
ECONOMIC IMPACT OF BOULDER COUNTY HUMAN SERVICES NONPROFITS IN 2011

*A study conducted for the Human Services Alliance of Boulder County
and the St. Vrain Community Council*

BUSINESS RESEARCH DIVISION

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EXECUTIVE SUMMARY

Boulder County nonprofits help bridge a gap between the unmet needs of its residents for shelter, health and mental health care, food, child care, youth services, mobility, and other services and the public and private sectors' capacity to address them. Through these practices, human services nonprofits have immeasurable effects on individuals and the community. Aside from the impact of services provided, these nonprofits also have an impact on the local economy through the purchase of goods and services from local companies and from the wages paid to workers. This study examines the measurable impacts—jobs, wages, operating expenditures, capital expenditures, and visitor spending.

This report estimates the economic contribution of 53 Boulder County human services nonprofits using data that were supplied in the comprehensive grant application used by Foothills United Way in 2012. In the application, nonprofits identified \$167.4 million in revenue and \$162.5 million in expenses in 2011. Their 1,349 employees earned an estimated total \$89.9 million for the year. An added multiplier effect is driven from direct spending by the agencies and their employees in the local community. The total direct and indirect economic contribution from nonprofit operations in 2011 was \$254.8 million in economic output, 2,147 jobs, and \$124.1 million in wages within the Boulder County economy.

Revenue was derived from program fees, reimbursements, and fundraising (51%) donations—including foundations and United Way (15%) and miscellaneous sources—while governmental sources provided 29% of revenue. Of this funding, four funding sources were distinctively nonlocal, representing 17% of total revenue, and another 28% of funding could be local or nonlocal. In terms of economic contribution, the presence of nonlocal money adds to the local economy while local funding may displace spending on other goods and services.

Expenses were divided into 13 categories in the grant application. Payroll, payroll taxes, and benefits represented the largest single cost for nonprofits, totaling 55.3% of operating expenditures, followed by direct program expenses (16.3%) and subcontracts and consulting services (9.6%).

Boulder County human services nonprofits operate in Boulder County, Colorado—an area with population of about 309,000 (2013), employment nearing 165,000 (2013), and total wages in excess of \$9.5 billion. The area represents 5.9% of population, 7% of employment, and 8% of wages in Colorado. The median household income in Boulder County is \$67,403, and the per capita personal income is \$53,772—higher than the Denver Metro region and the state of Colorado, which indicates the concentration of wealth in the area. However, the income strata illustrate the variation in earnings—more than one-fifth of households earn less than \$35,000 per year. Aside from Government, the primary industries include Professional and Technical Services, Health Care and Social Assistance, and Manufacturing, and the area records a greater percentage of individuals with bachelor's degrees and graduate degrees than the region, state, and nation.

PROJECT OVERVIEW

The Business Research Division conducted a study of the economic impact of human services nonprofits on the Boulder County economy, recognizing that in addition to the value of the services provided nonprofits also have an economic contribution through local purchases, employment, and wages. Input-output analysis is used to illustrate the supply chain impacts of the industry and demonstrate the scope and reach of the nonprofits

within the county. This study does not include the individual or societal benefits of the human services provided by the nonprofits.

The purpose of this study is to provide nonbiased, third-party research to the Human Services Alliance of Boulder County and the St. Vrain Community Council and their constituents, including governments, residents, and businesses, about the economic contributions of the human services nonprofit sector to Boulder County.

Boulder area nonprofits provide services locally to individuals in and around Boulder County. These services broadly range from children's services to transportation for those with disabilities.

METHODOLOGY

This study was conducted in cooperation with the Human Services Alliance of Boulder County and the St. Vrain Community Council. This economic impact study utilized data collected from the 2012 grant application process of Foothills United Way in which each nonprofit reported 2011 actual and 2012 projections concerning the program-level budget, including revenues and expenses, employment, program demographics, and performance metrics.

The research team identified the 53 reporting nonprofits by their corresponding North American Industry Classification System (NAICS) code, which classifies each entity by their primary operational function. The 53 nonprofits represent 25 subsectors of the Boulder County economy across 6 broad industries including Retail; Wholesale; Information; Real Estate; Professional, Scientific, and Technical Services; Educational Services; Health Care and social Assistance; Arts, Entertainment, and Recreation; and Other Services.

Data were applied to a 440-sector IMPLAN input-output model using industry spending patterns and local purchasing coefficients calculated within IMPLAN. This model quantified the economic impacts of the area nonprofits on Boulder County. These nonprofits are tax-exempt organizations, limiting the tax revenue collections driven from operations to (1) the fiscal impact of employee spending and (2) the fiscal impact driven off the supply chain.

Economic benefits refer to dollars generated and distributed throughout the economy due to the existence of an establishment. For this study, sources of impacts that sum to economic benefits include operating expenditures, off-site employee effects, and secondary effects.

Operating expenditures include ongoing costs for materials, maintenance costs, utilities, and salaries and benefits. Direct public revenues are scarce in relation to operations of nonprofits due to their tax-exempt status; however, public costs still exist when providing government services to the organizations (i.e., fire and police protection).

Off-site employee effects take into account the impact of employees incurred outside the workplace. Benefits encompass employee spending, including expenditures on housing (rent or own), retail purchases, transportation, entertainment, and other disposable income expenditures. Public revenues include sales taxes and property taxes, while public costs include services to respective households. The off-site impacts rest primarily in the county of employee residence rather than in the locale of the organizations.

Secondary effects, or the multiplier effects, estimate the indirect employment and earnings generated in the study area due to the interindustry relationships between the nonprofit organization and other industries. As an example, consider a manufacturing company operating in Boulder County. The firm employs management, engineers, and support staff for its direct manufacturing operations. In addition, the company spends on goods and services to support its manufacturing operations, leading to auxiliary jobs in the community in transportation, accounting, utilities, office supplies, retail goods, and so on—the indirect impact. Furthermore, employees spend earnings on goods and services in the community, leading to jobs in retail, accounting, entertainment, and so on—the induced impact.

Conceptually, multipliers quantify the number of jobs. Multipliers are static and do not account for disruptive shifts in infrastructure without specifically addressing infrastructure changes. This model uses IMPLAN multipliers aggregated specifically for Boulder County.

DEFINITIONS

Gross Domestic Product (GDP): A measure of economic activity, GDP is the total value added by resident producers of final goods and services.

Gross Output (Output): The total value of production is gross output. Unlike GDP, gross output includes intermediate goods and services.

Value Added: The contribution of an industry or region to total GDP, value added equals gross output, net of intermediate input costs.

LITERATURE REVIEW

The Internal Revenue Service (IRS) defines a nonprofit as a tax-exempt institution under section 501(c)(3) of the Internal Revenue Code. The nonprofit sector is the third-largest employer in the United States and was one of the few industries that did not lose jobs during the 2007–2009 recession. Due to the importance of this industry, several studies have been conducted that are similar to this study.

In most studies, financial information is gathered via the IRS form 990 that is made available for most nonprofit institutions through the National Center for Charitable Statistics website. The IRS requires all not-for-profit institutions to file form 990 annually for their tax-exempt status. The limitation of this data is that it is only required for nonprofits that earn \$25,000 or more in revenue; thus, the smaller nonprofit organizations cannot be included in studies that use the IRS data. Additionally, employment wage and GDP data are collected through the Bureau of Labor Statistics (BLS) and the Bureau of Economic Analysis (BEA).

In one study, the IMPLAN model was used to estimate the economic impact of nonprofits on four counties in Florida. This study provided accurate insight into how the expenditures of the nonprofit organizations rippled throughout the local economy.

A study conducted by the Center for Government Research (CGR) included economic impact studies for each of eight counties in the Mid-Hudson Valley in New York. The study for Dutchess County found that the nonprofit sector, both directly and indirectly, contributes more than \$900 million, approximately 21% of the total wage and salary impact in the region. Total revenue of \$1.5 billion and substantial growth in

expenditures—54% over the 1998–2003 five-year period—was estimated in 2003. The report also included an analysis of the county’s nonprofit employment, revenue, expense, assets, services, year-end operational deficits, audits and taxes, rental space, workforce profile, and change over time. See Appendix 2 for more detailed information about these reports.

ECONOMIC OVERVIEW

The 53 nonprofits included in the data provided by the Human Services Alliance of Boulder County and the St. Vrain Community Council are located in Boulder County, Colorado. They serve individuals in communities throughout the county, with a few having service areas in Broomfield.

The population of Boulder County in 2013 was estimated at nearly 309,000 according to the Colorado Demography Office. As of the fourth quarter in 2013, Boulder County recorded 164,583 covered wage and salary employees. Total wages over the past four quarters ending in Q4 2013 averaged \$9.5 billion. Boulder County represents 5.9% of Colorado’s population and 8% of state wages. Average Boulder County employment for 2013 was 164,583, representing 7% of total state employment. The largest employment industries in Boulder County include Government (16.3%), Professional and Technical Services (14.6%), Health Care and Social Assistance (11.9%), and Manufacturing (10.4%). Colorado is among the top five states in the nation for employment recovery from the recession, and the Denver MSA is outperforming the state.

The median household income in Boulder County is \$67,403, and the county’s per capita personal income is \$53,772. This is higher than the Denver MSA, which has a per capita personal income of \$50,963, and the state’s per capita personal income of \$46,610. Boulder County’s higher per capita income shows a greater concentration of wealth in the county compared with other regions of Colorado. A total of 7,591 residents of Boulder County (6.3%) earn an income of \$10,000 or less; 3.7% make \$10,000–\$14,999; 8.3% make \$15,000–\$24,999; 8.3% make \$25,000–\$34,999; 12.2% make between \$35,000–\$49,999; 15.8% make \$50,000–\$74,999; 12% make \$75,000–\$99,999; 16.4% make \$100,000–\$149,999; 8.3% make \$150,000–\$199,999; and 8.6% make \$200,000 or more. Additionally, the Boulder MSA accounted for \$18.4 billion (7%) of total state real GDP in 2012.

In Boulder County, 94% of the population has a high school education or higher while the state average is 89.9%. Additionally, 17.2% has a bachelor’s degree or higher in Boulder County compared with 11% in the state according to the U.S. Census Bureau. Of the 57,770 companies in the state of Colorado, 42,506 (73.6%) are in Boulder County according to the most recent U.S. Census count. Colorado has 1,962,753 households, and 120,061 of these are in Boulder County (6.1%). Just over one-quarter, 28.4%, of the households in Boulder are one-person households, 35.7% are two-person, 15.4% are three-person, and 20.5% are households comprised of four or more persons.

An estimated 11.7% of the Boulder County population does not have health insurance. Approximately 13.3% of the Boulder County population lives below the poverty level, which is higher than the state percentage, 12.9%. Roughly 10.2% of people living below the poverty level in the state are families compared to 7.4% in Boulder County. This suggests that relative to the state, Boulder has more individuals who are living below the poverty line than families. The one-person poverty level is defined as any person making less than \$11,670 annually. In Boulder County, an estimated 3,944 children age 3–17 are not enrolled in school. A total of 3,623 students in

the Boulder Valley School District K–12 (13.1%) are eligible for free or reduced lunches, which is well below the 38% average. See Appendix 3 for more information about the area economy and taxes.

DATA

Data were collected by the Human Services Alliance of Boulder County and the St. Vrain Community Council from Foothills United Way on revenue and operating expenditures in 2011 for 53 Boulder County nonprofits.

Revenue

Three nonprofits accounted for 54.4% of revenue in 2011, and the top 10 accounted for nearly 80% of revenue. The top 10 nonprofits in this study (18.8%) accounted for 79.9% of revenue.

The majority of revenue (51%) was derived from fundraising and contributions, investment income, program fees and reimbursements (Table 1). Governmental sources (e.g., Boulder County government, City of Longmont, state, federal, etc.) made up 29% of funding. Other sources represented the remaining 20%. Four funding sources were distinctively nonlocal and represented 17% of total revenue, including allocations from other United Ways, federal government, other government, and state government. Another 28% of funding came from local or nonlocal sources (e.g., fundraising and investment income). About 55% of funding was distinctively local (e.g., school districts, program fees, Foothills United Way).

TABLE 1: SOURCES OF FUNDING (IN MILLIONS)

Description	2011 Total Amount
Allocations from other United Ways	\$0.23
Boulder County Government	\$16.61
Boulder Valley School District Funding	\$0.52
City and County of Broomfield	\$0.74
City of Boulder	\$2.18
City of Longmont	\$1.01
Community Foundation Serving Boulder	\$0.29
Federal	\$14.68
Foothills United Way	\$0.93
Fundraising and Contributions	\$14.96
Investment Income	\$0.31
Longmont Community Foundation	\$0.07
Other Foundations	\$9.73
Other Government	\$2.35
Other Revenue	\$21.46
Program Fees and Reimbursements	\$69.82
St. Vrain Valley School District Funding	\$0.51
State	\$10.96
Total	\$167.35

Data source: Human Services Alliance of Boulder County and the St. Vrain Community Council.

Expenditures

The research team received expenditures for 53 nonprofits in 2011 totaling \$162.5 million, or 97.1% of total revenue. Expenditures were classified into 13 categories, ranging from payroll to specific operating expenditures.

Payroll, payroll taxes, and benefits represented the largest single cost for nonprofits, totaling 55.3% of operating expenditures, followed by direct program expenses (16.3%) and subcontracts and consulting services (9.6%) (Table 2)

Additionally, in total the 53 nonprofits reported 1,349 full-time and part-time employees earning \$89.9 million. Without information on where employees reside, this report defers to the model to estimate commuting patterns.

TABLE 2: OPERATING EXPENDITURES

2011 Category	Description	2011 Total Amount (Millions)
Printing/Copying	Printing and copying expenditures for agency	\$0.78
Payroll taxes & benefits	Payroll taxes and benefits paid for agency	\$15.28
Salaries	Expenses for agency staff salaries	\$74.61
Subcontracts/Consulting Services	Exp. for agency subcontracts/consultation services	\$15.59
Supplies and Materials	Supplies and materials purchased for agency	\$2.83
Computer Hardware/Software	Computer Hardware/Software	\$1.51
Direct	Direct Program Expenses	\$26.50
Indirect	Indirect/Allocated Program Expenses	\$7.84
Other	Other costs	\$11.71
Rent	Rent/Mortgage	\$3.49
Travel	Staff Travel	\$0.79
Telephone	Telephone	\$0.97
Training	Training	\$0.58
Total		\$162.47

ECONOMIC IMPACT

The economic impact of Boulder County nonprofits is driven from direct purchases of goods and services for operations and for goods and services provided to regional patrons within Boulder County. The \$162.5 million in direct spending by nonprofit organizations led to \$254.8 million in economic contributions in Boulder County in 2011. While organizations employed 1,359 workers, the total employment impact from operations, local purchasing, and household spending totaled 2,147 employees, or 1.3% of total 2011 county employment. Value added—which corresponds with GDP—totaled \$142 million of the \$19.3 billion local economy in 2011.

TABLE 3: ECONOMIC CONTRIBUTION ON BOULDER COUNTY, 2011

Impact Type	Employment	Wages (In Millions)	Value Added (In Millions)	Output (In Millions)
Direct Effect	1,349	\$89.9	\$83.0	\$162.5
Indirect Effect	337	\$14.8	\$24.6	\$39.7
Induced Effect	461	\$19.4	\$34.4	\$52.6
Total Effect	2,147	\$124.1	\$142.0	\$254.8

CONCLUSION

Boulder County human services nonprofits impact the community primarily through the social services they provide for individuals and families throughout Boulder County. Additionally, these nonprofits are also a part of the Boulder County economy, employing paid individuals and buying goods and services from local vendors. This study examined exclusively the economic impacts of 53 Boulder County human services nonprofits on the Boulder County economy using data collected in 2011 for a grant application. Direct spending from these entities was reported at \$162.5 million for the year, and the total economic contribution was estimated at \$254.8 million in 2011.

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APPENDIX 1: BOULDER COUNTY NONPROFITS INCLUDED IN STUDY

Alternatives for Youth
American Red Cross - Mile High Chapter
Attention, Inc. Attention Homes
Blue Sky Bridge
Boulder Community Housing Corporation
Casa de la Esperanza Learning Center
Boulder County AIDS Project
Boulder County CareConnect
Boulder County Legal Services
Boulder Day Nursery Association
Boulder Shelter for the Homeless
Bridge House
Center for People With Disabilities
Clinica Family Health Services
Colorado Therapeutic Riding Center
Community Action Development Corporation
Community Food Share
Dental Aid
Early Childhood Council of Boulder County
Ed & Ruth Lehman YMCA Longmont
El Comite de Longmont, Inc.
Emergency Family Assistance Association
Family Learning Center
Habitat for Humanity of St. Vrain Valley
I Have a Dream Foundation of Boulder County
Imagine!
Immigrant Legal Center of Boulder County
Inn Between of Longmont
Intercambio Uniting Communities
Longmont Meals on Wheels
Lyons Golden Gang
Meals on Wheels of Boulder
Medicine Horse Program
Mental Health Partners
Outreach United Resource Center, Inc.
Over The Rainbow
Parenting Place
Project YES
Safe Shelter of St. Vrain Valley
Safehouse Progressive Alliance for Nonviolence
Salud Family Health Center
Sister Carmen Community Center
St. Vrain Family Center
Teens, Inc.
The Acorn School
The Collaborative Community
The Tiny Tim Center
Veterans Helping Veterans Now, a project of CNDC

Via Mobility Services

Wild Bear Center for Nature Discovery Wild Bear Mountain Ecology Center

Wild Plum Center for Young Children and Families

Women's Health

YMCA of Boulder Valley

YWCA of Boulder County

APPENDIX 2: LITERATURE REVIEW

Economic Impact Studies of Nonprofits

The following paragraphs review the results of economic impact studies that are similar to the study conducted for the Boulder County Human Services Nonprofits. The review begins with the results of a national report, then is followed by a state report, a study involving a community of eight counties, a study with a community of four counties, and a report for a single county. Study methodologies and results are provided for comparison.

- **The Nation**

A report produced by Johns Hopkins University Center for Civil Society Studies gives an overview and analysis of nonprofit jobs, specifically during the 2007–2009 recession. Compared with several other major industries, the nonprofit sector is the third-largest private employer, at 10.1% of the private workforce. Approximately 57% of all nonprofit jobs are in the health care industry. Washington D.C. has the largest percentage (26.4%) of nonprofit jobs in the private-sector workforce while Nevada has the least (2.6%). Interestingly, nonprofit sector employment did not contract during the recession, growing steadily over the 10-year study period (2000–2010). Additionally, during the recession, nonprofit employment grew 2.6% during the first year and 1.2% during the second year compared with for-profit private-sector employment. Private-sector employment showed losses of 1.1% and 6%, respectively, during the same years.

- **Colorado**

In 2008, the Colorado Nonprofit Association published a report on the economic impact of the nonprofit sector in Colorado. Colorado's nonprofit sector is the third-largest industry in the state in terms of nonprofit employment (defined as paid workers and full-time volunteers). Colorado's charitable nonprofit sector generated \$13.1 billion in revenues; spent over \$11.9 billion, including more than \$4.2 billion in wages and compensation; and accounted for more than 5% of the state's gross state product in Q2 2005. In 2010, Colorado's nonprofits generated at least \$240 million of sales and income tax revenues for Colorado governments.

The nonprofit share of total employment in Colorado, at 5.6%, is below the U.S. average of 7.2%. Nonprofit expenditures per capita in Colorado, though 28% higher than the Mountain Region average, are 30% below the national average.

Between 1995 and 2005, nonprofit employment in Colorado grew by 39%. This was nearly twice the 22% employment growth rate achieved by the for-profit sector during this period. Colorado nonprofits attracted more than \$900 million from out of state per year after accounting for their own expenditures outside the state. Aside from the federal government, states that are significant net funders to Colorado nonprofits include California, New York, Texas, Illinois, and Florida.

Approximately 62% of out-of-state funding comes from federal funds and grants, and federal funds are more than four times the size of any other type of funding. Most inflows (84%) are

derived from federal funding, individual contributions, and foundation grants. Almost half of the economic benefits are produced by mid-size organizations with annual expenses between \$1 million and \$9.99 million, and they produce approximately 48% of the net economic benefits of the sector. Approximately 66% of statewide impacts occur in the Denver Metro area and another 14% in central Colorado, including Colorado Springs.

- **The Mid-Hudson Valley, New York**

A report produced by CGR on the economic impact of nonprofits on the area excludes places of worship and those organizations with revenue less than \$25,000 (thus not subject to the IRS filing requirement). An economic impact study was conducted for each of the eight Mid-Hudson Valley (MHV) counties. Data for the study were gathered from the IRS and were provided by the United Ways of the area. CGR estimates that the aggregate economic impact of nonprofits in the Mid-Hudson Valley economy is about \$6.5 billion, or 14% of the total output of the region (analogous to GDP at the national level). Total employment attributable to the nonprofit sector (both direct and spillover impact) is also sizable, at approximately 89,000 jobs, or roughly 23% of wage and salary positions in the region. Total wage and salary income for the Mid-Hudson Valley is about \$13 billion, of which the nonprofit sector, both directly and indirectly, contributes approximately \$2.7 billion, or roughly 21%. The impact of MHV nonprofits on revenue to the state and local government includes a range of taxes and fees. Estimating only two of these taxes, CGR calculated that the nonprofit sector contributes about \$109 million annually to New York State personal income tax receipts and an additional \$39 million each in state and local sales taxes.

- **Lee, Polk, Indian River, and Pinellas Counties, Florida**

An economic impact study of nonprofits was conducted for four counties in Florida using the IMPLAN model, data from the organizations, and local economic data. Nonprofit data were collected by the National Center for Charitable Statistics using the IRS form that nonprofits must submit (organizations making more than \$25,000). The report presents results on the following: nonprofit expenditures as a percentage of GDP, expenditures by percentile, average spending per organization, direct expenditure by organization classification (arts, education, environment, health, human services, and other), and aggregate and per capita growth rates. Nonprofit sectors in general, both nationally and in each of the four local economies, experienced much larger growth in the number of organizations from 1996–2001 compared to 2001–2006. The dramatic changes between the two periods in the annual growth rates of nonprofit revenues can be attributed to two primary drivers: the emergence/disappearance of very large organizations, primarily within the health and education sectors, and large gains/drops in revenue for the top five largest organizations within each county, also mainly within the health and education sectors. The health sector is the primary driver of overall nonprofit growth (relative to local GDP) within each of the four counties. Where the expenditures of the health sector are large and growing positively (Pinellas County), the total output of the nonprofit sector as a share of local GDP is projected to increase over time. Alternatively, where the expenditures of the health sector are large and experiencing negative growth (Polk and Indian River counties), the total output of the nonprofit sector as a share of local GDP is projected to decrease over time. Where the expenditures of the health sector are

small (Lee County), regardless of the direction of growth, the total output of the nonprofit sector as a share of local GDP is projected to increase over time.

- **Dutchess County, New York**

A report produced by CGR on the economic impact of nonprofits on Dutchess County excludes places of worship and those organizations with revenue below \$25,000 (thus not subject to the IRS filing requirement). The nonprofit sector in Dutchess County employs more than 28,000 workers, accounting for 25% of total employment. The nonprofit sector, both directly and indirectly, contributes more than \$900 million or about 21% of total wage and salary income in the county.

APPENDIX 3: ECONOMIC ASSUMPTIONS

The following economic characteristics inform select assumptions in the economic and fiscal impact model and discussion.

Housing

The median sales price was \$430,425 in Boulder County and \$290,000 in Denver in 2014.¹ The Colorado Association of REALTORS reported a median statewide (including urban and rural areas) single-family sales price of \$253,925 in Q1 2014 and a statewide condo/townhomes median price of \$173,725.²

Rents were reported through the Colorado Department of Local Affairs, Division of Housing, for the state, the Denver Metro area, and Boulder/Broomfield.³ Rents in the Denver Metro region averaged \$1,022 per month in Q2 2013.

TABLE 4: AVERAGE MULTIFAMILY RENTS BY AREA, 2012–2013

Area	Q3 2012	Q4 2012	Q1 2013	Q2 2013
Boulder/ Broomfield	\$1,115	\$1,103	\$1,150	\$1,194
Metro Average	\$986	\$978	\$992	\$1,022
Statewide	\$944	\$943	\$950	\$977

Source: Colorado Department of Local Affairs.

Data reporting population, household size, and household tenure were sourced from the Colorado Demography Office and the U.S. Census Bureau. Colorado’s population was estimated at 5.27 million in 2013. Boulder County’s population, was estimated to be nearly 309,000 in 2013, a 1.2% increase from 2012. An estimated 63.3% of the population in Boulder County lives in owner-occupied housing.

In 2010, there were 2.49 people per household in Colorado, with higher densities in owner-occupied housing (2.57) than renter-occupied housing (2.34). Among the Denver Metro counties, Adams County had the greatest household density, with 2.85 people per household. Denver County had the lowest density, with 2.22 people per household. Boulder County recorded household density of per 2.39 people household.

¹Zillow, <http://www.zillow.com/denver-co/home-values/>, retrieved May 27, 2014.

²Colorado Association of REALTORS http://www.coloradorealtors.com/wp-content/uploads/2013/03/CAR-Colorado_Statewide_QMI_2014-Q1.pdf, retrieved May 27, 2014.

³Colorado Department of Local Affairs, Division of Housing, <http://www.colorado.gov/cs/Satellite/DOLA-Main/CBON/1251592890239>, retrieved May 27, 2014.

TABLE 5: TOTAL POPULATION IN OCCUPIED HOUSING UNITS BY TENURE

County	Average Household Size	Owner-Occupied	Renter-Occupied
Adams	2.85	2.87	2.80
Arapahoe	2.53	2.60	2.42
Boulder	2.39	2.51	2.20
Broomfield	2.60	2.73	2.24
Denver	2.22	2.36	2.08
Douglas	2.79	2.90	2.34
Jefferson	2.42	2.49	2.24
Larimer	2.42	2.51	2.24
Weld	2.76	2.79	2.70
Colorado	2.49	2.57	2.34

Source: U.S. Census Bureau, Profile of General Population and Housing Characteristics: 2010, retrieved May 27, 2014.

Education

Pupil counts, funding, and taxes were obtained from the Colorado Department of Education. Boulder County is served by two school districts, with a funded pupil count of 60,741 in the fall of 2013.

TABLE 6: FISCAL YEAR 2013–2014 CLASSROOM PUPIL MEMBERSHIP, AGGREGATED BY COUNTY

County	Funded Pupil Count	Occupied Housing Units	Pupils per Household
Adams	87,120	441,603	0.20
Arapahoe	116,174	572,003	0.20
Boulder	60,741	294,567	0.21
Broomfield	0	55,889	0.00
Denver	86,043	600,158	0.14
Douglas	66,230	285,465	0.23
Jefferson	85,983	534,543	0.16
Larimer	45,745	299,630	0.15
Weld	39,604	252,825	0.16
Colorado	876,999	5,029,196	0.17

Sources: Colorado Department of Education, Pupil Membership by County and District, http://www.cde.state.co.us/sites/default/files/2013_2014_pupilmembershipbycountyanddistrict.pdf, retrieved May 27, 2014; U.S. Census Bureau, Profile of General Population and Housing Characteristics: 2011, retrieved May 27, 2014.

Income Taxes

The state income tax rate is 4.63%. However, based on the most current statistics of income, the effective tax rate is below 3%.

TABLE 7: COLORADO INDIVIDUAL STATISTICS OF INCOME, ADJUSTED GROSS INCOME TAX, 2010

Minimum	Maximum	Midpoint	Number of Returns	Colorado Gross Tax (Millions)	Colorado Net Tax (Millions)	Colorado Gross Tax per Return	Colorado Net Tax per Return	Estimated Colorado Gross Tax Rate	Estimated Colorado Net Tax Rate
\$250,000	> \$250,000	\$250,000	49,059	\$1,335.25	\$1,171.55	\$27,217.19	\$23,880.45	NA	NA
\$100,000	\$250,000	\$175,000	305,334	\$1,431.72	\$1,400.05	\$4,689.02	\$4,585.30	2.69%	2.62%
\$75,001	\$100,000	\$87,501	204,879	\$499.64	\$492.18	\$2,438.69	\$2,402.27	2.85%	2.81%
\$50,001	\$75,000	\$62,501	311,671	\$489.54	\$483.51	\$1,570.70	\$1,551.35	2.56%	2.53%
\$35,001	\$50,000	\$42,501	278,127	\$264.35	\$262.03	\$950.48	\$942.12	2.32%	2.30%
\$25,001	\$35,000	\$30,001	248,979	\$136.08	\$135.21	\$546.57	\$543.07	1.96%	1.95%
\$20,001	\$25,000	\$22,501	135,930	\$44.66	\$44.40	\$328.52	\$326.63	1.54%	1.53%
\$15,001	\$20,000	\$17,501	139,486	\$26.19	\$26.02	\$187.74	\$186.53	1.14%	1.13%
\$10,001	\$15,000	\$12,501	130,686	\$9.55	\$9.49	\$73.05	\$72.61	0.63%	0.62%
\$5,001	\$10,000	\$7,501	112,812	\$0.56	\$0.56	\$4.96	\$4.98	0.07%	0.07%
\$0	\$5,000	\$2,500	76,617	\$0.45	\$0.43	\$5.82	\$5.57	0.11%	0.11%
(Negative Income)		NA	23,480	\$0.41	\$0.90	\$17.46	\$38.20	NA	NA
Total			1,991,671	\$3,720.80	\$3,584.90	\$1,868.19	\$1,799.96	NA	NA

Source: Colorado Department of Revenue, Office of Research and Analysis, Federal AGI and Tax, All Full-Year Resident Returns, 2010 Individual Income Tax Returns.

Property Taxes

Given the tax-exempt status of properties owned by nonprofit agencies, the property taxes captured in this study are derived from employees' home property taxes. The Colorado Department of Local Affairs, Division of Property Taxation's *2012 Annual Report*,⁴ provides a summary of county, average municipal, average school, and average special property levies in *Section XI: Assessed Valuation, Revenue, and Average Levies by County*.

TABLE 8: PROPERTY TAX LEVIES, 2012

County	Assessed Valuation 2011	Total Revenue	County Mill Levy	Average Municipal Levy ^a	Average School Levy	Average Special Levy ^b	Total Average County Levy ^c
Adams	\$4,653,501,600	\$502,875,365	26.903	7.207	57.322	3.695	108.064
Arapahoe	7,462,819,400	772,987,003	17.150	7.889	57.419	3.293	103.578
Boulder	5,641,000,573	499,268,709	24.645	12.050	47.595	1.722	88.507
Broomfield	1,060,965,060	116,193,117	17.511	11.457	53.350	6.772	109.516
Denver	10,757,438,400	945,841,525	32.926	0	50.488	2.074	87.924
Douglas	4,551,405,080	481,903,109	19.774	1.857	48.727	4.928	105.880
Jefferson	6,987,049,103	685,446,998	24.346	5.012	50.616	3.675	98.103
Larimer	4,124,935,942	368,457,360	22.520	9.522	48.185	2.454	89.324
Weld	6,513,483,280	454,126,719	16.804	13.058	27.840	3.305	69.721
Colorado	89,324,478,547	6,939,136,163	19.507	7.748	39.129	2.995	77.685

^aMunicipal revenues are divided by the sum of municipal assessed valuation.

^bSpecial district revenues are divided by the sum of special district assessed valuation.

^cAverage will not add to the total average county levy because denominators (assessed valuation) are not common to all.

Note: These figures include tax increment valuation, and all tax revenues attributable to the increment are allocated to the increment financing authority.

Source: http://dola.colorado.gov/dpt/publications/docs/2012_Annual_Report/SECXI.pdf, retrieved May 27, 2014.

⁴<http://www.colorado.gov/cs/Satellite/DOLA-Main/CBON/1251590375296>, retrieved June 25, 2012.

Sales Taxes

State, city, and county tax rates are published on the Colorado Department of Revenue website, Revenue Online.

TABLE 9: COUNTY SALES TAX RATES

County	County Rate	RTD	Scientific and Cultural Facilities	Total County
Adams	0.75%	1.00%	0.10%	1.85%
Arapahoe	0.25%	1.00%	0.10%	1.35%
Boulder	0.80%	1.00%	0.10%	1.90%
Broomfield ^a	4.15%	1.00%	0.10%	5.25%
Denver ^a	3.62%	1.00%	0.10%	4.72%
Douglas	1.00%	1.00%	0.10%	2.10%
Jefferson	0.50%	1.00%	0.10%	1.60%
Larimer	0.80%			0.80%
Weld	0.00%			0.00%
Colorado	2.90%	0.00%	0.00%	2.90%

Note: Does not include local improvement districts in dispersed areas of the counties.

^aCounty and city tax rates are combined in Broomfield and Denver.

Source: https://www.colorado.gov/revenueonline/_/#2, retrieved May 27, 2014.

TABLE 10: CITY TAX RATES

City	Tax Rate
Arvada	3.46%
Aurora	3.75%
Boulder ^a	3.46%
Brighton	3.75%
Broomfield ^b	4.15%
Denver ^{a,b}	3.62%
Erie	3.50%
Fort Collins	3.85%
Golden	3.00%
Lafayette	3.50%
Lakewood	3.00%
Littleton	3.00%
Longmont	3.275%
Louisville	3.50%
Loveland	3.00%
Superior	3.46%
Westminster	3.85%
Windsor	3.20%

^aBoulder and Denver have an alternative tax on food and liquor for immediate consumption (3.56% and 4%); ^bCity and county jurisdictions are combined. Fort Collins has an alternative tax on food for home consumption (2.25%).

Source: https://www.colorado.gov/revenueonline/_/#2, retrieved May 27, 2014.