

2021

Greene County

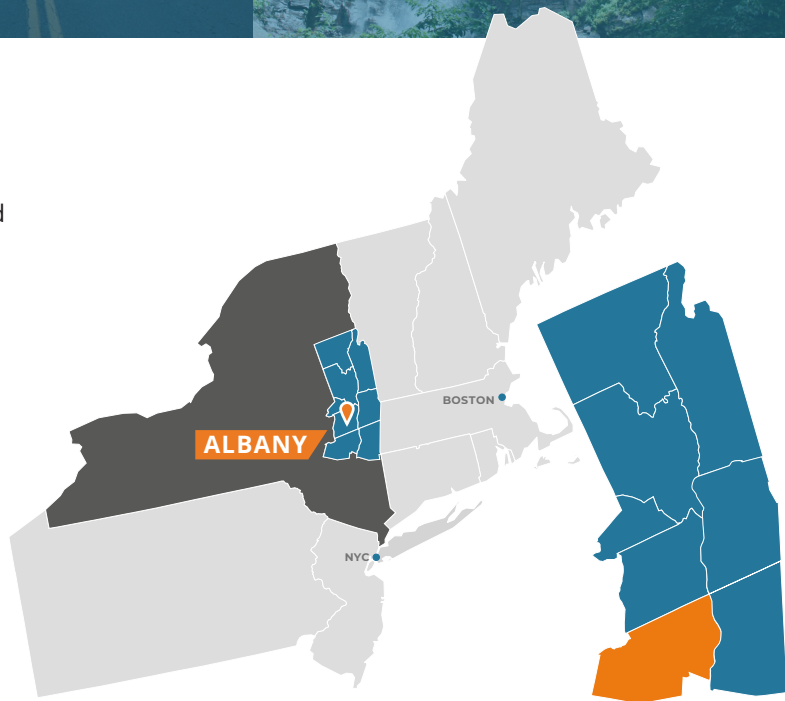
ECONOMIC
PROFILE

(Updated July 2021)

CENTER for
ECONOMIC
GROWTH

Greene County has been inspiring the nation for generations, from serving as the birthplace of the America's first art movement, the Hudson River School, to attracting families to its mountain resorts and bustling village downtowns. Located in the Northern Catskill Mountains, the county is strategically positioned between New York City and Albany with easy access from Exit 21 of the New York Thruway (I/87). Skiing is a popular recreational activity, with the county housing both the **Hunter Mountain** and **Windham Mountain** ski resorts. From the **Thomas Cole National Historic Site** to the **Lumberyard Center for Film and Performing Arts**, the county is rich in arts and culture, both new and old. While internationally renowned for its majestic mountains and resort and hospitality industry, Greene County also has sizeable manufacturing and warehousing operations that include **GlaxoSmithKline**, **Serta Simmons**, **Ferguson** and **Empire Merchants North**.

Increasingly popular with New York City residents, Greene County in 2020 saw New York's sixth largest increase in domestic migration. Business activity is also accelerating, with the county ranking fifth in the state for annual business formation application growth over the last five years. Prior to the pandemic, Greene County's total employment had experienced robust growth. And despite COVID-19 that trend continued in 2020 as several key sectors experienced year-over-year growth, including construction (2.7%), manufacturing (0.1%), wholesale trade (5.2%) and finance and insurance (2.2%).



INFRASTRUCTURE ASSETS

HIGHWAYS



- NY Thruway (I/87/I-90)

AIR SERVICE



- Albany International Airport
- Greenville-Rainbow Airport
- Freehold Airport

PORT FACILITIES



- Port of Albany
- Port of Coeymans

RAIL SERVICE



- CSX Corp.
- Amtrak

BUS SERVICE



- Greene County Transit
- Capital District Transportation Authority

ECONOMIC TRENDS

Population

2020: 47,177

1-Year Change: ↓ 0.1%

5-Year Change: ↓ 0.6%

Labor Force

2020: 20,300

1-Year Change: ↑ 0.5%

5-Year Change: ↓ 1.5%

Total Employment*

2020: 13,502

1-Year Change: ↓ 6.7%

5-Year Change: ↓ 6.6%

Total Employer Establishments

2020: 1,304

1-Year Change: ↑ 1.2%

5-Year Change: ↑ 2.8%

*Total Employment 1-Year Change: NYS ↓10.0%, US ↓6.1%

Unemployment Rate

2020: 8.3%

1-Year Change: ↑ 4.0%
5-Year Change: ↑ 3.2%

Avg. Annual Total Wage

2020: \$47,833

1-Year Change: ↑ 8.2%
5-Year Change: ↑ 18.2%

Real GDP Growth

2019: \$2,139,990,000

1-Year Change: ↑ 0.1%
5-Year Change: ↑ 4.4%

Sales Tax Collections

2020: \$36,761,707

1-Year Change: ↑ 6.2%
5-Year Change: ↑ 22.1%

Single-Family Building Permits

2020: 68

1-Year Change: ↑ 9.7%
5-Year Change: ↓ 30.0%

Closed Single-Family House Sales

2020: 903

1-Year Change: ↑ 13.9%
5-Year Change: ↑ 18.7%

Traveler Spending

2019: \$192,639

1-Year Change: ↑ 4.1%
5-Year Change: ↑ 26.7%

Business Formation Applications

2020: 422

1-Year Change: ↑ 17.9%
5-Year Change: ↑ 38.8%

Sources: NYS ESD, NYS DOL, US BEA, US BLS, NYSAR, US Census, NYS OSC

TOP 2018-2021 RANKINGS



LOCAL LANDSCAPE

County Seat: Catskill

Largest Towns: Catskill, Coxsacke, Cairo

Largest Villages: Catskill, Coxsackie, Athens

Biggest Waterfall: Kaaterskill Falls

Signature Waterway: Hudson River

Best Vistas: Kaaterskill Cove, Catskill Mountain House Overlook

Bike Paths: Tannersville Bike Path, Windham Path

Cultural Strips: Main Street Catskill, Main Street Tannersville

Most Artwork: Thomas Cole National Historic Site

State Parks: Catskill Park

Beaches: North/South Lake Campground

Most Strawberry Picking: Story Farms

Best Garden: Mountaintop Arboretum

Major Land Conservancies (with local preserves):

Scenic Hudson, Greene Land Trust

EDUCATION & QUALITY OF LIFE

ADULT EDUCATIONAL ATTAINMENT, BA+ (2019)	ADULT EDUCATIONAL ATTAINMENT, AS (2019)	HIGH SCHOOL GRADUATION RATE (2019)
22.1% (US = 32.1%)	11.8% (US = 8.5%)	88% (NYS = 85%)
MEDIAN HOUSEHOLD INCOME (2019)	MEDIAN SALE PRICE (2020)	AVERAGE COMMUTE TIME (2019)
\$53,601 (US = \$62,843)	\$240,000	28.9 minutes (US = 26.9)
POVERTY RATE (2019)	VIOLENT CRIME RATE (2020) per 100,000	PROPERTY CRIME RATE (2020) per 100,000
14.0% (US = 13.4%)	411 (NYS = 365)	765 (NYS = 1,404)
HOUSEHOLDS WITH CABLE/FIBER/DSL INTERNET SUBSCRIPTIONS (2019):		
55.2% (US = 68.9%)		

Sources: US Census ACS/CBB, NYSAR, NYS DCJS, NYS DOE

NOTABLE EMPLOYERS

- » **Windham Mountain** (ski resort)
- » **Hunter Mountain** (ski resort)
- » **GlaxosmithKline** (pharmaceuticals)
- » **Ducommun** (aerospace systems)
- » **Essendant** (distribution)
- » **Serta Simmons** (bedding)
- » **Empire Merchants North** (liquor distribution)
- » **Ferguson** (plumbing product distribution)
- » **Zoom Flume Water Park** (amusement park)

Sources: CEG, EMSI

More detailed information can be provided.
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