

**VOLUME II:
MORRILL COUNTY**

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Morrill County

DEMOGRAPHICS

Population Estimates

The Census Bureau's current census estimates indicate that Morrill County's population decreased from 5,042 in 2010 to 4,787 in 2016, or by 5.1 percent. This compares to a statewide population change of 4.4 percent over the period. The number of people from 25 to 34 years of age increased by 0.4 percent, and the number of people from 55 to 64 years of age increased by 4.6 percent. The white population decreased by 6.4 percent, while the black population increased by 16.7 percent. The Hispanic population increased from 687 to 758 people between 2010 and 2016 or by 10.3 percent. These data are presented in Table II.62.1.

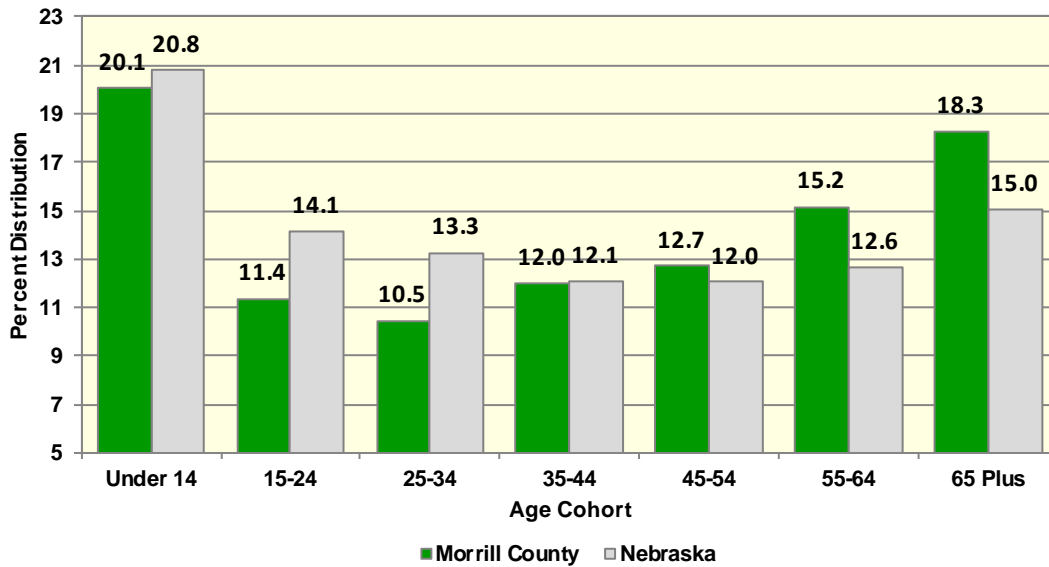
Table II.62.1						
Profile of Population Characteristics						
Morrill County vs. State of Nebraska						
2010 Census and 2016 Current Census Estimates						
Subject	Morrill County			Nebraska		
	2010 Census	Jul-16	% Change	2010 Census	Jul-16	% Change
Population	5,042	4,787	-5.1%	1,826,341	1,907,116	4.4%
Age						
0 to 14 years	1,014	960	-5.3%	383,542	396,601	3.4%
15 to 24 years	524	544	3.8%	258,206	269,442	4.4%
25 to 34 years	499	501	0.4%	245,176	252,946	3.2%
35 to 44 years	564	574	1.8%	220,838	230,528	4.4%
45 to 54 years	766	608	-20.6%	258,726	229,683	-11.2%
55 to 64 years	694	726	4.6%	213,176	241,172	13.1%
65 and Over	981	874	-10.9%	246,677	286,744	16.2%
Race						
White	4,896	4,582	-6.4%	1,649,264	1,694,976	2.8%
Black	12	14	16.7%	85,971	94,620	10.1%
American Indian and Alaskan Native	70	86	22.9%	23,418	27,318	16.7%
Asian	18	33	83.3%	33,322	47,282	41.9%
Native Hawaiian or Pacific Islander	0	3	%	2,061	2,425	17.7%
Two or more races	46	69	50%	32,305	40,495	25.4%
Ethnicity (of any race)						
Hispanic or Latino	687	758	10.3%	167,405	203,320	21.5%

Table II.62.2, presents the population of Morrill County by age and gender from the 2010 Census and 2016 current census estimates. The 2010 Census count showed a total of 2,517 males, who accounted for 49.9 percent of the population, and the remaining 50.1 percent, or 2,525 persons, were female. In 2016, the number of males was 2,424 persons, and accounted for 50.6 percent of the population, with the remaining 49.4 percent, or 2,363 persons being female.



Table II.62.2 Population by Age and Gender Morrill County 2010 Census and Current Census Estimates							
Age	2010 Census			2016 Current Census Estimates			% Change 10-16
	Male	Female	Total	Male	Female	Total	
0 to 14 years	517	497	1,014	493	467	960	-5.3%
15 to 24 years	259	265	524	276	268	544	3.8%
25 to 34 years	252	247	499	261	240	501	0.4%
35 to 44 years	294	270	564	276	298	574	1.8%
45 to 54 years	392	374	766	322	286	608	-20.6%
55 to 64 years	363	331	694	370	356	726	4.6%
65 and Over	440	541	981	426	448	874	-5.1%
Total	2,517	2,525	5,042	2,424	2,363	4,787	-5.1%
% of Total	49.9%	50.1%	.	50.6%	49.4%	.	

Diagram II.62.1
Age Distribution
 Morrill County
 Nebraska DOT Data: 2008 – First Half 2017



Population Migration Trends

Total population change is a combination of births, deaths, and the net migration of those arriving in and leaving the state. The result of births minus deaths is termed the “natural increase.” As calculated from data shown in Table II.62.3, from April 2000 to July 2009, Morrill County natural increase was estimated to be 49 people. Morrill County has been experiencing net out-migration, with 578 persons leaving the county in the last nine years.⁵⁵ The 2016 population estimates showed a natural decrease of 11 persons. Between 2010 and 2016, Morrill County’s population decreased to 4,787 persons.

The Nebraska Department of Transportation (DOT)’s Department of Motor Vehicles provides another source of information about migration trends. These data represent the net of driver’s license exchanges: licenses issued to new residents of Nebraska and licenses surrendered to other states when Nebraska residents relocate to a new state. Known as the driver’s license exchange data, these records show that the net change in Morrill County decreased from -2 persons in 2015 to -7 persons in 2016, with an additional net movement of 13 in the first six months of 2017. The driver’s license total exchanges for the last 16 years are presented in Table II.62.4.

Table II.62.3	
Population Change	
Morrill County	
1980–2010 Census and Intercensal Data	
1980 Population	6,085
Natural Increase 80–90	216
Net Migration 80–90	-878
1990 Population	5,423
Natural Increase 90–00	-79
Net Migration 90–00	96
2000 Population	5,440
Natural Increase 00–09	49
Net Migration 00–09	-578
2009 Population Estimate	4,911
2010 Population	5,042
Natural Increase 10–16	-11
Net Migration 10–16	-244
2016 Population Estimate	4,787

Table II.62.4			
Driver's Licenses Exchanged and Surrendered			
Morrill County			
2001–First half of 2017 DOT Data			
Year	In-Migrants	Out-Migrants	Net Change
Calendar 2001	94	89	5
Calendar 2002	96	78	18
Calendar 2003	80	57	23
Calendar 2004	87	66	21
Calendar 2005	102	88	14
Calendar 2006	83	82	1
Calendar 2007	85	69	16
Calendar 2008	102	71	31
Calendar 2009	66	71	-5
Calendar 2010	108	112	-4
Calendar 2011	58	61	-3
Calendar 2012	87	60	27
Calendar 2013	86	54	32
Calendar 2014	71	62	9
Calendar 2015	68	70	-2
Calendar 2016	85	92	-7
First Half of 2017	43	30	13

⁵⁵ Net migration includes a residual, a change the Census Bureau has not attributed to any cause.



School Age Enrollment

According to the Nebraska Department of Education (DOE), the total number of school-age children in Morrill County decreased by 4.9 percent from 1,048 in 2016 to 997 in 2017, as shown in Table II.62.5. The number of school-age children 5 to 11 years of age decreased from 504 in 2016 to 493 in 2017.

Census Demographic Data

In the 1980, 1990, and 2000 decennial censuses, the Census Bureau released several tabulations in addition to the full SF1 100 percent count data including the one-in-six SF3 sample. These additional samples, such as the SF3, asked supplementary questions regarding income and household attributes that were not asked in the 100 percent count. In the 2010 decennial census, the Census Bureau did not collect additional sample data, such as the SF3, and thus many important housing and income concepts are not available in the 2010 Census.

To study these important concepts the Census Bureau distributes the American Community Survey every year to a sample of the population and quantifies the results as one-, three- and five-year averages. The one-year sample only includes responses from the year the survey was implemented, while the five-year sample includes responses over a five-year period. Since the five-year estimates include more responses, the estimates can be tabulated down to the Census tract level, and considered more robust than the one or three year sample estimates.

Table II.62.5 School-Age Children Morrill County Academic Years 1992–2017 DOE Data				
Year	Age Group			Total
	5–11	11–13	14–18	
1992	679	199	462	1,340
1993	643	207	452	1,302
1994	668	211	473	1,352
1995	666	219	499	1,384
1996	673	195	542	1,410
1997	653	196	504	1,353
1998	655	201	489	1,345
1999	645	227	514	1,386
2000	641	230	536	1,407
2001	580	201	525	1,306
2002	585	179	509	1,273
2003	592	205	466	1,263
2004	578	169	480	1,227
2005	558	157	418	1,133
2006	567	164	428	1,159
2007	569	167	430	1,166
2008	548	148	413	1,109
2009	541	145	373	1,059
2010	516	130	349	995
2011	504	132	330	966
2012	494	166	373	1,033
2013	488	176	377	1,041
2014	501	149	371	1,021
2015	474	150	384	1,008
2016	504	152	392	1,048
2017	493	151	353	997

Population Characteristics

Table II.62.6, shows population by age for the 2000 and 2010 Census. The population changed by -7.3 percent overall between 2000 and 2010. Various age cohorts changed at different rates. The elderly population, or persons aged 65 or older, changed by 5.8 percent to a total of 981 persons in 2010. Those aged 25 to 34 changed by -4.8 percent, and those aged under 5 changed by 1.2 percent.



Table II.62.6 Population by Age Morrill County 2000 & 2010 Census SF1 Data					
Age	2000 Census		2010 Census		% Change 00-10
	Population	% of Total	Population	% of Total	
Under 5	321	5.9%	325	6.4%	1.2%
5 to 19	1,300	23.9%	995	19.7%	-23.5%
20 to 24	248	4.6%	218	4.3%	-12.1%
25 to 34	524	9.6%	499	9.9%	-4.8%
35 to 54	1,540	28.3%	1,330	26.4%	-13.6%
55 to 64	580	10.7%	694	13.8%	19.7%
65 or Older	927	17%	981	19.5%	5.8%
Total	5,440	100.0%	5,042	100.0%	-7.3%

The elderly population is further explored in Table II.62.7. Those aged 65 to 66 changed by 7.4 percent between 2000 and 2010, resulting in a population of 102 persons. Those aged 85 or older changed by 7.1 percent during the same time period, and resulted in 136 persons over age 85 in 2010.

Table II.62.7 Elderly Population by Age Morrill County 2000 & 2010 Census SF1 Data					
Age	2000 Census		2010 Census		% Change 00-10
	Population	% of Total	Population	% of Total	
65 to 66	95	10.2%	102	10.4%	7.4%
67 to 69	150	16.2%	168	17.1%	12%
70 to 74	236	25.5%	218	22.2%	-7.6%
75 to 79	172	18.6%	216	22%	25.6%
80 to 84	147	15.9%	141	14.4%	-4.1%
85 or Older	127	13.7%	136	13.9%	7.1%
Total	927	100.0%	981	100.0%	5.8%

Population by race and ethnicity is shown in Table II.62.8, with the white population representing 91.2 percent in 2010. The black population changed by 200 percent, representing 0.2 percent of the population in 2010. The American Indian and Asian populations represented 1.1 and 0.4 percent, respectively, in 2010. As for ethnicity, the Hispanic population changed by 25.1 percent between 2000 and 2010, compared to the -11 percent growth rate for non-Hispanics.

Table II.62.8 Population by Race and Ethnicity Morrill County 2000 & 2010 Census SF1 Data					
Race	2000 Census		2010 Census		% Change 00-10
	Population	% of Total	Population	% of Total	
White	5,096	93.7%	4,600	91.2%	-9.7%
Black	4	0.1%	12	0.2%	200%
American Indian	39	0.7%	55	1.1%	41%
Asian	12	0.2%	18	0.4%	50%
Native Hawaiian/ Pacific Islander	0	0%	0	0%	%
Other	224	4.1%	280	5.6%	25%
Two or More Races	65	1.2%	77	1.5%	18.5%
Total	5,440	100.0%	5,042	100.0%	-7.3%
Hispanic	549	10.1%	687	13.6%	25.1%
Non-Hispanic	4,891	89.9%	4,355	86.4%	-11%



Population by race and ethnicity through 2016 is shown in Table II.62.9. The white population represented 95.8 percent of the population in 2016, compared with the black population accounting for 0.7 percent of the population. Hispanic population represented 15.1 percent of the population in 2016.

Table II.62.9 Population by Race and Ethnicity				
Morrill County 2010 Census & 2016 Five-Year ACS				
Race	2010 Census		2016 Five-Year ACS	
	Population	% of Total	Population	% of Total
White	4,600	91.2%	4,638	95.8%
Black	12	0.2%	36	0.7%
American Indian	55	1.1%	23	0.5%
Asian	18	0.4%	10	0.2%
Native Hawaiian/ Pacific Islander	0	0%	0	0%
Other	280	5.6%	52	1.1%
Two or More Races	77	1.5%	84	1.7%
Total	5,042	100.0%	4,843	100.0%
Non-Hispanic	4,355	86.4%	4,110	84.9%
Hispanic	687	13.6%	733	15.1%

The population by race is broken down further by ethnicity in Table II.62.10. While the white non-Hispanic population changed by -11.7 percent between 2000 and 2010, the white Hispanic population changed by 24.6 percent. The black non-Hispanic population changed by 300 percent, while the black Hispanic population changed by 100 percent.

Table II.62.10 Population by Race and Ethnicity					
Morrill County 2000 & 2010 Census Data					
Race	2000		2010 Census		% Change 00 - 10
	Population	% of Total	Population	% of Total	
Non-Hispanic					
White	4,820	98.5%	4,256	97.7%	-11.7%
Black	2	0%	8	0.2%	300%
American Indian	36	0.7%	35	0.8%	-2.8%
Asian	12	0.2%	18	0.4%	50%
Native Hawaiian/ Pacific Islander	0	0%	0	0%	%
Other	1	0%	3	0.1%	200%
Two or More Races	20	0.4%	35	0.8%	75%
Total Non-Hispanic	4,891	100.0%	4,355	100.0%	-11%
Hispanic					
White	276	50.3%	344	50.1%	24.6%
Black	2	0.4%	4	0.6%	100%
American Indian	3	0.5%	20	2.9%	566.7%
Asian	0	0%	0	0%	%
Native Hawaiian/ Pacific Islander	0	0%	0	0%	%
Other	223	40.6%	277	40.3%	24.2%
Two or More Races	45	8.2%	42	6.1%	-6.7%
Total Hispanic	549	100.0%	687	100.0%	25.1%
Total Population	5,440	100.0%	5,042	100.0%	-7.3%



The change in race and ethnicity between 2010 and 2016 is shown in Table II.62.11. During this time, the total non-Hispanic population was 4,110 persons in 2016. The Hispanic population was 733.

Table II.62.11				
Population by Race and Ethnicity				
Morrill County				
2010 Census & 2016 Five-Year ACS				
Race	2010 Census		2016 Five-Year ACS	
	Population	% of Total	Population	% of Total
Non-Hispanic				
White	4,256	97.7%	3,992	97.1%
Black	8	0.2%	36	0.9%
American Indian	35	0.8%	23	0.6%
Asian	18	0.4%	10	0.2%
Native Hawaiian/ Pacific Islander	0	0%	0	0%
Other	3	0.1%	0	0%
Two or More Races	35	0.8%	49	1.2%
Total Non-Hispanic	4,355	100.0%	4,110	100.0%
Hispanic				
White	344	50.1%	646	88.1%
Black	4	0.6%	0	0%
American Indian	20	2.9%	0	0%
Asian	0	0%	0	0%
Native Hawaiian/ Pacific Islander	0	0%	0	0%
Other	277	40.3%	52	7.1%
Two or More Races	42	6.1%	35	4.8%
Total Hispanic	687	100.0	733	100.0%
Total Population	5,042	100.0%	4,843	100.0%

Households by type and tenure are shown in Table II.62.12. Family households represented 66.2 percent of households, while non-family households accounted for 33.8 percent. These changed from 67.8 and 32.2 percent, respectively.

Table II.62.12				
Household Type by Tenure				
Morrill County				
2010 Census SF1 & 2016 Five-Year ACS Data				
Household Type	2010 Census		2016 Five-Year ACS	
	Households	Households	Households	% of Total
Family Households	1,414	67.8%	1,329	66.2%
Married-Couple Family	1,166	82.5%	953	71.7%
Owner-Occupied	926	79.4%	775	81.3%
Renter-Occupied	240	20.6%	178	18.7%
Other Family	248	17.5%	376	18.7%
Male Householder, No Spouse Present	99	39.9%	152	26.3%
Owner-Occupied	54	54.5%	111	73%
Renter-Occupied	45	45.5%	41	27%
Female Householder, No Spouse Present	149	60.1%	224	39.6%
Owner-Occupied	78	52.3%	90	40.2%
Renter-Occupied	71	47.7%	134	59.8%
Non-Family Households	671	32.2%	679	33.8%
Owner-Occupied	427	63.6%	379	55.8%
Renter-Occupied	244	36.4%	300	44.2%
Total	2,085	100.0%	2,008	100.0%



The group quarters population was 82 in 2010, compared to 108 in 2000. Institutionalized populations experienced a -2.4 percent change between 2000 and 2010. Non-Institutionalized populations experienced a -92.3 percent change during this same time period.

Table II.62.13					
Group Quarters Population					
Morrill County					
2000 & 2010 Census SF1 Data					
Group Quarters Type	2000 Census		2010 Census		% Change 00-10
	Population	% of Total	Population	% of Total	
Institutionalized					
Correctional Institutions	5	6.1%	4	5%	-20%
Juvenile Facilities	.	.	0	0%	.
Nursing Homes	77	93.9%	76	95%	-1.3%
Other Institutions	0	0%	0	0%	%
Total	82	100.0%	80	100.0%	-2.4%
Non-Institutionalized					
College Dormitories	0	0%	0	0%	%
Military Quarters	0	0%	0	0%	%
Other Non-Institutionalized	26	100%	2	100%	-92.3%
Total	26	100.0%	2	100.0%	-92.3%
Group Quarters Population	108	100.0%	82	100.0%	-24.1%

The number of foreign born persons are shown in Table II.62.14. An estimated 3.5 percent of the population was born in Mexico with 0.1 percent born in Philippines and another 0.1 percent were born in Greece.

Table II.62.14			
Place of Birth for the Foreign-Born Population			
Morrill County			
2016 Five-Year ACS			
Number	Country	Number of Persons	Percent of Total Population
#1 country of origin	Mexico	168	3.5%
#2 country of origin	Philippines	6	0.1%
#3 country of origin	Greece	5	0.1%
#4 country of origin	England	3	0.1%
#5 country of origin	India	3	0.1%
#6 country of origin	Hungary	1	0%
#7 country of origin	Thailand	1	0%
#8 country of origin	Afghanistan	0	0%
#9 country of origin	Africa n.e.c	0	0%
#10 country of origin	Albania	0	0%

Limited English Proficiency and the language spoken at home are shown in Table II.62.15. An estimated 3.2 percent of the population speaks Spanish at home

Table II.62.15 Limited English Proficiency and Language Spoken at Home Morrill County 2016 Five-Year ACS			
Number	Country	Number of Persons	Percent of Total Population
#1 LEP Language	Spanish	145	3.2%
#2 LEP Language	Other Asian and Pacific Island languages	1	0%
#3 LEP Language	Arabic	0	0%
#4 LEP Language	Chinese	0	0%
#5 LEP Language	French, Haitian, or Cajun	0	0%
#6 LEP Language	German or other West Germanic languages	0	0%
#7 LEP Language	Korean	0	0%
#8 LEP Language	Other Indo-European languages	0	0%
#9 LEP Language	Other and unspecified languages	0	0%
#10 LEP Language	Russian, Polish, or other Slavic languages	0	0%

Disability

The disability rate from the 2000 Census is shown in Table II.62.16. Some 18.2 percent of the population was disabled in 2000, or a total of 915 persons. The disability rate was highest for those over 65, with 40.7 percent disabled.

Table II.62.16 Disability by Age Morrill County 2000 Census SF3 Data		
Age	Total	
	Disabled Population	Disability Rate
5 to 15	28	3%
16 to 64	545	16.8%
65 and older	342	40.7%
Total	915	18.2%

Table II.62.17 shows disability by type in 2000. There were 467 physical disabilities in 2000, some 325 employment disabilities, and 302 go-outside-home disabilities.

Table II.62.17 Total Disabilities Tallied: Aged 5 and Older Morrill County 2000 Census SF3 Data	
Disability Type	Population
Sensory disability	219
Physical disability	467
Mental disability	214
Self-care disability	93
Employment disability	325
Go-outside-home disability	302
Total	1,620



Disability by age, as estimated by the 2016 ACS, is shown in Table II.62.18. The disability rate for females was 13 percent, compared to 16.6 percent for males. The disability rate changed precipitously higher with age, with 44.8 percent of those over 75 experiencing a disability.

Table II.62.18 Disability by Age Morrill County 2016 Five-Year ACS Data						
Age	Male		Female		Total	
	Disabled Population	Disability Rate	Disabled Population	Disability Rate	Disabled Population	Disability Rate
Under 5	0	0%	5	3.4%	5	1.9%
5 to 17	27	5.9%	22	5%	49	5.5%
18 to 34	29	7.1%	78	18.4%	107	12.8%
35 to 64	154	15.7%	82	9%	236	12.4%
65 to 74	109	47%	29	13.9%	138	31.4%
75 or Older	70	46.1%	86	43.9%	156	44.8%
Total	389	16.6%	302	13%	691	14.8%

The number of disabilities by type, as estimated by the 2016 ACS, is shown in Table II.62.19. Some 6.7 percent have an ambulatory disability, 4.3 have an independent living disability, and 2.1 percent have a self-care disability.

Table II.62.19 Total Disabilities Tallied: Aged 5 and Older Morrill County 2016 Five-Year ACS		
Disability Type	Population with Disability	Percent with Disability
Hearing disability	253	5.4%
Vision disability	134	2.9%
Cognitive disability	201	4.5%
Ambulatory disability	298	6.7%
Self-Care disability	92	2.1%
Independent living disability	152	4.3%

Education

Education and employment data, as estimated by the 2016 ACS, is presented in Table II.62.20 and Table II.62.21. In 2016, some 2,418 persons were employed and 88 were unemployed. This totaled a labor force of 2,506 persons. The unemployment rate for Morrill County was estimated to be 3.5 in 2016.

Table II.62.20 Employment, Labor Force and Unemployment Morrill County 2016 Five-Year ACS Data	
Employment Status	2016 Five-Year ACS
Employed	2,418
Unemployed	88
Labor Force	2,506
Unemployment Rate	3.5%



In 2016, 87.2 percent of households in Morrill County had a high school education or greater.

Table II.62.21	
High School or Greater Education	
Morrill County 2016 Five-Year ACS Data	
Education Level	Households
High School or Greater	1,751
Total Households	2,008
Percent High School or Above	87.2%

As seen in Table II.62.22, 31.3 percent of the population had a high school diploma or equivalent, another 36.5 percent have some college, 13.5 percent have a Bachelor's Degree, and 4 percent of the population had a graduate or professional degree.

Table II.62.22		
Educational Attainment		
Morrill County 2016 Five-Year ACS Data		
Education Level	Population	Percent
Less Than High School	540	14.7%
High School or Equivalent	1,149	31.3%
Some College or Associates Degree	1,337	36.5%
Bachelor's Degree	497	13.5%
Graduate or Professional Degree	145	4%
Total Population Above 18 years	3,668	100.0%

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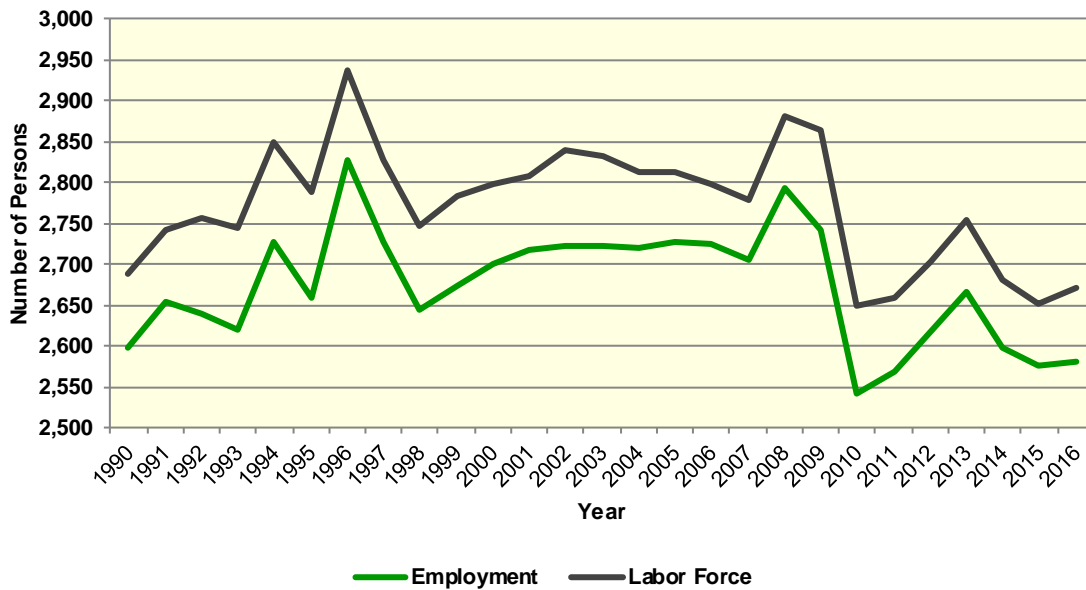
Labor Force

Table II.62.23, shows the labor force statistics for Morrill County from 1990 to the present. Over the entire series the lowest unemployment rate occurred in 2006 with a rate of 2.6. The highest level of unemployment occurred during 1995 rising to a rate of 4.6. This compared to a statewide low of 2.3 in 1990 and statewide high of 4.6 in 2009. Over the last year the unemployment rate in Morrill County increased from 2.9 percent in 2015 to 3.4 percent in 2016, which compared to a statewide increase to 3.2 percent.

Table II.62.23 Labor Force Statistics Morrill County 1990 - 2016 BLS Data					
Year	Morrill County				Statewide Unemployment Rate
	Unemployment	Employment	Labor Force	Unemployment Rate	
1990	88	2,599	2,687	3.3%	2.3%
1991	89	2,653	2,742	3.2%	2.7%
1992	118	2,639	2,757	4.3%	2.9%
1993	123	2,621	2,744	4.5%	2.8%
1994	122	2,726	2,848	4.3%	2.6%
1995	127	2,660	2,787	4.6%	2.6%
1996	111	2,827	2,938	3.8%	2.7%
1997	100	2,728	2,828	3.5%	2.5%
1998	102	2,645	2,747	3.7%	2.6%
1999	109	2,674	2,783	3.9%	2.8%
2000	97	2,701	2,798	3.5%	2.8%
2001	90	2,718	2,808	3.2%	3.1%
2002	117	2,722	2,839	4.1%	3.6%
2003	111	2,722	2,833	3.9%	3.9%
2004	93	2,719	2,812	3.3%	3.9%
2005	87	2,726	2,813	3.1%	3.8%
2006	73	2,724	2,797	2.6%	3.1%
2007	73	2,705	2,778	2.6%	3%
2008	90	2,792	2,882	3.1%	3.3%
2009	121	2,742	2,863	4.2%	4.6%
2010	108	2,542	2,650	4.1%	4.6%
2011	90	2,568	2,658	3.4%	4.4%
2012	86	2,617	2,703	3.2%	4%
2013	89	2,666	2,755	3.2%	3.8%
2014	81	2,599	2,680	3%	3.3%
2015	77	2,575	2,652	2.9%	3%
2016	90	2,581	2,671	3.4%	3.2%

Diagram II.62.2, shows the employment and labor force for Morrill County. The difference between the two lines represents the number of unemployed persons. In the most recent year, employment stood at 2,581 persons, with the labor force reaching 2,671, indicating there were a total of 90 unemployed persons.

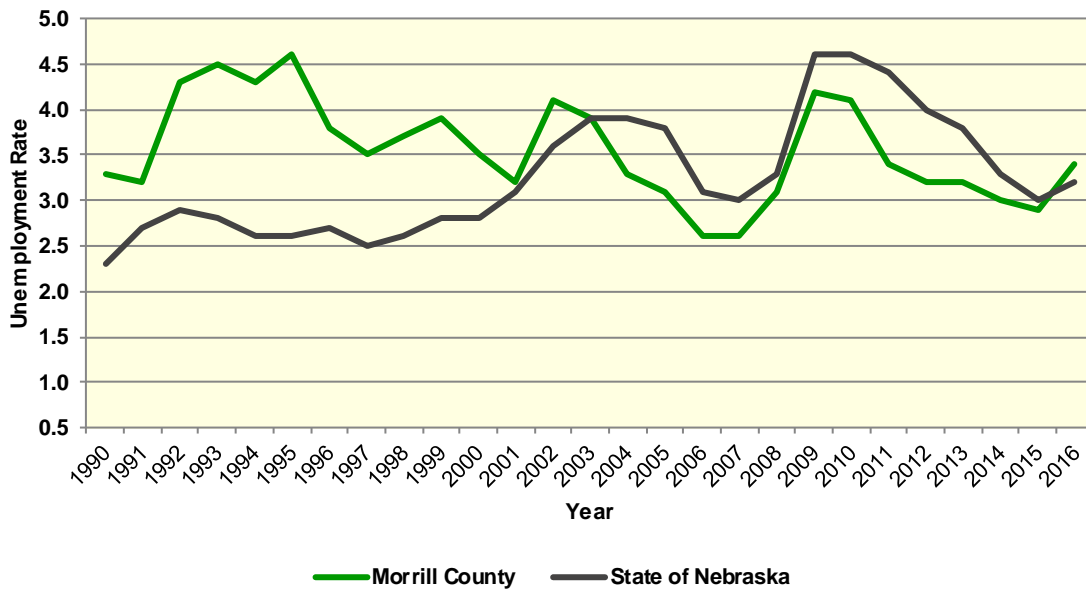
Diagram II.62.2
Employment and Labor Force
 Morrill County
 1990 – 2016 BLS Data



Unemployment

Diagram II.62.3, shows the unemployment rate for both the State and Morrill County. During the 1990’s the average rate for Morrill County was 3.9, which compared to 2.6 statewide. Between 2000 and 2010 the unemployment rate had an average of 3.4, which compared to 3.5 statewide. Since 2010 the average unemployment rate was 3.3. Over the course of the entire period Morrill County had an average unemployment rate higher than the state, 3.6 percent for Morrill County, versus 3.3 statewide.

Diagram II.62.3
Annual Unemployment Rate
 Morrill County
 1990 – 2016 BLS Data



Earnings and Employment

The Bureau of Economic Analysis (B.E.A.) produces regional economic accounts which provide a consistent framework for analyzing and comparing individual state and local area economies. Table II.62.24, shows total real earnings by industry for Morrill County. In the most recent 2016 estimate, the farm industry had the largest total real earnings, with total real earnings reaching 71,741,000 dollars. Between 2015 and 2016 the manufacturing industry saw the largest percentage increase, rising by 14.1 percent to 9,751,000 dollars.

Table II.62.24
Real Earnings by Industry
 Morrill County
 BEA Table CA-5N Data (1,000's of 2016 Dollars)

NAICS Categories	2001	2010	2011	2012	2013	2014	2015	2016	% Change 15-16
Farm earnings	22,987	49,352	92,094	59,362	66,288	89,629	79,753	71,741	-10
Forestry, fishing, related activities, and other	0	0	0	0	0	0	0	0	0
Mining	0	0	0	0	0	0	0	0	0
Utilities	168	0	0	0	0	0	0	0	0
Construction	3,526	4,174	4,448	3,709	3,438	3,886	5,177	5,837	12.7
Manufacturing	3,184	3,912	4,131	4,000	4,352	5,591	8,549	9,751	14.1
Wholesale trade	7,745	10,017	12,351	14,597	15,439	11,091	9,162	9,916	8.2
Retail trade	4,374	8,122	11,898	12,064	11,140	5,822	6,122	6,155	0.5
Transportation and warehousing	8,460	0	0	0	0	0	0	0	0
Information	273	0	0	0	0	0	0	0	0
Finance and insurance	0	0	3,270	5,033	2,780	0	6,542	6,018	-8
Real estate and rental and leasing	0	0	480	607	865	0	771	863	11.9
Professional and technical services	0	820	751	1,023	0	0	1,149	1,098	-4.4
Management of companies and enterprises	0	0	0	0	0	0	0	0	0
Administrative and waste services	530	0	0	0	0	0	0	0	0
Educational services	0	395	372	0	0	0	0	0	0
Health care and social assistance	3,944	5,700	5,687	0	0	0	0	0	0
Arts, entertainment, and recreation	0	0	0	0	0	0	0	0	0
Accommodation and food services	0	0	0	0	0	0	0	0	0
Other services, except public administration	3,887	2,998	3,231	3,856	0	0	2,987	2,767	-7.4
Government and government enterprises	21,319	27,509	27,607	27,080	29,189	29,018	31,238	31,774	1.7
Total	87,941	134,686	189,751	165,615	169,225	184,145	181,121	175,779	-2.9



Table II.62.25, shows the total employment by industry for Morrill County. The most recent estimates show the farm industry was the largest employer in Morrill County, with employment reaching 646 jobs in 2016. Between 2015 and 2016 the other services, except public administration industry saw the largest percentage increase, rising by 7.5 percent to 144 jobs.

Table II.62.25
Employment by Industry
Morrill County
BEA Table CA25 Data

NAICS Categories	2001	2010	2011	2012	2013	2014	2015	2016	% Change 15-16
Farm earnings	604	646	650	615	619	613	673	646	-4
Forestry, fishing, related activities, and other	0	0	0	0	0	0	0	0	0
Mining	0	0	0	0	0	0	0	0	0
Utilities	0	0	0	0	0	0	0	0	0
Construction	123	90	86	90	98	117	112	91	-18.8
Manufacturing	36	62	60	59	67	67	66	64	-3
Wholesale trade	142	141	152	130	149	150	141	136	-3.5
Retail trade	230	251	235	248	244	242	250	251	0.4
Transportation and warehousing	200	0	0	0	0	0	0	0	0
Information	15	0	0	0	0	0	0	0	0
Finance and insurance	0	0	71	61	70	0	94	90	-4.3
Real estate and rental and leasing	0	0	50	53	62	0	63	67	6.3
Professional and technical services	0	59	49	59	0	0	54	56	3.7
Management of companies and enterprises	0	0	0	0	0	0	0	0	0
Administrative and waste services	40	0	0	0	0	0	0	0	0
Educational services	10	13	0	0	0	0	0	0	0
Health care and social assistance	164	205	202	0	0	0	0	0	0
Arts, entertainment, and recreation	0	0	0	0	0	0	0	0	0
Accommodation and food services	0	0	0	0	0	0	0	0	0
Other services, except public administration	138	120	120	123	0	0	134	144	7.5
Government and government enterprises	528	515	513	513	525	573	588	607	3.2
Total	2,606	2,794	2,755	2,791	2,820	2,789	2,866	2,859	-0.2



Table II.62.26, shows the real average earnings per job by industry for Morrill County. These figures are calculated by dividing the Total Real Earning displayed in Table II.62.24 and Table II.62.25, by Industry. In 2016, the manufacturing industry had the highest average earnings reaching 152,359 dollars. Between 2015 and 2016 the construction industry saw the largest percentage increase, rising by 38.8 percent to 64,143 dollars.

Table II.62.26
Real Earnings Per Job by Industry
 Morrill County
 BEA Table CA5N and CA25 Data

NAICS Categories	2001	2010	2011	2012	2013	2014	2015	2016	% Change 15-16
Farm earnings	38,059	76,396	141,683	96,524	107,089	146,214	118,503	111,054	-6.3
Forestry, fishing, related activities, and other	0	0	0	0	0	0	0	0	0
Mining	0	0	0	0	0	0	0	0	0
Utilities	0	0	0	0	0	0	0	0	0
Construction	28,669	46,375	51,717	41,215	35,081	33,216	46,226	64,143	38.8
Manufacturing	88,453	63,092	68,842	67,789	64,957	83,454	129,532	152,359	17.6
Wholesale trade	54,539	71,039	81,254	112,284	103,620	73,938	64,979	72,912	12.2
Retail trade	19,017	32,358	50,628	48,647	45,657	24,057	24,486	24,522	0.1
Transportation and warehousing	42,302	0	0	0	0	0	0	0	0
Information	18,186	0	0	0	0	0	0	0	0
Finance and insurance	0	0	46,052	82,514	39,716	0	69,596	66,867	-3.9
Real estate and rental and leasing	0	0	9,601	11,451	13,955	0	12,238	12,881	5.2
Professional and technical services	0	13,902	15,323	17,342	0	0	21,277	19,607	-7.8
Management of companies and enterprises	0	0	0	0	0	0	0	0	0
Administrative and waste services	13,240	0	0	0	0	0	0	0	0
Educational services	0	30,403	0	0	0	0	0	0	0
Health care and social assistance	24,049	27,803	28,154	0	0	0	0	0	0
Arts, entertainment, and recreation	0	0	0	0	0	0	0	0	0
Accommodation and food services	0	0	0	0	0	0	0	0	0
Other services, except public administration	28,166	24,983	26,924	31,346	0	0	22,290	19,215	-13.8
Government and government enterprises	40,376	53,415	53,815	52,787	55,598	50,642	53,126	52,346	-1.5
Total	33,746	48,205	68,875	59,339	60,009	66,026	63,196	61,483	-2.7

Table II.62.27 shows total employment and real personal income for the years of 1969 to 2016. As can be seen in Total Real Personal Income in 2016, comprising all wage and salary earnings, proprietorship income, dividends, interest, rents, and transfer payments, was \$261,051,000 a -1.6 percent change between 2015 and 2016. The Table shows further annual data for the years 1969 through 2016. In 2010, total employment was 2,794 and 2,859 in 2016.

Table II.62.27
Total Employment and Real Personal Income
Morrill County
BEA Data 1969 Through 2016

Year	1,000s of 2016 Dollars						Per Capita Income	Total Employment	Average Real Earnings Per Job
	Earnings	Social Security Contributions	Residents Adjustments	Dividends, Interest, Rents	Transfer Payments	Personal Income			
1969	61,740	2,915	2,158	14,629	9,511	85,124	14,418	2,372	26,030
1970	60,519	2,950	2,187	15,445	10,308	85,509	14,736	2,388	25,342
1971	68,855	3,161	2,812	15,521	10,787	94,814	16,574	2,523	27,291
1972	76,738	3,463	3,373	17,140	11,740	105,529	18,353	2,599	29,527
1973	100,643	4,295	4,143	19,450	13,161	133,102	22,543	2,601	38,692
1974	83,342	4,561	4,876	19,973	13,913	117,543	20,443	2,825	29,503
1975	80,675	4,769	5,160	20,291	14,918	116,276	19,673	2,599	31,041
1976	82,455	5,180	6,056	20,539	16,117	119,987	20,145	2,637	31,270
1977	64,688	5,046	7,247	21,951	16,476	105,316	17,317	2,659	24,329
1978	96,506	5,477	9,049	23,308	17,092	140,477	23,453	2,665	36,212
1979	94,060	5,634	11,084	24,325	17,241	141,076	23,838	2,663	35,322
1980	128,322	5,718	12,112	26,881	18,403	180,000	29,561	2,737	46,883
1981	92,990	6,036	11,890	29,201	18,716	146,762	24,084	2,667	34,867
1982	60,504	5,543	12,003	33,188	18,914	119,066	19,719	2,584	23,415
1983	70,574	5,620	11,307	35,670	20,262	132,193	22,106	2,629	26,844
1984	81,836	5,947	11,794	35,242	20,601	143,526	24,459	2,607	31,390
1985	110,559	5,995	12,122	33,384	21,322	171,392	30,090	2,551	43,339
1986	80,256	6,281	11,590	31,828	21,427	138,821	24,851	2,470	32,492
1987	80,292	6,451	12,008	30,730	20,817	137,396	24,809	2,543	31,575
1988	104,797	6,383	11,471	29,723	20,624	160,232	29,229	2,550	41,097
1989	89,503	6,372	11,833	31,224	20,694	146,881	26,980	2,510	35,659
1990	94,055	6,243	11,367	29,640	22,328	151,147	27,845	2,496	37,682
1991	89,884	6,488	11,263	28,575	22,174	145,408	27,235	2,534	35,471
1992	87,830	6,682	11,846	28,346	23,489	144,829	27,148	2,487	35,316
1993	91,961	6,667	12,368	28,478	22,871	149,010	27,615	2,538	36,233
1994	80,755	7,177	12,605	31,612	22,468	140,263	26,056	2,693	29,986
1995	82,761	6,752	12,960	29,839	24,187	142,995	26,257	2,545	32,520
1996	78,971	6,629	13,495	31,947	25,596	143,380	26,328	2,635	29,969
1997	74,289	6,621	14,227	32,446	25,843	140,183	25,641	2,629	28,257
1998	69,651	6,345	16,268	35,222	27,733	142,528	25,854	2,541	27,411
1999	69,477	6,569	17,148	33,628	27,673	141,356	26,133	2,574	26,992
2000	74,347	6,649	17,906	33,989	29,149	148,741	27,443	2,540	29,271
2001	87,941	7,808	17,780	33,207	31,792	162,913	30,486	2,606	33,746
2002	87,796	7,940	17,245	31,835	33,309	162,245	31,052	2,564	34,242
2003	116,760	8,132	17,402	31,860	32,955	190,845	36,686	2,569	45,449
2004	113,659	8,248	17,388	29,692	32,052	184,543	35,855	2,632	43,184
2005	129,120	8,870	17,438	32,301	33,802	203,791	39,881	2,722	47,436
2006	131,589	9,859	17,796	31,090	36,765	207,381	40,743	2,749	47,868
2007	142,538	10,188	18,263	36,356	37,157	224,126	43,758	2,821	50,528
2008	147,030	10,750	19,437	38,047	40,061	233,825	46,037	2,902	50,665
2009	118,300	10,183	18,348	29,461	40,091	196,018	39,055	2,831	41,788
2010	134,686	10,237	18,166	30,990	41,273	214,877	42,651	2,794	48,205
2011	189,751	9,380	19,407	35,782	39,941	275,501	55,917	2,755	68,875
2012	165,615	9,763	19,789	37,491	38,416	251,549	51,621	2,791	59,339
2013	169,225	11,169	18,061	34,087	38,760	248,965	51,154	2,820	60,009
2014	184,145	10,434	18,001	35,923	42,810	270,445	55,820	2,789	66,026
2015	181,121	10,820	16,559	35,614	42,689	265,163	54,741	2,866	63,197
2016	175,779	10,950	17,331	35,774	43,117	261,051	54,533	2,859	61,483



Diagram II.62.4, shows real average earnings per job for Morrill County from 1990 to 2016. Over this period the average earning per job for Morrill County was 43,376 dollars, which was lower than the statewide average of 46,130 dollars over the same period.

Diagram II.62.4
Real Average Earnings Per Job
 Morrill County
 BEA Data 1990 - 2016

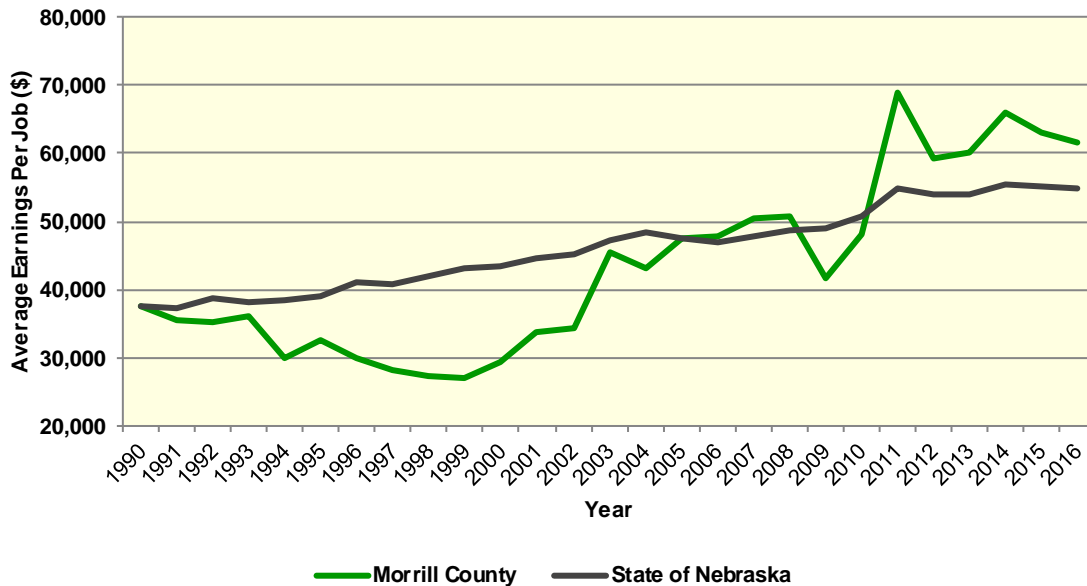
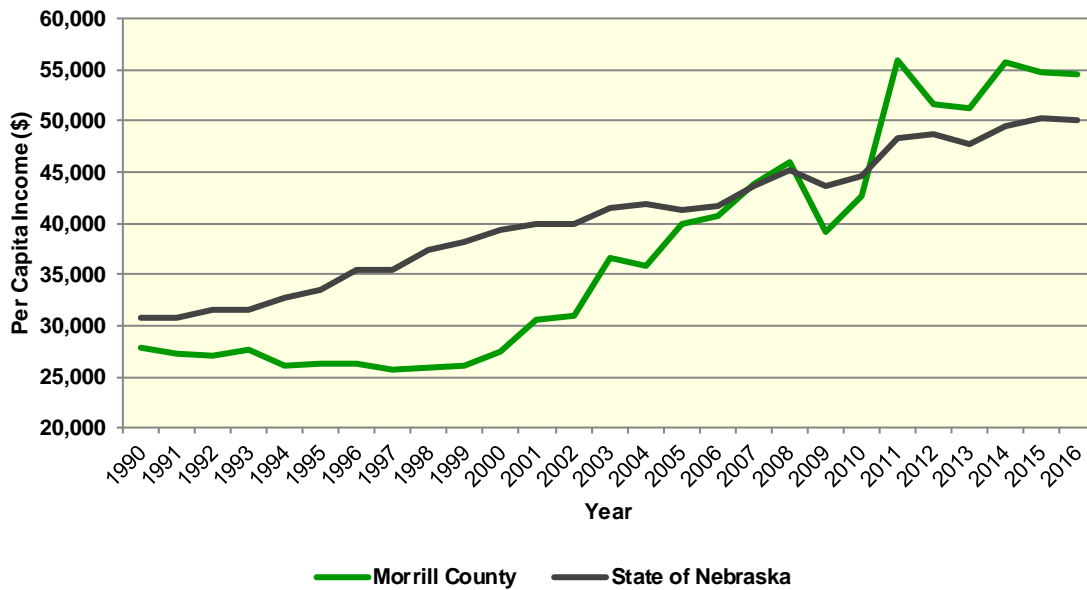


Diagram II.62.5, shows real per capita income in Morrill County from 1990 to 2016, which is calculated by dividing total personal income from all sources by population. Per capita income is a broader measure of wealth than real average earnings per job, which only captures the working population. Over this period the real per capita income for Morrill County was 37,168 dollars, which was lower than the statewide average of 40,548 dollars over the same period.

Diagram II.62.5
Real Per Capita Income
 Morrill County
 BEA Data 1990 - 2016



Quarterly Census of Employment and Wages

The Bureau of Labor Statistics (BLS) produces the Quarterly Census of Employment and Wages (QCEW), which reports monthly data on employment and quarterly data on wages and number of business establishments. QCEW employment data represent only filled jobs, whether full or part-time, temporary or permanent, by place of work the pay period. Data from this series are from the period of January 2006 through December 2016 and are presented in Table II.62.28 with the 2016 information considered preliminary. Between 2015 and 2016, total annual employment increased from 1,525 persons in 2015 to 1,534 in 2016, a change of 1 percent.

Table II.62.28
Total Monthly Employment
 Morrill County
 BLS QCEW Data, 2001–2016(p)

Period	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016
Jan	1,392	1,389	1,424	1,404	1,401	1,398	1,501	1,573	1,474	1,483	1,509
Feb	1,365	1,384	1,428	1,402	1,385	1,430	1,532	1,542	1,492	1,465	1,504
Mar	1,396	1,409	1,459	1,431	1,369	1,423	1,557	1,550	1,501	1,477	1,524
Apr	1,427	1,436	1,517	1,465	1,426	1,452	1,565	1,568	1,523	1,486	1,550
May	1,467	1,497	1,549	1,506	1,467	1,483	1,586	1,623	1,564	1,560	1,537
Jun	1,515	1,572	1,619	1,536	1,512	1,520	1,607	1,617	1,590	1,589	1,561
Jul	1,456	1,480	1,524	1,501	1,450	1,500	1,573	1,591	1,589	1,537	1,552
Aug	1,416	1,474	1,557	1,485	1,447	1,455	1,531	1,575	1,534	1,523	1,531
Sep	1,417	1,465	1,549	1,476	1,448	1,438	1,540	1,591	1,553	1,547	1,567
Oct	1,433	1,455	1,542	1,455	1,436	1,443	1,531	1,556	1,544	1,537	1,523
Nov	1,422	1,465	1,516	1,426	1,430	1,443	1,531	1,547	1,536	1,532	1,530
Dec	1,431	1,473	1,539	1,457	1,454	1,473	1,591	1,573	1,536	1,560	1,516
Annual	1,428	1,458	1,519	1,462	1,435	1,455	1,554	1,576	1,536	1,525	1,534
% Change	1%	2%	4%	-4%	-2%	1%	7%	1%	-3%	-1%	1%

The QCEW also reports average weekly wages, which represents total compensation paid during the calendar quarter, regardless of when services were performed. The BLS QCEW data indicated average weekly wages were \$690 in 2015. In 2016, average weekly wages saw a remained unchanged of (ND) percent over the prior year, rising to 690 dollars, or by (ND) dollars. These data are shown in Table II.62.29.

Table II.62.29						
Average Weekly Wages						
Morrill County						
BLS QCEW Data, 2001–2016(p)						
Year	First Quarter	Second Quarter	Third Quarter	Fourth Quarter	Annual	% Change
2001	384	387	391	423	396	
2002	399	405	404	435	411	4%
2003	422	420	429	458	432	5%
2004	428	420	433	487	442	2%
2005	454	444	481	521	475	7%
2006	487	489	504	546	507	7%
2007	506	494	517	586	526	4%
2008	563	536	561	634	573	9%
2009	551	536	550	624	565	-1%
2010	556	554	550	641	575	2%
2011	572	584	587	673	604	5%
2012	589	580	577	697	611	1%
2013	598	601	694	725	654	7%
2014	637	617	618	713	646	-1%
2015	686	666	661	746	690	7%
2016(p)	703	662	690	706	690	(ND)%

Total business establishments reported by the QCEW are displayed in Table II.62.28. Between 2015 and 2016, the total number of business establishments in Morrill County remained unchanged from 203 to 203 establishments.

Table II.62.30						
Number of Business Establishments						
Morrill County						
BLS QCEW Data, 2001–2016(p)						
Year	First Quarter	Second Quarter	Third Quarter	Fourth Quarter	Annual	% Change
2001	164	165	166	163	165	
2002	168	172	165	164	167	1%
2003	170	171	167	166	169	1%
2004	166	165	167	169	167	-1%
2005	171	169	169	169	170	2%
2006	167	166	166	163	166	-2%
2007	165	166	168	167	167	1%
2008	169	174	175	173	173	4%
2009	172	175	181	179	177	2%
2010	176	176	174	172	175	-1%
2011	176	177	174	172	175	(ND)%
2012	190	197	199	200	197	13%
2013	203	209	210	206	207	5%
2014	203	204	204	204	204	-1%
2015	204	204	202	201	203	(ND)%
2016	200	201	205	206	203	(ND)%

Nebraska Department of Revenue

According to the Nebraska Department of Revenue (DOR), returns from taxpayers with adjusted gross incomes (AGIs) of less than \$10,000 increased by 4.4 percent between 2010 and 2016. Returns from taxpayers with AGIs of \$35,001 to \$50,000 increased by 3.2 percent over the period. On the other hand, by 2016 there were 224 returns for AGIs of \$100,000 or more. Table II.62.31 presents AGI distribution for the years 1991 through 2016.

Table II.62.31 Income Tax Returns by Adjusted Gross Income Morrill County 1991–2016 DOR Data										
Year	Less than \$10,000	\$10,001–\$15,000	\$15,001–\$25,000	\$25,001–\$35,000	\$35,001–\$50,000	\$50,001–\$75,000	\$75,001–\$100,000	\$100,001–\$250,000	More than \$250,000	Total ⁵⁶
1991	856	252	425	293	247	113	0	24	0	2,236
1992	824	233	440	282	268	118	10	27	0	2,234
1993	818	248	446	274	252	139	10	26	0	2,239
1994	824	246	422	255	267	156	13	21	0	2,230
1995	794	211	424	277	231	181	10	27	0	2,186
1996	779	222	412	275	259	190	24	22	0	2,209
1997	749	194	426	268	266	218	14	28	10	2,198
1998	756	176	421	279	279	237	15	37	0	2,239
1999	731	185	377	263	288	219	49	37	0	2,169
2000	695	154	391	262	294	225	51	45	11	2,145
2001	677	139	356	245	311	235	70	42	0	2,090
2002	657	159	362	253	293	239	65	45	0	2,083
2003	615	172	357	250	286	232	52	52	0	2,039
2004	591	171	339	264	276	263	96	43	14	2,057
2005	508	162	309	239	238	265	111	66	20	1,918
2006	454	199	367	268	248	291	129	88	10	2,054
2007	459	202	341	265	245	321	156	114	12	2,115
2008	452	184	328	245	278	316	162	116	18	2,099
2009	416	190	339	265	253	303	154	116	10	2,046
2010	384	190	332	267	249	304	169	124	21	2,040
2011	376	172	356	256	256	312	176	145	25	2,074
2012	374	171	309	245	279	312	177	161	46	2,074
2013	392	181	293	247	262	301	194	180	30	2,080
2014	377	175	283	276	263	313	201	196	34	2,118
2015	385	162	310	236	266	327	193	206	32	2,117
2016	401	151	300	246	257	323	164	196	28	2,066

⁵⁶ Income levels with fewer than 10 returns were not disclosed, but are included in the totals. As a result, income levels may not sum to total.

Poverty

Poverty is the condition of having insufficient resources or income. In its extreme form, poverty is a lack of basic human needs, such as adequate and healthy food, clothing, housing, water, and health services. According to the Census Bureau’s Small Area Income and Poverty Estimates Program, the number of individuals in poverty increase from 772 in 2010 to 775 in 2016, with the poverty rate reaching 16.5 percent in 2016. This compared to a state poverty rate of 11.3 percent and a national rate of 14 percent in 2016. Table II.62.32 presents poverty data for the county.

The rate of poverty for Morrill County is shown in Table II.62.33. In 2016, there were an estimated 576 persons living in poverty. This represented a 12.3 percent poverty rate, compared to 14.7 percent poverty in 2000. In 2016, some 8.5 percent of those in poverty were under age 6, and 12.2 percent were 65 or older.

Table II.62.32 Persons in Poverty Morrill County 2000–2016 SAIPE Estimates		
Year	Persons in Poverty	Poverty Rate
2000	764	14.4%
2001	761	14.6%
2002	760	14.5%
2003	706	13.6%
2004	707	13.9%
2005	801	15.9%
2006	825	16.3%
2007	807	16.4%
2008	659	13.5%
2009	795	16.6%
2010	772	15.6%
2011	806	16.4%
2012	753	15.7%
2013	645	13.4%
2014	669	14%
2015	645	13.5%
2016	775	16.5%

Table II.62.33 Poverty by Age Morrill County 2000 Census SF3 & 2016 Five-Year ACS Data				
Age	2000 Census		2016 Five-Year ACS	
	Persons in Poverty	% of Total	Persons in Poverty	% of Total
Under 6	92	11.8%	49	8.5%
6 to 17	213	27.2%	144	25%
18 to 64	390	49.9%	313	54.3%
65 or Older	87	11.1%	70	12.2%
Total	782	100.0%	576	100.0%
Poverty Rate	14.7%	.	12.3%	.

HOUSING

The Census Bureau estimates that the total number of housing units decreased by -1 percent in Morrill County between 2010 and 2016, from 2,442 to 2,417. This compared to an estimated 3.8 percent increase statewide, as shown in Table II.62.34.

Housing Production

The Census Bureau reports building permit authorizations and “per unit”

Table II.62.34 Housing Units State of Nebraska vs. Morrill County 2000 and 2016 Census Data and Intercensal Estimates				
Subject	Nebraska	% Growth Since Census	Morrill County	% Growth Since Census
2000 Census Base	722,656	.	2,462	.
2010 Census	796,793	10.3	2,442	-0.8
July 2011 Estimate	801,068	0.5	2,431	-0.5
July 2012 Estimate	804,586	1	2,432	-0.4
July 2013 Estimate	809,062	1.5	2,425	-0.7
July 2014 Estimate	814,835	2.3	2,425	-0.7
July 2015 Estimate	820,725	3	2,424	-0.7
July 2016 Estimate	827,156	3.8	2,417	-1



valuation of building permits by county annually. Single-family construction usually represents most residential development in the county. Single-family building permit authorizations in Morrill County remained unchanged from 0 authorizations in 2015 to 0 in 2016.

The real value of single-family building permits remained unchanged from \$0 in 2015 to \$0 in 2016. This compares to an increase in permit value statewide, with values rising from \$203,629 in 2015 to \$206,586 in 2016. Additional details are given in Table II.62.35.

Table II.62.35 Building Permits and Valuation Morrill County Census Bureau Data, 1980–2016							
Year	Authorized Construction in Permit Issuing Areas					Per Unit Valuation, (Real 2016\$)	
	Single-Family	Duplex Units	Tri- and Four-Plex	Multi-Family Units	Total Units	Single-Family Units	Multi-Family Units
1980	5	0	0	0	5	115,012	0
1981	4	0	0	0	4	124,713	0
1982	2	0	0	0	2	145,978	0
1983	1	0	0	0	1	158,344	0
1984	0	0	0	0	0	0	0
1985	1	0	0	0	1	136,293	0
1986	2	0	0	0	2	60,115	0
1987	0	0	0	0	0	0	0
1988	0	0	0	0	0	0	0
1989	2	0	0	0	2	79,180	0
1990	0	0	0	0	0	0	0
1991	0	0	0	0	0	0	0
1992	1	0	0	0	1	126,342	0
1993	1	2	0	18	21	77,125	49,788
1994	1	2	0	0	3	113,276	0
1995	1	0	0	0	1	96,236	0
1996	4	0	0	0	4	89,157	0
1997	3	6	0	0	9	84,762	0
1998	1	0	0	0	1	159,695	0
1999	2	0	0	0	2	123,190	0
2000	3	0	0	0	3	105,743	0
2001	0	0	0	0	0	0	0
2002	0	0	0	0	0	0	0
2003	0	0	0	0	0	0	0
2004	0	0	0	0	0	0	0
2005	2	0	0	0	2	105,827	0
2006	0	0	0	0	0	0	0
2007	5	0	0	0	5	216,877	0
2008	4	0	0	0	4	16,788	0
2009	0	0	0	0	0	0	0
2010	0	0	0	0	0	0	0
2011	0	0	0	10	10	0	86,300
2012	0	0	0	0	0	0	0
2013	3	0	0	6	9	130,303	74,707
2014	0	0	0	7	7	0	73,391
2015	0	0	0	0	0	0	0
2016	0	0	0	0	0	0	0



Diagram II.62.6
Single-Family Permits
 Morrill County
 Census Bureau Data, 1980–2016

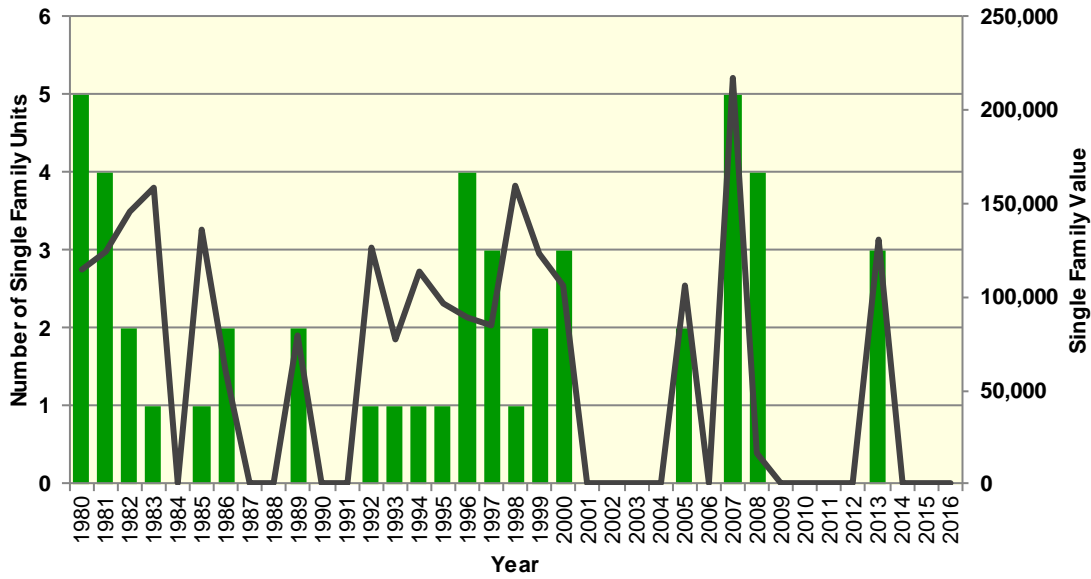
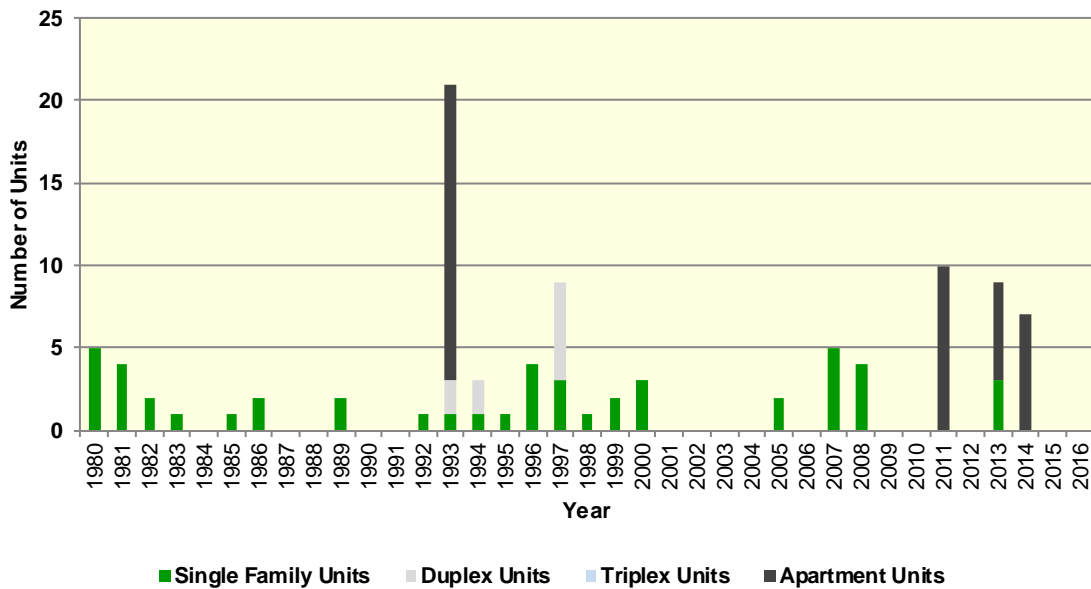


Diagram II.62.7
Total Permits by Unit Type
 Morrill County
 Census Bureau Data, 1980–2016



Housing Characteristics

Housing types by unit are shown in Table II.62.36. In 2016, there were 2,422 housing units, down from 2,460 in 2000. Single-family units accounted for 86.7 percent of units in 2016, compared to 81.4 in 2000. Apartment units accounted for 2.6 percent in 2016, compared to 1.6 percent in 2000.

Table II.62.36 Housing Units by Type Morrill County 2000 Census SF3 & 2016 Five-Year ACS Data				
Unit Type	2000 Census		2016 Five-Year ACS	
	Units	% of Total	Units	% of Total
Single-Family	2,002	81.4%	2,100	86.7%
Duplex	27	1.1%	27	1.1%
Tri- or Four-Plex	34	1.4%	35	1.4%
Apartment	40	1.6%	63	2.6%
Mobile Home	349	14.2%	197	8.1%
Boat, RV, Van, Etc.	8	0.3%	0	0%
Total	2,460	100.0%	2,422	100.0%

Some 85.4 percent of housing was occupied in 2010, compared to 86.9 percent in 2000. Owner-occupied housing changed -2.7 percent between 2000 and 2010, ending with owner-occupied units representing 71.2 percent of units. Vacant units changed by 10.9 percent, resulting in 357 vacant units in 2010.

Table II.62.37 Housing Units by Tenure Morrill County 2000 & 2010 Census SF1 Data					
Tenure	2000 Census		2010 Census		% Change 00-10
	Units	% of Total	Units	% of Total	
Occupied Housing Units	2,138	86.9%	2,085	85.4%	-2.5%
Owner-Occupied	1,526	71.4%	1,485	71.2%	-2.7%
Renter-Occupied	612	28.6%	600	28.8%	-2%
Vacant Housing Units	322	13.1%	357	14.6%	10.9%
Total Housing Units	2,460	100.0%	2,442	100.0%	-0.7%

Table II.62.38 shows housing units by tenure from 2010 to 2016. By 2016, there were 2,422 housing units. An estimated 67.5 percent were owner-occupied, and 17.1 percent were vacant.

Table II.62.38 Housing Units by Tenure Morrill County 2010 Census & 2016 Five-Year ACS Data				
Tenure	2010 Census		2016 Five-Year ACS	
	Units	% of Total	Units	% of Total
Occupied Housing Units	2,085	85.4%	2,008	82.9%
Owner-Occupied	1,485	71.2%	1,355	67.5%
Renter-Occupied	600	28.8%	653	32.5%
Vacant Housing Units	357	14.6%	414	17.1%
Total Housing Units	2,442	100.0%	2,422	100.0%



Households by household size are shown in Table II.62.39. There were a total of 2,085 households in 2010, down from 2,138 in 2000. One person households changed by 4 percent between 2000 and 2010, while two person households changed by 2.7 percent. Three and four person households changed by -2.9 and -12.9 respectively, representing 13 percent and 11.6 percent of the population in 2010.

Table II.62.39 Households by Household Size Morrill County 2000 & 2010 Census SF1 Data					
Size	2000 Census		2010 Census		% Change 00-10
	Households	% of Total	Households	% of Total	
One Person	576	26.9%	599	28.7%	4%
Two Persons	777	36.3%	798	38.3%	2.7%
Three Persons	280	13.1%	272	13%	-2.9%
Four Persons	278	13%	242	11.6%	-12.9%
Five Persons	150	7%	109	5.2%	-27.3%
Six Persons	55	2.6%	40	1.9%	-27.3%
Seven Persons or More	22	1%	25	1.2%	13.6%
Total	2,138	100.0%	2,085	100.0%	-2.5%

Households by income is shown in Table II.62.40. Households earning more than \$100,000 per year represented 12.6 percent of households in 2016, compared to 2.9 percent in 2000. Households earning between \$50,000 and \$74,999 represented 20.9 percent of households in 2016, compared to 16.8 percent in 2000. Meanwhile, households earning less than \$15,000 accounted for 9.5 percent of households in 2016, compared to 21.9 percent in 2000.

Table II.62.40 Households by Income Morrill County 2000 Census SF3 & 2016 Five-Year ACS Data				
Income	2000 Census		2016 Five-Year ACS	
	Households	% of Total	Households	% of Total
Less than \$15,000	471	21.9%	190	9.5%
\$15,000 to \$19,999	192	8.9%	139	6.9%
\$20,000 to \$24,999	219	10.2%	122	6.1%
\$25,000 to \$34,999	365	17%	276	13.7%
\$35,000 to \$49,999	374	17.4%	415	20.7%
\$50,000 to \$74,999	360	16.8%	419	20.9%
\$75,000 to \$99,999	106	4.9%	194	9.7%
\$100,000 or More	62	2.9%	253	12.6%
Total	2,149	100.0%	2,008	100.0%

Table II.62.41 shows households by year home built. Housing units built between 2000 and 2009, account for 4.8 percent and those built in 2010 or later accounted for 1.5 percent of households. Households built in the 1970's, 1980's, and 1990's account for 15.7 percent, 6.8 percent, and 4.8, respectively. Housing units built prior to 1939 represented 39 percent of households in 2016.

Table II.62.41				
Households by Year Home Built				
Morrill County				
2000 Census SF3 & 2016 Five-Year ACS Data				
Year Built	2000 Census		2016 Five-Year ACS	
	Households	% of Total	Households	% of Total
1939 or Earlier	787	36.8%	783	39%
1940 to 1949	247	11.6%	177	8.8%
1950 to 1959	265	12.4%	167	8.3%
1960 to 1969	173	8.1%	205	10.2%
1970 to 1979	410	19.2%	316	15.7%
1980 to 1989	139	6.5%	137	6.8%
1990 to 1999	117	5.5%	97	4.8%
2000 to 2009	.	.	96	4.8%
2010 or Later	.	.	30	1.5%
Total	2,138	100.0%	2,008	100.0%

The distribution of unit types by race are shown in Table II.62.42. An estimated 87.6 percent of white households occupy single-family homes. Some 3.3 percent of white households occupy apartments. An estimated 100 percent of Asian, and 100 percent of American Indian households occupy single-family homes.

Table II.62.42							
Distribution of Units in Structure by Race							
Morrill County							
2016 Five-Year ACS Data							
Unit Type	White	Black	American Indian	Asian	Native Hawaiian/ Pacific Islanders	Other	Two or More Races
Single-Family	87.6%	%	100%	100%	%	100%	77.1%
Duplex	0.8%	%	0%	0%	%	0%	0%
Tri- or Four-Plex	1.4%	%	0%	0%	%	0%	22.9%
Apartment	3.3%	%	0%	0%	%	0%	0%
Mobile Home	6.9%	%	0%	0%	%	0%	0%
Boat, RV, Van, Etc.	0%	%	0%	0%	%	0%	0%
Total	100.0%	%	100.0%	100.0%	%	100.0%	100.0%

The disposition of vacant housing units in 2000 and 2010 are shown in Table II.62.43. An estimated 20.4 percent of vacant units were for rent in 2010, a 40.4 percent change since 2000. In addition, some 8.7 percent of vacant units were for sale, a change of -55.1 percent between 2000 and 2010. "Other" vacant units represented 47.9 percent of vacant units in 2010. This is a change of 39 percent since 2000. "Other" vacant units are not for sale or rent, or otherwise available to the marketplace. These units may be problematic if concentrated in certain areas, and may create a "blighting" effect.

Table II.62.43 Disposition of Vacant Housing Units Morrill County 2000 & 2010 Census SF1 Data					
Disposition	2000 Census		2010 Census		% Change 00-10
	Units	% of Total	Units	% of Total	
For Rent	52	16.1%	73	20.4%	40.4%
For Sale	69	21.4%	31	8.7%	-55.1%
Rented or Sold, Not Occupied	15	4.7%	21	5.9%	40%
For Seasonal, Recreational, or Occasional Use	48	14.9%	60	16.8%	25%
For Migrant Workers	15	4.7%	1	0.3%	-93.3%
Other Vacant	123	38.2%	171	47.9%	39%
Total	322	100.0%	357	100.0%	10.9%

The disposition of vacant units between 2010 and 2016 are shown in Table II.62.44. By 2016, for rent units accounted for 2.4 percent of vacant units, while for sale units accounted for 11.1 percent. “Other” vacant units accounted for 69.8 percent of vacant units, representing a total of 289 “other” vacant units.

Table II.62.44 Disposition of Vacant Housing Units Morrill County 2010 Census & 2016 Five-Year ACS Data				
Disposition	2010 Census		2016 Five-Year ACS	
	Units	% of Total	Units	% of Total
For Rent	73	20.4%	10	2.4%
For Sale	31	8.7%	46	11.1%
Rented Not Occupied	5	1.4%	5	1.2%
Sold Not Occupied	16	4.5%	0	0%
For Seasonal, Recreational, or Occasional Use	60	16.8%	64	15.5%
For Migrant Workers	1	0.3%	0	0%
Other Vacant	171	47.9%	289	69.8%
Total	357	100.0%	414	100.0%

Department of Property Assessment Division

The Department of Property Assessment Division (PAD) provided a database of residential property transactions over the last 19 years. Property transactions are primarily related to existing buildings, with very few for new construction. During fiscal years 1999 through 2017, there were 1,105 property transactions in Morrill County. Of these, 1,022 were for single-family homes during this 19-year period, as shown in Table II.62.45.

Table II.62.45						
Residential Property Transactions						
Morrill County						
Fiscal Years 1999–2017 PAD Data						
Year	Single-Family	Mobile Home	Duplex	Townhome	Missing	Total
1999	61	6	1	0	1	69
2000	66	4	0	0	0	70
2001	50	7	0	0	7	64
2002	81	2	0	0	2	85
2003	70	6	0	0	1	77
2004	55	3	0	0	0	58
2005	75	2	0	0	1	78
2006	63	3	0	0	4	70
2007	67	1	0	0	1	69
2008	44	3	0	0	3	50
2009	45	0	0	0	0	45
2010	26	0	0	0	0	26
2011	15	0	0	0	17	32
2012	44	2	0	0	0	46
2013	39	2	0	0	0	41
2014	53	0	0	0	0	53
2015	52	1	1	0	0	54
2016	68	1	0	0	0	69
2017	48	0	1	0	0	49
Total	1,022	43	3	0	37	1,105

The PAD data also include descriptions of the quality of the building, which refers to the grade of materials and workmanship used in the original construction. Of the 552 single-family home property transactions for units built before 1930, 9.1 percent of units were of low quality and 30.3 percent were of fair quality. Conversely, of the 11 homes built from 2001 through 2010, 0 percent of units were of low quality and 18.2 percent of fair quality. Table II.62.46 provides details on the quality of these single-family residential dwellings by vintage of construction.

Table II.62.46										
Single-Family Homes by Year Built and Quality of Materials and Workmanship										
Morrill County										
Fiscal Years 1999–2017 PAD Data										
Quality	Before 1931	1931-1960	1961-1970	1971-1980	1981-1990	1991-2000	2001-2010	2011-2017	Missing	Total
Low	50	4	0	2	1	1	0	0	0	58
Fair	167	72	6	26	1	18	2	0	1	293
Average	325	153	38	78	9	14	6	0	10	633
Good	3	3	4	10	4	1	3	0	2	30
Very Good	0	0	0	0	0	0	0	0	0	0
Excellent	0	0	0	0	0	1	0	0	0	1
Missing	7	0	0	0	0	0	0	0	0	7
Total	552	232	48	116	15	35	11	0	13	1,022

In regard to the current condition of residential dwellings, of the same 552 single-family homes built before 1930, 36.8 percent of the homes were worn out or badly worn, and 58.5 percent were in average condition. Table II.62.47 provides details about the condition of single-family residential dwellings by year built.

Table II.62.47
Single-Family Homes by Year Built and Condition
 Morrill County
 Fiscal Years 1999–2017 PAD Data

Condition	Before 1931	1931-1960	1961-1970	1971-1980	1981-1990	1991-2000	2001-2010	2011-2017	Missing	Total
Worn Out	29	3	0	1	0	0	0	0	0	33
Badly Worn	174	38	4	6	0	1	0	0	1	224
Average	323	186	41	102	13	32	9	0	10	716
Good	20	5	3	7	2	1	2	0	2	42
Very Good	1	0	0	0	0	0	0	0	0	1
Excellent	0	0	0	0	0	1	0	0	0	1
Missing	5	0	0	0	0	0	0	0	0	5
Total	552	232	48	116	15	35	11	0	13	1,022

Housing Costs

Between 2010 and 2017, the average price of an existing single-family home changed from \$79,535 to \$98,121, a total increase of 23.4 percent, as shown in Table II.62.48.

Single-family home prices from the PAD database also indicated a general increase in average home prices and average floor area for newer homes. The average home price for single-family homes in Morrill County ranged from \$42,267 for homes built before 1930 to \$164,536 for homes built from 2001 to 2010.⁵⁷ Homes built from 2001 through 2010 were also larger, averaging 1,845 square feet per unit. Table II.62.49, provides additional details about single-family homes.

Table II.62.48
Average Sales Price of Single-Family Homes
 Morrill County
 Fiscal Years 1999–2017 PAD Data

Fiscal Year	Average Sales Price (\$)
1999	41,484
2000	41,562
2001	42,157
2002	41,695
2003	41,975
2004	46,102
2005	53,427
2006	43,331
2007	56,597
2008	73,025
2009	88,591
2010	79,535
2011	66,017
2012	61,234
2013	70,590
2014	63,059
2015	90,640
2016	80,457
2017	98,121
Average	59,396

Table II.62.49
Single-Family Homes by Year Built, Average Sales Price, Average Floor Area, and Price Per Square Foot
 Morrill County
 Fiscal Years 1999–2017 PAD Data

Year Built	Average Sales Price (\$)	Average Floor Area (Sq. Ft.)	Price per Sq. Ft. ⁵⁸ (\$)
Before 1931	42,267	1,148	36.81
1931-1960	57,164	1,140	50.15
1961-1970	86,036	1,352	63.65
1971-1980	98,264	1,440	68.22
1981-1990	119,680	1,806	66.26
1991-2000	107,520	1,685	63.82
2001-2010	164,536	1,845	89.2
2011-2017	0	0	0
Average	59,396	1,224	48.53

⁵⁷ When a manufactured home is placed on a permanent foundation, the Assessor considers the property a single-family dwelling. Hence, these property transactions are seen even though a single-family new construction permit was probably not issued for the manufactured home.

⁵⁸ Price per sq. ft. may not compute precisely due to rounding-off of sales price and floor area.

Housing Problems

Households are classified as having housing problems if they face overcrowding, incomplete plumbing or kitchen facilities, or cost burdens. Overcrowding is defined as having from 1.1 to 1.5 people per room per residence, with severe overcrowding defined as having more than 1.5 people per room. Households with overcrowding are shown in Table II.62.50. In 2016, an estimated 1.3 percent of households were overcrowded, and an additional 0 percent were severely overcrowded.

Table II.62.50 Overcrowding and Severe Overcrowding Morrill County 2000 Census SF3 & 2016 Five-Year ACS Data							
Data Source	No Overcrowding		Overcrowding		Severe Overcrowding		Total
	Households	% of Total	Households	% of Total	Households	% of Total	
Owner							
2000 Census	1,475	96.6%	43	2.8%	9	0.6%	1,527
2016 Five-Year ACS	1,335	98.5%	20	1.5%	0	0%	1,355
Renter							
2000 Census	585	95.7%	19	3.1%	7	1.1%	611
2016 Five-Year ACS	646	98.9%	7	1.1%	0	0%	2,008
Total							
2000 Census	2,060	96.4%	62	2.9%	16	0.7%	2,138
2016 Five-Year ACS	1,981	98.7%	27	1.3%	0	0%	2,008

Incomplete plumbing and kitchen facilities are another indicator of potential housing problems. According to the Census Bureau, a housing unit is classified as lacking complete plumbing facilities when any of the following are not present: piped hot and cold water, a flush toilet, and a bathtub or shower. Likewise, a unit is categorized as deficient when any of the following are missing from the kitchen: a sink with piped hot and cold water, a range or cook top and oven, and a refrigerator.

There were a total of 8 households with incomplete plumbing facilities in 2016, representing 0.4 percent of households in Morrill County. This is compared to 0.7 percent of households lacking complete plumbing facilities in 2000.

Table II.62.51 Households with Incomplete Plumbing Facilities Morrill County 2000 Census SF3 & 2016 Five-Year ACS Data		
Households	2000 Census	2016 Five-Year ACS
With Complete Plumbing Facilities	2,123	2,000
Lacking Complete Plumbing Facilities	15	8
Total Households	2,138	2,008
Percent Lacking	0.7%	0.4%

There were 10 households lacking complete kitchen facilities in 2016, compared to 21 households in 2000. This was a change from 1 percent of households in 2000 to 0.5 percent in 2016.



Table II.62.52 Households with Incomplete Kitchen Facilities Morrill County 2000 Census SF3 & 2016 Five-Year ACS Data		
Households	2000 Census	2016 Five-Year ACS
With Complete Kitchen Facilities	2,117	1,998
Lacking Complete Kitchen Facilities	21	10
Total Households	2,138	2,008
Percent Lacking	1%	0.5%

Cost burden is defined as gross housing costs that range from 30.0 to 50.0 percent of gross household income; severe cost burden is defined as gross housing costs that exceed 50.0 percent of gross household income. For homeowners, gross housing costs include property taxes, insurance, energy payments, water and sewer service, and refuse collection. If the homeowner has a mortgage, the determination also includes principal and interest payments on the mortgage loan. For renters, this figure represents monthly rent and selected electricity and natural gas energy charges.

In Morrill County, 13 percent of households had a cost burden and 7.8 percent had a severe cost burden. Some 23.4 percent of renters were cost burdened, and 5.7 percent were severely cost burdened. Owner-occupied households without a mortgage had a cost burden rate of 5.1 percent and a severe cost burden rate of 5.4 percent. Owner occupied households with a mortgage had a cost burden rate of 10.4 percent, and severe cost burden at 11.6 percent.

Table II.62.53 Cost Burden and Severe Cost Burden by Tenure Morrill County 2000 Census & 2016 Five-Year ACS Data									
Data Source	Less Than 30%		30%-50%		Above 50%		Not Computed		Total
	Households	% of Total	Households	% of Total	Households	% of Total	Households	% of Total	
Owner With a Mortgage									
2000 Census	352	82.2%	51	11.9%	23	5.4%	2	0.5%	428
2016 Five-Year ACS	572	76.6%	78	10.4%	87	11.6%	10	1.3%	747
Owner Without a Mortgage									
2000 Census	471	84.1%	53	9.5%	28	5%	8	1.4%	560
2016 Five-Year ACS	541	89%	31	5.1%	33	5.4%	3	0.5%	608
Renter									
2000 Census	299	58.2%	60	11.7%	38	7.4%	117	22.8%	514
2016 Five-Year ACS	273	41.8%	153	23.4%	37	5.7%	190	29.1%	653
Total									
2000 Census	1,122	74.7%	164	10.9%	89	5.9%	127	8.5%	1,502
2016 Five-Year ACS	1,386	69%	262	13%	157	7.8%	203	10.1%	2,008



Housing Problems by Income

Table II.62.54, shows the HUD calculated Median Family Income (MFI) for a family of four for Morrill County. As can be seen in 2017 the MFI was \$53,200, which compared to \$68,200 for the State of Nebraska.

Table II.62.55 shows Comprehensive Housing Affordability Strategy (CHAS) data for housing problems by tenure and income. As can be seen there are a total of 150 owner-occupied and 83 renter-occupied households with a cost burden of greater than 30 percent and less than 50 percent. An additional 95 owner-occupied and 70 renter-occupied households had a cost burden greater than 50 percent of income. Overall there are 1,545 households without a housing problem.

Table II.62.54 Median Family Income Morrill County 2000–2017 HUD MFI		
Year	MFI	State of Nebraska MFI
2000	36,600	50,400
2001	37,200	53,400
2002	38,200	55,100
2003	42,700	55,400
2004	46,200	56,300
2005	46,200	57,400
2006	46,000	59,400
2007	45,300	58,200
2008	46,800	59,800
2009	47,400	62,000
2010	47,800	62,600
2011	49,000	63,500
2012	49,600	64,400
2013	49,600	64,600
2014	49,900	66,000
2015	52,100	66,800
2016	51,700	66,500
2017	53,200	68,200

Table II.62.55
Housing Problems by Income and Tenure
 Morrill County
 2010–2014 HUD CHAS Data

Housing Problem	Less Than 30% MFI	30% - 50% MFI	50% - 80% MFI	80% - 100% MFI	Greater than 100% MFI	Total
Owner-Occupied						
Lacking complete plumbing or kitchen facilities	20	4	10	0	0	34
Severely Overcrowded with > 1.51 people per room (and complete kitchen and plumbing)	0	0	0	0	0	0
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	0	0	0	15	10	25
Housing cost burden greater than 50% of income (and none of the above problems)	40	30	25	0	0	95
Housing cost burden greater than 30% but less than 50% of income (and none of the above problems)	20	55	45	15	15	150
Zero/negative income (and none of the above problems)	15	0	0	0	0	15
Has none of the 4 housing problems	25	55	170	185	640	1,075
Total	120	144	250	215	665	1,394
Renter-Occupied						
Lacking complete plumbing or kitchen facilities	0	0	0	0	0	0
Severely Overcrowded with > 1.51 people per room (and complete kitchen and plumbing)	0	0	4	0	0	4
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	0	10	0	0	0	10
Housing cost burden greater than 50% of income (and none of the above problems)	55	15	0	0	0	70
Housing cost burden greater than 30% but less than 50% of income (and none of the above problems)	4	50	25	0	4	83
Zero/negative income (and none of the above problems)	0	0	0	0	0	0
Has none of the 4 housing problems	30	90	120	50	180	470
Total	89	165	149	50	184	637
Total						
Lacking complete plumbing or kitchen facilities	20	4	10	0	0	34
Severely Overcrowded with > 1.51 people per room (and complete kitchen and plumbing)	0	0	4	0	0	4
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	0	10	0	15	10	35
Housing cost burden greater than 50% of income (and none of the above problems)	95	45	25	0	0	165
Housing cost burden greater than 30% but less than 50% of income (and none of the above problems)	24	105	70	15	19	233
Zero/negative income (and none of the above problems)	15	0	0	0	0	15
Has none of the 4 housing problems	55	145	290	235	820	1,545
Total	209	309	399	265	849	2,031

Home Mortgage Loans

The FFEIC The Home Mortgage Disclosure Act (HMDA) was enacted by Congress in 1975. Data collected under the HMDA provide a comprehensive portrait of home loan activity, including information pertaining to home purchase loans, home improvement loans, and refinancing. For the analysis only owner-occupied originated loans for single-family units were considered. As can be seen in Table II.62.56, of the 50 loans in 2016, 15 loans were for Home Purchases, 3 were for Home Improvement and 32 were for refinancing.

Table II.62.56 Owner-Occupied Single-Family Home Loans by Loan Type Morrill County 2008 – 2016 HMDA Data				
Year	Home Purchase	Home Improvement	Refinancing	Total
2008	17	10	29	56
2009	19	9	31	59
2010	11	4	27	42
2011	11	4	25	40
2012	6	6	23	35
2013	13	10	36	59
2014	15	2	16	33
2015	26	3	19	48
2016	15	3	32	50

Table II.62.57 shows the average loan value by loan type. In 2008, average home purchase loans was \$84,118 and \$91,667 in 2012 and \$111,800 in 2016. Overall, average loans were \$73,232 in 2008 and \$111,800 in 2016.

Table II.62.57 Owner-Occupied Single-Family Home Loans by Average Loan Amount Morrill County 2008 – 2016 HMDA Data				
Year	Home Purchase	Home Improvement	Refinancing	Total
2008	\$84,118	\$21,200	\$84,793	\$73,232
2009	\$101,263	\$53,778	\$104,097	\$95,508
2010	\$82,636	\$97,000	\$95,593	\$92,333
2011	\$70,636	\$60,000	\$88,320	\$80,625
2012	\$91,667	\$74,667	\$80,739	\$81,571
2013	\$86,154	\$23,000	\$95,778	\$81,322
2014	\$83,200	\$109,500	\$96,063	\$91,030
2015	\$122,769	\$25,667	\$151,632	\$128,125
2016	\$111,800	\$10,000	\$121,344	\$111,800

Table II.62.58 shows the total volume of owner-occupied single-family loans. In 2008, average home purchase loans was \$1,430,000 and \$550,000 in 2012 and \$1,677,000 in 2016. Overall, average loans were \$4,101,000 in 2008 and \$5,590,000 in 2016.



Table II.62.58				
Total Volume of Owner-Occupied Single-Family Loans				
Morrill County				
2008 – 2016 HMDA Data				
Year	Home Purchase	Home Improvement	Refinancing	Total
2008	1,430,000	212,000	2,459,000	4,101,000
2009	1,924,000	484,000	3,227,000	5,635,000
2010	909,000	388,000	2,581,000	3,878,000
2011	777,000	240,000	2,208,000	3,225,000
2012	550,000	448,000	1,857,000	2,855,000
2013	1,120,000	230,000	3,448,000	4,798,000
2014	1,248,000	219,000	1,537,000	3,004,000
2015	3,192,000	77,000	2,881,000	6,150,000
2016	1,677,000	30,000	3,883,000	5,590,000

Survey of Rental Properties

From September through December of 2017, a telephone survey was conducted with landlords and rental property managers throughout Nebraska. Table II.62.59 presents some basic statistics about the completed surveys from this and other surveys conducted from 2002 through 2017 in Morrill County. The number of completed surveys decreased from 12 in 2016 to 11 in 2017. Between 2016 and 2017 the vacancy rate for all units increased by 8 percentage points and was at 12.9 percent in 2017.

Table II.62.60 shows the amount of total and vacant units with their associated vacancy rates. At the time of the survey, there were an estimated 25 single-family units in Morrill County, with 3 of them available. This translates into a vacancy rate of 12 percent in Morrill County, which compares to a single-family vacancy rate of 3.9 percent for the State of Nebraska. There were 28 apartment units reported in the survey, with 2 of them available, which resulted in a vacancy rate of 7.1 percent. This compares to a statewide vacancy rate of 4.1 percent for apartment units across the state. The average vacancy rate for all units types over the last five years was 9.2 percent.

Table II.62.59				
Survey of Rental Properties				
Morrill County				
2002–2017 Survey of Rental Properties				
Year	Completed Surveys	Total Units	Vacancy Rate	Absorption Rate
2002	2	210	1	30
2003	5	61	11.5	59.6
2004	7	76	6.6	34.8
2005	6	37	10.8	48.3
2006	8	115	7	60.6
2007	9	127	1.6	36.8
2008	8	134	4.5	48.8
2009	7	68	13.2	70.8
2010	10	93	2.2	29.4
2011	11	106	3.8	14.2
2012	10	136	8.1	25.8
2013	12	111	10.8	37.5
2014	15	86	7	
2015	8	56	7.1	14
2016	12	83	4.8	20
2017	11	70	12.9	37.6

Table II.62.60 Rental Vacancy Survey by Type Morrill County 2017 Survey of Rental Properties				
Place	Total Units	Vacant Units	Vacancy Rate	5-Year Vacancy Rate Average
Single-Family	25	3	12%	2.4%
Apartments	28	2	7.1%	8.6%
Mobile Homes	9	4	44.4%	11.9%
"Other" Units	0	0	0%	.
Don't Know	8	0	0%	14.3%
Total	70	9	12.9%	9.2%

Table II.62.61, reports units by number of bedrooms. Two bedroom units were the most common type of reported single-family unit, with 11 units. The most common apartment units were two bedroom units, with 6 units.

Table II.62.61 Rental Units by Number of Bedrooms Morrill County 2017 Survey of Rental Properties						
Number of Bedrooms	Single-Family Units	Apartment Units	Mobile Homes	"Other" Units	Don't Know	Total
Efficiency	0	0	0	0	.	0
One	5	0	0	0	.	5
Two	11	6	5	0	.	22
Three	6	0	4	0	.	10
Four	0	0	0	0	.	0
Don't Know	3	22	0	0	8	33
Total	25	28	9	0	8	70

Table II.62.62 displays the vacancy rate of single-family units by the number of bedrooms. Two bedroom units were the most common type of reported single-family unit, which had a vacancy rate of 18.2 percent.

Table II.62.62 Single-Family Units by Number of Bedrooms Morrill County 2017 Survey of Rental Properties			
Number of Bedrooms	Units	Available Units	Vacancy Rates
Efficiency	0	0	%
One	5	0	0%
Two	11	2	18.2%
Three	6	1	16.7%
Four	0	0	%
Don't know	3	0	0%
Total	25	3	12%

Table II.62.63 displays the vacancy rate of apartment units by the number of bedrooms. The most common apartment units were two bedroom units, which had a vacancy rate of 0 percent.

Table II.62.63 Apartment Units by Number of Bedrooms Morrill County 2017 Survey of Rental Properties			
Number of Bedrooms	Units	Available Units	Vacancy Rates
Efficiency	0	0	%
One	0	0	%
Two	6	0	0%
Three	0	0	%
Four	0	0	%
Don't know	22	2	9.1%
Total	28	2	7.1%

Average market-rate rents by unit type are shown in Table II.62.64. Not all respondents were able to disclose the rental amounts for their units, so there may be some statistical aberrations in the computed rental rates, but generally those units with more bedrooms had higher rents.

Table II.62.64 Average Market Rate Rents by Number of Bedrooms Morrill County 2017 Survey of Rental Properties					
Number of Bedrooms	Single-Family Units	Apartment Units	Mobile Homes	"Other" Units	Total
Efficiency	\$	\$	\$	\$	\$
One	\$375	\$	\$	\$	\$375
Two	\$416.8	\$	\$450	\$	\$423.4
Three	\$550	\$	\$	\$	\$550
Four	\$	\$	\$	\$	\$
Don't know	\$800	\$	\$400	\$	
Total	\$480.6	\$	\$425	\$400	\$486.9

Table II.62.65 shows vacancy rates for single-family units by average rental rates for Morrill County. The most common rent for single-family units was less than \$500 dollars and units in this price range had a vacancy rate of 13.6 percent.

Table II.62.65 Single-Family Market Rate Rents by Vacancy Status Morrill County 2017 Survey of Rental Properties			
Average Rents	Single-Family Units	Available Single-Family Units	Vacancy Rate
Less Than \$500	22	3	13.6%
\$500 to \$749	0	0	%
\$750 to \$999	1	0	0%
\$1,000 to \$1,249	0	0	%
\$1,250 to \$1,499	0	0	%
Above \$1,500	0	0	%
Missing	2	0	0%
Total	25	3	12%



The average rent and availability of apartment units is displayed in Table II.62.66. The most common rent for apartments was dollars and the units in this price range had a vacancy rate of percent.

Table II.62.66 Apartment Market Rate Rents by Vacancy Status Morrill County 2017 Survey of Rental Properties			
Average Rents	Apartment Units	Available Apartment Units	Vacancy Rate
Less Than \$500	0	0	%
\$500 to \$749	0	0	%
\$750 to \$999	0	0	%
\$1,000 to \$1,249	0	0	%
\$1,250 to \$1,499	0	0	%
Above \$1,500	0	0	%
Missing	28	2	7.1%
Total	28	2	7.1%

Respondents were asked if utilities are included in the rent and, as shown in Table II.62.67, 4 respondents, or 66.7 percent, included some sort of utility in the rent.

Table II.62.67 Are there any utilities included with the rent? Morrill County 2017 Survey of Rental Properties	
Period	Respondent
Yes	4
No	2
% Offering Utilities	66.7%

The type of utility included in the rent is shown in Table II.62.68. There were 1 respondent who included electricity, 1 respondent who included natural gas, 4 respondents who included water and sewer and 2 respondents included trash collection in the rent.

Table II.62.68 Which utilities are included with the rent? Morrill County 2017 Survey of Rental Properties	
Type of Utility Provided	Respondent
Electricity	1
Natural Gas	1
Water/Sewer	4
Trash Collection	2

Table II.62.69 shows the number of survey respondents who keep a waiting list. As can be seen, 2 respondents said they keep a waitlist, with an estimated 5 persons on the wait list.

Table II.62.69 Do you keep a waiting list? Morrill County 2017 Survey of Rental Properties	
Period	Respondent
Yes	2
No	5
Waitlist Size	5

Respondents were also asked how they would rate the need for renovating existing units. As shown in Table II.62.70 most respondents indicated there was moderate need for the renovation of existing single-family units and moderate need for the renovation of existing apartment units.

Table II.62.70 How would you rate the need for renovation of existing units in the city? Morrill County 2017 Survey of Rental Properties				
Need	Single-Family	Apartments	Mobile Homes	Other Units
No Need	0	0		
Low Need	1	1	1	1
Moderate Need	2	2	2	2
High Need	0	0		
Extreme Need	0	0		

Respondents were also asked how they would rate the need for the construction of new units. As shown in Table II.62.71 most respondents indicated there was no need for the construction of new single-family units and no need for the construction of new apartment units.

Table II.62.71 How would you rate the need for construction of new units in the city? Morrill County 2017 Survey of Rental Properties				
Need	Single-Family	Apartments	Mobile Homes	Other Units
No Need	1	1	1	
Low Need	1	1	1	1
Moderate Need	1	1	1	1
High Need	0	0		
Extreme Need	1	1	1	1

