

# DESCHUTES COUNTY

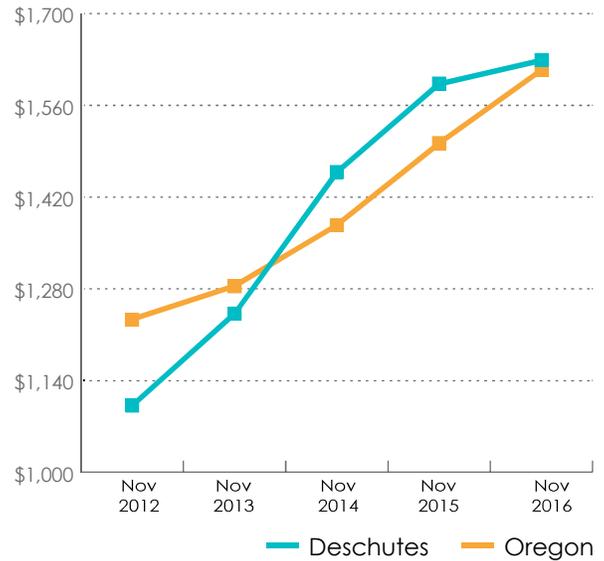
## DEMOGRAPHIC & HOUSING PROFILES



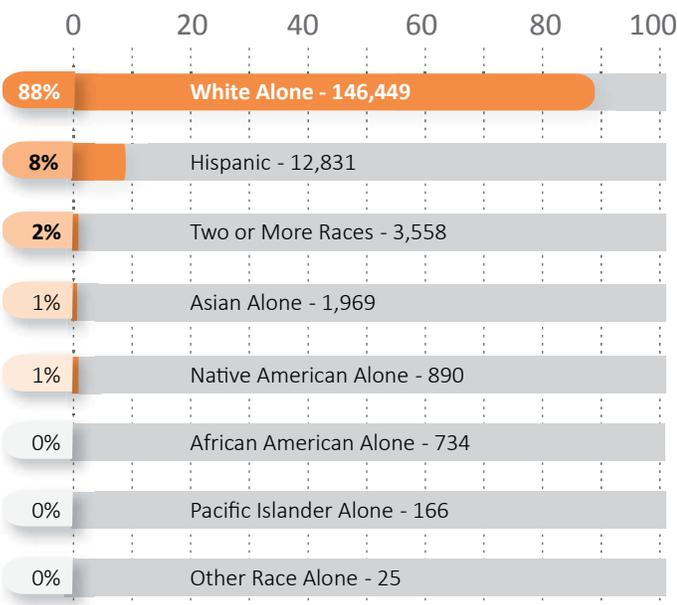
Deschutes County

Population	Deschutes	Oregon	United States
Total (2015 est.)	175,268	4,028,977	312,418,820
# Change since 2010	17,535	197,903	12,673,282
% Change since 2010	11.1%	5.2%	4.1%

### Median Rents, 2012-2016



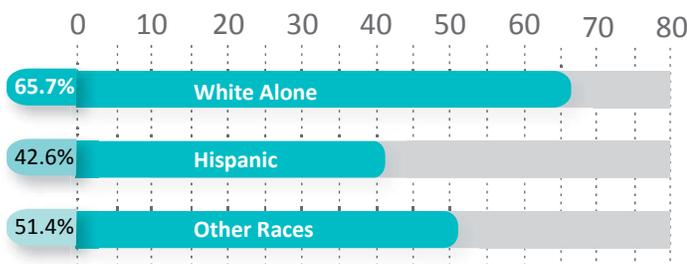
### Population by Race/Ethnicity, 2011-2015



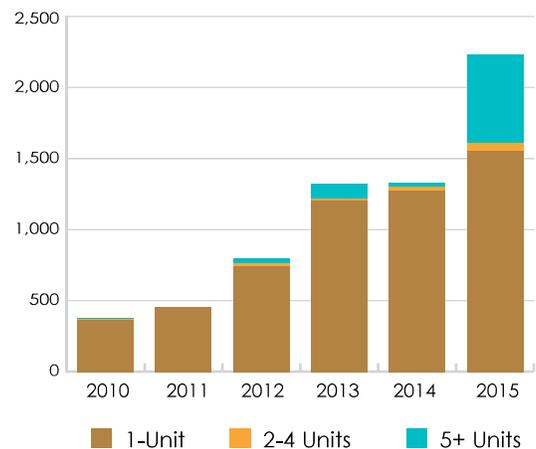
### Vacancy Rates, 2011-2015



### Homeownership Rates by Race/Ethnicity, 2011-2015



### Building Permits Issued in County



# DESCHUTES COUNTY

## Employment and Industry Growth

Jobs by Industry	2015	% Change Since 2009	2015 Average Wage
Natural Resources	2,330	47.8%	\$45,051
Construction	5,306	-37.9%	\$44,828
Manufacturing	6,403	12.1%	\$44,934
Wholesale Trade **	1,358	-33.3%	\$34,636
Retail Trade**	9,619	4.3%	\$34,636
Transportation **	2,013	-11.4%	\$34,636
Information	2,159	14.1%	\$60,479
Finance	4,327	-14.2%	\$54,993
Professional, Scientific	8,554	5.3%	\$44,551
Education, Healthcare	15,472	15.8%	\$52,141
Leisure, Hospitality	10,046	18.8%	\$19,944
Public Administration	2,562	1.1%	\$27,864
Other Services	4,450	9.5%	\$56,324
<b>Total</b>	<b>74,599</b>	<b>2.4%</b>	

\*\* Combined average wage shown per BLS.

# \$13.06

Deschutes County's mean renter wage

# \$16.48

The hourly wage needed to afford a 2-bedroom apartment at HUD's Fair Market Rent.



Sixty-four hours per week at minimum wage is needed to afford a 2-bedroom apartment.

## Median Home Sales by Region, 2015

Oregon Region*	Sales Price
Deschutes County	\$259,500
Central	\$276,545
Eastern	\$143,468
Gorge	\$238,045
North Coast	\$221,895
Portland Metropolitan Statistical Area	\$315,632
South Central	Not Available
Southwestern	\$212,159
Willamette Valley	\$217,611

\*Regions are defined on the back cover.

# 1 out of 4



of all renters are paying more than 50% of their income in rent

# 4 out of 5



renters with extremely low incomes are paying more than 50% of their income in rent

# 4.9%

Deschutes County

# 4.9%

Oregon

Unemployment Rates, 2016



# DESCHUTES COUNTY

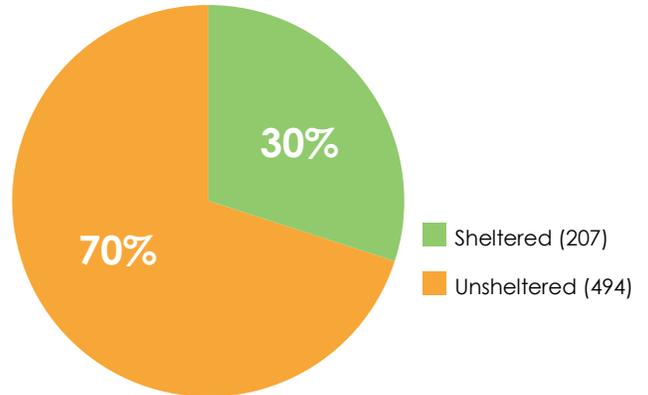
## Shortage of Affordable Units, 2010-2014

Renter Affordability	< 30% MFI	< 50% MFI	< 80% MFI
Renter Households	4,030	8,110	13,860
Affordable Units	1,265	3,560	17,140
Surplus / (Deficit)	(2,765)	(4,550)	3,280
Affordable & Available*	505	2,365	12,150
Surplus / (Deficit)	(3,525)	(5,745)	(1,710)

\*Number of affordable units either vacant or occupied by person(s) in income group.

Owner Affordability	... for MFI	.. for 80% MFI	.. for 50% MFI
Max Affordable Value	\$242,202	\$193,762	\$121,101
% of Stock Affordable	46.7%	35.0%	14.8%

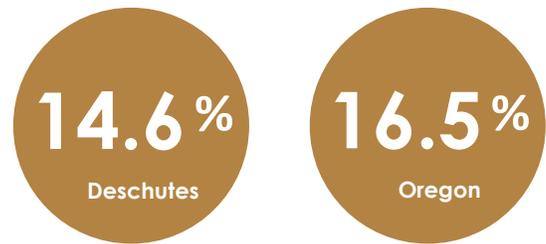
## Point-in-Time Homelessness, 2017 Deschutes County: Total 701



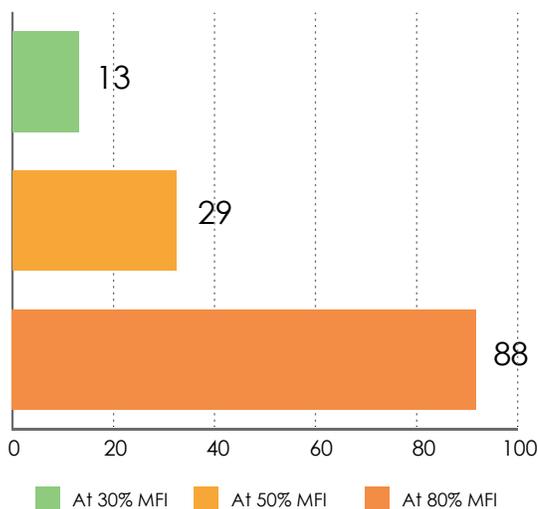
# \$62,013

Deschutes County's  
Median Family Income (MFI)

## Oregon Poverty Rate, 2011-2015



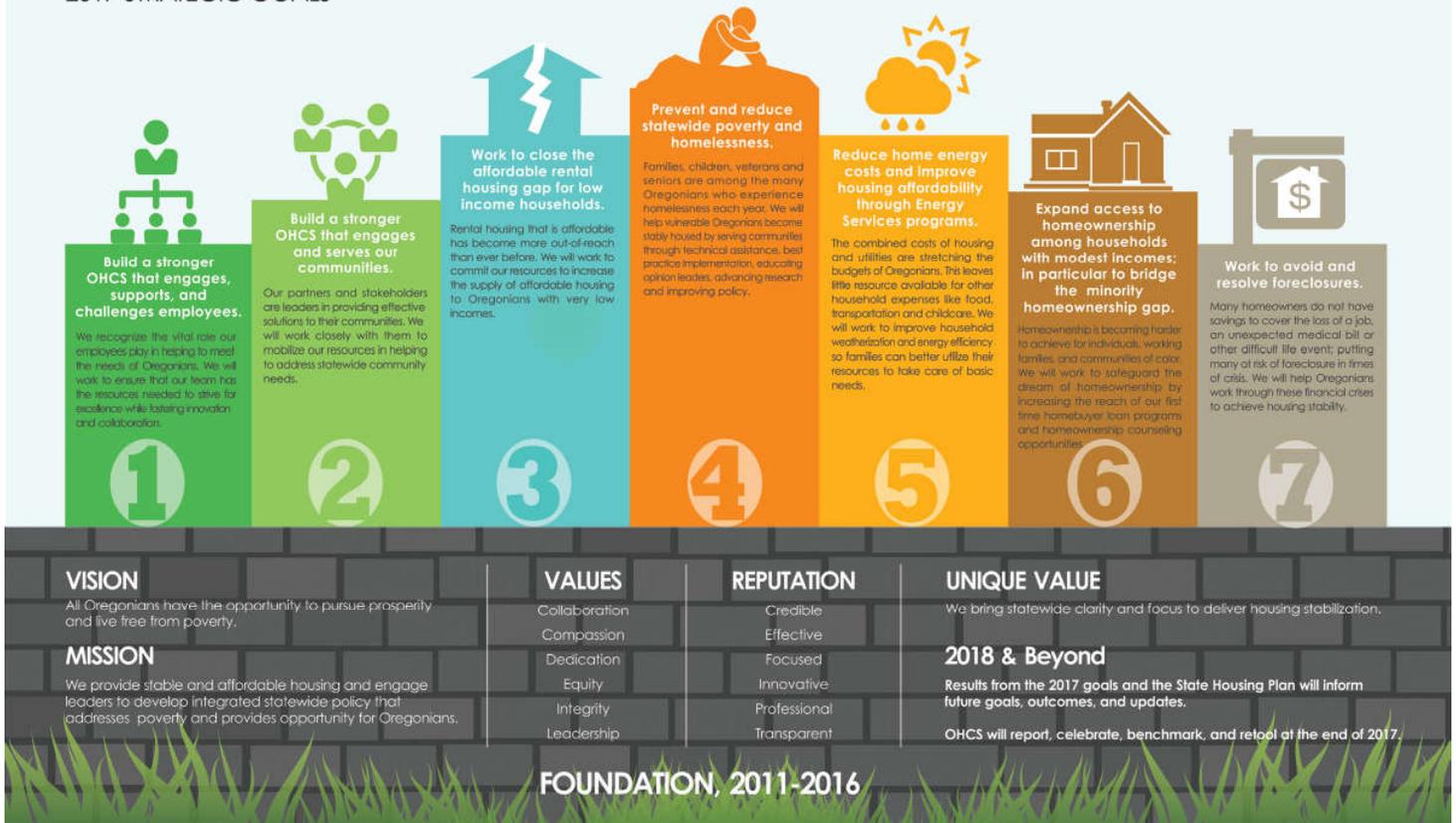
## Affordable and Available Rental Homes per 100 Renter Households, 2015



## Self-Sufficiency Standard for Select Counties and Family Types, 2014

	One Adult	One Adult One Preschooler	Two Adults One Preschooler One School-Age
Clackamas	\$24,469	\$47,211	\$65,490
Deschutes	\$20,631	\$40,088	\$49,572
Jackson	\$19,728	\$37,497	\$47,587
Klamath	\$19,264	\$27,477	\$41,817
Lane	\$19,892	\$43,125	\$60,005
Marion	\$19,642	\$31,149	\$43,779
Multnomah	\$19,993	\$47,037	\$65,027
Umatilla	\$18,377	\$28,436	\$43,134
Washington	\$24,353	\$47,571	\$65,800

OREGON HOUSING AND COMMUNITY SERVICES  
2017 STRATEGIC GOALS



Data Sources

Page 1:

Population Estimates: U.S. Census Bureau, Annual Population Estimates, 2010 and 2015  
 Population by Race/Ethnicity: U.S. Census Bureau, 2011-2015 American Community Survey Estimates  
 Homeownership Rates by Race/Ethnicity: U.S. Census Bureau, 2011-2015 American Community Survey Estimates  
 Median Rents: Zillow Rent Index, 2010-2016  
 Vacancy Rates: U.S. Census Bureau, 2011-2015 American Community Survey Estimates  
 Building Permits: U.S. Census Bureau, Building Permit Survey, 2010-2015

Page 2:

Employment and Industry Growth: 2011-2015 American Community Survey Estimates and Oregon Employment Department, Employment and Wages by Industry  
 Median Home Sales by Region: RMLS Data from Local Administrators, 2015  
 Unemployment Rate: Oregon Employment Department, Unemployment Rates, 2016 Not Seasonally Adjusted  
 Oregon's Renter Wage, Housing Wage, and Hours Needed to Work at Minimum Wage: National Low Income Housing Coalition, Out of Reach 2016  
 Rent Burden Infographics: 2011-2015 American Community Survey Estimates

Regions:

Central: Crook, Deschutes, Jefferson  
 Eastern: Baker, Gilliam, Grant, Harney, Malheur, Morrow, Umatilla, Union, Wallowa, Wheeler  
 Gorge: Hood River, Sherman, Wasco  
 North Coast: Clatsop, Columbia, Tillamook  
 Portland Metropolitan Statistical Area: Clackamas, Multnomah, Washington  
 South Central: Klamath, Lake  
 Southwestern: Coos, Curry, Douglas, Jackson, Josephine  
 Willamette Valley: Benton, Lane, Lincoln, Linn, Marion, Polk, Yamhill

Page 3:

Shortage of Affordable Units: HUD, 2010-2014 Comprehensive Housing Affordability Strategy Data  
 Oregon's Median Family Income: 2011-2015 American Community Survey Estimates  
 Affordable and Available Rental Homes per 100 Renter Households: HUD, 2010-2014 Comprehensive Housing Affordability Strategy Data  
 Point-in-Time Homeless Count: 2017 Point-in-Time Count estimates from HUD Continuums of Care  
 Poverty Rate: 2016 American Community Survey Estimates  
 Self-Sufficiency Standard for Select Counties and Family Types: The Center for Women's Welfare, The Self-Sufficiency Standard for Oregon, 2014



725 Summer St. NE, Suite B  
 Salem, OR 97301  
 (503) 986-2000

Printed October 2017

For more information, contact:

Shoshanah Oppenheim  
 Planning and Policy Manager

[Shoshanah.Oppenheim@oregon.gov](mailto:Shoshanah.Oppenheim@oregon.gov)

(503) 400-2787



Facebook.com/OregonHCS

Twitter.com/OregonHCS

#oregonstatewidehousingplan