



MEMBERS:

- City of Lacey
- City of Olympia
- City of Rainier
- City of Tenino
- City of Tumwater
- City of Yelm
- Confederated Tribes of the Chehalis Reservation
- Nisqually Indian Tribe
- Town of Bucoda
- Thurston County
- North Thurston Public Schools
- Olympia School District
- Tumwater School District
- Intercity Transit
- LOTT Clean Water Alliance
- Port of Olympia
- PUD No. 1 of Thurston County

ASSOCIATE MEMBERS:

- Lacey Fire District #3
- Puget Sound Regional Council
- The Evergreen State College
- Thurston Conservation District
- Thurston Economic Development Council
- Timberland Regional Library

MEMORANDUM

TO: Thurston Regional Planning Council

FROM: Michael Ambrogi, Senior Planner

DATE: July 1, 2021

SUBJECT: Annual Population Estimates

PURPOSE

Inform the Council of the Office of Financial Management's 2020 Population Estimates for Thurston County.

Summary:

- The April 1, 2021, population estimate for Thurston County is 295,300. This is an increase of 4,300 (1.5 percent) from last year.
- The State Office of Financial Management (OFM) provides April 1 official population estimates for Thurston County cities and towns by June 30th each year.
- TRPC staff generate estimates by urban growth areas, school districts, fire districts, and other boundaries consistent with OFM's estimates.
- TRPC's estimates are based on building permit information provided by local jurisdictions, estimates of household size, and estimates of vacancy rates.
- These estimates are used by local jurisdictions for planning purposes.
- Population counts from the 2020 Census are expected in late 2021

REQUESTED ACTION

This is for Council's information.



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Executive Director

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ADDITIONAL INFORMATION

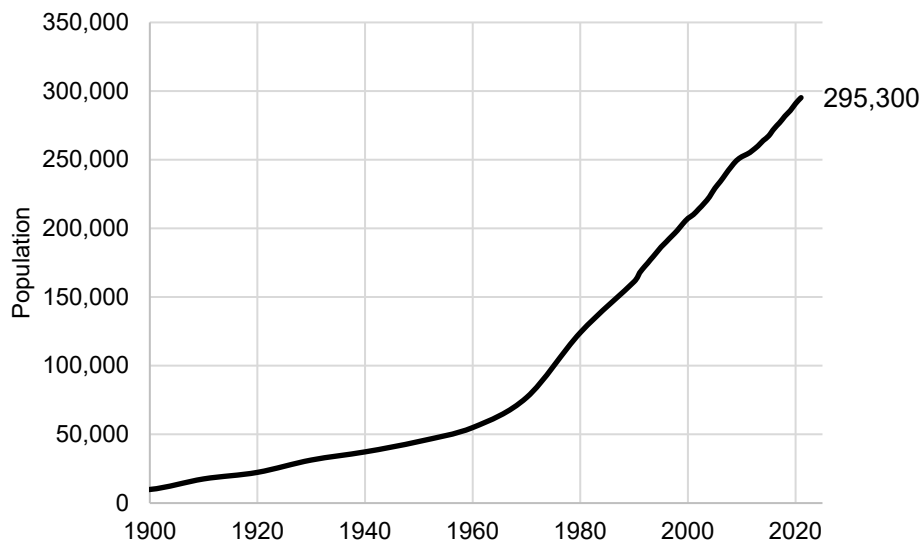
Population

The April 1, 2021, population estimate for Thurston County is 295,300. Population increased by 4,300 people (1.5 percent) over the last year based on estimates recently released by the Washington State Office of Financial Management. Among Washington State counties, Thurston County ranked sixth in terms of both total population growth and percent increase in population since 2010.

Of the incorporated cities and towns, Lacey experienced the largest increase in population in the last year – 1,870 people. Olympia had an increase of 860 people, Tumwater 760, Tenino 135, Rainier 85, Yelm 70, and Bucoda less than 10. City population growth includes natural increase, migration, and annexation.

TRPC generates population estimates for the Urban Growth Areas and other smaller areas within the County based on building permit information provided by local jurisdictions, estimates of household size, and estimates of vacancy rates. Of Thurston County's eight Urban Growth Areas (including incorporated and unincorporated areas), Lacey saw the most growth – 2,170 people.

**Thurston County Population
1890 – 2021**



**Population Estimates
Thurston County Jurisdictions
2010 – 2021**

Jurisdiction		2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
Bucoda	Total	562	560	560	560	560	565	570	580	575	580	580	580
Lacey	City	42,393	42,830	43,600	44,350	45,320	46,020	47,540	48,700	50,170	51,270	52,910	54,780
	UGA	33,170	33,380	33,630	33,790	33,940	34,180	34,570	35,080	36,120	36,720	37,210	37,510
	Total	75,560	76,210	77,230	78,140	79,260	80,200	82,110	83,780	86,290	87,990	90,120	92,290
Olympia	City	46,478	46,780	47,500	48,480	49,670	51,020	51,600	52,160	52,490	52,770	54,150	55,010
	UGA	11,840	11,910	12,000	12,100	12,220	11,910	12,100	12,280	12,380	12,590	12,640	12,820
	Total	58,320	58,690	59,500	60,580	61,890	62,930	63,700	64,440	64,870	65,360	66,790	67,830
Rainier	City	1,794	1,825	1,825	1,840	1,850	1,880	1,885	1,930	2,020	2,110	2,210	2,295
	UGA	110	110	110	110	110	110	110	110	110	110	120	120
	Total	1,900	1,930	1,930	1,950	1,960	1,990	2,000	2,040	2,130	2,220	2,330	2,410
Tenino	City	1,695	1,700	1,705	1,705	1,725	1,730	1,775	1,785	1,785	1,840	1,850	1,985
	UGA	20	20	20	20	20	20	20	20	20	20	20	20
	Total	1,710	1,720	1,720	1,720	1,740	1,750	1,790	1,800	1,800	1,860	1,870	2,000
Tumwater	City	17,371	17,570	17,900	18,300	18,800	19,100	23,040	23,210	23,830	24,060	24,600	25,360
	UGA	6,350	6,120	6,170	6,300	6,400	6,550	3,310	3,340	3,340	3,320	3,320	3,330
	Total	23,720	23,690	24,070	24,600	25,200	25,650	26,350	26,550	27,170	27,380	27,920	28,690
Yelm	City	6,848	7,008	7,100	7,470	7,915	8,165	8,480	8,665	9,030	9,135	9,400	9,470
	UGA	1,350	1,420	1,410	1,410	1,410	1,420	1,430	1,390	1,400	1,420	1,400	1,350
	Total	8,200	8,430	8,510	8,880	9,320	9,580	9,910	10,060	10,430	10,550	10,800	10,820
Grand Mound	UGA	1,340	1,370	1,190	1,210	1,280	1,290	1,310	1,360	1,380	1,400	1,420	1,480
Chehalis Res. ¹		60	70	70	70	70	70	70	70	70	70	70	70
Nisqually Res. ¹		580	600	600	600	600	660	670	710	730	770	770	770
Total Cities		117,141	118,273	120,190	122,705	125,840	128,480	134,890	137,030	139,900	141,765	145,700	149,480
Total UGA ²		54,180	54,310	54,520	54,930	55,370	55,470	52,860	53,590	54,740	55,570	56,120	56,620
Total Reservations ¹		640	660	670	670	670	730	740	780	800	850	850	850
Rural Unincorporp. ³		80,300	80,850	81,420	81,800	82,120	82,730	84,200	85,500	86,260	87,610	88,330	88,360
Thurston County		252,264	254,100	256,800	260,100	264,000	267,410	272,690	276,900	281,700	285,800	291,000	295,300

Source: Thurston Regional Planning Council: Annual Population Estimate Work Program (2021).

Explanations: Estimates are for April 1st of each year. Numbers may not add due to rounding. The decline in population in Tumwater's Urban Growth Area between 2015 and 2016 was due to the City's Eastside annexation.

1. Estimate is for the Thurston County portion of the tribal reservation only.

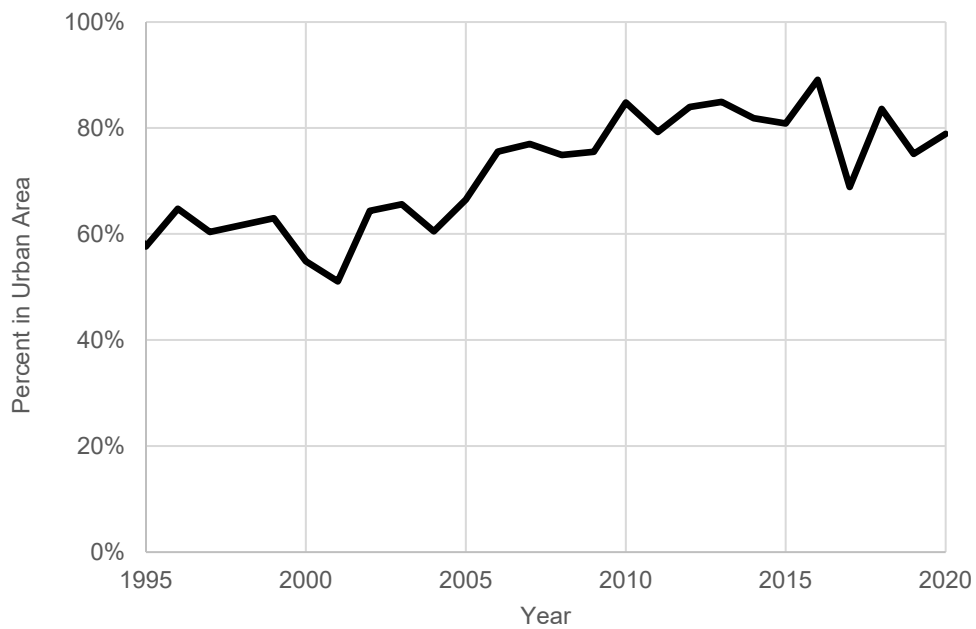
2. Urban Growth Area (UGA) is the unincorporated area designated to be annexed into city limits over 20 years' time to accommodate urban growth.

3. Rural Unincorporated County is the portion of the unincorporated county that lies outside City, UGA, and Reservation boundaries.

Building Permits

Permits were issued for 1,397 new dwelling units in Thurston County in 2022. This is less than the ten-year average of 1,458 and well below the pre-recession high of 3,151 in 2006. 79% of new dwelling units were permitted in urban areas – 62% in incorporated urban areas and 17% in unincorporated urban areas.

**New Dwelling Units Permitted
1995 – 2020**



**New Dwelling Units Permitted
Thurston County Jurisdictions
2000 – 2020**

Jurisdiction		2000-04 Average	2005-09 Average	2010-14 Average	2015	2016
Bucoda	Total	2	2	1	0	0
Lacey	City	226	793	267	532	174
	UGA	310	146	80	175	122
	Total	536	939	347	707	296
Olympia	City	167	197	388	353	287
	UGA	152	94	39	28	86
	Total	319	291	427	381	373
Rainier	City	9	24	13	20	44
	UGA	1	0	0	1	0
	Total	10	24	14	20	44
Tenino	City	15	6	5	7	3
	UGA	0	0	0	0	0
	Total	15	6	5	7	3
Tumwater	City	161	201	166	172	318
	UGA	13	5	3	6	5
	Total	173	206	169	177	323
Yelm	City	117	160	101	55	41
	UGA	8	5	2	2	2
	Total	125	165	103	56	43
Grand Mound UGA		5	27	10	5	20
Chehalis Reservation ¹		0	0	0	0	0
Nisqually Reservation ¹		0	2	0	14	0
Total Cities		696	1,383	940	1,849	867
Total UGAs²		488	276	133	301	235
Total Tribal Reservations¹		0	2	0	14	0
Rural Unincorporated³		792	594	217	296	295
Thurston County		1,977	2,256	1,290	1,664	1,397

Source: Thurston Regional Planning Council: Annual Population Estimate Work Program (2021).

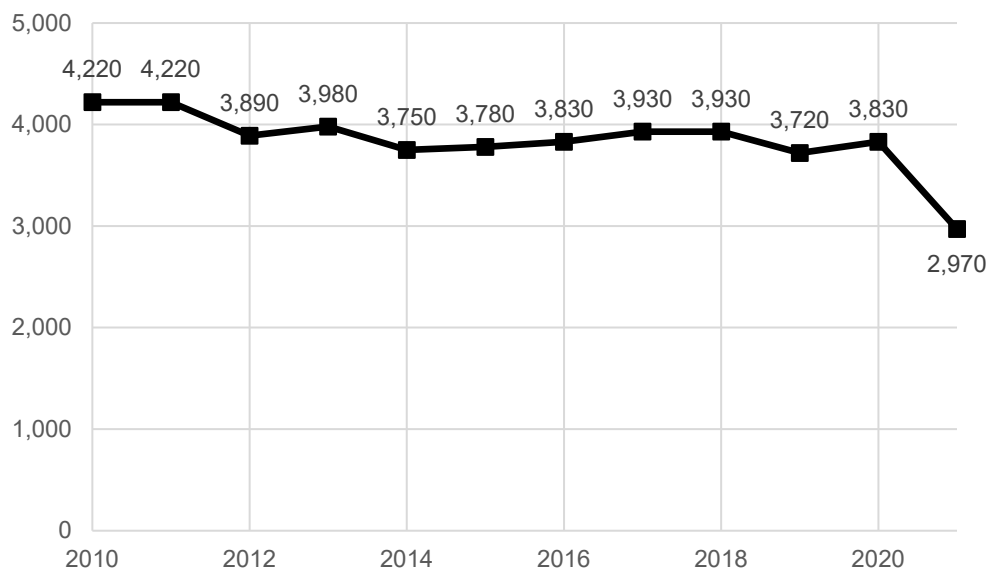
Explanations: Permits are recorded for each calendar year. Demolitions and reissued permits are not included in this table. 1) Estimate is for Thurston County portion of the tribal reservation only. 2) Urban Growth Area (UGA) is the unincorporated area designated to be annexed into city limits over 20 years' time to accommodate urban growth. 3) Rural Unincorporated County is the portion of the unincorporated county that lies outside City, UGA, and Reservation boundaries.

Group Quarters

Group quarters are places where people live or stay in a group living arrangement that is owned or managed by an organization providing housing and/or services for the residents. Group quarters include institutional settings, such as nursing homes or correctional facilities, and noninstitutional settings, such as dorms or homeless shelters.

Groups quarters population was significantly affected by the COVID-19 pandemic. The population at many facilities, including correctional facilities, college dorms, and homeless shelters, was reduced to limit exposure to the COVID-19 virus. Countywide, the group quarters population decreased by nearly 900 persons, with the largest decreases in Tumwater and unincorporated Thurston County.

**Group Quarters Population Estimates
2010 – 2021**



Sources: 2010 Census, Office of Financial Management, Thurston Regional Planning Council

2020 Census

OFM's population estimates are produced annually under state law and intended for state program administration and in the allocation of selected state revenues. They are estimates based on building permit trends and average household sizes. Because of the delay in releasing 2020 Census data, many of the assumptions used to develop TRPC and OFM's population estimates are still based on 2010 Census data.

The 2020 Census will provide a complete and more accurate count of persons living in Thurston County. The release of 2020 Census data has been delayed due to the COVID-19 pandemic but is anticipated in late August to early September.

More Information

Additional data tables can be found on the Population, Housing and Employment Tables page on TRPC's website (<http://www.trpc.org/480>). Included are estimates for school districts, fire districts, planning areas, and other areas. Population and housing estimates for custom areas are available from TRPC by request.