

Economic Indicators
for Greater
Cheyenne

*Annual
Trends
Edition*

Center for Business and Economic Analysis at LCCC

Volume XLII
Issue I
March 2026

Table of Contents

Economic Indicators Summary	1
Business Trends	4
Cheyenne/Laramie County Profile	6
Laramie County Total Taxable Sales and Retail Sales by Sub Sectors.....	8
Laramie County Sales and Use Tax Receipts.....	9
Figure 1 – Sales and Use Taxes, Total Tax Receipts	10
Laramie County Lodging Tax Receipts	11
Growth Rates	12
Figure 2 – Population vs Employment Growth Rates	13
Figure 3 – Wages, Personal Income and Real GDP	14
Laramie County Gross Domestic Product.....	15
Laramie County Auto Registrations (Titles)	16
Laramie County Enplanements	17
Tourism Activity	18
Oil Production and Prices	19
Employment Trends	20
Labor Force Averages.....	22
Figure 4 – Unemployment Rates.....	23
Laramie County Employment (BEA)	24
Current Employment Statistics.....	25
Laramie County Proprietors	26
Laramie County Employment Projections	27
Firms by Size and Industry.....	28
Wages, Earnings and Income Trends	29
Household Income	31
Median Household Income	31
Earnings by Gender	31
Average Wage and Compensation per Job.....	31
Figure 5 – Average Wage & Compensation per Job	32
Laramie County Average Annual Earned Income	33
Per Capita Personal Income	34
Figure 6 – Per Capita Personal Income.....	35
Laramie County Personal Income and Earnings by Industry (BEA).....	36
Figure 7 – Personal Income	37
Laramie County Total Payroll	38
Demographic Trends	39
Census Detail.....	41
Population Estimates and Projections.....	42
Figure 8 – Population Estimates and Projections	43
Laramie County Population and Income Profiles	44
Population by Race and Ethnic Groups	45
Population by Age and Gender	45
Migration Data	46
Figure 9 – Earnings by Commuters.....	47
Figure 10 – Net Residential Adjustment as a % of TPI.....	47
Commuter Income Flows	48
Laramie County Education Profiles	49
Public and Private School Enrollment.....	50
Figure 11 – Public School and College Enrollment.....	51

Housing Trends	52
Residential for Sale, Sold & Price.....	53
Cheyenne Housing Rental Rates.....	54
Housing Profile – Laramie County	55
Figure 12 – New Residential Housing Units.....	56
Housing Profile – Cheyenne Area	57
Households by Unit Type.....	57
Building Permits	58
Residential Construction Activity.....	59
Historic Housing Occupancy	60
Vacancy Rates	61
Development Trends.....	62
Annexation Trends	63
Commercial Construction Activity.....	64
Figure 13 – Residential and Commercial Construction Valuation.....	65
New Commercial/Industrial Construction	66
Commercial Property	67
Assessed Real and Personal Property Value.....	68
Figure 14 – Assessed Real & Personal Property Values	69
Major Property Tax Districts.....	70
Figure 15 – Major Property Tax Districts.....	71

Editor..... Dan McIntosh
 Researcher..... Dan McIntosh
 Editorial Assistance..... Dan McIntosh

Preface

The articles appearing in this publication represent the opinions of the author and do not necessarily reflect the views of funding agencies and organizations. Duplication or quotation of material in this publication is welcomed; we request that you credit CBEA@LCCC.

This publication and past publications are available in PDF format on our website:

www.wyomingeconomicdata.com.

Sign up for our monthly e-newsletter announcing publication releases at

www.wyomingeconomicdata.com or send us an email at WCBEA@lccc.wy.edu

WCBEA@LCCC sincerely appreciates past and continuing cooperation of the entities listed in our data sources throughout the report. This report would not be possible without the financial support of the Cheyenne-Laramie County Economic Development Joint Powers Board and Cheyenne LEADS.

Communications

Center for Business and Economic Analysis @ LCCC
 1400 E College Drive, Cheyenne, WY 82007
 Website: www.wyomingeconomicdata.com

Director email: DMcIntosh@lccc.wy.edu
 CBEA@LCCC Phone: 307.778.1151

Economic Indicators

Summary

The Annual Trends report summarizes and illustrates the characteristics of the Cheyenne and Laramie County economy over the last ten years or longer. This report presents the latest available federal, state, and local agency statistics on Laramie County's economic and demographic growth patterns. Both business and government planning require a realistic and unbiased assessment of past trends and future directions. The indicators and statistics presented in this report are intended to serve as a guide to understanding the local economy.

While this report is published in 2026 and reflects 2025 conditions where available, several federal and state data series lag by at least one year. The federal government shutdown during the third quarter of 2025, along with ongoing cost-containment measures, further delayed or suspended updates to certain statistical programs. As a result, some employment and wage indicators are not yet available beyond 2024.

2025 in Review

The Laramie County economy in 2025 reflects a stable but mixed environment. Consumer spending remains strong and household incomes continue to rise, even as housing affordability tightens and the energy sector contracts. The data point to an economy operating near capacity, while adjusting to shifting sectoral conditions

After reaching a record level in 2023, total sales and use tax receipts declined in 2024 before rebounding in 2025. Total collections reached \$78.2 million in 2025, the highest level on record. This rebound indicates that, despite elevated interest rates and persistent inflation, consumer demand remains firm. At the same time, declining oil production and reduced drilling activity in 2025 highlight ongoing volatility in the energy sector.

Retail activity declined 3.1 percent from 2023 to 2024, reflecting the effects of higher interest rates and cooling demand. However, 2025 data show a strong rebound across most retail categories. Total taxable sales increased to \$3.56 billion in 2025, surpassing the previous 2023 peak. Total retail sales rose to \$2.03 billion, also reaching a new high. Growth was broad-based, with notable increases in automobile sales, building materials and garden supplies, electronics and appliance stores, eating and drinking places, and miscellaneous retail. Only a few sectors, including gasoline stations and liquor stores, experienced modest declines in 2025.

Overall, the pattern suggests that after a pause in 2024, consumer spending reaccelerated in 2025, with households directing income growth toward durable goods, home improvement, and vehicle purchases. This rebound indicates that rising incomes have, at least temporarily, offset the effects of prior inflation. However, with local inflation rising above 4 percent again, sustained consumer strength will depend on whether income growth continues to outpace price increases. Should wage gains moderate while inflation remains elevated, retail growth could slow again.

After relatively subdued production levels in 2022 and 2023, 2024 appeared to signal a turnaround. Total

annual oil production increased 19.3 percent, and the average number of active wells rose 13.3 percent. However, that momentum did not carry into 2025. Total annual production declined sharply by 33.6 percent in 2025, falling to 7.26 million barrels, a level not seen since 2016–2017, when oil prices averaged below \$50 per barrel. While the number of active wells remained essentially unchanged in 2025, new drilling activity fell to zero and average oil prices declined 14.5 percent to \$65.46 per barrel. Falling production, flat well counts, and zero new spuds indicate a clear contraction in energy activity entering 2026 and reinforce the continued volatility of the sector.

With current market discussions of oil prices falling below \$60 per barrel, further reductions in production and associated mineral revenues are possible, potentially mirroring conditions observed in 2016–2017. However, historical patterns suggest that production in Laramie County responds to sustained price recovery. Following the low-price period in 2016, production rebounded as prices strengthened. If oil markets stabilize and move upward, a similar production response could occur.

Employment data indicate a stable but tight labor market. Total employment declined modestly from 47,511 in 2023 to 46,751 in 2024 (-1.6 percent), while total non-farm jobs increased slightly. The unemployment rate rose from 3.3 percent to 3.4 percent but remained near historic lows. Government continues to be the largest employment sector, accounting for nearly 29 percent of total jobs and providing structural stability to the local economy.

Population growth remained modest but steady. Laramie County reached 101,783 residents in 2025, an increase of 0.8 percent over the prior year. The City of Cheyenne grew slightly faster than the county overall. At the same time, the demographic profile continues to shift toward an older population, with 18.2 percent of residents age 65 and older.

The combination of rising wages and population growth has continued to tighten housing markets through 2025. From 2024 to 2025, the average sales price in Cheyenne increased 3.3 percent to \$393,142, while rural Laramie County prices rose 7.8 percent to \$650,704. Rental rates also increased, with single-family rents rising 3.1 percent and apartment rents increasing 3.6 percent. Although building permits expanded in 2024, supply has not fully offset demand pressures, and affordability remains a central concern.

Known as a “job-hub,” Laramie County has approximately 10,000 workers commute into Laramie County for employment each day. In 2024, earnings outflows exceeded inflows by roughly \$259 million, meaning a substantial share of wages earned within the county is spent and taxed elsewhere. While commuting patterns are common in regional labor markets, persistent housing constraints may limit the county’s ability to retain workers who are already employed locally. Increasing housing availability, particularly at attainable price points, would not only ease affordability pressures for existing residents but also strengthen the community by retaining a greater share of the work force within the county.

Despite steady population growth, total reported crimes declined 12 percent from 2023 to 2024, driven largely by reductions in property-related offenses. These improvements contribute positively to overall quality of life conditions in Laramie County.

Educational indicators were mixed. Public school enrollment declined in 2024–25, while home-school participation increased. Laramie County Community College reported a 5.2 percent increase in full-time equivalent enrollment in 2025, suggesting renewed post-secondary participation following pandemic-era declines. However, graduation rates have remained relatively flat, and recent trend lines show enrollment growth and completion rates moving closer together. Sustained growth in higher education participation may therefore depend increasingly on attracting students from outside the immediate service area or expanding access for non-traditional and adult learners.

Commercial development remained elevated. In 2024, construction valuation exceeded \$1.6 billion within the City of Cheyenne, driven largely by data center expansion. While assessed property valuations declined modestly due to mill levy adjustments, the level of capital investment signals continued private-sector activity entering 2026.

Looking ahead, with inflation remaining near 4 percent, the most pressing economic challenges involve housing affordability and offsetting potential revenue losses from reduced mineral production. Housing prices have risen consistently over the past several years, and while higher interest rates may slow price growth, they also constrain broader economic investment and diversification. Expanding housing supply offers a more sustainable path to moderating price pressures without dampening overall economic activity.

The following six sections of the Annual Economic Trends report provide comprehensive data on business, employment, wages and income, demographics, housing and development trends for Greater Cheyenne.

Note: Unless otherwise specified, all dollar values in this report are reported in current (nominal) dollars and are not adjusted for inflation.

Business Trends

The Business Trends section contains primary business data sets designed to measure overall economic performance in the Greater Cheyenne economy.

- Table 1.1 provides total estimated taxable sales and retail sales. Total taxable sales increased 6 percent from 2024 to 2025, largely driven by double digit increases in retail sales (10.25%), Building Materials and Garden Stores (11.6%) and Electronic and Appliance Stores (95.0%). 10 of the 14 major sectors saw an increase in sales, despite inflation reaching every sector.
- Table 1.2 presents data on sales and use tax receipts to entities within Laramie County. Total sales and use tax receipts increased 6.2 percent from 2024 to 2025, reaching \$78.17 million, the highest nominal level on record. Adjusted for inflation, receipts remain slightly below their 2023 peak, suggesting part of the recent increase reflects price growth rather than real expansion in the tax base.
- Table 1.3 presents lodging tax receipts. Lodging receipts increased 9.5 percent from 2023 to 2024, rising from \$2.45 million to \$2.69 million, indicating continued strength in visitor-related activity. In 2025, lodging tax receipts declined slightly (-1.4%) to \$2.65 million, suggesting stabilization near recent highs rather than continued rapid growth.
- Table 1.4 contains ten primary growth measures including population, jobs, personal income, wages, and Gross Domestic Product (GDP). The 2024 growth (2.0%) significantly outpaced the CES five-year average job growth rate (0.75%). These five-year averages continue to reflect pandemic-era volatility and should be interpreted with caution as indicators of “normal” growth conditions. It is also important to note that BEA employment data are no longer produced after November 2024, limiting comparisons in future reports.
- Figure 3 shows the relationship between growth rates in real GDP, personal income and wages in Laramie County. Over time the growth rates in real GDP, personal income, and wages tend to move in the same direction. In 2024, we saw wages, personal income, and real GDP growth rates increase sizably from 2022 and 2023, though inflation adjusted Real Per Capita Personal Income remains below 2020 levels.
- Table 1.5 presents Laramie County Gross Domestic Product (GDP) in both real and nominal terms. Real GDP increased 2.4 percent from 2023 to 2024, rising from \$8.24 billion to \$8.44 billion (in 2024 dollars). Nominal GDP increased 5.0 percent over the same period. Real per capita GDP increased 1.6 percent in 2024, indicating modest expansion in output per resident. Over the long term (2008–2024), real GDP growth has averaged 1.2 percent annually, while nominal GDP growth has averaged 3.6 percent, reflecting the combined effects of real expansion and inflation. The volatility observed in 2009 (-14.9%), 2016 (-3.8%), and 2020 (-7.0%) corresponds to national recessionary or energy-related slowdowns. The

Business Trends

Tables and Figures

Table 1.0	Cheyenne/Laramie County Profile
Table 1.1	Laramie County Total Taxable Sales and Retail Sales by Sub Sectors (2019-2025)
Table 1.2	Laramie County Sales and Use Tax Receipts (2000-2025)
Figure 1	Laramie County Sales & Use Tax Receipts (2000-2025)
Table 1.3	Laramie County Lodging Tax Receipts (1995-2025)
Table 1.4	Growth Rates (2008-2024)
Figure 2	Growth Rate Population vs. Employment (2009-2024)
Figure 3	Growth Rates - Wages, Personal Income & Real GDP (2009-2024)
Table 1.5	Laramie County GDP (2008-2024)
Table 1.6	Auto Registrations (2005-2025)
Table 1.7	Enplanements (2005-2025)
Table 1.8	Tourism Activity (2015-2025)
Table 1.9	Oil Production and Prices (2018-2025)

rebound in 2021 (+10.4%) and continued moderate growth in 2022 and 2024 reflect cyclical recovery and stabilization rather than rapid acceleration.

- Table 1.6 shows annual auto registrations (titles). Titles increased from 38,506 in 2024 to 42,317 in 2025, reinforcing the strength seen in vehicle-related retail activity and suggesting continued demand for durable goods.
- Table 1.7 presents annual enplanements at Cheyenne Regional Airport. Enplanements increased from 26,957 in 2024 to 30,460 in 2025, representing continued expansion in passenger activity. The enplanement series has shown significant volatility over the past two decades due to changes in airline service availability. The sharp decline in 2012 reflects the loss of a regional airline serving the Cheyenne market. More recently, passenger counts increased substantially in 2022 and again in 2024–2025, suggesting improved connectivity and rising utilization of local air service.
- Table 1.8 presents monthly average tourism indicators from 2015 to 2025. In 2025, the average hotel occupancy rate increased to 61.4 percent, up from 58.9 percent in 2024, indicating improved room utilization. The average room rate continued to rise, reaching \$116.18 in 2025, reflecting sustained pricing strength. Visitor engagement metrics were mixed in 2025. Visit Cheyenne walk-in counts declined slightly from 5,388 in 2024 to 4,884 in 2025, while trolley ridership decreased from 1,797 to 1,141. Pine Bluffs Information Center visits increased from 3,268 to 4,192, suggesting localized variation in visitor flows. Museum attendance showed stabilization, with Old West Museum paid visitors increasing modestly from 1,434 in 2024 to 1,535 in 2025, and State Museum monthly averages increasing from 3,495 to 3,660. Overall, tourism indicators suggest stable but uneven activity, with pricing strength and occupancy gains offsetting fluctuations in certain visitor counts.
- Table 1.9(a) shows annual Laramie County oil production and the number of active wells. After a strong increase in 2024, 2025 data show a reversal. Average monthly oil production increased from 763,777 barrels in 2023 to 911,371 barrels in 2024 but fell to 605,168 barrels in 2025. Total annual oil production rose 19.3 percent from 2023 to 2024, then declined 33.6 percent from 2024 to 2025, falling to 7.26 million barrels. The average monthly number of active wells increased from 520 in 2023 to 589 in 2024 and remained essentially flat at 590 in 2025.
- Table 1.9(b) shows oil prices and spuds. Average oil prices declined from \$77.64 in 2023 to \$76.55 in 2024 (-1.4%), then fell further to \$65.46 in 2025 (-14.5%). The number of spuds decreased sharply from 56 in 2023 to 6 in 2024, and fell to zero in 2025, indicating a significant slowdown in new drilling activity.

Table 1.0

Cheyenne/Laramie County Profile

Items	Most Recent Period		Previous Period		% Change In Value
	Year	Value	Year	Value	
Demography					
Total Population - Cheyenne ¹	2024	65,704	2023	65,168	0.8%
Total Population - Laramie County ¹	2024	101,783	2023	100,984	0.8%
Total Male Population ¹	2024	51,694	2023	51,416	0.5%
Total Female Population ¹	2024	50,089	2023	49,568	1.1%
% of Population - Under 18 Years Old ¹	2024	21.7%	2023	22.1%	-1.9%
% of Population - 65 Years & Older ¹	2024	18.2%	2023	17.8%	1.9%
Median Age ²	2024	38.7	2023	38.5	0.5%
% of Population - White Alone (Non-Hispanic) ¹	2024	77.0%	2023	77.5%	-0.6%
% of Population - Native American Alone ¹	2024	0.6%	2023	0.6%	0.0%
% of Population - Hispanic or Latino ¹	2024	16.3%	2023	15.9%	2.3%
Households - County ²	2024	46,960	2023	44,460	5.6%
Average Household Size - County ²	2024	2.30	2023	2.20	4.5%
Households - Cheyenne ³	2024	29,240	2023	28,956	1.0%
% of Households (HH) Headed by Married Couples ²	2024	49.9%	2023	47.6%	4.9%
% of HH Headed by Single Female (w/own children <18 yrs.) ²	2024	3.8%	2023	4.3%	-10.8%
Weather & Geography					
Total Area (sq. miles) ⁴	2020	2,686	2010	2,686	0.0%
Total Area (sq. miles) ¹¹ - Cheyenne	2023	39.61	2022	36.66	8.0%
Water Area (sq. miles)	2020	1.6	-	-	-
Elevation (ft.) ⁵	2020	6,062	-	-	-
Avg Max Temperature (F) - Cheyenne ⁵	2001-2025	59.8	1975-2000	58.2	2.7%
Avg Min Temperature (F) - Cheyenne ⁵	2001-2025	34.5	1975-2000	33.4	3.3%
Average Annual Precipitation (inches) - Cheyenne ⁵	2001-2025	14.1	1975-2000	15.6	-9.3%
Average Daily Wind Speed (mph) ⁵	2025	11.8	2024	11.2	5.1%
Crime & Law Enforcement⁶					
Crimes	2024	5,801	2023	6,592	-12.0%
Crimes per 10,000 Persons	2024	5,699.4	2023	6,527.8	-12.7%
Homicides per 10,000 Persons	2024	0.3	2023	0.3	0.0%
Rapes per 10,000 Persons	2024	9.5	2023	5.5	72.7%
Robberies per 10,000 Persons	2024	2.0	2023	1.9	5.3%
Aggravated Assaults per 10,000 Persons	2024	18.8	2023	24.4	-23.0%
Burglaries per 10,000 Persons	2024	30.8	2023	32.8	-6.1%
Larcenies & Thefts per 10,000 Persons	2024	171.9	2023	211.5	-18.7%
Motor Vehicle Thefts per 10,000 Persons	2024	15.0	2023	21.0	-28.6%
Education					
% of Pop. (25 yrs. & older) with High School Diploma or higher ²	2024	95.0%	2023	95.3%	-0.3%
% of Pop. (25 yrs. & older) with Bachelor's Degree or higher ²	2024	33.1%	2023	33.4%	-0.9%
Student-Teacher Ratio in LCSD #1 ⁷	2024-25	12.6	2023-24	12.9	-2.5%
Student-Teacher Ratio in LCSD #2 ⁷	2024-25	10.8	2023-24	10.5	2.4%
Operating Expenditures Per Pupil in LCSD #1 ⁷	2024-25	\$19,853	2023-24	\$20,186	-1.6%
Operating Expenditures Per Pupil in LCSD #2 ⁷	2024-25	\$20,345	2023-24	\$21,703	-6.3%
LCSD #1 Enrollment ⁸	2024-25	13,226	2023-24	13,355	-1.0%
LCSD #2 Enrollment ⁸	2024-25	1,030	2023-24	1,054	-2.3%
Total School Enrollments Laramie County ⁹	2024-25	15,595	2023-24	15,026	3.8%
% of Students in Private Schools ⁹	2024-25	2.2%	2023-24	2.1%	4.8%
% of Students Home-Schooled ⁹	2024-25	4.1%	2023-24	3.1%	32.3%
ACT Average Composite Score (range 1-36) LCSD #1 ¹⁰	2024-25	19.3	2023-24	18.6	3.8%
ACT Average Composite Score (range 1-36) LCSD #2 ¹⁰	2024-25	18.6	2023-24	17.9	3.9%
LCSD #1 Graduation Rate ¹¹	2024-25	78.8%	2023-24	79.3%	-0.6%
LCSD #2 Graduation Rate ¹¹	2024-25	89.2%	2023-24	93.5%	-4.6%

Items	Most Recent Period		Previous Period		% Change In Value
	Year	Value	Year	Value	
Full-time Equivalent (FTE) Enrollment at LCCC (Fall Semester) ¹²	2025	3,347.0	2024	3,181.0	5.2%
Average Student Age at LCCC (Fall Semester) ¹²	2025	23	2024	24	-4.2%
3 -Year Graduation Rate at LCCC ¹²	2024	35.0%	2023	35.0%	0.0%
3 - Year Rate of Transfer from LCCC ¹²	2024	21.0%	2023	20.0%	5.0%
Housing					
Average Rent for 2-3 Bedroom House (\$) ¹³	2Q25	\$1,709	2Q24	\$1,658	3.1%
Average Rent for 2 Bedroom Apartment (\$) ¹³	2Q25	\$1,230	2Q24	\$1,187	3.6%
Average Rent for 2-3 Bedroom Mobile Home (\$) ¹³	2Q25	\$1,239	2Q24	\$1,156	7.2%
Average Sales Price - Cheyenne ¹⁴	2025	\$393,142	2024	\$380,513	3.3%
Average Sales Price - Rural Laramie County ¹⁴	2025	\$650,704	2024	\$603,382	7.8%
Laramie County's Economy					
Median Household Income ²	2024	\$83,258	2023	\$75,112	10.8%
Mean Household Income ²	2024	\$95,435	2023	\$91,939	3.8%
Per Capita Personal Income (\$) ¹⁵	2024	\$66,012	2023	\$63,445	4.0%
Average Wage per Job ¹⁵	2024	\$60,944	2023	\$59,783	1.9%
Average Annual Pay (\$) ¹⁶	2024	\$60,961	2023	\$58,726	3.8%
Employment & Labor					
Employment ¹⁷	2024	46,751	2023	47,511	-1.6%
Unemployment Rate ¹⁸	2024	3.4%	2023	3.3%	3.0%
Total Non-farm Jobs ¹⁵	2024	47,511	2023	47,355	0.3%
Percent of Jobs in Selected Industries					
% of Jobs in Farming	2024	0.7%	2023	0.7%	0.3%
% of Jobs in Mining	2024	1.7%	2023	1.4%	16.5%
% of Jobs in Government	2024	28.7%	2023	28.8%	-0.1%
% of Jobs in Construction	2024	7.2%	2023	6.6%	9.1%
% of Jobs in Manufacturing	2024	2.6%	2023	2.7%	-6.5%
% of Jobs in Trans. & Ware.	2024	6.5%	2023	6.5%	-1.1%
% of Jobs in FIRE	2024	3.3%	2023	3.7%	-9.1%
% of Jobs in Retail Trade	2024	11.0%	2023	11.0%	-0.3%
% of Jobs in Wholesale	2024	2.4%	2023	2.4%	-0.3%
Labor Force Demographics¹⁷					
% of Labor Force Age 19 and under	2024	6.6%	2023	6.4%	3.4%
% of Labor Force Age 20-24	2024	9.4%	2023	9.0%	4.3%
% of Labor Force Age 25-34	2024	19.7%	2023	18.5%	6.5%
% of Labor Force Age 35-44	2024	19.5%	2023	18.3%	6.7%
% of Labor Force Age 45-54	2024	15.7%	2023	14.8%	6.3%
% of Labor Force Age 55-64	2024	14.0%	2023	13.3%	4.8%
% of Labor Force Age 65 and over	2024	6.3%	2023	5.8%	8.7%
Non-residents/Unknown ²⁰	2024	8.8%	2023	13.9%	-37.0%
% of Males in Labor Force	2024	51.6%	2023	51.5%	0.3%
% of Females in Labor Force	2024	48.4%	2023	48.5%	-0.3%
CPI					
U.S. CPI ¹⁹	2025	325.3	2024	313.7	3.7%
Annual Inflation Rate - Cheyenne ¹³	2Q25	4.2%	2Q24	3.9%	7.7%

Sources:1Wyoming Department of Information & Administration, Economic Analysis Division, Population Estimates as of July 1

²U.S. Census Bureau, American Community Survey, 1 Year Estimates

³U.S. Census Bureau, American Community Survey, 5 Year Estimates

⁴U.S. Census Bureau, State and County QuickFacts

⁵Western Regional Climate Center

⁶Wyoming Division of Criminal Investigation

⁷Wyoming Department of Education Statistical Report Series 3, District Financial

⁸Wyoming Department of Education Statistical Report Series 2, Fall Enrollment

⁹WCBEA from Wyoming Department of Education, LCSD#1, LCSD#2 and Cheyenne Area Schools

¹⁰Wyoming Department of Education, Assessment Reports

¹¹Wyoming Department of Education, District Graduation Rates

¹²Laramie County Community College, Institutional Research Office

¹³Wyoming Department of Administration & Information, Economic

¹⁴Cheyenne Board of Realtors

¹⁵U.S. Department of Commerce, Bureau of Economic Analysis
Note: Non-farm employment data include proprietors

¹⁶U.S. Department of Labor, Bureau of Labor Statistics

¹⁷Wyoming Department of Workforce Services, Labor Market Information,

¹⁸Wyoming Department of Workforce Services, Labor Market Information, LAUS Data

¹⁹U.S. Department of Labor, Bureau of Labor Statistics, CPI-U, for all Urban Consumers, U.S. City Average

Table 1.1

**Laramie County Total Taxable Sales and Retail Sales by Subsectors
2019-2025
(Dollars)**

	2019	2020	2021	2022	2023	2024	2025
Total Taxable Sales	2,555,179,000	2,705,636,700	2,958,323,700	3,145,669,800	3,462,785,000	3,355,874,663	3,557,459,985
Total Retail Sales	1,493,546,000	1,499,441,700	1,777,775,200	1,835,144,000	1,864,430,500	1,838,819,444	2,027,273,079
Auto Dealers and Parts	101,928,100	96,294,400	104,429,200	105,183,700	113,982,200	108,241,636	115,101,677
Gasoline Stations	77,202,800	61,170,600	72,842,100	81,136,200	81,025,600	77,944,487	74,390,805
Home Furniture and Furnishings	39,484,300	35,511,200	40,472,000	37,783,600	34,429,600	36,375,659	34,563,210
Electronic and Appliance Stores	41,769,300	64,907,000	80,174,500	84,337,700	95,682,000	54,058,945	105,687,695
Building Material & Garden	262,388,400	280,704,300	339,254,300	378,416,100	346,501,600	382,961,910	427,215,359
Grocery and Food Stores	19,761,500	20,981,600	22,350,400	22,952,000	23,817,700	25,779,859	25,087,619
Liquor Stores	19,633,300	25,707,200	24,712,300	27,314,300	27,334,000	28,959,866	28,086,698
Clothing and Shoe Stores	56,265,800	47,142,100	62,795,500	62,974,900	61,830,000	62,721,071	63,951,814
Department Stores	34,727,200	35,013,700	35,710,700	38,513,300	35,576,500	34,643,562	34,162,225
General Merchandise Stores	162,352,900	150,281,900	174,299,100	208,629,200	226,340,600	194,271,878	197,056,548
Miscellaneous Retail	113,546,100	114,739,400	150,164,600	123,405,800	127,153,000	138,474,598	155,529,053
Lodging Services	65,698,000	42,922,600	68,390,700	74,546,700	74,725,800	74,629,221	77,343,123
Eating and Drinking Places	217,129,000	203,350,200	251,617,700	260,620,800	276,306,400	281,877,418	302,422,145
Automobile Sales	281,659,000	320,715,500	350,562,100	329,329,200	339,725,500	337,879,334	386,675,108

Source: WCBEA analysis from Wyoming Department of Revenue

Table 1.2**Laramie County Sales and Use Tax Receipts**

**Annual Total
2000-2025
(Dollars)**

	Total Sales Tax Receipts 4% State & 1% Optional General Purpose	4% State Sales and Use Tax Receipts	1% Optional Local General Purpose Sales and Use Tax Receipts
2000	24,833,339	13,115,173	11,718,167
2001	26,406,542	13,800,674	12,605,568
2002	29,011,725	15,428,989	13,582,736
2003	29,528,829	15,855,502	13,673,327
2004	30,559,319	16,501,718	14,057,601
2005	31,733,902	17,213,493	14,520,409
2006	33,118,921 *	17,894,618	15,224,303
2007	32,702,985 *	17,636,107	15,066,606
2008	33,114,106 *	17,827,988	15,286,119
2009	31,517,315 *	16,979,116	14,529,199
2010	31,846,764 *	17,051,836	14,794,927
2011	36,323,256	18,977,386	17,345,870
2012	38,495,663	20,616,860	17,878,803
2013	41,713,896	22,630,753	19,083,143
2014	50,365,308	27,315,092	23,050,216
2015	48,440,936	26,339,882	22,101,054
2016	43,007,227	23,443,445	19,563,782
2017	46,955,066	25,585,051	21,370,015
2018	52,524,785	28,602,262	23,922,523
2019	55,406,955	29,855,166	25,551,789
2020	59,555,208	32,498,839	27,056,369
2021	65,083,030	35,499,803	29,583,227
2022	69,085,501	37,629,803	31,456,698
2023	76,013,613	41,385,763	34,627,850
2024	73,627,174	40,068,428	33,558,747
2025	78,174,728	42,600,128	35,574,600

Notes: * The State of Wyoming collects a 4% state sales and use tax as well as a 1% optional general purpose county sales and use tax. Table 1.2 shows the total share of collected taxes received by entities within Laramie County including Laramie County, the city of Cheyenne, the town of Burns, the town of Albin and the town of Pine Bluffs. This total includes the 4% State Sales and Use Tax, 1% Optional General Purpose Sales and Use Tax, and the Out of State Sales and Use Tax.

Figure 1. Laramie County Sales and Use Tax Receipts, 2000-2025

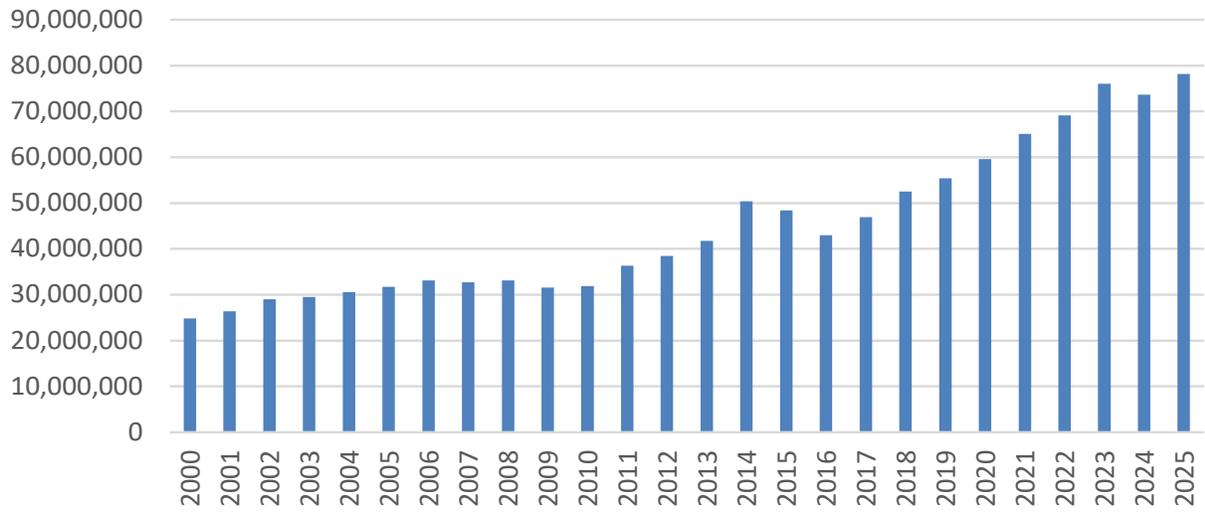


Table 1.3

Laramie County Lodging Tax Receipts
Annual Totals
1995-2025
(Dollars)

Year	Lodging Tax Receipts¹	% Change
1995	316,596	
1996	326,421	3.1%
1997	321,721	-1.4%
1998	344,509	7.1%
1999	362,725	5.3%
2000	399,193	10.1%
2001	400,237	0.3%
2002	453,918	13.4%
2003	582,681	28.4%
2004	646,724	11.0%
2005	691,081	6.9%
2006	845,936	22.4%
2007	1,128,773	33.4%
2008	1,156,118	2.4%
2009	1,058,485	-8.4%
2010	1,244,406	17.6%
2011	1,402,783	12.7%
2012	1,379,734	-1.6%
2013	1,425,438	3.3%
2014	1,669,352	17.1%
2015	1,966,864	17.8%
2016	1,718,011	-12.7%
2017	1,774,587	3.3%
2018	1,954,655	10.1%
2019	2,045,247	4.6%
2020	2,008,003	-1.8%
2021	1,572,693	-21.7%
2022	2,554,851	62.5%
2023	2,454,612	-3.9%
2024	2,687,219	9.5%
2025	2,650,219	-1.4%

Source: WCBEA from Wyoming Department of Revenue

Table 1.4

**Growth Rates
Laramie County
2008-2024**

Year	Laramie County ¹		City of Cheyenne ¹		Employment (CES)		BEA Employment		Annual Mean Wages	
	Population	% Change	Population	% Change	# Jobs	% Change	# Jobs	% Change	\$	% Change
2008	89,077		58,658		45,158		62,259		37,560	
2009	90,430	1.5%	59,547	1.5%	44,133	-2.3%	61,619	-1.0%	39,160	4.3%
2010	92,247	2.0%	59,547	0.0%	43,342	-1.8%	61,451	-0.3%	40,070	2.3%
2011	92,619	0.4%	60,159	1.0%	44,192	2.0%	62,839	2.3%	41,280	3.0%
2012	94,766	2.3%	61,420	2.1%	44,792	1.4%	63,572	1.2%	42,260	2.4%
2013	95,803	1.1%	62,104	1.1%	46,100	2.9%	65,598	3.2%	43,000	1.8%
2014	96,145	0.4%	62,259	0.2%	46,858	1.6%	66,344	1.1%	44,050	2.4%
2015	97,116	1.0%	62,904	1.0%	47,167	0.7%	67,099	1.1%	45,270	2.8%
2016	98,067	1.0%	63,483	0.9%	46,667	-1.1%	67,489	0.6%	46,220	2.1%
2017	98,636	0.6%	63,587	0.2%	46,517	-0.3%	68,812	2.0%	47,648	3.1%
2018	99,308	0.7%	63,957	0.6%	46,608	0.2%	70,824	2.9%	49,467	3.8%
2019	99,914	0.6%	64,235	0.4%	47,108	1.1%	72,208	2.0%	49,360	-0.2%
2020	100,718	0.8%	65,161	1.4%	45,992	-2.4%	73,372	1.6%	50,829	3.0%
2021	100,794	0.1%	65,048	-0.2%	46,692	1.5%	78,578	7.1%	52,930	4.1%
2022	100,860	0.1%	64,668	-0.6%	47,758	2.3%	81,027	3.1%	54,803	3.5%
2023	101,079	0.2%	65,287	1.0%	47,875	0.2%	N/A	-	58,570	6.9%
2024	101,783	0.7%	65,704	0.6%	48,867	2.1%	N/A	-	62,337	6.4%
15 Year Avg.	0.79%		0.66%		0.69%		1.92%		3.16%	
5 Year Avg.	0.37%		0.46%		0.75%		3.44%		4.79%	

Source: Wyoming Department of A&I, Economic Analysis Division (EAD), Population Estimates as of July 1

Source: Wyoming Department of A&I, Economic Analysis Division (EAD), Population Estimates as of July 1

Source: U.S. Dept. of Labor, Bureau of Labor Statistics, Current Employment Statistics

Source: U.S. Dept. of Commerce, Bureau of Economic Analysis *No longer produced after 11/2024

Source: U.S. Dept. of Labor, Bureau of Labor Statistics, Occupational Employment Statistics, May reports

Year	Personal Income		Per Capita Personal Income		Real Per Capita Personal Income (2024 dollars)		Real GDP Lar County (2024 dollars)		Building Permits	
	\$	% Change	\$	% Change	\$	% Change	(\$000,000)	% Change	# Permits	% Change
2008	4,039,261	-	45,346	-	65,963	-	7,227,000	-	1,411	-
2009	3,819,467	-5.4%	42,237	-6.9%	61,637	-6.6%	6,243,000	-13.6%	1,402	-0.6%
2010	3,996,095	4.6%	43,320	2.6%	62,201	0.9%	6,325,000	1.3%	1,564	11.6%
2011	4,458,735	11.6%	48,142	11.1%	67,061	7.8%	6,571,000	3.9%	1,887	20.7%
2012	4,579,579	2.7%	48,327	0.4%	65,880	-1.8%	6,742,000	2.6%	1,951	3.4%
2013	4,604,769	0.6%	48,065	-0.5%	64,592	-2.0%	6,659,000	-1.2%	1,787	-8.4%
2014	4,743,224	3.0%	49,335	2.6%	65,269	1.0%	6,762,000	1.5%	1,641	-8.2%
2015	4,813,116	1.5%	49,560	0.5%	65,450	0.3%	6,991,000	3.4%	1,877	14.4%
2016	4,712,581	-2.1%	48,054	-3.0%	62,753	-4.1%	6,819,000	-2.5%	1,830	-2.5%
2017	4,867,408	3.3%	49,348	2.7%	63,041	0.5%	6,889,000	1.0%	2,198	20.1%
2018	5,158,900	6.0%	51,951	5.3%	64,794	2.8%	7,268,000	5.5%	2,051	-6.7%
2019	5,250,764	1.8%	52,555	1.2%	64,337	-0.7%	7,604,000	4.6%	2,100	2.4%
2020	5,585,706	6.4%	55,451	5.5%	67,092	4.3%	7,213,000	-5.1%	2,312	10.1%
2021	6,071,039	8.7%	60,203	8.6%	69,561	3.7%	7,633,000	5.8%	2,785	20.5%
2022	6,167,216	1.6%	61,146	1.6%	65,392	-6.0%	7,670,000	0.5%	2,588	-7.1%
2023	6,412,910	7.2%	63,445	10.1%	65,011	-0.6%	7,960,000	7.9%	2,650	2.4%
2024	6,718,862	4.8%	66,012	4.0%	66,012	1.5%	8,439,115	6.0%	2,792	5.4%
15 Year Avg.	4.10%		3.50%		0.51%		2.35%		5.20%	
5 Year Avg.	5.73%		5.97%		0.59%		3.01%		6.25%	

Source: U.S. Dept. of Commerce, Bureau of Economic Analysis

Source: U.S. Dept. of Commerce, Bureau of Economic Analysis

Source: U.S. Dept. of Commerce, Bureau of Economic Analysis

Source: U.S. Dept. of Commerce, Bureau of Economic Analysis

Source: Laramie County Planning and Development

Figure 2. Laramie County Growth Rates, Population and Employment, 2009-2024

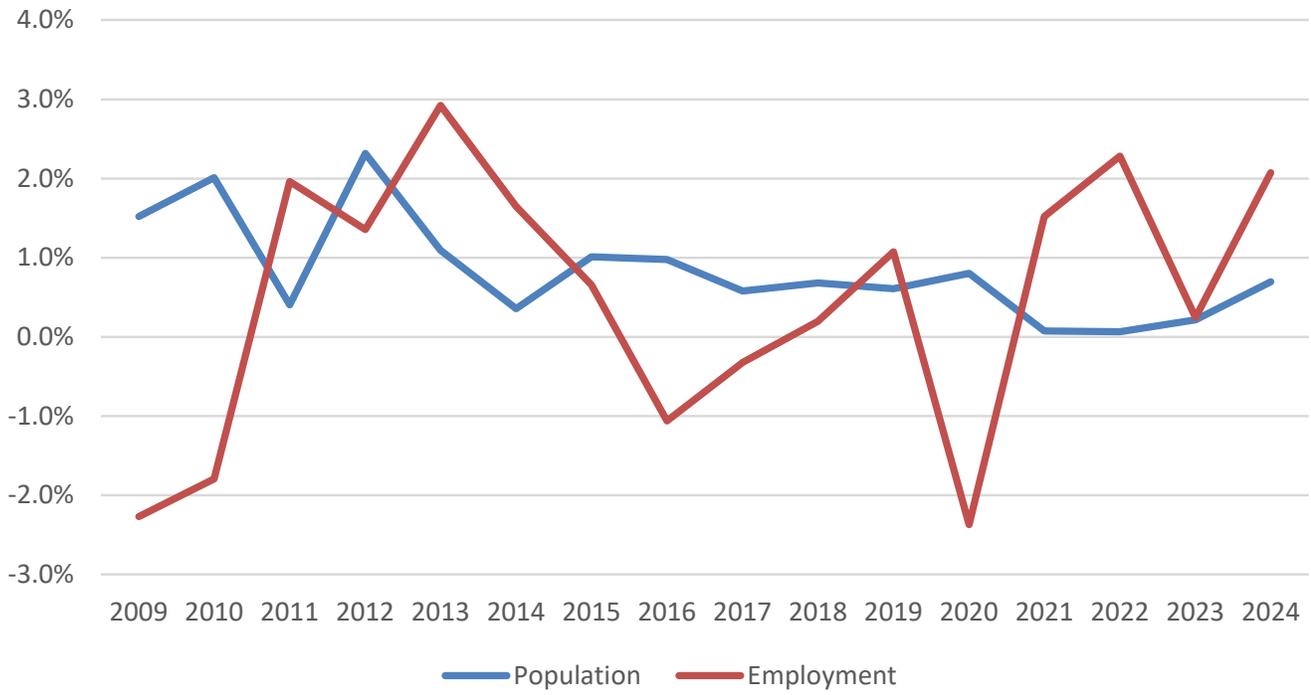


Figure 3. Laramie County Growth Rates, Wages, Personal Income, and Real GDP, 2009-2024

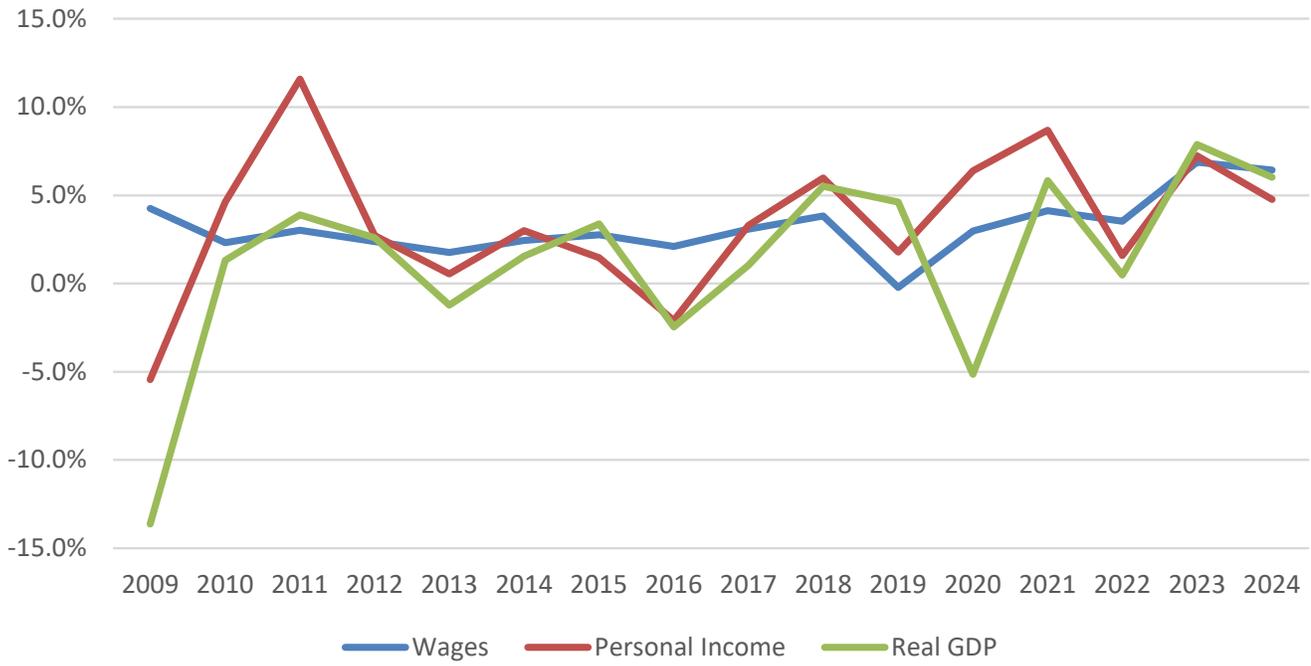


Table 1.5

**Laramie County Gross Domestic Product
2008-2024**

Year	Real GDP¹	Real GDP % Change	Nominal GDP²	Nominal GDP % Change	Real Per Capita GDP	Real Per Capita GDP % Change
2008	7,220		4,966		81,049	
2009	6,146	-14.9%	4,212	-15.2%	67,964	-16.1%
2010	6,285	2.3%	4,379	4.0%	68,128	0.2%
2011	6,645	5.7%	4,775	9.0%	71,749	5.3%
2012	6,860	3.2%	5,032	5.4%	72,384	0.9%
2013	6,737	-1.8%	5,015	-0.3%	70,323	-2.8%
2014	6,849	1.7%	5,179	3.3%	71,233	1.3%
2015	7,112	3.8%	5,385	4.0%	73,235	2.8%
2016	6,840	-3.8%	5,245	-2.6%	69,747	-4.8%
2017	6,933	1.4%	5,429	3.5%	70,285	0.8%
2018	7,413	6.9%	5,947	9.5%	74,646	6.2%
2019	7,599	2.5%	6,208	4.4%	76,056	1.9%
2020	7,069	-7.0%	5,845	-5.8%	70,186	-7.7%
2021	7,802	10.4%	6,753	15.5%	77,408	10.3%
2022	8,288	6.2%	7,750	14.8%	82,283	6.3%
2023	8,238	-0.6%	8,038	3.7%	81,582	-0.9%
2024	8,439	2.4%	8,439	5.0%	82,913	1.6%
Average		1.2%		3.6%		0.3%

Note: ¹Data are in millions of 2024 dollars

²Data are in millions of current dollars

Source: WCBEA from U.S. Department of Commerce, Bureau of Economic Analysis

Table 1.6**Laramie County Auto Registrations (Titles)****Annual Total****2005-2025**

Year	Titles
2005	36,737
2006	36,021
2007	36,242
2008	35,229
2009	32,445
2010	33,146
2011	38,177
2012	36,757
2013	35,765
2014	35,466
2015	37,215
2016	38,556
2017	38,645
2018	38,979
2019	37,160
2020	36,171
2021	39,368
2022	39,314
2023	38,035
2024	38,506
2025	42,317

Source: WCBEA from Laramie County Clerk

Table 1.7

Laramie County Enplanements
Annual Total
2005-2025

Year	Enplanements
2005	14,372
2006	14,681
2007	16,888
2008	15,314
2009	11,155
2010	17,426
2011	22,776
2012	13,952
2013	10,777
2014	4,438
2015	2,275
2016	2,360
2017	1,289
2018	2,505
2019	17,310
2020	3,588
2021	4,161
2022	19,511
2023	12,892
2024	26,957
2025	30,460

Note: The decline in 2012 reflects the loss of a regional airline serving the Cheyenne market.

Source: WCBEA from Cheyenne Regional Airport

Table 1.8

Tourism Activity
Monthly Averages
2015-2025

	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Occupancy Rate (%)	61.2	53.0	54.2	58.2	65.9	53.4	57.5	59.4	62.3	58.9	61.4
Average Room Rate (\$)	\$89.41	\$90.90	\$89.70	\$90.00	\$94.78	\$80.71	\$97.35	\$106.05	\$111.54	\$113.35	\$116.18
Visit Cheyenne Walk-in Count	4,271	3,831	3,898	4,130	4,246	1,657	4,087	4,736	4,889	5,388	4,884
Trolley Ridership	1,713	1,954	1,708	1,786	1,880	373	847	1,073	1,187	1,797	1,141
Pine Bluffs Info. Center	8,164	8,145	6,465	6,615	8,008	n/a	10,273	6,458	6,579	3,268	4,192
I-25 State Visitor Center	13,496	12,890	13,014	12,148	11,302	2,599	9,736	6,538	6,784	6,046	5,502
Old West Museum Paid Visitor	2,083	2,259	1,679	1,965	1,966	464	1,774	1,427	1,446	1,434	1,535
State Museum	3,851	3,264	3,417	3,548	7,391	1,337	3,769	2,592	3,425	3,495	3,660

Note: Numbers reported are a monthly average for each year.

Source: WCBEA from Visit Cheyenne.

Table 1.9**Laramie County Oil Production and Active Wells****(a)****Monthly Average and Annual Total****2018-2025**

Year	Oil Production			Active Wells	
	Average Monthly Oil Production (barrels)	Total Annual Oil Production (barrels)	Annual Percentage Change in Total Production	Average Monthly Active Wells	Annual Percentage Change
2018	799,193	9,590,310	-	340	-
2019	1,139,585	13,675,021	42.6%	424	24.7%
2020	751,550	9,018,598	-34.1%	419	-1.2%
2021	781,041	9,372,495	3.9%	470	12.2%
2022	703,753	8,445,031	-9.9%	488	3.8%
2023	763,777	9,165,328	8.5%	520	6.6%
2024	911,371	10,936,454	19.3%	589	13.3%
2025	605,168	7,262,012	-33.6%	590	0.2%

Source: WCBEA from Wyoming Oil and Gas Conservation Commission

Oil Spot Prices and Spuds**(b)****Monthly Average****2018-2025**

Year	Oil Prices		Spuds	
	Average Monthly Oil Price (per barrel)	Annual Percentage Change	Total Annual Spuds	Annual Percentage Change
2018	\$64.94	-	103	-
2019	\$56.98	-12.3%	70	-32.0%
2020	\$39.23	-31.2%	22	-68.6%
2021	\$67.99	73.3%	63	186.4%
2022	\$94.79	39.4%	49	-22.2%
2023	\$77.64	-18.1%	56	14.3%
2024	\$76.55	-1.4%	6	-89.3%
2025	\$65.46	-14.5%	0	-100.0%

Source: WCBEA from Energy Information Administration, crude oil in dollars per barrel, spot prices West Texas Intermediate, Cushing, OK

Employment Trends

This Employment Trends section presents a comprehensive overview of past and current employment statistics and trends. Together, these measures provide a complete view of the county’s labor market.

Employment Trends Tables and Figures	
Table 2.0	Labor Force Averages (2010-2025)
Figure 4	Unemployment Rate (2010-2025)
Table 2.1	BEA Employment (2011-2024)
Table 2.2	Current Employment Statistics (2005-2025)
Table 2.3	BEA Proprietors (1993-2024)
Table 2.4	Employment Projections (2021-2025)
Table 2.5	Firms by Size and Industry (2023)

- Table 2.0 reports labor force conditions using data from the Bureau of Labor Statistics. LAUS (Local Area Unemployment Statistics) measures resident employment and unemployment rates, while CES (Current Employment Statistics) tracks payroll jobs by industry.
- Table 2.1, using BEA data, provides the broadest employment measure by including both wage-and-salary workers and proprietors, allowing for analysis of industry structure and self-employment trends. Because these data sources measure different concepts, people employed, payroll jobs, and total work activity, their totals will not match exactly; however, when viewed together they provide a more complete understanding of labor supply, job demand, and the overall composition of the county’s economy. BEA data are based on Current Employment Statistics, Quarterly Census of Employment and Wages and Internal Revenue Service data and include full- and part-time employees, civilian government employees, agricultural and household employees, estimates/adjustments for employment not covered by the state Unemployment Insurance program and the Unemployment Compensation for Federal Employees program, and estimates for employment in farms, religious organizations, railroads, military and residents employed by international organizations.
- Table 2.2 expands on the CES payroll measure by detailing nonfarm wage and salary employment by sector, offering the clearest picture of current job growth trends across industries.
- Table 2.3 summarizes proprietors (self-employment) and proprietor income for 1993–2024. The long-run trend shows a steady rise in nonfarm proprietors through the 2010s and a surge during/after 2020. However, the table also reflects a reporting break: counts are no longer provided after 2023, and some recent rows show discontinuities. The takeaway is that proprietors remain an important and growing component of local employment, but recent-year comparability is limited by changing data availability.
- Table 2.4 presents employment projections (jobs by place of work) for 2021–2025, showing how actual outcomes compared to earlier projections. In both 2021 and 2022, actual total employment exceeded projected levels by 5,481 and 5,807 jobs, respectively—evidence that the county outperformed forecasts during the recovery period. Projections also show continued growth expectations through 2025, with especially large projected gains concentrated in finance/insurance/real estate and related activity, consistent with the broader shift toward service-sector and property-linked growth.
- Table 2.5 provides a snapshot of firms by size and industry (2023). Laramie County is overwhelmingly a small-business economy: 3,625 total firms, with 2,272 firms in the 1–4 employee range. By firm count, the largest categories include professional/scientific/technical services (645 firms), retail trade (374), health care and social assistance (377), and construction (355). By employment, the largest sectors

include health care and social assistance (6,809 employees), retail trade (6,416), and accommodation & food services (4,511)—a structure that helps explain why labor availability and housing capacity constraints show up so quickly in wages, pricing, and hiring conditions.

- The most recent employment data indicate that Laramie County’s labor market remains structurally tight, with unemployment near the mid-3 percent range. While this reflects strong underlying demand for labor, it also implies capacity constraints: firms considering relocation or expansion may interpret persistently low unemployment as a signal of limited available workforce, increasing expected hiring costs and wage pressures. Commuting patterns reinforce this interpretation. With approximately 10,000 workers commuting into Laramie County and roughly 9,000 commuting out, the county functions as a regional job hub and a porous labor market in which workers can arbitrage opportunities across county and state lines. In equilibrium terms, the low unemployment rate combined with high gross commuting flows suggests that marginal labor supply is relatively elastic across jurisdictions but relatively inelastic within the county itself. This dynamic can constrain endogenous growth unless labor force participation, in-migration, or housing supply expand sufficiently to accommodate additional employment demand.

Table 2.0

**Labor Force Averages
For Wyoming, Laramie County & Cheyenne
2010-2025**

	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Labor Force																
Wyoming	301,893	302,932	303,748	302,201	302,865	301,608	300,546	293,802	292,630	293,320	293,756	289,154	291,756	298,020	294,598	289,950
Laramie County	44,283	47,167	47,168	47,889	48,216	48,225	48,804	48,342	48,327	49,452	50,113	49,373	49,689	50,042	49,116	48,422
Cheyenne	29,857	30,627	30,652	31,171	31,405	31,525	31,902	31,288	31,369	31,977	32,360	31,850	32,026	32,250	31,687	32,942
Employed²																
Wyoming	280,953	284,273	287,110	287,792	289,694	288,894	284,439	281,164	280,754	282,433	276,495	275,748	281,343	288,752	285,262	278,991
Laramie County (LAUS)	40,928	44,249	44,376	45,571	46,027	46,341	46,765	46,519	46,535	47,695	47,565	47,397	48,068	48,470	47,511	46,751
Laramie County (CES)	43,342	44,192	44,792	46,100	46,858	47,167	46,667	46,517	46,608	47,108	45,992	46,692	47,758	47,875	48,867	48,950
Cheyenne	27,979	28,854	28,918	29,734	30,040	30,252	30,539	30,132	30,102	30,823	30,644	30,536	30,969	31,227	30,612	31,833
Unemployed																
Wyoming	20,940	18,659	16,638	14,409	13,171	12,714	16,107	12,638	11,875	10,887	17,260	13,406	10,413	8,951	10,269	9,486
Laramie County	3,354	2,918	2,792	2,318	2,189	1,884	2,038	1,823	1,875	1,757	2,549	1,976	1,626	1,572	1,628	1,671
Cheyenne	1,878	1,773	1,734	1,437	1,365	1,273	1,363	1,239	1,267	1,147	1,716	1,314	1,057	1,023	1,076	1,109
Unemployment Rate																
Wyoming	6.9	6.2	5.5	4.8	4.4	4.4	5.4	4.3	4.1	3.7	5.9	4.6	3.6	3.1	3.6	3.4
Laramie County	7.6	6.2	5.9	4.8	4.6	3.9	4.2	3.8	3.9	3.6	5.1	4.0	3.3	3.1	3.3	3.4
Cheyenne	6.3	5.8	5.9	4.8	4.6	3.9	4.2	3.8	3.9	3.6	5.1	4.0	3.3	3.1	3.3	3.4

Notes: ¹Figures are not benchmarked. Benchmarking is completed on an annual basis to account for survey error, or variance, in the estimates including sampling error and nonsampling error. Benchmarking data determine final employment levels. Figures for 2002-2015 are benchmarked.

² Labor statistics are compiled from two major sources: Current Population Survey (CPS) and Current Employment Statistics (CES). Local Area Unemployment Statistics (LAUS) are estimated based on CPS data which is collected through household surveys where individuals are reported as employed, unemployed or not in the labor force. These data include employment for both agriculture and nonagricultural industries. CES data are based on establishment records compiled through monthly surveys of nonfarm employers. Individuals who worked in more than one establishment, full or part-time, are counted each time their names appear on payrolls.

Because of changes in the estimation methodology, there is a break in the data set between 2009 and 2010. Therefore, pre-2010 data are not comparable to data from 2010 to present.

Source: WCBEA from Wyoming Department of Workforce Services, Labor Market Information

Figure 4. Wyoming, Laramie County, and Cheyenne Unemployment Rates, 2010-2025

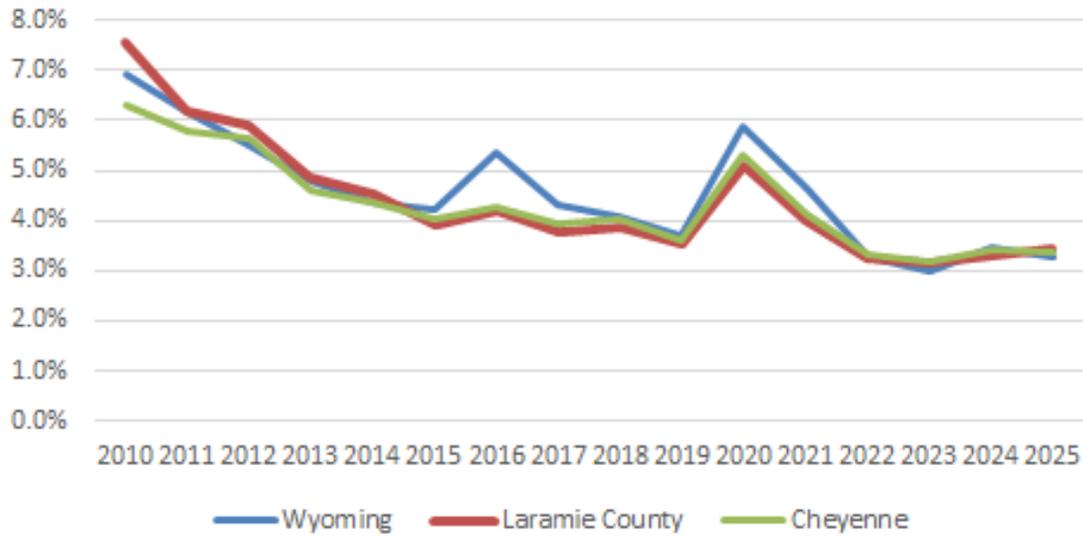


Table 2.1

**Laramie County Employment
Full & Part Time Employment By Industry
2011-2024**

	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Total Employment	62,839	63,572	65,598	66,344	67,099	67,489	68,812	70,824	72,208	73,372	78,578	81,027	78,578	81,027
By Type														
Wage and salary employment	49,542	50,297	51,603	52,273	52,563	51,843	51,942	52,465	53,539	51,940	52,786	52,672	47,355	47,511
Proprietors employment	13,297	13,275	13,995	14,071	14,536	15,646	16,870	18,359	18,669	21,432	25,792	28,355	25,792	28,355
Farm proprietors employment	963	991	995	1,025	1,033	1,044	1,032	1,034	1,028	1,028	1,046	1,021	1,046	1,021
Nonfarm proprietors employment	12,334	12,284	13,000	13,046	13,503	14,602	15,838	17,325	17,641	20,404	24,746	27,334	24,746	27,334
By Industry														
Farm employment	1,253	1,334	1,334	1,355	1,385	1,400	1,430	1,394	1,403	1,380	1,360	1,372	1,360	1,372
Nonfarm employment	61,586	62,238	64,264	64,989	65,714	66,089	67,382	69,430	70,805	71,992	77,218	79,655	77,218	79,655
Private nonfarm employment	44,054	44,710	46,612	47,557	48,215	48,538	49,814	51,838	53,094	54,311	59,685	62,337	59,685	62,337
Forestry, fishing, and related activities	(D)													
Mining	142	213	245	458	450	945	1,059	1,121	1,062	783	686	802	617	328
Utilities	137	140	149	164	193	214	196	194	180	187	175	197	201	193
Construction	2,688	2,802	3,303	3,285	3,269	4,149	4,080	4,249	4,633	4,570	4,731	4,263	3,119	3,414
Manufacturing	1,466	1,336	1,348	1,373	1,347	1,567	(D)	1,580	1,650	1,611	1,472	(D)	1,302	1,221
Wholesale trade	817	920	963	1,003	1,001	1,261	1,269	1,291	1,326	1,307	1,299	1,411	1,122	1,120
Retail trade	5,301	5,421	5,621	5,441	5,712	7,196	6,976	6,645	6,520	6,492	6,636	6,805	5,238	5,217
Transportation and warehousing	2,329	2,410	2,509	3,024	2,995	3,920	4,034	4,183	4,446	4,660	5,089	5,165	3,096	3,071
Information	1,096	1,140	1,129	1,166	1,168	1,415	(D)	1,303	1,247	1,100	1,135	1,170	817	767
Finance and insurance	1,646	1,621	1,664	1,680	1,700	1,668	1,648	1,677	1,709	1,749	1,740	1,780	1,732	1,579
Real estate and rental and leasing	512	559	564	584	583	564	558	561	596	551	561	518	525	544
Professional, scientific, and technical services	1,500	1,519	1,584	1,615	1,608	3,184	3,367	3,427	3,436	3,409	3,611	3,848	2,199	2,347
Management of companies and enterprises	176	132	232	78	41	(D)	(D)	(D)	482	561	656	719	146	146
Administrative and waste management services	2,506	2,560	2,583	2,577	2,477	2,500	2,818	2,935	2,796	3,022	3,360	3,151	2,045	2,186
Educational services	558	546	593	591	602	618	601	554	604	540	610	636	252	266
Health care and social assistance	4,817	4,812	4,809	4,777	4,717	4,951	5,154	5,279	5,324	5,234	5,215	5,260	4,451	4,605
Arts, entertainment, and recreation	806	854	(D)	(D)	849	958	1,030	1,053	411	390	462	490	499	535
Accommodation and food services	4,299	4,337	4,446	4,675	4,752	4,627	4,660	4,704	4,906	4,356	4,613	4,903	4,681	4,605
Other services, except public administration	2,658	2,707	2,915	2,728	2,717	2,688	2,714	2,824	2,838	2,701	2,829	2,931	1,349	1,388
Government and government enterprises	17,532	17,528	17,652	17,432	17,499	17,551	17,568	17,592	17,711	17,681	17,533	17,318	13,623	13,654
Federal, civilian	2,663	2,583	2,589	2,566	2,641	2,719	2,773	2,801	2,789	2,809	2,779	2,732	2,744	2,815
Military	3,594	3,565	3,645	3,476	3,466	3,356	3,510	3,588	3,645	3,766	3,728	3,685	3,709	3,738
State and local	11,275	11,380	11,418	11,390	11,392	11,476	11,285	11,203	11,277	11,106	11,026	10,901	10,879	11,106
State government	4,192	4,230	4,222	4,191	4,205	4,098	4,107	4,060	3,941	3,925	3,814	3,739	3,709	3,738
Local government	7,083	7,150	7,196	7,199	7,187	7,378	7,178	7,143	7,336	7,181	7,212	7,162	7,170	7,368

N/A - Data are not available

Note: (D) Not shown to avoid disclosure of confidential information. Estimates for this item are included in the totals.

Source: WCBEA from U.S. Department of Commerce, Bureau of Economic Analysis

Table 2.2

Current Employment Statistics
Laramie County Nonagricultural Wage and Salary Employment
Employment In Thousands
2005-2025

	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Total Nonfarm	41.7	42.9	44.2	45.2	44.1	43.3	44.2	44.8	46.1	46.9	47.2	46.7	46.6	46.9	47.7	46.3	47.2	47.3	48.2	48.7	49.0
Total Private	29.0	30.1	30.9	31.6	30.2	29.5	30.2	30.8	32.1	33.0	33.2	32.7	32.6	33.0	33.8	32.5	33.4	33.7	34.4	34.5	34.6
Goods Producing	4.4	4.9	4.8	4.9	4.5	4.1	4.3	4.3	4.9	5.1	5.2	4.8	4.8	5.1	5.5	5.0	5.0	4.7	5.0	5.2	5.4
Natural Resources, Mining and Construction	2.9	3.3	3.1	3.3	3.0	2.7	2.9	3.0	3.5	3.8	3.8	3.5	3.5	3.8	4.1	3.7	3.8	3.5	3.7	4.0	4.2
Manufacturing	1.6	1.6	1.6	1.7	1.5	1.4	1.4	1.3	1.4	1.4	1.4	1.3	1.3	1.3	1.4	1.3	1.2	1.3	1.3	1.2	1.3
Service Providing	37.3	38.0	39.4	40.2	39.7	39.3	39.9	40.5	41.2	41.7	42.0	41.9	41.8	41.8	42.2	41.3	42.2	42.6	43.1	43.5	43.5
Private Service Providing	24.5	25.2	26.2	26.6	25.8	25.4	26.0	26.5	27.2	27.9	28.0	27.9	27.8	27.9	28.3	27.5	28.4	29.0	29.3	29.3	29.2
Trade, Transportation, Wholesale Trade	9.0	9.2	9.8	9.8	9.1	9.0	9.3	9.6	10.0	10.3	10.5	10.4	10.1	9.9	10.1	9.9	10.1	10.3	10.1	10.0	9.9
Retail Trade	5.6	5.6	5.7	5.7	5.3	5.2	5.3	5.4	5.5	5.4	5.7	5.7	5.5	5.2	5.2	5.1	5.3	5.4	5.3	5.2	5.1
Transportation and Utilities	2.6	2.8	3.3	3.3	3.0	3.0	3.2	3.2	3.5	3.9	3.8	3.7	3.6	3.7	3.8	3.8	3.9	3.8	3.7	3.7	3.7
Information	1.0	1.0	1.0	1.1	1.1	1.1	1.1	1.1	1.1	1.2	1.2	1.1	1.1	1.0	1.0	0.8	0.8	0.8	0.8	0.8	0.7
Financial Activities	2.0	2.0	2.0	2.2	2.2	2.2	2.2	2.2	2.2	2.3	2.3	2.2	2.2	2.2	2.3	2.3	2.3	2.3	2.3	2.2	2.2
Professional and Business Services	3.2	3.3	3.4	3.4	3.2	3.2	3.2	3.3	3.4	3.4	3.3	3.5	3.6	3.7	3.6	3.9	4.2	4.2	4.4	4.7	4.7
Education and Health Services	3.3	3.5	3.8	3.9	4.0	4.1	4.2	4.3	4.3	4.3	4.2	4.4	4.5	4.6	4.7	4.6	4.6	4.6	4.7	4.8	4.8
Leisure and Hospitality	4.4	4.4	4.5	4.6	4.4	4.3	4.3	4.4	4.6	4.8	4.8	4.8	4.8	4.9	5.0	4.5	4.8	5.1	5.2	5.1	5.0
Other Services	1.7	1.7	1.7	1.7	1.7	1.6	1.6	1.7	1.8	1.7	1.6	1.6	1.6	1.6	1.6	1.5	1.6	1.7	1.8	1.8	1.8
Government	12.8	12.8	13.2	13.6	13.9	13.8	14.0	14.0	14.0	13.9	14.0	14.0	14.0	13.9	13.9	13.9	13.7	13.6	13.8	14.2	14.4
Federal Government	2.6	2.5	2.5	2.6	2.7	2.7	2.7	2.6	2.6	2.5	2.6	2.7	2.7	2.8	2.7	2.7	2.7	2.6	2.8	2.8	2.8
State Government	3.9	3.9	4.0	4.1	4.1	4.0	4.0	4.0	4.0	4.0	4.0	3.9	3.9	3.9	3.9	3.9	3.8	3.7	3.7	3.9	4.0
Local Government	6.3	6.5	6.7	7.0	7.1	7.1	7.3	7.4	7.4	7.4	7.4	7.4	7.3	7.3	7.4	7.2	7.3	7.3	7.3	7.5	7.6

Sources: WCBEA from U.S. Department of Commerce, Bureau of Labor Statistics

Table 2.3**Laramie County Proprietors****1993-2024**

Year	Non-Farm Proprietors	Avg Non-Farm Proprietor Income	Farm Proprietors	Avg Farm Proprietor Income	Total Proprietors
1993	7,285	\$76,962	582	\$15,441	7,867
1994	7,976	\$90,894	579	\$4,003	8,555
1995	7,958	\$106,054	584	\$9,807	8,542
1996	8,237	\$116,196	580	\$6,231	8,817
1997	8,607	\$103,254	586	\$17,894	9,193
1998	8,541	\$123,872	610	\$9,866	9,151
1999	8,547	\$131,884	628	\$6,916	9,175
2000	8,968	\$151,087	660	\$7,857	9,628
2001	8,415	\$150,826	679	\$12,175	9,094
2002	8,798	\$162,679	749	-\$3,016	9,547
2003	9,041	\$168,146	678	\$5,440	9,719
2004	9,313	\$184,425	652	\$5,486	9,965
2005	9,794	\$184,228	636	\$9,426	10,430
2006	9,964	\$203,008	608	\$4,672	10,572
2007	11,064	\$180,737	723	\$9,431	11,787
2008	11,227	\$227,864	779	\$20,068	12,006
2009	11,650	\$201,037	836	\$13,235	12,486
2010	11,818	\$260,220	898	\$21,629	12,716
2011	12,334	\$330,472	963	\$58,819	13,297
2012	12,284	\$346,776	991	\$22,210	13,275
2013	13,000	\$370,653	995	\$15,698	13,995
2014	13,046	\$327,209	1025	\$18,578	14,071
2015	13,503	\$340,236	1033	\$2,392	14,536
2016	14,602	\$319,877	1044	-\$2,639	15,646
2017	15,838	\$334,613	1032	-\$5,154	16,870
2018	17,325	\$365,700	1034	-\$5,959	18,359
2019	17,641	\$393,359	1028	-\$257	18,669
2020	20,404	\$425,108	1028	-\$11,250	21,432
2021	24,746	\$449,279	1046	\$10,817	25,792
2022	27,334	\$413,540	1021	\$14,490	28,355
2023	-	\$314,402	-	\$20,581	-
2022	-	\$333,773	-	\$21,087	-

Source: WCBEA from U.S. Department of Commerce, Bureau of Economic Analysis

Note: After 2023 Number of proprietors was discontinued from the report

Table 2.4

**Laramie County Employment Projections
Jobs by Place of Work
2021-2025**

	Actual 2021 ^(p)	Projected 2021 ³	Actual Less Projected 2021	Actual 2022 ^(p)	Projected 2022 ³	Actual Less Projected 2022	Projected 2023 ³	Projected 2024	Projected 2025
Total Employment¹	75,024	69,543	5,481	81,027	75,220	5,807	84,777	89,021	93,825
Private									
Farm proprietors	1,055	1,042	13	1,021	1,064	-43	1,016	1,011	1,006
Mining ⁴	683	1,069	-386	802	591	211	780	759	738
Utilities	184	174	10	197	182	15	203	210	216
Construction	4,716	4,651	65	4,263	4,862	-599	4,166	4,072	3,979
Manufacturing	1,509	1,711	-202	(D)	1,474	-	(D)	(D)	(D)
Transportation & Warehousing	4,960	4,402	558	5,165	5,239	-74	5,421	5,689	5,971
Wholesale Trade	1,298	1,410	-112	1,411	1,298	113	1,457	1,504	1,553
Retail Trade	6,685	6,481	204	6,805	6,698	107	6,901	6,998	7,097
Finance, Insurance & Real Estate	13,074	10,600	2,474	18,184	14,504	3,680	21,582	25,648	30,517
Professional & Tech. Services	3,505	3,658	-153	3,848	3,544	304	4,012	4,184	4,363
Administrative & Management	3,335	2,871	464	3,151	3,536	-385	3,214	3,279	3,345
Information	1,071	1,235	-164	1,170	1,013	157	1,168	1,166	1,164
Educational Services	570	574	-4	636	570	66	664	693	723
Health Care & Social Assistance	5,219	5,376	-157	5,260	5,208	52	5,259	5,258	5,257
Arts, Entertainment, & Recreation ⁴	(D)	877	N/A	(D)	877	N/A	(D)	(D)	(D)
Accommodation & Food Services	4,626	5,025	-399	4,903	4,629	274	5,024	5,148	5,276
Other Services	2,726	2,939	-213	2,931	2,711	220	2,988	3,046	3,106
Government									
Federal Civilian	2,775	2,735	40	2,732	2,768	-36	2,708	2,683	2,659
Military	3,727	3,452	275	3,685	3,769	-84	3,687	3,689	3,691
State & Local Government	11,050	11,025	25	10,901	10,984	-83	10,802	10,704	10,607

Notes: ¹Sector totals will not equal Total Employment due to non-disclosures in the Forestry, Fishing and Related Activities sector as well as

WCBEA reporting elections.

²BEA revises data annually to account for new and revised source data as well as new or improved estimating methodologies.

³2022 and 2023 projections provided because actual data are not yet available.

⁴WCBEA did not project mining and arts employment previously due to lack of historical data.

(D) Not shown to avoid disclosure of confidential information; estimates are included in totals.

(p) Preliminary BEA data.

Source: WCBEA and U.S. Department of Commerce, Bureau of Economic Analysis

Table 2.5

Firms by Size and Industry
Laramie County
Number of Establishments by Employment-Size Class ¹
2023

Industry			Firm Size								
	Total	Total	1-4	5-9	10-19	20-	50-99	100-	250-	500-	1000
Forestry, fishing, hunting, agriculture	4	11	4	0	0	0	0	0	0	0	0
Mining	16	272	6	3	7	0	0	0	0	0	0
Utilities	11	232	4	0	0	3	0	0	0	0	0
Construction	355	2,372	233	59	35	22	6	0	0	0	0
Manufacturing	73	1,299	34	11	13	7	6	0	0	0	0
Wholesale trade	125	988	70	27	15	11	0	0	0	0	0
Retail trade	374	6,416	164	77	71	36	15	8	0	0	0
Transportation & warehousing	126	3,383	67	22	19	9	3	3	0	0	0
Information	104	994	78	10	6	6	0	0	0	0	0
Finance & insurance	275	1,628	194	45	25	8	0	0	0	0	0
Real estate & rental & leasing	232	1,106	184	28	12	5	0	0	0	0	0
Professional, scientific & tech. services	645	3,338	521	68	27	20	6	0	0	0	0
Management of companies & enterprises	23	57	20	0	0	0	0	0	0	0	0
Admin, support, waste mgt, remed. serv.	225	1,421	148	43	19	11	3	0	0	0	0
Educational services	38	242	25	6	6	0	0	0	0	0	0
Health care and social assistance	377	6,809	210	55	57	40	8	4	0	0	0
Arts, entertainment & recreation	54	465	35	3	7	8	0	0	0	0	0
Accommodation & food services	256	4,511	73	39	64	61	16	3	0	0	0
Other services (except public admin.)	299	1,615	190	60	38	9	13	0	0	0	0
Unclassified establishments.	13	23	12	0	0	0	0	0	0	0	0
Total	3,625	37,182	2,272	556	421	256	76	18	0	0	0

Notes: ¹ Does not include proprietors, government, household services, or railroad workers.

Source: WCBEA from U.S. Census Bureau, County Business Patterns

Wages, Earnings & Income Trends

The Wages, Earnings and Income Trends section presents multiple measures of income and earnings for Laramie County residents and workers. Because these measures are derived from different federal statistical systems, American Community Survey (ACS), Bureau of Economic Analysis (BEA), and Quarterly Census of Employment and Wages (QCEW), their totals and growth rates will not match exactly. Each measure captures a different concept: household income, per capita income, earnings by place of work, or covered payroll employment.

- Table 3.0 (a) reports 2024 household income from the American Community Survey (ACS), 1-year estimates. Median household income in Laramie County was \$83,258 in 2024 and mean household income was \$95,435. The mean exceeds the median because higher-income households pull the average upward. Because ACS is survey-based and reported at the 90 percent confidence level, year-to-year changes should be interpreted cautiously.
- Table 3.0 (c) shows 2024 earnings by gender for full-time, year-round workers (ACS). Median earnings were \$60,609 for males and \$51,838 for females. Mean earnings were \$72,396 for males and \$59,952 for females. These figures describe earnings for workers (not households) and will not align one-for-one with employer-reported wage measures.
- Table 3.0 (d) reports BEA’s average wage and compensation per job. Average compensation per job (wages plus supplements/benefits) increased to \$77,884 in 2024 (+2.1%), while average wages (excluding benefits) rose to \$62,330 (+4.3%). This series is job-based (place of work) and is conceptually closer to Section 2’s employment measures than ACS household income.
- Table 3.1 summarizes average annual earned income by sector using QCEW wage records. Average annual earned income across all sectors increased from \$58,721 in 2023 to \$60,991 in 2024 (+3.9%). The highest-paying sectors in 2024 were Mining (\$119,613), Management of Companies & Enterprises (\$115,863), and Utilities (\$98,922), with continued strength in professional/technical and information wages as well.
- Table 3.2 and Figure 7 reports BEA personal income and per capita personal income and shows Laramie County remains below national and state levels. In 2024, per capita personal income was \$66,012 in Laramie County compared to \$73,204 nationally and \$86,477 statewide. Laramie County was approximately 11 percent below the U.S. average in 2024, despite continued nominal growth.
- Table 3.3 decomposes total personal income and clarifies why “income” can rise even when wage growth moderates. Total personal income increased to \$6.72 billion in 2024. Earnings by place of work rose to \$4.75 billion, while dividends/interest/rent and transfer payments together remained a large component of total personal income. The negative adjustment for residence reflects commuting and cross-county earnings outflows, consistent with Section 2’s labor market discussion.
- Table 3.4 provides employer-reported covered payroll (QCEW), which aligns with the employment growth story

Wages, Earnings & Income Trends

Tables and Figures

Table 3.0 Income & Average Wages (2013-2024)

Figure 5 Average Wage and Average Compensation Per Job (2013-2024)

Table 3.1 Average Annual Earned Income (2014-2024)

Table 3.2 Per Capita Personal Income (1996-2024)

Figure 6 Per Capita Personal Income (1996-2024)

Table 3.3 Personal Income and Earnings by Industry (2014-2024)

Figure 7 Percentage Change in Personal Income (2004-2024)

Table 3.4 Total Payroll (2014-2024)

in Section 2 but measures a different concept than BEA or ACS. Total covered payroll increased to \$2.94 billion in 2024 (from \$2.78 billion in 2023). Private payroll was \$1.95 billion and government payroll was \$986 million. QCEW payroll differs from BEA earnings because it covers UI-covered wage and salary jobs and excludes several BEA components (such as proprietors' income and certain adjustments).

Table 3.0

2024 Household Income

Laramie County

(a)

	Households	% of Households
Total Households: *	45,419	
Less than \$10,000	2044	4.5%
\$10,000 to \$14,999	500	1.1%
\$15,000 to \$24,999	2680	5.9%
\$25,000 to \$34,999	3225	7.1%
\$35,000 to \$49,999	5087	11.2%
\$50,000 to \$74,999	7131	15.7%
\$75,000 to \$99,999	7085	15.6%
\$100,000 to \$149,999	9583	21.1%
\$150,000 to \$199,999	4542	10.0%
\$200,000 or more	3588	7.9%
Mean and Median Income		
Median household income	\$83,258	
Mean household income	\$95,435	

* 90 percent confidence level margin of error

Source: WCBEA from U.S. Census Bureau, American Community Survey, 1 Year Estimates

Median Household Income

Laramie County

(b)

Year	Median Household Income	Percent Change
2013	\$55,864	-
2014	\$57,551	3.0%
2015	\$60,599	5.3%
2016	\$62,221	2.7%
2017	\$62,879	1.1%
2018	\$64,306	2.3%
2019	\$66,910	4.0%
2020	\$69,369	3.7%
2021	\$71,550	3.1%
2022	\$76,282	6.6%
2023	\$75,112	-1.5%
2024	\$83,258	10.8%

Source: WCBEA from U.S. Census Bureau, American Community Survey, 1 Year Estimates

2024 Earnings by Gender

Population 16 Years and Over

(Full-time, year-round)

Laramie County

(c)

	Males	Females
Total Full-time workers:	23,570	17,826
\$1 to \$9,999 or less	384	263
\$10,000 to \$14,999	1,133	587
\$15,000 to \$24,999	554	995
\$25,000 to \$34,999	1,967	2,658
\$35,000 to \$49,999	3,732	3,980
\$50,000 to \$64,999	5,418	2,850
\$65,000 to \$74,999	1,343	1,703
\$75,000 to \$99,999	3,350	2,882
\$100,000 or more	5,689	1,908
Mean and Median Earnings		
Median earnings	\$60,609	\$51,838
Mean earnings	\$72,396	\$59,952

Source: WCBEA from U.S. Census Bureau, American Community Survey, 1 Year Estimates

Average Wage and Compensation Per Job

Laramie County

(d)

Year	Compensation	Percent Change	Wages ¹	Percent Change
2013	\$58,677	2.3%	\$ 44,628	0.4%
2014	\$59,965	2.2%	\$ 45,599	2.2%
2015	\$60,743	1.3%	\$ 46,172	1.3%
2016	\$61,414	1.1%	\$ 46,796	1.4%
2017	\$63,107	2.8%	\$ 48,093	2.8%
2018	\$65,326	3.5%	\$ 49,810	3.6%
2019	\$66,405	1.7%	\$ 51,244	2.9%
2020	\$68,892	3.7%	\$ 53,440	4.3%
2021	\$71,653	4.0%	\$ 56,390	5.5%
2022	\$74,110	3.4%	\$ 57,995	2.8%
2023	\$76,282	2.9%	\$ 59,783	3.1%
2024	\$77,884	2.1%	\$ 62,330	4.3%

¹ Does not include benefits

Source: WCBEA from U.S. Department of Commerce, Bureau of Economic Analysis

Figure 5. Average Wages and Benefits Per Job, 2013-2024

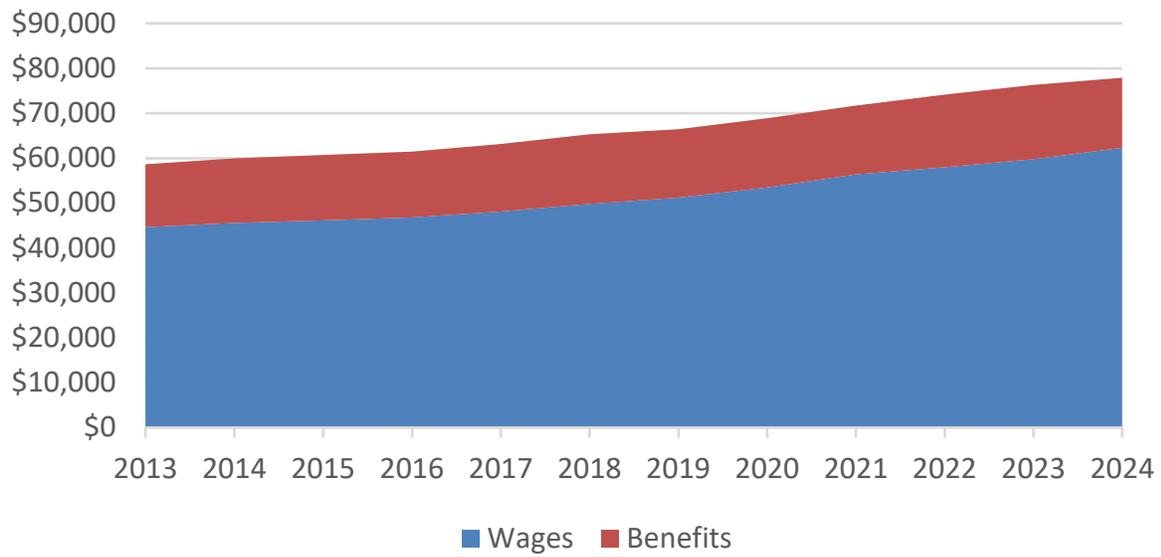


Table 3.1

Laramie County Average Annual Earned Income¹
(Dollars)
2014-2024

	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Average Annual Earned Income	42,900	44,239	44,252	45,461	47,138	48,919	50,700	53,027	55,627	58,721	60,991
Private	38,792	40,274	39,585	40,872	43,004	46,072	47,255	49,621	52,351	55,123	57,168
Agriculture	33,033	35,828	34,073	35,282	36,127	37,700	40,027	41,223	44,421	45,402	49,642
Mining	80,145	70,486	64,870	77,012	85,059	87,945	83,551	86,255	96,824	111,108	119,613
Utilities	81,484	82,784	81,120	85,683	92,248	97,864	97,188	96,824	100,529	101,707	98,922
Construction	47,606	49,179	48,594	49,972	51,558	57,148	57,135	63,752	62,127	66,448	71,479
Manufacturing	62,296	65,247	65,663	67,886	72,033	71,890	73,710	75,972	81,744	90,677	77,364
Wholesale trade	56,251	56,381	56,043	56,290	57,954	62,712	62,088	65,026	70,057	73,268	76,869
Retail trade	26,793	27,872	27,898	28,327	28,730	29,536	31,785	34,021	36,400	38,553	39,145
Transportation and warehousing	41,418	42,237	41,535	43,797	45,461	49,647	49,686	52,832	54,652	58,485	62,566
Information	47,957	51,363	50,804	53,248	54,964	55,419	64,181	69,004	77,818	84,640	90,406
Finance and insurance	54,353	59,033	56,966	58,032	59,280	64,194	67,158	73,008	72,800	79,316	87,576
Real estate and rental and leasing	39,663	42,887	43,498	44,915	47,372	52,208	51,402	54,535	58,578	56,096	57,796
Professional, scientific and technical services	57,551	63,076	59,345	61,763	67,002	67,756	76,206	78,208	73,593	84,593	90,250
Management of companies and enterprises	71,838	85,163	82,537	88,920	88,426	90,428	104,793	105,365	104,494	110,553	115,863
Administrative and waste management services	25,844	27,313	27,872	29,601	30,797	35,191	34,372	36,790	41,899	43,809	44,473
Educational services	27,755	25,727	24,674	24,869	27,313	31,928	36,712	42,211	45,331	45,617	48,900
Health care and social assistance	44,005	45,864	44,330	44,694	45,305	45,981	48,659	50,882	52,910	54,346	55,224
Arts, entertainment and recreation	15,145	15,405	15,704	15,353	16,055	18,707	17,238	17,901	19,760	20,992	22,236
Accommodation and food services	17,407	17,771	18,473	17,979	20,202	22,152	23,166	22,685	28,366	23,562	24,277
Other services	31,486	32,578	32,721	33,969	35,243	36,699	39,130	41,535	45,591	46,236	48,095
Government	52,676	53,547	55,016	55,016	56,917	57,572	58,692	61,268	63,846	67,639	67,637
Federal government	64,545	63,323	67,210	68,744	70,187	72,111	74,659	78,806	82,927	89,316	95,475
State government	58,747	60,437	61,347	61,321	61,685	60,918	61,230	62,153	65,299	70,706	73,650
Local government	45,110	46,319	47,151	48,464	49,179	48,321	51,129	54,080	55,757	57,775	58,931

Notes: ¹ Compiled using quarterly data of average weekly wages.

Source: WCBEA from Wyoming Department of Workforce Services, Quarterly Census of Employment and Wages.

Table 3.2

Per Capita Personal Income
Laramie County
1996-2024

Year	Laramie County	Wyoming	United States	Percent Difference Laramie County and U.S.
1996	\$23,298	\$22,622	\$24,725	-6.1%
1997	\$24,435	\$24,241	\$25,925	-6.1%
1998	\$26,215	\$25,704	\$27,493	-4.9%
1999	\$27,572	\$27,404	\$28,592	-3.7%
2000	\$29,291	\$29,426	\$30,551	-4.3%
2001	\$30,369	\$31,215	\$31,548	-3.9%
2002	\$32,207	\$31,810	\$31,801	1.3%
2003	\$34,154	\$33,642	\$32,659	4.4%
2004	\$35,790	\$35,921	\$34,183	4.5%
2005	\$37,320	\$38,907	\$35,669	4.4%
2006	\$39,904	\$43,805	\$37,843	5.2%
2007	\$41,465	\$45,634	\$39,588	4.5%
2008	\$45,346	\$49,451	\$40,854	9.9%
2009	\$42,237	\$44,499	\$39,307	6.9%
2010	\$43,320	\$46,395	\$40,557	6.4%
2011	\$48,141	\$50,630	\$42,649	11.4%
2012	\$48,325	\$53,596	\$44,237	8.5%
2013	\$48,065	\$52,836	\$44,401	7.6%
2014	\$49,334	\$56,252	\$46,287	6.2%
2015	\$49,560	\$56,122	\$48,060	3.0%
2016	\$48,055	\$53,421	\$48,971	-1.9%
2017	\$49,347	\$56,377	\$51,004	-3.4%
2018	\$51,948	\$59,195	\$53,309	-2.6%
2019	\$52,600	\$61,863	\$55,547	-5.6%
2020	\$55,842	\$65,558	\$59,153	-5.9%
2021	\$58,724	\$70,522	\$64,430	-9.7%
2022	\$59,148	\$73,248	\$65,470	-10.7%
2023	\$63,445	\$82,060	\$70,002	-10.3%
2024	\$66,012	\$86,477	\$73,204	-10.9%

Source: WCBEA from U.S. Department of Commerce, Bureau of Economic Analysis

Figure 6. Per Capita Personal Income, 1995-2024

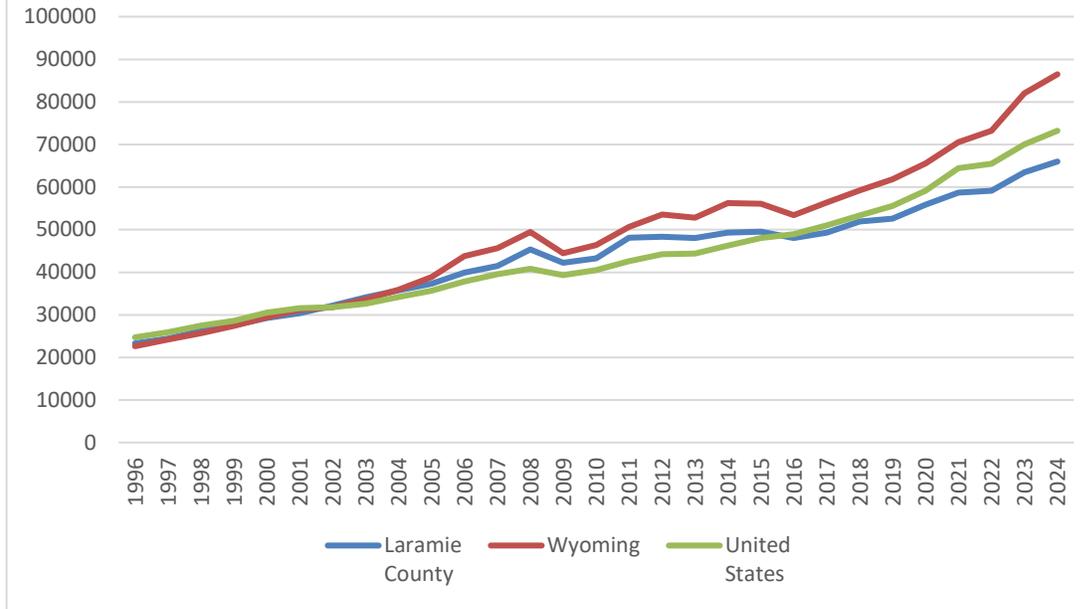


Table 3.3

Laramie County Personal Income and Earnings by Industry
(Thousands of Dollars)
2014-2024

	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Total Personal Income	4,743,224	4,813,116	4,712,581	4,867,408	5,158,900	5,255,466	5,624,265	6,056,941	6,134,966	6,579,150	6,718,862
Derivation of Total Personal Income											
Earnings by Place of Work	3,480,349	3,535,468	3,501,138	3,607,381	3,787,047	3,951,711	3,990,560	4,237,709	4,337,049	4,518,585	4,753,302
Less: Personal Contributions for Social Insurance ¹	443,508	446,806	445,495	458,628	468,080	497,358	509,939	529,348	546,370	585,492	622,409
Plus: Adjustment for Residence	-155,444	-157,970	-159,731	-163,559	-172,651	-185,110	-189,901	-210,212	-209,954	-228,808	-249,778
Equals: Net Earn. by Place of Residence	2,881,397	2,930,692	2,895,912	2,985,194	3,146,316	3,269,243	3,290,720	3,498,149	3,580,725	3,704,285	3,881,115
Plus: Dividends, Interest, and Rent ²	1,119,924	1,097,262	1,002,575	1,031,483	1,119,243	1,054,836	1,181,481	1,137,049	1,354,723	1,466,198	1,500,746
Plus: Transfer Payments	741,903	785,162	814,094	850,731	893,341	931,387	1,152,064	1,283,857	1,199,518	1,242,427	1,337,001
Industry Earnings											
Farm	36,164	17,157	14,465	13,308	12,030	16,393	8,796	35,502	28,199	36,833	-799
Nonfarm	3,444,185	3,518,311	3,486,673	3,594,073	3,775,017	3,935,318	3,981,764	4,202,207	4,309,883	4,481,752	4,754,101
Private	2,080,939	2,126,630	2,072,373	2,148,611	2,297,880	2,458,582	2,471,439	2,645,834	2,717,500	2,808,037	2,947,784
Ag. Serv., For., Fish, and Other ³	(D)										
Mining	58,781	42,269	33,965	71,024	112,269	117,069	69,662	60,654	118,807	148,818	156,653
Construction	243,902	246,827	228,569	229,139	250,498	311,383	312,887	351,238	294,630	319,187	373,686
Manufacturing	146,936	156,052	142,451	(D)	142,102	142,262	131,718	127,985	(D)	(D)	143,104
Transportation and Warehousing	269,552	272,363	243,298	259,249	264,177	283,711	315,972	385,847	327,767	355,513	369,297
Wholesale Trade	82,471	75,891	72,645	81,585	90,020	97,563	53,588	93,069	108,270	110,240	116,650
Retail Trade	213,550	227,424	228,377	224,262	220,077	235,142	245,175	266,704	263,508	274,225	277,545
Finance and insurance	127,660	135,184	133,599	128,012	140,987	136,192	166,211	172,366	180,008	176,401	176,108
Real estate and rental and leasing	99,833	112,851	109,537	92,474	85,528	110,579	80,096	47,673	40,777	-33,528	-30,330
Information	84,864	88,374	81,938	(D)	83,195	81,172	71,860	82,777	71,778	93,194	94,549
Utilities	19,077	22,546	23,503	22,920	24,302	23,789	25,131	23,959	26,970	27,666	25,868
Services	723,682	737,921	765,539	814,272	873,221	905,317	944,639	1,014,095	1,102,767	1,147,761	1,215,622
Professional & business services	163,064	168,678	181,437	203,665	219,474	229,530	240,606	251,166	263,893	294,224	326,923
Management of Companies & Enterprises	7,695	(D)	(D)	(D)	(D)	8,856	9,953	14,437	15,496	19,697	20,831
Administrative & Waste Services	77,295	74,233	75,075	86,431	98,346	101,553	114,318	132,164	137,684	143,968	149,594
Educational Services	13,810	12,463	11,817	13,074	13,446	16,011	16,603	20,457	21,722	20,882	22,977
Healthcare & Social Assistance	265,594	270,561	281,470	292,652	306,488	312,080	325,812	343,155	352,577	365,626	385,254
Arts, Entertainment, & Recreation	(D)	7,528	9,309	11,919	11,775	(D)	(D)	(D)	(D)	(D)	(D)
Accommodation & Food Service	107,752	114,174	116,086	113,181	123,209	133,539	129,361	140,487	175,227	152,097	154,868
Other services	88,472	90,284	90,345	93,350	100,483	103,740	108,337	119,105	135,360	143,176	155,175
Government & Government Enterprises	1,363,246	1,391,681	1,414,300	1,445,462	1,477,137	1,473,375	1,504,872	1,551,279	1,584,907	1,673,715	1,806,317
Federal, Civilian	234,004	246,079	257,390	272,412	282,753	289,905	303,592	314,770	333,011	374,340	412,845
Military	273,737	263,821	278,585	286,054	296,008	315,928	337,993	351,182	354,564	364,899	401,046
State government	356,883	366,906	357,504	361,243	361,779	344,212	337,652	333,460	337,178	358,657	387,201
Local government	498,622	514,875	520,821	525,753	536,597	523,330	525,635	551,867	560,154	575,819	605,225

Notes: ¹Personal contributions for social insurance are included in earnings by type and industry but excluded from personal income.
²Includes the capital consumption adjustment for rental income of persons.
³Other consists of wages and salaries of US residents employed by international organizations and foreign embassies and consulates in the United States.
(D) Not shown to avoid disclosure of confidential information, but the estimates for this item are included in the totals.

Figure 7. Percentage Change in Personal Income, 2004-2024

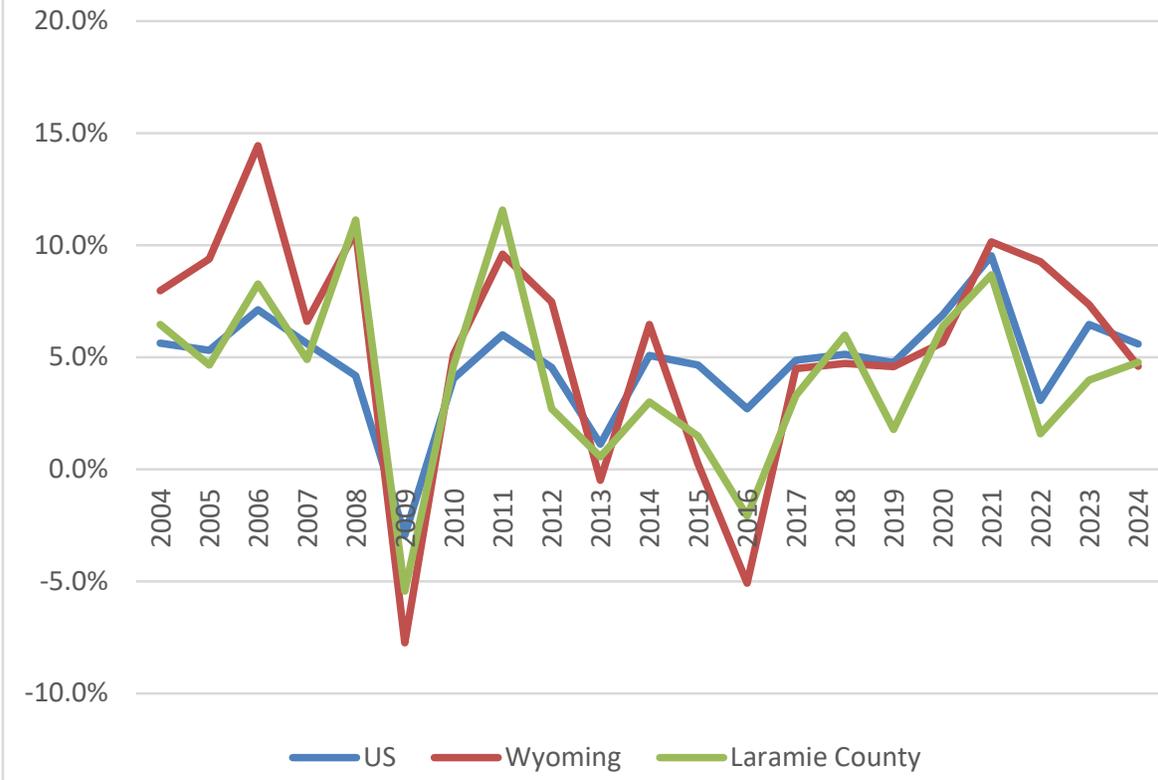


Table 3.4

Laramie County Total Payroll
Covered Employment by Standard Industrial Classification
(Dollars)
2014-2024

	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Total Payroll	1,967,686,458	2,037,818,976	2,017,331,596	2,073,578,285	2,169,016,349	2,281,206,023	2,311,236,684	2,452,395,105	2,573,846,822	2,779,963,826	2,940,397,402
Private Employment	1,250,974,172	1,298,640,701	1,259,496,622	1,304,080,395	1,391,326,172	1,493,062,559	1,508,596,555	1,624,215,005	1,723,213,719	1,858,523,199	1,954,711,273
Agriculture	10,925,637	11,945,096	12,041,741	11,911,307	11,851,239	12,880,009	13,275,999	13,625,224	13,700,866	14,658,915	16,150,182
Mining	36,746,444	31,713,717	27,399,879	43,321,382	59,144,597	61,232,820	35,382,264	29,065,205	41,645,643	68,703,935	74,881,837
Utilities	13,338,731	15,935,085	15,771,446	15,832,828	16,780,588	16,340,175	16,548,685	15,110,898	18,431,928	20,464,548	19,124,512
Construction	156,794,955	160,613,254	148,727,942	148,262,109	159,930,794	191,676,676	189,567,589	223,908,055	188,716,312	207,755,117	244,141,314
Manufacturing	85,441,010	87,798,883	83,716,811	85,270,907	93,588,140	99,321,816	93,160,499	88,976,987	101,757,026	117,590,310	94,655,876
Wholesale Trade	56,422,191	56,440,862	53,776,881	54,425,764	58,137,913	65,964,250	63,421,796	65,403,305	77,009,685	82,176,607	85,924,558
Retail Trade	145,875,391	159,442,478	159,778,885	155,105,777	150,438,356	153,685,238	162,918,567	178,544,549	193,849,238	201,906,198	204,212,540
Transportation & Warehousing	125,262,815	126,530,128	117,999,144	124,465,433	134,563,573	146,251,105	155,011,774	173,049,843	172,752,646	181,098,908	192,130,473
Information	55,090,520	59,933,250	56,721,866	56,832,091	56,059,055	55,598,751	52,029,051	52,983,865	61,889,191	69,173,085	69,348,851
Finance & Insurance	91,352,904	100,327,377	95,034,770	95,689,633	99,395,589	105,950,153	117,405,801	127,141,296	129,528,203	137,371,837	138,201,799
Real Estate & Rental & Leasing	23,153,669	25,014,509	24,501,793	25,023,930	26,551,519	31,176,993	28,384,367	30,650,324	28,063,117	29,471,547	31,383,119
Services	450,569,905	462,946,062	464,025,464	487,939,234	524,884,809	552,984,573	581,490,163	625,755,454	695,869,864	728,152,192	784,556,212
Professional & Business Services	92,861,694	101,537,201	100,660,380	108,445,501	115,569,899	121,310,247	136,099,232	148,035,096	163,909,202	186,067,993	211,839,818
Mgmt of Companies & Enterprises	5,559,084	3,475,413	4,152,254	5,085,834	6,092,565	7,572,245	8,467,673	10,778,454	12,546,307	16,001,756	16,906,735
Administrative & Waste Services	44,994,859	43,931,942	43,577,275	52,190,737	58,186,346	60,931,769	68,477,297	80,795,790	82,175,144	89,423,227	97,298,641
Educational Services	6,642,068	6,182,578	5,558,048	5,351,043	5,172,796	6,374,561	7,827,072	10,139,989	11,090,983	11,501,165	13,001,574
Health Care & Social Assistance	177,943,948	184,142,402	184,358,493	191,259,709	200,379,845	205,986,583	213,085,751	221,593,976	231,572,124	241,957,408	253,839,571
Arts, Entertainment, & Recreation	4,577,058	4,742,780	5,516,138	5,931,146	6,695,293	6,834,133	6,648,264	8,277,150	9,686,187	10,450,581	11,892,251
Accommodation & Food Services	77,377,408	78,745,864	81,120,933	79,065,952	89,494,274	98,734,677	95,848,700	86,889,031	128,699,398	110,369,829	112,857,666
Other Services	40,613,786	40,187,882	39,081,943	40,609,312	43,293,891	45,240,358	45,036,174	49,245,968	56,190,519	62,380,233	66,919,956
Government	716,712,286	739,178,275	757,834,974	769,497,890	777,690,177	788,143,464	802,640,129	828,180,100	850,633,103	921,440,627	985,686,129
Federal Government	163,783,608	164,993,074	180,164,524	187,613,565	193,403,784	197,424,966	205,574,100	213,013,578	218,958,148	245,162,914	267,779,385
State Government	231,431,857	238,359,987	236,438,079	237,056,984	235,938,841	237,342,431	236,451,003	233,087,400	239,876,765	262,335,301	283,705,317
Local Government	321,496,821	335,825,214	341,232,371	344,827,341	348,327,552	353,376,067	360,615,026	382,079,122	391,798,190	413,942,412	434,201,427

Source: WCBEA from Wyoming Department of Workforce Services, Quarterly Covered Employment and Wages.

Demographic Trends

The Demographic Trends section presents population data and population forecasts for both Cheyenne and Laramie County. Table 4.0 presents population details for Census Designated Places as of the 2020 Decennial Census.

Demographic Trends Tables and Figures	
Table 4.0	Census Detail (2000-2020)
Table 4.1	Population & Household Estimates (1997-2027)
Figure 8	Population Forecasts (1997-2027)
Table 4.2	Population Profile (2014-2024)
Table 4.3	Population by Race & Ethnicity (1990-2020) Population by Age & Gender (2010-2024)
Table 4.4	Migration (2002-2024)
Figure 9	Commuting Flows (1997-2024)
Figure 10	Net Commuting Residential Adjustment (1997-2024)
Table 4.5	Commuter Income Flows (1997-2024)
Table 4.6	Education Profiles & ACT Scores
Table 4.7	School Enrollments (1997-2025)
Figure 11	School Enrollments (1997-2025)

- Table 4.1 provides population estimates and projections using US Census data
- Table 4.2 presents the age distribution of Laramie County residents. The median age increased from 38.5 in 2023 to 39.5 in 2024, reflecting the continued expansion of the 65-and-over population, which grew to 19,608 in 2024. While the prime working-age population (25–44 years) has stabilized and modestly increased, from 27,980 in 2022 to 28,123 in 2023 (+0.5%), and to 28,458 in 2024 (+1.2%), its growth remains slower than that of the senior population. As a result, demographic momentum continues to push the county’s median age from 38.5 to 39.5.
- Table 4.3(a) and 4.3(b) show the racial and gender composition of Laramie County. Since 1990, the county has grown and become modestly more diverse, driven in part by increases in the Hispanic population and residents identifying as two or more races. Alongside these shifts in racial composition, the gender balance has also changed slightly over time. Females held a narrow majority in 2010, but by 2020 males accounted for 51.1 percent of residents. In 2024, males continued to represent a slight majority at 50.7 percent.
- Table 4.4 reports migration statistics for Laramie County from 2005 through 2024. Net migration has been positive for three consecutive years (2022–2024), with +580 net migrants in 2024. However, aside from the pandemic-related disruption in 2021 (–793), recent net migration levels remain modest relative to the stronger gains observed in the previous two decades, when average annual net migration exceeded 550 residents. While migration continues to support population growth, it is not occurring at sufficient levels to materially offset the county’s aging demographic structure.
- Table 4.5 presents commuter income flows for Laramie County discussed in previous sections. In 2024, \$145.8 million flowed into the county from residents commuting elsewhere for work, while \$395.6 million flowed out to non-residents working in the county. This resulted in a net outflow of \$249.8 million, representing 3.8 percent of total personal income. The pattern remains consistent over time: outflows substantially exceed inflows, meaning more earnings leave the county than are brought back by resident commuters.
- Table 4.6 presents educational attainment and ACT performance. In 2024, 96.9 percent of adults age 25 and over had graduated from high school, and 33.4 percent held a bachelor’s degree or higher. While year-to-year variation occurs due to the ACS sampling methodology, the long-term trend shows gradual improvement in educational attainment. ACT scores in 2024 averaged 18.8 in Laramie County, slightly below the Wyoming average (19.1) and the national average (19.4).

- Table 4.7 presents public, private, home-school, and LCCC enrollment data. Total public-school enrollment declined from 14,256 students in 2024 to 13,767 in 2025 (-3.4%), with decreases across elementary, junior high, and senior high levels. Over the same period, home-school enrollment increased from 528 to 650 (+23.1%), and private school enrollment rose from 305 to 344 (+12.8%), indicating continued growth in non-public education pathways. Laramie County Community College (LCCC) enrollment increased significantly in 2025. Headcount rose from 3,642 to 4,006 (+10.0%), and FTE increased from 2,396 to 2,903 (+21.2%), reflecting both more students and heavier course loads.
- As shown in Figure 11, senior high school enrollment and LCCC enrollment are increasingly converging. This convergence signals that future enrollment growth cannot rely solely on expansion of the local high school pipeline. Future sustained growth in higher education enrollment will likely need to come from non-traditional students, adult learners, military populations, or students from outside Laramie County.

Table 4.0**Census Population Detail
2000 - 2020**

	2000	2010	2020	10 yr % Change	20 yr % Change
Cheyenne City	53,011	59,466	65,132	9.5%	22.9%
Burns	285	301	356	18.3%	24.9%
Fox Farm/College	3,272	3,647	4,549	24.7%	39.0%
Pine Bluffs	1,153	1,129	1,172	3.8%	1.6%
Ranchettes	4,869	5,798	6,199	6.9%	27.3%
South Greeley	4,201	4,217	4,733	12.2%	12.7%
Warren AFB	4,440	3,072	2,863	-6.8%	-35.5%
Albin Town	120	181	169	-6.6%	40.8%
Carpenter CDP		94	93	-1.1%	N/A
Subtotal	71,351	77,905	85,266	9.4%	19.5%
Balance of County	10,256	13,833	15,246	10.2%	48.7%
Total	81,607	91,738	100,512	9.6%	23.2%

Source: WCBEA from U.S. Census Bureau Decennial Census 2000, 2010, 2020

Table 4.1**Population Estimates and Projections****Laramie County****1997-2027**

Year	Laramie County Population¹	City of Cheyenne Population¹	Laramie County Households
1997	80,328	53,002	31,719 ³
1998	80,522	52,856	32,274 ³
1999	81,009	52,899	32,837 ³
2000	81,825	53,474	31,927 ²
2001	82,554	53,934	32,364 ⁴
2002	83,226	54,332	32,808 ⁴
2003	84,084	54,852	33,257 ⁴
2004	85,427	55,693	33,713 ⁴
2005	85,732	55,845	34,394 ³
2006	86,819	56,468	33,463 ³
2007	87,654	56,958	33,640 ³
2008	89,077	57,829	33,276 ³
2009	90,430	58,658	33,871 ³
2010	91,885	59,547	35,790 ²
2011	92,561	60,159	36,566 ³
2012	94,690	61,420	36,736 ³
2013	95,706	62,104	36,859 ³
2014	96,038	62,259	37,364 ³
2015	97,006	62,904	37,294 ³
2016	97,978	63,483	37,362 ³
2017	98,460	63,587	38,447 ³
2018	98,976	63,957	39,179 ³
2019	99,500	64,235	39,683 ³
2020	100,690	65,161	40,202 ³
2021	100,863	65,051	40,842 ³
2022	100,723	64,610	41,407 ³
2023	100,984	65,168	42,503 ³
2024	101,783	65,704	46,960 ³
2025	101,900	65,628	47,007 ⁴
2026	102,251	65,864	48,000 ⁴
2027	102,572	66,071	48,867 ⁴

Sources: ¹WCBEA from Wyoming Department of Administration & Information, Economic Analysis Division (EAD), Population Estimates as of July 1 of each year. Data for 2024 through 2027 represent population projections by EAD for the City of Cheyenne (2024 through 2027 for Laramie County).

²WCBEA from U.S. Census Bureau, Decennial Census

³WCBEA from U.S. Census Bureau, ACS 5-year household estimates

⁴WCBEA projections

Figure 8. Laramie County Population and Population Projections, 1997-2027

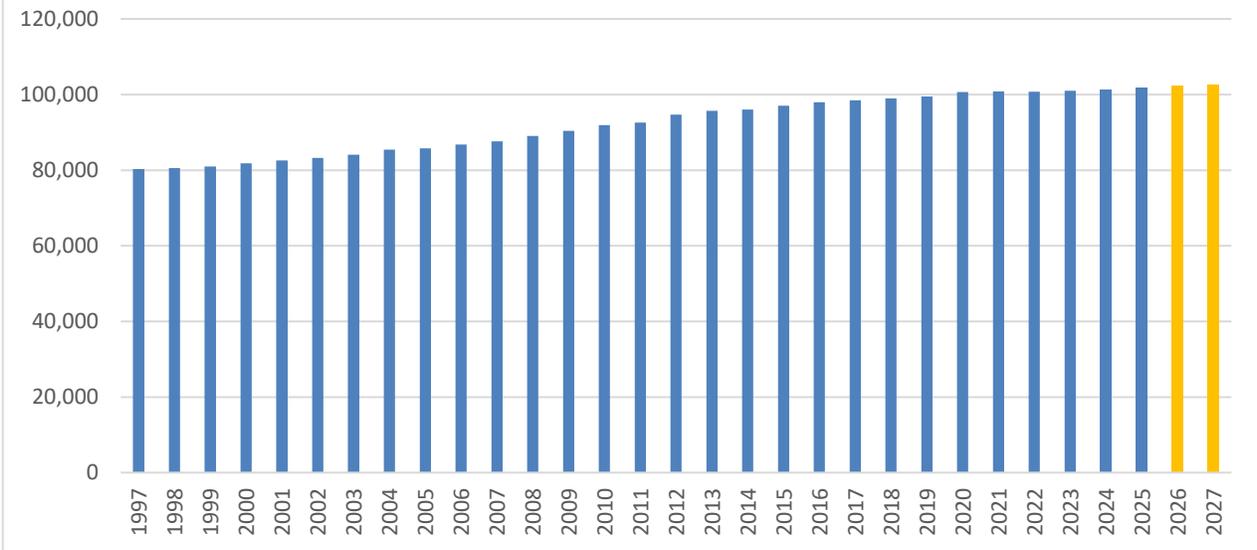


Table 4.2

**Laramie County Population Profiles
2014-2024**

	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Census Population¹	96,264	97,183	98,136	98,327	98,976	99,500	100,690	100,827	100,781	100,984	101,783
Age Distribution¹											
Less than 5	6,380	6,305	6,285	6,342	6,300	6,243	6,058	5,816	5,682	5,625	5,366
5 - 19 years	18,560	18,636	18,914	18,803	19,580	18,909	19,434	19,410	19,193	18,943	19,479
20 - 44 years	32,671	33,026	33,242	33,308	31,373	33,732	34,113	34,286	34,563	34,723	34,707
45 - 64 years	25,096	24,888	24,892	24,565	25,561	24,226	24,393	24,178	23,838	23,699	22,623
65 and over	13,762	14,266	14,803	15,309	16,163	16,390	16,692	17,137	17,505	17,994	19,608
Less than 5	6,380	6,305	6,285	6,342	6,300	6,243	6,058	5,816	5,682	5,625	5,366
5 to 9 years	6,641	6,676	6,638	6,539	6,215	6,371	6,359	6,283	6,227	6,070	5,557
10 to 14 years	6,164	6,253	6,429	6,476	6,840	6,614	6,931	6,914	6,702	6,476	6,866
15 to 19 years	5,755	5,707	5,847	5,788	6,525	5,924	6,144	6,213	6,264	6,397	7,056
20 to 24 years	7,433	7,290	7,074	6,778	5,079	6,625	6,590	6,532	6,583	6,600	6,249
25 to 34 years	13,763	14,170	14,411	14,580	14,845	14,524	14,481	14,322	14,339	14,339	13,622
35 to 44 years	11,475	11,566	11,757	11,950	11,449	12,583	13,042	13,432	13,641	13,784	14,836
45 to 54 years	12,471	12,228	12,068	11,727	12,635	11,242	11,260	11,264	11,262	11,263	10,624
55 to 64 years	12,625	12,660	12,824	12,838	12,926	12,984	13,133	21,914	12,576	12,436	11,999
65 and over	13,762	14,266	14,803	15,309	16,163	16,390	16,692	17,137	17,505	17,994	19,608
Additional Data²											
Median Age	36.8	36.8	36.8	37.0	37.9	37.4	37.4	38.8	38.1	38.5	39.5
Persons Per Household	2.44	2.52	2.52	2.47	2.45	2.34	2.42	2.27	2.34	2.24	2.30

Source: ¹WCBEA from Wyoming Department of Information & Administration, Economic Analysis Division, Population Estimates as of July 1.

Table 4.3

**Population by Race and Ethnicity
1990 - 2020**

(a)

Year	White	Black	Native American	Asian	Other	Two or more races	Totals	Hispanic (Ethnicity)
Laramie County								
1990	66,280	2,218	528	821	3,295	N/A	73,142	7,310
2000	72,563	2,124	693	777	3,356	2,094	81,607	8,897
2010	81,205	2,248	878	976	3,620	2,811	91,738	11,978
2020	75,279	2,200	596	1,228	654	4,953	100,512	15,602
Wyoming								
1990	427,061	3,606	9,479	2,806	10,636	N/A	453,588	25,524
2000	454,670	3,722	11,435	2,771	12,301	8,883	493,782	31,669
2010	511,279	4,748	13,763	4,426	17,049	12,361	563,626	50,231
2020	469,664	4,735	11,781	5,037	2,914	23,674	576,851	59,046

Source: WCBEA from Wyoming Department of Information & Administration, Economic Analysis Division, Decennial Census Wyoming Data.

Note: People of Hispanic origin may be of any race. Native American is defined as American Indian and Alaska Native. Asian is defined as Asian and or Other Pacific Islander.

Population by Age and Gender

**Laramie County
2010-2024**

(b)

Age	2010			2020			2024			% Change 2020 to 2024
	Male	Female	Total	Male	Female	Total	Male	Female	Total	
Under 5	3,447	3,298	6,745	3,146	2,923	6,069	2,742	2,624	5,366	-11.6%
5 to 19	9,262	8,863	18,125	10,013	9,382	19,395	9,880	9,599	19,479	0.4%
20 to 24	3,415	3,083	6,498	3,698	2,936	6,634	3,795	2,454	6,249	-5.8%
25 to 34	6,356	6,167	12,523	7,538	6,949	14,487	6,739	6,883	13,622	-6.0%
35 to 54	12,535	12,370	24,905	12,616	11,599	24,215	13,241	12,219	25,460	5.1%
55 to 64	5,807	5,934	11,741	6,523	6,612	13,135	5,727	6,272	11,999	-8.6%
65 and Over	5,258	6,476	11,734	7,801	8,776	16,577	9,521	10,087	19,608	18.3%
Total	46,080	46,191	92,271	51,335	49,177	100,512	51,645	50,138	101,783	1.3%

Source: WCBEA from Wyoming Department of Information & Administration, Economic Analysis Division, Population Estimates as of July 1 of each year

Table 4.4**Laramie County Migration Data
2002-2024**

Year	In-Migrants	Out-Migrants	Net Migrants
2005	2,822	1,978	844
2006	2,577	1,793	784
2007	2,565	2,254	311
2008	2,545	2,116	429
2009	2,519	2,009	510
2010	2,678	2,072	606
2011	2,735	2,085	650
2012	2,714	1,672	1,042
2013	2,805	1,478	1,327
2014	2,516	1,987	529
2015	2,534	2,276	258
2016	2,728	2,269	459
2017	2,887	2,392	495
2018	3,061	2,406	655
2019	3,090	2,614	476
2020	3,416	2,502	914
2021	3,444	4,237	-793
2022			172
2023			136
2024			580
Total	44,814	36,162	9,540

Source: Wyoming Department of Information & Administration, Economic Analysis Division, Population Estimates as of July 1
Note: Beginning in 2022, the publication of separate in-migration and out-migration estimates ended. As a result, only net migration figures are available for 2022–2024.

Figure 9. Earnings Flows by Commuters into and out of Laramie County, 1997-2024

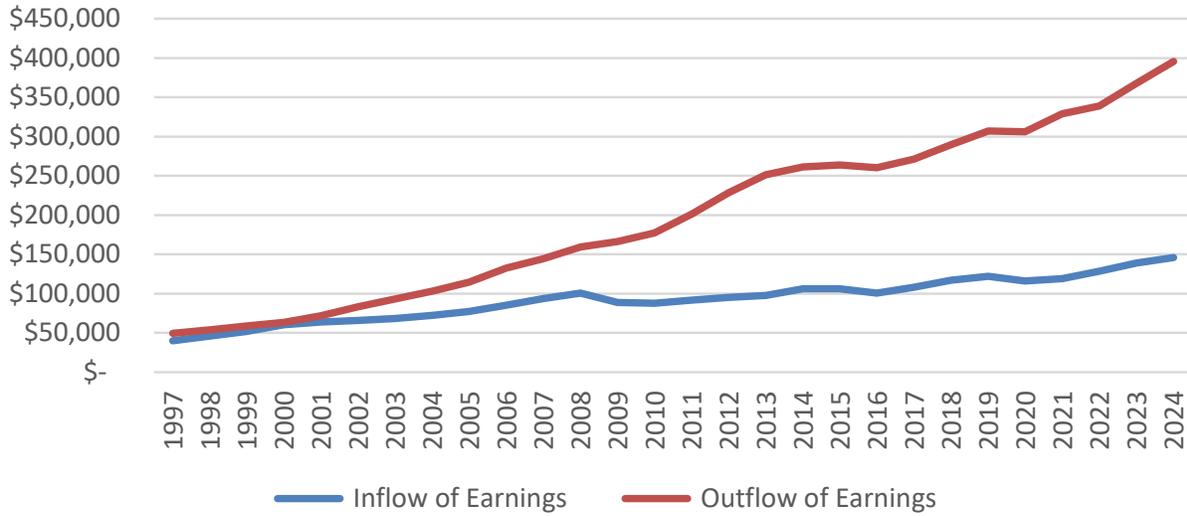


Figure 10. Laramie County Net Residential Adjustment as a Percentage of Total Income, 1997-2024

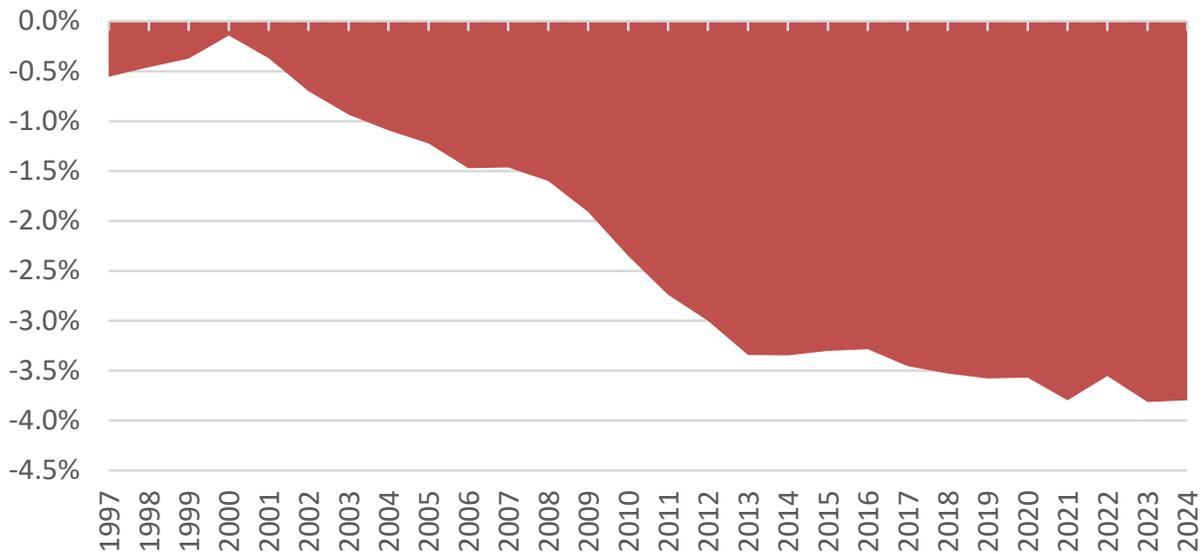


Table 4.5

Commuter Income Flows
Laramie County
1996-2023

Year	Inflows of Earnings (\$000)	Outflow of Earnings (\$000)	Net Resident Adjustments (\$000)	Net Adjustment as a % of TPI ¹
1997	39,822	49,293	-9,471	-0.6%
1998	45,692	53,967	-8,275	-0.5%
1999	51,711	58,692	-6,981	-0.4%
2000	60,239	63,030	-2,791	-0.1%
2001	63,927	71,700	-7,773	-0.4%
2002	65,468	83,045	-17,577	-0.7%
2003	67,981	92,953	-24,972	-0.9%
2004	72,035	103,271	-31,236	-1.1%
2005	77,146	114,463	-37,317	-1.2%
2006	84,968	132,289	-47,321	-1.5%
2007	93,345	144,378	-51,033	-1.5%
2008	100,587	159,168	-58,581	-1.6%
2009	88,812	166,070	-77,258	-1.9%
2010	87,420	177,187	-89,767	-2.4%
2011	91,503	201,032	-109,529	-2.7%
2012	94,843	228,430	-133,587	-3.0%
2013	97,504	251,277	-153,773	-3.3%
2014	105,875	261,319	-155,444	-3.3%
2015	105,987	263,957	-157,970	-3.3%
2016	100,726	260,457	-159,731	-3.3%
2017	107,934	271,493	-163,559	-3.5%
2018	117,113	289,764	-172,651	-3.5%
2019	122,136	307,246	-185,110	-3.6%
2020	116,143	305,899	-189,756	-3.6%
2021	119,015	329,168	-210,153	-3.8%
2022	128,412	338,729	-210,317	-3.6%
2023	139,062	367,870	-227,160	-3.8%
2024	145,834	395,612	-249,778	-3.8%

Notes: ¹TPI=Total Personal Income

Source: WCBEA from U.S. Department of Commerce, Bureau of Economic Analysis

Table 4.6

**Laramie County Education Profiles
2014-2024**

(a)

	2014 ²	2015 ²	2016 ²	2017 ²	2018 ²	2019 ²	2020 ²	2021 ²	2022 ²	2023 ²	2024 ²
Total Population 25+	65,009	64,281	67,239	67,446	68,017	67,775	67,950	69,242	69,787	69,819	70,689
Educational Attainment											
Elementary (K-8)	2.4%	1.6%	1.7%	1.9%	0.9%	2.4%	1.7%	2.7%	1.8%	1.0%	1.2%
High School, no diploma	4.7%	6.3%	4.3%	6.1%	5.0%	3.2%	4.2%	4.5%	3.2%	3.7%	1.9%
High School graduate	24.8%	25.9%	25.3%	25.7%	28.6%	28.0%	25.5%	21.9%	25.7%	25.1%	26.0%
Some College, no degree	22.9%	26.8%	26.5%	25.1%	28.0%	24.9%	25.5%	24.3%	26.1%	23.3%	24.5%
Associate's Degree	14.4%	12.0%	14.9%	13.1%	11.0%	11.5%	12.9%	15.8%	14.8%	13.5%	12.9%
Bachelor's Degree	20.7%	17.0%	17.4%	16.0%	17.7%	17.8%	18.9%	18.4%	17.3%	20.5%	22.6%
Graduate or Professional School Degree	10.0%	10.5%	9.9%	11.9%	8.7%	12.3%	11.3%	12.3%	11.0%	12.9%	10.8%
Percent High School Graduates	92.8%	92.2%	94.0%	91.9%	94.1%	94.4%	94.1%	92.8%	95.0%	95.3%	96.9%
Percent Bachelor's degree or higher	30.7%	27.5%	27.3%	27.9%	26.5%	30.1%	30.2%	30.7%	28.4%	33.4%	33.4%

Source: ¹WCBEA from U.S. Census Bureau Decennial Census

²WCBEA from U.S. Census Bureau, American Community Survey 1 Year Estimates

**Average ACT Scores
2011-2024**

(b)

	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Laramie County ¹	20.5	N/A	20.1	20.4	20.1	20.6	19.7	19.5	19.8	19.4	18.4	18.6	19.3	18.8
Wyoming ²	20.3	20.3	19.8	20.1	20.2	20.0	20.2	19.5	19.5	19.0	18.6	18.8	18.9	19.1
United States ²	21.1	21.1	20.9	21.0	21.0	20.8	21.0	20.8	20.7	20.8	20.6	19.8	19.5	19.4

Source: ¹WCBEA from Wyoming Department of Education, ACT, PLAN and EXPLORE Averages District Level, LCSD#1

²WCBEA from ACT, The Condition of College & Career Readiness.

<https://www.act.org/content/dam/act/unsecured/documents/2025-Average-ACT-Scores-by-State-Average-Score-by-Section.pdf>

Table 4.7

**Public and Private School Enrollment
Cheyenne and Laramie County
1997-2025**

Year	Elementary	Junior High	Senior High	Private ¹	Home Schooled	Total Public School	LCCC Headcount ²	LCCC FTE
1997	7,822	2,505	4,413	468	238	14,740	3,218	1,553
1998	7,782	2,410	4,406	478	269	14,598	3,035	1,697
1999	7,711	2,360	4,252	450	305	14,323	3,524	1,665
2000	7,555	2,339	4,303	415	333	14,197	3,431	1,620
2001	7,532	2,364	4,303	360	346	14,199	3,178	1,600
2002	7,415	2,333	4,276	360	326	14,024	3,331	1,863
2003	7,285	2,325	4,315	409	317	13,925	3,951	2,292
2004	7,104	2,318	4,285	535	305	13,707	3,818	2,279
2005	7,053	2,368	4,223	471	295	13,644	4,028	2,309
2006	7,168	2,191	4,367	415	331	13,726	3,544	2,307
2007	7,263	2,067	4,374	394	357	13,704	3,972	2,463
2008	7,459	2,058	4,257	406	380	13,774	4,149	2,412
2009	7,738	2,090	4,239	453	377	14,067	4,493	2,542
2010	7,782	2,122	4,192	433	336	14,096	4,865	2,826
2011	8,004	2,175	4,107	405	291	14,286	5,095	2,850
2012	8,014	2,151	4,162	441	255	14,327	4,845	2,695
2013	8,260	2,182	4,151	457	269	14,593	4,607	2,602
2014	8,400	2,137	4,211	346	306	14,748	4,284	2,380
2015	8,532	2,243	4,224	230	322	14,999	4,054	2,344
2016	8,456	2,354	4,227	239	328	15,037	4,032	2,313
2017	8,516	2,329	4,277	262	356	15,122	4,013	2,255
2018	8,433	2,420	4,430	306	344	15,283	4,066	2,251
2019	8,431	2,504	4,385	385	349	15,320	4,091	2,297
2020	7,933	2,429	4,523	378	477	14,885	3,497	2,219
2021	7,992	2,511	4,573	338	511	15,076	2,774	2,065
2022	7,797	2,404	4,521	345	452	14,722	3,282	2,248
2023	7,563	2,340	4,506	337	434	14,409	3,441	2,404
2024	7,496	2,232	4,528	305	528	14,256	3,642	2,396
2025	7,391	2,162	4,214	344	650	13,767	4,006	2,903

Notes: ¹Private school enrollment data since 2014 were revised in the fall of 2016 to more accurately reflect enrollment of school-age children only.

²Footnote for School Districts: LCCC Headcount and FTE numbers are for the Cheyenne Campus and F.E. Warren AFB only and do not include the Albany County Campus.

1992 forward figures for Elementary, Junior High and Senior High represent the official yearly Oct 1 Enrollment from Wyoming Department of Education. Elementary includes K-6, Junior High includes 7-8 and Senior High includes 9-12

Sources: WCBEA from:

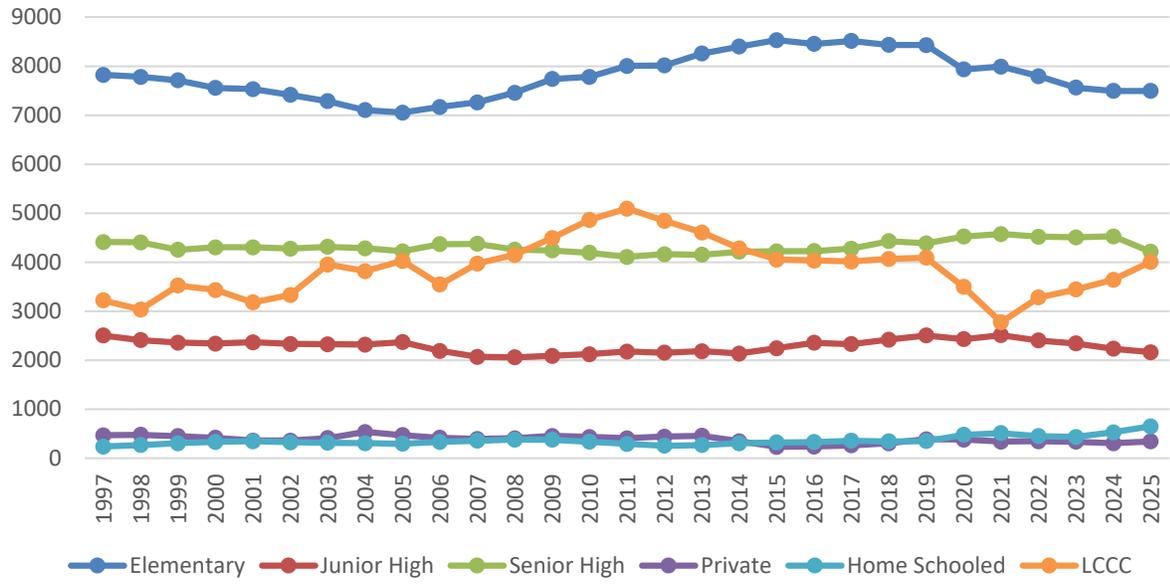
Laramie County School District #1, Wyoming Department of Education, Statistical Report Series #2, Historical Enrollment by Grade by District

Laramie County School District #2, Wyoming Department of Education, Statistical Report Series #2, Historical Enrollment by Grade by District

Laramie County Community College

Cheyenne area Private Schools

Figure 11. Laramie County Public School and College Enrollment, 1997-2025



Housing Trends

The Housing Trends section contains data compiled from various sources that may be useful in assessing the local housing market.

- Table 5.0 presents data obtained from the Cheyenne Board of Realtors. From 2024 to 2025, the average monthly number of residential units available for sale decreased from 186 to 179 (-3.8%) in the city of Cheyenne, while rural inventory increased from 87 to 96 (+10.3%). Total units sold – city and county combined – increased from 1,615 in 2024 to 1,665 in 2025 (+3.1%). In the city, the average selling price rose from \$380,513 to \$393,142 (+3.3%) and in the county, the average selling price increased from \$603,382 to \$650,704 (+7.8%).
- Table 5.2 shows total authorized residential construction in Laramie County. Total units increased from 497 in 2024 to 562 in 2025 (+13.1%), driven primarily by growth in multi-family units (188 units in 2025). Per-unit valuation in real 2025 dollars increased from \$201,300 to \$216,000 (+7.3%).
- Table 5.3 shows the composition of the housing stock in the City of Cheyenne. Total housing units increased from 33,260 in 2024 to 33,559 in 2025. Single-family units accounted for 72.8 percent of total housing stock in 2025, while multi-family units accounted for 27.2 percent.
- Table 5.4 presents data on building permits issued in the city of Cheyenne and Laramie County. In the city, the number of building permits for new single-family homes increased from 156 in 2024 to 222 in 2025 (+42.3%), while new apartment/duplex permits rose modestly from 32 to 38. In Laramie County outside the city, single-family permits declined slightly from 157 in 2024 to 152 in 2025 (-3.2%).
- Table 5.5 presents residential construction activity in the City of Cheyenne. Housing permits declined from 188 in 2024 to 147 in 2025 (-21.8%). New net housing units similarly declined from 188 to 147. Total new permit valuation decreased from \$42,298,823 in 2024 to \$37,493,775 in 2025 (-11.4%). The five-year moving average declined from 204 to 189, indicating residential construction has moderated after stronger activity in prior years.
- Table 5.6 presents historic housing occupancy in Laramie County. Total housing units increased steadily from 19,437 in 1970 to 44,181 in 2020. Owner-occupied units rose from 57.7 percent of total housing in 1970 to 68.1 percent in 2020, while renter-occupied units declined from 34.2 percent to 25.7 percent over the same period. Vacancy rates fell from 8.1 percent in 1970 to 6.2 percent in 2020, indicating a gradual tightening of housing utilization over the past five decades.
- Table 5.7 presents apartment vacancy rates in Laramie County. Vacancy rates at large apartment complexes increased from 2.1 percent in the fourth quarter of 2024 to 2.3 percent in the second quarter of 2025 before declining to 1.1 percent in the fourth quarter of 2025. While vacancy rates have risen from the extremely low levels observed during 2021, they remain below historical averages.

Housing Trends

Tables and Figures

Table 5.0	Residential for Sale, Sold & Price (1995-2025)
Table 5.1	Cheyenne Housing Rental Rates (2007-2025)
Table 5.2	Laramie County Housing Profile (1993-2025)
Figure 12	Laramie County New Single Family Permits (2005-2025)
Table 5.3	New Residential Housing Permits (2012-2025)
Table 5.4	Building Permits (2010-2025)
Table 5.5	Residential Construction Activity (1995-2025)
Table 5.6	Historic Housing Occupancy (1970-2020)
Table 5.7	Vacancy Rates (2008-2025)

Table 5.0

**Residential for Sale, Sold & Price
1995-2025**

Year	Average Residential Units For Sale		Average Days On The Market ¹		Average Selling Price		Laramie County Average Sales Price Reported by Assessor ³	Total Units Sold - City & Rural
	City	Rural	City	Rural	City	Rural		
1995	133	42	16	-	\$87,924	\$139,313	-	n/a
1996	330	78	59	-	\$88,868	\$129,079	-	2,135
1997	407	82	68	-	\$99,140	\$144,695	-	2,093
1998	453	114	97	-	\$100,053	\$156,345	-	2,393
1999	380	121	129	-	\$107,081	\$154,805	\$110,429	2,899
2000	345	117	126	-	\$108,509	\$168,607	\$119,107	1,321
2001	333	99	112	-	\$114,819	\$186,935	\$123,583	1,508
2002	247	110	102	-	\$123,556	\$195,434	\$131,599	1,497
2003	271	102	98	-	\$136,139	\$216,344	\$145,087	1,605
2004	371	111	116	-	\$147,921	\$231,846	\$155,467	1,858
2005	475	145	120	1292	\$161,219	\$248,114	\$165,743	1,879
2006	680	189	89	93	\$172,455	\$253,026	\$179,338	1,840
2007	717	172	85	101	\$175,088	\$261,145	\$191,863	1,586
2008	670	205	89	110	\$174,366	\$251,418	\$202,304	1,360
2009	456	132	78	128	\$172,355	\$261,529	\$193,759	1,331
2010	487	166	75	97	\$182,630	\$262,112	\$208,842	1,291
2011	412	162	82	102	\$180,676	\$265,153	\$197,700	1,348
2012	345	140	72	86	\$191,846	\$285,984	\$206,659	1,510
2013	316	130	67	79	\$200,079	\$296,570	\$215,288	1,711
2014	281	128	59	83	\$205,864	\$302,432	\$220,878	1,797
2015	237	105	43	65	\$213,453	\$325,566	\$230,987	1,931
2016	242	109	45	71	\$224,499	\$349,838	\$235,903	1,948
2017	242	99	42	63	\$240,112	\$356,755	\$251,660	1,994
2018	232	89	36	52	\$254,758	\$374,048	\$268,100	2,010
2019	147	64	32	41	\$268,334	\$421,414	\$288,199	2,019
2020	149	65	28	41	\$298,203	\$450,179	\$312,532	2,226
2021	88	38	19	29	\$331,048	\$514,793	N/A	2,226
2022	152	85	22	28	\$362,147	\$578,303	N/A	1,800
2023	189	126	35	56	\$372,305	\$575,456	N/A	1,511
2024	186	87	32	50	\$380,513	\$603,382	N/A	1,615
2025	179	96	35	49	\$393,142	\$650,704	N/A	1,665

Notes: ¹As of January 2006, Cheyenne Board of Realtors (CBR) changed the calculation of the days on the market to the number of days from the day listed to the day under contract. Prior to 2006, days on the market was calculated from day listed to the day of closing.

²CBR began reporting average days on the market separately for city and rural areas.

³Source: WCBEA from Laramie County Assessor's Office

Sources: WCBEA from Cheyenne Board of Realtors and Wyoming Housing Database Partnership

Table 5.1**Cheyenne Housing Rental Rates****2007-2024**

Quarter/Year	House	Apartment	Mobile Home	Mobile Home Lot Rent
4Q07	\$864	\$557	\$594	\$239
2Q08	\$899	\$601	\$559	\$290
4Q08	\$856	\$587	\$616	\$266
2Q09	\$892	\$587	\$576	\$293
4Q09	\$902	\$594	\$633	\$265
2Q10	\$936	\$621	\$630	\$309
4Q10	\$983	\$640	\$597	\$276
2Q11	\$991	\$654	\$656	\$287
4Q11	\$1,057	\$649	\$586	\$284
2Q12	\$965	\$649	\$667	\$308
4Q12	\$1,072	\$673	\$753	\$316
2Q13	\$1,034	\$678	\$768	\$315
4Q13	\$1,085	\$708	\$855	\$354
2Q14	\$1,143	\$769	\$809	\$363
4Q14	\$1,129	\$772	\$782	\$378
2Q15	\$1,126	\$786	\$817	\$396
4Q15	\$1,121	\$793	\$826	\$394
2Q16	\$1,141	\$779	\$864	\$398
4Q16	\$1,129	\$787	\$848	\$411
2Q17	\$1,164	\$782	\$882	\$416
4Q17	\$1,180	\$785	\$868	\$452
2Q18	\$1,215	\$779	\$882	\$455
4Q18	\$1,227	\$803	\$904	\$444
2Q19	\$1,311	\$831	\$915	\$442
4Q19	\$1,257	\$846	\$951	\$454
2Q20	\$1,347	\$906	\$928	\$468
4Q20	\$1,370	\$907	\$965	\$470
2Q21	\$1,455	\$924	\$979	\$490
4Q21	\$1,508	\$974	\$1,027	\$490
2Q22	\$1,587	\$1,008	\$1,152	\$522
4Q22	\$1,639	\$1,099	\$1,166	\$529
2Q23	\$1,653	\$1,113	\$1,230	\$559
4Q23	\$1,630	\$1,163	\$1,136	\$583
2Q24	\$1,658	\$1,187	\$1,156	\$596
4Q23	\$1,630	\$1,163	\$1,136	\$583
2Q24	\$1,658	\$1,187	\$1,156	\$596
4Q24	\$1,676	\$1,199	\$1,241	\$615

Definitions: House - 2 or 3 bedroom, single-family, excluding gas or electric.

Apartment - 2 bedroom, unfurnished, excluding gas or electric

Mobile Homes - Total monthly expenses, including water and lot rent

Mobile Home Lot Rent - Single wide, including water

Source: WCBEA from State of Wyoming Economic Analysis Division

Table 5.2

**Housing Profile
Laramie County
1993-2025**

Year	Authorized Construction in Permit Issuing Areas					Per Unit Valuation SFU	
	SF Units	Duplex Units	Tri & Four Plex Units	MF Units	Total Units	\$000s of Real 2025 \$	% Change
1993	269	4	16	0	289	215.0	
1994	296	0	4	12	312	205.0	-4.7%
1995	258	22	4	14	298	198.0	-3.4%
1996	302	2	68	292	664	147.5	-25.5%
1997	254	6	17	198	475	160.1	8.5%
1998	320	24	4	121	469	174.0	8.7%
1999	289	0	4	30	323	220.2	26.5%
2000	245	0	0	0	245	260.6	18.4%
2001	257	2	4	56	319	230.1	-11.7%
2002	446	12	0	20	478	234.8	2.0%
2003	622	16	120	21	779	212.6	-9.5%
2004	744	4	40	88	876	223.7	5.2%
2005	696	0	44	132	872	227.5	1.7%
2006	492	2	4	11	509	278.9	22.6%
2007	316	0	0	0	316	263.9	-5.4%
2008	160	0	36	6	202	176.5	-33.1%
2009	169	2	0	216	387	181.5	2.8%
2010	238	0	0	0	238	247.1	36.1%
2011	275	0	4	0	279	262.8	6.4%
2012	347	0	24	0	371	206.4	-21.5%
2013	410	4	68	156	638	190.5	-7.7%
2014	305	0	3	95	403	215.4	13.1%
2015	388	0	52	0	440	236.2	9.7%
2016	433	0	10	33	476	231.6	-2.0%
2017	389	6	76	102	573	203.9	-11.9%
2018	391	0	51	97	539	207.0	1.5%
2019	386	0	24	22	432	237.3	14.7%
2020	438	2	24	86	550	253.4	6.8%
2021	500	16	94	127	737	210.4	-17.0%
2022	375	0	144	644	1163	135.4	-35.6%
2023	165	14	100	8	287	204.5	51.1%
2024	332	6	55	104	497	201.3	-1.6%
2025	331	4	39	188	562	216.0	7.3%

Sources: WCBEA from U.S. Census Bureau

Figure 12. Laramie County New Residential Housing Units, 2005-2025

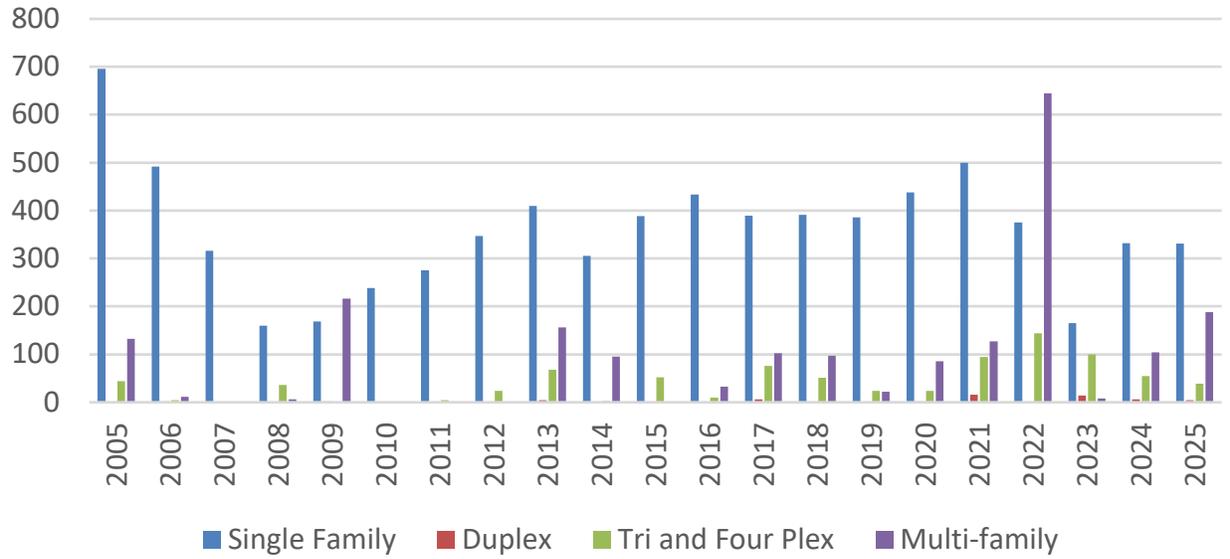


Table 5.3

**Housing Profile
City of Cheyenne
2012-2025**

(a)

	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Total Housing Units	28,261	28,711	28,912	29,198	30,066	30,637	31,259	31,688	31,993	32,292	32,916	33,070	33,260	33,559
Single-Family Units														
Total Units	20,666	21,081	21,394	21,764	22,119	22,506	22,874	23,257	23,470	23,673	23,885	23,966	24,124	24,423
% of Total	73.1%	72.9%	73.1%	73.2%	73.6%	73.5%	73.2%	73.4%	73.4%	73.3%	72.6%	72.5%	72.5%	72.8%
Multi-Family Units														
Total Units	7,595	7,767	7,771	7,839	7,947	8,131	8,385	8,431	8,523	8,619	9,031	9,104	9,136	9,136
% of Total	26.9%	27.1%	26.9%	26.8%	26.4%	26.5%	26.8%	26.6%	26.6%	26.7%	27.4%	27.5%	27.5%	27.2%

Source: WCBEA from City of Cheyenne Building Safety Department

**Households by Unit Type
Laramie County
2024**

(b)

Unit Type	Tenure			% of Total
	Own	Rent	Total	
Single-Family Unit	27,743	6,123	33,866	74.6%
Duplex	114	478	592	1.3%
Tri- or Four-Plex	38	3,391	3,429	7.5%
Apartment	125	4,279	4,404	9.7%
Mobile Home	2,242	886	3,128	6.9%
Boat, RV, Van, Etc.	0	0	0	0.0%
Total	30,262	15,157	45,419	100.0%

Source: WCBEA from U.S. Census Bureau, American Community Survey, 5 year estimates

Table 5.4**Building Permits****City of Cheyenne
2009-2025****(a)**

	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	Total
Total Single-Family	238	197	250	269	197	218	173	222	192	165	213	203	212	67	156	222	3,194
New Apartments/ Duplex	0	0	2	5	1	17	6	28	44	10	9	4	49	73	32	38	318
Mobile Homes/ Constr. Trailers	1	0	1	2	0	1	1	1	0	0	0	0	0	1	0	0	8
Demolish	0	0	2	1	0	0	0	0	0	0	0	0	0	0	0	8	11

Source: WCBEA from City of Cheyenne Safety Department

Building Permits**Laramie County (not including City of Cheyenne)
2010-2025****(b)**

	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	Total
Total Rural Single-Family Permits ¹	74	80	100	146	116	152	174	165	176	218	239	303	160	85	157	152	2,497
Total Multi-Family Permits	0	0	0	0	0	0	1	0	1	0	0	0	0	0	0	0	2

¹ Does not include Mobile or Modular Home permits.

Source: WCBEA from Laramie County Planning and Development Office

Table 5.5

Residential Construction Activity
City of Cheyenne
1995-2025

Year	Housing Permits	Five-Year Average ¹	New Net Housing Units ²	New Permit Valuation
1995	258	158	194	\$12,686,701
1996	237	268	551	\$16,005,852
1997	189	260	386	\$13,349,673
1998	218	206	346	\$13,419,234
1999	175	215	204	\$14,639,384
2000	143	192	143	\$15,069,862
2001	158	177	210	\$17,125,015
2002	262	191	279	\$29,060,916
2003	404	228	604	\$36,668,479
2004	509	295.2	606	\$67,770,878
2005	443	355	587	\$65,952,762
2006	295	383	296	\$49,764,021
2007	204	371	204	\$32,930,502
2008	139	318	177	\$23,947,298
2009	175	251	391	\$46,116,022
2010	238	210	238	\$37,359,022
2011	197	191	197	\$33,107,179
2012	253	200	382	\$51,318,559
2013	276	228	441	\$55,016,206
2014	198	232	201	\$36,044,582
2015	236	232	286	\$45,253,232
2016	180	229	221	\$40,029,855
2017	251	228	406	\$61,340,653
2018	236	220	442	\$63,916,171
2019	175	216	211	\$42,027,677
2020	222	213	305	\$72,935,516
2021	207	218	299	\$65,289,399
2022	261	220	624	\$120,264,112
2023	140	201	141	\$33,325,373
2024	188	204	188	\$42,298,823
2025	147	189	147	\$37,493,775

Notes: ¹The five year average is a moving average. For example, the five year average of 232 in 2015 represents the mean number of Housing Permits issued from 2011 through 2015.

²Housing units are defined as New Residences, Townhouses, Condominiums, Multi-plexes and Apartment units.

1983 - 1988: Reported Apartment permits were not extended into units.

1989 - 1991: No new apartments or multi-plexed units were built.

Source: WCBEA from City of Cheyenne Building Safety Department

Table 5.6**Historic Housing Occupancy**

Laramie County

1970-2020

	1970	1980	1990	2000	2010	2020
Total Units	19,437	27,275	30,507	34,213	40,462	44,181
Owner Occupied Units	11,220	16,930	18,406	22,054	25,533	30,087
% of Total	57.7%	62.1%	60.3%	64.4%	68.0%	68.1%
Renter Occupied Units	6,646	8,362	9,686	9,873	12,043	11,346
% of Total	34.2%	30.7%	31.8%	28.9%	32.0%	25.7%
Vacant	1,571	1,983	2,415	2,286	2,886	2,748
% of Total	8.1%	7.3%	7.9%	6.7%	7.1%	6.2%

Source: WCBEA from U.S. Census of Population and Housing

Table 5.7

Vacancy Rates
Laramie County
2008-2025

Year	Large Apartment Complexes Only ¹			Vacancy Rate ²
	Avg # units Sampled	Avg # units Vacant	% Vacant	
2Q08	822	30	3.6%	2.8
4Q08	855	29	3.4%	4.2
2Q09	864	30	3.5%	3.6
4Q09	870	46	5.3%	4.2
2Q10	873	35	4.0%	3.5
4Q10	896	36	4.0%	4.4
2Q11	750	24	3.2%	1.9
4Q11	757	28	3.7%	3.5
2Q12	752	20	2.7%	2.3
4Q12	730	14	1.9%	2.0
2Q13	946	16	1.7%	2.3
4Q13	845	13	1.5%	4.5
2Q14	794	11	1.4%	3.1
4Q14	862	30	3.5%	4.2
2Q15	987	8	0.8%	3.8
4Q15	986	30	3.0%	4
2Q16	994	27	2.7%	4.3
4Q16	994	49	4.9%	4.8
2Q17	1016	53	5.2%	4.5
4Q17	1116	50	4.5%	5.1
2Q18	1117	59	5.3%	3.8
4Q18	1117	23	2.1%	3.1
2Q19	1117	12	1.1%	2.3
4Q19	1117	17	1.5%	3.2
2Q20	1117	11	1.0%	2.3
4Q20	1117	7	0.6%	3.2
2Q21	1117	5	0.4%	1.7
4Q21	1117	7	0.6%	1.8
2Q22	1117	10	0.9%	2.7
4Q22	1117	14	1.3%	2.8
2Q23	1117	18	1.6%	N/A
4Q23	1117	21	1.9%	N/A
2Q24	1117	11	1.0%	N/A
4Q24	1117	23	2.1%	N/A
2Q25	1117	26	2.3%	N/A
4Q25	1117	12	1.1%	2

Notes:¹WCBEA proprietary database²Wyoming Housing Database Partnership

Source: WCBEA from proprietary data and Wyoming Housing Database Partnership

Development Trends

The Development Trends section presents data on commercial and industrial development in Cheyenne and Laramie County.

- Table 6.0 presents annexation activity for the City of Cheyenne. In 2025, the city annexed 518.37 acres, increasing total city size from 39.61 to 40.42 square miles. This represents a 2 percent increase in land area. While annexation activity was lower than the 1,889 acres added in 2024, the city continues to expand geographically following several large annexations since 2018.
- Table 6.1 contains detailed information on commercial construction within city limits. The total number of permits increased from 161 in 2024 to 201 in 2025 (+24.8%). Total valuation remained elevated at \$2.02 billion in 2025, following \$2.43 billion in 2024. While valuation declined year-over-year (-17.0%), it remains historically high due largely to continued data center development.

Development Trends	
Tables and Figures	
Table 6.0	Annexation Trends (1991-2024)
Table 6.1	Commercial Construction Activity (1995-2025)
Figure 13	Residential and Commercial Construction Valuation (2011-2024)
Table 6.2	New Commercial/Industrial Construction (2012-2025)
Table 6.3	Commercial Property For Sale & Lease (2023-2025)
Table 6.4	Assessed Real Property Values (2015-2025)
Figure 14	Assessed Real & Personal Property Values (2015-2025)
Table 6.5	Major Property Tax Districts (2015-2025)
Figure 15	Major Property Tax Districts - Revenues (2015-2025)

- Table 6.2 presents new commercial and industrial construction in both the city and county. Total new valuation increased from \$1.73 billion in 2024 to \$1.98 billion in 2025 (+14.7%). City construction rose from \$1.64 billion to \$1.94 billion, while county construction declined from \$90.9 million to \$37.3 million. Overall growth continues to be concentrated within city limits.
- Table 6.3 provides quarterly commercial vacancy data through the fourth quarter of 2025. Office availability increased substantially from 17 properties in the fourth quarter of 2024 to 34 properties in the fourth quarter of 2025, while average lease rates remained relatively stable at \$16.21 per square foot. Warehouse availability rose slightly from 17 to 18 properties year-over-year, and average warehouse rents declined from \$12.38 to \$10.71 per square foot. Retail availability increased from 27 to 31 properties, while average retail lease rates increased modestly from \$18.38 to \$19.41 per square foot.
- Table 6.4 presents assessed real and personal property values. In 2025, total assessed valuation increased for the City of Cheyenne from \$1.04 billion in 2024 to \$1.13 billion (+8.8%). County valuation declined from \$1.75 billion to \$1.58 billion (-9.7%), largely reflecting fluctuations in industrial and mineral valuations. Commercial assessed values within the city increased sharply from \$246.9 million to \$467.9 million in 2025.
- Table 6.5 presents property tax revenues for major taxing districts. City of Cheyenne property tax revenue increased from \$8.60 million in 2024 to \$9.04 million in 2025 (+5.1%). Laramie County property tax revenue declined from \$49.39 million to \$47.55 million (-3.7%), reflecting lower assessed valuation and mill levy reduction from 17.71 to 17.54 mills.

Table 6.0

Annexation Trends
City of Cheyenne
1992-2025

Year	Acres Annexed	City Size Sq. Miles	Annual Growth %
1992	54.08	19.91	0.5%
1993	22.01	19.94	0.2%
1994	12.96	19.96	0.1%
1995	307.82	20.44	2.4%
1996	18.11	20.47	0.1%
1997	66.66	20.57	0.5%
1998	0.99	20.57	0.0%
1999	640.00	21.20	3.1%
2000	6.25	21.30	0.5%
2001	48.73	21.38	0.4%
2002	942.53	21.70	1.5%
2003	93.67	22.10	1.8%
2004	74.00	22.22	0.5%
2005	332.82	22.74	2.3%
2006	945.53	24.22	6.5%
2007	39.33	24.31	0.4%
2008	185.26	24.60	1.2%
2009	205.45	24.92	1.3%
2010	177.87	25.15	0.9%
2011	214.11	25.48	1.3%
2012	123.20	25.52	0.2%
2013	897.78	26.93	5.5%
2014	30.33	26.97	0.1%
2015	273.70	27.3	1.2%
2016	881.03	28.73	5.2%
2017	19.63	28.75	0.1%
2018	2,336.65	32.41	12.7%
2019	75.03	32.53	0.4%
2020	2.79	32.54	0.0%
2021	1,129.88	34.29	5.4%
2022	1,432.89	36.53	6.5%
2023	90.18	36.66	0.4%
2024	1,889.35	39.61	8.0%
2025	518.37	40.42	2.0%
Total	14,088.98		

Notes: ¹Does not include the North Range Business Park.

Source: WCBEA from City of Cheyenne Engineer's Office.

1982 - 2007 Data: City of Cheyenne Building and Engineering Department Annual Report.

Table 6.1

**Commercial Construction Activity
City of Cheyenne
1995-2025**

Year	New Construction		Additions & Remodels		Annual Total		Percent Change	
	Permits	Valuation	Permits	Valuation	Permits	Valuation	Permits	Valuation
1995	20	\$16,434,056	133	\$7,295,663	153	\$23,729,872	-	-
1996	19	\$12,925,969	121	\$6,029,289	140	\$18,955,258	-8.5%	-20.1%
1997	19	\$20,839,102	168	\$12,317,511	187	\$33,156,613	33.6%	74.9%
1998	32	\$12,161,139	134	\$14,437,090	166	\$26,598,229	-11.2%	-19.8%
1999	20	\$7,846,454	142	\$11,044,908	162	\$18,891,362	-2.4%	-29.0%
2000	31	\$24,320,755	191	\$15,831,825	222	\$40,152,580	37.0%	112.5%
2001	50	\$51,451,096	166	\$19,480,513	216	\$70,931,609	-2.7%	76.7%
2002	38	\$21,573,880	190	\$26,125,665	241	\$56,970,212	11.6%	-19.7%
2003	13	\$6,485,220	124	\$15,901,576	154	\$23,364,196	-36.1%	-59.0%
2004	19	\$18,912,595	142	\$16,961,616	161	\$35,874,211	4.5%	53.5%
2005	65	\$35,703,309	116	\$12,515,338	181	\$48,218,647	12.4%	34.4%
2006	62	\$30,680,571	87	\$10,286,203	149	\$40,966,774	-17.7%	-15.0%
2007	51	\$40,113,164	103	\$33,570,621	154	\$73,683,785	3.4%	79.9%
2008	33	\$28,163,235	109	\$22,082,443	142	\$50,245,678	-7.8%	-31.8%
2009	20	\$3,857,698	61	\$20,823,825	81	\$24,681,523	-43.0%	-50.9%
2010	14	\$27,254,322	84	\$12,754,133	98	\$40,008,455	21.0%	62.1%
2011	10	\$3,909,712	105	\$14,937,762	115	\$18,847,474	17.3%	-52.9%
2012	18	\$51,346,615	110	\$41,893,966	128	\$93,240,581	11.3%	394.7%
2013	18	\$26,633,403	99	\$17,975,533	117	\$44,608,936	-8.6%	-52.2%
2014	20	\$31,960,257	113	\$25,381,807	133	\$57,342,064	13.7%	28.5%
2015	26	\$62,126,950	108	\$16,200,252	134	\$78,327,202	0.8%	36.6%
2016	22	\$15,817,459	132	\$180,827,259	154	\$196,644,718	14.9%	151.1%
2017	22	\$20,133,915	108	\$16,973,027	130	\$37,106,942	-15.6%	-81.1%
2018	21	\$24,250,762	119	\$62,315,863	140	\$86,566,625	7.7%	133.3%
2019	31	\$49,485,419	81	\$26,016,333	112	\$75,501,752	-20.0%	-12.8%
2020	12	\$11,359,986	78	\$20,510,535	90	\$31,870,521	-19.6%	-57.8%
2021	36	\$507,777,445	98	\$22,168,727	134	\$529,946,172	48.9%	1562.8%
2022	28	\$12,508,823	125	\$42,640,415	153	\$55,149,238	14.2%	-89.6%
2023	19	\$50,865,494	99	\$98,871,469	118	\$149,736,963	-22.9%	171.5%
2024	59	\$2,369,763,814	102	\$58,101,376	161	\$2,427,865,189	36.4%	1032.3%
2025	37	\$1,944,544,424	164	\$71,831,263	201	\$2,016,375,687	70.3%	1246.6%

Source: WCBEA from City of Cheyenne Building Safety Department

Figure 13. City of Cheyenne Residential and Commercial Construction Value, 2011-2025

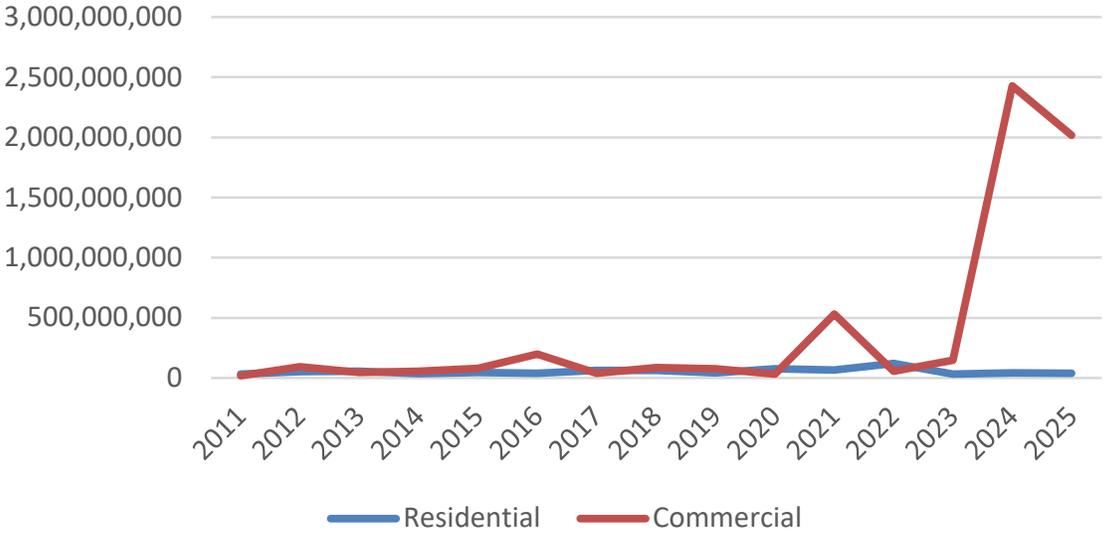


Table 6.2**New Commercial/Industrial Construction
2012-2025**

Year	City	County	Total	% change
2012	\$51,346,615	\$115,559,215	\$166,905,830	-
2013	\$26,633,403	\$20,642,263	\$47,275,666	-71.7%
2014	\$31,960,257	\$204,856,374	\$236,816,631	400.9%
2015	\$62,126,950	\$45,561,092	\$107,688,042	-54.5%
2016	\$15,817,459	\$5,771,837	\$21,589,296	-80.0%
2017	\$20,133,915	\$19,989,081	\$40,122,996	85.8%
2018	\$24,250,762	\$550,875,573	\$575,126,335	1333.4%
2019	\$49,485,419	\$72,034,910	\$121,520,329	-78.9%
2020	\$11,359,986	\$198,053,213	\$209,413,199	72.3%
2021	\$507,777,445	\$10,304,203	\$518,081,648	147.4%
2022	\$12,508,823	\$186,564,011	\$199,072,834	-61.6%
2023	\$50,865,494	\$23,004,109	\$73,869,603	-62.9%
2024	\$1,637,411,670	\$90,859,922	\$1,728,271,592	12.8%
2025	\$1,944,544,424	\$37,322,651	\$1,981,867,076	14.7%

Sources: WCBEA from City of Cheyenne Building Safety Department and Laramie County Planning & Development

Table 6.3

**Commercial Property
For Sale & Lease (1,500 Sq. Ft. and Above)
2023-2025**

Summary Table				
Commercial Property for Sale or Lease				
Updated: 12/31/2025				
Property Type	# Properties	Square Footage	Avg Lease Rate	Min/Max Rate
First Quarter 2023				
Warehouse	18	401,810	\$10.89	7.50-17.50
Retail	38	289,998	\$13.71	8.00 - 22.00
Office Space	21	146,635	\$14.73	9.95 - 19.00
Second Quarter 2023				
Warehouse	19	256,015	\$10.73	6.00 - 17.00
Retail	41	274,169	\$17.32	8.00 - 30.00
Office Space	29	194,533	\$15.52	9.95 - 19.50
Third Quarter 2023				
Warehouse	22	262,344	\$10.47	6.00 - 17.50
Retail	39	238,262	\$16.95	9.00 - 24.00
Office Space	29	262,066	\$14.42	4.17 - 18.50
Fourth Quarter 2023				
Warehouse	24	239,557	\$11.62	7.50 - 17.50
Retail	42	288,039	\$17.73	9.00 - 32.00
Office Space	31	275,222	\$14.98	4.17 - 19.00
First Quarter 2024				
Warehouse	24	257,023	\$11.49	7.00 - 17.50
Retail	39	296,650	\$15.81	6.00 - 24.00
Office Space	35	241,488	\$17.14	12.00 - 24.50
Second Quarter 2024				
Warehouse	21	292,612	\$11.35	4.00 - 17.50
Retail	31	229,551	\$18.06	9.20 - 28.00
Office Space	32	253,197	\$15.28	11.00 - 19.50
Third Quarter 2024				
Warehouse	25	390,512	\$11.61	4.00 - 17.50
Retail	28	192,613	\$17.50	9.50 - 28.00
Office Space	23	132,544	\$15.31	11.00 - 18.00
Fourth Quarter 2024				
Warehouse	17	485,334	\$12.38	4.00 - 17.50
Retail	27	268,607	\$18.38	9.50 - 28.00
Office Space	17	121,166	\$16.22	12.95 - 18.00
First Quarter 2025				
Warehouse	13	406,913	\$9.70	4.00 - 17.00
Retail	20	130,129	\$18.88	9.50 - 28.00
Office Space	17	109,769	\$16.19	12.95 - 18.50
Second Quarter 2025				
Warehouse	13	248,320	\$10.08	4.00 - 17.00
Retail	22	158,413	\$18.61	9.50 - 28.00
Office Space	19	109,963	\$16.26	12.95 - 18.50
Third Quarter 2025				
Warehouse	23	418,134	\$12.54	4.00 - 19.25
Retail	30	207,860	\$19.96	9.50 - 36.00
Office Space	35	244,767	\$16.73	12.00 - 25.00
Fourth Quarter 2025				
Warehouse	18	352,629	\$10.71	4.00 - 16.25
Retail	31	188,730	\$19.41	10.00 - 36.00
Office Space	34	261,746	\$16.21	5 - 32.00

Table 6.4

**Assessed Real and Personal Property Value
Laramie County
2015-2025**

	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Total											
City (\$)	602,314,817	633,142,098	633,837,566	682,048,050	734,748,763	774,126,602	822,759,799	941,683,550	1,056,730,288	1,037,958,505	1,129,417,182
County (\$)	782,647,869	758,645,746	785,249,941	982,896,691	1,337,160,914	1,449,466,588	1,107,871,237	1,538,830,037	1,815,853,309	1,750,760,119	1,581,279,930
Residential											
City (\$)	376,283,694	400,482,865	424,669,398	443,690,971	484,255,726	521,067,311	562,506,363	645,421,189	726,821,494	739,332,354	528,016,788
County (\$)	216,096,457	225,761,591	237,019,097	257,471,499	276,113,351	296,465,811	321,636,233	368,171,868	442,574,383	461,025,786	335,806,102
Assessed % of Actual Value	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50
Commercial											
City (\$)	163,287,705	165,313,797	169,878,108	171,021,081	179,590,471	181,690,087	185,352,725	209,601,397	235,192,949	246,937,936	467,959,152
County (\$)	70,972,473	101,444,916	120,131,457	123,811,174	146,345,868	146,349,806	145,563,558	174,856,687	171,969,654	164,406,397	47,927,726
Assessed % of Actual Value	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50
Industrial¹											
City (\$)	52,554,162	56,600,373	58,771,145	57,290,427	60,621,657	60,677,471	64,883,738	73,547,576	35,206,479	36,758,488	39,497,197
County (\$)	459,099,414	393,869,098	390,112,000	563,976,141	876,927,603	968,562,319	601,539,846	953,278,815	1,195,241,156	1,074,858,451	190,131,146
Assessed % of Actual Value	11.50	11.50	11.50	11.50	11.50	11.50	11.50	11.50	11.50	11.50	11.50
Agricultural²											
City (\$)	3,043	3,345	28,524	27,877	51,684	50,334	54,274	54,495	77,769	83,425	95,195
County (\$)	23,382,049	24,882,546	25,425,566	24,981,164	24,428,839	24,293,226	24,528,914	24,687,353	28,755,316	30,970,118	29,608,826
Assessed % of Actual Value	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50
Vacant											
City (\$)	10,186,213	10,741,718	10,490,391	10,017,694	10,229,225	10,641,389	9,962,699	13,058,893	15,974,739	14,846,302	14,406,206
County (\$)	13,097,476	12,687,595	12,561,821	12,656,713	13,345,253	13,795,426	14,602,686	17,835,314	20,337,268	20,633,046	20,707,045
Assessed % of Actual Value	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50	9.50

Notes: ¹Fluctuations in valuations are due primarily to changes in mineral valuations.

²As of 2007, Agricultural data refers to land only. All other data such as improvements and personal property are now included in residential or commercial data.

Source: WCBEA from Laramie County Assessor's Office

Figure 14. Assessed Real and Personal Property Values, Cheyenne and Laramie County, 2015-2025

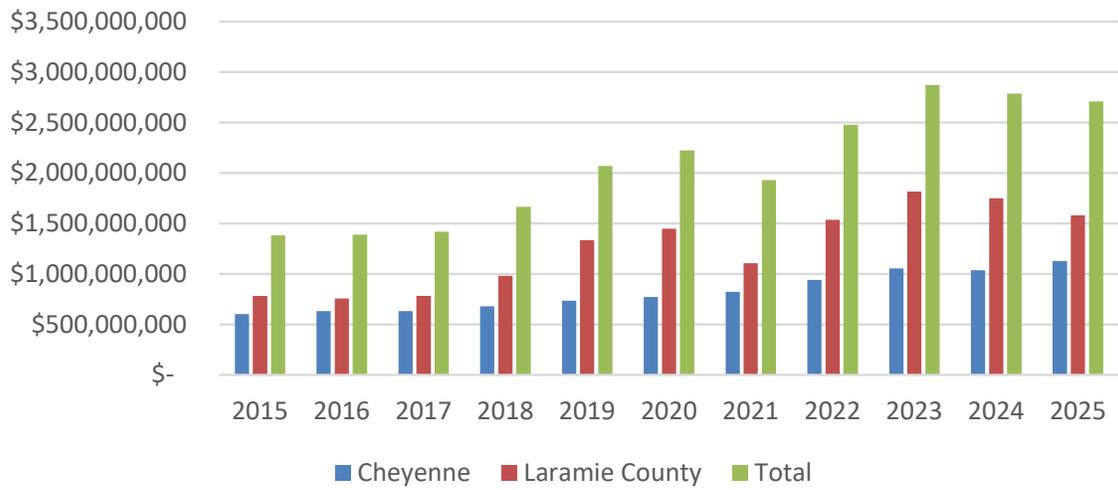


Table 6.5

**Major Property Tax Districts
Revenues
2015-2025**

	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
City of Cheyenne											
Value (\$)	602,206,337	633,142,098	663,837,566	685,730,266	734,748,763	774,126,602	822,759,799	941,693,050	1,056,730,288	1,075,093,703	1,129,417,182
Mill Levy	8.00	8.00	8.00	8.00	8.00	8.00	8.00	8.00	8.00	8.00	8.00
Revenue (\$)	4,817,651	5,065,137	5,310,701	5,485,842	5,877,990	6,193,013	6,582,078	7,533,544	8,453,842	8,600,750	9,035,337
Laramie County											
Value (\$)	1,384,962,686	1,391,787,844	1,449,087,507	1,664,944,741	2,071,909,677	2,226,593,159	1,930,631,036	2,480,513,587	2,872,583,597	2,788,718,613	2,710,697,112
Mill Levy	18.23	18.20	18.20	18.20	18.90	18.84	19.04	18.88	17.71	17.71	17.54
Revenue (\$)	25,247,870	25,330,539	26,373,393	30,301,994	39,159,093	41,949,015	36,759,215	47,228,979	54,693,992	49,388,207	47,545,627
LCSD #1											
Value (\$)	1,209,350,376	1,217,062,612	1,289,871,261	1,455,272,484	1,718,022,367	1,740,286,771	1,653,817,130	1,972,743,418	2,208,183,147	2,260,571,719	2,178,938,360
Mill Levy	44.00	44.00	44.00	44.00	44.00	44.00	44.00	44.00	44.00	44.00	44.00
Revenue (\$)	53,211,417	53,550,755	56,754,335	64,031,989	75,592,984	76,572,618	72,767,954	86,800,710	97,160,058	99,465,156	95,873,288
LCSD #2											
Value (\$)	175,612,310	174,725,232	159,216,246	209,672,257	353,887,310	483,306,388	276,813,906	507,770,169	664,400,450	528,146,894	531,758,752
Mill Levy	44.00	44.00	44.00	44.00	44.00	44.00	44.00	44.00	44.00	44.00	44.00
Revenue (\$)	7,726,942	7,687,910	7,005,515	9,225,579	15,571,042	21,265,481	12,179,812	22,341,887	29,233,620	23,238,463	23,397,385
LC Conservation District											
Value (\$)	1,384,962,686	1,391,787,844	1,449,087,507	1,664,944,741	2,071,909,677	2,223,593,159	1,930,631,036	2,480,513,587	2,872,583,597	2,788,718,613	2,710,697,112
Mill Levy	0.50	0.50	0.50	0.50	0.50	0.50	0.50	0.50	0.50	0.50	0.50
Revenue (\$)	692,481	695,894	724,544	832,472	1,035,955	1,111,797	965,316	1,240,257	1,436,292	1,394,359	1,355,349
South Cheyenne Water & Sewer											
Value (\$)	40,877,618	43,624,219	47,429,045	48,781,285	52,761,539	54,480,077	57,446,220	64,981,231	74,140,832	84,829,745	90,635,377
Mill Levy	4.38	8.00	8.00	8.00	8.00	8.00	8.00	8.00	8.00	8.00	8.00
Revenue (\$)	179,044	348,994	379,432	390,250	422,092	435,841	459,570	519,850	593,127	678,638	725,083
Weed and Pest District											
Value (\$)	1,384,962,686	1,391,787,844	1,449,087,507	1,664,944,741	2,071,909,677	2,223,593,159	1,930,631,036	2,480,513,587	2,872,583,597	2,788,718,613	2,710,697,112
Mill Levy	1.50	1.50	1.50	1.50	0.80	0.80	0.80	0.80	0.80	0.50	0.50
Revenue (\$)	2,077,444	2,087,682	2,173,631	2,497,417	1,657,528	1,778,875	1,544,505	1,984,411	2,298,067	1,394,359	1,355,349

Source: WCBEA from Laramie County Assessor's Office

Figure 15. Major Property Tax Districts and Revenues, 2015-2025

