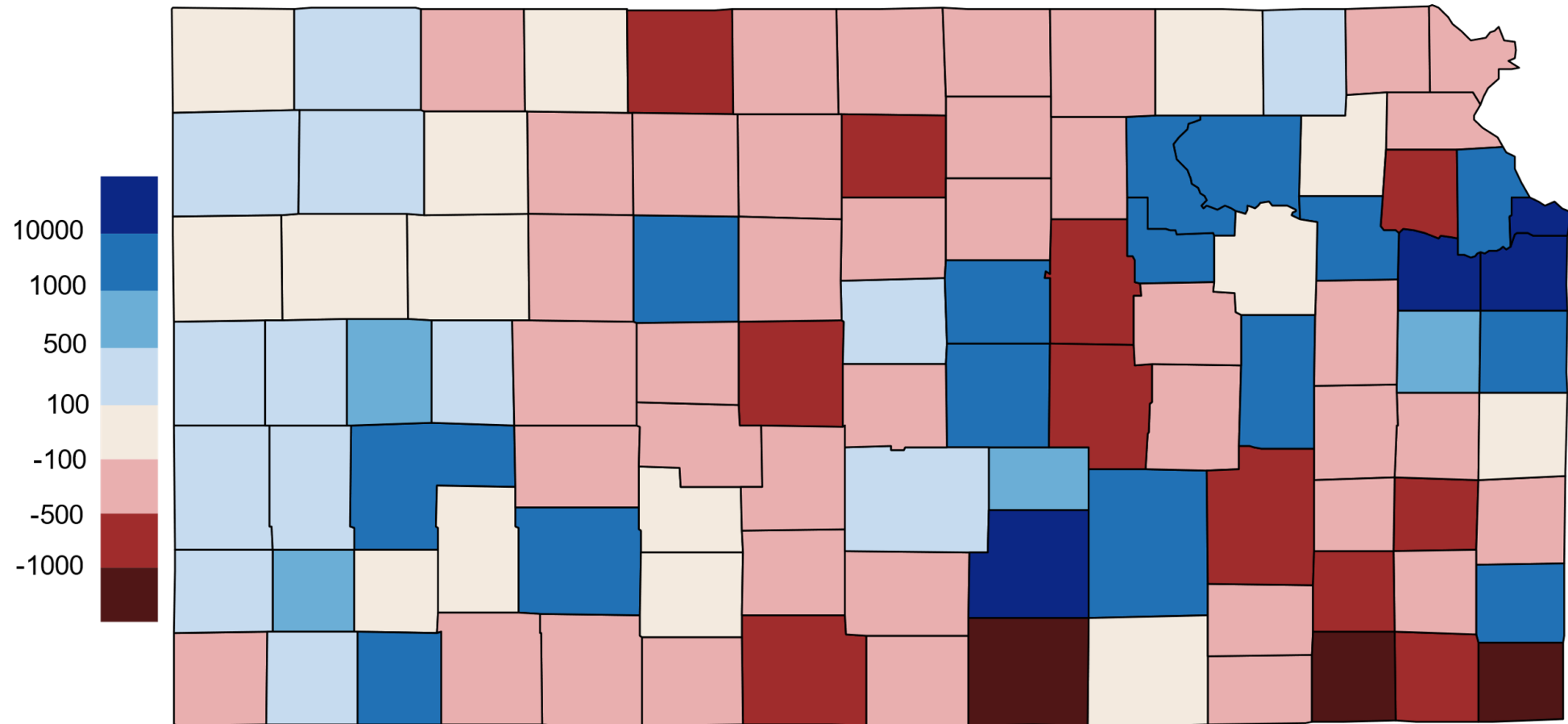


FINNEY COUNTY - UNDERCOUNT ESTIMATES

	2010	CHAT Est.	2020	1/10 Undercount	1/7 Undercount	1/4 Undercount
Population	36,776	41,949	38,470	41,009	42,277	46,086
Change from 2010	-	5,173	1,694	4,233	5,501	9,310
% Change		14.1%	4.6%	11.5%	15.0%	25.3%
Undercount		-	-	2,539	3,807	7,616
% Grow Rank in KS			8th	3rd	2nd	1st

2010-2020 Population Growth

Corrected for "1/4 Undercount Risk"

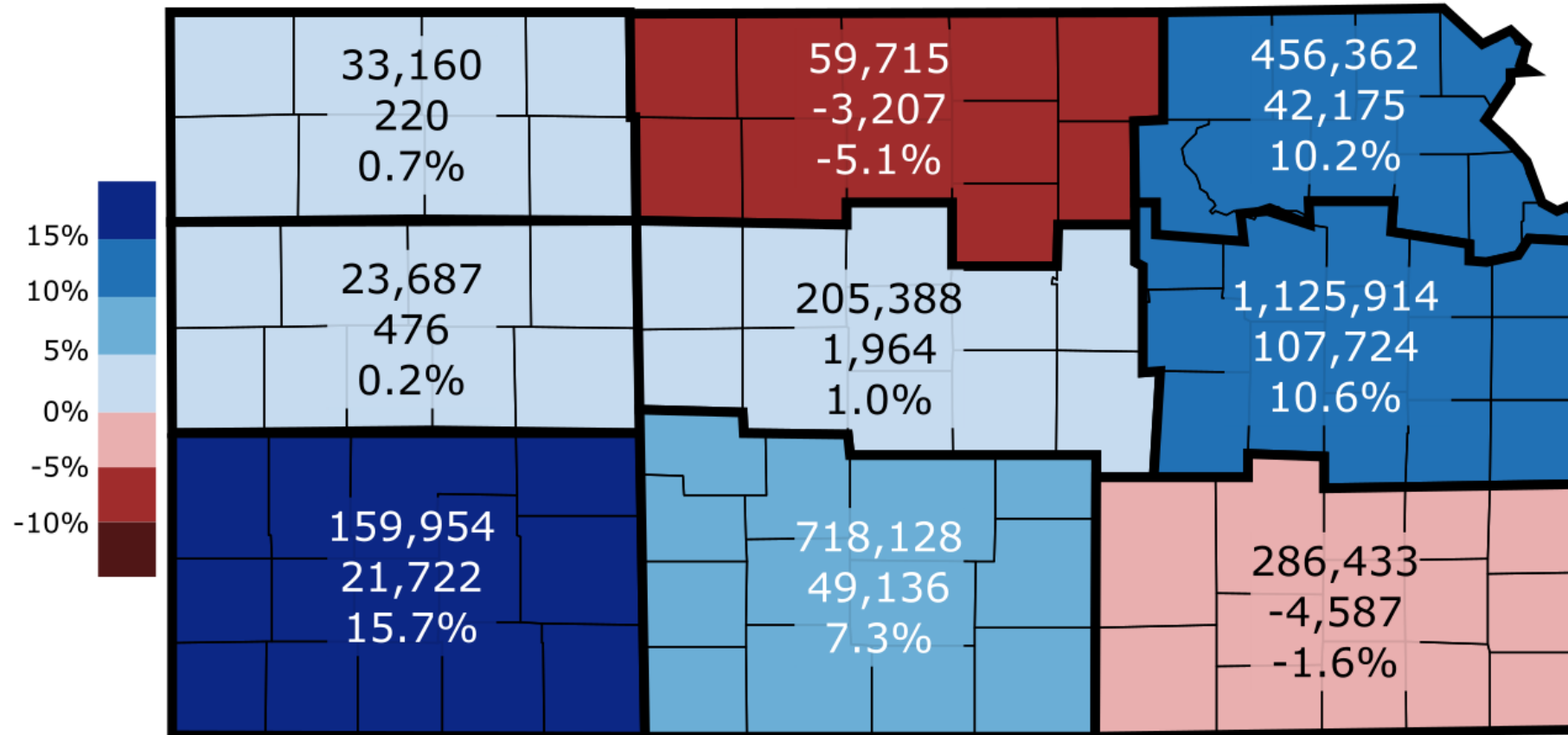


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Data from US Census Bureau

2010-2020 Population and Change By Region

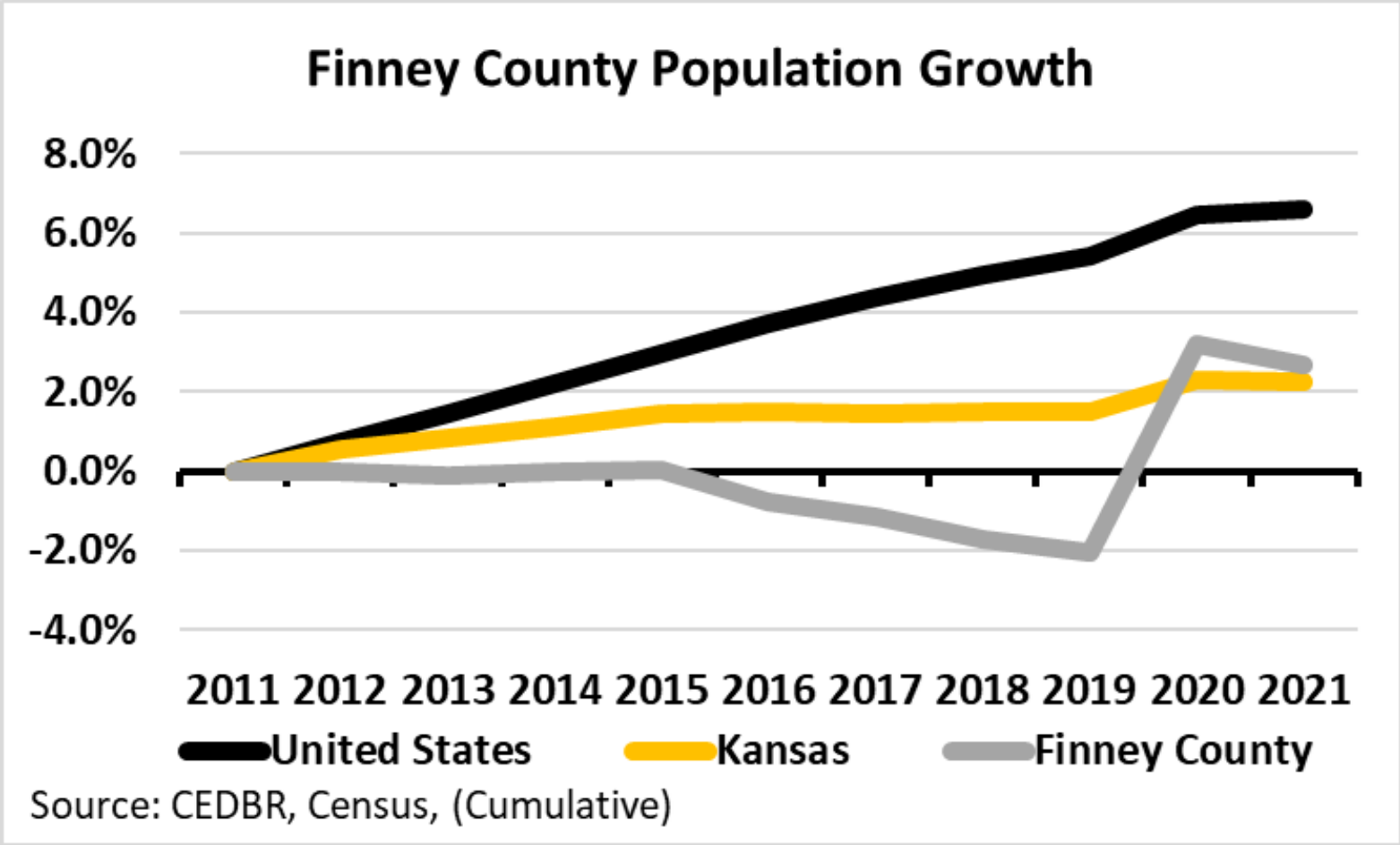
Corrected for "1/4th Undercount Risk"



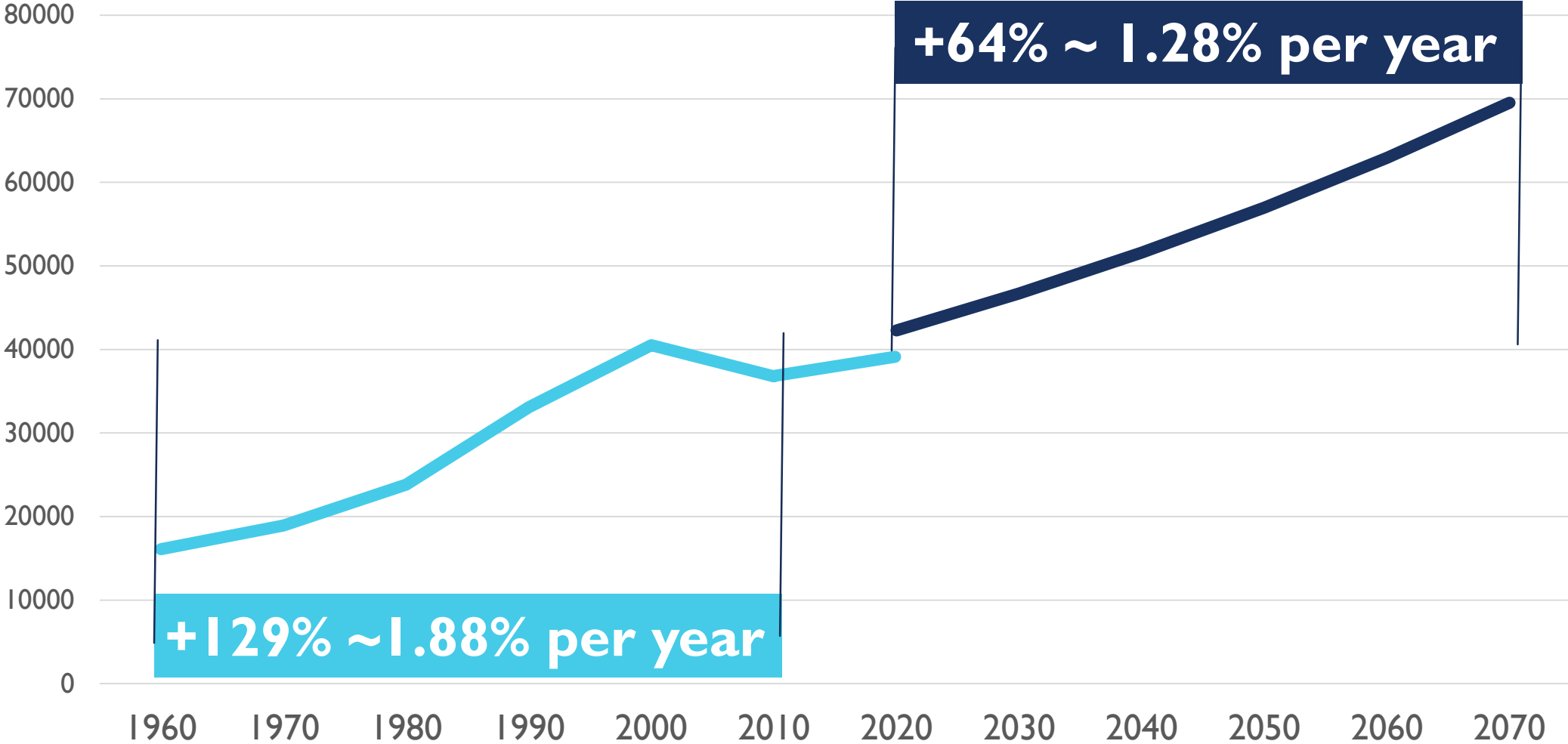
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Data from US Census Bureau

Population Growth



Finney County Population Estimates



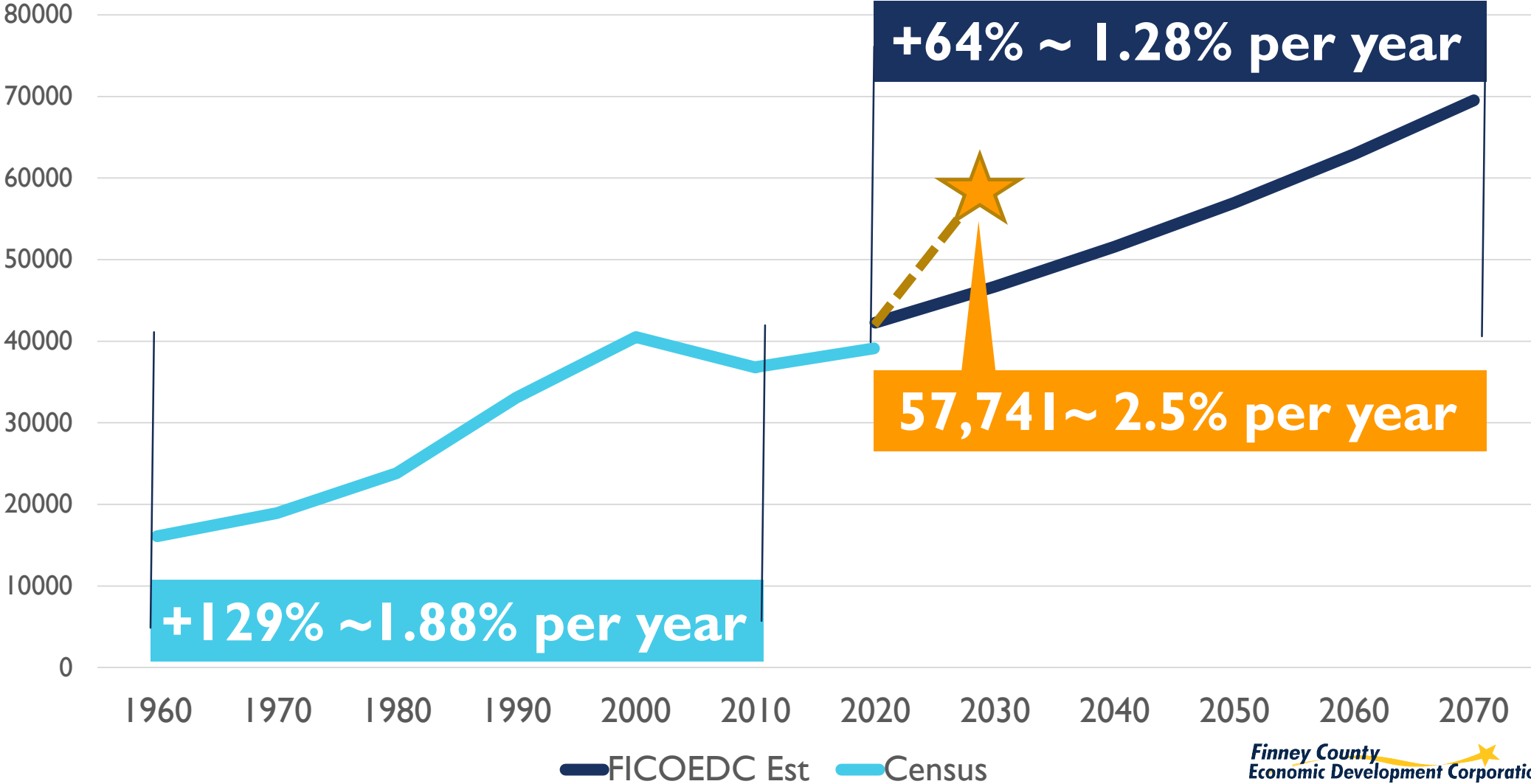
— FICOEDC Est — Census

Full Housing Need

- Current Job to housing deficit: 3,000 jobs * 45% construction need = **1,350**
- 1% growth rate 2020-2025: **1,023**
- Empirical foods + related jobs by 2025: 1,300 jobs * 45% capture in Finney Co.= **585**
- 1% growth rate 2025-2030: **1,061**

Total units needed by 2030: 4,019
(402 units a year)

Finney County Population Estimates

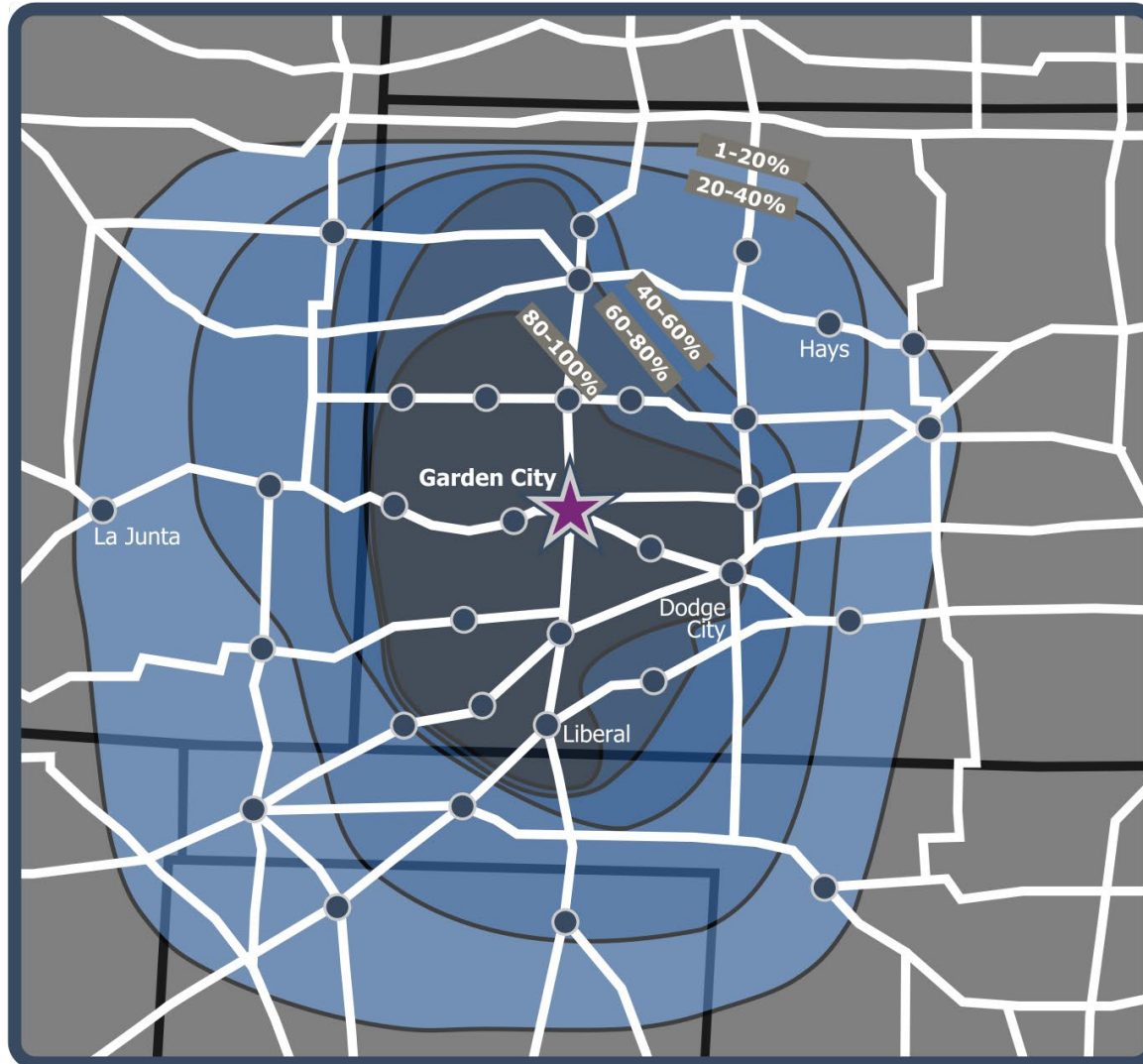




ECONOMY - RETAIL



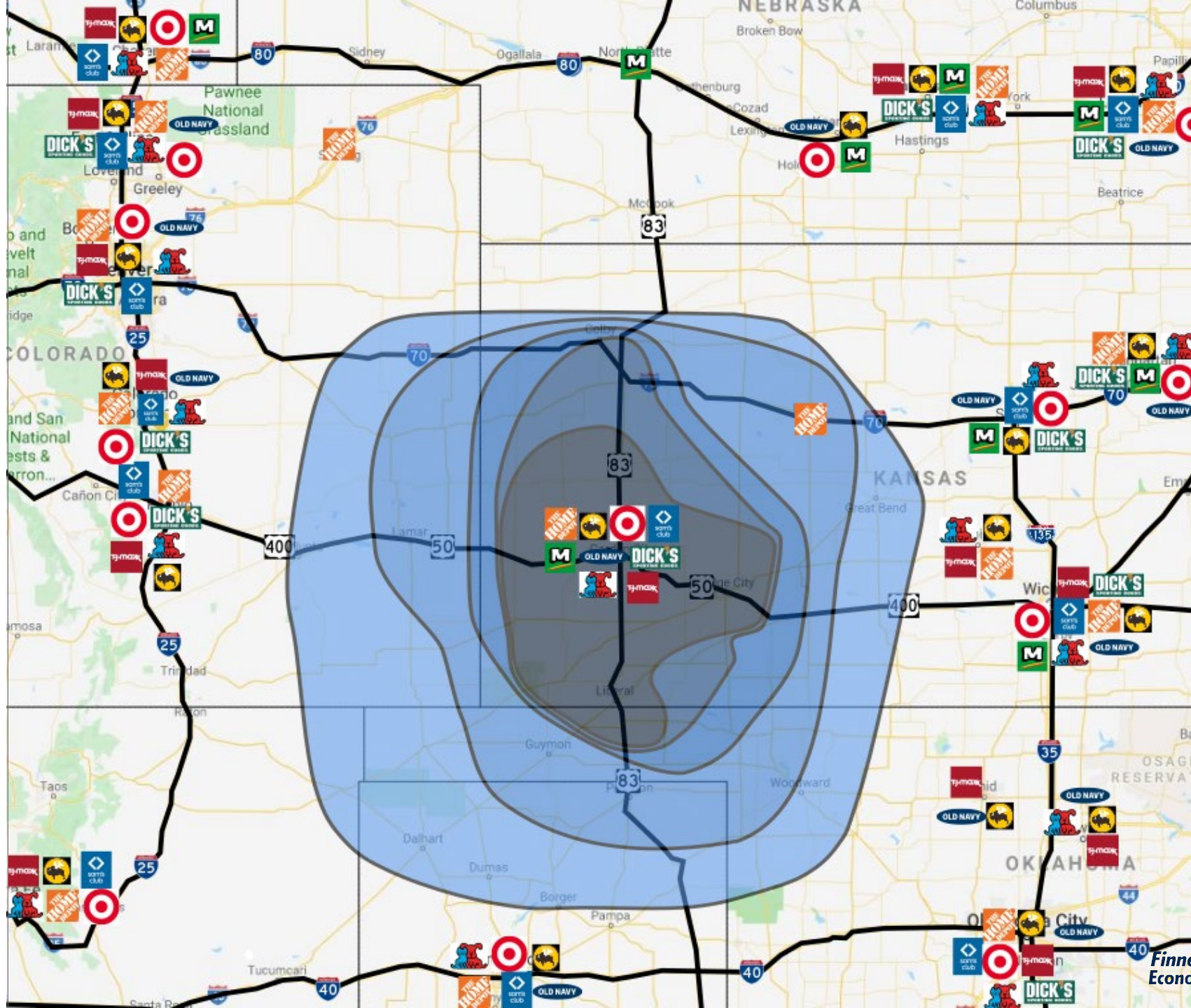
Garden City, Kansas measured total Trade Area



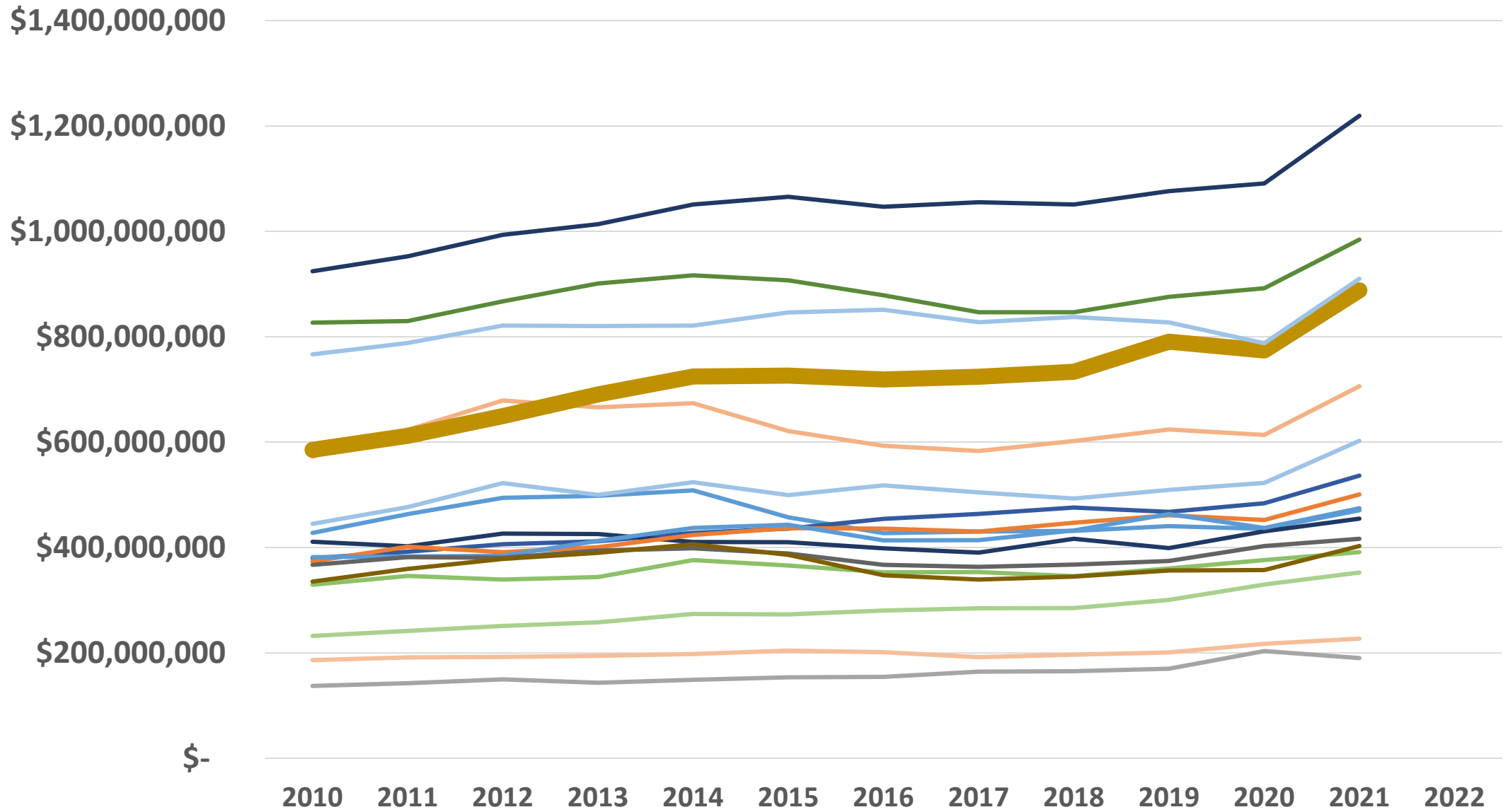
**μSA Population
45,842**

**Trade Area Pop.
282,686**

**Trade Area
Personal Income
\$10.2 Billion**

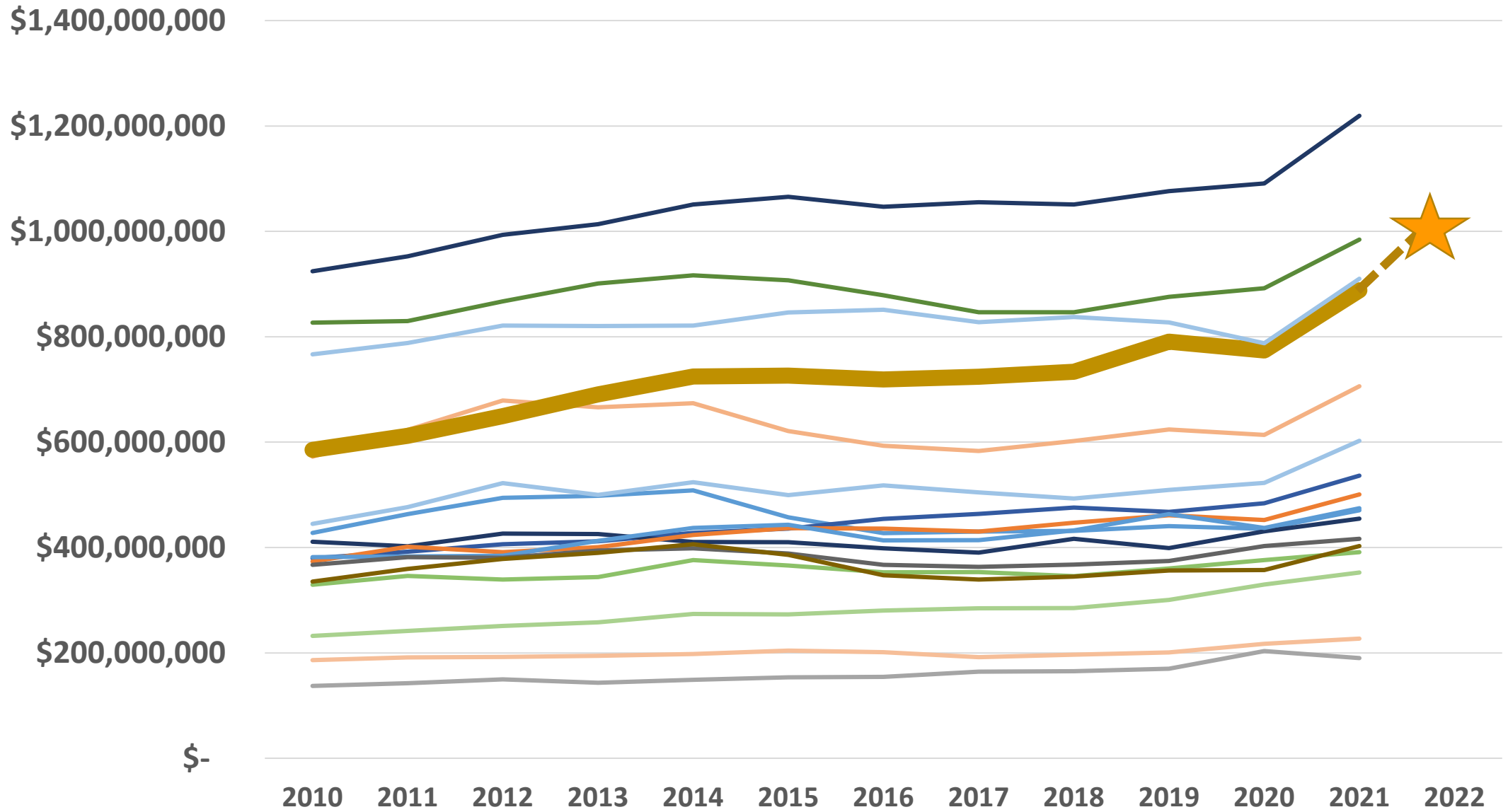


Nominal Retail Sales



Data from: WSU – CEDBR

Nominal Retail Sales



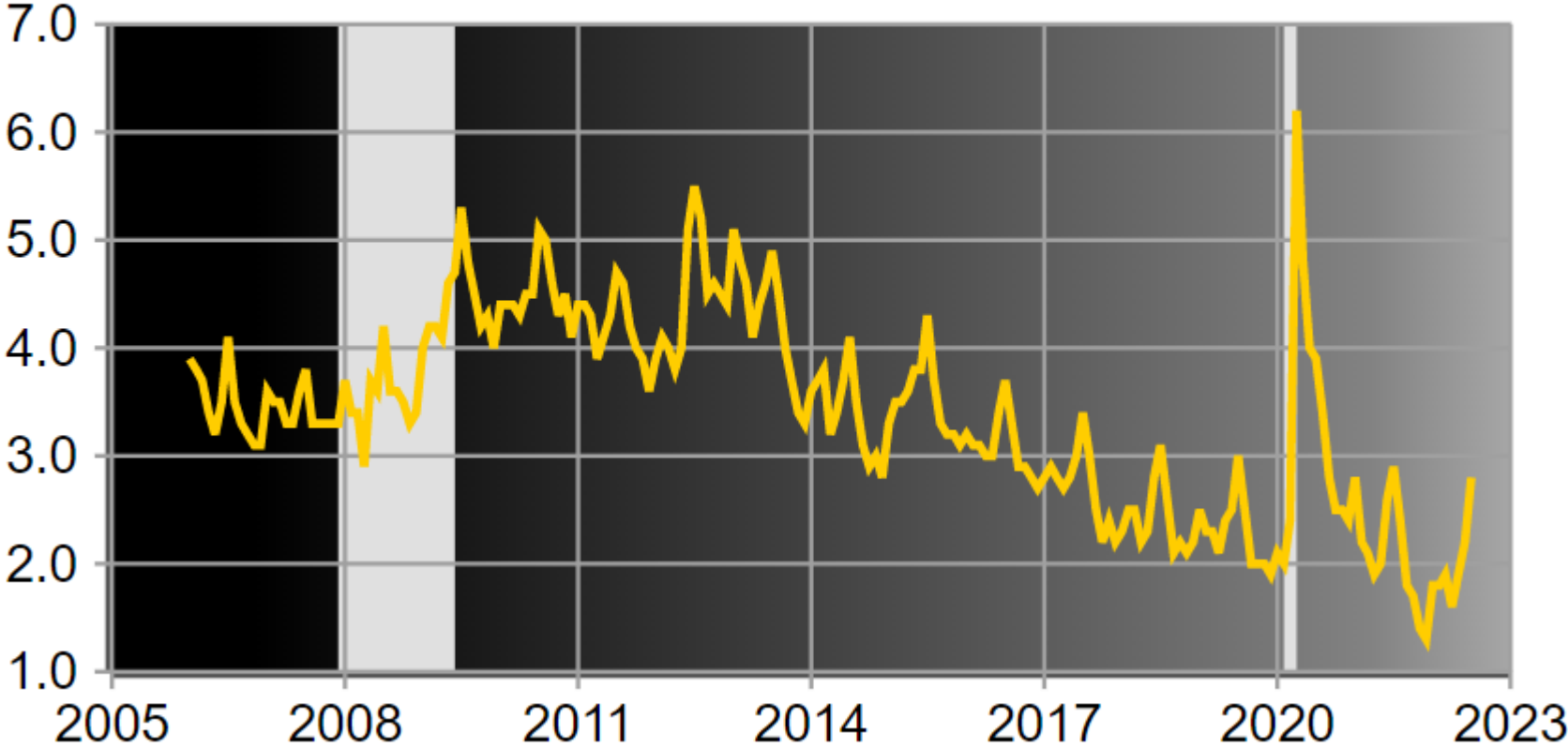
Data from: WSU – CEDBR



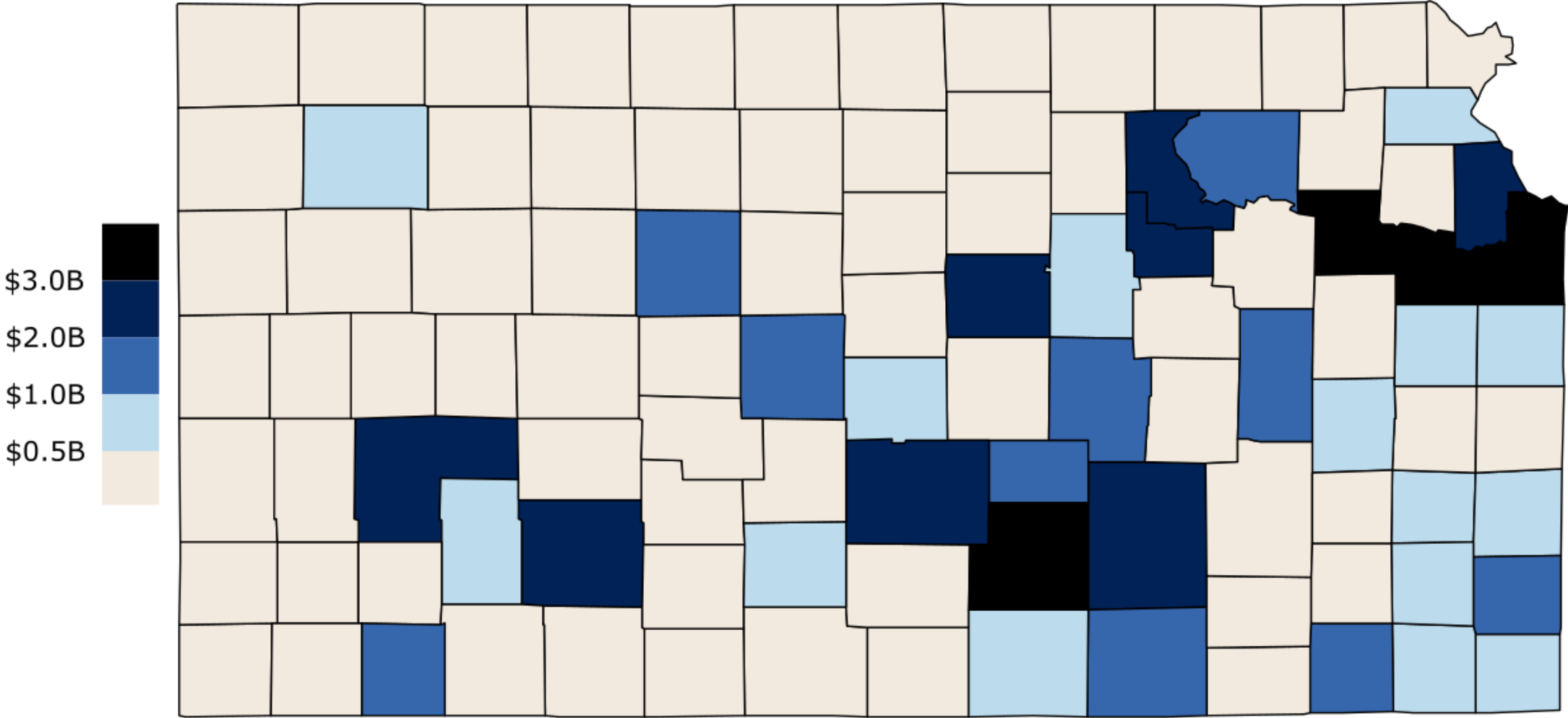
ECONOMY – INDUSTRY/GDP

Unemployment Rate

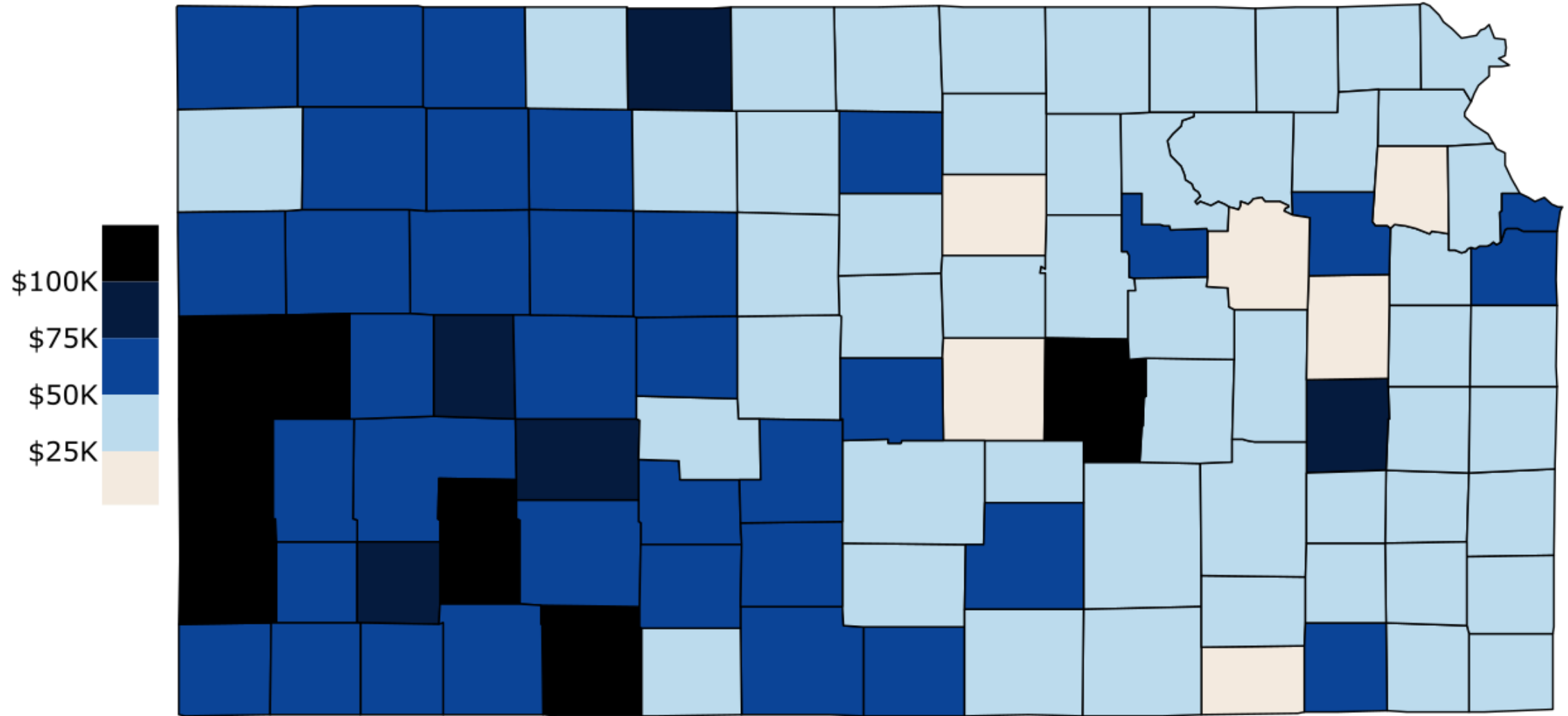
Unemployment Rate - Finney County, KS - Civilian Labor Force (not seasonally adjusted)



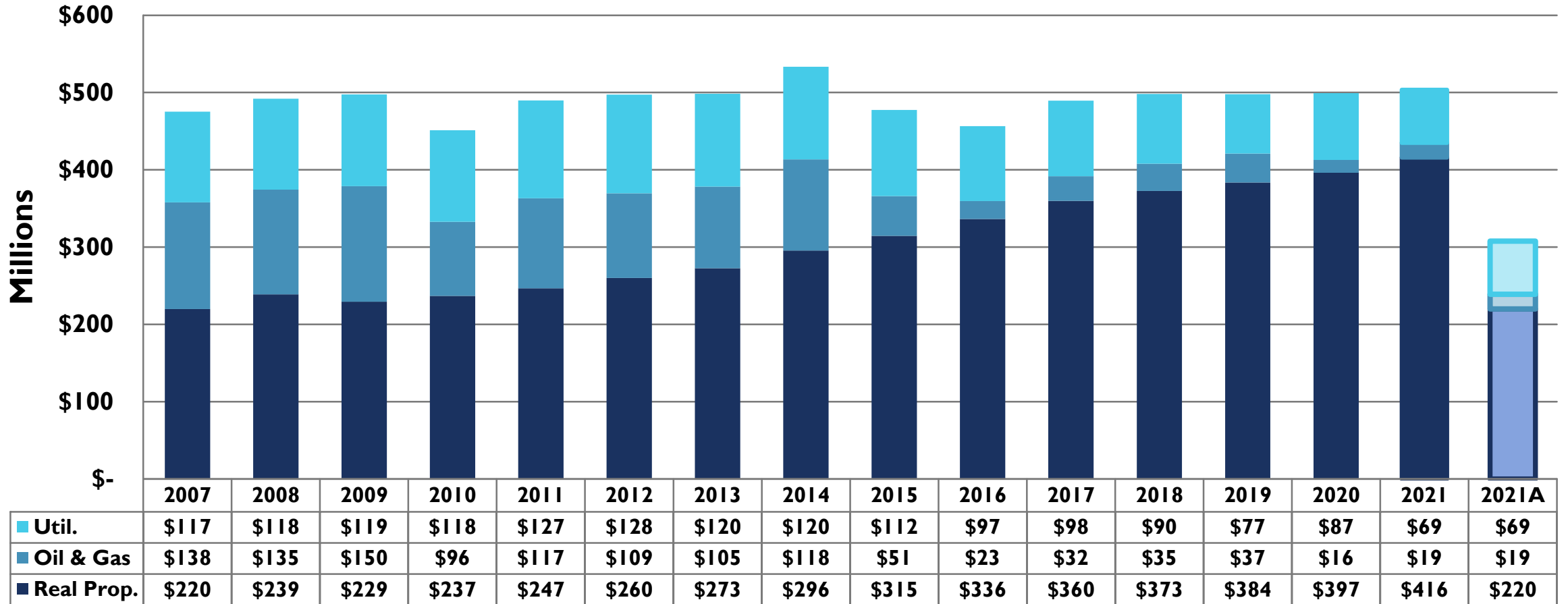
2020 Real GDP

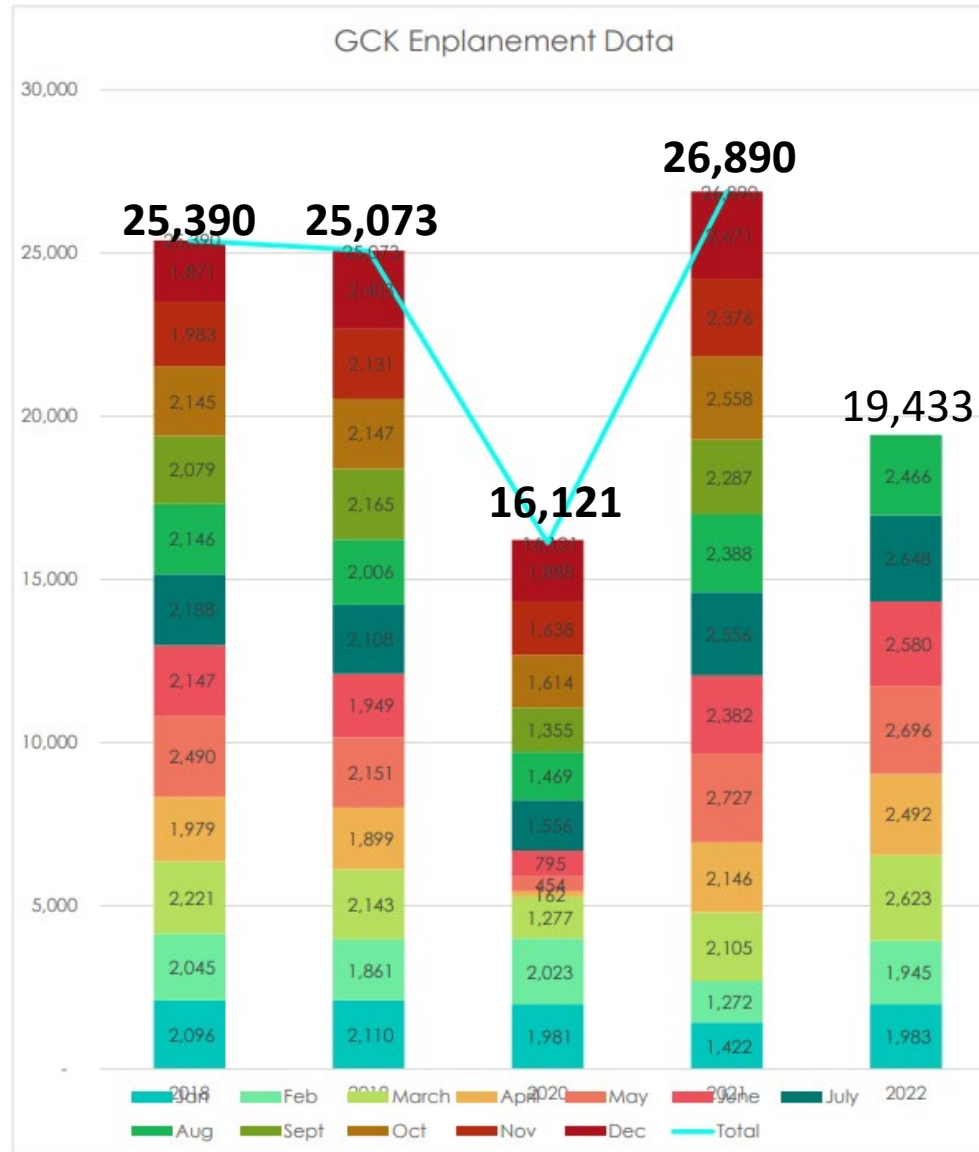


2020 GDP per capita

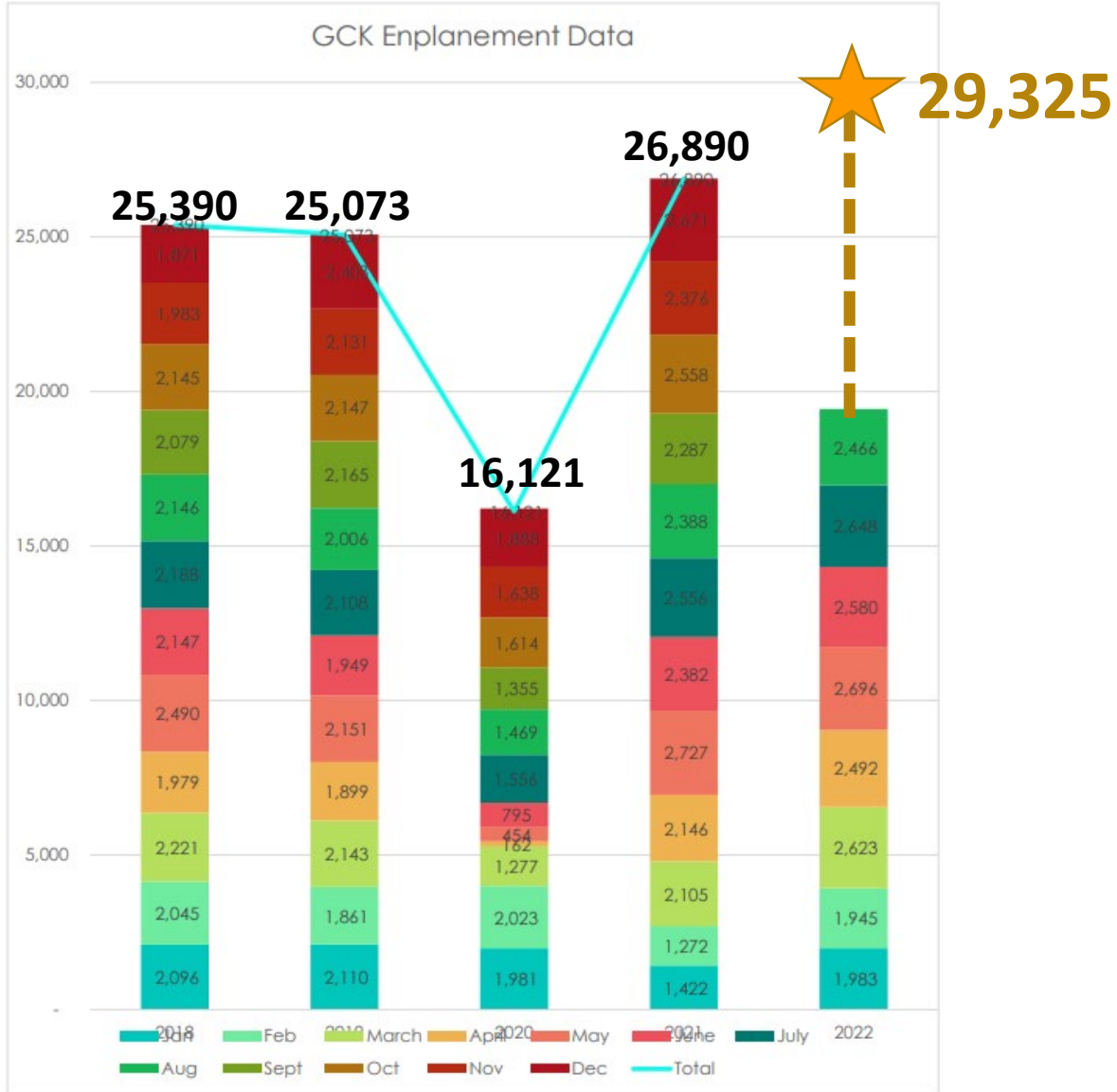


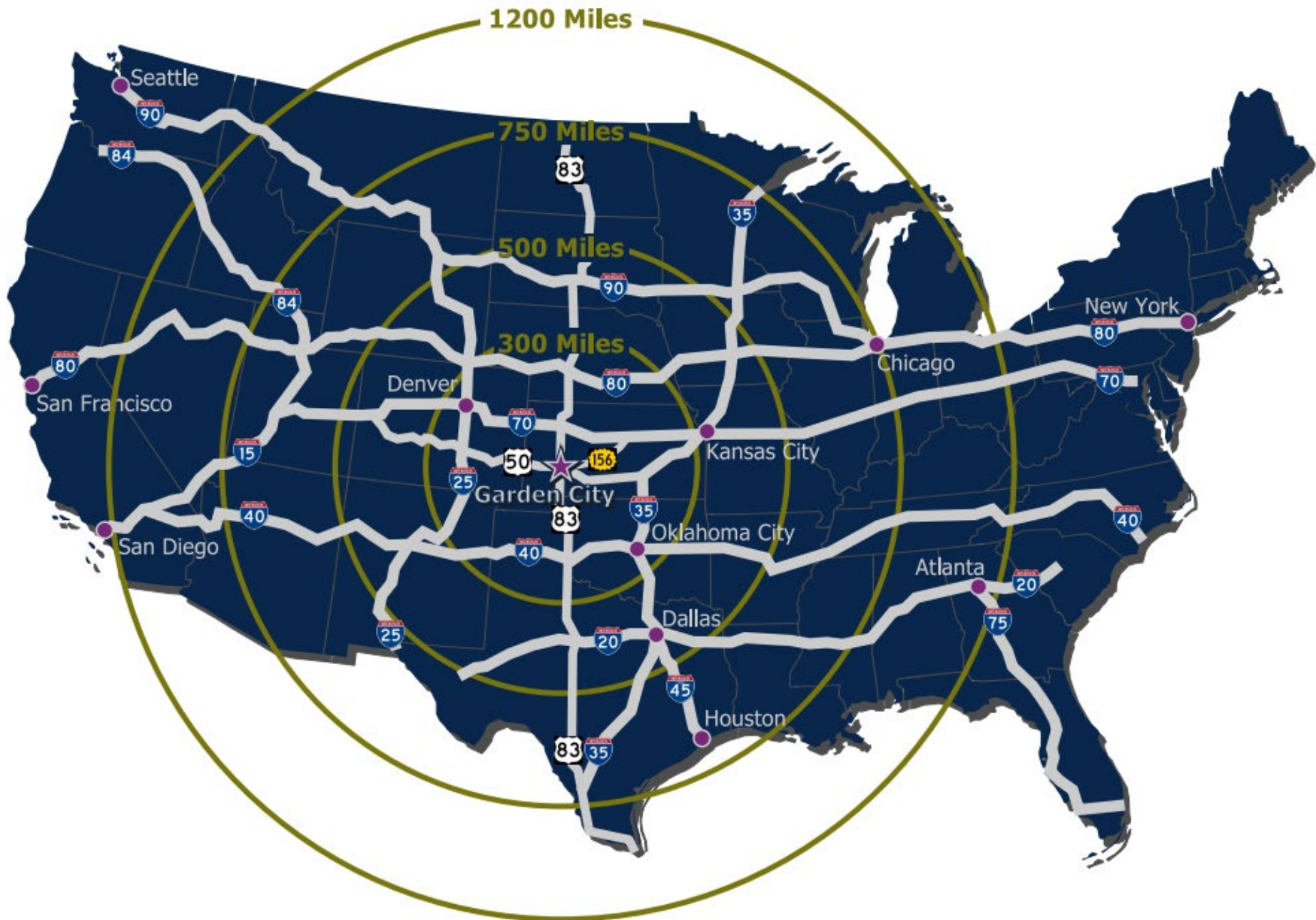
Finney County Real Valuation



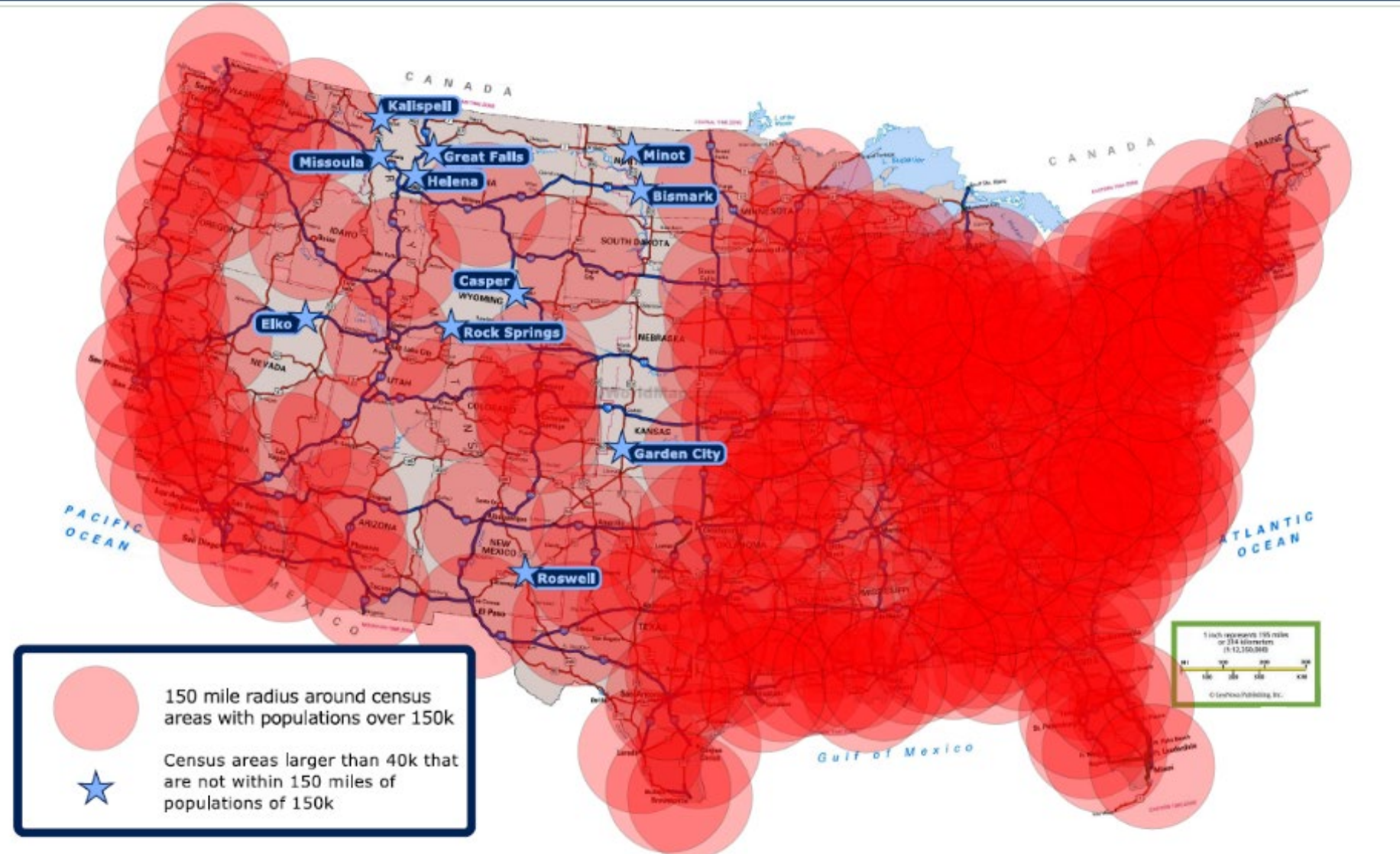


Airport	2022 Thru Aug
GCK	19,433
HYS	5,635
LBL	4,818
DDC	3,774

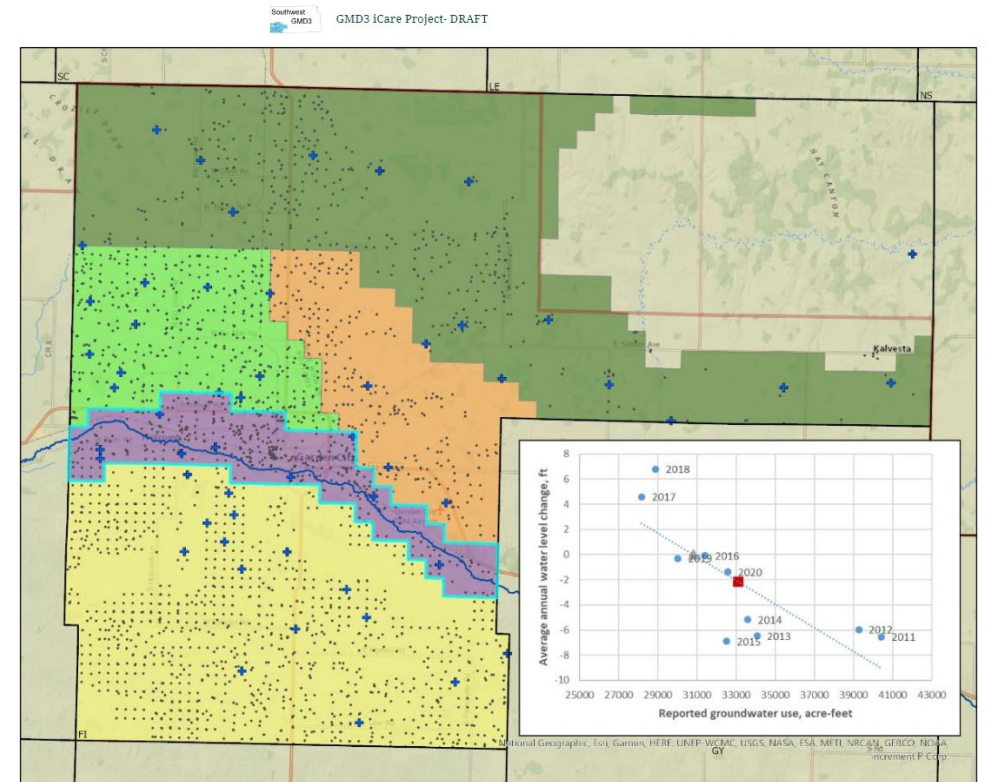
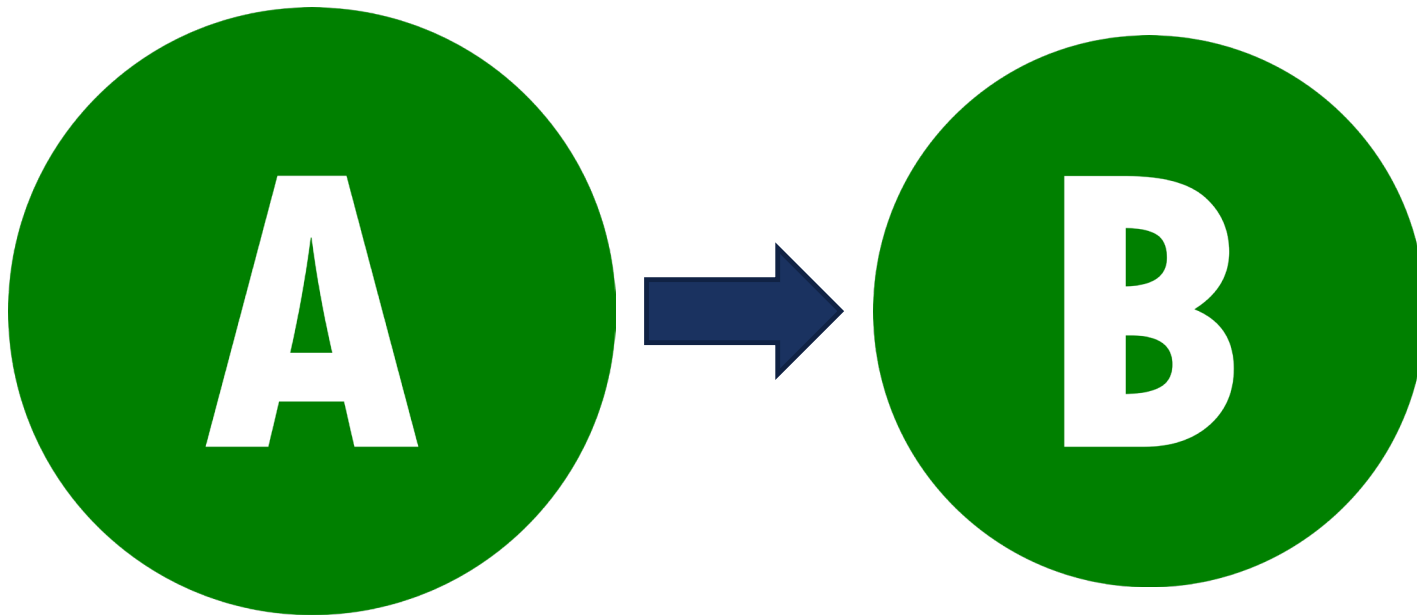




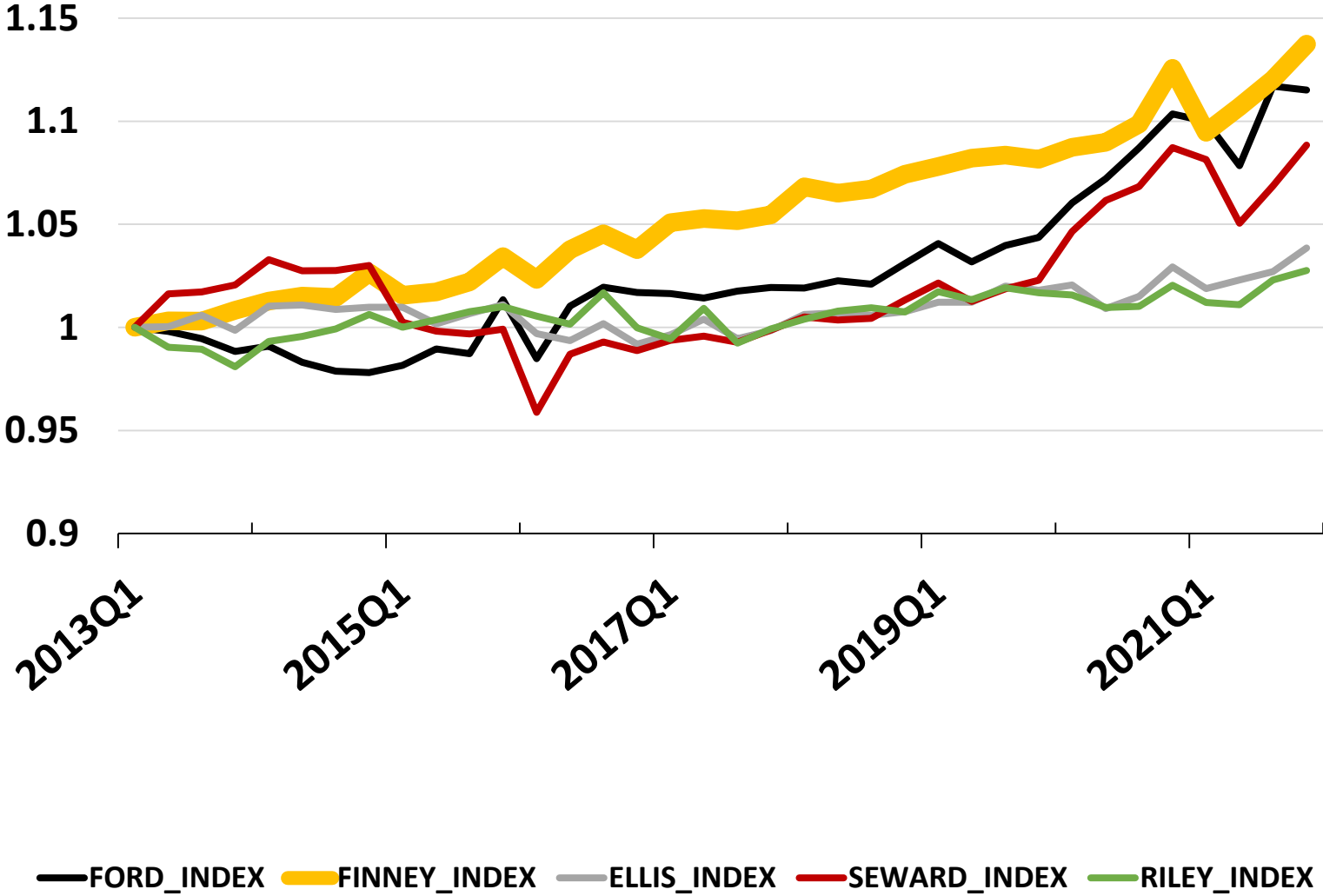
Communities with Significant Population Buffers



ICARE – PROJECT FOR OGALLALA SUSTAINABILITY



CEDBR - County Index Values



Source: CEDBR



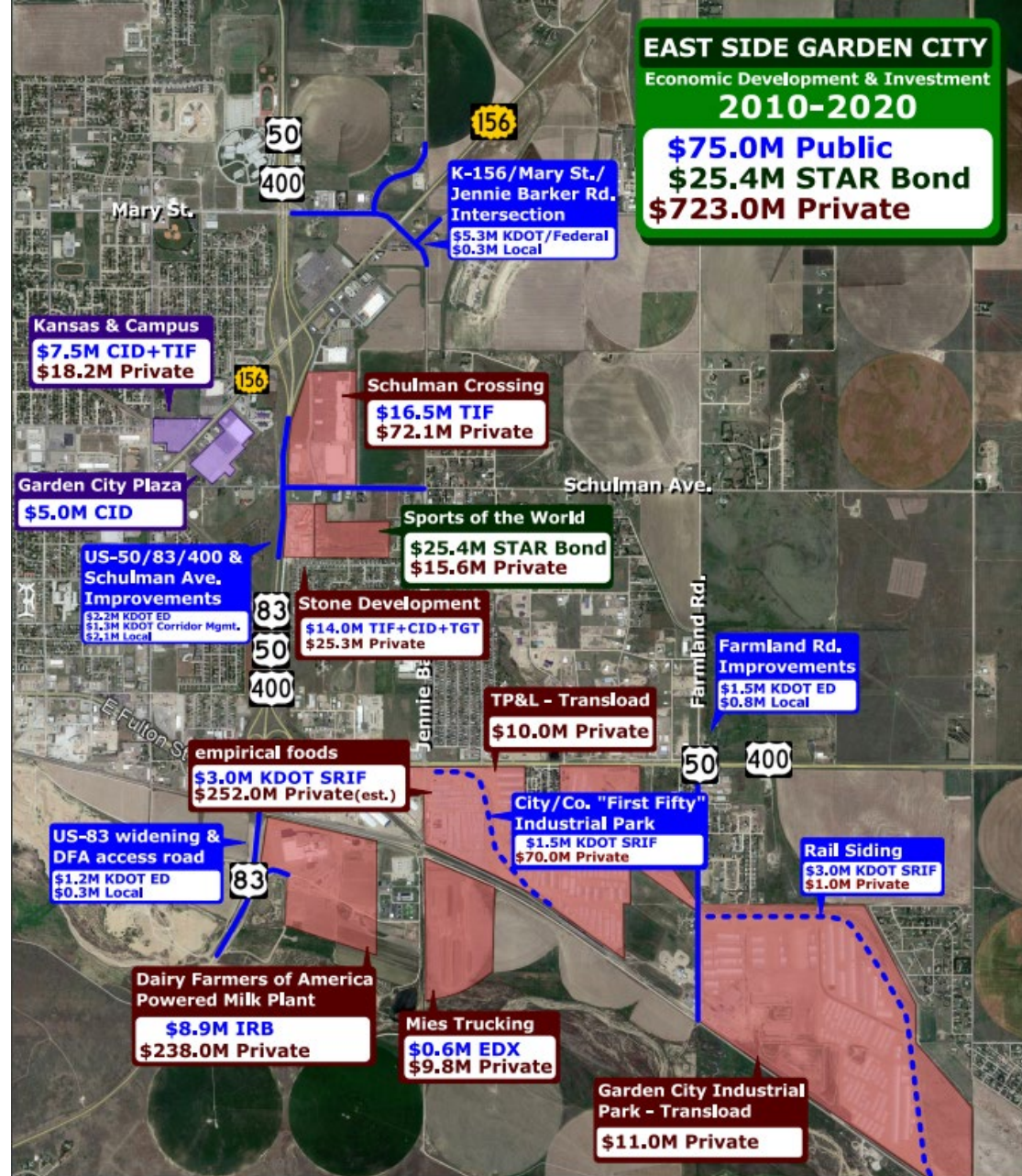
GARDEN CITY – INVESTMENT IN OURSELVES

EAST SIDE GARDEN CITY

Economic Development & Investment

2010-2020

\$75.0M Public
\$25.4M STAR Bond
\$723.0M Private



GARDEN CITY REGIONAL AIRPORT – NEW TERMINAL

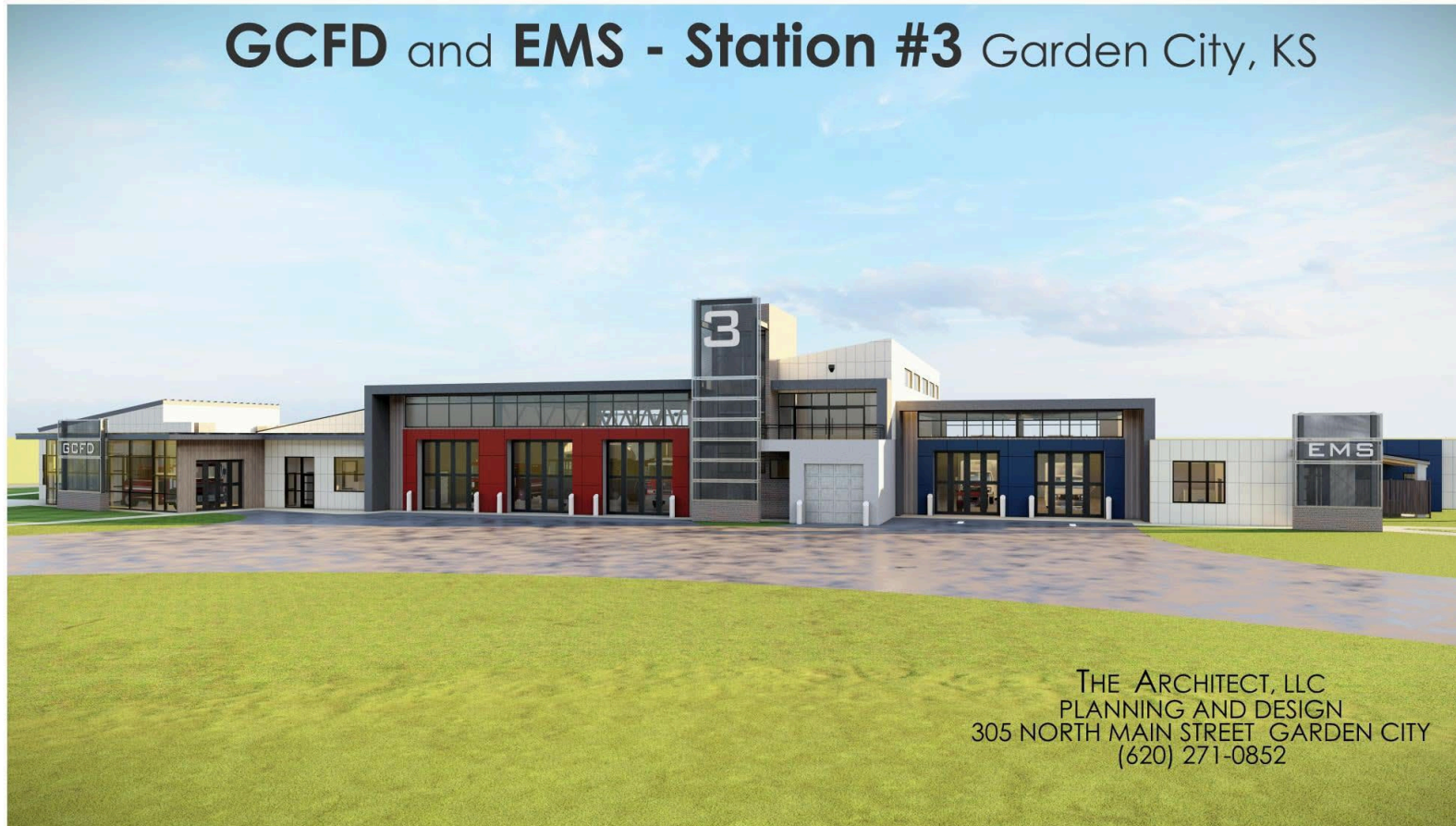


GARDEN CITY POLICE DEPARTMENT INDOOR SHOOTING RANGE



GARDEN CITY FIRE STATION/EMS #3

GCFD and EMS - Station #3 Garden City, KS



THE ARCHITECT, LLC
PLANNING AND DESIGN
305 NORTH MAIN STREET GARDEN CITY
(620) 271-0852

LEE RICHARDSON ZOO PROJECTS



GARDEN RAPIDS AT THE BIG POOL



SPORTS OF THE WORLD COMPLEX



BUFFALO DUNES MUNICIPAL GOLF COURSE



GARDEN CITY COMMUNITY COLLEGE – STEM HUB OF W. KANSAS

Garden City Community College

awarded "STEM Central Hub for Western Kansas" project!





GARDEN CITY RECOGNITION



ZENCITY – TOP 5 MOST SATISFIED RESIDENTS IN THE NATION



WALLETHUB - #2 CITY IN KANSAS TO START A BUSINESS

**Garden City ranked
#2 in Kansas
To start a Business!**



Shannon Dick

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Finney County
Economic Development Corporation

