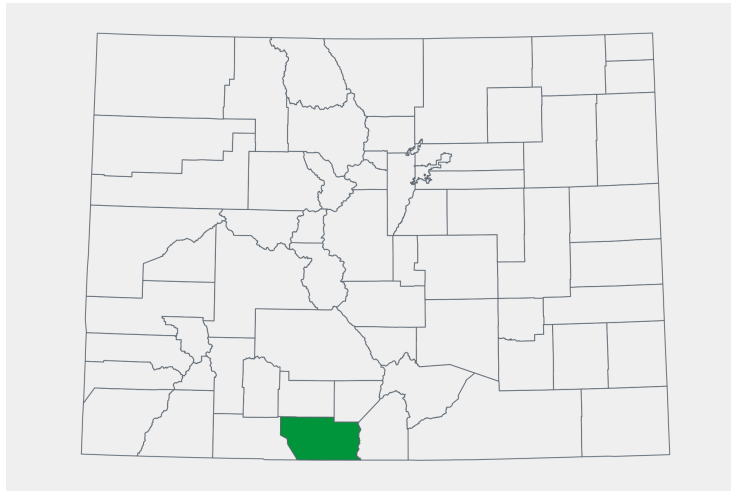# State Demography Office Colorado Demographic Profile

Print Date: 04/03/2023

Community Profile for Conejos County

Demographic information is critical for making informed decisions at the local, state and national level. This demographic profile is a summary of trends in a community. The dashboard provides charts, text, data and additional links to assist in the exploration and understanding of demographic trends for counties and municipalities in Colorado. The following collection of tables and charts establishes the context for assessing potential impacts and for decision-making.

Basic Statistics

The population base and trends of an area determine the needs for housing, schools, roads and other services. The age, income, race and ethnicity, and migration of the population of a community are all vital in planning for service

provision. The most significant demographic transitions for Colorado and its communities are related to disparate growth, aging, downward pressure on income, and growing racial and ethnic diversity.

Table 1: Community Quick Facts

	Conejos County	Colorado
Population (2021)+	7,584	5,814,707
Population Change (2010 to 2021)+	-698	764,375
Total Employment (2021)+	2,758	3,451,143
Median Household Income^	$38,536	$80,184
Median House Value^	$129,600	$397,500
Percentage of Population with Incomes lower than the Poverty Line^	16.3%	9.6%
Percentage of Population Born in Colorado^	71.7%	41.9%

+Source: State Demography Office
^Source: U.S. Census Bureau, 2017-2021
American Community Survey, Print Date:
04/03/2023

Population Trends

The tables and plots in this section highlight trends and forecasts for the total population in Conejos County. The table shows the overall population growth rate for Conejos County and the State of Colorado. Additional plots show the overall population trends, forecasts for along with the overall components of change for Conejos County.
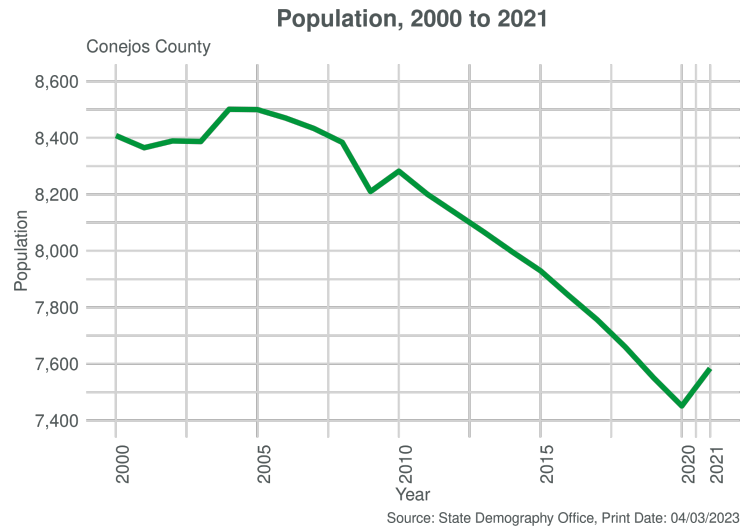
Table 2: Population Growth Rate

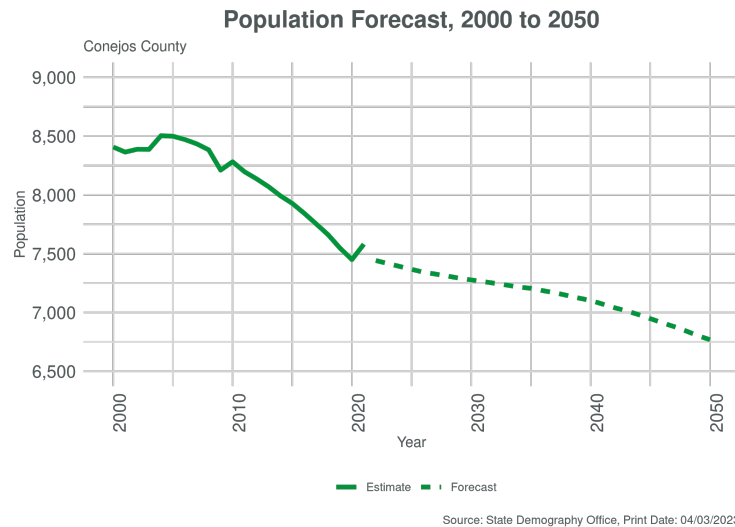|	Conejos County		Colorado	
Year	Population	Growth Rate	Population	Growth Rate
1990	7,453.0		3,294,473	
1995	7,906.0	1.2%	3,811,074	3.0%
2000	8,408.0	1.2%	4,338,801	2.6%
2005	8,500.0	0.2%	4,662,534	1.4%
2010	8,282.0	-0.5%	5,050,332	1.6%
2015	7,930.0	-0.9%	5,446,594	1.5%
2020	7,451.0	-1.2%	5,784,156	1.2%
2021	7,584.0	1.8%	5,814,707	0.5%

Note:
Source: State Demography Office, Print Date: 04/03/2023

At the end of 2021 the estimated population of Conejos County was 7,584.0, an
increase of 133 over the population in 2020. The growth rate for Conejos County
between 2020 and 2021 was 1.8 percent compared to 0.5 percent for the State of
Colorado.

Population, 2000 to 2021

Conejos County

Year

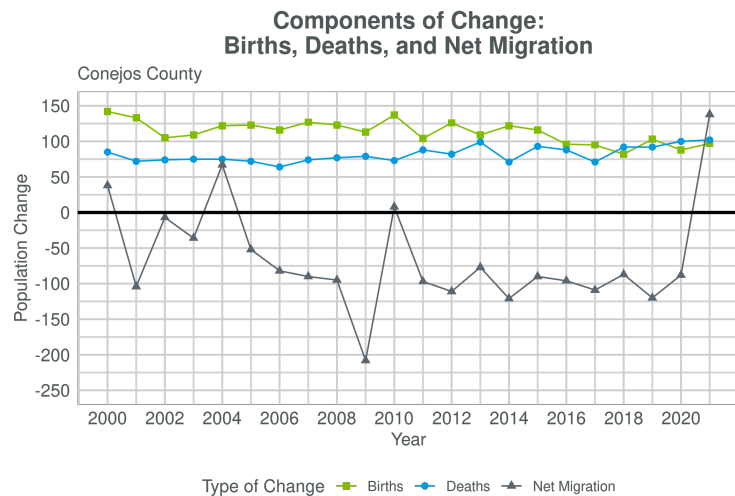Source: State Demography Office, Print Date: 04/03/2023

The population of Conejos County is forecast to reach 7,450 by 2020 and 7,103
by 2040. Overall, the growth rate for Conejos County is expected to increase
between 2020 and 2040. Between 2010 and 2020 the forecast growth rate was -1.1
percent, between 2020 and 2030 the forecast growth rate is -0.2 percent, while
the forecast growth rate between 2030 and 2040 is -0.2 percent. The change is
due in part to population aging and changes in the proportion of the population
in childbearing ages. Note: Population forecasts are only provided for Colorado
counties.

3

Population Forecast, 2000 to 2050

Conejos County

Components of Population Change

Births, deaths and net migration are the main components of population change. Net migration is the difference between the number of people moving into an area and the number of people moving out. Change in net migration typically causes most of the changes in population trends because migration is more likely to experience short-term fluctuations than births and deaths. Migration also tends to be highly correlated to job growth or decline in communities where most of the residents work where they live. For many counties with negative natural increase (more deaths than births), this makes migration especially important for population stability and growth.

Components of Change:
Births, Deaths, and Net Migration

Conejos County

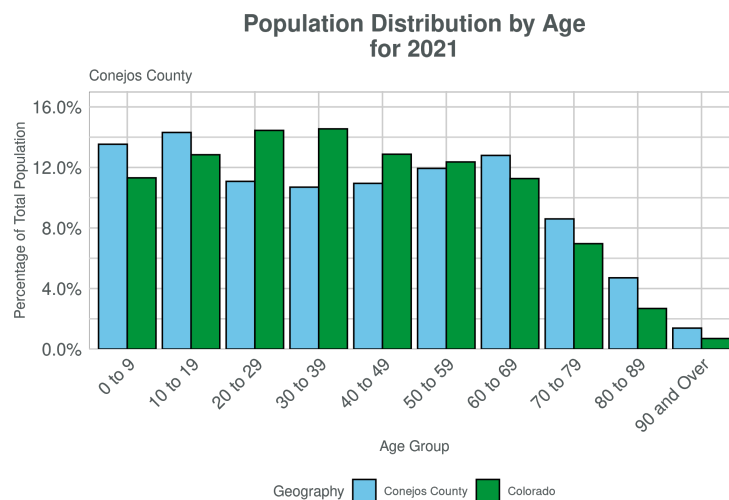Type of Change ■ Births ● Deaths ▲ Net Migration

4

Over the past five years, between 2017 and 2021, the population of Conejos County has decreased by -258 people. The total natural increase (births - deaths) over this period was 16 and the total net migration (new residents who moved in minus those who moved out) was -362. Note: Components of Change data are only available for Colorado counties.

Age Characteristics

Every community has a different age profile and is aging differently. People in different age groups work, live, shop, and use resources differently and these differences will impact the economy, labor force, housing, school districts, day care facilities, health services, disability services, transportation, household income, and public finance. An aging population may put downward pressure on local government tax revenue due to changes in spending on taxable goods.

The age distribution of the population of Conejos County and Colorado are shown here.

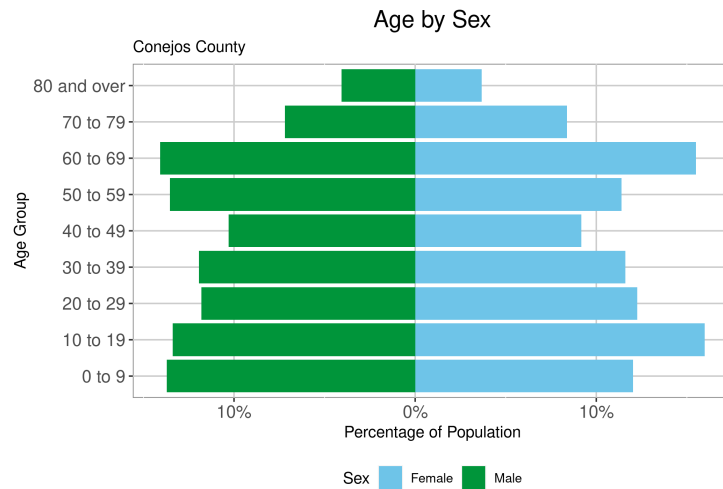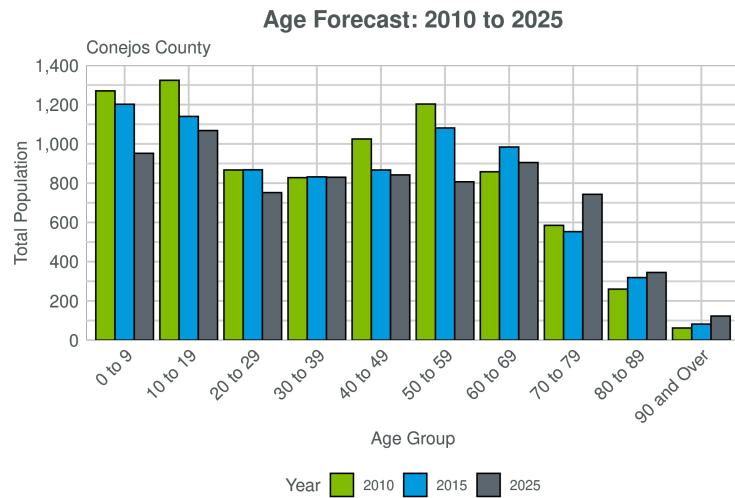Source: State Demography Office, Print Date: 04/03/2023

5

Age by Sex

Conejos County

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Table 3: Median Age by Sex Comparison

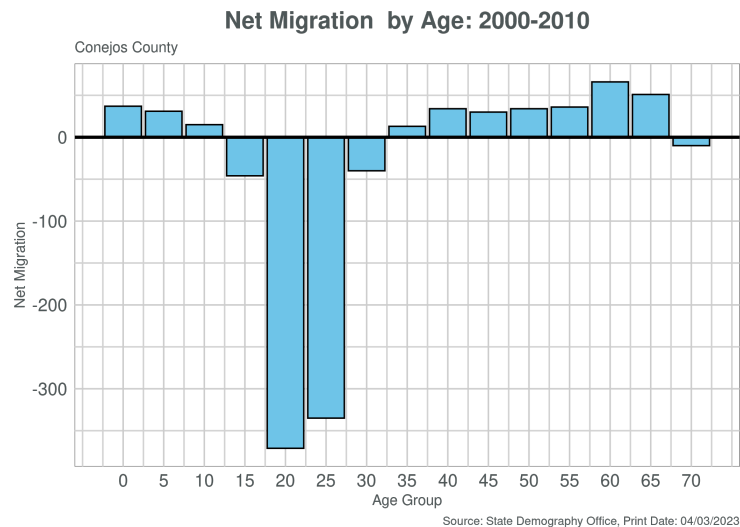| Sex | Conejos County | | Colorado | | Signficant | Direction |
	Median Age	MOE	Median Age	MOE		
Total	38.7	1.3	37.1	0.1	Yes	Older
Male	39.5	0.9	36.4	0.2	Yes	Older
Female	37.7	0.7	37.9	0.1	No	

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

The median age of Conejos County is 0.2 years older than the state. Women are not significantly older or younger than women in the state but men in Conejos County are significantly older than men in the state.

Age Forecast: 2010 to 2025

Conejos County

Source: State Demography Office, Print Date: 04/03/2023

The changing age distribution of the population of Conejos County for the period from 2010 through 2025 is shown here. The changes in proporion of different groups can highligh the need for future planning and service provision. Many areas have a larger share of older adults, indicating the need to evaluate housing, transportation and other needs of the senior population.

Net Migration by Age: 2000-2010

Conejos County

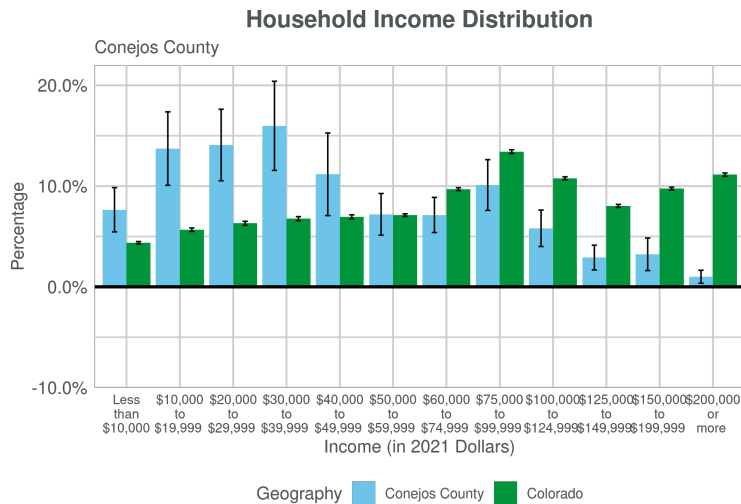Source: State Demography Office, Print Date: 04/03/2023

This plot shows the net migration by age in Conejos County. Colorado typically draws many young adults as migrants. Areas with colleges and resorts draw a number of 18 to 24 year olds. Areas with a growing economy tend to account mostly 25 to 35 year olds and areas attractive to retirees tend to draw both workers and older adults.

Population Characteristics: Income, Education and Race

The plots and tables in this section describe the general population characteristics of Conejos County. The bars on the plots show the width of the 90 percent confidence interval. Categories where the bars do not overlap are significantly different.

Household Income The household income distribution plot compares Conejos County to the statewide household incomes. Household income comes primarily from earnings at work, but government transfer payments such as Social Security and TANF and unearned income from dividends, interest and rent are also included. Income and education levels are highly correlated; areas that have lower educational attainment than the state will typically have lower household incomes.

Household Income Distribution

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

The Houselold Income Source(s) Table shows household income sources and amounts for housholds in Conejos County. Households will have multiple sources of income, so this table is not mutually exclusive. Mean income values reflect values from the cited source.
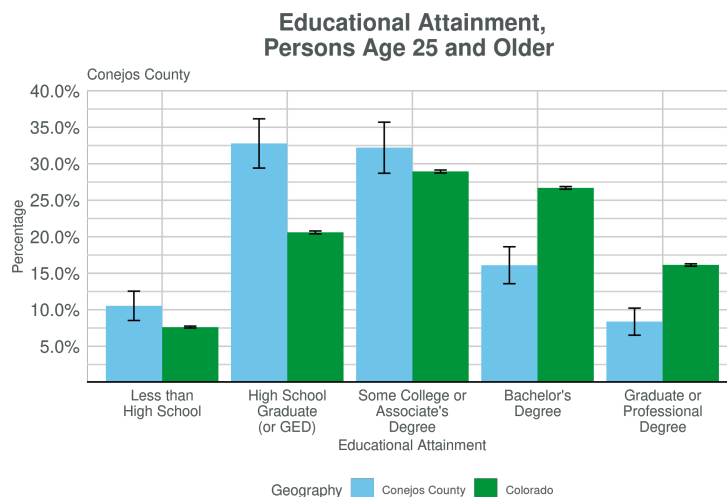
Table 4: Household Income Source(s)

Conejos County				
	Total Households		Mean Income	
Income Source	Estimate	MOE	Estimate	MOE
All Households	3,097	146	$38,076	$2,993
With earnings	66.4%	5.6%	$54,356	$5,888
With interest, dividends or net rental income	14.6%	2.6%	$ 9,822	$3,931
With Social Security income	37.3%	2.5%	$16,331	$1,372
With Supplemental Security Income (SSI)	5.4%	1.4%	$ 9,619	$2,935
With cash public assistance income	2.6%	1.1%	$ 2,005	$ 973
With retirement income	26.5%	3.2%	$26,957	$5,132

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Educational Attainment   The education attainment plot is provided for persons older than Age 25, i.e., those who have likely completed their education.

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Race and Ethnicity   The Race Trend table shows the changing racial and ethnic composition of Conejos County beginning in 2000 and continuing to the present.

Table 5: Race Trend

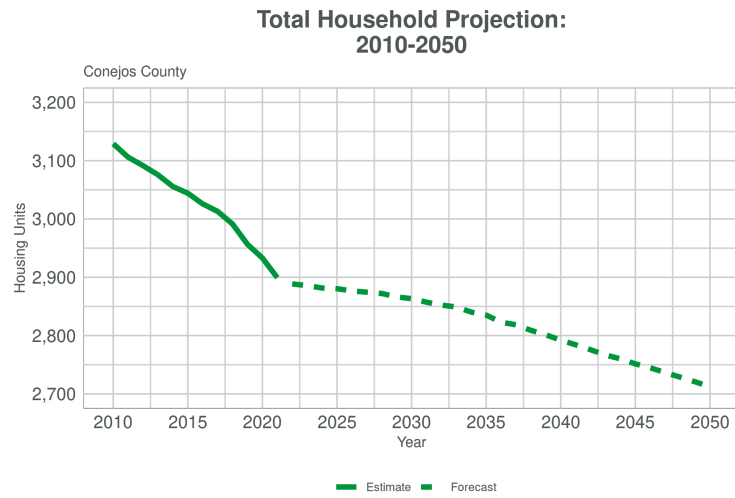| Race	Conejos County			Colorado		
	2000	2010	2021	2000	2010	2021
Hispanic	58.9%	56.0%	51.7%	17.1%	20.7%	21.9%
Non-Hispanic	41.1%	44.0%	48.3%	82.9%	79.3%	78.1%
Non-Hispanic White	39.3%	41.8%	44.8%	74.5%	70.0%	66.8%
Non-Hispanic Black	0.1%	0.1%	0.5%	3.7%	3.8%	3.9%
Non-Hispanic Native American/Alaska Native	0.7%	0.6%	0.8%	0.7%	0.6%	0.5%
Non-Hispanic Asian	0.1%	0.2%	0.2%	2.2%	2.7%	3.1%
Non-Hispanic Native Hawaiian/Pacific Islander	0.1%	0.0%	0.0%	0.1%	0.1%	0.1%
Non-Hispanic Other	0.1%	0.3%	0.3%	0.1%	0.2%	0.3%
Non-Hispanic, Two Races	0.7%	1.0%	1.7%	1.7%	2.0%	3.4%
Total Population	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%

Note:

Sources

[1] 2000: 2000 Census

[2] 2010: 2010 Census

[3] 2021: Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Housing and Households

Understanding the current housing stock is critical for understanding how the community can best address current and future demands. This section begins with a projection of households. The projection of households is derived by county specific headship rates for the population by age. Beyond the numbers and characteristics, understanding the value and affordability of housing units is vital. Are the housing prices prohibitive to new families? Are the housing prices at such a high price that once the current work force ages and sells, those housing units will most likely go into the vacation seasonal market? Or are housing prices reasonable and suddenly the community is experiencing growth in families with children? How many total housing units are there? What types of new units are being built - multi-family vs single family?

Total Household Projection:
2010-2050

Conejos County

The Household Estimates plot shows the current and projected number of households in Conejos County between 2010 and 2050.

The next several tables provide an overview of the housing stock in an area. The availability of land and the cost of land can dictate whether housing is less dense, with a greater number of single family units or more dense with a number of multifamily apartments and condos. Median home values and median gross rents are often considerably lower than current market prices as the values are computed from a 5-year average that runs through 2016. The number of people per household can offer insights as to the composition of the households . Areas with a larger number of people per household often have more families with children under 18 or a number of roommates living together to share housing costs. Those with a smaller number of persons per household, likely have a larger share of single-person households.

Table 6: Housing Units: Conejos County, 2021

Conejos County	
Housing Type	Value
Total Housing Units	4,063
Occupied Housing Units	2,944
Vacant Housing Units	1,119
Vacancy Rate	27.5%
Total Population	7,584
Household Population	7,521
Group Quarters Population	63
Persons per Household	2.55

Note:
Source: State Demography Office, Print Date: 04/03/2023

Table 7: Characteristics of Housing Units

	Conejos County				
	Owner-Occupied Units		Rental Units		All Units
Housing Unit Type	Units	Percent	Units	Percent	Units
All Housing Units	2,430	78.5%	667	21.5%	3,097
Single Unit Buildings	1,948	83.7%	380	16.3%	2,328
Buildings with 2 to 4 Units	4	5.1%	74	94.9%	78
Buildings with 5 or More Units	11	19.6%	45	80.4%	56
Mobile Homes	456	73.1%	168	26.9%	624
RVs, Boats, Vans, Etc.	11	100.0%	0	0.0%	11
Median Year of Construction	1979		1978		1978
Average Number of Persons Per Household	2.50		2.16		2.43

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Table 8: Comparative Housing Values

	Conejos County	Colorado
Variable	Value	Value
Median Value of Owner-Occupied Households (Current Dollars)	$129,600	$397,500
Percentage of Owner-Occupied Households paying 30% or more of income on housing	19.7%	22.9%
Percentage of Owner-Occupied Households paying 30-49% of income on housing	9.7%	14.1%
Percentage of Owner-Occupied Households paying 50% or more of income on housing	10.0%	8.8%
Median Gross Rent of Rental Households (Current Dollars)	$635	$1,437
Percentage of Rental Households paying 30% or more of income on housing	28.0%	49.0%
Percentage of Rental Households paying 30-49% of income on housing	18.4%	25.5%
Percentage of Rental Households paying 50% or more of income on housing	9.6%	23.5%

Note:

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Commuting

Commuting plays an important role in the economy of an area because not all workers live where they work. Commuting impacts local job growth, access to employees, and transportation infrastructure.The Commuting diagram identifies three groups of people:

- People who work in Conejos County, but live elsewhere.

- People who live in Conejos County, but work elsewhere.

- People who live and work in Conejos County.
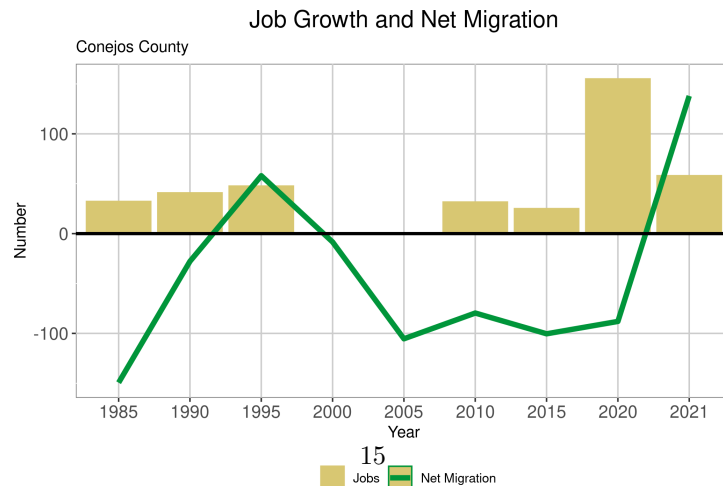
Conejos County: All Jobs, 2019

- Employed in Selected Area, Live Outside: 591

- Live in Selected Area, Employed Outside: 1,357

- Employed and Live in Selected Area: 770

Source: U.S. Census Bureau On the Map, Print Date: 04/03/2023

Table 9: Commuting Patterns for Conejos County

Location	Count	Percent
Residents of Conejos County working elsewhere		
Alamosa County, CO	501	36.9%
El Paso County, CO	106	7.8%
Denver County, CO	71	5.2%
Rio Grande County, CO	69	5.1%
Pueblo County, CO	63	4.6%
Arapahoe County, CO	62	4.6%
Jefferson County, CO	43	3.2%
Adams County, CO	34	2.5%
Costilla County, CO	29	2.1%
Weld County, CO	22	1.6%
Other Counties	357	26.3%
Total	1,357	100.0%
Employees in Conejos County living elsewhere		
Alamosa County, CO	287	48.6%
Rio Grande County, CO	60	10.2%
Costilla County, CO	25	4.2%
Saguache County, CO	19	3.2%
Mesa County, CO	13	2.2%
Otero County, CO	13	2.2%
Pueblo County, CO	13	2.2%
La Plata County, CO	11	1.9%
Adams County, CO	8	1.4%
Denver County, CO	8	1.4%
Other Counties	134	22.7%
Total	591	100.0%

Note:
Source: U.S. Census Bureau On the Map, Print Date: 04/03/2023

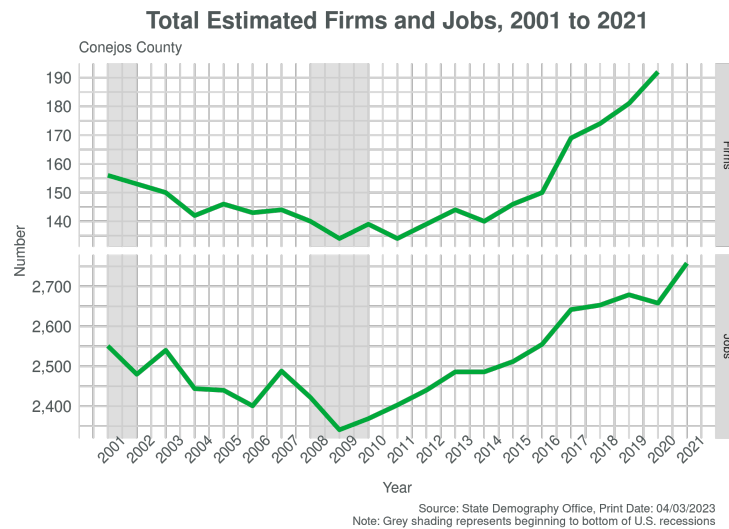Job Growth and Net Migration

Conejos County

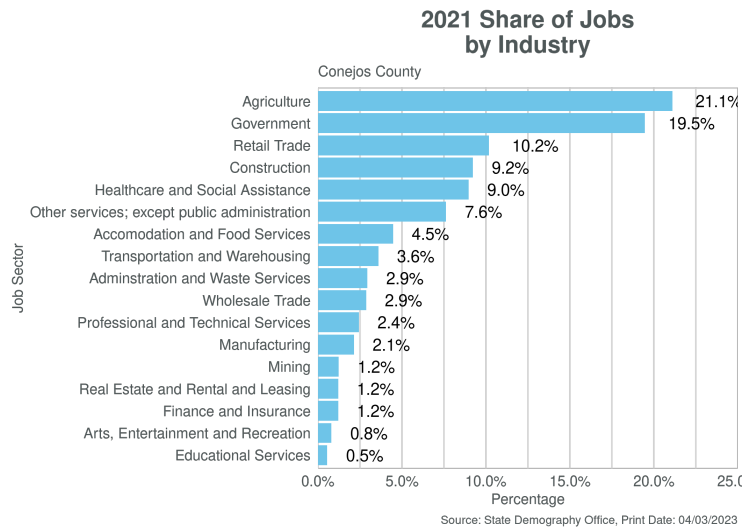Source: State Demography Office and U.S. Bureau of Economic Analysis, Print Date: 04/03/2023

The Job Growth and Net Migration plot shows the relationship between job gowth and migration in Conejos County. Generally, migration patterns follow changes in job growth demand.

Employment by Industry

Identifying the industries which may be driving the growth and change within a community is a vital part of understanding community dynamics. Growth in jobs often results in growth in residents from migration within a community. Identifying the trends of growth or decline of jobs and the types of jobs available within the community is important.

Total Estimated Firms and Jobs, 2001 to 2021

Source: State Demography Office, Print Date: 04/03/2023
Note: Grey shading represents beginning to bottom of U.S. recessions

The Estimated Firms and Jobs series created by the SDO gives a comprehensive look at the number of firms and jobs located within Conejos County. It is broad in scope, capturing both wage and salary workers as well as most proprietors and agricultural workers. A more diverse economy is typically more resilient too; when looking at the employment trends recently and after a recession (shaded in gray) it is also important to look at the current share of employment by industry. Areas dependent on a single industry such as agriculture, mining or tourism can suffer from prolonged downturns due to drought, shifting demand for commodities, and the health of the national economy.

2021 Share of Jobs by Industry

Conejos County

Job Sector	Percentage
Agriculture	21.1%
Government	19.5%
Retail Trade	10.2%
Construction	9.2%
Healthcare and Social Assistance	9.0%
Other services; except public administration	7.6%
Accomodation and Food Services	4.5%
Transportation and Warehousing	3.6%
Adminstration and Waste Services	2.9%
Wholesale Trade	2.9%
Professional and Technical Services	2.4%
Manufacturing	2.1%
Mining	1.2%
Real Estate and Rental and Leasing	1.2%
Finance and Insurance	1.2%
Arts, Entertainment and Recreation	0.8%
Educational Services	0.5%

Source: State Demography Office, Print Date: 04/03/2023

The total estimated jobs are subdivided into 3 categories:

- *Direct Basic:* jobs that bring outside dollars into the community by selling goods or services outside the county, such as manufacturing or engineering services,

- *Indirect Basic:* jobs that are created as the result of goods and services purchased by direct basic such as accounting services or raw material inputs, and

- *Local (Resident) Services:* jobs that are supported when income earned from the base industries is spent locally at retailers or are supported by local tax dollars to provide services like education and public safety.

This plot shows the jobs by industry profile for Conejos County. The relative rank of high-paying sectors, such as mining, information and finacial and insurance services versus mid-range jobs (e.g., contsruction, health casre and government) and lower-paying industrices such as retail trade and accomodation and food services, will have an impact on a counties' overall economic health.
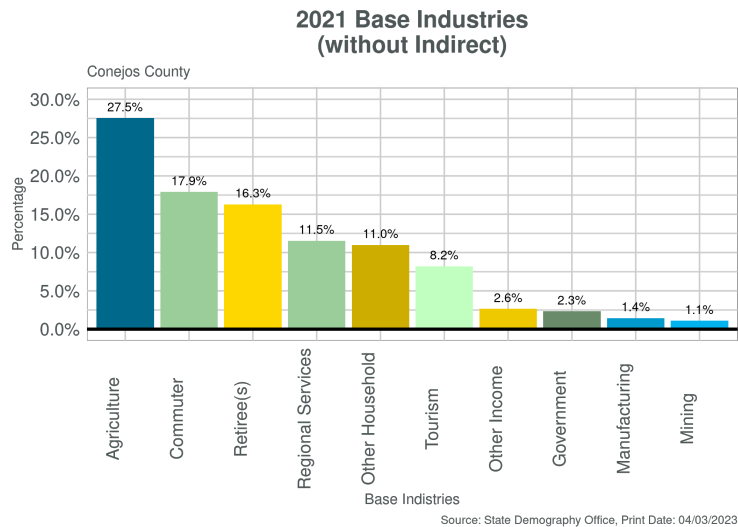
17

**2021 Base Industries
(without Indirect)**

Conejos County

Source: State Demography Office, Print Date: 04/03/2023

Table 10: Jobs by Sector: Conejos County, 2021

Employment Type	Number of Jobs	Percentage
Direct Basic Employment	2,380	86.5%
Indirect Basic Employment	257	9.3%
Local Services Employment	114	4.1%
Total Employment	2,752	100.0%
Total Population, 16+	0	

Note:

Source: State Demography Office, Print Date: 04/03/2023

Similar to the industry employment, areas with large amounts of diversity in their base industries tend to suffer less during downturns and recover more quickly. *Regional Services* is a diverse base industry that encompasses all services and goods that a region sells to those in surrounding areas; examples include specialized health care, construction, air or rail transportation, and large item retail purchases like autos or appliances. *Retirees* are considered basic since they spend money from social security or other pensions, Medicare and savings. *Government* typically only includes employment in Federal Government and State Government. *Tourism* not only includes traditional tourist services like accommodation and food, but also includes 2nd homes, property management and transportation of tourists by airlines, car rental, car sharing and shuttles.

Employment Forecast and Wage Information

Understanding the types of jobs forecast to grow in a community, if jobs are forecast to increase, will aid in further understanding potential changes in

population, labor force, housing demand, and household income. Important questions to ask include; What is the current forecast for job growth based on the current industry mix? What types of jobs are forecast to grow? What are the wages for those jobs? What are the labor force trends for the community? Is the labor force expected to grow or slow down?
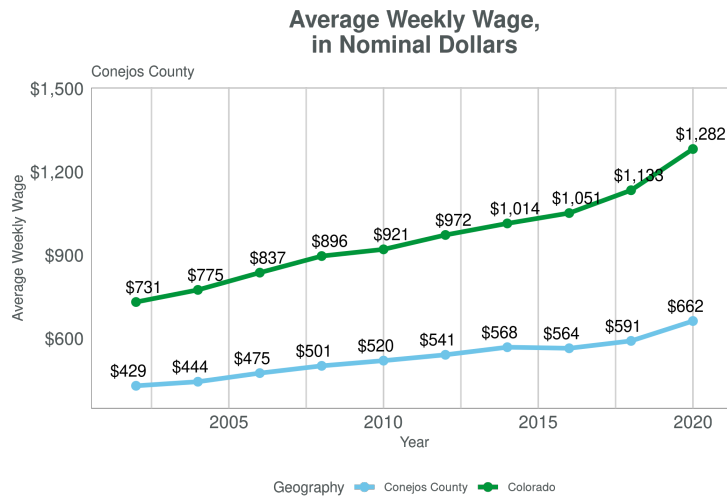
Table 11: Jobs and Population Forecast

Conejos County					
Year	Type	Jobs	Annual Growth Rate: Jobs	Population	Annual Growth Rate: Population
2010	Estimate	2,369		8,282	
2015	Estimate	2,512	1.0%	7,928	-0.8%
2020	Estimate	2,679	0.0%	7,450	-1.3%
2025	Forecast	2,807	-0.2%	7,367	-0.3%
2030	Forecast	2,808	0.1%	7,277	-0.2%
2035	Forecast	2,820	0.1%	7,206	-0.1%
2040	Forecast	2,827	-0.0%	7,103	-0.3%

Note:
Source: State Demography Office, Print Date: 04/03/2023

The total jobs forecast and population forecast are for Conejos County shown here. The two lines diverge over time due to the aging of our population and continued growth in our under 18 population – two segments of the population that are less likely to be employed. Growth in the 65 plus population in the labor force through 2040 compared to the universe population of those over the age of 16 since labor force participation declines with age, especially among those eligible for pensions or social security.

**Average Weekly Wage,
in Nominal Dollars**

Conejos County

The unajdusted (nominal) average weekly wages for Conejos County and Colorado are shown here. The gain or loss of a major employer such as a mine or a hospital can have a significant impact on a county's average weekly wage. These wages are shown only for jobs located within that county and do not include most proprietors. Household income can be influenced by the average weekly wage, but in areas that have considerable amounts commuting or unearned income this relationship is not particularly strong.
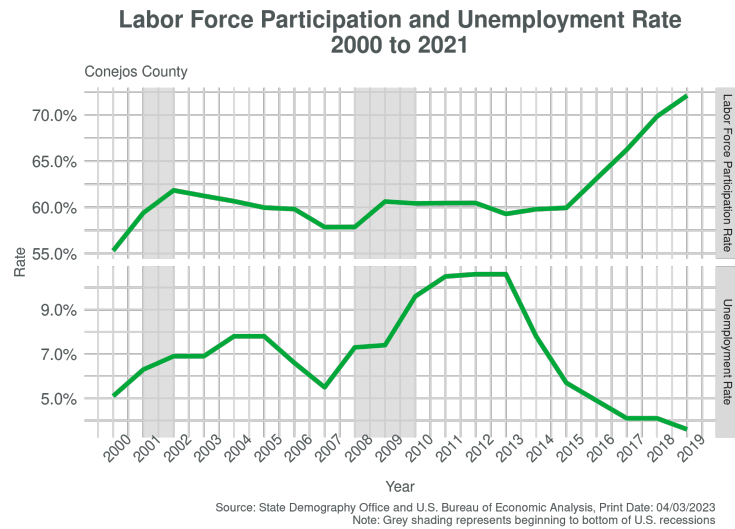
This table compares the forecast residential labor force to the forecast population of person age 16 and older for Conejos County.

Table 12: Forecast Resident Labor Force and Population, Age 16 +

			Conejos County		
Year	Type	Labor Force	Annual Growth Rate: Labor Force	Persons Age 16+	Annual Growth Rate: Persons Age 16+
2010	Estimate	3,803		6,211	
2015	Estimate	3,665	-0.0%	6,078	-1.8%
2025	Forecast	3,926	-0.1%	6,330	0.3%

Note:
Source: State Demography Office, Print Date: 04/03/2023

Labor Force Participation and Unemployment Rate
2000 to 2021

Conejos County

Source: State Demography Office and U.S. Bureau of Economic Analysis, Print Date: 04/03/2023
Note: Grey shading represents beginning to bottom of U.S. recessions

The labor force participation and employment plot compares the percentage of persons age 16 and older in the labor force to the unemployment rate. The pattern of labor force partipation and unemployment in Conejos County are closely related. The downward trend in labor force partipation is related to the aging patterns in the county, along with the availability and character of employment. Additionally, as unemployment falls, the incentive for people to enter the labor force increases.
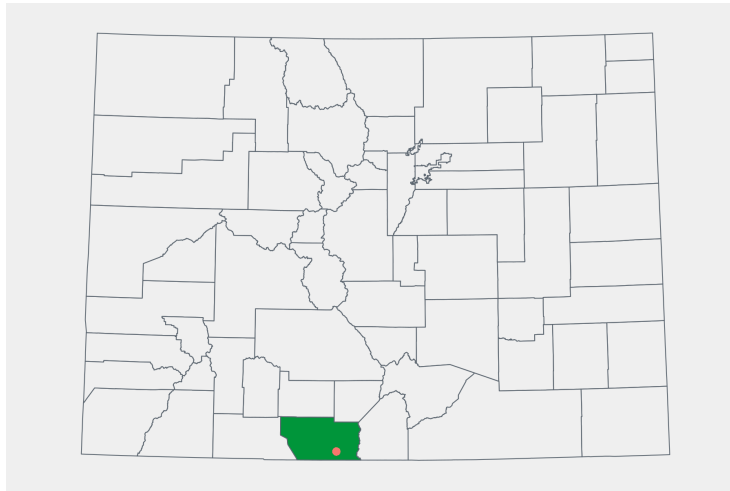
State Demography Office Colorado Demographic Profile

Print Date: 04/03/2023

Community Profile for Antonito

Demographic information is critical for making informed decisions at the local, state and national level. This demographic profile is a summary of trends in a community. The dashboard provides charts, text, data and additional links to assist in the exploration and understanding of demographic trends for counties and municipalities in Colorado. The following collection of tables and charts establishes the context for assessing potential impacts and for decision-making.

Basic Statistics

The population base and trends of an area determine the needs for housing, schools, roads and other services. The age, income, race and ethnicity, and migration of the population of a community are all vital in planning for service

provision. The most significant demographic transitions for Colorado and its communities are related to disparate growth, aging, downward pressure on income, and growing racial and ethnic diversity.

Table 1: Community Quick Facts

	Antonito	Conejos County	Colorado
Population (2021)+	648	7,584	5,814,707
Population Change (2010 to 2021)+	-135	-698	764,375
Total Employment (2021)+			
Median Household Income^	$27,237	$38,536	$80,184
Median House Value^	$70,200	$129,600	$397,500
Percentage of Population with Incomes lower than the Poverty Line^	29.1%	16.3%	9.6%
Percentage of Population Born in Colorado^	79.1%	71.7%	41.9%

+Source: State Demography Office
^Source: U.S. Census Bureau, 2017-2021
American Community Survey, Print Date:
04/03/2023

Population Trends

The tables and plots in this section highlight trends and forecasts for the total population inAntonito. The table shows the overall population growth rate for Antonito, Conejos County and the State of Colorado. Additional plots show the overall population trends, forecasts for along with the overall components of change for Antonito.
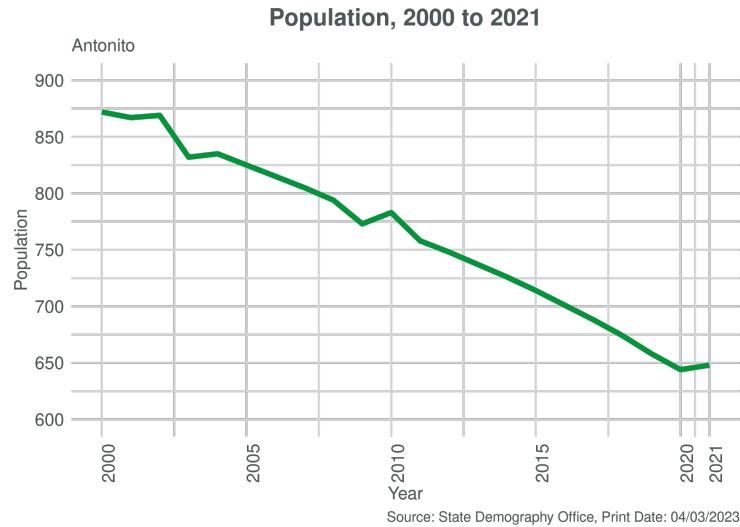
Table 2: Population Growth Rate

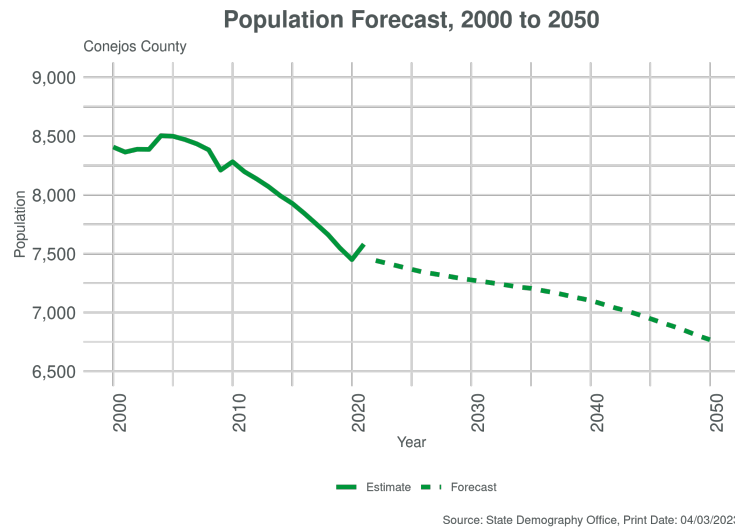|	Antonito		Conejos County		Colorado	
Year	Population	Growth Rate	Population	Growth Rate	Population	Growth Rate
1990	875		7,453.0		3,294,473	
1995	875	0.0%	7,906.0	1.2%	3,811,074	3.0%
2000	872	-0.1%	8,408.0	1.2%	4,338,801	2.6%
2005	825	-1.1%	8,500.0	0.2%	4,662,534	1.4%
2010	783	-1.0%	8,282.0	-0.5%	5,050,332	1.6%
2015	714	-1.8%	7,930.0	-0.9%	5,446,594	1.5%
2020	644	-2.0%	7,451.0	-1.2%	5,784,156	1.2%
2021	648	0.6%	7,584.0	1.8%	5,814,707	0.5%

Note:
Source: State Demography Office, Print Date: 04/03/2023

At the end of 2021 the estimated population of Antonito was 648, an increase of 4 over the population in 2020. The growth rate for Antonito between 2020 and 2021 was 0.6 percent compared to 1.8 percent for Conejos County and 0.5 percent for the State of Colorado.

Population, 2000 to 2021

Antonito

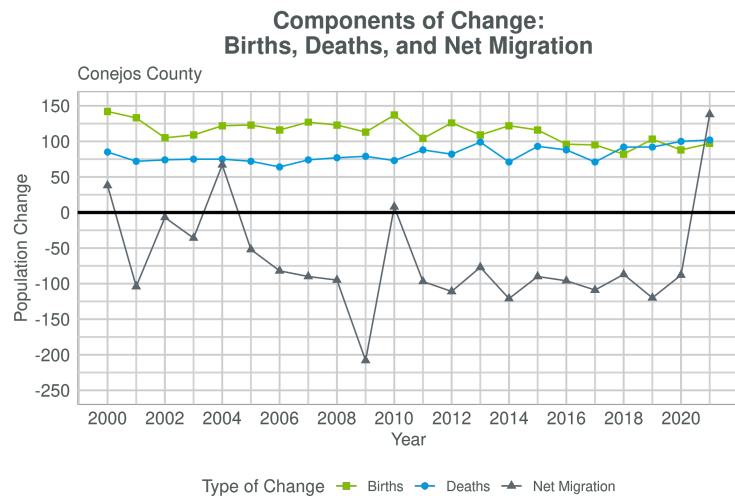Source: State Demography Office, Print Date: 04/03/2023

The population of Conejos County is forecast to reach 7,450 by 2020 and 7,103 by 2040. Overall, the growth rate for Conejos County is expected to increase between 2020 and 2040. Between 2010 and 2020 the forecast growth rate was -1.1 percent, between 2020 and 2030 the forecast growth rate is -0.2 percent, while the forecast growth rate between 2030 and 2040 is -0.2 percent. The change is due in part to population aging and changes in the proportion of the population in childbearing ages. Note: Population forecasts are only provided for Colorado counties.

Population Forecast, 2000 to 2050

Conejos County

Components of Population Change

Births, deaths and net migration are the main components of population change. Net migration is the difference between the number of people moving into an area and the number of people moving out. Change in net migration typically causes most of the changes in population trends because migration is more likely to experience short-term fluctuations than births and deaths. Migration also tends to be highly correlated to job growth or decline in communities where most of the residents work where they live. For many counties with negative natural increase (more deaths than births), this makes migration especially important for population stability and growth.

Components of Change: Births, Deaths, and Net Migration
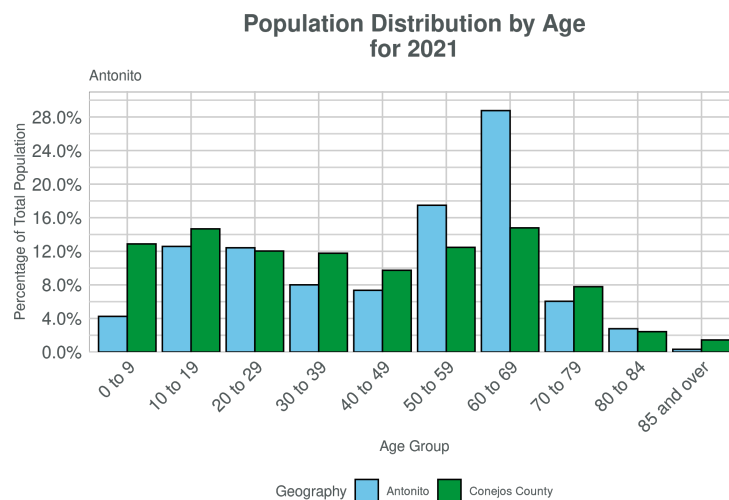
Conejos County

4

Over the past five years, between 2017 and 2021, the population of Conejos County has decreased by -258 people. The total natural increase (births - deaths) over this period was 16 and the total net migration (new residents who moved in minus those who moved out) was -362. Note: Components of Change data are only available for Colorado counties.

Age Characteristics

Every community has a different age profile and is aging differently. People in different age groups work, live, shop, and use resources differently and these differences will impact the economy, labor force, housing, school districts, day care facilities, health services, disability services, transportation, household income, and public finance. An aging population may put downward pressure on local government tax revenue due to changes in spending on taxable goods.

The age distribution of the population of Antonito and Conejos County are shown here.

Population Distribution by Age for 2021

Antonito

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

5

Age by Sex

Antonito

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023
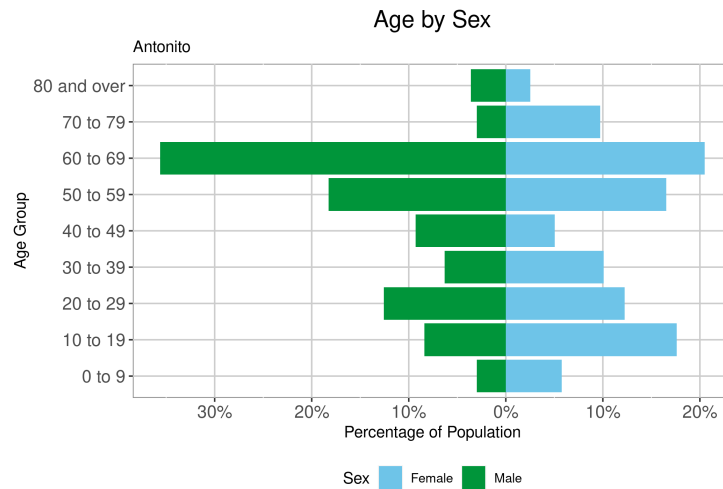
Table 3: Median Age by Sex Comparison

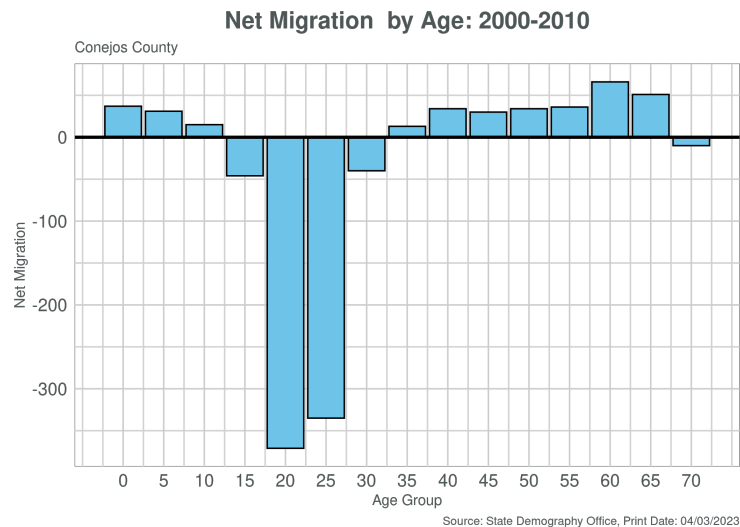| Sex	Antonito		Conejos County		Signficant	Direction
	Median Age	MOE	Median Age	MOE		
Total	55.8	7.1	38.7	1.3	Yes	Older
Male	57.4	1.7	39.5	0.9	Yes	Older
Female	49.5	14.8	37.7	0.7	No	

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

The median age of Antonito is 11.8 years older than the county. Women are not significantly older or younger than women in Conejos County but men in Antonito are significantly older than men in the county.

Age Forecast: 2010 to 2025

Conejos County

Source: State Demography Office, Print Date: 04/03/2023

The changing age distribution of the population of Conejos County for the period from 2010 through 2025 is shown here. The changes in proporion of different groups can highligh the need for future planning and service provision. Many areas have a larger share of older adults, indicating the need to evaluate housing, transportation and other needs of the senior population.

Net Migration by Age: 2000-2010

Conejos County

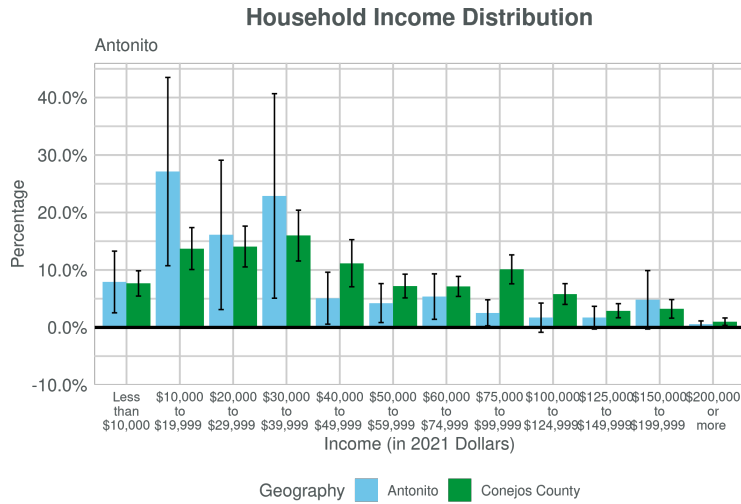Source: State Demography Office, Print Date: 04/03/2023

This plot shows the net migration by age in Conejos County. Colorado typically draws many young adults as migrants. Areas with colleges and resorts draw a number of 18 to 24 year olds. Areas with a growing economy tend to account mostly 25 to 35 year olds and areas attractive to retirees tend to draw both workers and older adults.

Population Characteristics: Income, Education and Race

The plots and tables in this section describe the general population characteristics of Antonito. The bars on the plots show the width of the 90 percent confidence interval. Categories where the bars do not overlap are significantly different.

Household Income   The household income distribution plot compares Antonito to household incomes for Conejos County. Household income comes primarily from earnings at work, but government transfer payments such as Social Security and TANF and unearned income from dividends, interest and rent are also included. Income and education levels are highly correlated; areas that have lower educational attainment than the state will typically have lower household incomes.

Household Income Distribution

Antonito

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

The Houselold Income Source(s) Table shows household income sources and amounts for housholds in Conejos County. Households will have multiple sources of income, so this table is not mutually exclusive. Mean income values reflect values from the cited source.
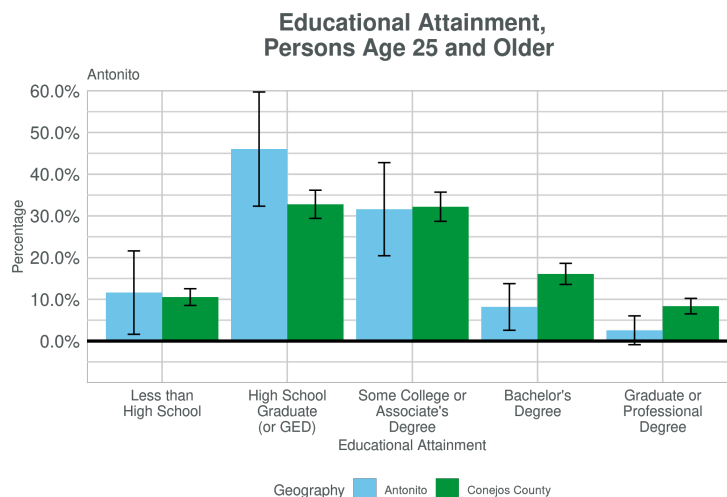
8

Table 4: Household Income Source(s)

Conejos County				
	Total Households		Mean Income	
Income Source	Estimate	MOE	Estimate	MOE
All Households	3,097	146	$38,076	$2,993
With earnings	66.4%	5.6%	$54,356	$5,888
With interest, dividends or net rental income	14.6%	2.6%	$ 9,822	$3,931
With Social Security income	37.3%	2.5%	$16,331	$1,372
With Supplemental Security Income (SSI)	5.4%	1.4%	$ 9,619	$2,935
With cash public assistance income	2.6%	1.1%	$ 2,005	$ 973
With retirement income	26.5%	3.2%	$26,957	$5,132

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Educational Attainment   The education attainment plot is provided for persons older than Age 25, i.e., those who have likely completed their education.

Educational Attainment,
Persons Age 25 and Older

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Race and Ethnicity   The Race Trend table shows the changing racial and ethnic composition of Antonito beginning in 2000 and continuing to the present.

Table 5: Race Trend

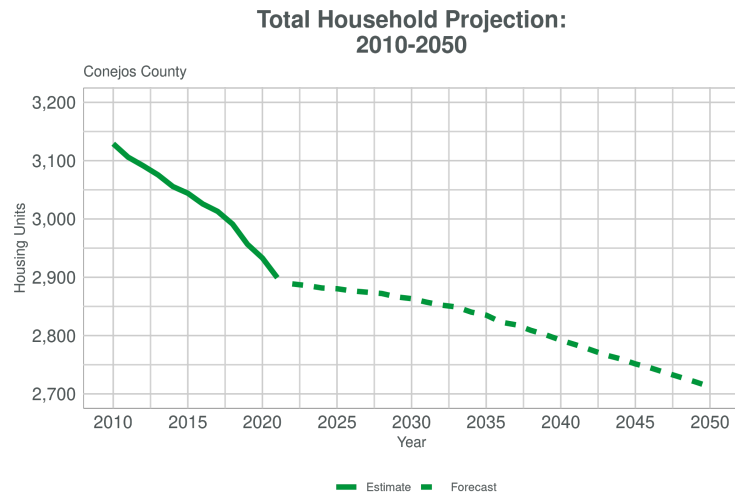| Race	Antonito			Conejos County		
	2000	2010	2021	2000	2010	2021
Hispanic	90.3%	85.1%	85.8%	58.9%	56.0%	51.7%
Non-Hispanic	9.7%	14.9%	14.2%	41.1%	44.0%	48.3%
Non-Hispanic White	7.3%	12.5%	10.0%	39.3%	41.8%	44.8%
Non-Hispanic Black	0.1%	0.3%	0.0%	0.1%	0.1%	0.5%
Non-Hispanic Native American/Alaska Native	1.9%	0.8%	0.0%	0.7%	0.6%	0.8%
Non-Hispanic Asian	0.0%	0.1%	0.0%	0.1%	0.2%	0.2%
Non-Hispanic Native Hawaiian/Pacific Islander	0.0%	0.5%	0.0%	0.1%	0.0%	0.0%
Non-Hispanic Other	0.0%	0.0%	2.5%	0.1%	0.3%	0.3%
Non-Hispanic, Two Races	0.3%	0.6%	1.8%	0.7%	1.0%	1.7%
Total Population	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%

Note:

Sources

[1] 2000: 2000 Census

[2] 2010: 2010 Census

[3] 2021: Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Housing and Households

Understanding the current housing stock is critical for understanding how the community can best address current and future demands. This section begins with a projection of households. The projection of households is derived by county specific headship rates for the population by age. Beyond the numbers and characteristics, understanding the value and affordability of housing units is vital. Are the housing prices prohibitive to new families? Are the housing prices at such a high price that once the current work force ages and sells, those housing units will most likely go into the vacation seasonal market? Or are housing prices reasonable and suddenly the community is experiencing growth in families with children? How many total housing units are there? What types of new units are being built - multi-family vs single family?

Total Household Projection:
2010-2050

Conejos County

The Household Estimates plot shows the current and projected number of households in Conejos County between 2010 and 2050.

The next several tables provide an overview of the housing stock in an area. The availability of land and the cost of land can dictate whether housing is less dense, with a greater number of single family units or more dense with a number of multifamily apartments and condos. Median home values and median gross rents are often considerably lower than current market prices as the values are computed from a 5-year average that runs through 2016. The number of people per household can offer insights as to the composition of the households . Areas with a larger number of people per household often have more families with children under 18 or a number of roommates living together to share housing costs. Those with a smaller number of persons per household, likely have a larger share of single-person households.

Table 6: Housing Units: Antonito, 2021

Antonito	
Housing Type	Value
Total Housing Units	377.0
Occupied Housing Units	298.0
Vacant Housing Units	79.0
Vacancy Rate	21.0%
Total Population	648.0
Household Population	644.0
Group Quarters Population	4.0
Persons per Household	2.16

Note:

Source: State Demography Office, Print Date: 04/03/2023

Table 7: Characteristics of Housing Units

	Antonito				
	Owner-Occupied Units		Rental Units		All Units
Housing Unit Type	Units	Percent	Units	Percent	Units
All Housing Units	240	67.8%	114	32.2%	354
Single Unit Buildings	229	79.5%	59	20.5%	288
Buildings with 2 to 4 Units	4	8.9%	41	91.1%	45
Buildings with 5 or More Units	0	0.0%	7	100.0%	7
Mobile Homes	7	50.0%	7	50.0%	14
RVs, Boats, Vans, Etc.	0		0		0
Median Year of Construction	1945		1967		1956
Average Number of Persons Per Household	1.84		1.46		1.72

Note:

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Table 8: Comparative Housing Values

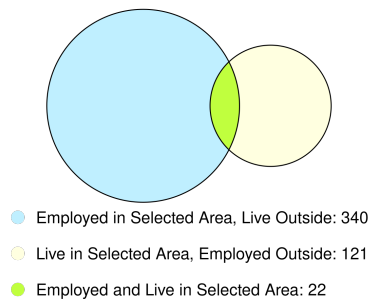| | Antonito | Conejos County |
Variable	Value	Value
Median Value of Owner-Occupied Households (Current Dollars)	$70,200	$129,600
Percentage of Owner-Occupied Households paying 30% or more of income on housing	25.4%	19.7%
Percentage of Owner-Occupied Households paying 30-49% of income on housing	13.3%	9.7%
Percentage of Owner-Occupied Households paying 50% or more of income on housing	12.1%	10.0%
Median Gross Rent of Rental Households (Current Dollars)	$500	$635
Percentage of Rental Households paying 30% or more of income on housing	52.6%	28.0%
Percentage of Rental Households paying 30-49% of income on housing	33.3%	18.4%
Percentage of Rental Households paying 50% or more of income on housing	19.3%	9.6%

Note:

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Commuting

Commuting plays an important role in the economy of an area because not all workers live where they work. Commuting impacts local job growth, access to employees, and transportation infrastructure.The Commuting diagram identifies three groups of people:

- People who work in Antonito, but live elsewhere.
- People who live in Antonito, but work elsewhere.
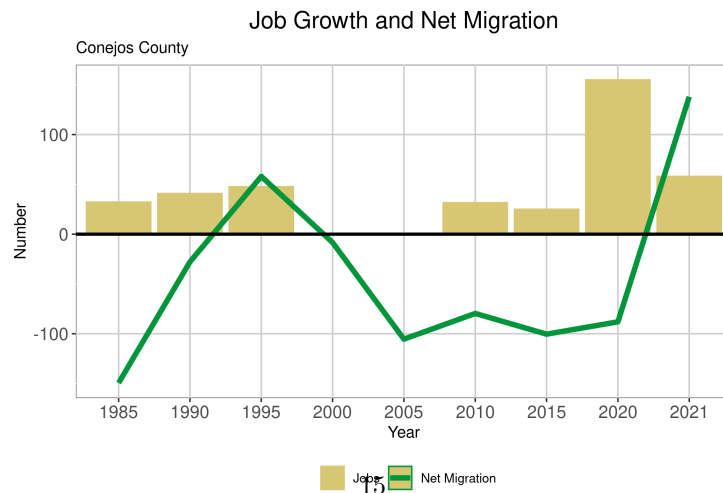- People who live and work in Antonito.

Antonito: All Jobs, 2019

○ Employed in Selected Area, Live Outside: 340

○ Live in Selected Area, Employed Outside: 121

● Employed and Live in Selected Area: 22

Source: U.S. Census Bureau On the Map, Print Date: 04/03/2023

Table 9: Commuting Patterns for Antonito

Location	Count	Percent
Employees in Antonito living elsewhere		
Alamosa city CO	46	13.5%
Antonito CCD (Conejos CO)	42	12.4%
Manassa CCD (Conejos CO)	28	8.2%
La Jara CCD (Conejos CO)	27	7.9%
Sanford town CO	26	7.6%
Manassa town CO	25	7.4%
La Jara town CO	23	6.8%
Alamosa CCD (Alamosa CO)	13	3.8%
Romeo town CO	13	3.8%
West Conejos CCD (Conejos CO)	8	2.4%
Other Municipalities/Places	89	26.2%
Total	340	100.0%
Residents of Antonito working elsewhere		
Alamosa city CO	22	18.2%
La Jara CCD (Conejos CO)	11	9.1%
La Jara town CO	8	6.6%
Manassa town CO	7	5.8%
Antonito CCD (Conejos CO)	4	3.3%
Monte Vista city CO	4	3.3%
Sanford town CO	4	3.3%
Alamosa CCD (Alamosa CO)	3	2.5%
Colorado Springs city CO	3	2.5%
Pueblo city CO	3	2.5%
Other Municipalities/Places	52	43.0%
Total	121	100.0%

Note:
Source: U.S. Census Bureau On the Map, Print Date: 04/03/2023

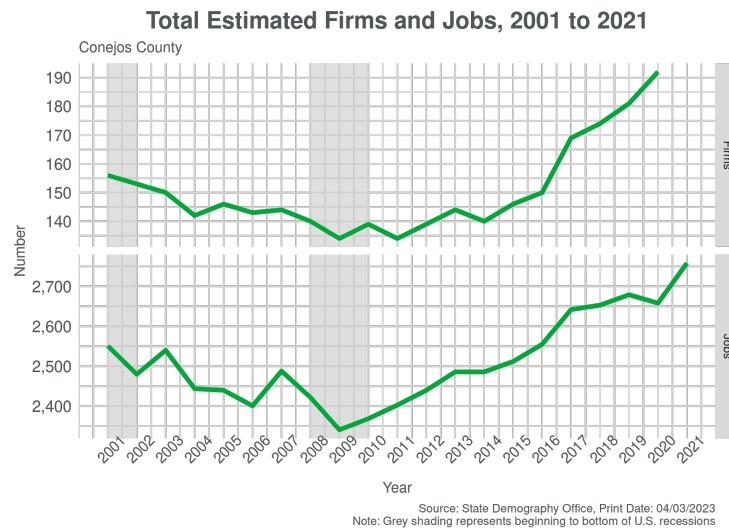Job Growth and Net Migration

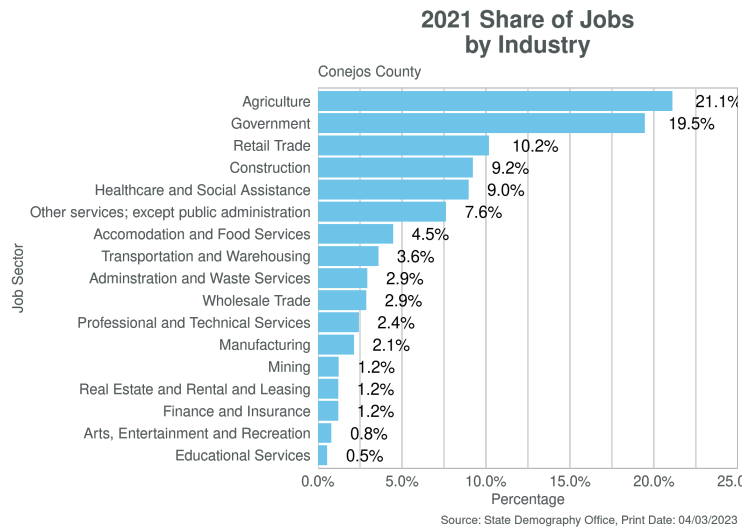Source: State Demography Office and U.S. Bureau of Economic Analysis, Print Date: 04/03/2023

The Job Growth and Net Migration plot shows the relationship between job gowth and migration in Conejos County. Generally, migration patterns follow changes in job growth demand.

Employment by Industry

Identifying the industries which may be driving the growth and change within a community is a vital part of understanding community dynamics. Growth in jobs often results in growth in residents from migration within a community. Identifying the trends of growth or decline of jobs and the types of jobs available within the community is important.

Total Estimated Firms and Jobs, 2001 to 2021

Conejos County

Source: State Demography Office, Print Date: 04/03/2023
Note: Grey shading represents beginning to bottom of U.S. recessions

The Estimated Firms and Jobs series created by the SDO gives a comprehensive look at the number of firms and jobs located within Conejos County. It is broad in scope, capturing both wage and salary workers as well as most proprietors and agricultural workers. A more diverse economy is typically more resilient too; when looking at the employment trends recently and after a recession (shaded in gray) it is also important to look at the current share of employment by industry. Areas dependent on a single industry such as agriculture, mining or tourism can suffer from prolonged downturns due to drought, shifting demand for commodities, and the health of the national economy.

16

**2021 Share of Jobs
by Industry**

Conejos County

Source: State Demography Office, Print Date: 04/03/2023

The total estimated jobs are subdivided into 3 categories:

- *Direct Basic:* jobs that bring outside dollars into the community by selling goods or services outside the county, such as manufacturing or engineering services,

- *Indirect Basic:* jobs that are created as the result of goods and services purchased by direct basic such as accounting services or raw material inputs, and

- *Local (Resident) Services:* jobs that are supported when income earned from the base industries is spent locally at retailers or are supported by local tax dollars to provide services like education and public safety.

This plot shows the jobs by industry profile for Conejos County. The relative rank of high-paying sectors, such as mining, information and finacial and insurance services versus mid-range jobs (e.g., contsruction, health casre and government) and lower-paying industrices such as retail trade and accomodation and food services, will have an impact on a counties' overall economic health.
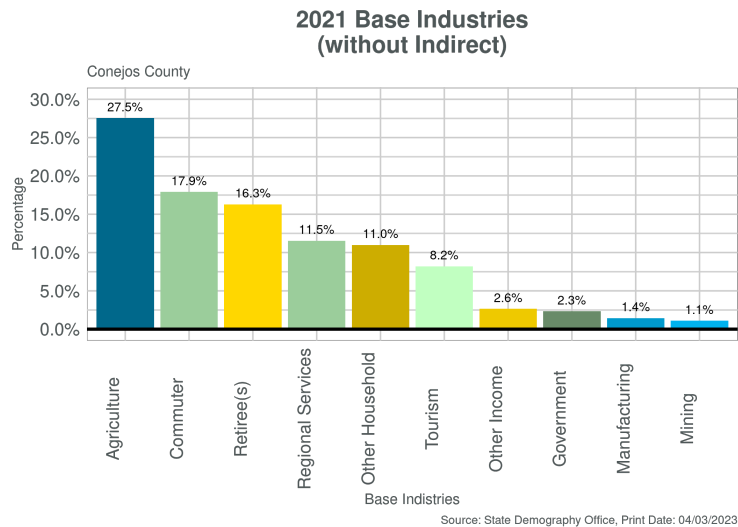
17

2021 Base Industries
(without Indirect)

Conejos County

Table 10: Jobs by Sector: Conejos County, 2021

Employment Type	Number of Jobs	Percentage
Direct Basic Employment	2,380	86.5%
Indirect Basic Employment	257	9.3%
Local Services Employment	114	4.1%
Total Employment	2,752	100.0%
Total Population, 16+	0	

Note:

Source: State Demography Office, Print Date: 04/03/2023

Similar to the industry employment, areas with large amounts of diversity in their base industries tend to suffer less during downturns and recover more quickly. *Regional Services* is a diverse base industry that encompasses all services and goods that a region sells to those in surrounding areas; examples include specialized health care, construction, air or rail transportation, and large item retail purchases like autos or appliances. *Retirees* are considered basic since they spend money from social security or other pensions, Medicare and savings. *Government* typically only includes employment in Federal Government and State Government. *Tourism* not only includes traditional tourist services like accommodation and food, but also includes 2nd homes, property management and transportation of tourists by airlines, car rental, car sharing and shuttles.

Employment Forecast and Wage Information

Understanding the types of jobs forecast to grow in a community, if jobs are forecast to increase, will aid in further understanding potential changes in

population, labor force, housing demand, and household income. Important questions to ask include; What is the current forecast for job growth based on the current industry mix? What types of jobs are forecast to grow? What are the wages for those jobs? What are the labor force trends for the community? Is the labor force expected to grow or slow down?
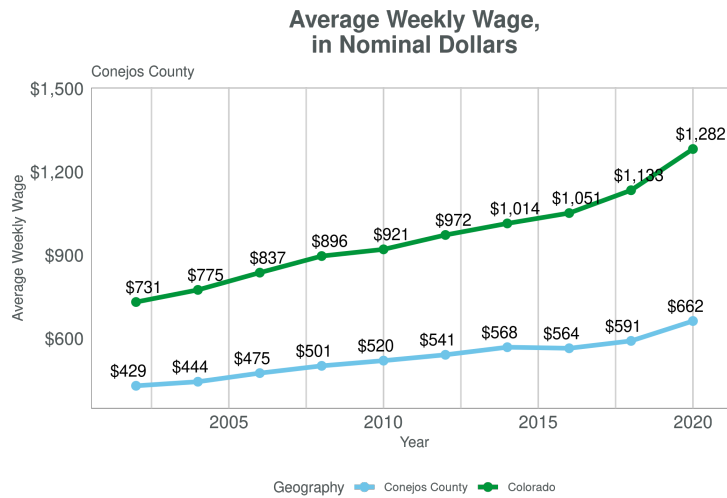
Table 11: Jobs and Population Forecast

Conejos County					
Year	Type	Jobs	Annual Growth Rate: Jobs	Population	Annual Growth Rate: Population
2010	Estimate	2,369		8,282	
2015	Estimate	2,512	1.0%	7,928	-0.8%
2020	Estimate	2,679	0.0%	7,450	-1.3%
2025	Forecast	2,807	-0.2%	7,367	-0.3%
2030	Forecast	2,808	0.1%	7,277	-0.2%
2035	Forecast	2,820	0.1%	7,206	-0.1%
2040	Forecast	2,827	-0.0%	7,103	-0.3%

Note:
Source: State Demography Office, Print Date: 04/03/2023

The total jobs forecast and population forecast are for Conejos County shown here. The two lines diverge over time due to the aging of our population and continued growth in our under 18 population – two segments of the population that are less likely to be employed. Growth in the 65 plus population in the labor force through 2040 compared to the universe population of those over the age of 16 since labor force participation declines with age, especially among those eligible for pensions or social security.

**Average Weekly Wage,
in Nominal Dollars**

Conejos County

Source: Department of Labor and Employment (QCEW), Print Date: 04/03/2023

The unajdusted (nominal) average weekly wages for Conejos County and Colorado are shown here. The gain or loss of a major employer such as a mine or a hospital can have a significant impact on a county's average weekly wage. These wages are shown only for jobs located within that county and do not include most proprietors. Household income can be influenced by the average weekly wage, but in areas that have considerable amounts commuting or unearned income this relationship is not particularly strong.
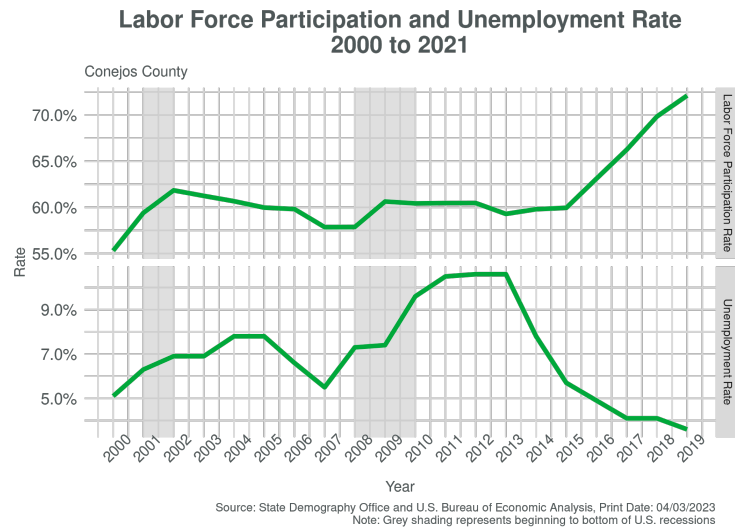
This table compares the forecast residential labor force to the forecast population of person age 16 and older for Conejos County.

Table 12: Forecast Resident Labor Force and Population, Age 16 +

		Conejos County			
Year	Type	Labor Force	Annual Growth Rate: Labor Force	Persons Age 16+	Annual Growth Rate: Persons Age 16+
2010	Estimate	3,803		6,211	
2015	Estimate	3,665	-0.0%	6,078	-1.8%
2025	Forecast	3,926	-0.1%	6,330	0.3%

Note:
Source: State Demography Office, Print Date: 04/03/2023

Labor Force Participation and Unemployment Rate
2000 to 2021

Conejos County

Source: State Demography Office and U.S. Bureau of Economic Analysis, Print Date: 04/03/2023
Note: Grey shading represents beginning to bottom of U.S. recessions

The labor force participation and employment plot compares the percentage of persons age 16 and older in the labor force to the unemployment rate. The pattern of labor force partipation and unemployment in Conejos County are closely related. The downward trend in labor force partipation is related to the aging patterns in the county, along with the availability and character of employment. Additionally, as unemployment falls, the incentive for people to enter the labor force increases.
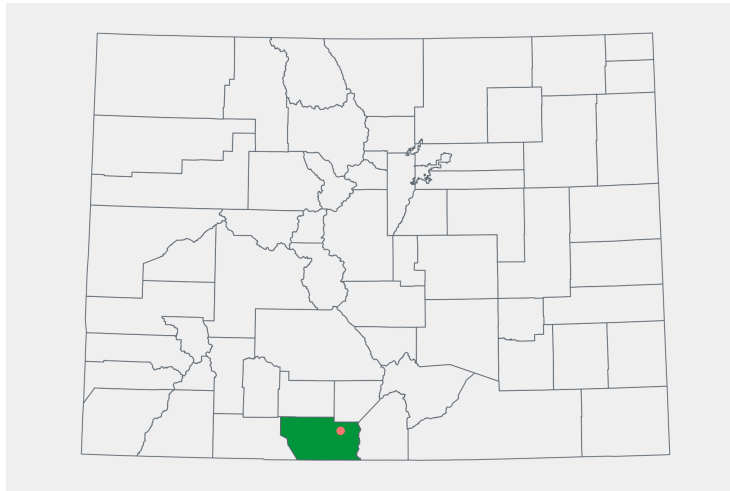
State Demography Office Colorado Demographic Profile

Print Date: 04/03/2023

Community Profile for La Jara

Demographic information is critical for making informed decisions at the local, state and national level. This demographic profile is a summary of trends in a community. The dashboard provides charts, text, data and additional links to assist in the exploration and understanding of demographic trends for counties and municipalities in Colorado. The following collection of tables and charts establishes the context for assessing potential impacts and for decision-making.

Basic Statistics

The population base and trends of an area determine the needs for housing, schools, roads and other services. The age, income, race and ethnicity, and migration of the population of a community are all vital in planning for service

provision. The most significant demographic transitions for Colorado and its communities are related to disparate growth, aging, downward pressure on income, and growing racial and ethnic diversity.

Table 1: Community Quick Facts

	La Jara	Conejos County	Colorado
Population (2021)+	735	7,584	5,814,707
Population Change (2010 to 2021)+	-85	-698	764,375
Total Employment (2021)+			
Median Household Income^	$33,750	$38,536	$80,184
Median House Value^	$125,000	$129,600	$397,500
Percentage of Population with Incomes lower than the Poverty Line^	27.5%	16.3%	9.6%
Percentage of Population Born in Colorado^	83.9%	71.7%	41.9%
+Source: State Demography Office			
^Source: U.S. Census Bureau, 2017-2021			
American Community Survey, Print Date:			
04/03/2023			

Population Trends

The tables and plots in this section highlight trends and forecasts for the total population inLa Jara. The table shows the overall population growth rate for La Jara, Conejos County and the State of Colorado. Additional plots show the overall population trends, forecasts for along with the overall components of change for La Jara.
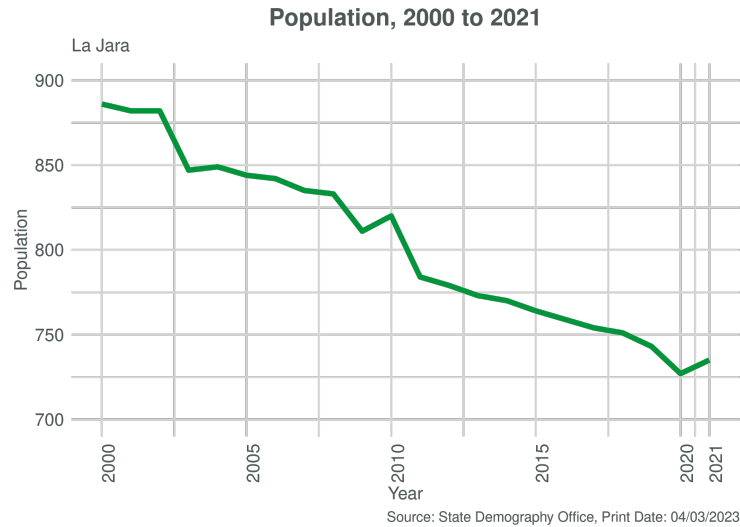
Table 2: Population Growth Rate

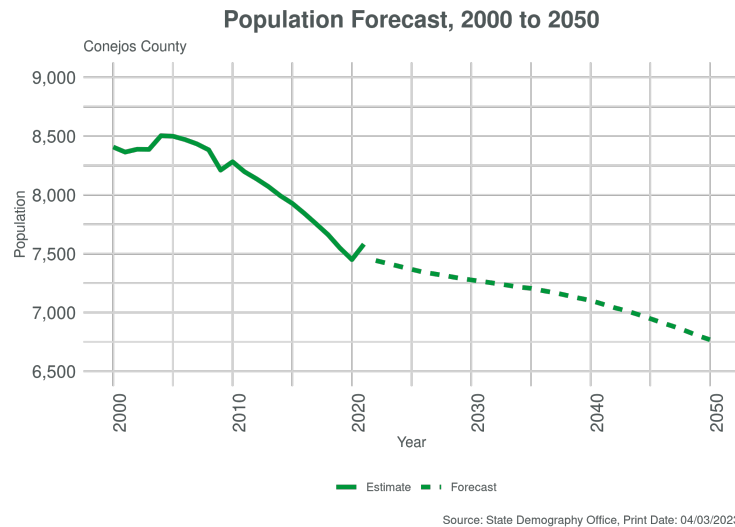|	La Jara		Conejos County		Colorado	
Year	Population	Growth Rate	Population	Growth Rate	Population	Growth Rate
1990	725		7,453.0		3,294,473	
1995	796	1.9%	7,906.0	1.2%	3,811,074	3.0%
2000	886	2.2%	8,408.0	1.2%	4,338,801	2.6%
2005	844	-1.0%	8,500.0	0.2%	4,662,534	1.4%
2010	820	-0.6%	8,282.0	-0.5%	5,050,332	1.6%
2015	764	-1.4%	7,930.0	-0.9%	5,446,594	1.5%
2020	727	-1.0%	7,451.0	-1.2%	5,784,156	1.2%
2021	735	1.1%	7,584.0	1.8%	5,814,707	0.5%

Note:
Source: State Demography Office, Print Date: 04/03/2023

At the end of 2021 the estimated population of La Jara was 735, an increase of 8 over the population in 2020. The growth rate for La Jara between 2020 and 2021 was 1.1 percent compared to 1.8 percent for Conejos County and 0.5 percent for the State of Colorado.

Population, 2000 to 2021

La Jara

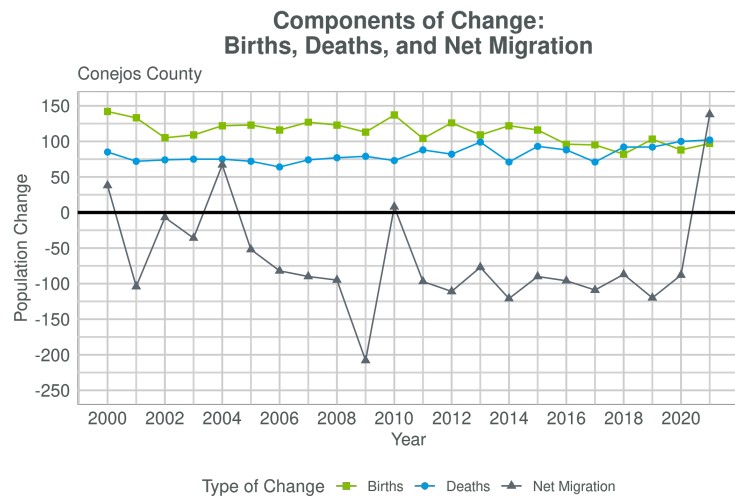Source: State Demography Office, Print Date: 04/03/2023

The population of Conejos County is forecast to reach 7,450 by 2020 and 7,103 by 2040. Overall, the growth rate for Conejos County is expected to increase between 2020 and 2040. Between 2010 and 2020 the forecast growth rate was -1.1 percent, between 2020 and 2030 the forecast growth rate is -0.2 percent, while the forecast growth rate between 2030 and 2040 is -0.2 percent. The change is due in part to population aging and changes in the proportion of the population in childbearing ages. Note: Population forecasts are only provided for Colorado counties.

Population Forecast, 2000 to 2050

Conejos County

Components of Population Change

Births, deaths and net migration are the main components of population change. Net migration is the difference between the number of people moving into an area and the number of people moving out. Change in net migration typically causes most of the changes in population trends because migration is more likely to experience short-term fluctuations than births and deaths. Migration also tends to be highly correlated to job growth or decline in communities where most of the residents work where they live. For many counties with negative natural increase (more deaths than births), this makes migration especially important for population stability and growth.

Components of Change: Births, Deaths, and Net Migration
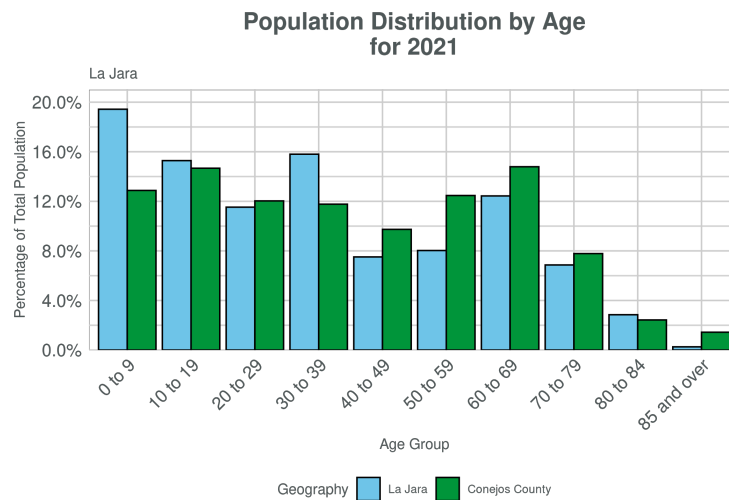
Conejos County

4

Over the past five years, between 2017 and 2021, the population of Conejos County has decreased by -258 people. The total natural increase (births - deaths) over this period was 16 and the total net migration (new residents who moved in minus those who moved out) was -362. Note: Components of Change data are only available for Colorado counties.

Age Characteristics

Every community has a different age profile and is aging differently. People in different age groups work, live, shop, and use resources differently and these differences will impact the economy, labor force, housing, school districts, day care facilities, health services, disability services, transportation, household income, and public finance. An aging population may put downward pressure on local government tax revenue due to changes in spending on taxable goods.

The age distribution of the population of La Jara and Conejos County are shown here.

Population Distribution by Age for 2021

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

5
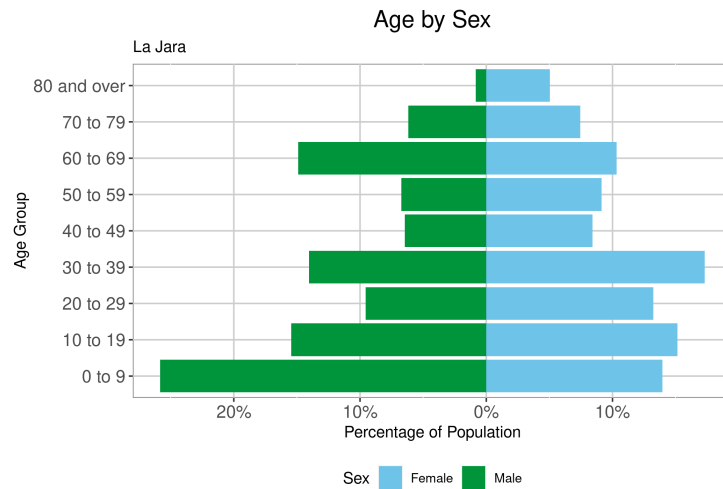
Age by Sex

La Jara

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Table 3: Median Age by Sex Comparison

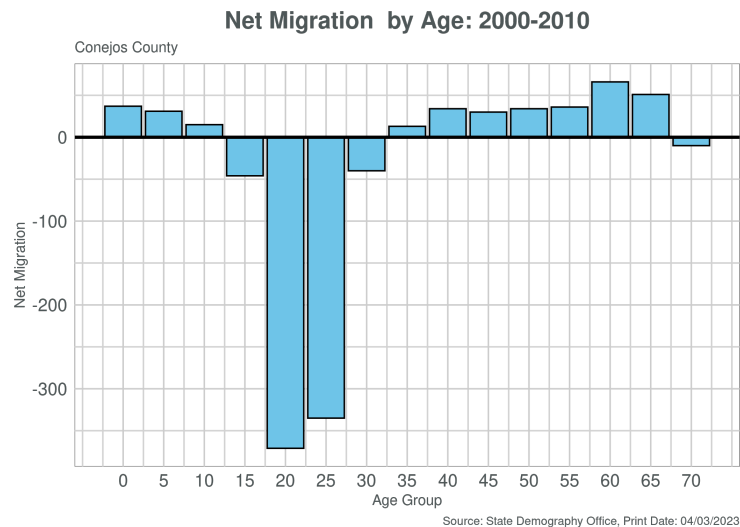|	La Jara		Conejos County			
Sex	Median Age	MOE	Median Age	MOE	Signficant	Direction
Total	33.3	5.5	38.7	1.3	No	
Male	28.8	13.3	39.5	0.9	No	
Female	33.6	4.1	37.7	0.7	No	

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

The median age of La Jara is not significantly different than the population of Conejos County.

Age Forecast: 2010 to 2025

Conejos County

The changing age distribution of the population of Conejos County for the period from 2010 through 2025 is shown here. The changes in proporion of different groups can highligh the need for future planning and service provision. Many areas have a larger share of older adults, indicating the need to evaluate housing, transportation and other needs of the senior population.

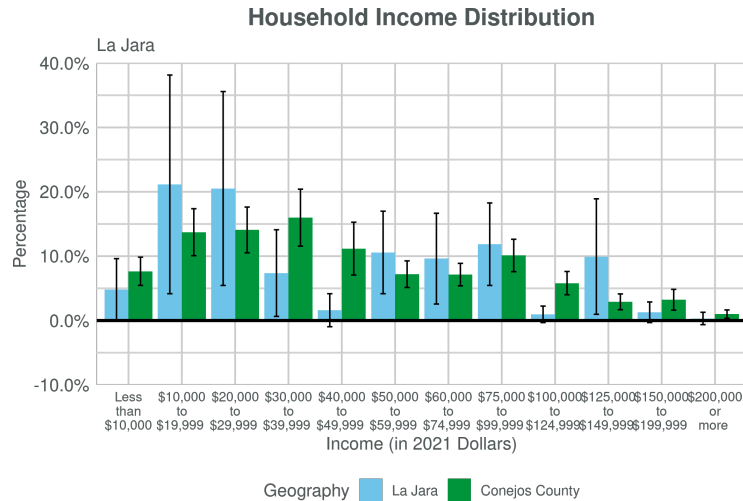## Net Migration by Age: 2000-2010

Conejos County

This plot shows the net migration by age in Conejos County. Colorado typically draws many young adults as migrants. Areas with colleges and resorts draw a number of 18 to 24 year olds. Areas with a growing economy tend to account mostly 25 to 35 year olds and areas attractive to retirees tend to draw both workers and older adults.

Population Characteristics: Income, Education and Race

The plots and tables in this section describe the general population characteristics of La Jara. The bars on the plots show the width of the 90 percent confidence interval. Categories where the bars do not overlap are significantly different.

Household Income   The household income distribution plot compares La Jara to household incomes for Conejos County. Household income comes primarily from earnings at work, but government transfer payments such as Social Security and TANF and unearned income from dividends, interest and rent are also included. Income and education levels are highly correlated; areas that have lower educational attainment than the state will typically have lower household incomes.

Household Income Distribution

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

The Houselold Income Source(s) Table shows household income sources and amounts for housholds in Conejos County. Households will have multiple sources of income, so this table is not mutually exclusive. Mean income values reflect values from the cited source.
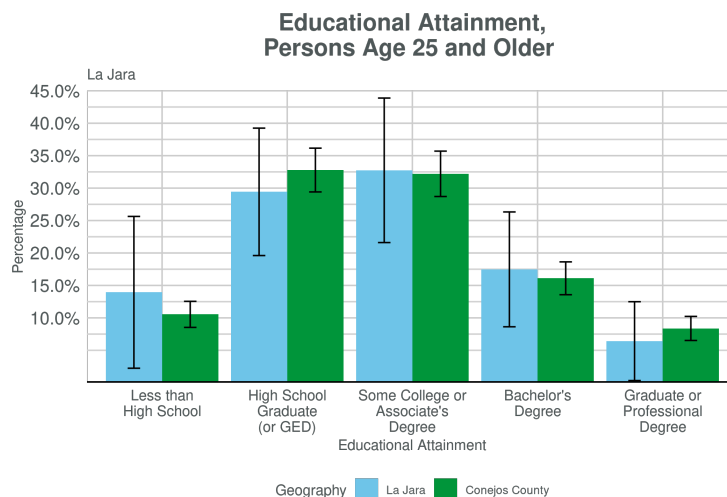
Table 4: Household Income Source(s)

	Conejos County			
	Total Households		Mean Income	
Income Source	Estimate	MOE	Estimate	MOE
All Households	3,097	146	$38,076	$2,993
With earnings	66.4%	5.6%	$54,356	$5,888
With interest, dividends or net rental income	14.6%	2.6%	$ 9,822	$3,931
With Social Security income	37.3%	2.5%	$16,331	$1,372
With Supplemental Security Income (SSI)	5.4%	1.4%	$ 9,619	$2,935
With cash public assistance income	2.6%	1.1%	$ 2,005	$ 973
With retirement income	26.5%	3.2%	$26,957	$5,132

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Educational Attainment   The education attainment plot is provided for persons older than Age 25, i.e., those who have likely completed their education.

Educational Attainment, Persons Age 25 and Older

Geography: La Jara, Conejos County

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Race and Ethnicity   The Race Trend table shows the changing racial and ethnic composition of La Jara beginning in 2000 and continuing to the present.

9

Table 5: Race Trend

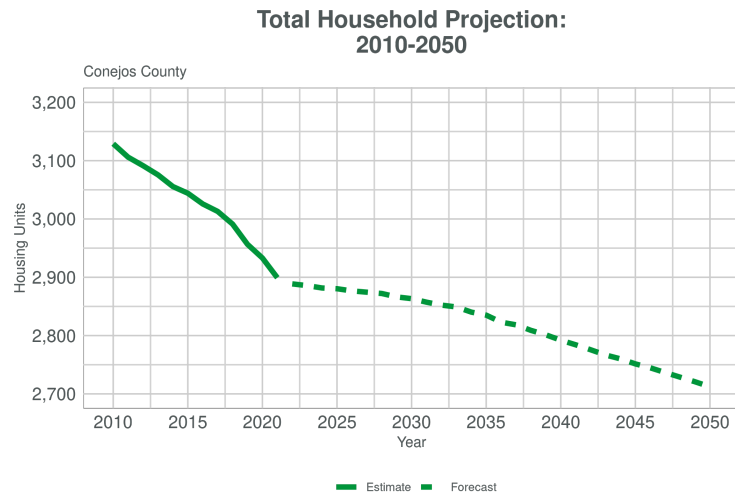| Race	La Jara			Conejos County		
	2000	2010	2021	2000	2010	2021
Hispanic	62.9%	62.3%	64.0%	58.9%	56.0%	51.7%
Non-Hispanic	37.1%	37.7%	36.0%	41.1%	44.0%	48.3%
Non-Hispanic White	34.3%	35.6%	33.0%	39.3%	41.8%	44.8%
Non-Hispanic Black	0.0%	0.2%	0.0%	0.1%	0.1%	0.5%
Non-Hispanic Native American/Alaska Native	1.6%	0.1%	0.0%	0.7%	0.6%	0.8%
Non-Hispanic Asian	0.0%	0.1%	2.1%	0.1%	0.2%	0.2%
Non-Hispanic Native Hawaiian/Pacific Islander	0.0%	0.0%	0.0%	0.1%	0.0%	0.0%
Non-Hispanic Other	0.5%	0.6%	0.0%	0.1%	0.3%	0.3%
Non-Hispanic, Two Races	0.7%	1.0%	0.9%	0.7%	1.0%	1.7%
Total Population	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%

Note:

Sources

[1] 2000: 2000 Census

[2] 2010: 2010 Census

[3] 2021: Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Housing and Households

Understanding the current housing stock is critical for understanding how the community can best address current and future demands. This section begins with a projection of households. The projection of households is derived by county specific headship rates for the population by age. Beyond the numbers and characteristics, understanding the value and affordability of housing units is vital. Are the housing prices prohibitive to new families? Are the housing prices at such a high price that once the current work force ages and sells, those housing units will most likely go into the vacation seasonal market? Or are housing prices reasonable and suddenly the community is experiencing growth in families with children? How many total housing units are there? What types of new units are being built - multi-family vs single family?

Total Household Projection:
2010-2050

Conejos County

The Household Estimates plot shows the current and projected number of households in Conejos County between 2010 and 2050.

The next several tables provide an overview of the housing stock in an area. The availability of land and the cost of land can dictate whether housing is less dense, with a greater number of single family units or more dense with a number of multifamily apartments and condos. Median home values and median gross rents are often considerably lower than current market prices as the values are computed from a 5-year average that runs through 2016. The number of people per household can offer insights as to the composition of the households . Areas with a larger number of people per household often have more families with children under 18 or a number of roommates living together to share housing costs. Those with a smaller number of persons per household, likely have a larger share of single-person households.

Table 6: Housing Units: La Jara, 2021

La Jara	
Housing Type	Value
Total Housing Units	337
Occupied Housing Units	282
Vacant Housing Units	55
Vacancy Rate	16.3%
Total Population	735
Household Population	735
Group Quarters Population	0
Persons per Household	2.61

Note:

Source: State Demography Office, Print Date: 04/03/2023

Table 7: Characteristics of Housing Units

	La Jara				
	Owner-Occupied Units		Rental Units		All Units
Housing Unit Type	Units	Percent	Units	Percent	Units
All Housing Units	208	66.7%	104	33.3%	312
Single Unit Buildings	172	80.8%	41	19.2%	213
Buildings with 2 to 4 Units	0	0.0%	11	100.0%	11
Buildings with 5 or More Units	0	0.0%	18	100.0%	18
Mobile Homes	36	51.4%	34	48.6%	70
RVs, Boats, Vans, Etc.	0		0		0
Median Year of Construction	1977		1978		1978
Average Number of Persons Per Household	2.31		2.59		2.40

Note:

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Table 8: Comparative Housing Values

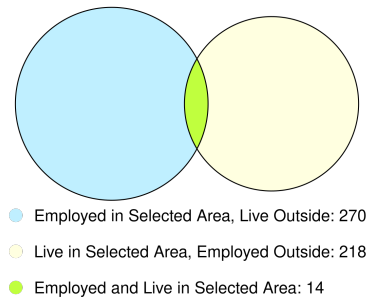| Variable	La Jara Value	Conejos County Value
Median Value of Owner-Occupied Households (Current Dollars)	$125,000	$129,600
Percentage of Owner-Occupied Households paying 30% or more of income on housing	11.1%	19.7%
Percentage of Owner-Occupied Households paying 30-49% of income on housing	1.0%	9.7%
Percentage of Owner-Occupied Households paying 50% or more of income on housing	10.1%	10.0%
Median Gross Rent of Rental Households (Current Dollars)	$720	$635
Percentage of Rental Households paying 30% or more of income on housing	51.9%	28.0%
Percentage of Rental Households paying 30-49% of income on housing	37.5%	18.4%
Percentage of Rental Households paying 50% or more of income on housing	14.4%	9.6%

Note:

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Commuting

Commuting plays an important role in the economy of an area because not all workers live where they work. Commuting impacts local job growth, access to employees, and transportation infrastructure.The Commuting diagram identifies three groups of people:

- People who work in La Jara, but live elsewhere.

- People who live in La Jara, but work elsewhere.

- People who live and work in La Jara.
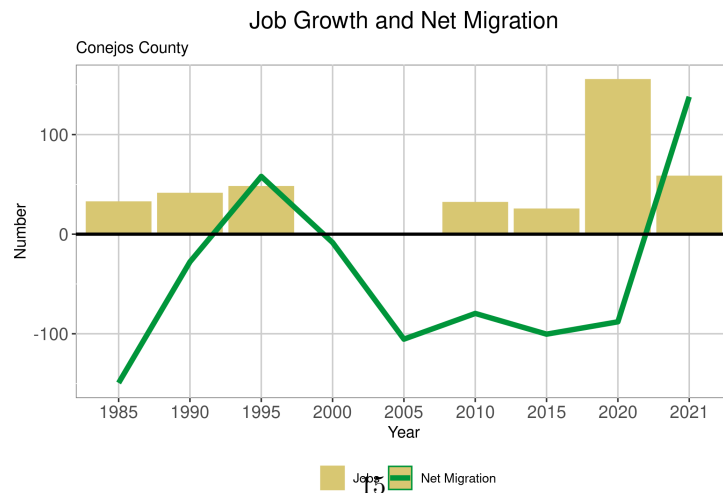
La Jara: All Jobs, 2019

○ Employed in Selected Area, Live Outside: 270

○ Live in Selected Area, Employed Outside: 218

● Employed and Live in Selected Area: 14

Source: U.S. Census Bureau On the Map, Print Date: 04/03/2023

Table 9: Commuting Patterns for La Jara

Location	Count	Percent
Employees in La Jara living elsewhere		
La Jara CCD (Conejos CO)	45	16.7%
Alamosa city CO	39	14.4%
Alamosa CCD (Alamosa CO)	21	7.8%
Manassa town CO	20	7.4%
Sanford town CO	19	7.0%
West Conejos CCD (Conejos CO)	16	5.9%
Manassa CCD (Conejos CO)	12	4.4%
Antonito CCD (Conejos CO)	11	4.1%
Antonito town CO	8	3.0%
Monte Vista city CO	8	3.0%
Other Municipalities/Places	71	26.3%
Total	270	100.0%
Residents of La Jara working elsewhere		
Alamosa city CO	44	20.2%
Antonito town CO	23	10.6%
La Jara CCD (Conejos CO)	21	9.6%
Colorado Springs city CO	10	4.6%
Denver city CO	10	4.6%
Alamosa CCD (Alamosa CO)	9	4.1%
Alamosa East CDP CO	9	4.1%
Sanford town CO	9	4.1%
Pueblo city CO	8	3.7%
San Luis town CO	4	1.8%
Other Municipalities/Places	71	32.6%
Total	218	100.0%

Note:
Source: U.S. Census Bureau On the Map, Print Date: 04/03/2023

Job Growth and Net Migration
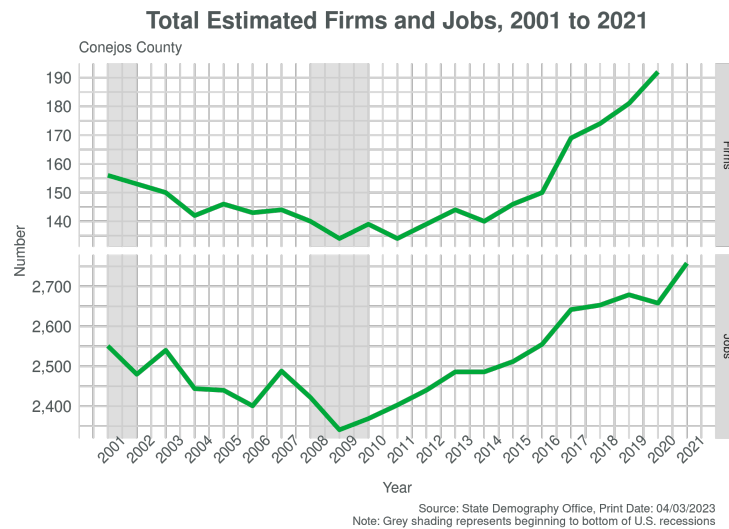
Conejos County

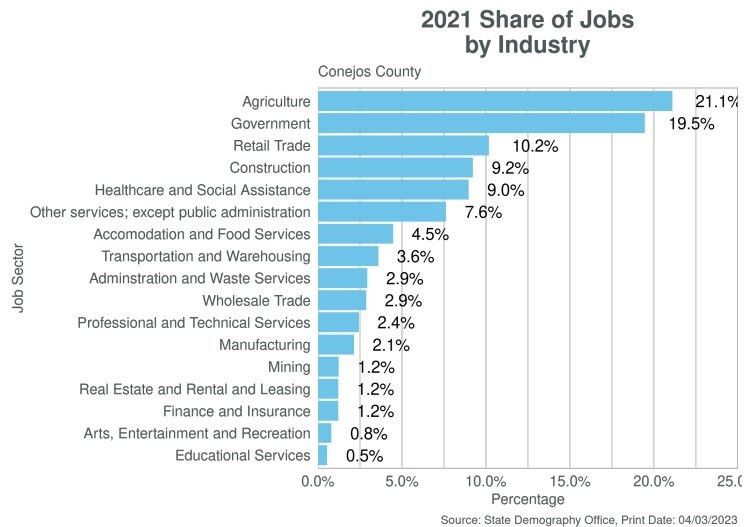Source: State Demography Office and U.S. Bureau of Economic Analysis, Print Date: 04/03/2023

The Job Growth and Net Migration plot shows the relationship between job gowth and migration in Conejos County. Generally, migration patterns follow changes in job growth demand.

Employment by Industry

Identifying the industries which may be driving the growth and change within a community is a vital part of understanding community dynamics. Growth in jobs often results in growth in residents from migration within a community. Identifying the trends of growth or decline of jobs and the types of jobs available within the community is important.

Total Estimated Firms and Jobs, 2001 to 2021

Source: State Demography Office, Print Date: 04/03/2023
Note: Grey shading represents beginning to bottom of U.S. recessions

The Estimated Firms and Jobs series created by the SDO gives a comprehensive look at the number of firms and jobs located within Conejos County. It is broad in scope, capturing both wage and salary workers as well as most proprietors and agricultural workers. A more diverse economy is typically more resilient too; when looking at the employment trends recently and after a recession (shaded in gray) it is also important to look at the current share of employment by industry. Areas dependent on a single industry such as agriculture, mining or tourism can suffer from prolonged downturns due to drought, shifting demand for commodities, and the health of the national economy.

16

**2021 Share of Jobs
by Industry**

Conejos County

Job Sector	Percentage
Agriculture	21.1%
Government	19.5%
Retail Trade	10.2%
Construction	9.2%
Healthcare and Social Assistance	9.0%
Other services; except public administration	7.6%
Accomodation and Food Services	4.5%
Transportation and Warehousing	3.6%
Adminstration and Waste Services	2.9%
Wholesale Trade	2.9%
Professional and Technical Services	2.4%
Manufacturing	2.1%
Mining	1.2%
Real Estate and Rental and Leasing	1.2%
Finance and Insurance	1.2%
Arts, Entertainment and Recreation	0.8%
Educational Services	0.5%

The total estimated jobs are subdivided into 3 categories:

- *Direct Basic:* jobs that bring outside dollars into the community by selling goods or services outside the county, such as manufacturing or engineering services,

- *Indirect Basic:* jobs that are created as the result of goods and services purchased by direct basic such as accounting services or raw material inputs, and

- *Local (Resident) Services:* jobs that are supported when income earned from the base industries is spent locally at retailers or are supported by local tax dollars to provide services like education and public safety.

This plot shows the jobs by industry profile for Conejos County. The relative rank of high-paying sectors, such as mining, information and finacial and insurance services versus mid-range jobs (e.g., contsruction, health casre and government) and lower-paying industrices such as retail trade and accomodation and food services, will have an impact on a counties' overall economic health.
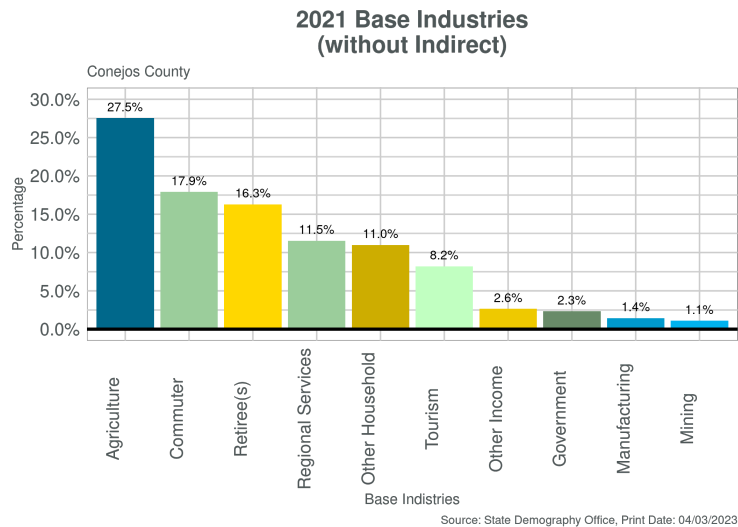
17

**2021 Base Industries
(without Indirect)**

Conejos County

Source: State Demography Office, Print Date: 04/03/2023

Table 10: Jobs by Sector: Conejos County, 2021

Employment Type	Number of Jobs	Percentage
Direct Basic Employment	2,380	86.5%
Indirect Basic Employment	257	9.3%
Local Services Employment	114	4.1%
Total Employment	2,752	100.0%
Total Population, 16+	0	

Note:

Source: State Demography Office, Print Date: 04/03/2023

Similar to the industry employment, areas with large amounts of diversity in their base industries tend to suffer less during downturns and recover more quickly. *Regional Services* is a diverse base industry that encompasses all services and goods that a region sells to those in surrounding areas; examples include specialized health care, construction, air or rail transportation, and large item retail purchases like autos or appliances. *Retirees* are considered basic since they spend money from social security or other pensions, Medicare and savings. *Government* typically only includes employment in Federal Government and State Government. *Tourism* not only includes traditional tourist services like accommodation and food, but also includes 2nd homes, property management and transportation of tourists by airlines, car rental, car sharing and shuttles.

Employment Forecast and Wage Information

Understanding the types of jobs forecast to grow in a community, if jobs are forecast to increase, will aid in further understanding potential changes in

population, labor force, housing demand, and household income. Important questions to ask include; What is the current forecast for job growth based on the current industry mix? What types of jobs are forecast to grow? What are the wages for those jobs? What are the labor force trends for the community? Is the labor force expected to grow or slow down?
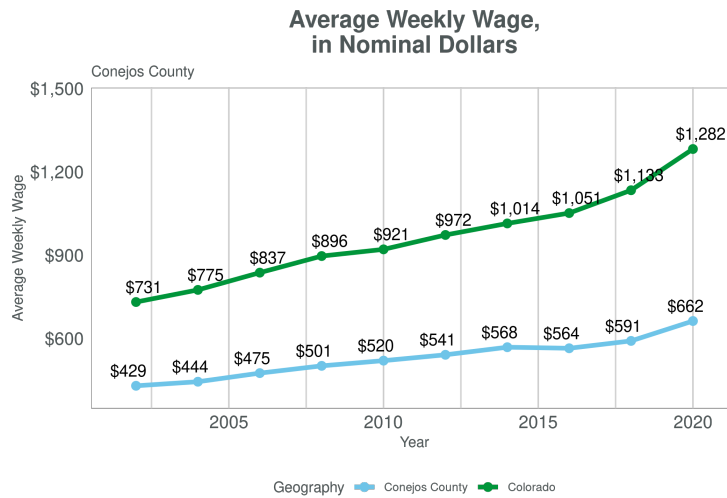
Table 11: Jobs and Population Forecast

Conejos County					
Year	Type	Jobs	Annual Growth Rate: Jobs	Population	Annual Growth Rate: Population
2010	Estimate	2,369		8,282	
2015	Estimate	2,512	1.0%	7,928	-0.8%
2020	Estimate	2,679	0.0%	7,450	-1.3%
2025	Forecast	2,807	-0.2%	7,367	-0.3%
2030	Forecast	2,808	0.1%	7,277	-0.2%
2035	Forecast	2,820	0.1%	7,206	-0.1%
2040	Forecast	2,827	-0.0%	7,103	-0.3%

Note:
Source: State Demography Office, Print Date: 04/03/2023

The total jobs forecast and population forecast are for Conejos County shown here. The two lines diverge over time due to the aging of our population and continued growth in our under 18 population – two segments of the population that are less likely to be employed. Growth in the 65 plus population in the labor force through 2040 compared to the universe population of those over the age of 16 since labor force participation declines with age, especially among those eligible for pensions or social security.

**Average Weekly Wage,
in Nominal Dollars**

Source: Department of Labor and Employment (QCEW), Print Date: 04/03/2023

The unajdusted (nominal) average weekly wages for Conejos County and Colorado are shown here. The gain or loss of a major employer such as a mine or a hospital can have a significant impact on a county's average weekly wage. These wages are shown only for jobs located within that county and do not include most proprietors. Household income can be influenced by the average weekly wage, but in areas that have considerable amounts commuting or unearned income this relationship is not particularly strong.
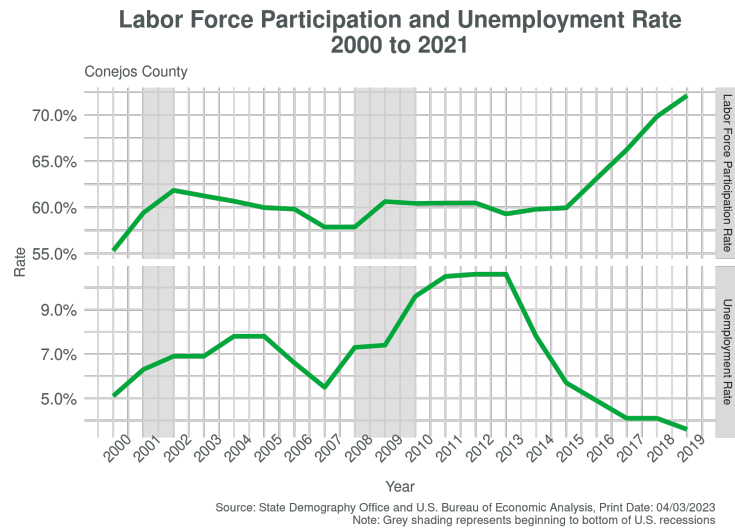
This table compares the forecast residential labor force to the forecast population of person age 16 and older for Conejos County.

Table 12: Forecast Resident Labor Force and Population, Age 16 +

		Conejos County			
Year	Type	Labor Force	Annual Growth Rate: Labor Force	Persons Age 16+	Annual Growth Rate: Persons Age 16+
2010	Estimate	3,803		6,211	
2015	Estimate	3,665	-0.0%	6,078	-1.8%
2025	Forecast	3,926	-0.1%	6,330	0.3%

Note:
Source: State Demography Office, Print Date: 04/03/2023

Labor Force Participation and Unemployment Rate
2000 to 2021

Conejos County

Source: State Demography Office and U.S. Bureau of Economic Analysis, Print Date: 04/03/2023
Note: Grey shading represents beginning to bottom of U.S. recessions

The labor force participation and employment plot compares the percentage of persons age 16 and older in the labor force to the unemployment rate. The pattern of labor force partipation and unemployment in Conejos County are closely related. The downward trend in labor force partipation is related to the aging patterns in the county, along with the availability and character of employment. Additionally, as unemployment falls, the incentive for people to enter the labor force increases.
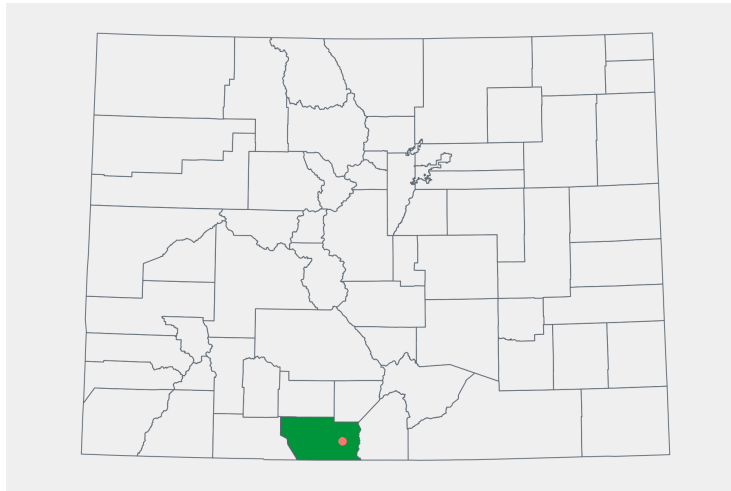
State Demography Office Colorado Demographic Profile

Print Date: 04/03/2023

Community Profile for Manassa

Demographic information is critical for making informed decisions at the local, state and national level. This demographic profile is a summary of trends in a community. The dashboard provides charts, text, data and additional links to assist in the exploration and understanding of demographic trends for counties and municipalities in Colorado. The following collection of tables and charts establishes the context for assessing potential impacts and for decision-making.

Basic Statistics

The population base and trends of an area determine the needs for housing, schools, roads and other services. The age, income, race and ethnicity, and migration of the population of a community are all vital in planning for service

provision. The most significant demographic transitions for Colorado and its communities are related to disparate growth, aging, downward pressure on income, and growing racial and ethnic diversity.

Table 1: Community Quick Facts

	Manassa	Conejos County	Colorado
Population (2021)+	960	7,584	5,814,707
Population Change (2010 to 2021)+	-34	-698	764,375
Total Employment (2021)+			
Median Household Income^	$43,462	$38,536	$80,184
Median House Value^	$110,600	$129,600	$397,500
Percentage of Population with Incomes lower than the Poverty Line^	18.2%	16.3%	9.6%
Percentage of Population Born in Colorado^	78.2%	71.7%	41.9%

+Source: State Demography Office
^Source: U.S. Census Bureau, 2017-2021
American Community Survey, Print Date:
04/03/2023

Population Trends

The tables and plots in this section highlight trends and forecasts for the total population inManassa. The table shows the overall population growth rate for Manassa, Conejos County and the State of Colorado. Additional plots show the overall population trends, forecasts for along with the overall components of change for Manassa.
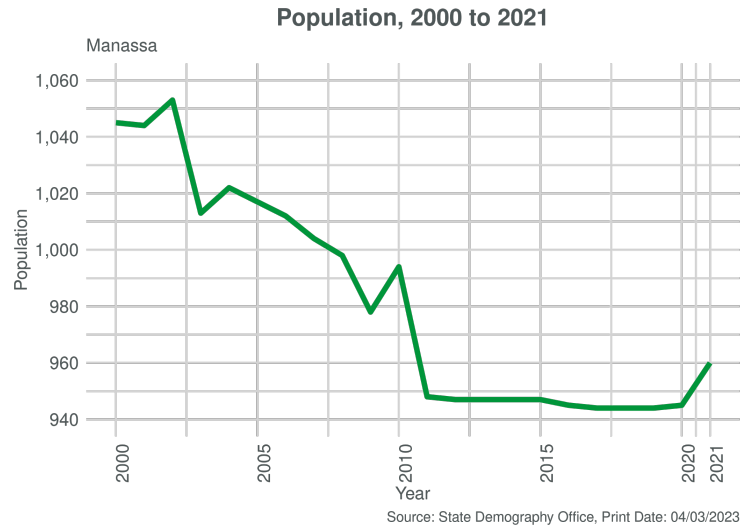
Table 2: Population Growth Rate

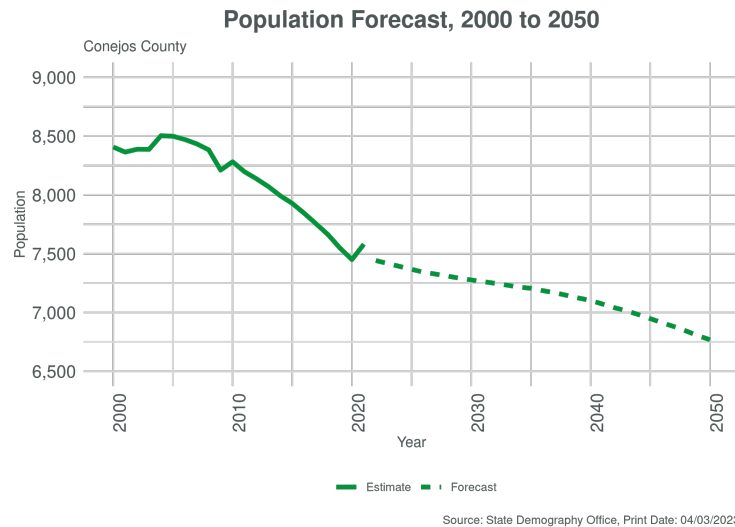| Year	Manassa		Conejos County		Colorado	
	Population	Growth Rate	Population	Growth Rate	Population	Growth Rate
1990	988		7,453.0		3,294,473	
1995	1,010	0.4%	7,906.0	1.2%	3,811,074	3.0%
2000	1,045	0.7%	8,408.0	1.2%	4,338,801	2.6%
2005	1,017	-0.5%	8,500.0	0.2%	4,662,534	1.4%
2010	994	-0.5%	8,282.0	-0.5%	5,050,332	1.6%
2015	947	-1.0%	7,930.0	-0.9%	5,446,594	1.5%
2020	945	-0.0%	7,451.0	-1.2%	5,784,156	1.2%
2021	960	1.6%	7,584.0	1.8%	5,814,707	0.5%

Note:
Source: State Demography Office, Print Date: 04/03/2023

At the end of 2021 the estimated population of Manassa was 960, an increase of 15 over the population in 2020. The growth rate for Manassa between 2020 and 2021 was 1.6 percent compared to 1.8 percent for Conejos County and 0.5 percent for the State of Colorado.
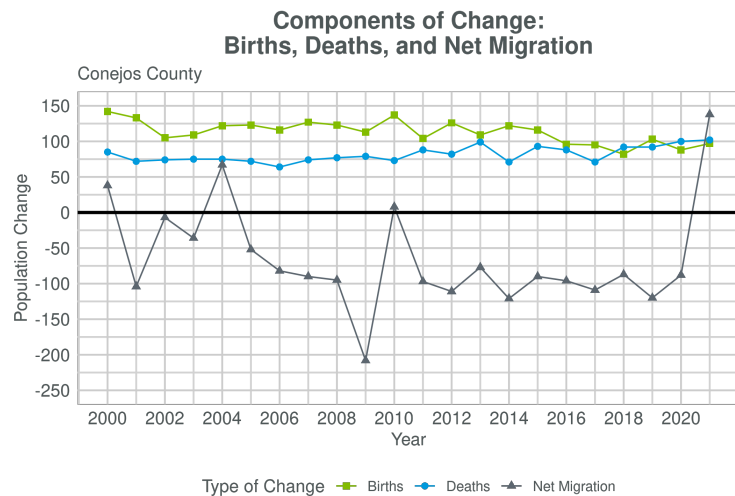
Population, 2000 to 2021

Source: State Demography Office, Print Date: 04/03/2023

The population of Conejos County is forecast to reach 7,450 by 2020 and 7,103 by 2040. Overall, the growth rate for Conejos County is expected to increase between 2020 and 2040. Between 2010 and 2020 the forecast growth rate was -1.1 percent, between 2020 and 2030 the forecast growth rate is -0.2 percent, while the forecast growth rate between 2030 and 2040 is -0.2 percent. The change is due in part to population aging and changes in the proportion of the population in childbearing ages. Note: Population forecasts are only provided for Colorado counties.

Population Forecast, 2000 to 2050

Conejos County

Components of Population Change

Births, deaths and net migration are the main components of population change. Net migration is the difference between the number of people moving into an area and the number of people moving out. Change in net migration typically causes most of the changes in population trends because migration is more likely to experience short-term fluctuations than births and deaths. Migration also tends to be highly correlated to job growth or decline in communities where most of the residents work where they live. For many counties with negative natural increase (more deaths than births), this makes migration especially important for population stability and growth.

Components of Change:
Births, Deaths, and Net Migration
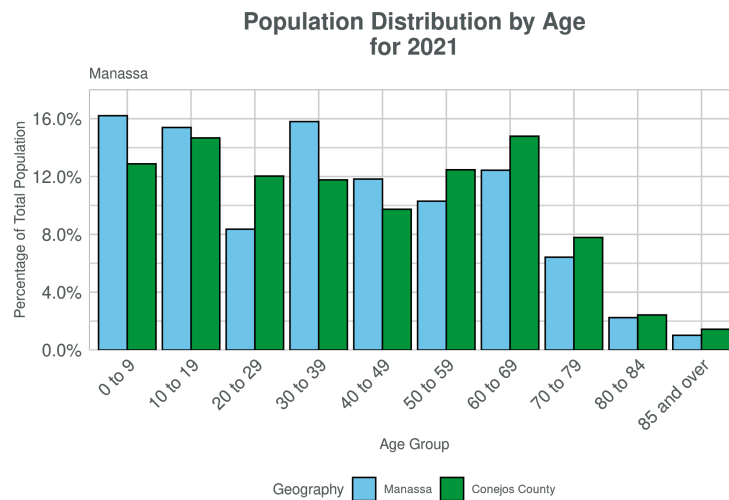
Conejos County

4

Over the past five years, between 2017 and 2021, the population of Conejos County has decreased by -258 people. The total natural increase (births - deaths) over this period was 16 and the total net migration (new residents who moved in minus those who moved out) was -362. Note: Components of Change data are only available for Colorado counties.

Age Characteristics

Every community has a different age profile and is aging differently. People in different age groups work, live, shop, and use resources differently and these differences will impact the economy, labor force, housing, school districts, day care facilities, health services, disability services, transportation, household income, and public finance. An aging population may put downward pressure on local government tax revenue due to changes in spending on taxable goods.

The age distribution of the population of Manassa and Conejos County are shown here.

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023
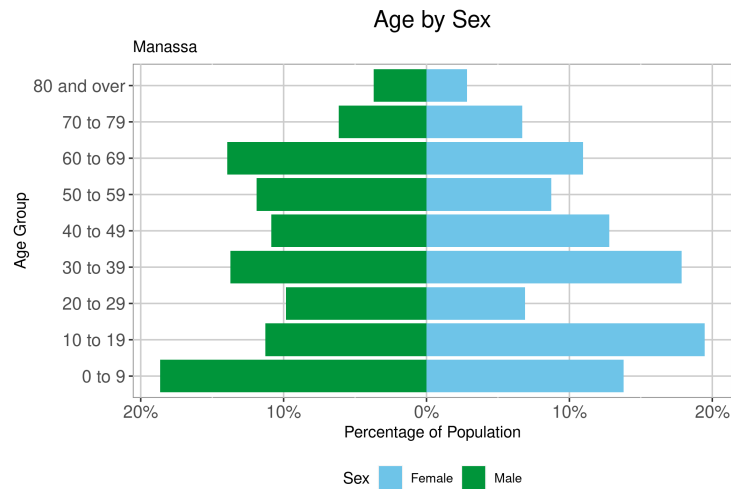
5

Age by Sex

Manassa

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Table 3: Median Age by Sex Comparison

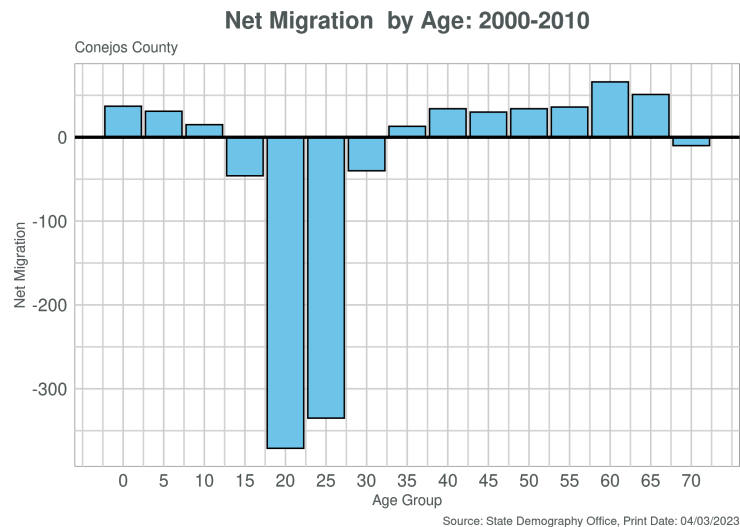| Sex	Manassa		Conejos County		Signficant	Direction
	Median Age	MOE	Median Age	MOE		
Total	37.0	3.4	38.7	1.3	No	
Male	37.5	6.3	39.5	0.9	No	
Female	36.9	4.3	37.7	0.7	No	

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

The median age of Manassa is not significantly different than the population of Conejos County.

Age Forecast: 2010 to 2025

Conejos County

The changing age distribution of the population of Conejos County for the period from 2010 through 2025 is shown here. The changes in proporion of different groups can highligh the need for future planning and service provision. Many areas have a larger share of older adults, indicating the need to evaluate housing, transportation and other needs of the senior population.

Net Migration by Age: 2000-2010
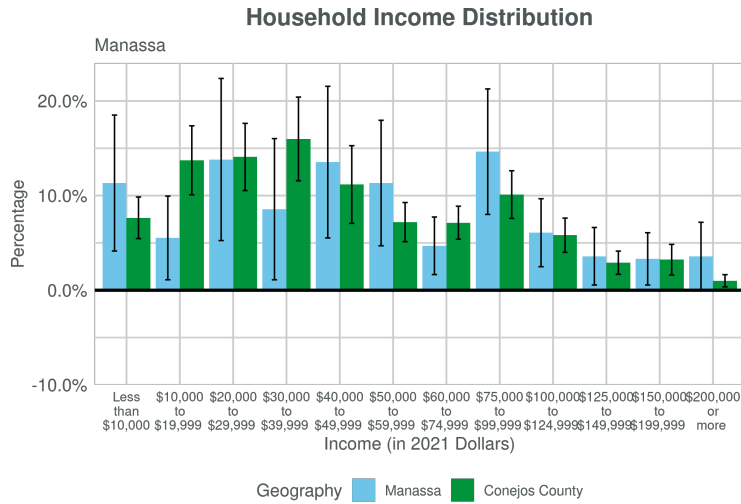
Conejos County

This plot shows the net migration by age in Conejos County. Colorado typically draws many young adults as migrants. Areas with colleges and resorts draw a number of 18 to 24 year olds. Areas with a growing economy tend to account mostly 25 to 35 year olds and areas attractive to retirees tend to draw both workers and older adults.

Population Characteristics: Income, Education and Race

The plots and tables in this section describe the general population characteristics of Manassa. The bars on the plots show the width of the 90 percent confidence interval. Categories where the bars do not overlap are significantly different.

Household Income   The household income distribution plot compares Manassa to household incomes for Conejos County. Household income comes primarily from earnings at work, but government transfer payments such as Social Security and TANF and unearned income from dividends, interest and rent are also included. Income and education levels are highly correlated; areas that have lower educational attainment than the state will typically have lower household incomes.

Household Income Distribution

Manassa

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

The Houselold Income Source(s) Table shows household income sources and amounts for housholds in Conejos County. Households will have multiple sources of income, so this table is not mutually exclusive. Mean income values reflect values from the cited source.
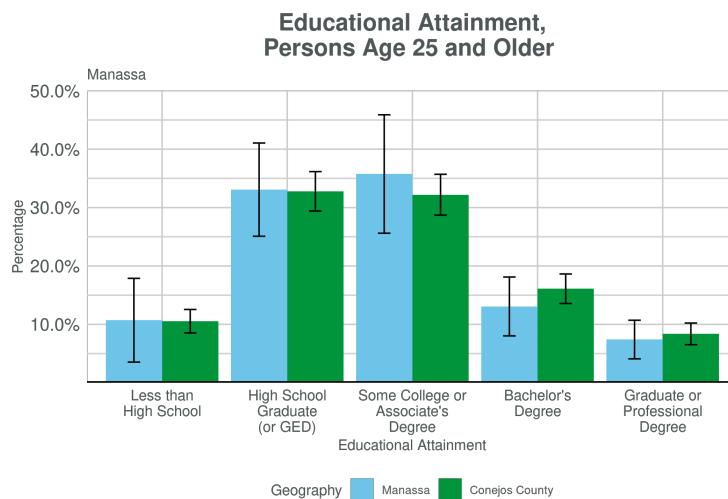
8

Table 4: Household Income Source(s)

Conejos County				
	Total Households		Mean Income	
Income Source	Estimate	MOE	Estimate	MOE
All Households	3,097	146	$38,076	$2,993
With earnings	66.4%	5.6%	$54,356	$5,888
With interest, dividends or net rental income	14.6%	2.6%	$ 9,822	$3,931
With Social Security income	37.3%	2.5%	$16,331	$1,372
With Supplemental Security Income (SSI)	5.4%	1.4%	$ 9,619	$2,935
With cash public assistance income	2.6%	1.1%	$ 2,005	$ 973
With retirement income	26.5%	3.2%	$26,957	$5,132

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Educational Attainment The education attainment plot is provided for persons older than Age 25, i.e., those who have likely completed their education.

Educational Attainment, Persons Age 25 and Older

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Race and Ethnicity The Race Trend table shows the changing racial and ethnic composition of Manassa beginning in 2000 and continuing to the present.

9

Table 5: Race Trend

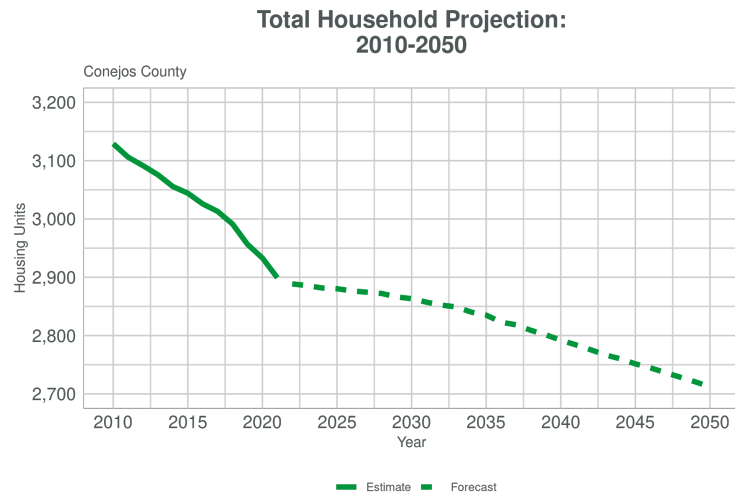| Race	Manassa			Conejos County		
	2000	2010	2021	2000	2010	2021
Hispanic	48.8%	47.6%	49.6%	58.9%	56.0%	51.7%
Non-Hispanic	51.2%	52.4%	50.4%	41.1%	44.0%	48.3%
Non-Hispanic White	50.0%	50.3%	45.7%	39.3%	41.8%	44.8%
Non-Hispanic Black	0.2%	0.1%	0.0%	0.1%	0.1%	0.5%
Non-Hispanic Native American/Alaska Native	0.3%	0.4%	2.1%	0.7%	0.6%	0.8%
Non-Hispanic Asian	0.1%	0.4%	0.0%	0.1%	0.2%	0.2%
Non-Hispanic Native Hawaiian/Pacific Islander	0.1%	0.0%	0.0%	0.1%	0.0%	0.0%
Non-Hispanic Other	0.0%	0.1%	0.0%	0.1%	0.3%	0.3%
Non-Hispanic, Two Races	0.6%	1.1%	2.5%	0.7%	1.0%	1.7%
Total Population	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%

Note:

Sources

[1] 2000: 2000 Census

[2] 2010: 2010 Census

[3] 2021: Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Housing and Households

Understanding the current housing stock is critical for understanding how the community can best address current and future demands. This section begins with a projection of households. The projection of households is derived by county specific headship rates for the population by age. Beyond the numbers and characteristics, understanding the value and affordability of housing units is vital. Are the housing prices prohibitive to new families? Are the housing prices at such a high price that once the current work force ages and sells, those housing units will most likely go into the vacation seasonal market? Or are housing prices reasonable and suddenly the community is experiencing growth in families with children? How many total housing units are there? What types of new units are being built - multi-family vs single family?

Total Household Projection:
2010-2050

Conejos County

Source: State Demography Office, Print Date: 04/03/2023

The Household Estimates plot shows the current and projected number of households in Conejos County between 2010 and 2050.

The next several tables provide an overview of the housing stock in an area. The availability of land and the cost of land can dictate whether housing is less dense, with a greater number of single family units or more dense with a number of multifamily apartments and condos. Median home values and median gross rents are often considerably lower than current market prices as the values are computed from a 5-year average that runs through 2016. The number of people per household can offer insights as to the composition of the households . Areas with a larger number of people per household often have more families with children under 18 or a number of roommates living together to share housing costs. Those with a smaller number of persons per household, likely have a larger share of single-person households.

Table 6: Housing Units: Manassa, 2021

Manassa	
Housing Type	Value
Total Housing Units	412
Occupied Housing Units	367
Vacant Housing Units	45
Vacancy Rate	10.9%
Total Population	960
Household Population	960
Group Quarters Population	0
Persons per Household	2.62

Note:
Source: State Demography Office, Print Date: 04/03/2023

Table 7: Characteristics of Housing Units

	Manassa				
	Owner-Occupied Units		Rental Units		All Units
Housing Unit Type	Units	Percent	Units	Percent	Units
All Housing Units	291	80.4%	71	19.6%	362
Single Unit Buildings	213	86.9%	32	13.1%	245
Buildings with 2 to 4 Units	0	0.0%	7	100.0%	7
Buildings with 5 or More Units	0		0		0
Mobile Homes	78	70.9%	32	29.1%	110
RVs, Boats, Vans, Etc.	0		0		0
Median Year of Construction	1974		1969		1973
Average Number of Persons Per Household	2.81		2.30		2.71

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Table 8: Comparative Housing Values

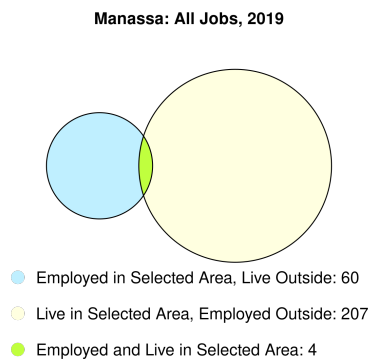|	Manassa	Conejos County
Variable	Value	Value
Median Value of Owner-Occupied Households (Current Dollars)	$110,600	$129,600
Percentage of Owner-Occupied Households paying 30% or more of income on housing	12.0%	19.7%
Percentage of Owner-Occupied Households paying 30-49% of income on housing	5.8%	9.7%
Percentage of Owner-Occupied Households paying 50% or more of income on housing	6.2%	10.0%
Median Gross Rent of Rental Households (Current Dollars)	$760	$635
Percentage of Rental Households paying 30% or more of income on housing	29.6%	28.0%
Percentage of Rental Households paying 30-49% of income on housing	21.1%	18.4%
Percentage of Rental Households paying 50% or more of income on housing	8.5%	9.6%

Note:

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Commuting

Commuting plays an important role in the economy of an area because not all workers live where they work. Commuting impacts local job growth, access to employees, and transportation infrastructure.The Commuting diagram identifies three groups of people:

- People who work in Manassa, but live elsewhere.
- People who live in Manassa, but work elsewhere.
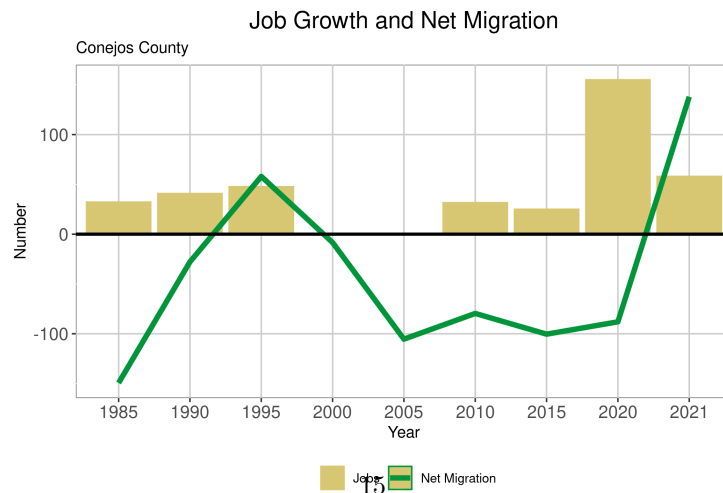- People who live and work in Manassa.

Manassa: All Jobs, 2019

○ Employed in Selected Area, Live Outside: 60

○ Live in Selected Area, Employed Outside: 207

● Employed and Live in Selected Area: 4

Source: U.S. Census Bureau On the Map, Print Date: 04/03/2023

Table 9: Commuting Patterns for Manassa

Location	Count	Percent
Employees in Manassa living elsewhere		
Alamosa CCD (Alamosa CO)	7	11.7%
Alamosa city CO	7	11.7%
Antonito CCD (Conejos CO)	7	11.7%
Antonito town CO	7	11.7%
La Jara CCD (Conejos CO)	6	10.0%
Monte Vista city CO	4	6.7%
Romeo town CO	3	5.0%
San Luis CCD (Costilla CO)	3	5.0%
Sanford town CO	3	5.0%
Manassa CCD (Conejos CO)	2	3.3%
Other Municipalities/Places	11	18.3%
Total	60	100.0%
Residents of Manassa working elsewhere		
Alamosa city CO	34	16.4%
Antonito town CO	25	12.1%
La Jara town CO	20	9.7%
Denver city CO	14	6.8%
Antonito CCD (Conejos CO)	11	5.3%
Colorado Springs city CO	7	3.4%
Sanford town CO	5	2.4%
Alamosa CCD (Alamosa CO)	4	1.9%
Monte Vista city CO	4	1.9%
Dakota Ridge CDP CO	3	1.4%
Other Municipalities/Places	80	38.6%
Total	207	100.0%

Note:
Source: U.S. Census Bureau On the Map, Print Date: 04/03/2023

Job Growth and Net Migration
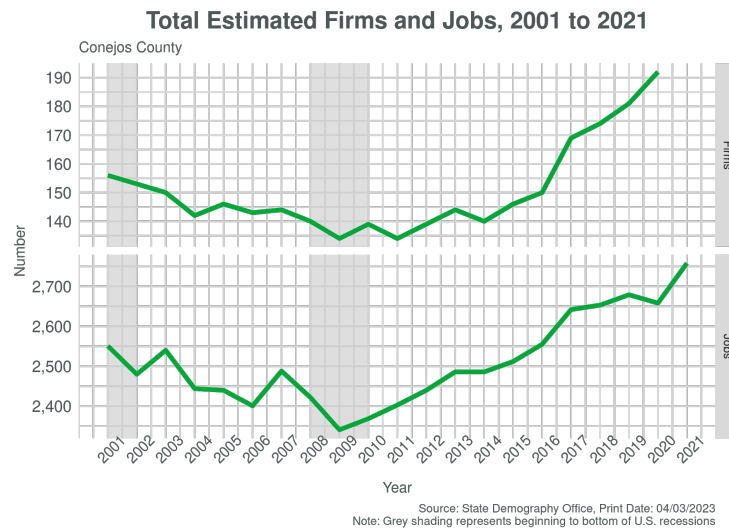

Conejos County

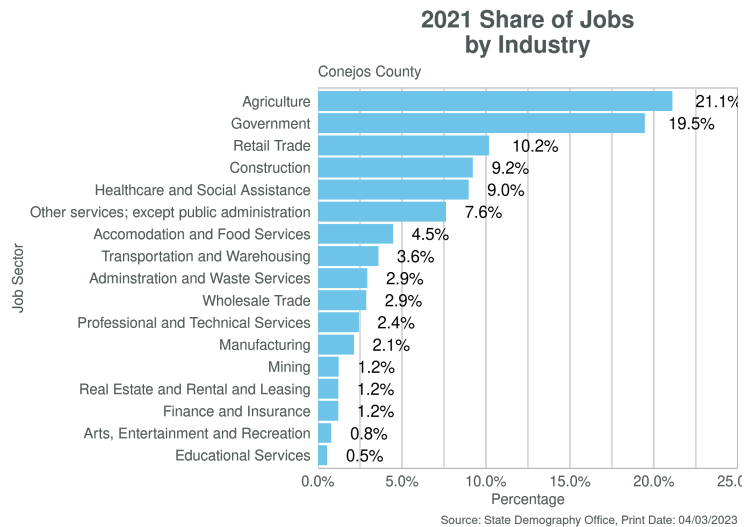Source: State Demography Office and U.S. Bureau of Economic Analysis, Print Date: 04/03/2023

The Job Growth and Net Migration plot shows the relationship between job gowth and migration in Conejos County. Generally, migration patterns follow changes in job growth demand.

Employment by Industry

Identifying the industries which may be driving the growth and change within a community is a vital part of understanding community dynamics. Growth in jobs often results in growth in residents from migration within a community. Identifying the trends of growth or decline of jobs and the types of jobs available within the community is important.

Total Estimated Firms and Jobs, 2001 to 2021

Conejos County

Source: State Demography Office, Print Date: 04/03/2023
Note: Grey shading represents beginning to bottom of U.S. recessions

The Estimated Firms and Jobs series created by the SDO gives a comprehensive look at the number of firms and jobs located within Conejos County. It is broad in scope, capturing both wage and salary workers as well as most proprietors and agricultural workers. A more diverse economy is typically more resilient too; when looking at the employment trends recently and after a recession (shaded in gray) it is also important to look at the current share of employment by industry. Areas dependent on a single industry such as agriculture, mining or tourism can suffer from prolonged downturns due to drought, shifting demand for commodities, and the health of the national economy.

16

**2021 Share of Jobs
by Industry**

Conejos County

Source: State Demography Office, Print Date: 04/03/2023

The total estimated jobs are subdivided into 3 categories:

- *Direct Basic:* jobs that bring outside dollars into the community by selling goods or services outside the county, such as manufacturing or engineering services,

- *Indirect Basic:* jobs that are created as the result of goods and services purchased by direct basic such as accounting services or raw material inputs, and

- *Local (Resident) Services:* jobs that are supported when income earned from the base industries is spent locally at retailers or are supported by local tax dollars to provide services like education and public safety.

This plot shows the jobs by industry profile for Conejos County. The relative rank of high-paying sectors, such as mining, information and finacial and insurance services versus mid-range jobs (e.g., contsruction, health casre and government) and lower-paying industrices such as retail trade and accomodation and food services, will have an impact on a counties' overall economic health.
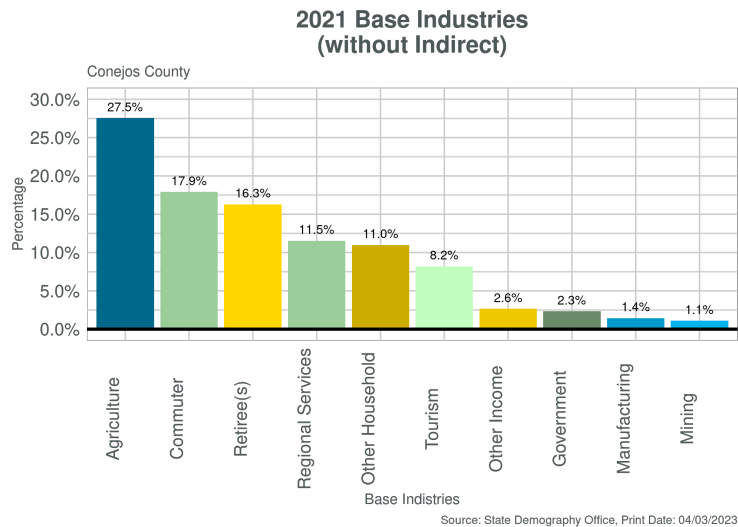
17

**2021 Base Industries
(without Indirect)**

Conejos County

Source: State Demography Office, Print Date: 04/03/2023

Table 10: Jobs by Sector: Conejos County, 2021

Employment Type	Number of Jobs	Percentage
Direct Basic Employment	2,380	86.5%
Indirect Basic Employment	257	9.3%
Local Services Employment	114	4.1%
Total Employment	2,752	100.0%
Total Population, 16+	0	

Note:

Source: State Demography Office, Print Date: 04/03/2023

Similar to the industry employment, areas with large amounts of diversity in their base industries tend to suffer less during downturns and recover more quickly. *Regional Services* is a diverse base industry that encompasses all services and goods that a region sells to those in surrounding areas; examples include specialized health care, construction, air or rail transportation, and large item retail purchases like autos or appliances. *Retirees* are considered basic since they spend money from social security or other pensions, Medicare and savings. *Government* typically only includes employment in Federal Government and State Government. *Tourism* not only includes traditional tourist services like accommodation and food, but also includes 2nd homes, property management and transportation of tourists by airlines, car rental, car sharing and shuttles.

Employment Forecast and Wage Information

Understanding the types of jobs forecast to grow in a community, if jobs are forecast to increase, will aid in further understanding potential changes in

population, labor force, housing demand, and household income. Important questions to ask include; What is the current forecast for job growth based on the current industry mix? What types of jobs are forecast to grow? What are the wages for those jobs? What are the labor force trends for the community? Is the labor force expected to grow or slow down?
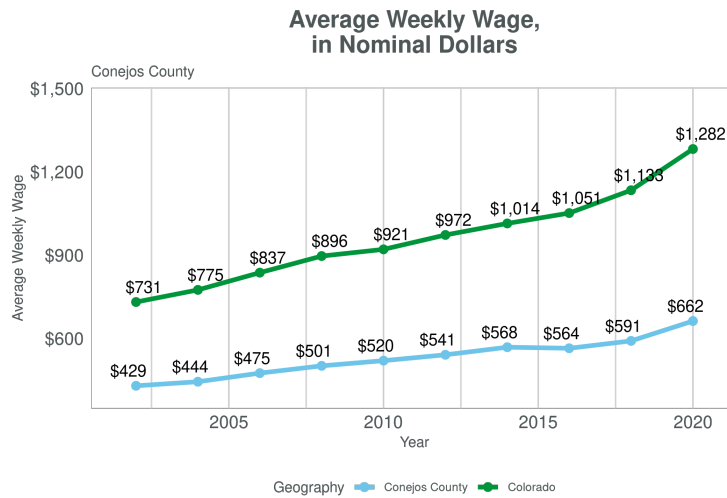
Table 11: Jobs and Population Forecast

Conejos County					
Year	Type	Jobs	Annual Growth Rate: Jobs	Population	Annual Growth Rate: Population
2010	Estimate	2,369		8,282	
2015	Estimate	2,512	1.0%	7,928	-0.8%
2020	Estimate	2,679	0.0%	7,450	-1.3%
2025	Forecast	2,807	-0.2%	7,367	-0.3%
2030	Forecast	2,808	0.1%	7,277	-0.2%
2035	Forecast	2,820	0.1%	7,206	-0.1%
2040	Forecast	2,827	-0.0%	7,103	-0.3%

Note:
Source: State Demography Office, Print Date: 04/03/2023

The total jobs forecast and population forecast are for Conejos County shown here. The two lines diverge over time due to the aging of our population and continued growth in our under 18 population – two segments of the population that are less likely to be employed. Growth in the 65 plus population in the labor force through 2040 compared to the universe population of those over the age of 16 since labor force participation declines with age, especially among those eligible for pensions or social security.

Average Weekly Wage, in Nominal Dollars

Conejos County

Geography — Conejos County — Colorado

The unajdusted (nominal) average weekly wages for Conejos County and Colorado are shown here. The gain or loss of a major employer such as a mine or a hospital can have a significant impact on a county's average weekly wage. These wages are shown only for jobs located within that county and do not include most proprietors. Household income can be influenced by the average weekly wage, but in areas that have considerable amounts commuting or unearned income this relationship is not particularly strong.
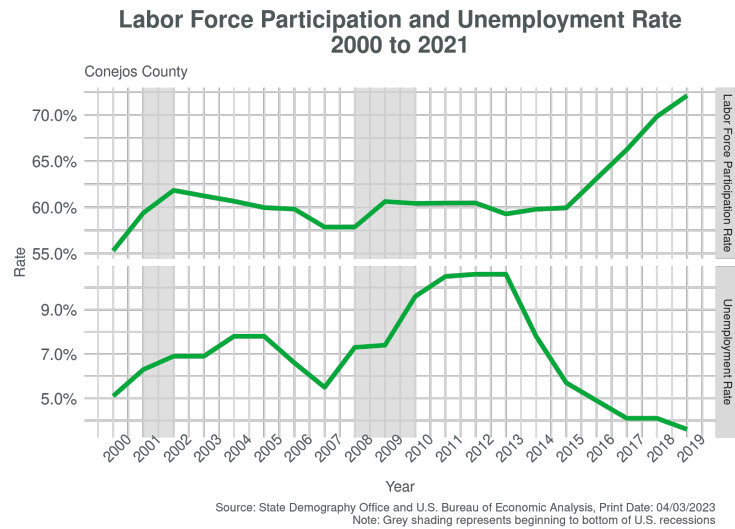
This table compares the forecast residential labor force to the forecast population of person age 16 and older for Conejos County.

Table 12: Forecast Resident Labor Force and Population, Age 16 +

		Conejos County			
Year	Type	Labor Force	Annual Growth Rate: Labor Force	Persons Age 16+	Annual Growth Rate: Persons Age 16+
2010	Estimate	3,803		6,211	
2015	Estimate	3,665	-0.0%	6,078	-1.8%
2025	Forecast	3,926	-0.1%	6,330	0.3%

Note:
Source: State Demography Office, Print Date: 04/03/2023

Labor Force Participation and Unemployment Rate
2000 to 2021

Conejos County

Source: State Demography Office and U.S. Bureau of Economic Analysis, Print Date: 04/03/2023
Note: Grey shading represents beginning to bottom of U.S. recessions

The labor force participation and employment plot compares the percentage of persons age 16 and older in the labor force to the unemployment rate. The pattern of labor force partipation and unemployment in Conejos County are closely related. The downward trend in labor force partipation is related to the aging patterns in the county, along with the availability and character of employment. Additionally, as unemployment falls, the incentive for people to enter the labor force increases.
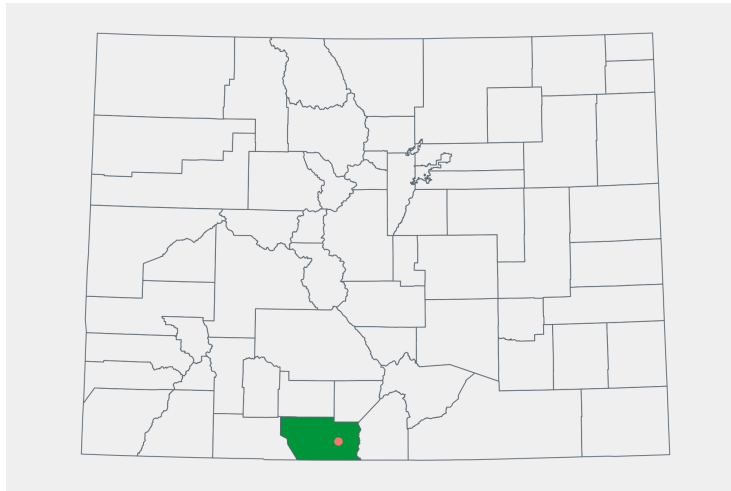
State Demography Office Colorado Demographic Profile

Print Date: 04/03/2023

Community Profile for Romeo

Demographic information is critical for making informed decisions at the local, state and national level. This demographic profile is a summary of trends in a community. The dashboard provides charts, text, data and additional links to assist in the exploration and understanding of demographic trends for counties and municipalities in Colorado. The following collection of tables and charts establishes the context for assessing potential impacts and for decision-making.

Basic Statistics

The population base and trends of an area determine the needs for housing, schools, roads and other services. The age, income, race and ethnicity, and migration of the population of a community are all vital in planning for service

provision. The most significant demographic transitions for Colorado and its communities are related to disparate growth, aging, downward pressure on income, and growing racial and ethnic diversity.

Table 1: Community Quick Facts

	Romeo	Conejos County	Colorado
Population (2021)+	304	7,584	5,814,707
Population Change (2010 to 2021)+	-101	-698	764,375
Total Employment (2021)+			
Median Household Income^	$35,250	$38,536	$80,184
Median House Value^	$91,500	$129,600	$397,500
Percentage of Population with Incomes lower than the Poverty Line^	33.9%	16.3%	9.6%
Percentage of Population Born in Colorado^	69.0%	71.7%	41.9%
+Source: State Demography Office			
^Source: U.S. Census Bureau, 2017-2021			
American Community Survey, Print Date:			
04/03/2023			

Population Trends

The tables and plots in this section highlight trends and forecasts for the total population inRomeo. The table shows the overall population growth rate for Romeo, Conejos County and the State of Colorado. Additional plots show the overall population trends, forecasts for along with the overall components of change for Romeo.
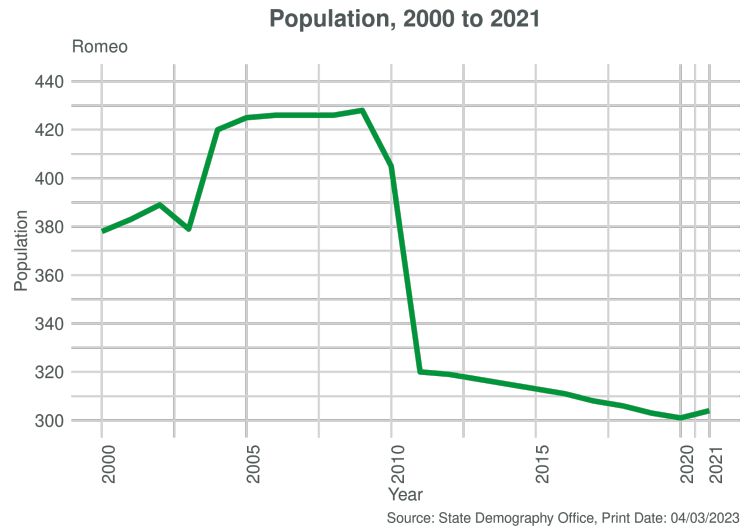
Table 2: Population Growth Rate

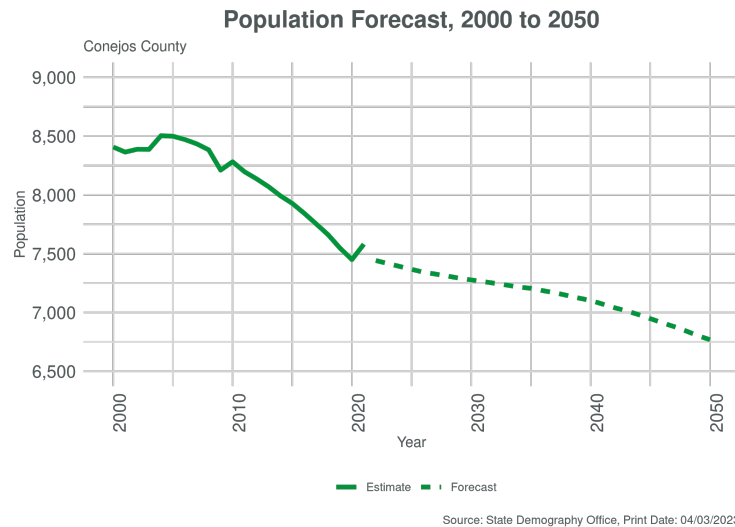| Year	Romeo		Conejos County		Colorado	
	Population	Growth Rate	Population	Growth Rate	Population	Growth Rate
1990	341		7,453.0		3,294,473	
1995	370	1.6%	7,906.0	1.2%	3,811,074	3.0%
2000	378	0.4%	8,408.0	1.2%	4,338,801	2.6%
2005	425	2.4%	8,500.0	0.2%	4,662,534	1.4%
2010	405	-1.0%	8,282.0	-0.5%	5,050,332	1.6%
2015	313	-5.0%	7,930.0	-0.9%	5,446,594	1.5%
2020	301	-0.8%	7,451.0	-1.2%	5,784,156	1.2%
2021	304	1.0%	7,584.0	1.8%	5,814,707	0.5%

Note:
Source: State Demography Office, Print Date: 04/03/2023

At the end of 2021 the estimated population of Romeo was 304, an increase of 3 over the population in 2020. The growth rate for Romeo between 2020 and 2021 was 1.0 percent compared to 1.8 percent for Conejos County and 0.5 percent for the State of Colorado.

Population, 2000 to 2021

Romeo

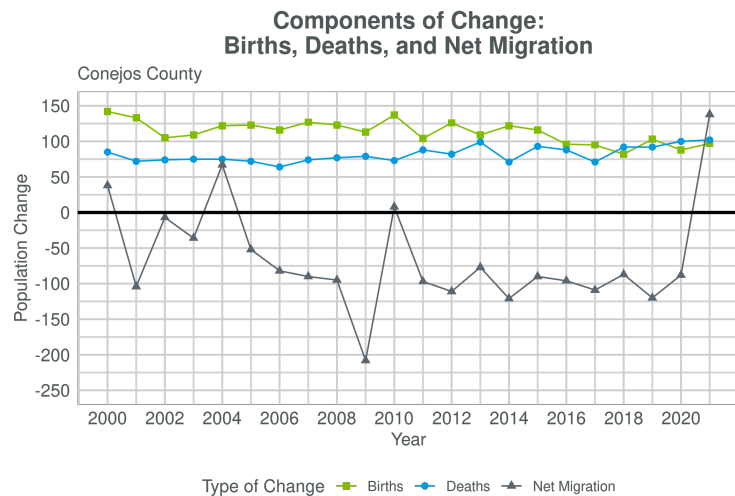Source: State Demography Office, Print Date: 04/03/2023

The population of Conejos County is forecast to reach 7,450 by 2020 and 7,103 by 2040. Overall, the growth rate for Conejos County is expected to increase between 2020 and 2040. Between 2010 and 2020 the forecast growth rate was -1.1 percent, between 2020 and 2030 the forecast growth rate is -0.2 percent, while the forecast growth rate between 2030 and 2040 is -0.2 percent. The change is due in part to population aging and changes in the proportion of the population in childbearing ages. Note: Population forecasts are only provided for Colorado counties.

Population Forecast, 2000 to 2050

Conejos County

Components of Population Change

Births, deaths and net migration are the main components of population change. Net migration is the difference between the number of people moving into an area and the number of people moving out. Change in net migration typically causes most of the changes in population trends because migration is more likely to experience short-term fluctuations than births and deaths. Migration also tends to be highly correlated to job growth or decline in communities where most of the residents work where they live. For many counties with negative natural increase (more deaths than births), this makes migration especially important for population stability and growth.

**Components of Change:
Births, Deaths, and Net Migration**
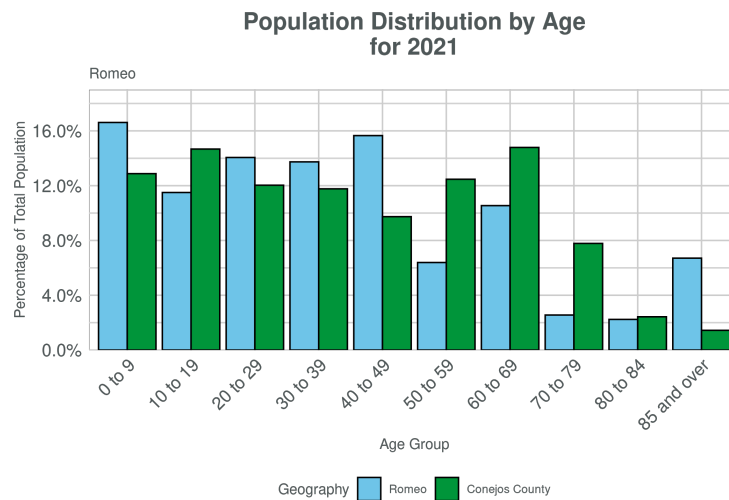
Conejos County

4

Over the past five years, between 2017 and 2021, the population of Conejos County has decreased by -258 people. The total natural increase (births - deaths) over this period was 16 and the total net migration (new residents who moved in minus those who moved out) was -362. Note: Components of Change data are only available for Colorado counties.

Age Characteristics

Every community has a different age profile and is aging differently. People in different age groups work, live, shop, and use resources differently and these differences will impact the economy, labor force, housing, school districts, day care facilities, health services, disability services, transportation, household income, and public finance. An aging population may put downward pressure on local government tax revenue due to changes in spending on taxable goods.

The age distribution of the population of Romeo and Conejos County are shown here.

Population Distribution by Age for 2021

Romeo

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

5
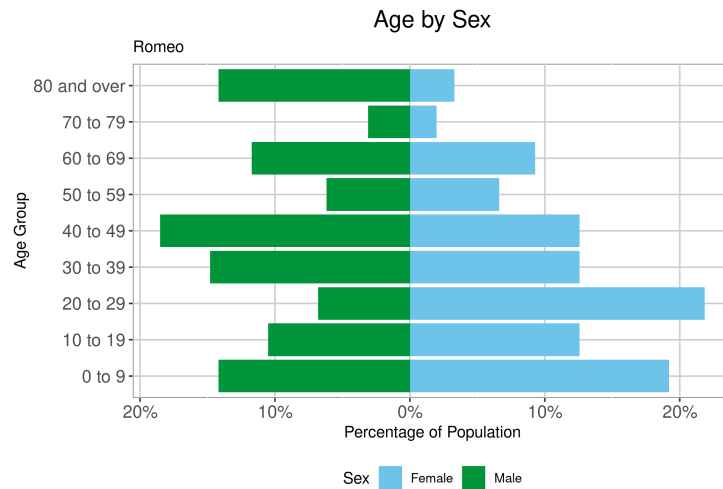
Age by Sex

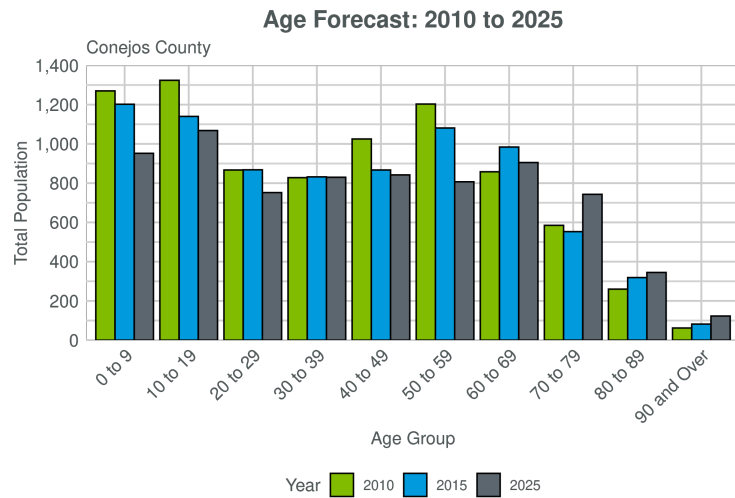Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Table 3: Median Age by Sex Comparison

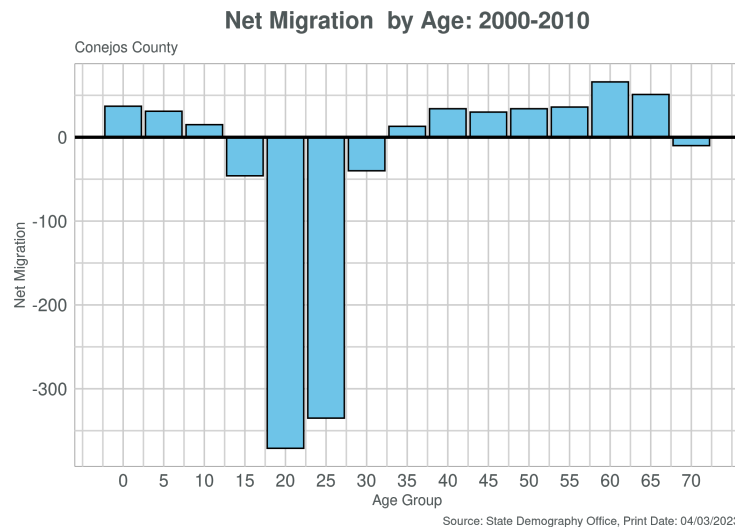| Sex | Romeo | | Conejos County | | Signficant | Direction |
	Median Age	MOE	Median Age	MOE		
Total	36.3	6.7	38.7	1.3	No	
Male	40.9	4.2	39.5	0.9	No	
Female	29.2	3.4	37.7	0.7	Yes	Younger

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

The median age of Romeo is not significantly different than the populationConejos County. Women in Romeo are significantly younger than women in Conejos County but men are not significantly older or younger than men in the county.

Age Forecast: 2010 to 2025

Conejos County

The changing age distribution of the population of Conejos County for the period from 2010 through 2025 is shown here. The changes in proporion of different groups can highligh the need for future planning and service provision. Many areas have a larger share of older adults, indicating the need to evaluate housing, transportation and other needs of the senior population.
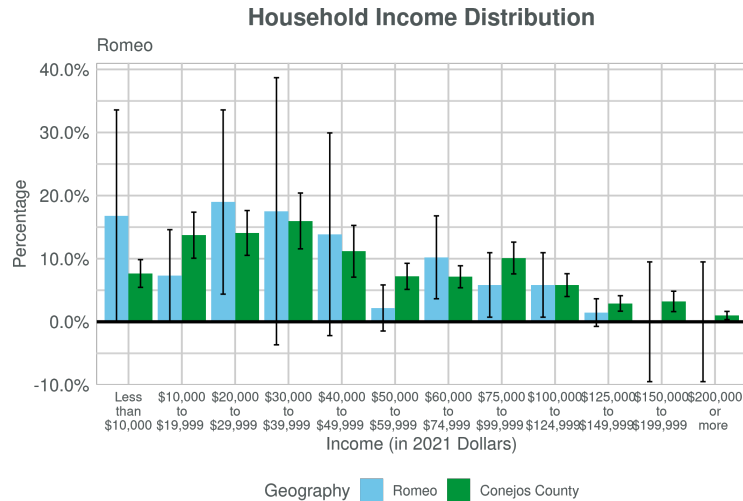
Net Migration by Age: 2000-2010

Conejos County

This plot shows the net migration by age in Conejos County. Colorado typically draws many young adults as migrants. Areas with colleges and resorts draw a number of 18 to 24 year olds. Areas with a growing economy tend to account mostly 25 to 35 year olds and areas attractive to retirees tend to draw both workers and older adults.

Population Characteristics: Income, Education and Race

The plots and tables in this section describe the general population characteristics of Romeo. The bars on the plots show the width of the 90 percent confidence interval. Categories where the bars do not overlap are significantly different.

Household Income   The household income distribution plot compares Romeo to household incomes for Conejos County. Household income comes primarily from earnings at work, but government transfer payments such as Social Security and TANF and unearned income from dividends, interest and rent are also included. Income and education levels are highly correlated; areas that have lower educational attainment than the state will typically have lower household incomes.

Household Income Distribution

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

The Houselold Income Source(s) Table shows household income sources and amounts for housholds in Conejos County. Households will have multiple sources of income, so this table is not mutually exclusive. Mean income values reflect values from the cited source.
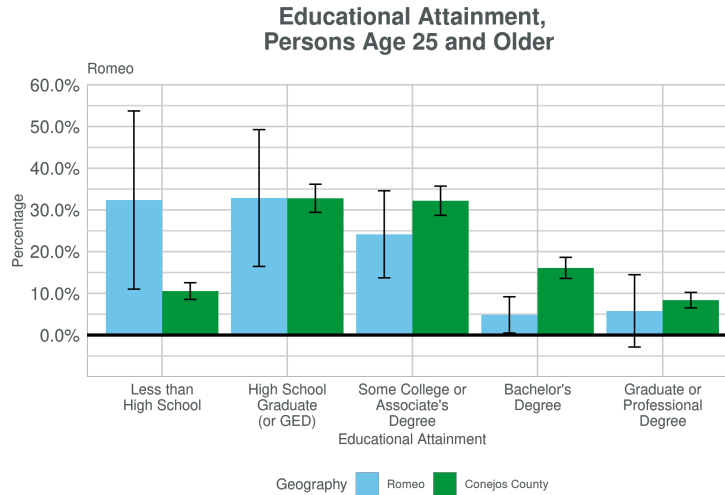
8

Table 4: Household Income Source(s)

Conejos County				
	Total Households		Mean Income	
Income Source	Estimate	MOE	Estimate	MOE
All Households	3,097	146	$38,076	$2,993
With earnings	66.4%	5.6%	$54,356	$5,888
With interest, dividends or net rental income	14.6%	2.6%	$ 9,822	$3,931
With Social Security income	37.3%	2.5%	$16,331	$1,372
With Supplemental Security Income (SSI)	5.4%	1.4%	$ 9,619	$2,935
With cash public assistance income	2.6%	1.1%	$ 2,005	$ 973
With retirement income	26.5%	3.2%	$26,957	$5,132

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Educational Attainment   The education attainment plot is provided for persons older than Age 25, i.e., those who have likely completed their education.

Educational Attainment, Persons Age 25 and Older

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Race and Ethnicity   The Race Trend table shows the changing racial and ethnic composition of Romeo beginning in 2000 and continuing to the present.

Table 5: Race Trend

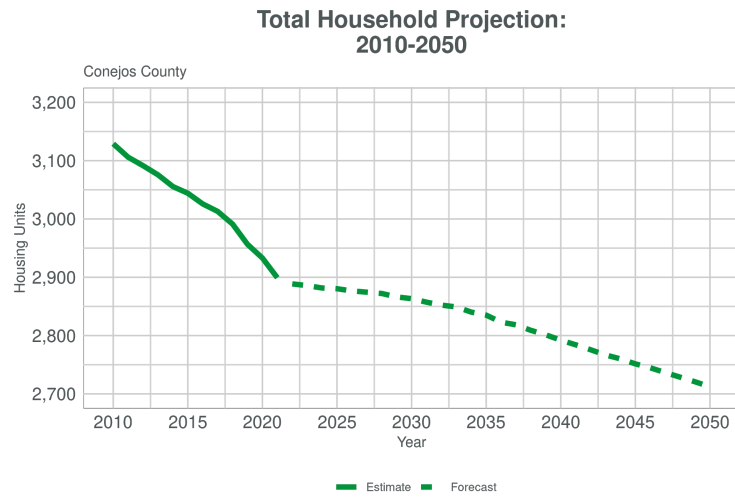| Race	Romeo			Conejos County		
	2000	2010	2021	2000	2010	2021
Hispanic	77.1%	79.5%	83.7%	58.9%	56.0%	51.7%
Non-Hispanic	22.9%	20.5%	16.3%	41.1%	44.0%	48.3%
Non-Hispanic White	20.5%	18.3%	11.5%	39.3%	41.8%	44.8%
Non-Hispanic Black	0.3%	0.0%	0.0%	0.1%	0.1%	0.5%
Non-Hispanic Native American/Alaska Native	0.3%	1.5%	1.0%	0.7%	0.6%	0.8%
Non-Hispanic Asian	0.3%	0.7%	0.0%	0.1%	0.2%	0.2%
Non-Hispanic Native Hawaiian/Pacific Islander	0.0%	0.0%	0.0%	0.1%	0.0%	0.0%
Non-Hispanic Other	0.0%	0.0%	0.0%	0.1%	0.3%	0.3%
Non-Hispanic, Two Races	1.6%	0.0%	3.8%	0.7%	1.0%	1.7%
Total Population	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%

Note:

Sources

[1] 2000: 2000 Census

[2] 2010: 2010 Census

[3] 2021: Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Housing and Households

Understanding the current housing stock is critical for understanding how the community can best address current and future demands. This section begins with a projection of households. The projection of households is derived by county specific headship rates for the population by age. Beyond the numbers and characteristics, understanding the value and affordability of housing units is vital. Are the housing prices prohibitive to new families? Are the housing prices at such a high price that once the current work force ages and sells, those housing units will most likely go into the vacation seasonal market? Or are housing prices reasonable and suddenly the community is experiencing growth in families with children? How many total housing units are there? What types of new units are being built - multi-family vs single family?

Total Household Projection:
2010-2050

Conejos County

The Household Estimates plot shows the current and projected number of households in Conejos County between 2010 and 2050.

The next several tables provide an overview of the housing stock in an area. The availability of land and the cost of land can dictate whether housing is less dense, with a greater number of single family units or more dense with a number of multifamily apartments and condos. Median home values and median gross rents are often considerably lower than current market prices as the values are computed from a 5-year average that runs through 2016. The number of people per household can offer insights as to the composition of the households . Areas with a larger number of people per household often have more families with children under 18 or a number of roommates living together to share housing costs. Those with a smaller number of persons per household, likely have a larger share of single-person households.

Table 6: Housing Units: Romeo, 2021

Romeo	
Housing Type	Value
Total Housing Units	128
Occupied Housing Units	113
Vacant Housing Units	15
Vacancy Rate	11.7%
Total Population	304
Household Population	304
Group Quarters Population	0
Persons per Household	2.69

Note:
Source: State Demography Office, Print Date: 04/03/2023

Table 7: Characteristics of Housing Units

	Romeo				
	Owner-Occupied Units		Rental Units		All Units
Housing Unit Type	Units	Percent	Units	Percent	Units
All Housing Units	111	81.0%	26	19.0%	137
Single Unit Buildings	74	78.7%	20	21.3%	94
Buildings with 2 to 4 Units	0		0		0
Buildings with 5 or More Units	0		0		0
Mobile Homes	37	86.0%	6	14.0%	43
RVs, Boats, Vans, Etc.	0		0		0
Median Year of Construction	1978		1980		1978
Average Number of Persons Per Household	2.25		2.42		2.28

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Table 8: Comparative Housing Values

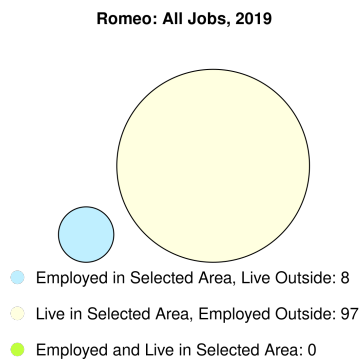|	Romeo	Conejos County
Variable	Value	Value
Median Value of Owner-Occupied Households (Current Dollars)	$91,500	$129,600
Percentage of Owner-Occupied Households paying 30% or more of income on housing	32.4%	19.7%
Percentage of Owner-Occupied Households paying 30-49% of income on housing	9.0%	9.7%
Percentage of Owner-Occupied Households paying 50% or more of income on housing	23.4%	10.0%
Median Gross Rent of Rental Households (Current Dollars)	$775	$635
Percentage of Rental Households paying 30% or more of income on housing	53.8%	28.0%
Percentage of Rental Households paying 30-49% of income on housing	26.9%	18.4%
Percentage of Rental Households paying 50% or more of income on housing	26.9%	9.6%

Note:

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Commuting

Commuting plays an important role in the economy of an area because not all workers live where they work. Commuting impacts local job growth, access to employees, and transportation infrastructure.The Commuting diagram identifies three groups of people:

- People who work in Romeo, but live elsewhere.
- People who live in Romeo, but work elsewhere.
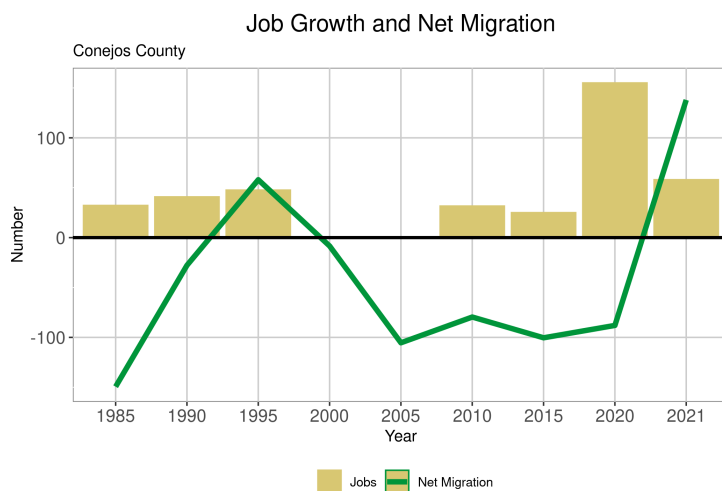- People who live and work in Romeo.

Romeo: All Jobs, 2019

○ Employed in Selected Area, Live Outside: 8

○ Live in Selected Area, Employed Outside: 97

● Employed and Live in Selected Area: 0

Source: U.S. Census Bureau On the Map, Print Date: 04/03/2023

14

Table 9: Commuting Patterns for Romeo

Location	Count	Percent
Employees in Romeo living elsewhere		
Capulin CDP CO	2	25.0%
La Jara town CO	2	25.0%
Alamosa city CO	1	12.5%
La Jara CCD (Conejos CO)	1	12.5%
Monte Vista CCD (Rio Grande CO)	1	12.5%
West Conejos CCD (Conejos CO)	1	12.5%
Total	8	100.0%
Residents of Romeo working elsewhere		
Alamosa city CO	14	14.4%
Antonito town CO	13	13.4%
Antonito CCD (Conejos CO)	6	6.2%
La Jara CCD (Conejos CO)	6	6.2%
Pueblo city CO	**6**	**6.2%**
La Jara town CO	4	4.1%
Denver city CO	3	3.1%
Manassa town CO	3	3.1%
Alamosa CCD (Alamosa CO)	2	2.1%
Cañon City city CO	2	2.1%
Other Municipalities/Places	38	39.2%
Total	97	100.0%

Note:
Source: U.S. Census Bureau On the Map, Print Date: 04/03/2023
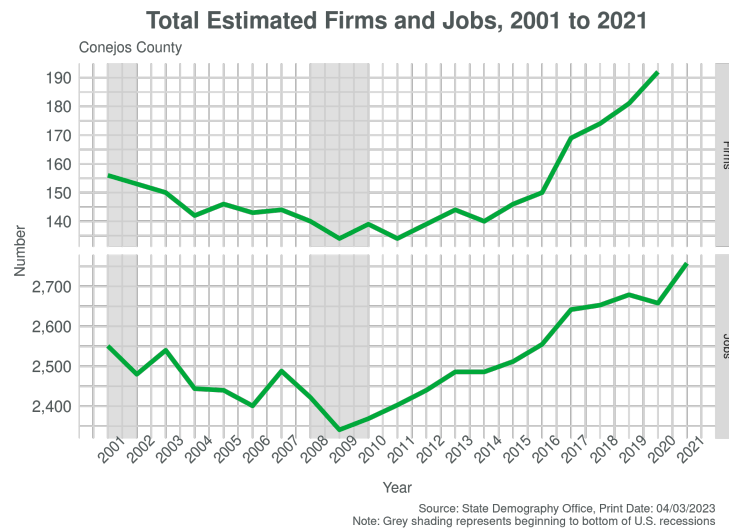

Job Growth and Net Migration

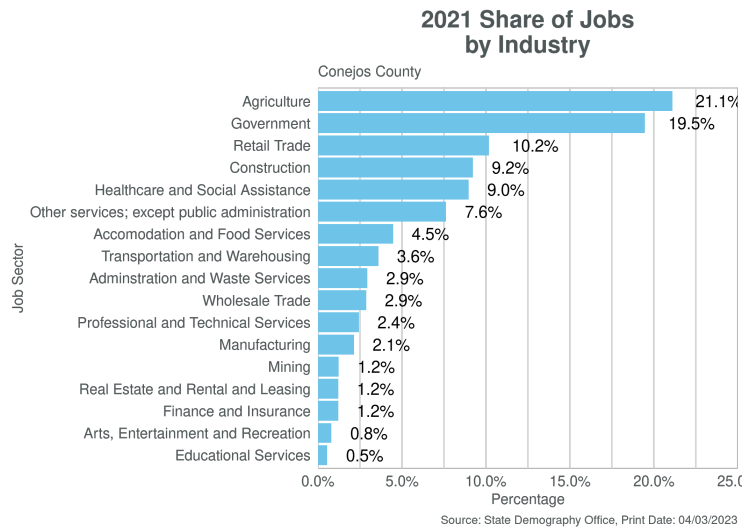Source: State Demography Office and U.S. Bureau of Economic Analysis, Print Date: 04/03/2023

The Job Growth and Net Migration plot shows the relationship between job gowth and migration in Conejos County. Generally, migration patterns follow changes in job growth demand.

Employment by Industry

Identifying the industries which may be driving the growth and change within a community is a vital part of understanding community dynamics. Growth in jobs often results in growth in residents from migration within a community. Identifying the trends of growth or decline of jobs and the types of jobs available within the community is important.

Total Estimated Firms and Jobs, 2001 to 2021

Source: State Demography Office, Print Date: 04/03/2023
Note: Grey shading represents beginning to bottom of U.S. recessions

The Estimated Firms and Jobs series created by the SDO gives a comprehensive look at the number of firms and jobs located within Conejos County. It is broad in scope, capturing both wage and salary workers as well as most proprietors and agricultural workers. A more diverse economy is typically more resilient too; when looking at the employment trends recently and after a recession (shaded in gray) it is also important to look at the current share of employment by industry. Areas dependent on a single industry such as agriculture, mining or tourism can suffer from prolonged downturns due to drought, shifting demand for commodities, and the health of the national economy.

**2021 Share of Jobs
by Industry**

Conejos County

Source: State Demography Office, Print Date: 04/03/2023

The total estimated jobs are subdivided into 3 categories:

- *Direct Basic:* jobs that bring outside dollars into the community by selling goods or services outside the county, such as manufacturing or engineering services,

- *Indirect Basic:* jobs that are created as the result of goods and services purchased by direct basic such as accounting services or raw material inputs, and

- *Local (Resident) Services:* jobs that are supported when income earned from the base industries is spent locally at retailers or are supported by local tax dollars to provide services like education and public safety.

This plot shows the jobs by industry profile for Conejos County. The relative rank of high-paying sectors, such as mining, information and finacial and insurance services versus mid-range jobs (e.g., contsruction, health casre and government) and lower-paying industrices such as retail trade and accomodation and food services, will have an impact on a counties' overall economic health.
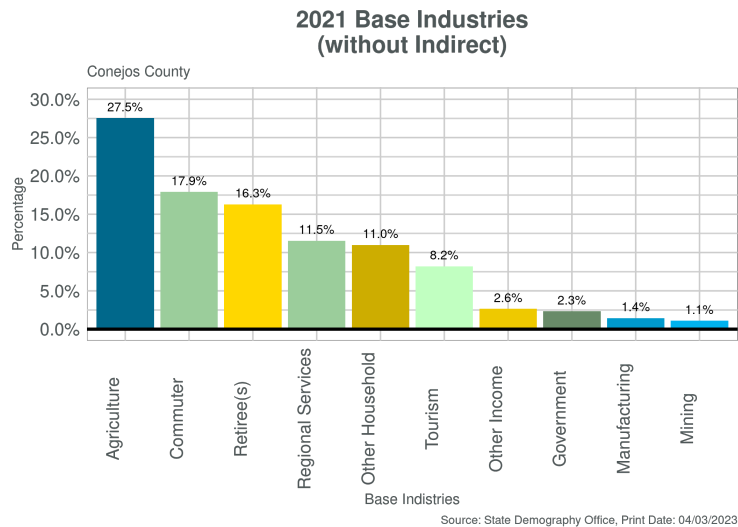
17

**2021 Base Industries
(without Indirect)**

Conejos County

Source: State Demography Office, Print Date: 04/03/2023

Table 10: Jobs by Sector: Conejos County, 2021

Employment Type	Number of Jobs	Percentage
Direct Basic Employment	2,380	86.5%
Indirect Basic Employment	257	9.3%
Local Services Employment	114	4.1%
Total Employment	2,752	100.0%
Total Population, 16+	0	

Note:

Source: State Demography Office, Print Date: 04/03/2023

Similar to the industry employment, areas with large amounts of diversity in their base industries tend to suffer less during downturns and recover more quickly. *Regional Services* is a diverse base industry that encompasses all services and goods that a region sells to those in surrounding areas; examples include specialized health care, construction, air or rail transportation, and large item retail purchases like autos or appliances. *Retirees* are considered basic since they spend money from social security or other pensions, Medicare and savings. *Government* typically only includes employment in Federal Government and State Government. *Tourism* not only includes traditional tourist services like accommodation and food, but also includes 2nd homes, property management and transportation of tourists by airlines, car rental, car sharing and shuttles.

Employment Forecast and Wage Information

Understanding the types of jobs forecast to grow in a community, if jobs are forecast to increase, will aid in further understanding potential changes in

population, labor force, housing demand, and household income. Important questions to ask include; What is the current forecast for job growth based on the current industry mix? What types of jobs are forecast to grow? What are the wages for those jobs? What are the labor force trends for the community? Is the labor force expected to grow or slow down?
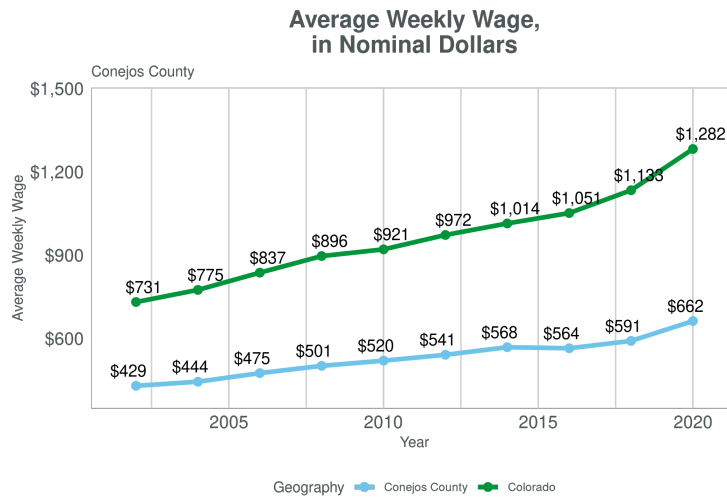
Table 11: Jobs and Population Forecast

Conejos County					
Year	Type	Jobs	Annual Growth Rate: Jobs	Population	Annual Growth Rate: Population
2010	Estimate	2,369		8,282	
2015	Estimate	2,512	1.0%	7,928	-0.8%
2020	Estimate	2,679	0.0%	7,450	-1.3%
2025	Forecast	2,807	-0.2%	7,367	-0.3%
2030	Forecast	2,808	0.1%	7,277	-0.2%
2035	Forecast	2,820	0.1%	7,206	-0.1%
2040	Forecast	2,827	-0.0%	7,103	-0.3%

Note:
Source: State Demography Office, Print Date: 04/03/2023

The total jobs forecast and population forecast are for Conejos County shown here. The two lines diverge over time due to the aging of our population and continued growth in our under 18 population – two segments of the population that are less likely to be employed. Growth in the 65 plus population in the labor force through 2040 compared to the universe population of those over the age of 16 since labor force participation declines with age, especially among those eligible for pensions or social security.

**Average Weekly Wage,
in Nominal Dollars**

The unajdusted (nominal) average weekly wages for Conejos County and Colorado are shown here. The gain or loss of a major employer such as a mine or a hospital can have a significant impact on a county's average weekly wage. These wages are shown only for jobs located within that county and do not include most proprietors. Household income can be influenced by the average weekly wage, but in areas that have considerable amounts commuting or unearned income this relationship is not particularly strong.
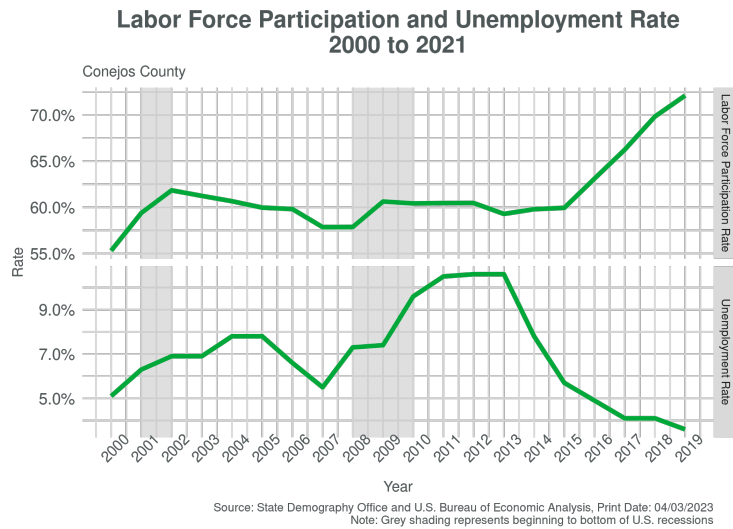
This table compares the forecast residential labor force to the forecast population of person age 16 and older for Conejos County.

Table 12: Forecast Resident Labor Force and Population, Age 16 +

		Conejos County			
Year	Type	Labor Force	Annual Growth Rate: Labor Force	Persons Age 16+	Annual Growth Rate: Persons Age 16+
2010	Estimate	3,803		6,211	
2015	Estimate	3,665	-0.0%	6,078	-1.8%
2025	Forecast	3,926	-0.1%	6,330	0.3%

Note:
Source: State Demography Office, Print Date: 04/03/2023

Labor Force Participation and Unemployment Rate
2000 to 2021

Conejos County

Source: State Demography Office and U.S. Bureau of Economic Analysis, Print Date: 04/03/2023
Note: Grey shading represents beginning to bottom of U.S. recessions

The labor force participation and employment plot compares the percentage of persons age 16 and older in the labor force to the unemployment rate. The pattern of labor force partipation and unemployment in Conejos County are closely related. The downward trend in labor force partipation is related to the aging patterns in the county, along with the availability and character of employment. Additionally, as unemployment falls, the incentive for people to enter the labor force increases.
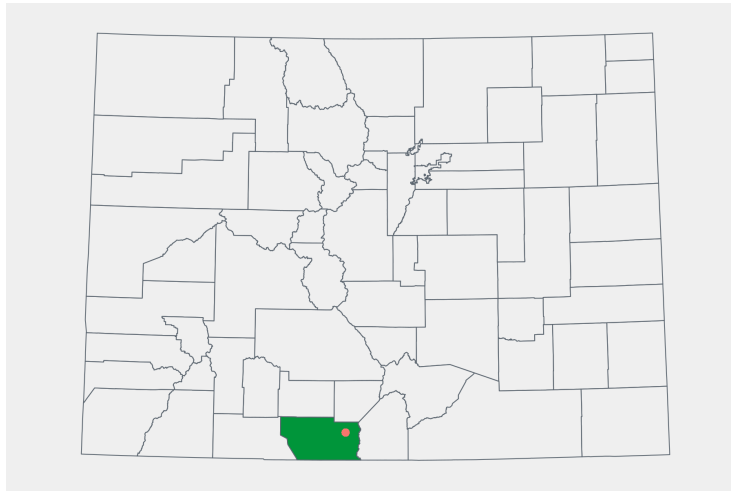
State Demography Office Colorado Demographic Profile

Print Date: 04/03/2023

Community Profile for Sanford

Demographic information is critical for making informed decisions at the local, state and national level. This demographic profile is a summary of trends in a community. The dashboard provides charts, text, data and additional links to assist in the exploration and understanding of demographic trends for counties and municipalities in Colorado. The following collection of tables and charts establishes the context for assessing potential impacts and for decision-making.

Basic Statistics

The population base and trends of an area determine the needs for housing, schools, roads and other services. The age, income, race and ethnicity, and migration of the population of a community are all vital in planning for service

provision. The most significant demographic transitions for Colorado and its communities are related to disparate growth, aging, downward pressure on income, and growing racial and ethnic diversity.

Table 1: Community Quick Facts

	Sanford	Conejos County	Colorado
Population (2021)+	898	7,584	5,814,707
Population Change (2010 to 2021)+	17	-698	764,375
Total Employment (2021)+			
Median Household Income^	$49,000	$38,536	$80,184
Median House Value^	$120,900	$129,600	$397,500
Percentage of Population with Incomes lower than the Poverty Line^	3.9%	16.3%	9.6%
Percentage of Population Born in Colorado^	75.0%	71.7%	41.9%

+Source: State Demography Office
^Source: U.S. Census Bureau, 2017-2021
American Community Survey, Print Date:
04/03/2023

Population Trends

The tables and plots in this section highlight trends and forecasts for the total population inSanford. The table shows the overall population growth rate for Sanford, Conejos County and the State of Colorado. Additional plots show the overall population trends, forecasts for along with the overall components of change for Sanford.
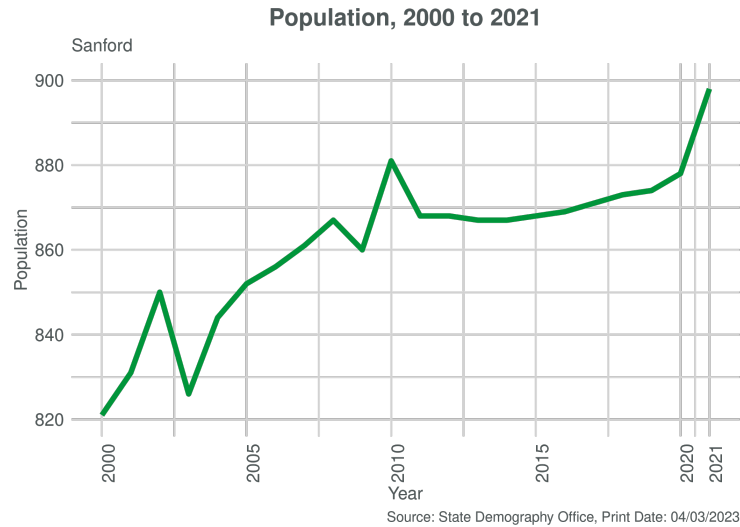
Table 2: Population Growth Rate

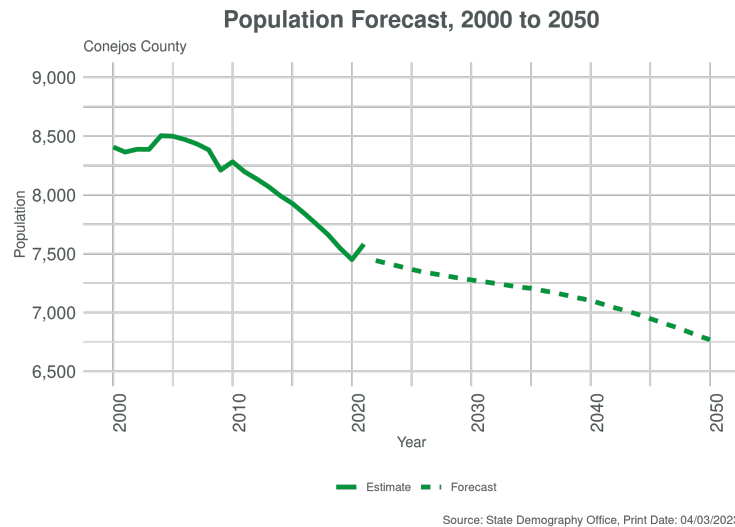|	Sanford		Conejos County		Colorado	
Year	Population	Growth Rate	Population	Growth Rate	Population	Growth Rate
1990	750		7,453.0		3,294,473	
1995	782	0.8%	7,906.0	1.2%	3,811,074	3.0%
2000	821	1.0%	8,408.0	1.2%	4,338,801	2.6%
2005	852	0.7%	8,500.0	0.2%	4,662,534	1.4%
2010	881	0.7%	8,282.0	-0.5%	5,050,332	1.6%
2015	868	-0.3%	7,930.0	-0.9%	5,446,594	1.5%
2020	878	0.2%	7,451.0	-1.2%	5,784,156	1.2%
2021	898	2.3%	7,584.0	1.8%	5,814,707	0.5%

Note:
Source: State Demography Office, Print Date: 04/03/2023

At the end of 2021 the estimated population of Sanford was 898, an increase of 20 over the population in 2020. The growth rate for Sanford between 2020 and 2021 was 2.3 percent compared to 1.8 percent for Conejos County and 0.5 percent for the State of Colorado.

Population, 2000 to 2021

Sanford

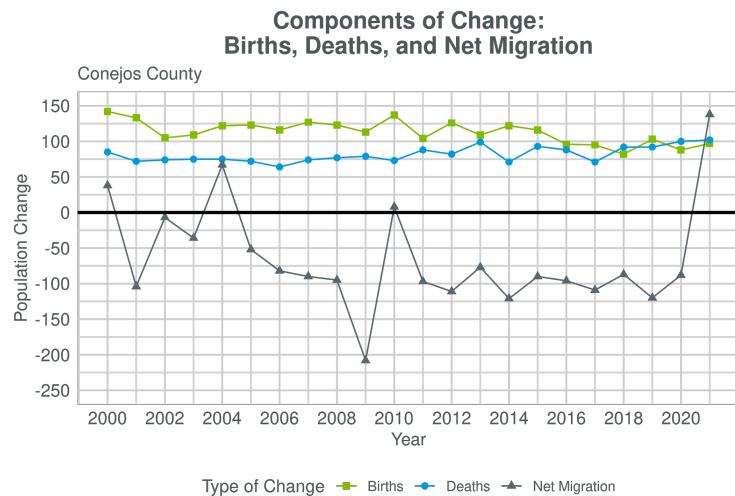Source: State Demography Office, Print Date: 04/03/2023

The population of Conejos County is forecast to reach 7,450 by 2020 and 7,103 by 2040. Overall, the growth rate for Conejos County is expected to increase between 2020 and 2040. Between 2010 and 2020 the forecast growth rate was -1.1 percent, between 2020 and 2030 the forecast growth rate is -0.2 percent, while the forecast growth rate between 2030 and 2040 is -0.2 percent. The change is due in part to population aging and changes in the proportion of the population in childbearing ages. Note: Population forecasts are only provided for Colorado counties.

Population Forecast, 2000 to 2050

Conejos County

Components of Population Change

Births, deaths and net migration are the main components of population change. Net migration is the difference between the number of people moving into an area and the number of people moving out. Change in net migration typically causes most of the changes in population trends because migration is more likely to experience short-term fluctuations than births and deaths. Migration also tends to be highly correlated to job growth or decline in communities where most of the residents work where they live. For many counties with negative natural increase (more deaths than births), this makes migration especially important for population stability and growth.

Components of Change:
**Births, Deaths, and Net Migration**

Conejos County

Over the past five years, between 2017 and 2021, the population of Conejos County has decreased by -258 people. The total natural increase (births - deaths) over this period was 16 and the total net migration (new residents who moved in minus those who moved out) was -362. Note: Components of Change data are only available for Colorado counties.

Age Characteristics

Every community has a different age profile and is aging differently. People in different age groups work, live, shop, and use resources differently and these differences will impact the economy, labor force, housing, school districts, day care facilities, health services, disability services, transportation, household income, and public finance. An aging population may put downward pressure on local government tax revenue due to changes in spending on taxable goods.

The age distribution of the population of Sanford and Conejos County are shown here.
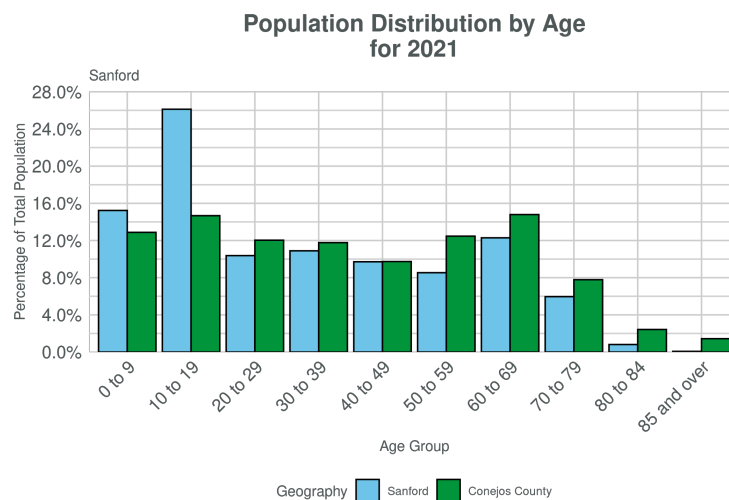
Population Distribution by Age for 2021

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

5
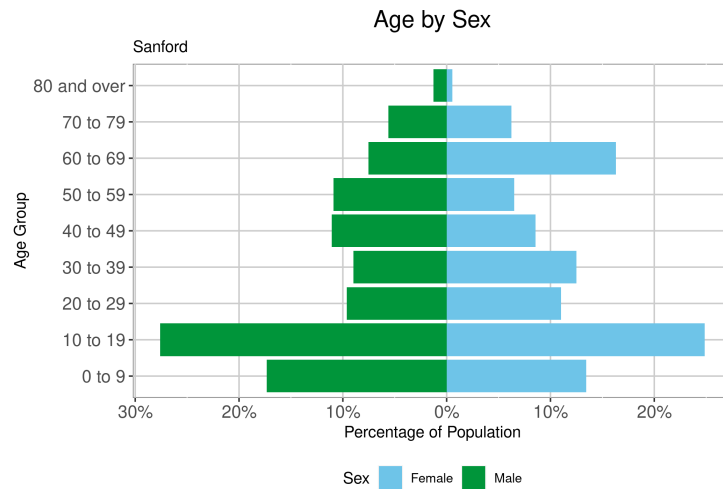
Age by Sex

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Table 3: Median Age by Sex Comparison

	Sanford		Conejos County			
Sex	Median Age	MOE	Median Age	MOE	Signficant	Direction
Total	26.8	10.5	38.7	1.3	Yes	Younger
Male	24.2	9.4	39.5	0.9	Yes	Younger
Female	31.6	9.1	37.7	0.7	No	

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

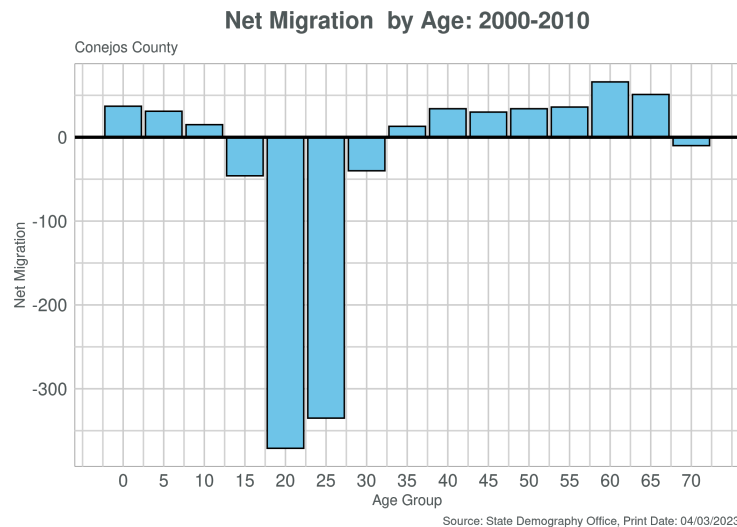The median age of Sanford is 6.1 years younger than the county. Women are not significantly older or younger than women in Conejos County but men in Sanford are significantly younger than men in the county.

Age Forecast: 2010 to 2025

Conejos County

The changing age distribution of the population of Conejos County for the period from 2010 through 2025 is shown here. The changes in proporion of different groups can highligh the need for future planning and service provision. Many areas have a larger share of older adults, indicating the need to evaluate housing, transportation and other needs of the senior population.

Net Migration by Age: 2000-2010

Conejos County

This plot shows the net migration by age in Conejos County. Colorado typically draws many young adults as migrants. Areas with colleges and resorts draw a number of 18 to 24 year olds. Areas with a growing economy tend to account mostly 25 to 35 year olds and areas attractive to retirees tend to draw both workers and older adults.

Population Characteristics: Income, Education and Race

The plots and tables in this section describe the general population characteristics of Sanford. The bars on the plots show the width of the 90 percent confidence interval. Categories where the bars do not overlap are significantly different.

Household Income   The household income distribution plot compares Sanford to household incomes for Conejos County. Household income comes primarily from earnings at work, but government transfer payments such as Social Security and TANF and unearned income from dividends, interest and rent are also included. Income and education levels are highly correlated; areas that have lower educational attainment than the state will typically have lower household incomes.

Household Income Distribution

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

The Houselold Income Source(s) Table shows household income sources and amounts for housholds in Conejos County. Households will have multiple sources of income, so this table is not mutually exclusive. Mean income values reflect values from the cited source.
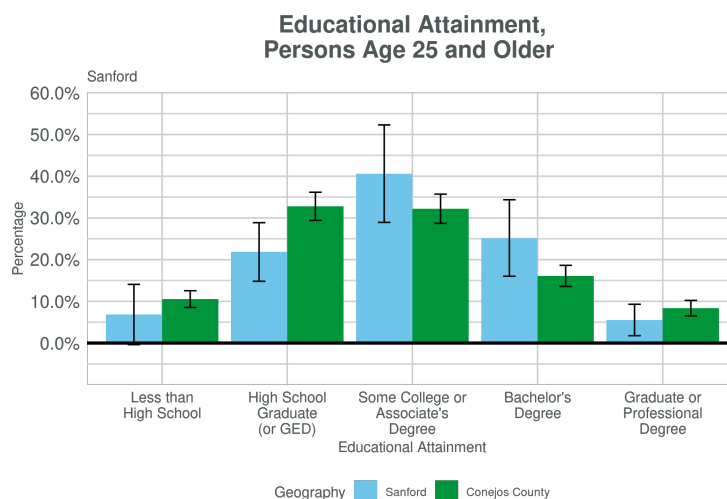
8

Table 4: Household Income Source(s)

	Conejos County			
	Total Households		Mean Income	
Income Source	Estimate	MOE	Estimate	MOE
All Households	3,097	146	$38,076	$2,993
With earnings	66.4%	5.6%	$54,356	$5,888
With interest, dividends or net rental income	14.6%	2.6%	$ 9,822	$3,931
With Social Security income	37.3%	2.5%	$16,331	$1,372
With Supplemental Security Income (SSI)	5.4%	1.4%	$ 9,619	$2,935
With cash public assistance income	2.6%	1.1%	$ 2,005	$ 973
With retirement income	26.5%	3.2%	$26,957	$5,132

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Educational Attainment The education attainment plot is provided for persons older than Age 25, i.e., those who have likely completed their education.

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Race and Ethnicity The Race Trend table shows the changing racial and ethnic composition of Sanford beginning in 2000 and continuing to the present.

9

Table 5: Race Trend

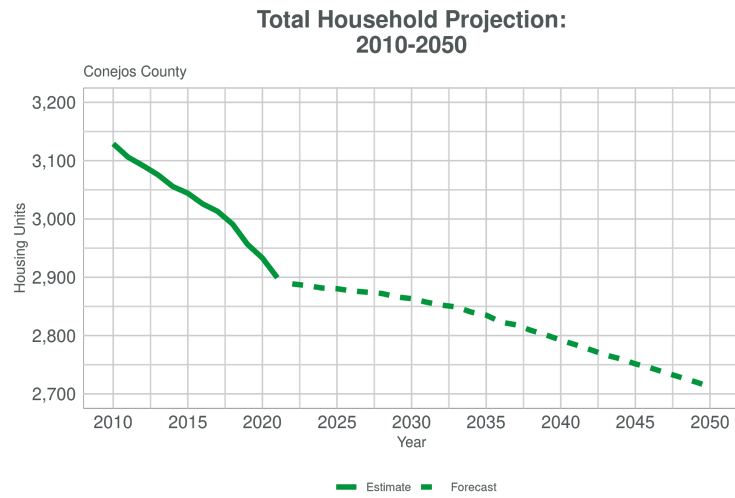| Race	Sanford			Conejos County		
	2000	2010	2021	2000	2010	2021
Hispanic	40.5%	38.9%	43.9%	58.9%	56.0%	51.7%
Non-Hispanic	59.5%	61.1%	56.1%	41.1%	44.0%	48.3%
Non-Hispanic White	57.6%	59.7%	53.9%	39.3%	41.8%	44.8%
Non-Hispanic Black	0.1%	0.0%	0.0%	0.1%	0.1%	0.5%
Non-Hispanic Native American/Alaska Native	0.0%	0.7%	0.6%	0.7%	0.6%	0.8%
Non-Hispanic Asian	0.0%	0.1%	0.0%	0.1%	0.2%	0.2%
Non-Hispanic Native Hawaiian/Pacific Islander	0.0%	0.0%	0.0%	0.1%	0.0%	0.0%
Non-Hispanic Other	0.0%	0.1%	0.0%	0.1%	0.3%	0.3%
Non-Hispanic, Two Races	1.7%	0.5%	1.7%	0.7%	1.0%	1.7%
Total Population	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%

Note:

Sources

[1] 2000: 2000 Census

[2] 2010: 2010 Census

[3] 2021: Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Housing and Households

Understanding the current housing stock is critical for understanding how the community can best address current and future demands. This section begins with a projection of households. The projection of households is derived by county specific headship rates for the population by age. Beyond the numbers and characteristics, understanding the value and affordability of housing units is vital. Are the housing prices prohibitive to new families? Are the housing prices at such a high price that once the current work force ages and sells, those housing units will most likely go into the vacation seasonal market? Or are housing prices reasonable and suddenly the community is experiencing growth in families with children? How many total housing units are there? What types of new units are being built - multi-family vs single family?

**Total Household Projection:
2010-2050**

Conejos County

Source: State Demography Office, Print Date: 04/03/2023

The Household Estimates plot shows the current and projected number of households in Conejos County between 2010 and 2050.

The next several tables provide an overview of the housing stock in an area. The availability of land and the cost of land can dictate whether housing is less dense, with a greater number of single family units or more dense with a number of multifamily apartments and condos. Median home values and median gross rents are often considerably lower than current market prices as the values are computed from a 5-year average that runs through 2016. The number of people per household can offer insights as to the composition of the households . Areas with a larger number of people per household often have more families with children under 18 or a number of roommates living together to share housing costs. Those with a smaller number of persons per household, likely have a larger share of single-person households.

11

Table 6: Housing Units: Sanford, 2021

Sanford	
Housing Type	Value
Total Housing Units	351
Occupied Housing Units	319
Vacant Housing Units	32
Vacancy Rate	9.1%
Total Population	898
Household Population	898
Group Quarters Population	0
Persons per Household	2.82

Note:
Source: State Demography Office, Print Date: 04/03/2023

Table 7: Characteristics of Housing Units

	Sanford				
	Owner-Occupied Units		Rental Units		All Units
Housing Unit Type	Units	Percent	Units	Percent	Units
All Housing Units	349	80.8%	83	19.2%	432
Single Unit Buildings	322	85.9%	53	14.1%	375
Buildings with 2 to 4 Units	0	0.0%	9	100.0%	9
Buildings with 5 or More Units	0		0		0
Mobile Homes	27	56.2%	21	43.8%	48
RVs, Boats, Vans, Etc.	0		0		0
Median Year of Construction	1986		1986		1986
Average Number of Persons Per Household	3.33		2.39		3.15

Note:
Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

Table 8: Comparative Housing Values

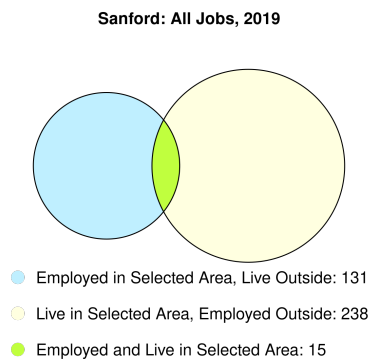| Variable	Sanford Value	Conejos County Value
Median Value of Owner-Occupied Households (Current Dollars)	$120,900	$129,600
Percentage of Owner-Occupied Households paying 30% or more of income on housing	11.2%	19.7%
Percentage of Owner-Occupied Households paying 30-49% of income on housing	4.9%	9.7%
Percentage of Owner-Occupied Households paying 50% or more of income on housing	6.3%	10.0%
Median Gross Rent of Rental Households (Current Dollars)	$610	$635
Percentage of Rental Households paying 30% or more of income on housing	18.1%	28.0%
Percentage of Rental Households paying 30-49% of income on housing	7.2%	18.4%
Percentage of Rental Households paying 50% or more of income on housing	10.8%	9.6%

Note:

Source: U.S. Census Bureau, 2017-2021 American Community Survey, Print Date: 04/03/2023

13

Commuting

Commuting plays an important role in the economy of an area because not all workers live where they work. Commuting impacts local job growth, access to employees, and transportation infrastructure.The Commuting diagram identifies three groups of people:

- People who work in Sanford, but live elsewhere.
- People who live in Sanford, but work elsewhere.
- People who live and work in Sanford.
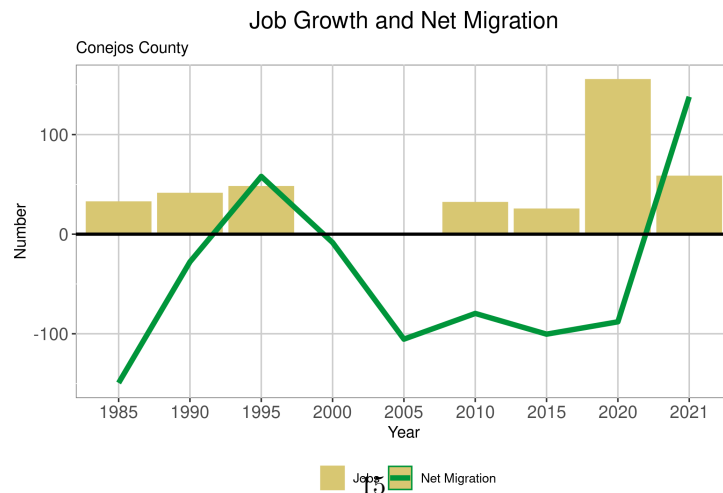
Sanford: All Jobs, 2019

○ Employed in Selected Area, Live Outside: 131

○ Live in Selected Area, Employed Outside: 238

● Employed and Live in Selected Area: 15

Source: U.S. Census Bureau On the Map, Print Date: 04/03/2023

14

Table 9: Commuting Patterns for Sanford

Location	Count	Percent
Employees in Sanford living elsewhere		
La Jara CCD (Conejos CO)	27	20.6%
Alamosa CCD (Alamosa CO)	17	13.0%
Alamosa city CO	13	9.9%
La Jara town CO	9	6.9%
West Conejos CCD (Conejos CO)	8	6.1%
Manassa CCD (Conejos CO)	7	5.3%
Manassa town CO	5	3.8%
Antonito town CO	4	3.1%
Antonito CCD (Conejos CO)	3	2.3%
Blanca CCD (Costilla CO)	3	2.3%
Other Municipalities/Places	35	26.7%
Total	131	100.0%
Residents of Sanford working elsewhere		
Alamosa city CO	54	22.7%
Antonito town CO	26	10.9%
La Jara CCD (Conejos CO)	24	10.1%
La Jara town CO	19	8.0%
Alamosa CCD (Alamosa CO)	11	4.6%
Colorado Springs city CO	11	4.6%
Denver city CO	8	3.4%
Monte Vista city CO	5	2.1%
Pueblo city CO	5	2.1%
Alamosa East CDP CO	4	1.7%
Other Municipalities/Places	71	29.8%
Total	238	100.0%

Note:
Source: U.S. Census Bureau On the Map, Print Date: 04/03/2023

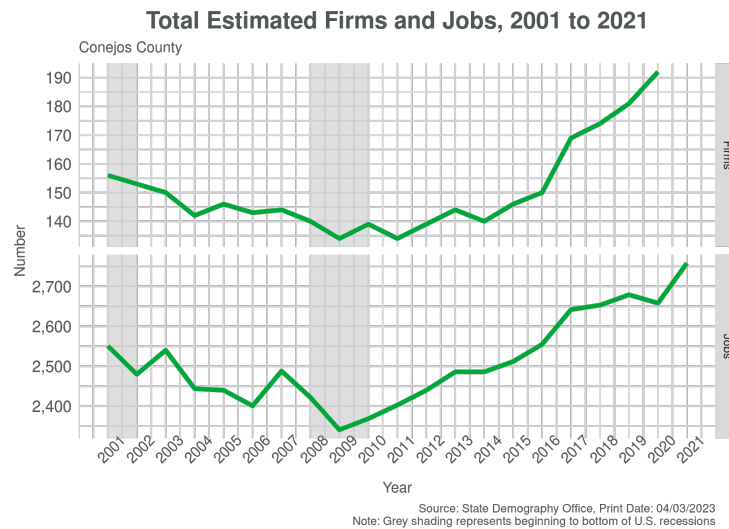Job Growth and Net Migration

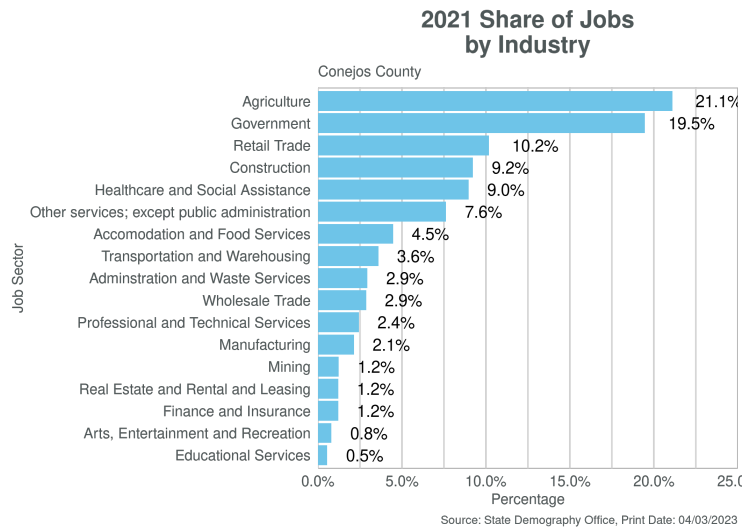Source: State Demography Office and U.S. Bureau of Economic Analysis, Print Date: 04/03/2023

The Job Growth and Net Migration plot shows the relationship between job gowth and migration in Conejos County. Generally, migration patterns follow changes in job growth demand.

Employment by Industry

Identifying the industries which may be driving the growth and change within a community is a vital part of understanding community dynamics. Growth in jobs often results in growth in residents from migration within a community. Identifying the trends of growth or decline of jobs and the types of jobs available within the community is important.

Total Estimated Firms and Jobs, 2001 to 2021

Source: State Demography Office, Print Date: 04/03/2023
Note: Grey shading represents beginning to bottom of U.S. recessions

The Estimated Firms and Jobs series created by the SDO gives a comprehensive look at the number of firms and jobs located within Conejos County. It is broad in scope, capturing both wage and salary workers as well as most proprietors and agricultural workers. A more diverse economy is typically more resilient too; when looking at the employment trends recently and after a recession (shaded in gray) it is also important to look at the current share of employment by industry. Areas dependent on a single industry such as agriculture, mining or tourism can suffer from prolonged downturns due to drought, shifting demand for commodities, and the health of the national economy.

16

**2021 Share of Jobs
by Industry**

Conejos County

Agriculture	21.1%
Government	19.5%
Retail Trade	10.2%
Construction	9.2%
Healthcare and Social Assistance	9.0%
Other services; except public administration	7.6%
Accomodation and Food Services	4.5%
Transportation and Warehousing	3.6%
Adminstration and Waste Services	2.9%
Wholesale Trade	2.9%
Professional and Technical Services	2.4%
Manufacturing	2.1%
Mining	1.2%
Real Estate and Rental and Leasing	1.2%
Finance and Insurance	1.2%
Arts, Entertainment and Recreation	0.8%
Educational Services	0.5%

Job Sector

Percentage

0.0%   5.0%   10.0%   15.0%   20.0%   25.0

The total estimated jobs are subdivided into 3 categories:

- *Direct Basic:* jobs that bring outside dollars into the community by selling goods or services outside the county, such as manufacturing or engineering services,

- *Indirect Basic:* jobs that are created as the result of goods and services purchased by direct basic such as accounting services or raw material inputs, and

- *Local (Resident) Services:* jobs that are supported when income earned from the base industries is spent locally at retailers or are supported by local tax dollars to provide services like education and public safety.

This plot shows the jobs by industry profile for Conejos County. The relative rank of high-paying sectors, such as mining, information and finacial and insurance services versus mid-range jobs (e.g., contsruction, health casre and government) and lower-paying industrices such as retail trade and accomodation and food services, will have an impact on a counties' overall economic health.
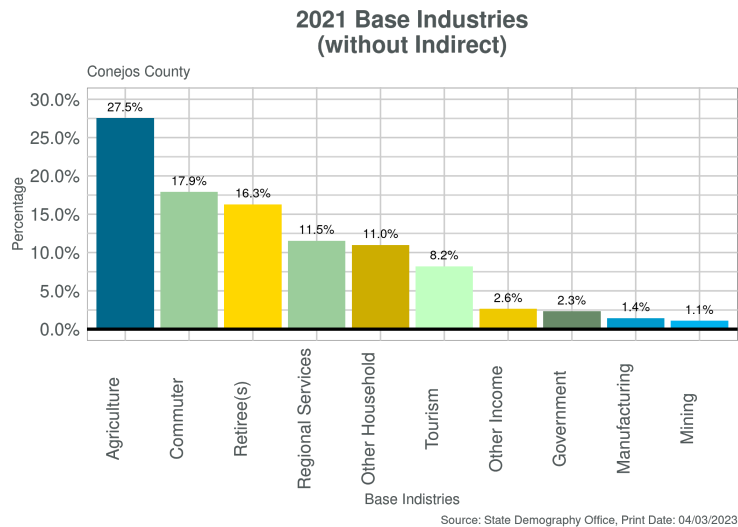
17

2021 Base Industries
(without Indirect)

Conejos County

Source: State Demography Office, Print Date: 04/03/2023

Table 10: Jobs by Sector: Conejos County, 2021

Employment Type	Number of Jobs	Percentage
Direct Basic Employment	2,380	86.5%
Indirect Basic Employment	257	9.3%
Local Services Employment	114	4.1%
Total Employment	2,752	100.0%
Total Population, 16+	0	

Note:

Source: State Demography Office, Print Date: 04/03/2023

Similar to the industry employment, areas with large amounts of diversity in their base industries tend to suffer less during downturns and recover more quickly. *Regional Services* is a diverse base industry that encompasses all services and goods that a region sells to those in surrounding areas; examples include specialized health care, construction, air or rail transportation, and large item retail purchases like autos or appliances. *Retirees* are considered basic since they spend money from social security or other pensions, Medicare and savings. *Government* typically only includes employment in Federal Government and State Government. *Tourism* not only includes traditional tourist services like accommodation and food, but also includes 2nd homes, property management and transportation of tourists by airlines, car rental, car sharing and shuttles.

Employment Forecast and Wage Information

Understanding the types of jobs forecast to grow in a community, if jobs are forecast to increase, will aid in further understanding potential changes in

population, labor force, housing demand, and household income. Important questions to ask include; What is the current forecast for job growth based on the current industry mix? What types of jobs are forecast to grow? What are the wages for those jobs? What are the labor force trends for the community? Is the labor force expected to grow or slow down?
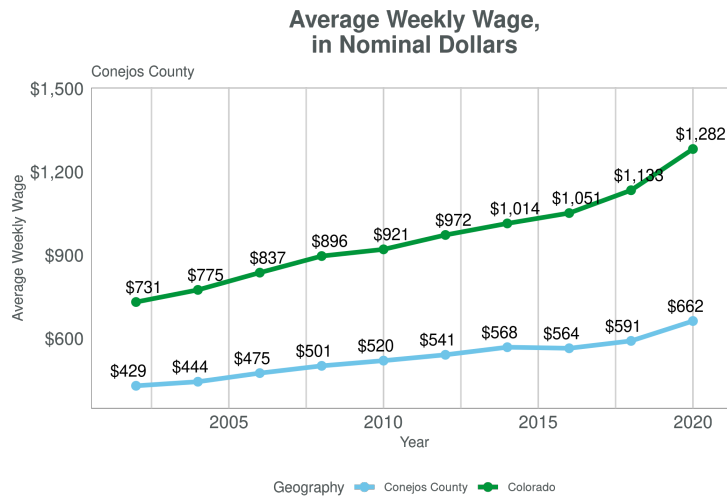
Table 11: Jobs and Population Forecast

Conejos County					
Year	Type	Jobs	Annual Growth Rate: Jobs	Population	Annual Growth Rate: Population
2010	Estimate	2,369		8,282	
2015	Estimate	2,512	1.0%	7,928	-0.8%
2020	Estimate	2,679	0.0%	7,450	-1.3%
2025	Forecast	2,807	-0.2%	7,367	-0.3%
2030	Forecast	2,808	0.1%	7,277	-0.2%
2035	Forecast	2,820	0.1%	7,206	-0.1%
2040	Forecast	2,827	-0.0%	7,103	-0.3%

Note:
Source: State Demography Office, Print Date: 04/03/2023

The total jobs forecast and population forecast are for Conejos County shown here. The two lines diverge over time due to the aging of our population and continued growth in our under 18 population – two segments of the population that are less likely to be employed. Growth in the 65 plus population in the labor force through 2040 compared to the universe population of those over the age of 16 since labor force participation declines with age, especially among those eligible for pensions or social security.

**Average Weekly Wage,
in Nominal Dollars**

Conejos County

Source: Department of Labor and Employment (QCEW), Print Date: 04/03/2023

The unajdusted (nominal) average weekly wages for Conejos County and Colorado are shown here. The gain or loss of a major employer such as a mine or a hospital can have a significant impact on a county's average weekly wage. These wages are shown only for jobs located within that county and do not include most proprietors. Household income can be influenced by the average weekly wage, but in areas that have considerable amounts commuting or unearned income this relationship is not particularly strong.
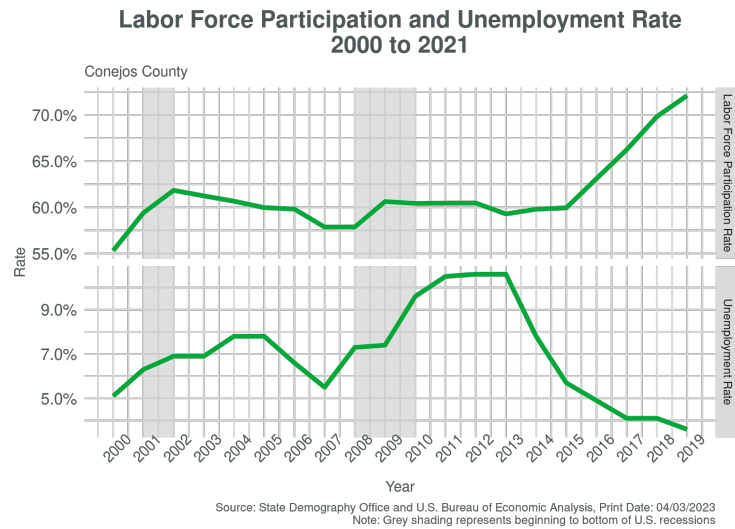
This table compares the forecast residential labor force to the forecast population of person age 16 and older for Conejos County.

Table 12: Forecast Resident Labor Force and Population, Age 16 +

		Conejos County			
Year	Type	Labor Force	Annual Growth Rate: Labor Force	Persons Age 16+	Annual Growth Rate: Persons Age 16+
2010	Estimate	3,803		6,211	
2015	Estimate	3,665	-0.0%	6,078	-1.8%
2025	Forecast	3,926	-0.1%	6,330	0.3%

Note:
Source: State Demography Office, Print Date: 04/03/2023

Labor Force Participation and Unemployment Rate
2000 to 2021

Conejos County

Rate

Year

The labor force participation and employment plot compares the percentage of persons age 16 and older in the labor force to the unemployment rate. The pattern of labor force partipation and unemployment in Conejos County are closely related. The downward trend in labor force partipation is related to the aging patterns in the county, along with the availability and character of employment. Additionally, as unemployment falls, the incentive for people to enter the labor force increases.