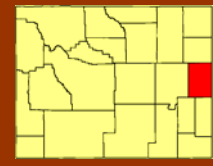


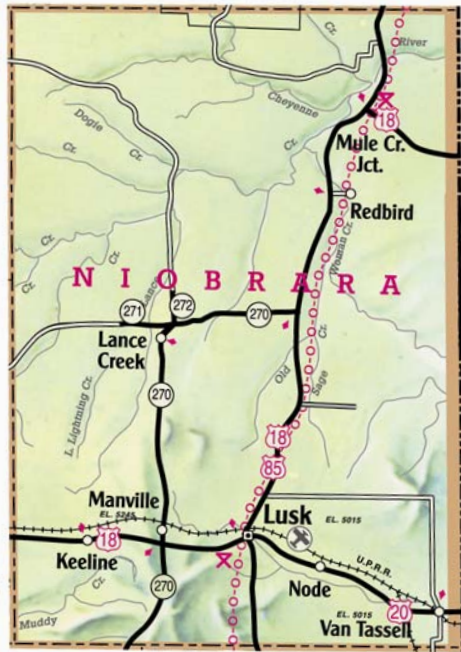
# Niobrara County, Wyoming

## County Profile



**2007 Population:** 2,260  
**Land Area:** 2,626 sq. mi.  
**Persons per sq. mi.:** 0.86  
**County Seat:** Lusk  
 (pop. 1,338)

Source: Wyoming Economic Analysis Division, July 2007



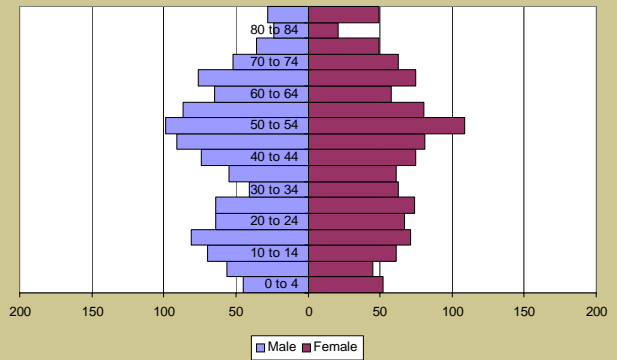
## Population Distribution

Age	2005 estimate
<19	481
20-34	373
35-54	645
55-74	556
75+	207

Median Age 45.3

Source: US Census Bureau

## 2007 Distribution by Age by Sex



Source: US Census Bureau

## Cost of Living Index

Overall	88
Food	96
Housing	75
Apparel	104
Transportation	102
Medical	105
Recreation & Personal Care	98

Source: State of Wyoming Economic Analysis Division  
Prices as of January 9, 10, 11 2008

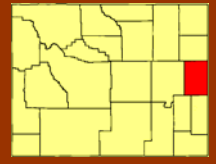
## Household Income

	2006 estimate
Per Capita Personal Income	\$33,486
Average Price of Single-Family Home	\$81,420

Source: US Bureau of Economic Analysis  
A Profile of Wyoming Demographics, Economics and Housing - August 2007 ([www.wyomingcda.com](http://www.wyomingcda.com))

# Niobrara County, Wyoming

## County Profile



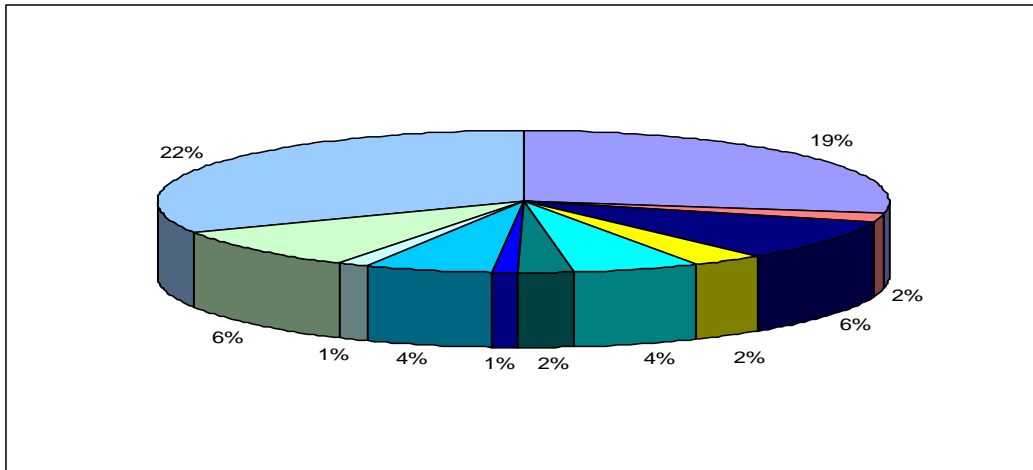
### Employment by Industry

Total employment		1,801	
Farm employment	336	19%	
Forestry, fishing, related activities, and other 3/	#		
Mining	#		
Utilities	#		
Construction	#		
Manufacturing	29	2%	
Wholesale trade	#		
Retail Trade	#		
Transportation and warehousing	113	6%	
Information	#		
Finance and insurance	39	2%	
Real estate and rental and leasing	68	4%	
Professional and technical services	#		
Management of companies and enterprises	#		
Administrative and waste services	32	2%	
Educational services	11	1%	
Health care and social assistance	69	4%	
Arts, entertainment, and recreation	18	1%	
Accommodation and food services	116	6%	
Other services, except public administration	#		
Government and government enterprises	394	22%	

Source: U.S. Census Bureau

# Not shown to avoid disclosure of confidential information, but the estimates for this item are included in the totals.

\$ Less than 10 jobs, but the estimates for this item are included in the totals.



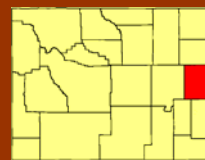
### Unemployment

Labor Force	1,236
Employed	1,190
Unemployed	46
<b>Unemployment Rate</b>	<b>3.7%</b>

Source: Wyoming Labor Market Information, June 2008

# Niobrara County, Wyoming

## County Profile



### Median Salaries

#### Unskilled

Crater/Packer II	\$19,760
Light Assembler II	\$20,078
Material Handler II	\$21,170
Packer/Packager, Hand	\$17,224

#### Semi-Skilled

Crushing, Grinding, and Mixing Machine Operation	\$19,644
Heavy Assembler II	\$25,097
Machine Tool Cutting Operator/Tender	\$21,110
Punch Press Operator	\$23,502

#### Skilled

Assembly Supervisor	\$44,513
Machinist II	\$31,019
Intermediate Tool & Die Maker	\$35,662
Welder II	\$29,396

#### Technical

Electric/Electronics Technician II	\$31,866
Electrician I	\$28,395
PC Maintenance Technician II	\$37,223
Telecommunications Technician II	\$33,772

#### Information Technology

Database Administrator	\$62,348
Mainframe Programmer II	\$44,797
Programmer I	\$37,495
Webmaster	\$49,344

#### Clerical

Account Representative	\$20,877
Customer Service Representative II	\$26,431
Receptionist	\$19,884
Telemarketer	\$22,169

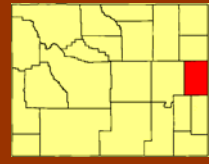
#### Professional

Employment Manager	\$60,449
Materials Manager	\$58,852
Payroll Administrator	\$34,523
Production Control Manager	\$57,031

Source: [www.salary.com](http://www.salary.com)

# Niobrara County, Wyoming

## County Profile



### Major Employers

	Company	Employees	Product/Service
1.	Niobrara School District	120	Education
2.	Union Pacific Railroad	100	Railroad
3.	Wyoming Women's Center	83	Correction Facility
4.	Niobrara County	53	Government Services
5.	Town of Lusk	22	Government Services
6.	Niobrara Rural Electric Assoc.	18	Utility

Source: Northeast Wyoming Economic Development Coalition

### Education (2006-2007)

Niobrara County School District Enrollment	364
Average Student Teacher Ratio	10.7:1
Graduation Rate	85.3%
Expenditures per Average Daily Membership	\$18,209

Source: Wyoming Department of Education

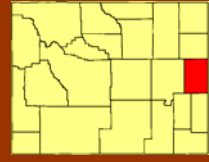
### Higher Education Facilities (2007)

Facility	Enrollment
Eastern Wyoming College - Torrington, WY ( <a href="http://www.ewc.wy.edu">www.ewc.wy.edu</a> )	1,435
University of Wyoming - Laramie, WY ( <a href="http://www.uwyo.edu">www.uwyo.edu</a> )	13,223

Source: Wyoming Community College Commission, University of Wyoming

# Niobrara County, Wyoming

## County Profile

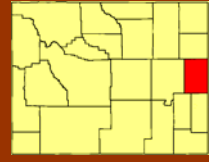


### Telecommunications

<b>Net Wright LLC</b> P.O. Box 1747 Riverton, WY 82501 Phone: 307.857.5800 Fax: 307.857.1053 Website: <a href="http://www.netwright.net">www.netwright.net</a>	Service area: Lusk Internet Service: ATM DS3 (45 MB), ATM IMA (3 to 12 MB), ATM T-1
<b>OneWest.net</b> 937 W Main Street Riverton, WY 82501 Phone: 866-ONE-WEST Fax: 307-856-1499 Website: <a href="http://www.onewest.net">www.onewest.net</a>	Service area: Lusk Internet Service: DSL Web Management: Web Hosting
<b>Qwest Communications</b> 103 North Durbin, Room 1 Casper, WY 82601 Phone: 307.234.1107 Fax: 307.235-2618 Website: <a href="http://www.qwest.com">www.qwest.com</a>	Service area: Lusk, Manville, Van Tassell Telephone Service: Local and Long Distance, Private Line Internet Service: 56& 64 Data Connections, ATM, Centrex, Digital Switched Services, DSL, Frame Relay, ISDN-BRI, ISDN-PRI, PBX, Redundancy, T-1 Web Management: Web Hosting
<b>Visionary</b> P.O. Box 2799 Gillette, WY 82717 Phone: 888.682.1884 Fax: 307.682.2519 Website: <a href="http://www.vcn.com">www.vcn.com</a>	Service area: Lusk Internet Service: DSL, T-1 Web Management: Web Hosting
<b>Wyoming.com</b> 937 West Main Street Riverton, WY 82501 Phone: 800.588.3304 Website: <a href="http://www.wyoming.com">www.wyoming.com</a>	Service area: Lusk Internet Service: DSL, Wireless, T-1, Frame Relay Web Management: Web Hosting, Web Design

# Niobrara County, Wyoming

## County Profile



### Power Cost

	Industrial	Commercial	Residential
<b>Niobrara Electric Coop.</b> 3951 U.S. Highway 20 P.O. Box 697 Lusk, WY 82225-0697 (307) 334-3221	\$0.0761	\$0.0727	\$0.0982

Source: Wyoming Public Service Commission, 2004

### Transportation

#### Airports

##### Lusk Municipal (LSK)

3 miles east of Lusk

Runway: 5,058 x 75 ft., asphalt

Fixed Base Operators: yes

##### Western Nebraska Regional/ William B. Heilig Field

3 miles east of Scottsbluff, NE

Fixed Base Operators: Valley Airways

Runways: 8,002 x 150 ft., asphalt

8,279 x 150 ft., asphalt

#### Highways

Distance from Lusk to I-25 = 41.91 miles

U.S. Highway 18

U.S. Highway 20

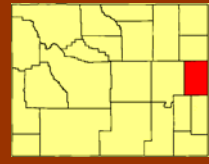
U.S. Highway 85

#### Railroad

Union Pacific

# Niobrara County, Wyoming

## County Profile

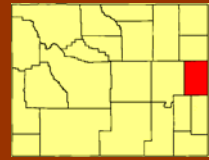


### Workforce Training

- Wyoming Department of Workforce Services offers employers up to \$4,000 per employee for training.  
<http://wyomingworkforce.org/how/wdftp.aspx>
- Quick Start  
Wyoming is the first state approved to license the State of Georgia's Quick Start program. The Wyoming Business Council and the Wyoming Community Colleges are partnering to provide training in:
  - Customer Service
  - Manufacturing
  - Warehousing and Distribution<http://www.wyomingbusiness.org>

### State Incentives

- No corporate state income tax.
- No personal state income tax.
- Community Development Block Grants administered by Wyoming Business Council. ([www.wyomingbusiness.org](http://www.wyomingbusiness.org))
  - Provides grants to local governments for community and economic development projects.
  - Provides convertible loans to grants based on job creation.
- Partnership Challenge Loan Program administered by Wyoming Business Council.
  - Provides low interest loans to community development organizations.
  - Provides gap financing for projects with the Wyoming Business Council participating with a commercial lender.
- Industrial Development Revenue Bonds. Cities and counties may issue tax-exempt bonds to provide financing for manufacturing.



### Taxes

- No corporate state income tax.
- No personal state income tax.
- No inventory tax.
- Niobrara County has a 6% sales and use tax (statewide base of 4% plus 1% optional county tax plus 1% capital facilities tax).  
*Source: Wyoming Department of Revenue, Excise Division (April 2008)*
- Unemployment Insurance - taxable base rate of \$20,100. Tax rates by industry grouping - WY Dept. of Employment.  
(<http://wydoe.state.wy.us/doe.asp?ID=831>)
- Workers' Compensation- rates vary by occupation and can be found at <http://wydoe.state.wy.us/doe.asp?ID=803>
- Property taxes. Average tax rate in Niobrara County is 7.1000%  
*Source: Wyoming Department of Revenue, Ad Valorem Division (September 2007)*

#### Tax computation:

Fair Market Value of Property \* Level of Assessment (9.5% for Residential and Commercial Property) \* Tax Rate

**Example:** Tax on a commercial facility valued at \$1,000,000 is as follows:  $\$1,000,000 \times 0.095 = \$95,000 \times 0.071000 = \$6,745$ .

State assesses agricultural lands at 9.5% of agricultural value, residential and commercial at 9.5% and Industrial at 11.5% of fair market value.