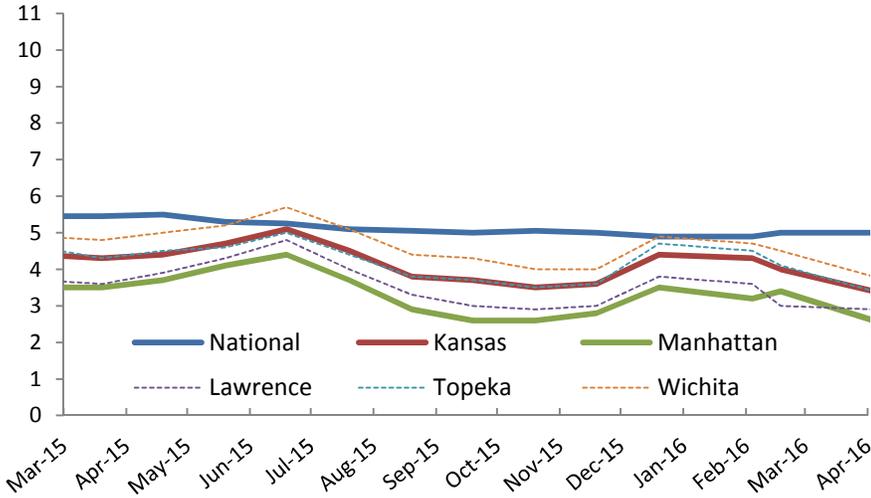


# City of Manhattan Economic Snapshot

April 2016

## Community Position

### Unemployment Rate

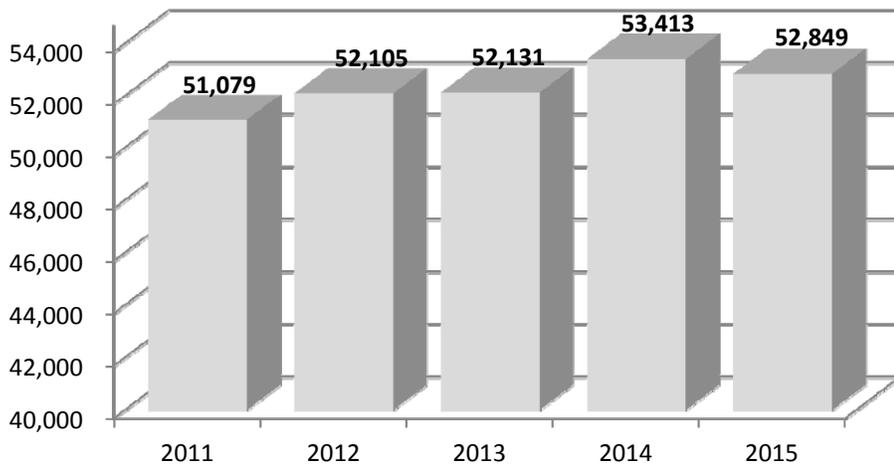


Unemployment rates listed for Manhattan, Lawrence, Topeka, and Wichita are a measure of the entire Metropolitan Statistical Area.

Source: United States Department of Labor: [www.bls.gov](http://www.bls.gov)  
 Kansas Department of Labor: [www.klic.dol.ks.gov](http://www.klic.dol.ks.gov)

Consumer Price Index (CPI), the most commonly used measure of inflation, is the average change over time in the prices paid by urban consumers for goods and services. For a detailed report of the Midwest Region, please [click here](#).

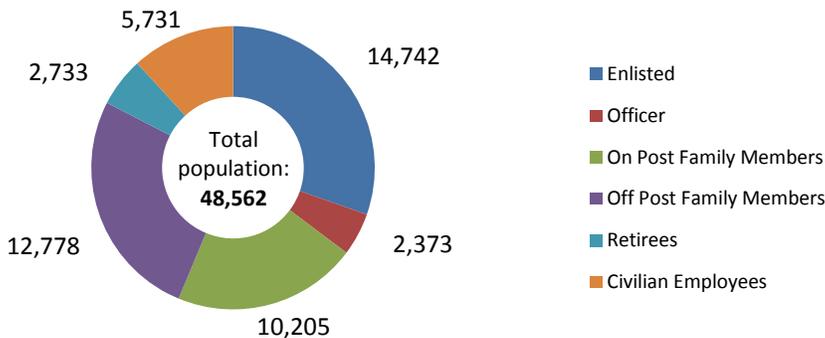
### Growth Indicators - Vehicle Registrations



It should be noted that non-Kansas military personnel have the option of registering in the county they reside in or in their home state of record.

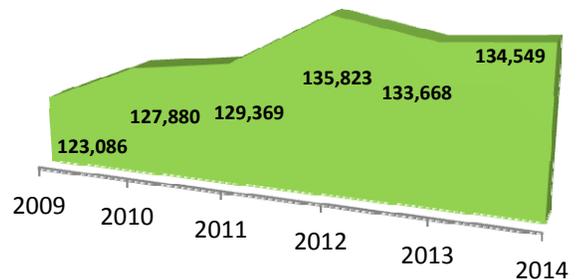
Source: Riley County Treasurer's Office

### Fort Riley Military Population



### Combined Statistical Area Population

Comprised of Geary, Riley, and Pottawatomie County



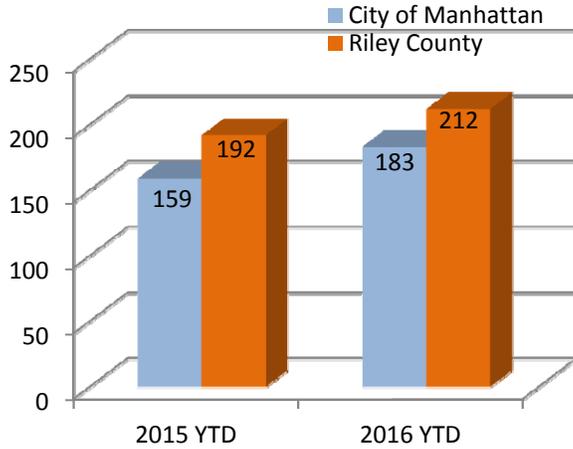
Data is for the October 1, 2014 through September 30, 2015 fiscal year

Source: Fort Riley Economic Impact Summary; Fiscal year October 1, 2014 - September 30, 2015  
<http://www.riley.army.mil/Portals/0/Docs/Units/Garrison/PAIO/FY14-FREIS%20Final.pdf>

Source: U.S. Census Bureau - Population Estimates by Statistical Area  
<http://factfinder2.census.gov/main.html>

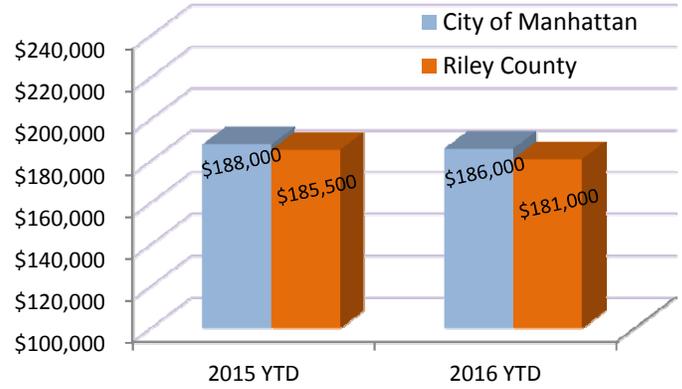
# Housing & Retail

## Sold Listings



Source: Manhattan Association of Realtors  
This information is based upon the Multiple Listing Service and does not include homes that are listed and sold by owner.

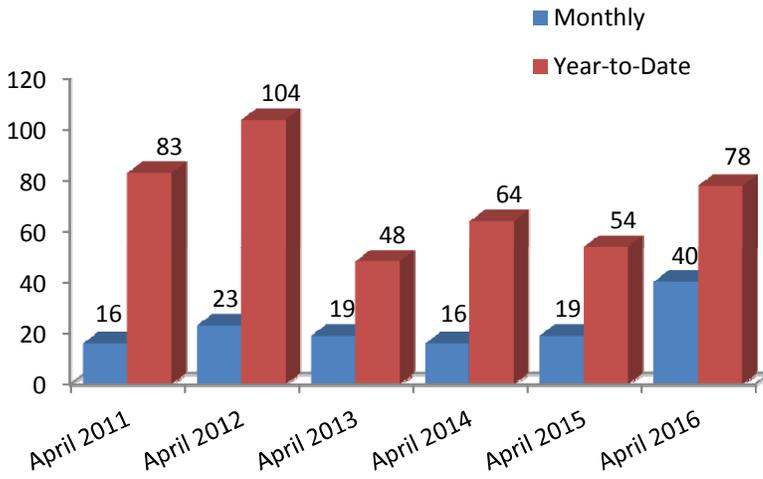
## Median Sales Price



### Midwest Median Sales Price, April 2016: \$184,200

Source: Manhattan Association of Realtors  
National Association of Realtors  
<http://www.realtor.org/research/research/ehsdata>

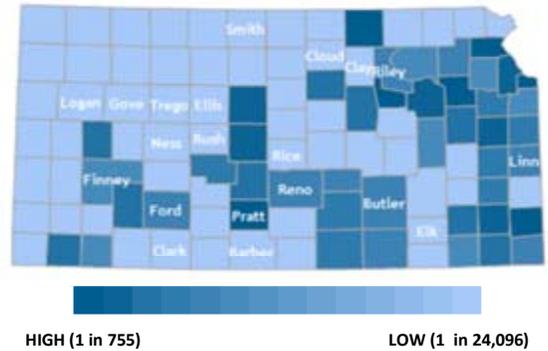
## Building Permits - Residential Housing Units



These are the total number of new Residential units which include single family, two family, and multi family homes.

Source: City of Manhattan Code Services Department

## Foreclosure Filings



### Riley County Foreclosures:

2012	70
2013	29
2014	57
2015	49

There are three basic levels to foreclosures:

**Level 1** ~ resolved by the lender and borrower

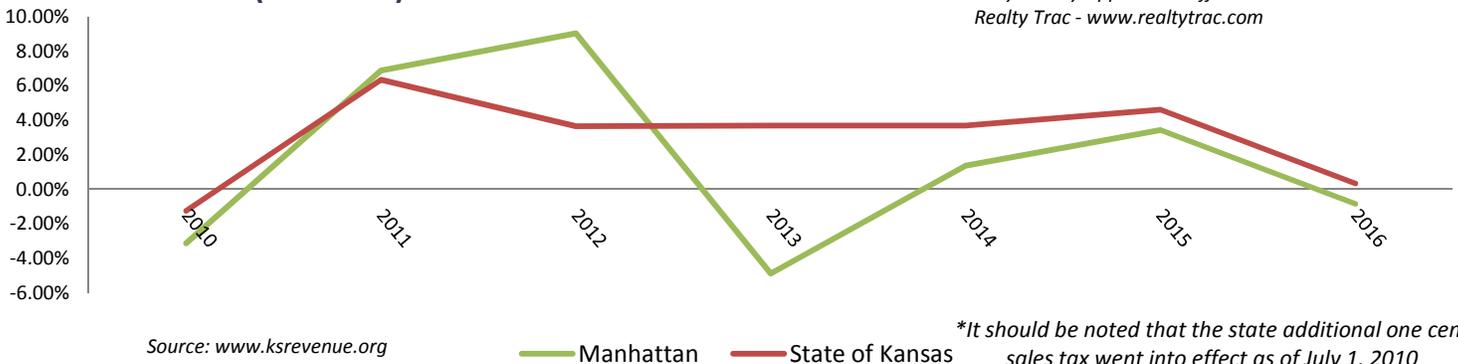
**Level 2** ~ property sold as a "short sale"

**Level 3** ~ property set up for auction

The outcome of each specific filing in Riley County is unknown.

Source: Riley County Appraiser's Office  
Realty Trac - [www.realtytrac.com](http://www.realtytrac.com)

## Sales Tax Increase (Decrease) Over Previous Year-to-Date



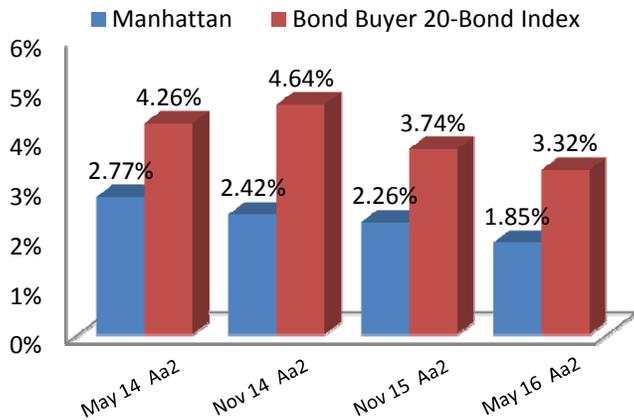
Source: [www.ksrevenue.org](http://www.ksrevenue.org)

\*It should be noted that the state additional one cent sales tax went into effect as of July 1, 2010

[Please visit our website for more detailed monthly sales tax information.](#)

# Financial Outlook

## Current and Historical Bond Ratings & Interest Rates



Source: City of Manhattan Bond Sale Records  
[www.munibondadvisor.com/rating.htm](http://www.munibondadvisor.com/rating.htm)

\*There were no  
G.O. Bonds  
issued in May 2013  
or May 2015.

### Moody's Bond Rating

Ratings are assessed on the following factors: economy, debt structure, financial condition, demographics, and management practices of the governing body and administration.

"Aaa" - Best Quality

"Aa" - High Quality by all standards;

"A" - Upper medium grade

"Baa" - Medium grade obligations; they are neither highly protected nor poorly secured.

Bonds in the Aa, A, and Baa are also assigned a "1", "2", or "3" based on strength. "1" as the strongest and "3" as the weakest. Please visit the link below to view the City of Manhattan bond rating reports.

[Bond Rating Reports](#)

## Manhattan in the news...

[Forbes: Best Small Places for Business and Careers](#)

[Business Insider: The 10 Most Exciting Small Cities in America](#)

[Future NBAF Information](#)

[Kansas First News: Manhattan Economy Feeding Neighboring Counties](#)

[Livability: Number One College Town in America](#)

## Other Sources of Additional Statistics:

<http://www.city-data.com/city/Manhattan-Kansas.html>



Information Is Distributed by the City of Manhattan  
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