3 Key Areas

Presented by: Chris Pasterz
Economic Development Manager

COCONINO
COUNTY ARIZONA
Key Area- Housing

○ Affordable Housing... According to the Housing Attainability for the Flagstaff Workforce study (Nov. 2017) completed by ECoNA.

○ A survey of the major employers says:
  ○ 54.6% are considering leaving due to housing costs
  ○ 43% of households are cost burdened (paying more than 30% of gross income)
  ○ 45% homeownership rate (63% is the state average)
  ○ An average home 350k requires an income of approx. 90K to afford a home loan
According to Office of Economic Opportunity’s February 2020 In-Demand Industry reports

TOP Ranking Industries are Manufacturing, Construction, Health Care, Real Estate rental and leasing
- Average incomes are less than 60k

TOP In-Demand Occupations are Paralegals, Accountants, Civil Engineers Environmental Scientists
- Average incomes are less than 70k
Key Area- Industries

- National Forest Service Four Forest Restoration Initiative 4FRI.
  - **March 2020 Applications are due**
  - *The Forest Service has issued the 4FRI Phase 2 Stewardship Request for Proposals, which may result in one or more large-scale long-term mechanical thinning*
  - **Average incomes are less than 48k**
Key Area- Neighboring Areas

- Flagstaff minimum wage is 25% higher than AZ
  - Local businesses are looking to operate in lower cost areas.
    - Smaller towns
    - How does your area fit?
- Navajo Thaw Opportunities
  - The Thaw is not just the Navajo Nation
  - Investment in renewables, tourism, infrastructure, housing and entrepreneurs
Key Area - Neighboring Areas

- Tourism is number one in Page
  - *Local businesses are looking to attract more tourists*
    - *Downtown areas re-developed*
    - *Shared-economy, VRBO AirBNB*
    - *Tourist friendly stops and shops with amenities*
    - *How does your area benefit?*
Your Area Plan Considerations

- What does the future of your area look like for your children?
  - Can they work in this area?
  - Can they afford to live in this area?

Your decisions shape future generations of families.

Thank you for engaging.
Questions?

Chris Pasterz
Economic Development Manager
cpasterz@coconino.az.gov