



# GRAYS HARBOR Economic Vitality Index

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Photo courtesy of Chris Majors. Cover photo courtesy of Chris Majors.

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Photo courtesy of Chris Majors.

## Introduction

Greater Grays Harbor, Inc. is proud to present our annual Economic Vitality Index (EVI). The 2025 EVI provides trend data and highlights of key economic sectors and activity within Grays Harbor County. This publication is created by Greater Grays Harbor, Inc. and is designed to serve as a valuable resource for local business and community leaders, as well as anyone seeking a better understanding of the Grays Harbor economy. This annual report can also be viewed online at [www.graysharbor.org](http://www.graysharbor.org).

GGHI would like to express our appreciation for the continued support from the GGHI Membership, sponsors, Board of Directors, and staff. Additionally, we would like to thank Mosaic Marketing Studio for designing this publication.

## 2024 Year in Review

In 2024, Grays Harbor experienced a mixed economic status, with certain sectors showing resilience while others faced challenges. Taxable Retail Sales in the county saw a 0.12% decrease from 2023 to 2024. Home prices increased 3.39% compared to 2023's 2.0% decrease. Unemployment rates dropped slightly, and employment rates continued to grow with a 1.67% increase in the past year. Grays Harbor still has a significant negative Gap compared to the State.

<b>Average Annual Wages:</b>	<b>1.67% Increase</b> ↑	<b>Median Home Price:</b>	<b>3.39% Increase</b> ↑
<b>Average Unemployment Rate:</b>	<b>0.79% Decrease</b> ↓	<b>Taxable Retail Sales:</b>	<b>0.12% Decrease</b> ↓

## Average Wages and Employment by Industry

Industry	Employee Count	Average Annual
Health Care and Social Assistance	3,662	\$51,737
Accommodation and Food Services	2,711	\$28,778
Retail Trade	2,790	\$37,744
Public Administration	3,062	\$75,717
Manufacturing	2,633	\$63,268
Educational Services	2,465	\$60,895
Construction	1,577	\$67,645
Administrative and Support and Waste Management and Remediation Services	941	\$44,452
Agriculture, Forestry, Fishing and Hunting	997	\$59,509
Other Services (except Public Administration)	966	\$29,795
Transportation and Warehousing	839	\$86,481
Finance and Insurance	629	\$70,347
Professional, Scientific, and Technical Services	515	\$68,719
Wholesale Trade	530	\$62,984
Real Estate and Rental and Leasing	366	\$48,682
Utilities	306	\$107,633
Arts, Entertainment, and Recreation	337	\$24,458
Information	170	\$67,440
Management of Companies and Enterprises	56	\$79,269
Mining, Quarrying, and Oil and Gas Extraction	26	\$52,976
<b>Total - All Industries</b>	<b>25,579</b>	<b>\$54,329</b>

Source: JobsEQ, Data as of 2024 Q4.

## GRP/Income

### Gross Regional Product (GRP)

Updated 2023

GRP is the market value of all goods and services provided and produced in the region. The GRP of Grays Harbor County increased by **23.77%** from 2022 to 2023.

**Total 2022 GRP: \$2.65 Billion**

**Total 2023 GRP: \$3.28 Billion**

Source: Oceaneconomics.org

### Income

For 2024, average annual wages for all industries in Grays Harbor County were \$54,329 (74.8% of the national average annual wages of \$72,609).

Source: JobsEQ Industry Snapshot (run for both Grays Harbor and USA)



In 2024, Grays Harbor experienced a 1.67% increase in total jobs, totaling 25,579, up from 25,160 in 2023. The sectors that saw the most significant change included Public Administration, which added 214 jobs, Health Care with an increase of 235 jobs, and Manufacturing, which decreased by 49 jobs. Conversely, Accommodation and Food Services saw a decrease of 73 jobs during the same period.



## Total Employment

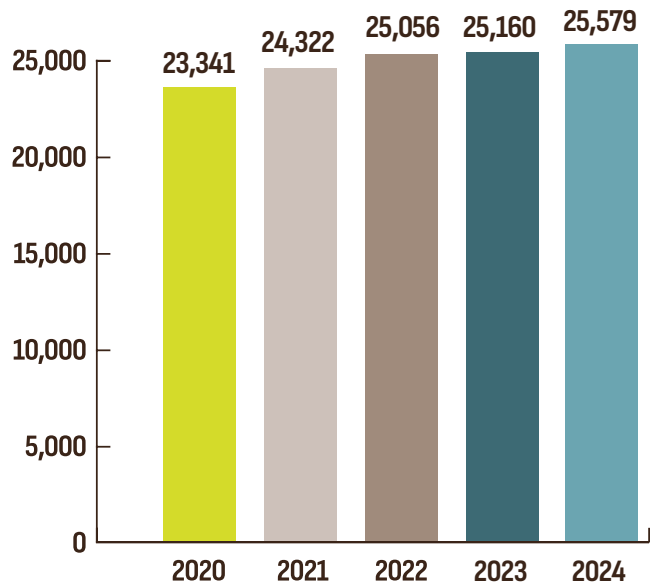
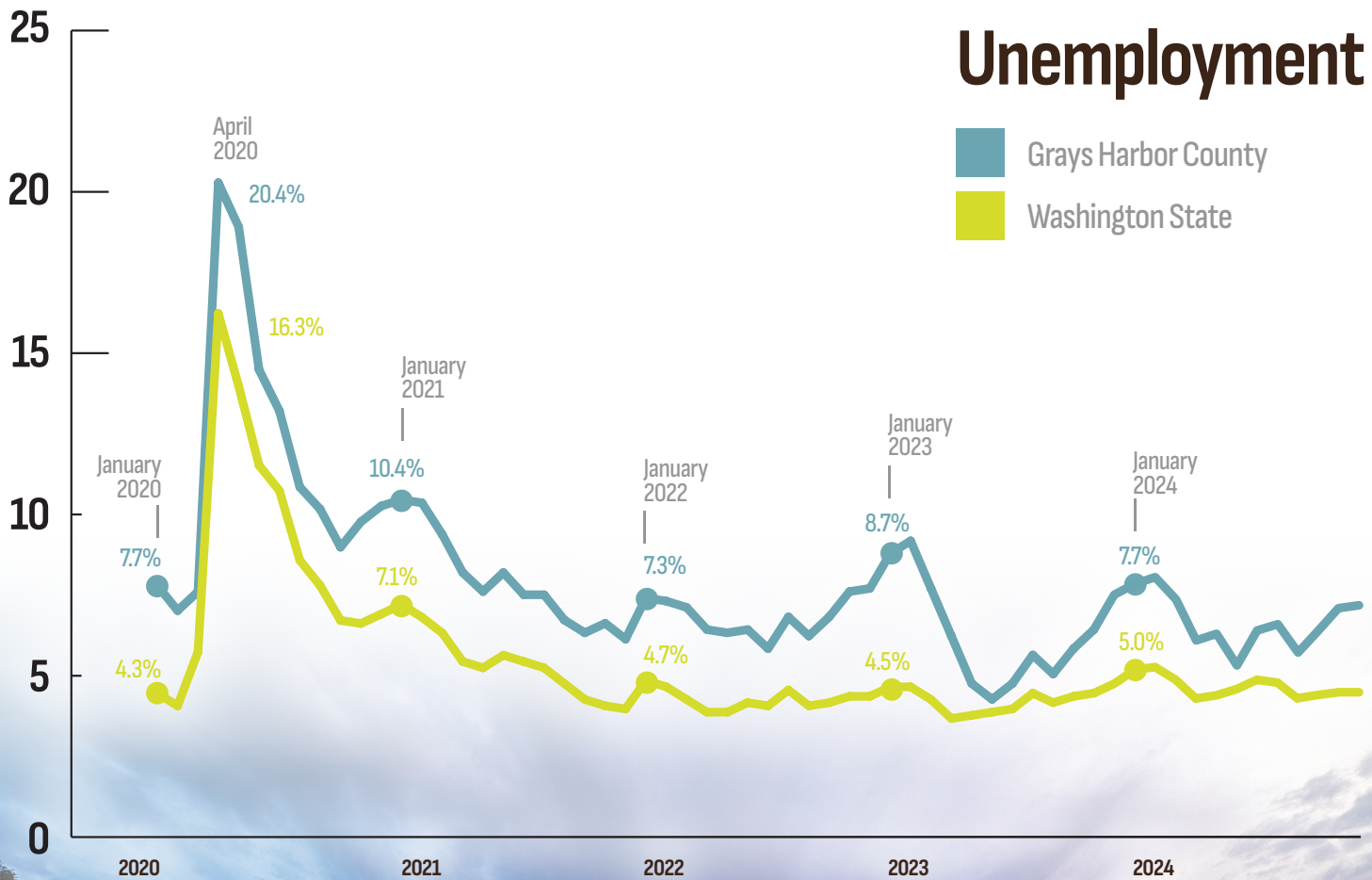


Photo courtesy of Chris Majors

Source: JobsEQ, Data as of 2024 Q4.

# Unemployment

Grays Harbor County  
Washington State



**0.79% decrease in average unemployment rate from 2023 to 2024.**

Average Unemployment Rate 2023: 6.30%

Average Unemployment Rate 2024: 6.25%

Photo courtesy of Chris Majors.

## Unemployment by Occupation

Office and Administrative Support Occupations	5.2%	Protective Service Occupations	4.1%
Food Preparation and Serving Related Occupations	9.6%	Building & Grounds Cleaning, Maintenance Occupations	8.1%
Transportation and Material Moving Occupations	9.3%	Community and Social Service Occupations	5.2%
Sales and Related Occupations	8.6%	Personal Care and Service Occupations	7.9%
Educational Instruction and Library Occupations	4.8%	Farming, Fishing, and Forestry Occupations	12.6%
Production Occupations	7.5%	Computer and Mathematical Occupations	4.7%
Management Occupations	3.0%	Arts, Design, Entertainment, Sports, & Media Occupations	6.2%
Healthcare Support Occupations	6.0%	Architecture and Engineering Occupations	3.7%
Construction and Extraction Occupations	8.7%	Life, Physical, and Social Science Occupations	3.5%
Business and Financial Operations Occupations	4.7%	Legal Occupations	1.5%
Healthcare Practitioners and Technical Occupations	2.3%		
Installation, Maintenance, and Repair Occupations	4.7%		
		<b>Total - All Occupations</b>	<b>6.8%</b>

Source: JobsEQ. Data as of 2024 Q4



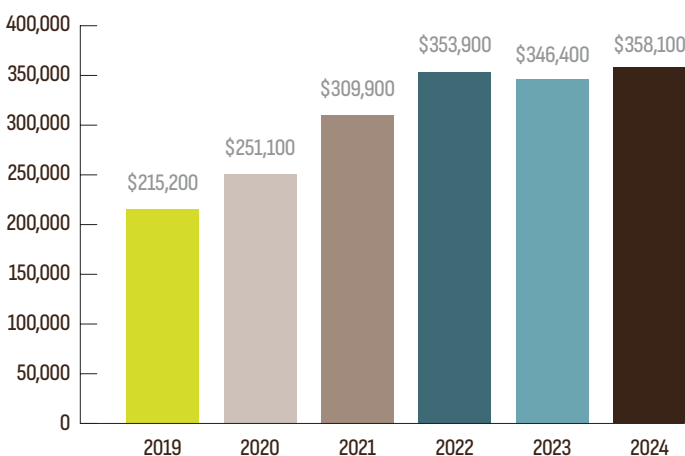
Photo courtesy of Chris Majors.

# Real Estate

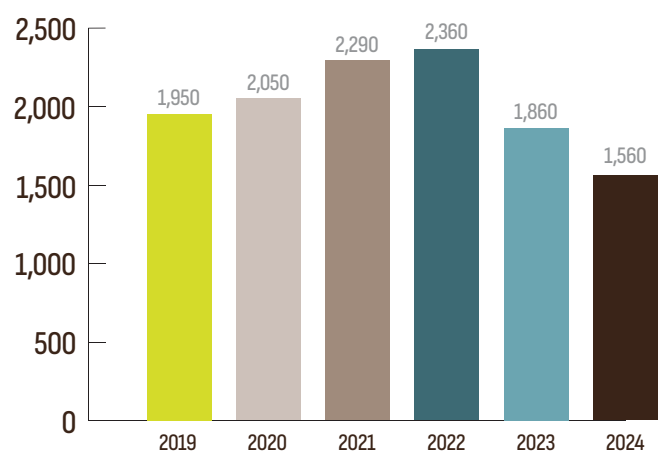
The median home price in Grays Harbor County experienced a slight increase of 3.39% from 2023 to 2024, rising from \$346,400 to \$358,100.

Sales of existing homes also saw a further decline of 16.13%, falling from 1,860 homes sold in 2023 to 1,560 homes sold in 2024. This continued decrease in home sales is attributed to the ongoing impact of rising interest rates on the housing market.

### Median Home Price



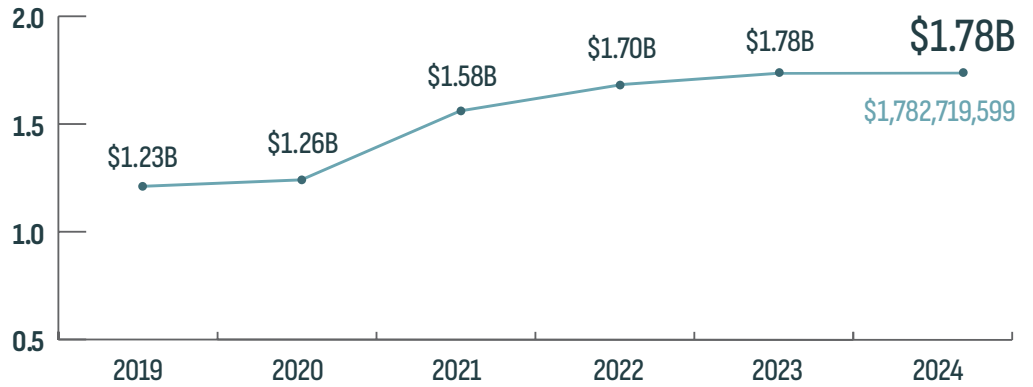
### Existing Home Sales



# Taxable Retail Sales

Grays Harbor County

0.12% decrease from 2023 to 2024



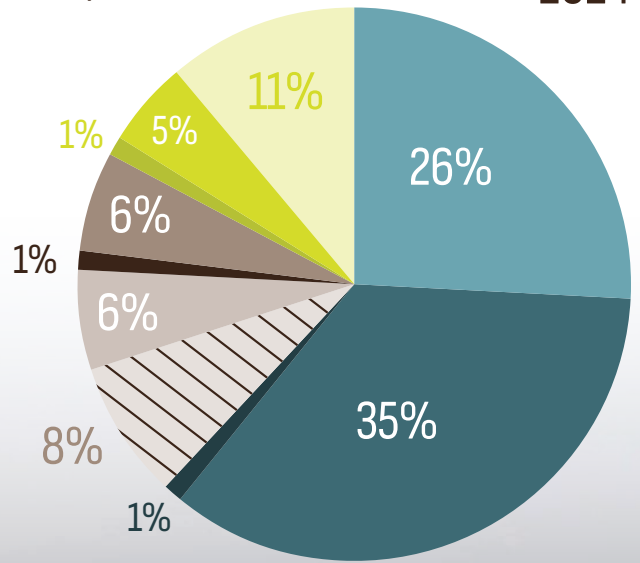
Source: WA Dept. of Revenue.

Taxable retail sales for Grays Harbor County decreased slightly to \$1.78B in 2024, which represents a 0.12% decrease over the previous year.

## Taxable Retail Sales by Community

2024

Community	2024 Sales	Tax Percent Change from Previous Year	Total Taxable Retail Sales Percent
Unincorporated Grays Harbor	\$468,742,805	2.87%	26%
Aberdeen	\$620,127,605	-5.66%	35%
Cosmopolis	\$16,571,434	0.93%	1%
Elma	\$136,236,668	7.65%	8%
Hoquiam	\$114,451,443	6.42%	6%
McCleary	\$24,009,977	1.35%	1%
Montesano	\$97,920,056	5.50%	6%
Oakville	\$13,325,096	0.75%	1%
Westport	\$87,088,627	4.89%	5%
Ocean Shores	\$202,246,888	11.35%	11%



Source: WA Dept. of Revenue.



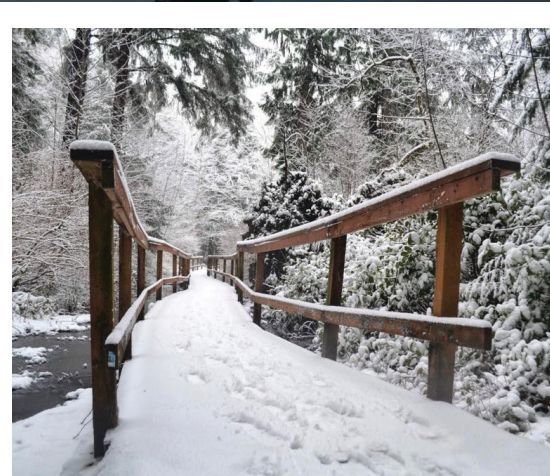
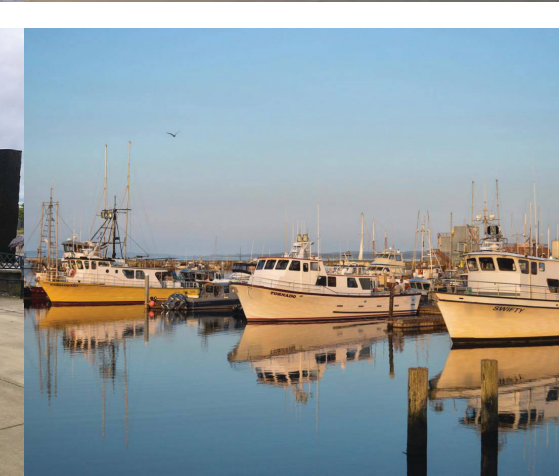
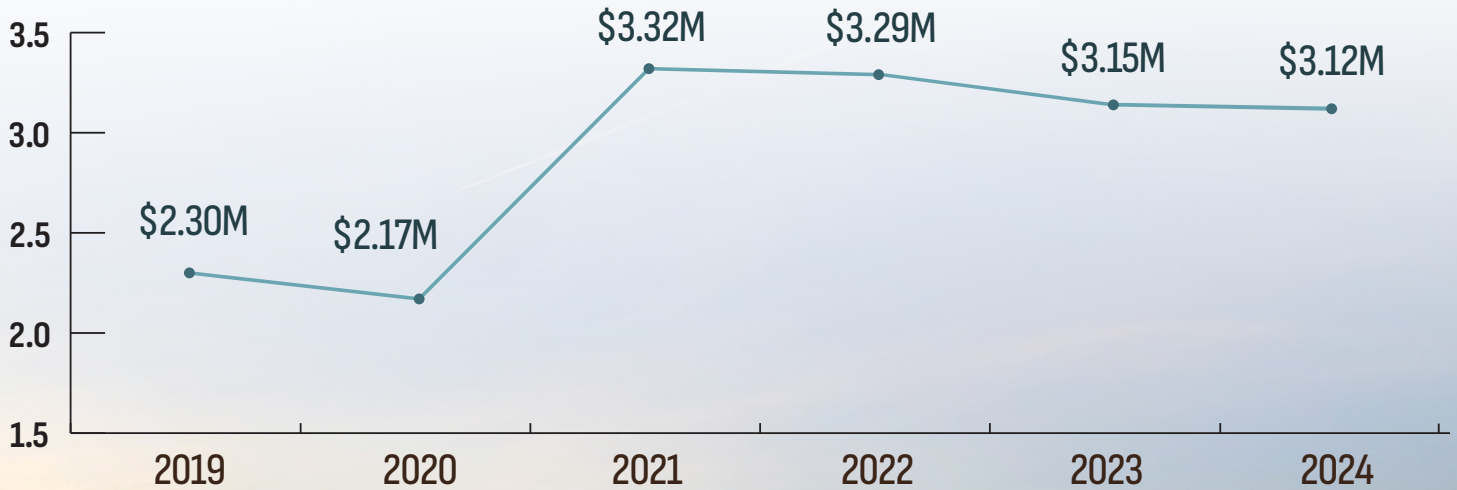
# Tourism

With the scenic Washington coast, lush forests of Olympic National Park, and an expanding inventory of overnight accommodations, Grays Harbor is an attractive tourist destination for both domestic and international visitors.

*In 2024, hotel/motel tax revenues totaled \$3.12 million, reflecting a decrease of 1.0% compared to 2023's \$3.15 million.*

However, these revenues remain significantly higher than pre-pandemic levels, with 2024 surpassing the 2019 figure of \$2.30 million by approximately 35.7%.

*Source: WA Dept. of Revenue.*



# Jobs, Investment & Growth ON THE HORIZON at the Port of Grays Harbor

The Port experienced another year of record cargo handled at its 4 deep-water terminals, including a record amount of soymeal, auto imports and woodchips. Wasting no time after obligating its Port Infrastructure Development Program (PIDP) Grant, the Terminal 4 Expansion & Redevelopment Project broke ground in November. This transformational project adds 47,000 feet of rail within the marine terminal complex, a new fendering system and stormwater collection and treatment facility at T4 and creates more than 30-acres of cargo laydown area to support future operations at Terminal 4A. AGP's second export facility at Terminal 4B is expected to be operational by mid-2026 and will bring 80 full-time, family wage jobs to the community.

The **Satsop Business Park** welcomed three new businesses and saw two existing tenants expand in 2024. The Park also hosted more than 1,100 students from 25 school districts from 5 counties for a very successful Try-A-Trade event

that offered a hands-on experience with 19 different trade organizations. Abundant land and unique infrastructure position the Park well for opportunities in the growing clean energy sector in the future.

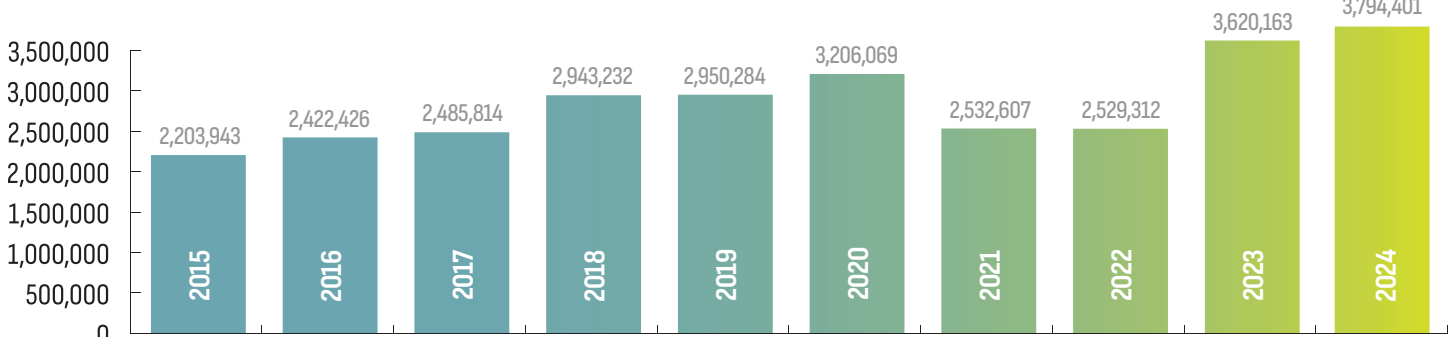
The hub of recreational, tribal and commercial fishing, as well as a major tourist draw, the **Westport Marina** is a busy place year-round nowadays. The Marina continues to be a national leader in both volume and value of seafood landed, with Westport-landed seafood exported to more than 85 countries around the world. In terms of infrastructure, the first phase of the Marina Modernization Project is underway which will replace, rehabilitate and reconfigure the Marina's floating dock infrastructure. The reconstruction of Float 21 and the removal of Float 19 are expected to begin in 2026.

Looking forward to 2025, we invite our partners and our community to join us in **Expanding Our Horizons**.

## Tonnage Handled

Source: Port of Grays Harbor

Metric Tons



# Population, Education and Income

The Age and Gender Distribution graph (below) shows the current population by age and gender categories. The median age of Grays Harbor residents is 44.7 (based on 2023 estimates), which is older than the U.S. median age of 38.6.

The Educational Attainment graph (right) presents data on educational levels for residents between the ages of 25 and 64.

The Household Income Distribution graph (lower right) describes the incomes of households in Grays Harbor. In 2023, the median household income in Grays Harbor County was \$63,539, reflecting a 7.5% increase from the previous year. The per capita income stood at \$43,468.



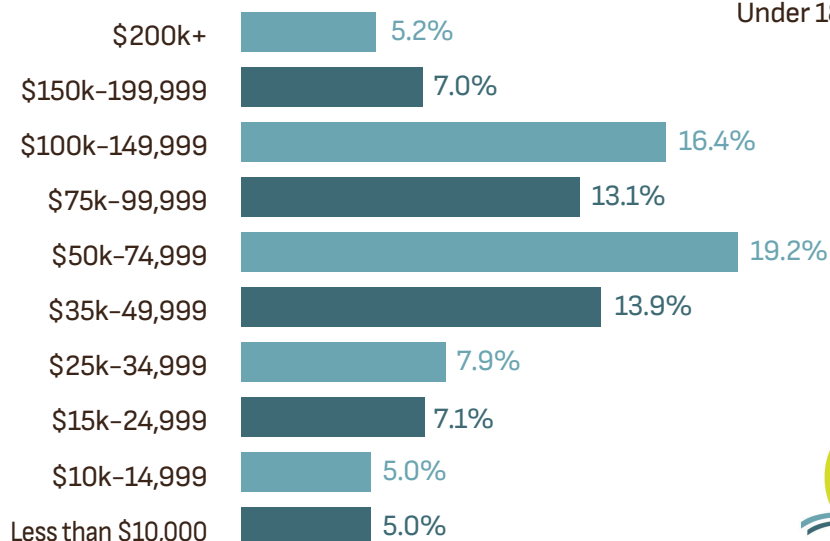
Photo courtesy of Chris Majors

## Educational Attainment *Updated in 2023*

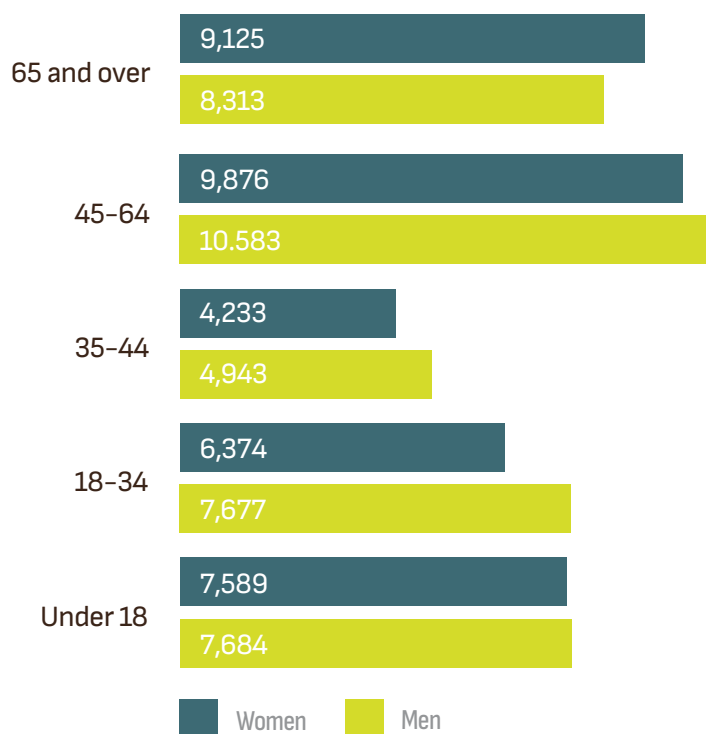


No HS Degree	10.8%
HS Graduate	35.6%
Some College, No Degree	25.7%
Associate's Degree	11.6%
Bachelor's Degree or Higher	10.8%
Post-Graduate Degree	5.5%

## Household Income Distribution *Updated in 2023*



## Age & Gender Distribution *Updated in 2023*



Data Sources: Source: Data prepared by Headwaters Economics as part of the Economic Profile Systems, Office of Financial Management and Data USA.



# LEADER'S CIRCLE

## Diamond



## Gold



## Silver



**Greater Grays Harbor, Inc.**  
506 Duffy Street, Aberdeen, WA 98520  
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