

SEWRPC Community Assistance Planning Report No. 295
A COMPREHENSIVE PLAN FOR THE TOWN OF POLK: 2035

Chapter III

POPULATION, HOUSEHOLD, AND EMPLOYMENT TRENDS AND PROJECTIONS

PART 1: EXISTING POPULATION, HOUSEHOLD, AND EMPLOYMENT LEVELS

Information on the size, characteristics, and distribution of population, household, and employment levels in Washington County and in the Town of Polk assists in preparing projections that will anticipate changes in these factors over time, which is essential to the comprehensive planning process. 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 Town. Part 1 of this chapter provides information on existing and historical population, household, and employment levels. Population and household projections for the year 2035, which were used to design the plan presented later in this report, are presented in Part 2 of this chapter. Employment projections are presented in Chapter X.

Much of the historical demographic data in this chapter is from the U. S. Bureau of the Census. Census data are collected every ten years and are derived from both short and long form questionnaires. The short form is sent to every household and provides a complete count of all persons, and certain selected characteristics of all persons, living in the United States. Data tabulations derived from the short form are referenced as Summary File 1 Data. The long form is sent to one of every six households. Data tabulations derived from the long form are referenced as Summary File 3 Data. Data from Summary File 1 are more reliable than data from Summary File 3, due to sampling-related errors present in the Summary File 3 tabulations; however, Summary File 3 includes a wider range of population, housing, and income characteristics and, in some cases, is the only source available for certain information. If available, Summary File 1 data were used to prepare this chapter. Data relating to education, housing, and income are from Summary File 3.

POPULATION

Population Trends

Washington County has experienced an increase in population in each decade since 1890. Between 1940 and 1980 the County experienced a rapid rate of increase in population, followed by a growth rate of about 12 percent between 1980 and 1990 and by about 23 percent between 1990 and 2000. The County had 117,493 residents in 2000. The County population is expected to increase to 157,265 persons, an increase of about 34 percent, between 2000 and 2035.

Population changes in Washington County communities between 1980 and 2000, and 2005 population estimates from the Wisconsin Department of Administration (DOA), are set forth in Table III-1. Between 1990 and 2000, about 29 percent of the County's population growth occurred in cities, about 28 percent occurred in towns, and about 43 percent occurred in villages. In 2000, about 33 percent of the County's population lived in cities, about 40 percent lived in towns, and about 27 percent lived in villages.

Table III-1
POPULATION TRENDS IN WASHINGTON COUNTY
COMMUNITIES: 1980-2005

Community	Year				Change 1990-2000	
	1980	1990	2000	2005 ^a	Number	Percent
Towns						
Addison	2,834	3,051	3,341	3,546 ^b	290	9.5
Barton	2,493	2,586	2,546	2,616	-40	-1.5
Erin	2,455	2,817	3,664	3,879	847	30.1
Farmington.....	2,386	2,523	3,239	3,497	716	28.4
Germantown	267	258	278	269	20	7.8
Hartford.....	3,269	3,243	4,031	4,016	788	24.3
Jackson.....	3,180	3,172	3,516	3,767	344	10.8
Kewaskum	1,243	1,139	1,119	1,141	-20	-1.8
Polk.....	3,486	3,540	3,938	3,988	398	11.2
Richfield	8,390	8,993	10,373	11,336	1,380	15.3
Trenton	3,914	3,967	4,440	4,677	473	11.9
Wayne.....	1,471	1,374	1,727	1,932	353	25.7
West Bend	3,588	4,165	4,834	4,856	669	16.1
Villages						
Germantown	10,729	13,658	18,260	19,189	4,602	33.7
Jackson.....	1,817	2,486	4,938	5,884	2,452	98.6
Kewaskum	2,381	2,514	3,274	3,689	760	30.2
Newburg ^b	783	958	1,119	1,162	161	16.8
Slinger.....	1,612	2,340	3,901	4,243	1,561	66.7
Cities						
Hartford ^c	7,159	8,188	10,905	12,728	2,717	33.2
West Bend	21,484	24,470	28,152	29,612	3,682	15.0
Washington County^d	84,848	95,328	117,493	125,940	22,165	23.2

^aThe 2005 population levels are estimates by the Wisconsin Department of Administration. All other years are from the U. S. Census.

^bIncludes that portion of the Village of Newburg located in Ozaukee County. There were 92 Newburg residents in Ozaukee County in 2000.

^cIncludes that portion of the City of Hartford located in Dodge County. There were 10 Hartford residents in Dodge County in 2000.

^dIncludes Washington County only.

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

The Town of Erin experienced the largest percentage increase in population, about 30 percent, of the 13 towns in the County between 1990 and 2000. Also between 1990 and 2000, the Towns of Farmington, Hartford, and Wayne experienced percentage increases in population ranging between 20 and 30 percent. The Town of Richfield experienced the largest gain in the number of new residents; increasing by 1,380 persons, or by about 15 percent.

Historical population levels in the Town of Polk from 1860 to 2000 are set forth in Table III-2. The Town's population declined from 2,457 residents in 1860 to 1,224 residents in 1940, with the largest single decade decline being attributable to the incorporation of the Village of Slinger in the late 1800s. The population then increased in each of the decades between 1940 and 1980, including an average increase of about 36 percent in each decade between 1960 and 1980, reaching a level of 3,486 residents in 1980. The Town's population continued to grow between 1980 and 2000, reaching a level of 3,938 residents in 2000. The 2005 DOA population estimate for the Town is 3,988, an increase of 50 residents from 2000.¹

Age Distribution

The age distribution of the population has important implications for planning and for the formation of public policies in the areas of education, health, housing, transportation, and economic development. In 2000, about 29 percent of the County population was under the age of 20; about 60 percent was between the ages of 20 and 64; and about 11 percent was age 65 and older. Over the planning period, the number and percentage of County residents in the age 65 and older category is expected to increase dramatically in both numbers (an increase of 25,113 persons) and percentage of the population (an increase to about 24 percent of the County's population).

Age distribution in the Town of Polk and in Washington County in 2000 is set forth in Table III-3. In the Town of Polk in 2000, children less than five years old numbered 218, or about 6 percent of the Town population, while children in the age group five through 19, inclusive, numbered 947, or about 24 percent of the population. Adults in the age group 20 through 64, inclusive, numbered 2,363, or about 60 percent of the Town population, and persons age 65 and older numbered 410, or about 10 percent of the population. The population distribution by age group in the Town was very similar to that in the County for the 20 to 64 age group; but there was a higher percentage of the Town population in the five through 19 age group and a lower percentage in the under five and 65 and older age groups. The median age in the Town of Polk in 2000 was 39 years, compared to a median age of 37 years in the County.

Racial Composition

Racial composition in the Town of Polk and in Washington County is set forth in Table III-4. The Town has a relatively homogeneous population. Almost 99 percent of the population, or 3,887 of the total 3,938 residents in 2000, were white. The percentage of whites in the Town was about equal to that in the County in 2000, but was higher than in the Region, where about 79 percent of the residents were white, and in the State of Wisconsin, where about 89 percent of the residents were white.

Educational Attainment

The level of educational attainment is one indicator of earning potential, which, in turn, influences such important choices as location, type, and size of housing. Educational attainment is also an indicator of the type of occupations the County workforce is most suited to fill. This information is useful for formulating strategies to retain and expand existing businesses in the County and to attract new businesses to the County over the planning period.

The educational attainment of residents at least 25 years of age for the County and each local government in 2000 is set forth in Table III-5. In 2000, nearly 89 percent of County residents, and nearly 94 percent of Town of Polk residents, at least 25 years of age, had attained a high school or higher level of education. These levels are higher than the educational attainment of the overall population of the seven-county Southeastern Wisconsin Region, where 84 percent of the population 25 years of age and older had attained this level of education as of 2000.

¹ *The January 1, 2007 DOA population estimate for the Town of Polk was 4,005 residents.*

Table III-2
HISTORIC POPULATION LEVELS IN THE
TOWN OF POLK^a: 1860-2000

Year	Population	Change From Preceding Census	
		Number	Percent
1860	2,457	--	--
1870	2,220	-237	-9.6
1880	1,679	-541	-24.4
1890	1,639	-40	-2.4
1900	1,554	-85	-5.2
1910	1,352	-202	-13.0
1920	1,162	-190	-14.1
1930	1,294	132	11.4
1940	1,224	-70	-5.4
1950	1,401	177	14.5
1960	2,090	689	49.2
1970	2,846	756	36.2
1980	3,486	640	22.5
1990	3,540	54	1.5
2000	3,938	398	11.2

^aThe Village of Slinger was originally incorporated as the Village of Schleisingerville in 1869. Its population was not separately reported in the Census of 1870, but was included in the population for the Town of Polk in that year. In 1921, the Village name was changed to Slinger.

Source: U. S. Bureau of the Census Bureau and SEWRPC.

Table III-3

POPULATION BY AGE GROUP AND MEDIAN AGE IN
 THE TOWN OF POLK AND WASHINGTON COUNTY: 2000

Age Group	Town of Polk		Washington County	
	Number	Percent	Number	Percent
Under 5	218	5.5	7,970	6.8
5 through 19	947	24.1	26,146	22.3
20 through 64	2,363	60.0	70,165	59.7
65 and Older	410	10.4	13,212	11.2
Total	3,938	100.0	117,493	100.0
Median Age	39.3	--	36.6	--

Source: U.S. Bureau of the Census and SEWRPC.

Table III-4

**RACIAL COMPOSITION OF RESIDENTS IN THE TOWN OF POLK
 AND WASHINGTON COUNTY: 2000**

Race ^a	Town of Polk		Washington County	
	Number	Percent	Number	Percent
White Alone.....	3,887	98.7	114,781	97.7
Black or African American Alone.....	8	0.2	465	0.4
American Indian and Alaska Native Alone	6	0.2	296	0.3
Asian Alone	6	0.2	674	0.6
Native Hawaiian and Other Pacific Islander Alone.....	5	0.1	35	..b
Some Other Race Alone	13	0.3	474	0.4
Two Or More Races	13	0.3	771	0.6
Total	3,938	100.0	117,496	100.0

^aThe Federal government does not consider Hispanic origin to be a race, but rather an ethnic group.

^bLess than 0.05 percent.

Source: U.S. Bureau of the Census and SEWRPC.

Table III-5

EDUCATIONAL ATTAINMENT OF PERSONS 25 YEARS OF AGE AND OLDER IN WASHINGTON COUNTY COMMUNITIES: 2000

Community	Less Than 9 th Grade		9 th to 12 th Grade No Diploma		High School Graduate		Some College or Associates Degree		Bachelor or Graduate Degree		Total Persons Age 25 and Older	
	Persons	Percent of Total	Persons	Percent of Total	Persons	Percent of Total	Persons	Percent of Total	Persons	Percent of Total	Persons	Percent of Total
Towns												
Addison	152	7.1	158	7.4	841	39.4	771	36.0	217	10.1	2,139	100.0
Barton	61	3.6	158	9.3	619	36.6	598	35.4	256	15.1	1,692	100.0
Erin.....	40	1.6	114	4.5	892	35.4	738	29.2	739	29.3	2,523	100.0
Farmington.....	109	5.1	148	6.9	926	43.3	629	29.4	328	15.3	2,140	100.0
Germantown.....	2	1.1	12	6.4	58	30.9	55	29.2	61	32.4	188	100.0
Hartford	104	4.0	128	4.9	961	36.6	1,031	39.3	399	15.2	2,623	100.0
Jackson.....	130	5.3	97	3.9	852	34.5	811	32.9	578	23.4	2,468	100.0
Kewaskum.....	63	8.1	50	6.4	343	43.9	222	28.5	103	13.1	781	100.0
Polk.....	30	1.2	123	5.0	1,000	40.2	772	31.0	562	22.6	2,487	100.0
Richfield	112	1.6	435	6.2	2,397	34.4	2,300	33.0	1,734	24.8	6,978	100.0
Trenton.....	176	5.9	246	8.3	1,195	40.1	804	27.0	558	18.7	2,979	100.0
Wayne.....	63	5.5	84	7.3	513	44.9	324	28.4	159	13.9	1,143	100.0
West Bend.....	180	5.2	244	7.0	956	27.4	1,102	31.5	1,011	28.9	3,493	100.0
Villages												
Germantown	301	2.5	714	5.8	3,515	28.8	4,081	33.5	3,585	29.4	12,196	100.0
Jackson	57	1.8	257	8.1	1,087	34.4	1,029	32.6	731	23.1	3,161	100.0
Kewaskum.....	154	7.5	173	8.4	848	41.4	558	27.2	315	15.5	2,048	100.0
Newburg ^a	25	3.6	51	7.3	269	38.6	244	35.1	107	15.4	696	100.0
Slinger	165	6.0	121	4.4	1,247	45.7	683	25.0	516	18.9	2,732	100.0
Cities												
Hartford ^b	473	6.8	566	8.1	2,559	36.7	2,306	33.0	1,077	15.4	6,981	100.0
West Bend.....	990	5.4	1,481	8.1	6,252	34.1	5,574	30.4	4,023	22.0	18,320	100.0
Washington County^c	3,382	4.4	5,356	6.9	27,308	35.1	24,606	31.7	17,057	21.9	77,709	100.0

^aIncludes that portion of the Village of Newburg located in Ozaukee County.

^bIncludes that portion of the City of Hartford located in Dodge County.

^cIncludes Washington County only.

Source: U. S. Bureau of the Census and SEWRPC.

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Nearly 54 percent of Town of Polk residents age 25 and older, and the same percentage of residents in Washington County and the seven-county region, had attended some college or earned either an associate, bachelor, or graduate degree. This level of education suggests that residents of the Town, and the County as a whole, are well suited for skilled employment such as management, professional, business, and financial occupations and skilled and high tech production positions. This factor is examined in greater detail in the Economic Development Element of this report (Chapter X).

HOUSEHOLDS

Household Trends

The number of households, or occupied housing units, is important to land use and public facility planning. Households directly influence the demand for urban land as well as the demand for transportation and other public facilities and services, such as public sewer, water, and parks. A household includes all persons who occupy a housing unit, which is defined by the Census Bureau as a house, apartment, mobile home, a group of rooms, or a single room that is occupied, or intended to be occupied, as separate living quarters.

The number of households and the average household size in Washington County and in each local government for 1980, 1990, and 2000 are set forth in Table III-6. There were 43,842 households in Washington County in 2000, with an average household size of 2.65 persons, compared to an average household size of 2.52 persons in the Region. There were 1,352 households in the Town of Polk, with an average household size of 2.89 persons. The average household size (the number of people living in each housing unit) is generally higher in areas where the predominant type of housing is single-family homes, as is the case in the Town of Polk, rather than in areas with a mix of single-family and multi-family housing.

As further shown in Table III-6, the number of households has, with few exceptions, increased in each local government and in the County in each decade. While the number of households has generally increased, the average number of persons per household has decreased in each local government and in the County between 1980 and 1990 and between 1990 and 2000. This trend has occurred throughout Wisconsin, and reflects the fact that family sizes (average number of children per family) have decreased and that unmarried persons have increasingly tended to establish their own households rather than to live with family.

Household Income²

The 1999 annual household incomes in Washington County and in each local government are set forth in Table III-7. The 1999 annual median income of all households in the County was \$57,033. The annual median household income in the Town of Polk in 1999 was \$62,933, which was \$5,900, or about 10 percent, higher than the 1999 annual median household income in the County. Median incomes tended to be higher in the towns than in cities and villages. This reflects the likelihood that persons with more modest or limited incomes would live in cities and villages, which tend to have a greater range of housing choices.

Although there is great economic prosperity in the County, a number of households have experienced annual incomes below the poverty level. In 1999, there were 1,628 households in the County with an annual income below the poverty level.³ There were 42 households in the Town of Polk living below the poverty level in 1999, or about 3.2 percent of all Town households.

²Households include persons who live alone; unrelated persons who live together, such as college roommates; and families. Persons not living in households are classified as living in group quarters, such as hospitals for the chronically ill, homes for the aged, correctional institutions, and college dormitories.

³ Multiple thresholds exist to determine if a household is under the poverty level. An example of the types of variables used to determine poverty thresholds include: age of householder, age of family members, number of family members, and number of children present in a household related to the householder. In 1999, poverty threshold levels varied from an annual household income of \$8,501 for a household with one householder under the age of 65 to an annual income of \$37,076 for a household with nine or more people, one of which is a child under the age of 18 related to the householder.

Table III-6

**NUMBER OF HOUSEHOLDS AND AVERAGE HOUSEHOLD SIZE
 FOR WASHINGTON COUNTY COMMUNITIES: 1980-2000**

Community	1980			1990			2000		
	Number of Households	Percent of County Households	Average Household Size	Number of Households	Percent of County Households	Average Household Size	Number of Households	Percent of County Households	Average Household Size
Towns									
Addison	796	3.0	3.56	943	2.9	3.22	1,149	2.6	2.90
Barton	703	2.6	3.55	821	2.5	3.21	896	2.0	2.84
Erin	718	2.7	3.39	911	2.8	3.07	1,287	2.9	2.83
Farmington	677	2.5	3.52	789	2.4	3.20	1,116	2.5	2.90
Germantown	75	0.3	3.56	81	0.3	3.19	89	0.2	3.12
Hartford	988	3.3	3.31	1,105	3.3	2.93	1,397	3.2	2.88
Jackson	915	2.5	3.48	995	3.0	3.19	1,201	2.7	2.93
Kewaskum	366	1.4	3.40	356	1.0	3.19	394	0.9	2.84
Polk	1,057	4.0	3.28	1,136	3.4	3.10	1,352	3.1	2.89
Richfield	2,384	8.9	3.52	2,839	8.6	3.17	3,614	8.2	2.87
Trenton	1,112	4.2	3.52	1,236	3.7	3.25	1,520	3.5	2.91
Wayne	409	1.5	3.60	418	1.3	3.29	582	1.3	2.97
West Bend	1,033	3.9	3.10	1,629	5.0	2.56	1,611	3.7	2.74
Villages									
Germantown	3,428	3.1	3.13	4,931	15.0	2.77	6,904	15.8	2.63
Jackson	672	2.7	2.70	953	2.9	2.60	1,949	4.4	2.53
Kewaskum	787	2.9	3.00	925	2.8	2.72	1,212	2.8	2.64
Newburg ^a	226	0.8	3.04	290	0.9	2.94	398	0.8	2.80
Slinger	526	2.0	3.05	882	2.7	2.62	1,562	3.6	2.46
Cities									
Hartford ^b	2,550	9.5	2.75	3,051	9.2	2.64	4,279	9.8	2.51
West Bend	7,293	2.9	2.90	8,686	26.3	2.71	11,375	26.0	2.44
Washington County^c	26,715	100.0	3.14	32,977	100.0	2.86	43,842	100.0	2.65

^aIncludes that portion of the Village of Newburg located in Ozaukee County. There were 226 households in Washington County in 1980, 290 households in 1990, and 356 households in 2000.

^bIncludes that portion of the City of Hartford located in Dodge County. There were 2,550 households in Washington County in 1980, 3,051 households in 1990, and 4,276 households in 2000.

^cIncludes Washington County only.

Source: U. S. Bureau of the Census and SEWRPC.

Table III-7

ANNUAL HOUSEHOLD INCOME IN WASHINGTON COUNTY COMMUNITIES: 1999

Community	Household Income Less than \$15,000		Household Income \$15,000 to \$24,999		Household Income \$25,000 to \$34,999		Household Income \$35,000 to \$49,999		Household Income \$50,000 to \$74,999	
	Households	Percent of Total	Households	Percent of Total	Households	Percent of Total	Households	Percent of Total	Households	Percent of Total
Towns										
Addison	71	6.2	95	8.3	136	11.8	143	12.5	351	30.6
Barton.....	26	2.9	46	5.2	50	5.6	167	18.7	248	27.8
Erin.....	62	4.7	45	3.4	65	4.9	182	13.8	305	23.2
Farmington	49	4.5	44	4.1	58	5.4	164	15.2	431	39.9
Germantown.....	4	4.2	4	4.2	5	5.2	8	8.3	27	28.1
Hartford	31	2.2	96	7.0	138	10.0	149	10.8	345	25.1
Jackson.....	23	1.9	58	4.9	143	12.1	181	15.3	346	29.2
Kewaskum.....	38	9.1	28	6.7	39	9.3	65	15.6	119	28.5
Polk	26	2.0	45	3.5	51	3.9	235	18.2	358	27.7
Richfield	94	2.6	169	4.7	211	5.8	452	12.5	953	26.3
Trenton.....	67	4.4	106	6.8	112	7.2	215	13.8	479	30.7
Wayne.....	24	4.1	15	2.6	66	11.3	94	16.1	195	33.4
West Bend.....	67	4.1	86	5.3	125	7.7	176	10.8	378	23.3
Villages										
Germantown.....	376	5.4	478	6.9	737	10.6	1,128	16.3	1,769	25.5
Jackson.....	159	8.2	146	7.5	166	8.6	406	20.9	656	33.8
Kewaskum.....	92	7.7	110	9.3	153	12.9	241	20.3	320	26.9
Newburg ^a	29	7.2	33	8.2	33	8.2	78	19.4	112	27.8
Slinger.....	178	10.9	156	9.5	236	14.4	345	21.1	406	24.8
Cities										
Hartford ^b	517	12.0	456	10.6	562	13.1	756	17.6	1,291	30.1
West Bend.....	965	8.5	1,285	11.3	1,556	13.7	2,121	18.7	3,173	27.9
Washington County^c	2,893	6.6	3,494	8.0	4,642	10.6	7,298	16.6	12,255	27.9

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Table III-7
(continued)

Community	Household Income \$75,000 to \$99,999		Household Income \$100,000 to \$149,000		Household Income \$150,000 to \$199,99		Household Income \$200,000 Or More		Median Household Income	Total Households
	Households	Percent of Total	Households	Percent of Total	Households	Percent of Total	Households	Percent of Total		
Towns										
Addison	223	19.4	104	9.1	18	1.6	7	0.5	\$ 56,875	1,148
Barton.....	212	23.8	127	14.2	0	0.0	16	1.8	64,861	892
Erin.....	325	24.7	231	17.6	66	5.0	34	2.7	74,875	1,315
Farmington.....	180	16.7	105	9.7	25	2.3	24	2.2	61,677	1,080
Germantown.....	19	19.8	14	14.6	12	12.5	3	3.1	75,000	96
Hartford	325	23.7	199	14.5	71	5.2	20	1.5	69,896	1,374
Jackson.....	217	18.3	182	15.3	20	1.7	16	1.3	64,070	1,186
Kewaskum.....	75	17.9	43	10.3	7	1.7	4	0.9	59,500	418
Polk	253	19.6	214	16.6	69	5.3	42	3.2	62,933	1,293
Richfield	788	21.8	676	18.7	118	3.3	155	4.3	72,809	3,616
Trenton.....	229	14.7	307	19.7	35	2.2	11	0.6	66,213	1,561
Wayne.....	128	22.0	52	8.9	6	1.0	3	0.5	61,033	583
West Bend.....	253	15.6	313	19.3	121	7.4	105	6.5	73,333	1,624
Villages										
Germantown.....	1,305	18.8	949	13.7	128	1.9	59	0.9	\$60,742	6,929
Jackson.....	216	11.1	133	6.9	44	2.3	14	0.7	53,990	1,940
Kewaskum.....	175	14.7	69	5.8	16	1.3	13	1.1	49,861	1,189
Newburg ^a	78	19.3	29	7.2	8	2.0	3	0.7	57,024	368
Slinger.....	166	10.1	128	7.8	16	1.0	7	0.4	47,125	1,638
Cities										
Hartford ^b	415	9.7	194	4.5	27	0.6	79	1.8	\$46,553	4,294
West Bend.....	1,241	10.9	758	6.7	126	1.1	141	1.2	48,315	11,366
Washington County ^c	6,819	15.5	4,823	11.0	930	2.1	756	1.7	\$57,033	43,910

^aIncludes that portion of the Village of Newburg located in Ozaukee County.

^bIncludes that portion of the City of Hartford located in Dodge County.

^cIncludes Washington County only.

Source: U. S. Bureau of the Census and SEWRPC.

III-3c

Household Size

In addition to determining the number of additional housing units needed over the planning period, household size can be used to determine the type and size of housing which will best meet the needs of Washington County and local government residents. Table III-8 sets forth the number of households in each size category ranging from one person households to households containing seven or more members in the County and in each local government. Two-person households were the most common type of households in Polk and in the County overall in 2000. About 38.1 percent of all households in the Town were in the two-person household category, followed, respectively, by four-person households at about 18.5 percent and by three-person households at about 16.9 percent. Household size information coupled with household income and housing affordability information provided the basis for the housing recommendations set forth in the Housing Element chapter of this report (Chapter VII).

EMPLOYMENT

Employment and Occupational Characteristics

There were 2,262 Town of Polk residents age 16 and older in the labor force in 2000. Of that number, 2,209 were employed and 32 were unemployed at the time the Census was taken. About 79 percent of Town residents age 16 years and over were in the labor force, compared to about 74 percent in the County, 68 percent in the Region, and about 69 percent in the State.

The occupations of employed Town of Polk residents are set forth in Table III-9. The occupational breakdown by percentage of employed Town residents was similar to that of the County. The largest percentage of Town workers, about 32 percent, was employed in management, professional, and related occupations. Ranking second for both Town and County workers were sales and office occupations, which employed about 24 percent of Town workers. About 17 percent of Town workers were employed in production, transportation, and material moving occupations, which ranked third among both Town and County workers. Construction, extraction, and maintenance occupations employed about 15 percent of Town workers.

Place of Work

As shown in Table III-10, approximately one-half (49.1 percent) of employed Town of Polk residents worked in Washington County in 2000. Milwaukee County accounted for about 24 percent of the work destinations of employed Town of Polk residents and Waukesha County accounted for an additional 17 percent of the place of work destinations of employed Town residents.

Total Employment Levels⁴

The previous two sections provided information on the employment characteristics of Town of Polk residents. Total employment in the County, that is, the number of jobs located in Washington County, stood at about 61,700 jobs in 2000, compared to about 46,100 jobs in 1990. About 1,555 jobs were located within the Town of Polk in 2000.

Employment by Industry

Information regarding employment levels by industry group provides valuable insight into the structure of the economy of an area and into changes in that structure over time. This section presents current (2000) and historical employment levels for general industry groups in Washington County (this information is not available at the Town level). With the exception of government employment, the industry-related employment data presented in this section are based on the Standard Industrial Classification (SIC) system (see Figure III-1 for major SIC categories). Government employment includes all employees who work for government agencies and enterprises, regardless of the SIC code of such entities.

⁴Information on jobs located in Washington County is derived from the U. S. Bureau of Economic Analysis, which compiles its data largely from information collected under State Unemployment Insurance programs.

Table III-8

HOUSEHOLD SIZE BY CATEGORY IN WASHINGTON COUNTY COMMUNITIES: 2000

Community	1-person Households		2-person Households		3-person Households		4-person Households		5-person Households	
	Number	Percent								
Towns										
Addison	167	14.5	391	34.0	194	16.9	246	21.4	105	9.1
Barton.....	120	13.4	325	36.3	177	19.8	170	19.0	76	8.5
Erin.....	149	11.6	521	40.5	232	18.0	239	18.6	103	8.0
Farmington.....	127	11.4	426	38.2	181	16.2	244	21.9	102	9.1
Germantown.....	10	11.2	24	27.0	16	18.0	27	30.3	10	11.2
Hartford.....	202	14.4	470	33.6	265	19.0	279	20.0	128	9.2
Jackson.....	156	13.0	405	33.7	231	19.2	250	20.8	108	9.0
Kewaskum.....	58	14.7	145	36.8	65	16.5	81	20.6	27	6.8
Polk.....	170	12.6	515	38.1	228	16.9	251	18.5	137	10.1
Richfield.....	397	11.0	1,385	38.3	657	18.2	769	21.3	305	8.4
Trenton.....	180	11.9	546	35.9	292	19.2	305	20.1	148	9.7
Wayne.....	63	10.8	215	36.9	101	17.3	129	22.2	45	7.8
West Bend.....	257	15.9	618	38.4	248	15.4	312	19.4	139	8.6
Villages										
Germantown.....	1,411	20.4	2,416	35.0	1,239	18.0	1,209	17.5	475	6.9
Jackson.....	447	22.9	706	36.2	324	16.6	329	16.9	101	5.2
Kewaskum.....	256	21.1	425	35.1	199	16.4	206	17.0	94	7.7
Newburg ^a	74	18.6	125	31.4	81	20.4	67	16.8	34	8.5
Slinger.....	417	26.7	536	34.3	263	16.8	203	13.0	112	7.2
Cities										
Hartford ^d	1,123	26.2	1,416	33.1	694	16.2	651	15.2	293	6.9
West Bend.....	3,132	27.5	3,948	34.7	1,743	15.3	1,608	14.1	689	6.1
Washington County ^c	8,903	20.3	15,539	35.5	7,425	16.9	7,570	17.3	3,229	7.4

Community	6-person Households		7-or-more-person Households		Total	
	Number	Percent	Number	Percent	Number	Percent
Towns						
Addison.....	34	3.0	12	1.1	1,149	100.0
Barton.....	23	2.6	5	0.5	896	100.0
Erin.....	29	2.2	14	1.1	1,287	100.0
Farmington.....	28	2.5	8	0.7	1,116	100.0
Germantown.....	0	0.0	2	2.3	89	100.0
Hartford.....	43	3.1	10	0.7	1,397	100.0
Jackson.....	44	3.7	7	0.6	1,201	100.0
Kewaskum.....	13	3.3	5	1.3	394	100.0
Polk.....	28	2.1	23	1.7	1,352	100.0
Richfield.....	83	2.3	18	0.5	3,614	100.0
Trenton.....	37	2.4	12	0.8	1,520	100.0
Wayne.....	21	3.6	8	1.4	582	100.0
West Bend.....	30	1.9	7	0.4	1,611	100.0
Villages						
Germantown.....	119	1.7	35	0.5	6,904	100.0
Jackson.....	29	1.5	13	0.7	1,949	100.0
Kewaskum.....	25	2.1	7	0.6	1,212	100.0
Newburg ^a	10	2.5	7	1.8	398	100.0
Slinger.....	23	1.5	8	0.5	1,562	100.0
Cities						
Hartford ^d	77	1.8	25	0.6	4,279	100.0
West Bend.....	199	1.8	56	0.5	11,375	100.0
Washington County ^c	894	2.0	282	0.6	43,842	100.0

^aIncludes that portion of the Village of Newburg located in Ozaukee County. There are 356 households located in Washington County.

^dIncludes that portion of the City of Hartford located in Dodge County. There are 4,276 households located in Washington County.

^cIncludes Washington County only.

Source: U. S. Bureau of the Census and SEWRPC.

Table III-9

EMPLOYED PERSONS 16 YEARS OF AGE AND OLDER BY OCCUPATION
 IN THE TOWN OF POLK AND WASHINGTON COUNTY: 2000

Occupation	Town of Polk		Washington County	
	Number	Percent of Total	Number	Percent of Total
Management, Professional, and Related Occupations				
Farmers and Farm Managers	46	2.1	521	0.8
Other Management, Business, and Financial Operations.....	317	14.4	8,340	12.9
Professional and Related.....	347	15.7	11,944	18.5
Subtotal	710	32.1	20,805	32.2
Service Occupations				
Healthcare Support.....	45	2.0	1,063	1.7
Protective Service.....	5	0.2	594	0.9
Food Preparation and Serving Related	53	2.4	2,646	4.1
Building and Grounds Cleaning and Maintenance.....	43	2.0	1,561	2.4
Personal Care and Service.....	75	3.4	1,380	2.1
Subtotal	221	10.0	7,244	11.2
Sales and Office Occupations				
Sales and Related	252	11.4	6,577	10.2
Office and Administrative Support	285	12.9	9,671	14.9
Subtotal	537	24.3	16,248	25.1
Farming, ^a Fishing, and Forestry Occupations	30	1.4	353	0.5
Construction, Extraction, and Maintenance Occupations				
Construction and Extraction.....	157	7.1	3,542	5.5
Installation, Maintenance, and Repair.....	177	8.0	2,926	4.5
Subtotal	334	15.1	6,468	10.0
Production, Transportation, and Material Moving Occupations				
Production	279	12.6	10,174	15.7
Transportation and Material Moving	98	4.5	3,395	5.3
Subtotal	377	17.1	13,569	21.0
Total	2,209	100.0	64,687	100.0

^aIncludes 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, who farm their own land, and farm managers are included under the "management, professional, and related" occupations.

Source: U.S. Bureau of the Census and SEWRPC.

Table III-10

**PLACE OF WORK^a OF TOWN OF POLK AND
 WASHINGTON COUNTY RESIDENTS: 2000**

Place of Work	Town of Polk		Washington County	
	Number	Percent of Total	Number	Percent of Total
City of Hartford	131 ^b	5.9	4,548 ^b	7.2
City of West Bend.....	269	12.1	11,968	18.8
Village of Germantown	126	5.7	4,394	6.9
Village of Jackson	63	2.8	1,533	2.4
Village of Kewaskum	-- ^c	--	731	1.1
Village of Slinger	96	4.3	1,398	2.2
Remainder of Washington County.....	409	18.3	7,494	11.8
Subtotal	1,094	49.1	32,066	50.4
City of Milwaukee	396	17.8	8,947	14.1
Remainder of Milwaukee County.....	130	5.8	5,388	8.5
Subtotal	526	23.6	14,335	22.6
Dodge County	30 ^b	1.3	791 ^b	1.2
Fond du Lac County	26	1.2	541	0.9
Ozaukee County	97	4.3	4,545	7.1
Waukesha County	373	16.7	9,983	15.7
Worked Elsewhere	84	3.8	1,359	2.1
Total	2,230	100.0	63,620	100.0

^aThe place of work Census Data estimates the number of people 16 years of age and older who were both employed and at work during the reference week (generally the week prior to April 1, 2000). People who did not work during this week due to temporary absences and other reasons are not included in the place of work data. Therefore, the place of work data may understate the total employment in a geographic area.

^bThe 2000 Census reported employees of the Quad Graphics printing plant in that portion of the City of Hartford located in Dodge County as working in the City of Hartford, Washington County.

^cThe 2000 place of work Census Data are estimates based upon a one in six (17 percent) sample; therefore, interactions between smaller geographic reporting units may be understated. The "true" value of this number may be greater than "zero"; but it is unlikely to be greater than five.

Source: U.S. Bureau of the Census and SEWRPC.

FIGURE III-1

Standard Industrial Classification (SIC) Code Structure

Agriculture, Forestry and Fishing

- Group 01 Agricultural Production – Crops
- Group 02 Agricultural Production – Livestock
- Group 07 Agricultural Services
- Group 08 Forestry
- Group 09 Fishing, Hunting, and Trapping

Mining

- Group 10 Metal Mining
- Group 12 Coal Mining
- Group 13 Oil and Gas Extraction
- Group 14 Nonmetallic Minerals, Except Fuels

Construction

- Group 15 General Building Contractors
- Group 16 Heavy Construction, Except Building
- Group 17 Special Trade Contractors

Manufacturing

- Group 20 Food and Kindred Products
- Group 21 Tobacco Products
- Group 22 Textile Mill Products
- Group 23 Apparel and Other Textile Products
- Group 24 Lumber and Wood Products
- Group 25 Furniture and Fixtures
- Group 26 Paper and Allied Products
- Group 27 Printing and Publishing
- Group 28 Chemicals and Allied Products
- Group 29 Petroleum and Coal Products
- Group 30 Rubber and Miscellaneous Plastic Products
- Group 31 Leather and Leather Products
- Group 32 Stone, Clay, and Glass Products
- Group 33 Primary Metal Industries
- Group 34 Fabricated Metal Products
- Group 35 Industrial, Commercial, and Computer Equipment
- Group 36 Electronic and Other Electric Equipment
- Group 37 Transportation Equipment
- Group 38 Instruments and Related Products
- Group 39 Miscellaneous Manufacturing Industries

Transportation, Communication, Electric, Gas and Sanitary Services

- Group 40 Railroad Transportation
- Group 41 Local and Inter-Urban Passenger Transit
- Group 42 Trucking and Warehousing
- Group 43 U.S. Postal Service
- Group 44 Water Transportation
- Group 45 Transportation by Air
- Group 46 Pipelines, Except Natural Gas
- Group 47 Transportation Services
- Group 48 Communications
- Group 49 Electric, Gas, and Sanitary Services

Wholesale Trade

- Group 50 Wholesale Trade-Durable Goods
- Group 51 Wholesale Trade-Nondurable Goods

Retail Trade

- Group 52 Building Materials and Garden Supplies
- Group 53 General Merchandise Stores
- Group 54 Food Stores
- Group 55 Automotive Dealers and Service Stations
- Group 56 Apparel and Accessory Stores
- Group 57 Furniture and Home Furnishings Stores
- Group 58 Eating and Drinking Places
- Group 59 Miscellaneous Retail

Finance, Insurance and Real Estate

- Group 60 Depository Institutions
- Group 61 Non-depository Institutions
- Group 62 Insurance Carriers
- Group 64 Insurance Agents, Brokers, and Service
- Group 65 Real Estate
- Group 67 Holding and Other Investment Offices

Services

- Group 70 Hotels and Other Lodging Places
- Group 72 Personal Services
- Group 73 Business Services
- Group 75 Auto Repair, Service, and Parking
- Group 76 Miscellaneous Repair Services
- Group 78 Motion Pictures
- Group 79 Amusement and Recreation Services
- Group 80 Health Services
- Group 81 Legal Services
- Group 83 Social Services
- Group 84 Museum, Botanical, Zoological Gardens
- Group 86 Membership Organizations
- Group 87 Engineering and Management Services
- Group 89 Services Not Elsewhere Classified (NEC)

Public Administration

- Group 91 Executive, Legislative, and General
- Group 92 Justice, Public Order, and Safety
- Group 93 Finance, Taxation, and Monetary Policy
- Group 94 Administration of Human Resources
- Group 95 Environmental Quality and Housing
- Group 96 Administration of Economic Programs
- Group 97 National Security and International Affairs

Non-classifiable Establishments

- Group 99 Non-classifiable Establishments

Current and historical job levels by general industry group for Washington County and the Region are set forth in Table III-11. The 1990s saw a continuation of a shift in the regional economy from manufacturing to service jobs. Manufacturing employment in the Region was virtually unchanged during the 1990s, following a 15 percent decrease during the 1980s, and a modest 4 percent increase during the 1970s. Conversely, service-related employment has increased substantially during each of the past three decades—by 33 percent during the 1990s, by 41 percent during the 1980s, and by 53 percent during 1970s. Due to these differential growth rates, the proportion of manufacturing jobs relative to total jobs in the Region has decreased from 32 percent in 1970 to 18 percent in 2000, while service-related employment increased from 18 percent in 1970 to 33 percent in 2000. In comparison to the manufacturing and service industry groups, other major industry groups—such as wholesale trade; retail trade; government; and finance, insurance, and real estate—have been relatively stable in terms of their share of total employment in the Region over the last three decades. Regional agricultural jobs have decreased by over 50 percent between 1970 and 2000, the only regional industry group other than manufacturing to lose jobs.

Unlike the Region and the rest of Wisconsin, Washington County experienced an increase in manufacturing jobs. Between 1970 and 2000, manufacturing jobs in Washington County increased from 9,255 to 17,307 jobs, or by about 87 percent. All other County job categories increased employees between 1970 and 2000, with the exception of agricultural jobs. County agricultural jobs decreased by about 37 percent between 1970 and 2000, the only County industry group to lose jobs.

PART 2: POPULATION AND HOUSEHOLD PROJECTIONS

To ensure that adequate and suitable land is available to accommodate anticipated future population growth in the Town, a probable 2035 design year plan population level was selected by the Town Board. In an effort to lessen the uncertainty associated with forecasting a future population level, two alternative population projections were developed for consideration by Town officials. The first of the two projections was prepared by SEWRPC under the 2035 regional land use plan. The second projection, also prepared by SEWRPC, was based on population trends experienced in the Town from 1980 to 2005. The "recent trends" analysis used a technique similar to that used by the DOA to prepare its population forecasts, wherein population changes between 1990 and 2005 were weighted more heavily than changes between 1980 and 1990.

The 2035 regional land use plan envisions a future population of 5,280 Town residents in 2035, while a continuation of recent trends would result in about 4,590 Town residents in 2035. Under the regional land use plan projection, the Town's population would increase by about 1,340 residents, or by approximately 34 percent, from the 3,938 residents in the Town in 2000. Under the "recent trends" projection, the Town's population would increase by about 650 residents, or by approximately 16 percent, from the 2000 population level. A comparison of the two projections, in relation to changes in the Town's population from 1950 to 2005, is shown in Figure III-2.

It is important to note that the population projection of 5,280 residents prepared as part of the regional plan does not account for the expansion of existing cities and villages into the Town. It would be reasonable to assume that some of the population growth projected for what is now the Town of Polk will likely occur on lands annexed from the Town by the City of West Bend or by the Villages of Jackson, Richfield, or Slinger.

The two alternative projections provide a reasonable range for the 2035 population level in the Town. The Plan Commission and Town Board considered the projections, along with local knowledge and expectations regarding anticipated future growth and development and past growth trends, and determined that the Town would base its future land use plan and other comprehensive planning elements on a 2035 population projection of 4,590 persons, which reflects a continuation of recent growth trends.

The selected population projection would result in approximately 1,740 households in the Town in 2035, based on an anticipated average household size of 2.63 persons per household and an anticipated 2035 group-quartered population of 20 persons.

Table III-11

**EMPLOYMENT BY GENERAL INDUSTRY GROUP IN WASHINGTON COUNTY AND SOUTHEASTERN WISCONSIN:
 1970-2000**

General Industry Group	SIC Code ^a	Washington County											
		Employment								Percent Change in Number of Jobs			
		1970		1980		1990		2000		1970-1980	1980-1990	1990-2000	1970-2000
		Jobs	Percent of Total	Jobs	Percent of Total	Jobs	Percent of Total	Jobs	Percent of Total				
Agriculture	01-02	2,002	8.2	1,919	5.5	1,511	3.3	1,255	2.0	-4.1	-21.3	-16.9	-37.3
Construction	15-17	1,104	4.5	1,785	5.1	2,960	6.4	3,746	6.1	61.7	65.8	26.6	239.3
Manufacturing	20-39	9,255	38.1	10,900	31.0	12,923	28.0	17,307	28.1	17.8	18.6	33.9	87.0
Transportation, Communication, and Utilities	40-42; 44-49	1,013	4.2	1,139	3.2	1,667	3.6	2,313	3.7	12.4	46.4	38.7	128.3
Wholesale Trade	50-51	323	1.3	1,003	2.9	1,642	3.6	2,946	4.8	210.5	63.7	79.4	812.1
Retail Trade	52-59	3,753	15.4	5,552	15.8	7,912	17.2	10,152	16.4	47.9	42.5	28.3	170.5
Finance, Insurance, and Real Estate	60-67	1,130	4.6	2,659	7.6	2,876	6.2	3,738	6.1	135.3	8.2	30.0	230.8
Service	70-29	3,161	13.0	5,956	16.9	9,283	20.1	13,152	21.3	88.4	55.9	41.7	316.1
Government ^b	N/A	2,377	9.8	3,954	11.2	4,840	10.5	6,018	9.8	66.3	22.4	24.3	153.2
Other ^c	07-0; 10-14; 99	208	0.9	293	0.8	506	1.1	1,064	1.7	40.9	72.7	110.3	411.5
Total	--	24,326	100.0	35,160	100.0	46,120	100.0	61,691	100.0	44.5	31.2	33.8	153.6

General Industry Group	SIC Code ^a	Southeastern Wisconsin Region											
		Employment								Percent Change in Number of Jobs			
		1970		1980		1990		2000		1970-1980	1980-1990	1990-2000	1970-2000
		Jobs	Percent of Total	Jobs	Percent of Total	Jobs	Percent of Total	Jobs	Percent of Total				
Agriculture	01-02	12,000	1.5	10,000	1.0	7,200	0.7	5,900	0.5	-16.7	-28.0	-18.1	-50.8
Construction	15-17	32,400	4.1	33,900	3.6	45,100	4.2	53,800	4.4	4.6	33.0	19.3	66.0
Manufacturing	20-39	254,400	32.4	264,200	27.9	223,500	21.0	224,400	18.3	3.9	-15.4	0.4	-11.8
Transportation, Communication, and Utilities	40-42; 44-49	38,500	4.9	42,200	4.4	46,300	4.4	54,800	4.5	9.6	9.7	18.4	42.3
Wholesale Trade	50-51	37,200	4.7	46,200	4.9	55,300	5.2	64,400	5.3	24.2	19.7	16.5	73.1
Retail Trade	52-59	133,900	17.1	153,900	16.2	185,400	17.4	193,700	15.8	14.9	20.5	4.5	44.7
Finance, Insurance, and Real Estate	60-67	47,600	6.1	75,600	8.0	81,800	7.7	93,700	7.7	58.8	8.2	14.5	96.8
Services	70-29	141,800	18.1	216,700	22.8	304,700	28.7	406,000	33.2	52.8	40.6	33.2	186.3
Government ^b	N/A	84,400	10.8	101,100	10.7	106,200	10.0	114,400	9.3	19.8	5.0	7.7	35.5
Other ^c	07-0; 10-14; 99	2,700	0.3	4,400	0.5	7,100	0.7	11,700	1.0	63.0	61.4	64.8	333.3
Total	--	784,900	100.0	948,200	100.0	1,062,600	100.0	1,222,800	100.0	20.8	12.1	15.1	55.8

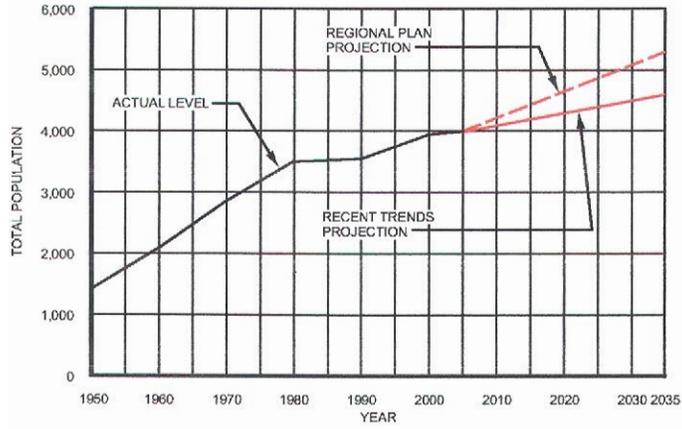
^aSee Figure III-1 for a list of SIC Codes and the occupations associated with each code.

^bIncludes all nonmilitary government agencies and enterprises.

^cIncludes agricultural services, forestry, commercial fishing, mining, and unclassified jobs.

Figure III-2

HISTORICAL AND ALTERNATIVE FUTURE POPULATION LEVELS IN THE TOWN OF POLK: 1950-2035



Source: U.S. Census Bureau and SEWRPC.