



2022 SUNRIVER / LA PINE
ECONOMIC PROFILE

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SUNRIVER & LA PINE OVERVIEW



South Deschutes County Population:

(2021 population from Oregon Employment Department)

19,128



Regional Labor Force:

(2021 annual average from Oregon Employment Department)

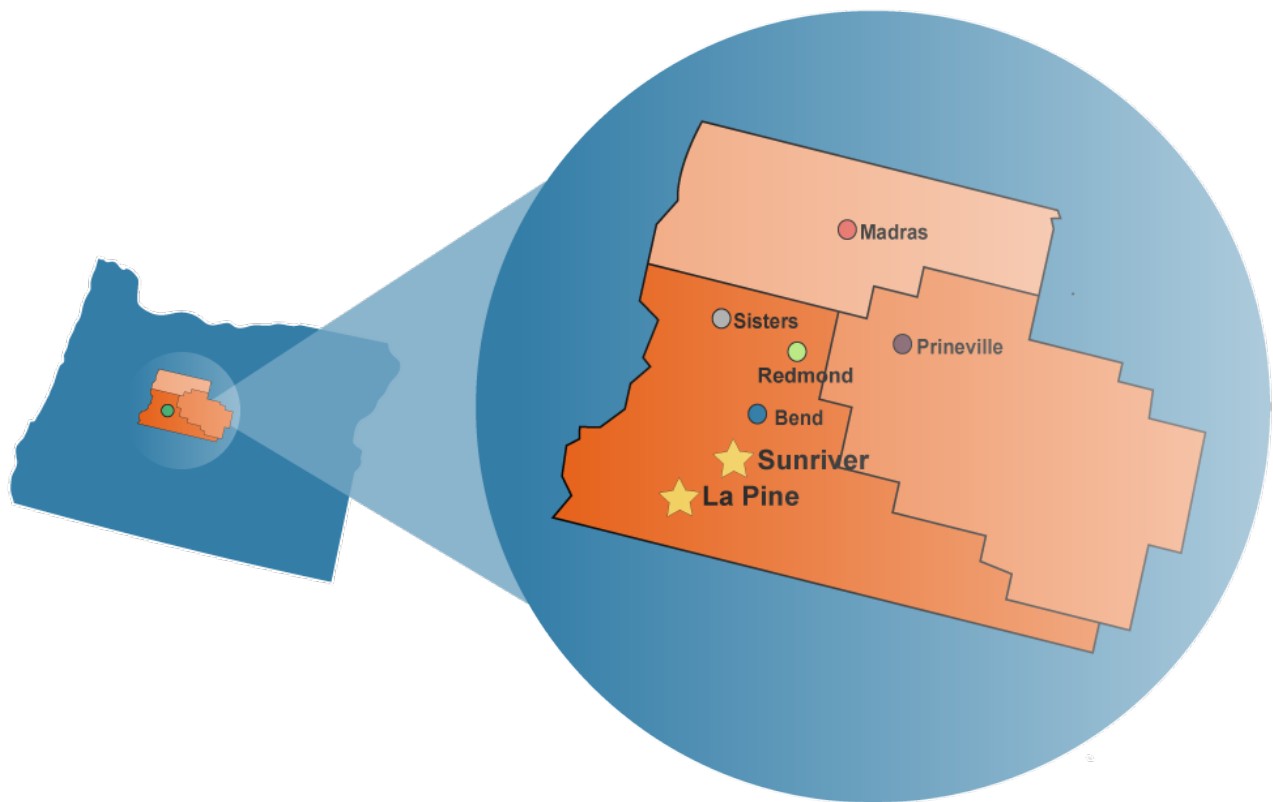
123,953



Median Household Income:

(2021 estimates from [Oregon Prospector](#))

\$56,495



Located in Deschutes County, Sunriver and La Pine are the anchors of the southern part of the region. These two communities sit close to lakes, reservoirs, mountains, rivers, and landmarks with easy access to plenty of outdoor recreational activities including hiking, fishing, boating, skiing, and more. Mt. Bachelor was ranked one of the “Best Ski Areas in the U.S.,” according to AFAR Travel Magazine. From 2015 to 2020, the Oregon Department of Transportation (ODOT) has investing millions in roadway and landscaping improvements, while the area is currently investing in urban renewal projects to support amenities. La Pine offers easy permitting, affordability, buildability with minimal obstructions, and a state-qualified Enterprise Zone that provides up to five years of property tax relief for qualifying businesses. In addition to transportation and urban renewal projects, there are 485 single and multi-family homes planned or permitted for construction in 2022 and growing campuses at La Pine Community Health Center and St. Charles Medical Center.

COMMUNITY BUSINESS ASSETS



INDUSTRIAL BUILDING & LAND AVAILABILITY

La Pine offers a diverse mix of commercial and industrial business opportunities featuring a 330-acre industrial and business park east of U.S. Hwy 97 with direct access to the BNSF railway mainline. The park is an ideal host to industries in advanced manufacturing, high technology, specialty food and beverage, and data and call center operations. Just to the north, Sunriver has a thriving business park, upscale alpine homes and world-class resort and conference facilities. Sunriver's business park is home to more than 30 businesses and serves as a collaborative center for small businesses in the area.



TRANSPORTATION & INFRASTRUCTURE

La Pine and Sunriver sit next to U.S. Hwy 97 which runs from Northern California to the Canadian border. The BNSF Railway is also nearby with a side rail to the area's major industrial park. The Sunriver Resort Airport is a general aviation airport located in the heart of the critically acclaimed Resort serving a wide range of aircraft from small private planes to corporate jets. With a recently upgraded 5,500' long paved and lighted airstrip, the airport is the third busiest in the state and boasts one of the longest private airstrips in the West.

Running parallel are energy transmission lines from the Bonneville Power Administration (BPA) and Cascade Natural Gas, while Midstate Electric Cooperative connects to low-cost BPA hydroelectric power. Power is plentiful with reliability estimated at greater than 99.999%.



EDUCATION

The Bend-La Pine school district is the fifth largest in the state of Oregon. The district is growing at six times the average rate of other districts and performs over 100 points higher on the SAT, according to the Oregon Department of Education. High School students are able to expand their skills while obtaining real-world work experience with Central Oregon employers through Youth CareerConnect. Nearby OSU-Cascades and Central Oregon Community College make top-quality post-secondary education easily obtainable for residents of the community.

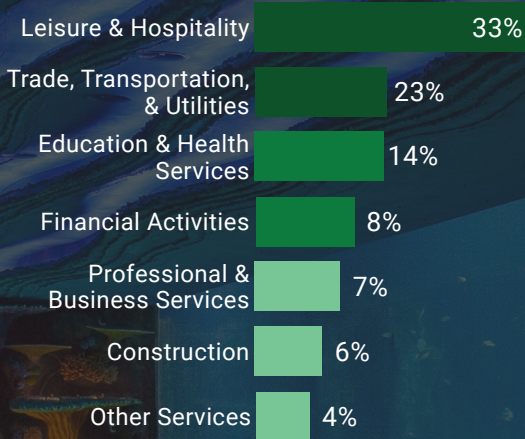
TOP EMPLOYERS

IN THE LAST DECADE, LA PINE'S POPULATION HAS GROWN AT THE **HIGHEST RATE** IN THE REGION AT **52%**.

- PSU POPULATION RESEARCH CENTER, 2021

2021 Sunriver/La Pine Industry Composition

Private by Employment



Source: State of Oregon Employment Department, 2021

Central Oregon's business environment is typified by innovative, small companies producing niche-market products and services. Small companies are crucial to rural communities and it's fair to say that the business environments in Sunriver and La Pine are dominated by small employers. That means businesses get plenty of attention and assistance to encourage choosing this area to set up shop.

Tourism and hospitality continue to be major economic drivers and sources of employment in South Deschutes County; home to Mt. Bachelor Ski Area, Sunriver Resort, Sunriver Village, Newberry National Volcanic Monument, the Cascade Lakes, The High Desert Museum, and more.

Rank		2022 Sunriver/La Pine Largest 10 Employers (Private & Public)	Employees	
2022	2021		2022	2021
1	1	Sunriver Resort	1,000	1,000
2	2	Bend-La Pine School District	249	218
3	3	Sunriver Brewing Company	200	190
4	4	Sunriver Homeowners Association	125	92
T-5	5	La Pine Community Health Center	67	69
T-5	6	Ray's Food Place / Shop Smart	67	67
7	7	Midstate Electric Cooperative, Inc.	60	59
8	8	Quicksilver Contracting Company	59	58
9	10	McDonald's	43	44
10	9	Bi-Mart	40	57

FOUNDATIONS OF SUNRIVER / LA PINE'S ECONOMY

