

## Appendix T – Chapter II

# POPULATION, HOUSING, AND EMPLOYMENT TRENDS AND PROJECTIONS

### PART 1: EXISTING POPULATION, HOUSEHOLD, AND EMPLOYMENT LEVELS AND TRENDS

This chapter summarizes information found in the County comprehensive plan as it relates to farmland preservation and includes additional information deemed relevant for the preservation of farmland. More detailed information regarding population, household, and employment trends and projections can be found in Chapters II, X, and XIII of *A Multi-Jurisdictional Comprehensive Plan for Washington County: 2035*.

#### *The Importance of Analyzing Population, Housing, and Employment Trends and Projections*

Section 91.10 (1) (b) of the *Wisconsin Statutes* requires that a farmland preservation plan identify, describe, and document trends, plans, or needs related to population, economic growth, and housing. Section 91.10 (c) (7m) specifically requires that a farmland preservation plan include policies, goals, strategies, and proposed actions to increase housing density in areas that are not planned for future agricultural use. Each of these aspects place demands on the landscape and can significantly impact land use. Since farmland loss is affected by the demand placed on land for non-agricultural purposes, preservation efforts should acknowledge the factors that promote development or otherwise affect land use.

Many of the planning recommendations set forth in the following chapters of this report are directly related to the existing and probable future population, household, and employment levels in the County. A farmland preservation plan can provide a community with the rationale to allow for development and preservation simultaneously by acknowledging the influence of population growth and housing demand on land and the need to accommodate development in areas not designated for protection.

#### POPULATION TRENDS

The total population of Washington County remained stable from 1860 to 1920. Between 1920 and 1940, the population increased from 25,713 to 28,430 residents. The County experienced rapid growth rates in the decades between 1940 and 1980, including population gains of over 35 percent in each of the two decades between 1950 and 1970. From 1990 to 2000, population increased by just over 23 percent, adding approximately 22,000 new residents. This rapid growth can be attributed to both the migration of new residents to Washington County and the natural increase of the existing population (more births than deaths). The historic and current population of Washington County is set forth in Table T-2.

**Table T-2  
HISTORIC POPULATION OF  
WASHINGTON COUNTY: 1850-2010**

| Year              | Population | Change From Preceding Census |         |
|-------------------|------------|------------------------------|---------|
|                   |            | Number                       | Percent |
| 1850              | 19,485     | --                           | --      |
| 1860              | 23,622     | 4,137                        | 21.2    |
| 1870              | 23,919     | 297                          | 1.2     |
| 1880              | 23,442     | -477                         | -2.0    |
| 1890              | 22,751     | -691                         | -3.0    |
| 1900              | 23,589     | 838                          | 3.7     |
| 1910              | 23,784     | 195                          | 0.8     |
| 1920              | 25,713     | 1,929                        | 8.1     |
| 1930              | 26,551     | 838                          | 3.2     |
| 1940              | 28,430     | 1,879                        | 7.0     |
| 1950              | 33,902     | 5,472                        | 19.2    |
| 1960              | 46,119     | 12,217                       | 36.0    |
| 1970              | 63,839     | 17,720                       | 38.4    |
| 1980              | 84,848     | 21,009                       | 32.9    |
| 1990              | 95,328     | 10,480                       | 12.3    |
| 2000              | 117,496    | 22,168                       | 23.2    |
| 2010 <sup>a</sup> | 131,343    | 13,847                       | 11.8    |

<sup>a</sup> 2010 Wisconsin Department of Administration Population Estimate.

Source: U.S. Bureau of the Census, Wisconsin Department of Administration, and Washington County.

According to the Wisconsin Department of Administration population estimate, although the County experienced a more modest increase in population from 2000 to 2010 in comparison to decades prior, Washington County still ranked among the five fastest growing counties in Wisconsin by percent change in population growth. Population grew by almost 12 percent, from 117,496 to 131,343 residents, between 2000 and 2010.

The change in population by community is displayed in Table T-3. When analyzing towns and other communities with large rural areas such as the Villages of Germantown and Richfield, the Town of Wayne experienced the highest increase in population between 2000 and 2010 with an increase of nearly 18 percent. The Town of Jackson (13 percent), the Village of Richfield (11 percent), and the Towns of Farmington (10 percent) and Trenton (10 percent) round out the top five rural communities that experienced the highest population growth rates.

### HOUSEHOLD TRENDS

According to the U.S. Census Bureau 2009 American Community Survey (ACS), there were 51,473 households (occupied housing units) in Washington County in 2009 with an average household size of 2.53 persons. As stated in Chapter II of Washington County's comprehensive plan and summarized in Table T-4, the number of households in the County has increased over the last few decades while the average number of persons per household has decreased. This trend has continued through 2009 and is typical throughout Wisconsin reflecting the fact that family sizes (average number of children per family) have decreased and unmarried persons have increasingly tended to establish their own households rather than live with family.

**Table T-3  
POPULATION BY COMMUNITY IN  
WASHINGTON COUNTY: 2000-2010<sup>a</sup>**

| Community             | 2000 Census | 2010 Estimate <sup>b</sup> | Numeric Change | Percent Change |
|-----------------------|-------------|----------------------------|----------------|----------------|
| Town of Addison       | 3,341       | 3,567                      | 226            | 6.8            |
| Town of Barton        | 2,546       | 2,663                      | 117            | 4.6            |
| Town of Erin          | 3,664       | 3,917                      | 253            | 6.9            |
| Town of Farmington    | 3,239       | 3,572                      | 333            | 10.3           |
| Town of Germantown    | 278         | 287                        | 9              | 3.2            |
| Town of Hartford      | 4,031       | 3,989                      | -42            | -1.0           |
| Town of Jackson       | 3,516       | 3,969                      | 453            | 12.9           |
| Town of Kewaskum      | 1,119       | 1,146                      | 27             | 2.4            |
| Town of Polk          | 3,938       | 4,042                      | 104            | 2.6            |
| Town of Trenton       | 4,440       | 4,884                      | 444            | 10.0           |
| Town of Wayne         | 1,727       | 2,035                      | 308            | 17.8           |
| Town of West Bend     | 4,834       | 4,884                      | 50             | 1.0            |
| Village of Germantown | 18,260      | 19,950                     | 1,690          | 9.3            |
| Village of Jackson    | 4,938       | 6,437                      | 1,499          | 30.4           |
| Village of Kewaskum   | 3,277       | 4,230                      | 953            | 29.1           |
| Village of Newburg    | 1,027       | 1,123                      | 96             | 9.3            |
| Village of Richfield  | 10,373      | 11,480                     | 1,107          | 10.7           |
| Village of Slinger    | 3,901       | 4,798                      | 897            | 23.0           |
| City of Hartford      | 10,895      | 13,970                     | 3,075          | 28.2           |
| City of West Bend     | 28,152      | 30,400                     | 2,248          | 8.0            |
| Washington County     | 117,496     | 131,343                    | 13,847         | 11.8           |

<sup>a</sup> Population estimates do not include portions of communities outside of Washington County.

<sup>b</sup> Wisconsin Department of Administration Population Estimate.

Source: U.S. Bureau of the Census, Wisconsin Department of Administration, and Washington County.

**Table T-4  
NUMBER OF HOUSEHOLDS AND AVERAGE HOUSEHOLD  
SIZE FOR WASHINGTON COUNTY: 1980-2009**

| Year              | Number of Households | Change from Preceding Census | Average Household Size | Change from Preceding Census |
|-------------------|----------------------|------------------------------|------------------------|------------------------------|
| 1980              | 26,715               | --                           | 3.14                   | --                           |
| 1990              | 32,977               | 6,262                        | 2.86                   | -0.28                        |
| 2000              | 43,842               | 10,865                       | 2.65                   | -0.21                        |
| 2009 <sup>a</sup> | 51,473               | 7,631                        | 2.53                   | -0.12                        |

<sup>a</sup> U.S. Census Bureau 2009 American Community Survey 1-Year Estimates.

Source: U.S. Census Bureau and Washington County.



The number of households in the County has increased over the last few decades while the average number of persons per household has decreased.

## Household Income

Personal income is another primary indicator of the overall economic well-being of an area. Household income is one of the primary measurements of personal income. Annual household income in the County by community in 1999 is documented in Table 9 of Washington County’s comprehensive plan. The median household income in the County was \$60,549 in 2009, which was \$3,136 more than the Region’s median household income of \$57,413, \$10,556 more than the State’s median household income of \$49,993, and \$10,328 more than the Nation’s median household income of \$50,221.

## EMPLOYMENT TRENDS

### Employment and Occupational Characteristics

The number of employed persons 16 years of age and older by occupation in Washington County is set forth in Table T-5. Employed persons are the number of residents holding jobs, regardless of the location of the employer and whether the jobs are part-time or full-time. According to the U.S. Census Bureau, of the 102,180 County residents 16 years of age and over, 74,738 (about 73 percent) were in the labor force in 2009. Of that number, 70,096 (nearly 94 percent) were employed, 4,626 (6 percent) were unemployed, and 16 (less than 1 percent) were in the armed forces at the time the estimate was taken.

In comparison, about 69 percent of County residents age 16 and over in the Region and about 69 percent in the State were in the labor force. The remaining residents age 16 years of age and older who were not in the labor force were retired or not actively looking for work.

Table T-6 shows historic employment growth in the County between 1970 and 2008. Total employment in the County, that is, the number of jobs located in Washington County, stood at 68,571 jobs in 2008, compared to about 60,694 jobs in 2000. From 2000 to 2008, Washington County had about a 13 percent increase in jobs.

### Current Economic Situation

The United States is currently in an economic recession. According to the National Bureau of Economic Research (NBER), the recession began in December 2007 and is the longest recession since the Great Depression of the early 1930s.

Table T-5

**EMPLOYED PERSONS 16 YEARS OF AGE AND OLDER BY OCCUPATION IN WASHINGTON COUNTY: 2000-2009**

| Occupation   | 2000 <sup>a</sup> |                  | 2009 <sup>b</sup> |                  | Change from 2000-2009 |         |
|--|-------------------|------------------|-------------------|------------------|-----------------------|---------|
|  | Number            | Percent of Total | Number            | Percent of Total | Number                | Percent |
| Management, Professional, and Related Occupations <sup>c</sup> | 20,805            | 32.2             | 25,382            | 36.2             | 4,577                 | 13.1    |
| Service Occupations  | 7,244             | 11.2             | 10,614            | 15.1             | 3,370                 | 46.5    |
| Sales and Office Occupations                                   | 16,248            | 25.1             | 15,437            | 22.0             | -811                  | -5.0    |
| Farming, <sup>d</sup> Fishing, and Forestry Occupations        | 353               | 0.5              | 674               | 1.0              | 321                   | 90.9    |
| Construction, Extraction, and Maintenance Occupations          | 6,468             | 10.0             | 5,867             | 8.4              | -601                  | -9.3    |
| Production, Transportation, and Material Moving Occupations    | 13,569            | 21.0             | 12,122            | 17.3             | -1,447                | -10.7   |
| Total  | 64,687            | 100.0            | 70,096            | 100.0            | 5,409                 | 8.4     |

<sup>a</sup> 2000 U.S. Census.

<sup>b</sup> U.S. Census Bureau 2009 American Community Survey 1-Year Estimates.

<sup>c</sup> Includes farmers and farm managers.

<sup>d</sup> Includes farm labor contractors, agricultural inspectors, animal breeders, graders and sorters, agricultural equipment operators, and farmworkers and laborers (including crop, nursery, greenhouse, and farm/ranch workers). Farmers and farm managers are included under the “management, professional, and related” occupations.

Source: U.S. Bureau of the Census and Washington County.

Table T-6

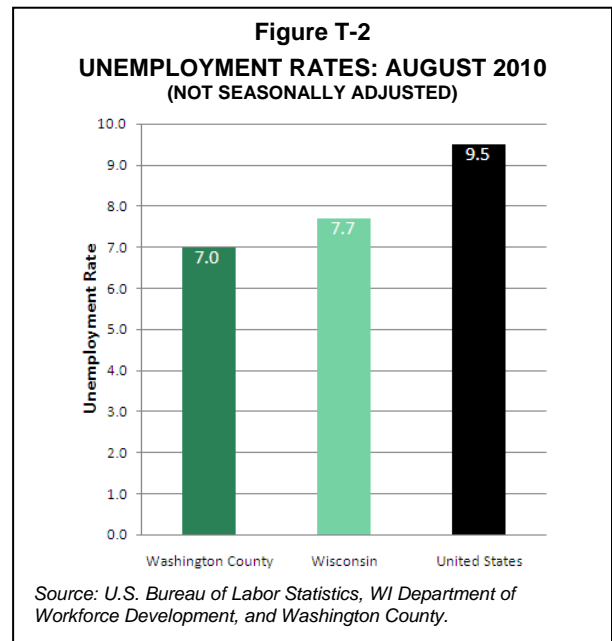
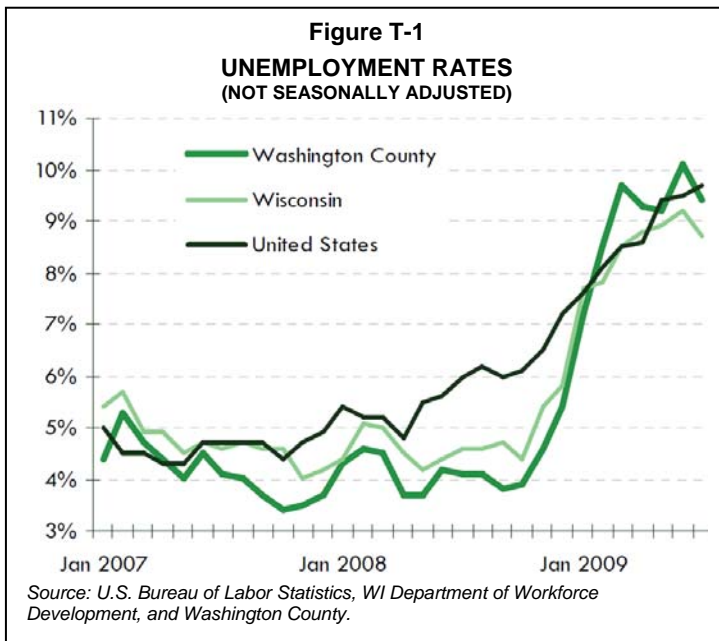
**NUMBER OF JOBS IN WASHINGTON COUNTY: 1970-2008**

| Year | Number of Jobs | Change From Preceding Decade |         |
|------|----------------|------------------------------|---------|
|      |                | Number                       | Percent |
| 1970 | 24,656         | --                           | --      |
| 1980 | 35,377         | 10,721                       | 43.5    |
| 1990 | 46,270         | 10,893                       | 30.8    |
| 2000 | 60,694         | 14,424                       | 31.2    |
| 2008 | 68,571         | 7,877                        | 13.0    |

Source: U.S. Bureau of Economic Analysis and Washington County.

The Wisconsin Department of Workforce Development (DWD) defines “unemployment rate” as the number of unemployed<sup>1</sup> as a percent of the labor force.<sup>2</sup> DWD determined that Wisconsin’s unemployment rate increased from a seasonally adjusted 4.5 percent in December of 2007, when the recession began, to 8.8 percent as of August 2009, almost doubling over the period. As shown in Figure T-1, a similar trend occurred at the County and national levels during this period.

According to preliminary data released by DWD, in August 2010, Washington County was ranked 48<sup>th</sup> for unemployment among the 72 counties in Wisconsin with an unemployment rate of 7.0 percent (not seasonally adjusted).<sup>3</sup> This compares to the State’s unemployment rate of 7.7 percent in August 2010, and the Nation’s rate of 9.5 percent, both not seasonally adjusted, as shown in Figure T-2.



### Employment by Industry

Information regarding employment levels by industry provides insight into the structure of the economy of an area and changes in that structure over time. Current and historical job levels by general industry group are presented for Washington County and the Region in Table 18 of Washington County’s comprehensive plan. Unlike the Region and the rest of Wisconsin, Washington County has experienced an increase in manufacturing jobs. Between 1970 and 2000, manufacturing jobs in Washington County increased by 87 percent, from 9,255 to 17,307 jobs. All other job categories showed an increase in the number of employees between 1970 and 2000, with the exception of agricultural jobs. The number of agricultural jobs decreased by about 37 percent between 1970 and 2000, the only industry group in the County to lose employees.

There were 68,571 jobs located in the County in 2008, which is an increase of 7 percent from the 2004 level. Table T-7 sets forth the percent change in number of jobs by industry group in the County from 2004 to 2008.

<sup>1</sup> DWD defines “unemployed” as the number of people who, during the reference week (includes the 12th of the month), had no employment but were available for work and; had engaged in any specific jobseeking activity within the past four weeks, such as registering at a public or private employment office, meeting with prospective employers, checking with friends or relatives, placing or answering advertisements, writing letters of application or being on a union or professional register; were waiting to be called back to a job from which they had been laid off within the past 6 months; or were waiting to report to a new wage or salary job within 30 days.

<sup>2</sup> The seasonally adjusted unemployment rate eliminates the influence of regularly recurring seasonal fluctuations which can be ascribed to weather, crop-growing cycles, holidays, vacations, regular industry model changeover periods, and the like, and therefore more clearly shows the underlying basic trend of unemployment.

<sup>3</sup> Wisconsin Department of Workforce Development, September 23, 2010 Press Release. Web. 6 October. 2010. ([http://dwd.wisconsin.gov/dwd/newsreleases/ui\\_local\\_default.pdf](http://dwd.wisconsin.gov/dwd/newsreleases/ui_local_default.pdf)).

The industry groups in Table T-7 differ from those in Table 18 of the comprehensive plan. Data in Table 18 of the comprehensive plan is based on the Standard Industry Classification (SIC) system<sup>4</sup> and the data in Table T-7 is based on the North American Industry Classification System (NAICS). The SIC system was used for Table 18 because historical employment data is only available in this form.

As shown in Table T-8, in 2009, the median earnings of workers employed in Washington County was \$45,308. This figure was 114 percent of the State average (\$39,775). Jobs in information provided the highest median earnings in the County at \$60,839 while jobs in agriculture, forestry, fishing and hunting provided the lowest median earnings in the County at \$17,006.

**Table T-7**  
**PRIVATE AND GOVERNMENT EMPLOYMENT BY INDUSTRY GROUP IN WASHINGTON COUNTY: 2004-2008**

| Industry Group (NAICS) <sup>a</sup>              | Former SIC Industry Group <sup>b</sup>   | 2004                |                 | 2008                |                 | Percent Change<br>2004-2008 |
|--|--|---------------------|-----------------|---------------------|-----------------|-----------------------------|
|  |  | Number              | Percent         | Number              | Percent         |                             |
| <b>Private Employment</b>                        |  |                     |                 |                     |                 |                             |
| Forestry, fishing, related activities, and other | Agricultural, forestry, and fishing  | 44                  | 0.1             | 97                  | 0.1             | 120.5                       |
| Mining   | Mining   | 77                  | 0.1             | 79                  | 0.1             | 2.6                         |
| Utilities  | Transportation, communication, electric, gas, and sanitary services                        | -- <sup>c</sup>     | -- <sup>c</sup> | -- <sup>c</sup>     | -- <sup>c</sup> | -- <sup>c</sup>             |
| Construction                                     | Construction   | 4,404               | 6.8             | 4,179               | 6.1             | -5.1                        |
| Manufacturing                                    | Manufacturing  | 14,178              | 22.0            | 13,745              | 20.0            | -3.1                        |
| Wholesale trade                                  | Wholesale trade  | 3,232               | 5.0             | 3,315               | 4.8             | 2.6                         |
| Retail trade                                     | Retail trade   | 7,848               | 12.2            | 8,429               | 12.3            | 7.4                         |
| Transportation and warehousing                   | Transportation, communication, electric, gas, and sanitary services                        | -- <sup>c</sup>     | -- <sup>c</sup> | -- <sup>c</sup>     | -- <sup>c</sup> | -- <sup>c</sup>             |
| Information                                      | Services   | 641                 | 1.0             | 932                 | 1.4             | 45.4                        |
| Finance and insurance                            | Finance, insurance, and real estate  | 2,669               | 4.2             | 3,335               | 4.9             | 25.0                        |
| Real estate and rental and leasing               | Finance, insurance, and real estate  | 1,618               | 2.5             | 2,548               | 3.7             | 57.8                        |
| Professional and technical services              | Services   | 2,338               | 3.6             | 2,316               | 3.4             | -0.9                        |
| Management of companies and enterprises          | Services   | 97                  | 0.2             | 92                  | 0.1             | -5.4                        |
| Administrative and waste services                | Services   | 2,650               | 4.1             | 2,988               | 4.4             | 12.8                        |
| Educational services <sup>d</sup>                | Services   | 613                 | 1.0             | 718                 | 1.0             | 17.1                        |
| Health care and social assistance                | Services   | 5,349               | 8.3             | 5,982               | 8.7             | 11.8                        |
| Arts, entertainment, and recreation              | Services   | 1,186               | 1.9             | 1,320               | 1.9             | 11.3                        |
| Accommodation and food services                  | Services; Retail trade   | 4,297               | 6.7             | 4,779               | 7.0             | 11.2                        |
| Other services, except public administration     | Services   | 3,951               | 6.1             | 4,122               | 6.0             | 4.3                         |
| Farm employment                                  | Agricultural, forestry, and fishing  | 1,230               | 1.9             | 1,102               | 1.6             | -10.4                       |
| Subtotal <sup>e</sup>                            | --   | 58,586              | 91.0            | 62,620              | 91.3            | 6.9                         |
| <b>Government and Government Enterprises</b>     |  |                     |                 |                     |                 |                             |
| Federal, civilian                                | Public Administration; Transportation, communication, electric, gas, and sanitary services | 258                 | 0.4             | 277                 | 0.4             | 7.4                         |
| Military   | Public Administration  | 404                 | 0.6             | 381                 | 0.6             | -5.7                        |
| State government                                 | Public Administration  | 261                 | 0.4             | 280                 | 0.4             | 7.3                         |
| Local government                                 | Public Administration  | 4,853               | 7.5             | 5,013               | 7.3             | 3.3                         |
| Subtotal   | --   | 5,776               | 9.0             | 5,951               | 8.7             | 3.0                         |
| <b>Total</b>                                     | --   | 64,362 <sup>f</sup> | 100.0           | 68,571 <sup>f</sup> | 100.0           | 6.5                         |

<sup>a</sup> American Industry Classification System.

<sup>b</sup> SIC Industry Groups are detailed in Appendix C of Washington County's comprehensive plan.

<sup>c</sup> Detailed data is not available at the County level; however, the utilities and transportation and warehousing industry groups combined total 2,542 jobs and 3.7 percent of the total jobs located in the County.

<sup>d</sup> The educational service category includes those employed by private schools and colleges. Public school employees are included in the local government category.

<sup>e</sup> Subtotal includes the sum of utilities, and transportation and warehouse industry jobs.

<sup>f</sup> Includes Washington County only. Total does not include that part of the Village of Newburg located in Ozaukee County or that part of the City of Hartford located in Dodge County.

Source: U.S. Bureau of Economic Analysis and Washington County.

<sup>4</sup> The SIC industrial classification system is shown in greater detail in Appendix C of Washington County's comprehensive plan.

### Farm Employment and Farm Proprietorship

Trends in the number of people employed through farming in the region from 2001 to 2008 are summarized in Table T-9. Trends in the number of farm proprietors in the region from 2001 to 2008 are summarized in Table T-10. Overall farm employment trends in Washington County from 2001 to 2008, including both the number of people employed through farming and the number of farm proprietors, is displayed in Figure T-3. All counties within the region have experienced a decrease in overall farm employment from 2001 to 2008. Washington County experienced a 7.5 percent decrease in the number of people employed through farming which was the fourth-highest decrease in the seven-county region.

**Table T-8**  
**EMPLOYMENT AND MEDIAN EARNINGS BY**  
**INDUSTRY GROUP IN WASHINGTON COUNTY: 2009**

| Industry Group   | Number | Percent         | Median Earnings (dollars) <sup>a</sup> |
|--|--------|-----------------|--|
| Agriculture, forestry, fishing and hunting               | 1,069  | 1.5             | 17,006                                 |
| Mining, quarrying, and oil and gas extraction            | 0      | --              | --                                     |
| Construction   | 4,881  | 7.0             | 48,911                                 |
| Manufacturing  | 16,386 | 23.4            | 48,340                                 |
| Wholesale trade  | 2,553  | 3.6             | 42,198                                 |
| Retail trade   | 7,332  | 10.5            | 41,751                                 |
| Transportation and warehousing                           | 2,565  | 3.7             | 48,833                                 |
| Utilities  | 493    | 0.7             | 60,336                                 |
| Information  | 1,074  | 1.5             | 60,839                                 |
| Finance and insurance                                    | 3,424  | 4.9             | 58,853                                 |
| Real estate and rental and leasing                       | 930    | 1.3             | 52,365                                 |
| Professional, scientific, and technical services         | 3,151  | 4.5             | 52,962                                 |
| Management of companies and enterprises                  | 38     | -- <sup>b</sup> | -- <sup>b</sup>                        |
| Administrative and support and waste management services | 2,709  | 3.9             | 42,273                                 |
| Educational services                                     | 5,419  | 7.7             | 48,638                                 |
| Health care and social assistance                        | 9,569  | 13.7            | 34,713                                 |
| Arts, entertainment, and recreation                      | 745    | 1.1             | 22,163                                 |
| Accommodation and food services                          | 3,421  | 4.9             | 19,063                                 |
| Other services except public administration              | 2,838  | 4.0             | 33,644                                 |
| Public administration <sup>c</sup>                       | 1,499  | 2.1             | 50,691                                 |
| Total  | 70,096 | 100.0           | 45,308                                 |

<sup>a</sup> 2009 inflation-adjusted dollars for the full-time, year-round civilian employed population 16 years and over.

<sup>b</sup> Too few sample observations were available to compute an estimate.

<sup>c</sup> Includes the executive, legislative, judicial, administrative and regulatory activities of Federal, State, local, and international governments.

Source: U.S. Bureau of the Census and Washington County.

**Table T-9**  
**NUMBER OF PEOPLE EMPLOYED THROUGH FARMING IN SOUTHEASTERN WISCONSIN: 2001-2008<sup>a</sup>**

| County     | Number Employed 2001 | Number Employed 2002 | Number Employed 2003 | Number Employed 2004 | Number Employed 2005 | Number Employed 2006 | Number Employed 2007 | Number Employed 2008 | Change from 2001 -2008 |         |
|------------|----------------------|----------------------|----------------------|----------------------|----------------------|----------------------|----------------------|----------------------|------------------------|---------|
|            |                      |                      |                      |                      |                      |                      |                      |                      | Number                 | Percent |
| Kenosha    | 602                  | 594                  | 611                  | 597                  | 600                  | 573                  | 587                  | 589                  | -13                    | -2.2    |
| Milwaukee  | 116                  | 107                  | 117                  | 115                  | 120                  | 115                  | 121                  | 120                  | 4                      | 3.4     |
| Ozaukee    | 697                  | 681                  | 689                  | 662                  | 653                  | 613                  | 617                  | 618                  | -79                    | -11.3   |
| Racine     | 946                  | 910                  | 940                  | 913                  | 907                  | 855                  | 866                  | 869                  | -77                    | -8.1    |
| Walworth   | 1,259                | 1,212                | 1,241                | 1,219                | 1,224                | 1,172                | 1,202                | 1,205                | -54                    | -4.3    |
| Washington | 1,191                | 1,153                | 1,177                | 1,145                | 1,141                | 1,081                | 1,098                | 1,102                | -89                    | -7.5    |
| Waukesha   | 1,029                | 1,005                | 991                  | 926                  | 888                  | 811                  | 793                  | 794                  | -235                   | -22.8   |
| Region     | 5,840                | 5,662                | 5,766                | 5,577                | 5,533                | 5,220                | 5,284                | 5,297                | -543                   | -9.3    |

<sup>a</sup> Farm employment is the number of workers engaged in the direct production of agricultural commodities, either livestock or crops; whether as a sole proprietor, partner, or hired laborer.

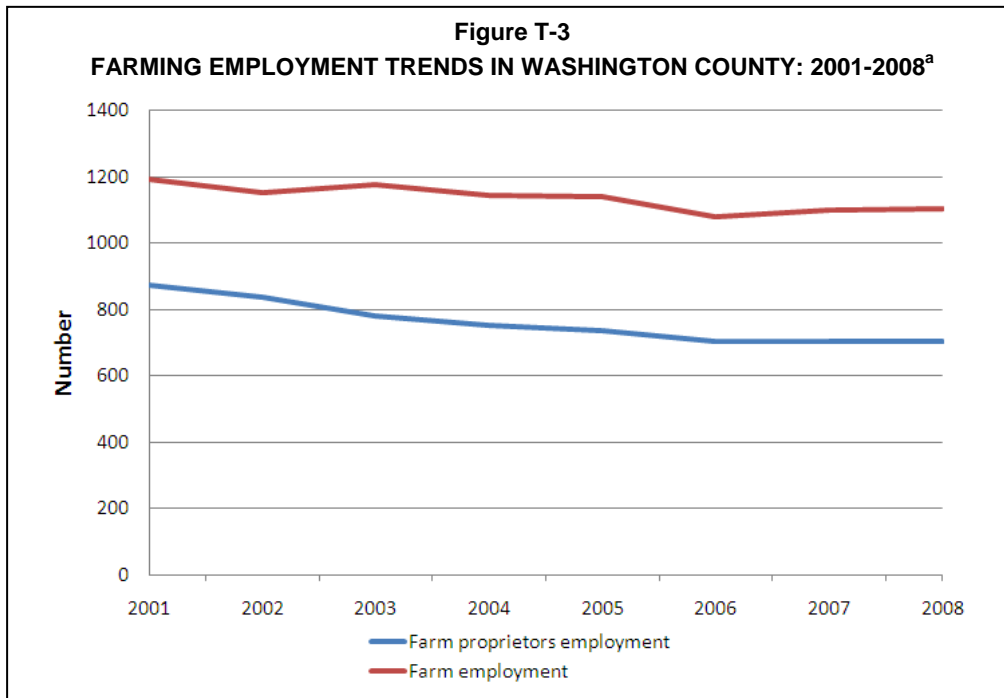
Source: U.S. Bureau of Economic Analysis (NAICS data) and Washington County.

**Table T-10**  
**NUMBER OF FARM PROPRIETORS IN SOUTHEASTERN WISCONSIN: 2001-2008<sup>a</sup>**

| County     | Number of Proprietors 2001 | Number of Proprietors 2002 | Number of Proprietors 2003 | Number of Proprietors 2004 | Number of Proprietors 2005 | Number of Proprietors 2006 | Number of Proprietors 2007 | Number of Proprietors 2008 | Change from 2001 -2008 |         |
|------------|----------------------------|----------------------------|----------------------------|----------------------------|----------------------------|----------------------------|----------------------------|----------------------------|------------------------|---------|
|            |                            |                            |                            |                            |                            |                            |                            |                            | Number                 | Percent |
| Kenosha    | 442                        | 433                        | 405                        | 390                        | 382                        | 367                        | 368                        | 368                        | -74                    | -16.7   |
| Milwaukee  | 72                         | 68                         | 68                         | 66                         | 68                         | 67                         | 70                         | 69                         | -3                     | -4.2    |
| Ozaukee    | 515                        | 507                        | 474                        | 453                        | 440                        | 419                        | 417                        | 417                        | -98                    | -19.0   |
| Racine     | 637                        | 622                        | 588                        | 573                        | 566                        | 547                        | 551                        | 552                        | -85                    | -13.3   |
| Walworth   | 931                        | 911                        | 859                        | 838                        | 827                        | 801                        | 809                        | 810                        | -121                   | -13.0   |
| Washington | 872                        | 839                        | 782                        | 754                        | 736                        | 705                        | 704                        | 705                        | -167                   | -19.2   |
| Waukesha   | 759                        | 746                        | 687                        | 646                        | 620                        | 581                        | 571                        | 571                        | -188                   | -24.8   |

<sup>a</sup> Farm self-employment is defined as the number of non-corporate farm operators, consisting of sole proprietors and partners. A farm is defined as an establishment that produces, or normally would be expected to produce, at least \$1,000 worth of farm products--crops and livestock--in a typical year. Because of the low cutoff point for this definition, the farm self-employment estimates are effectively on a full-time and part-time basis. The estimates are consistent with the job-count basis of the estimates of wage and salary employment because farm proprietors are counted without regard to any other employment. Also referred to as farm self-employment.

Source: U.S. Bureau of Economic Analysis (NAICS data) and Washington County.



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Farm employment is the number of workers engaged in the direct production of agricultural commodities, either livestock or crops; whether as a sole proprietor, partner, or hired laborer.

Source: U.S. Bureau of Economic Analysis (NAICS data) and Washington County.

## PART 2: POPULATION, HOUSEHOLD, AND EMPLOYMENT PROJECTIONS

The projection of future population, household, and employment levels is essential to properly design a farmland preservation plan for the future of agricultural preservation in the County. The future demand for land, housing, transportation facilities, and other supporting community facilities and amenities depends directly on future population, household, and employment levels.

### Population and Household Projections<sup>5</sup>

#### *Projections Under the Regional Land Use Plan*

Population and household projections for the year 2035 were prepared by the Southeastern Wisconsin Regional Planning Commission (SEWRPC) in 2004-2005. Under the Regional Land Use Plan, the projected population for Washington County in 2035 is 157,265 persons (see Table 19 in Washington County's comprehensive plan). This is a projected increase of 39,769 persons, or about 34 percent, over the 2000 population level of 117,496.

Changes in the number and size of households will accompany changes in the size of the resident population. Taking the assumptions from the regional land use plan into consideration with the projected average household size of 2.45 persons per household, the projected number of households for Washington County in 2035 is 62,849. This is a projected increase of 19,006 households, or about 43 percent, over the 43,843 households in 2000.

#### *Projections Selected by Local Governments*

Local governments in Washington County developed population and household projections for 2035 to use in local comprehensive plans that refine the systems level projections developed by SEWRPC for the Region and County. These projections form the basis used to plan for land use, housing, transportation, utilities, and other community facilities for each local comprehensive plan through the planning design year of 2035. The resultant population projection was 184,512 persons for Washington County<sup>6</sup> in 2035. This is a projected increase of 67,016 persons, or about 57 percent, over the 2000 population level of 117,496.

<sup>5</sup> See Chapter II of Washington County's comprehensive plan for details on how projections were determined.

<sup>6</sup> Includes the portions of the City of Hartford and Village of Newburg that extend outside of Washington County.



Using the projected average household size (as determined by local governments) of 2.54 persons per household, the population projection selected by local governments would result in 74,587 households in Washington County in 2035. This is a projected increase of 30,744 households, or about 70 percent, over the 43,843 households in 2000. The final population and household projections chosen by each local government for use in preparing local comprehensive plans is set forth in Table 25 of Washington County’s comprehensive plan.

### **Employment Projections**

Future employment levels in the County are expected to be strongly influenced by the strength of the regional economy relative to the rest of the State and Nation. The Regional Planning Commission’s economic study, *The Economy of Southeastern Wisconsin*, concluded that the regional economy is unlikely to significantly increase or decrease in strength relative to the State or Nation over the projection period of 2000 to 2035.

### **Washington County**

Projections of total employment for Washington County were prepared within the framework of the regional employment projection largely on the basis of trend analysis. The number of jobs by industry group in 2000 and the projected number of jobs in 2035 are shown in Table 169 of Washington County’s comprehensive plan. The total number of jobs is projected to increase by 17,170 jobs, or by about 28 percent. Most of the job growth is expected to occur in the “General” category, which includes service jobs and jobs in finance, insurance, and real estate. The “Other” category, which includes agricultural, agricultural services, forestry, mining, and unclassified jobs is projected to experience a decline of 156 jobs or by about 7 percent.

### **Southeastern Wisconsin**

As noted above, employment projections for Washington County were developed as part of the regional land use planning program. More detailed employment projections for specific industry sectors were developed for the seven-county region than for the individual counties. Projected regional employment trends on an industry-by-industry basis are summarized in Table 170 of Washington County’s comprehensive plan.

The region is projected to experience an increase of 4,500 jobs in the “Other”<sup>7</sup> category, which includes agricultural service jobs but not agricultural<sup>8</sup> jobs. Agricultural jobs are projected to decline in the region by 1,200 jobs (20 percent) between 2000 and 2035.

While the agricultural sector constitutes a small and declining share of the regional economy, it still constitutes a viable economic sector. Wisconsin agriculture is expected to hold a comparative advantage in the dairy and vegetable segments. However, due to continued technological advances in genetics and mechanization, cost pressures from national and global competition, and modern management practices, the employment levels in agriculture may be expected to decline. The continued conversion of farmland to urban uses may also be expected to reduce agricultural employment in the Region.



Wisconsin agriculture is expected to hold a comparative advantage in the dairy and vegetable sectors.



Technological advances in genetics and mechanization, competition, and modern management practices, may result in decreased agricultural employment.

<sup>7</sup> The “Other” category includes jobs in agricultural services (crop services, veterinary services, and landscaping services), forestry, commercial fishing, mining, and unclassified jobs.

<sup>8</sup> The “Agricultural” industry includes establishments (e.g., farms, orchards, greenhouses, nurseries) primarily engaged in the production of crops, plants, and trees, excluding forestry operations. It also includes establishments (e.g., farms, dairies, feedlots, egg production facilities) primarily engaged in raising livestock for sale or for the sale of livestock products.

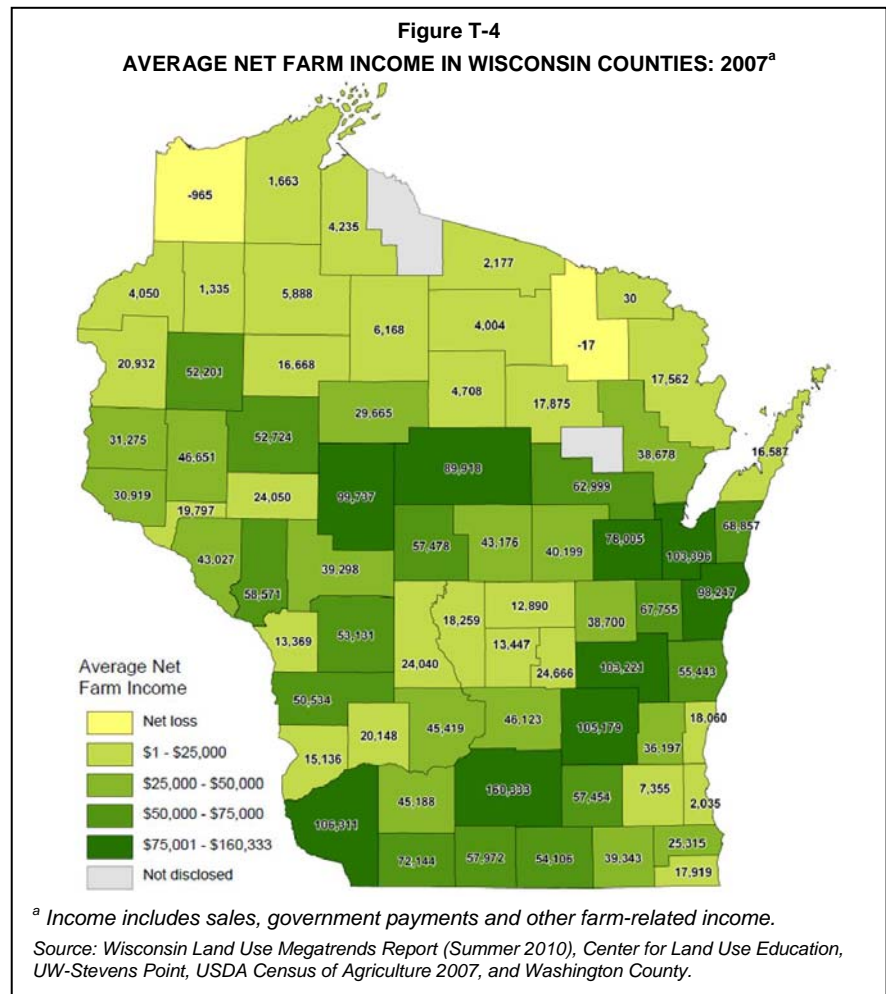


## Farm Income

Figure T-4 depicts average net farm income, including sales, government payments, and other farm-related income, for Wisconsin counties in 2007. A vast majority of counties in the State had a positive average net farm income. However, counties with a positive average net farm income may have contained individual farms whose net incomes were not positive. The average net farm income per farm in Washington County was \$36,197 in 2007.<sup>9</sup>

## Farm Demographics

The status of agriculture has evolved over recent years. As a whole, farm operators are getting older and are less likely to participate in farming as a full-time occupation. Between 1982 and 2007, the average age of principal farm operators in Washington County increased from 50 to 56. Nearly 30 percent of principle operators in Washington County are age 65 or older – a typical retirement age among other professions. More than half are age 55 or older.



In Washington County, the number of principal farm operators reporting farming as their primary occupation declined from 552 in 2002 to 437 in 2007 or by 21 percent over the last five years. This is likely due to a combination of factors, including difficulty covering operational expenses on small and mid-sized farms, a desire for more stable wages and health insurance, and an increase in residential-lifestyle farms.

In 2007, the majority of farms in Washington County, 98 percent, were owned by family or individual organizations, partnerships, or family-held corporations. Most continue to rely heavily on family labor. Slightly more than a quarter (28 percent) of Washington County farms employ hired labor. In 2007, 231 farms in Washington County employed 1,198 hired workers for a total payroll of \$12,491,000. Of these farms, 13 (6 percent) reported hiring migrant labor.<sup>10</sup> An emerging trend since 2000 is the presence of immigrant labor on dairy farms. Roughly 40 percent of hired workers on Wisconsin dairy farms are recent immigrants, primarily of Hispanic descent.<sup>11</sup>

In contrast to the hired labor force, diversity among principal farm operators in Washington County is relatively low. More than 99 percent of principal farm operators report their race as Caucasian. Sixteen percent of principal farm operators are women, an increase of 6 percent from 2002 to 2007. Women comprised 31 percent of all farm operators in 2007, a decrease of 4 percent since 2002.

<sup>9</sup> Wisconsin Land Use Megatrends Report. Center for Land Use Education (CLUE), UW-Stevens Point (Summer 2010).

<sup>10</sup> USDA, Census of Agriculture. 2007, 2002, 1982.

<sup>11</sup> Harrison, Jill, et. al. 2009. Overview of Immigrant Workers on Wisconsin Dairy Farms. Program on Agricultural Technology Studies.

