



# Construction and Trade Labor Market and Trends in Bend

Jake Procino, Workforce Analyst/Economist  
for the East Cascades

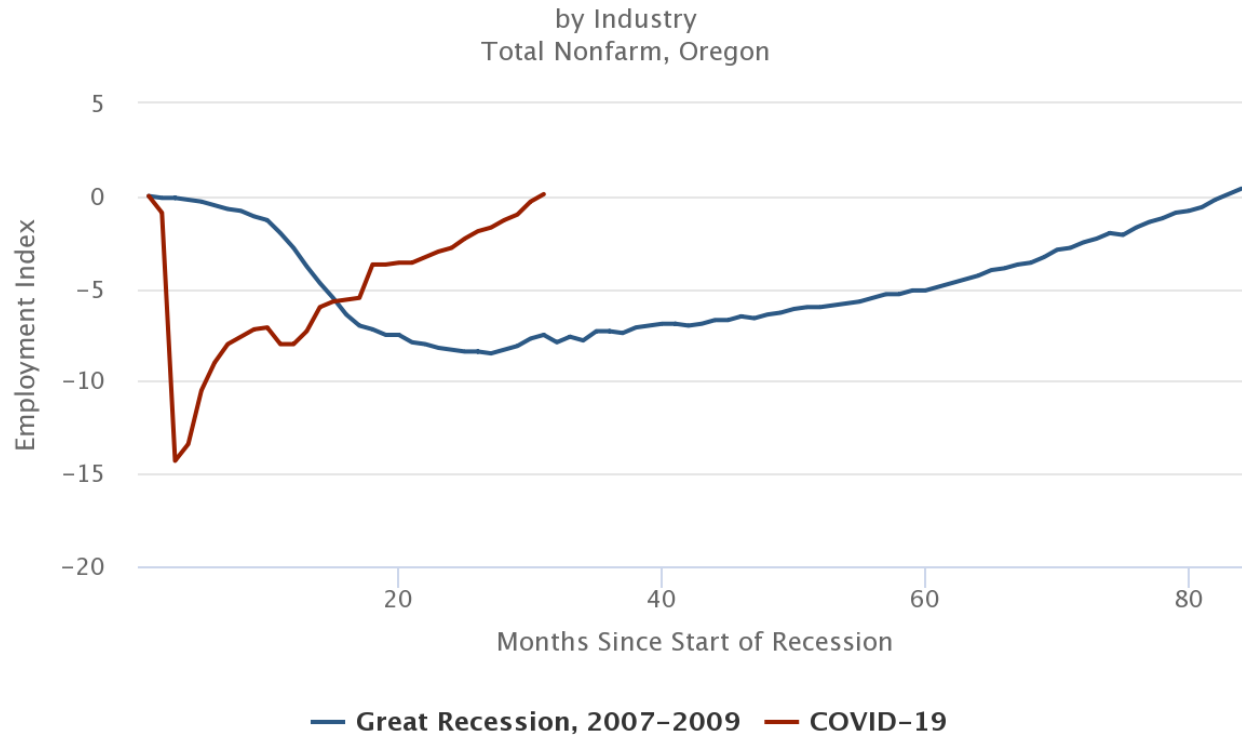


# STATE OF THE RECOVERY



# By August 2022, Oregon regained all of the jobs lost in spring 2020, in aggregate

## COVID-19 Job Changes Compared to Great Recession Job Changes

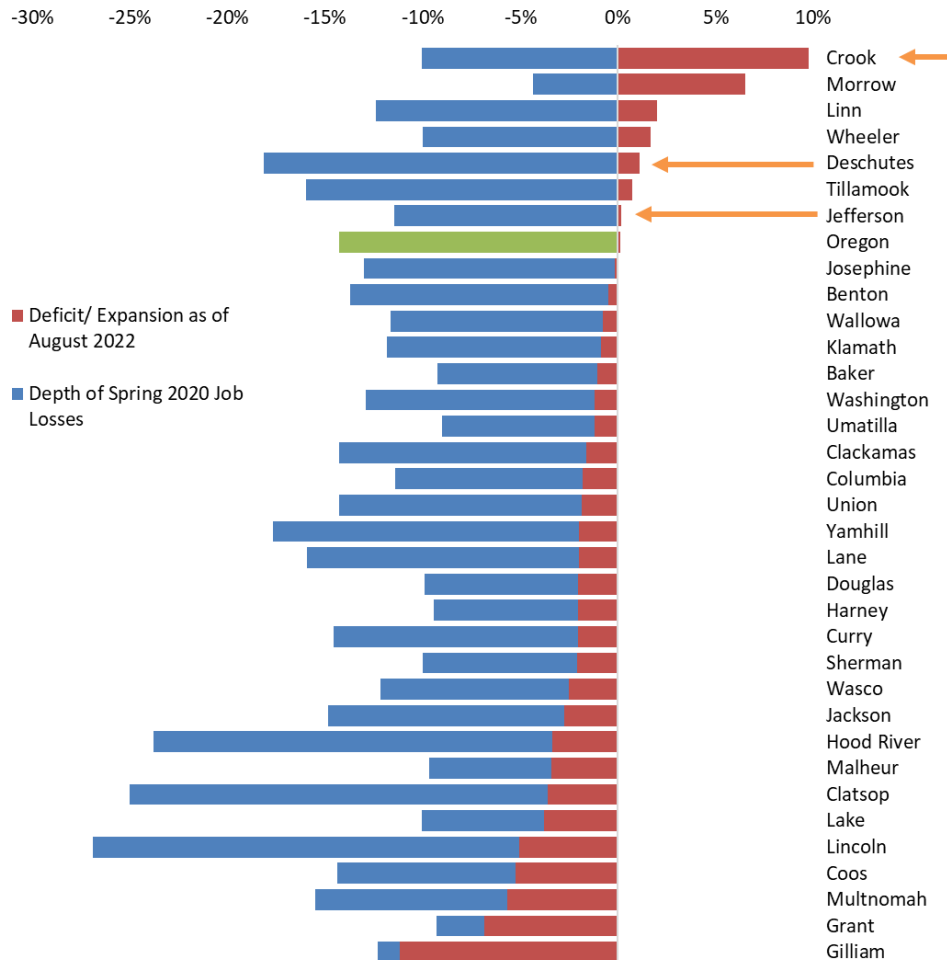


Source: Oregon Employment Department QualityInfo.org



## Pandemic Recession Job Loss and Recovery in Oregon

Seasonally Adjusted, February 2020 to August 2022



Source: Current Employment Estimates, Oregon Employment Department

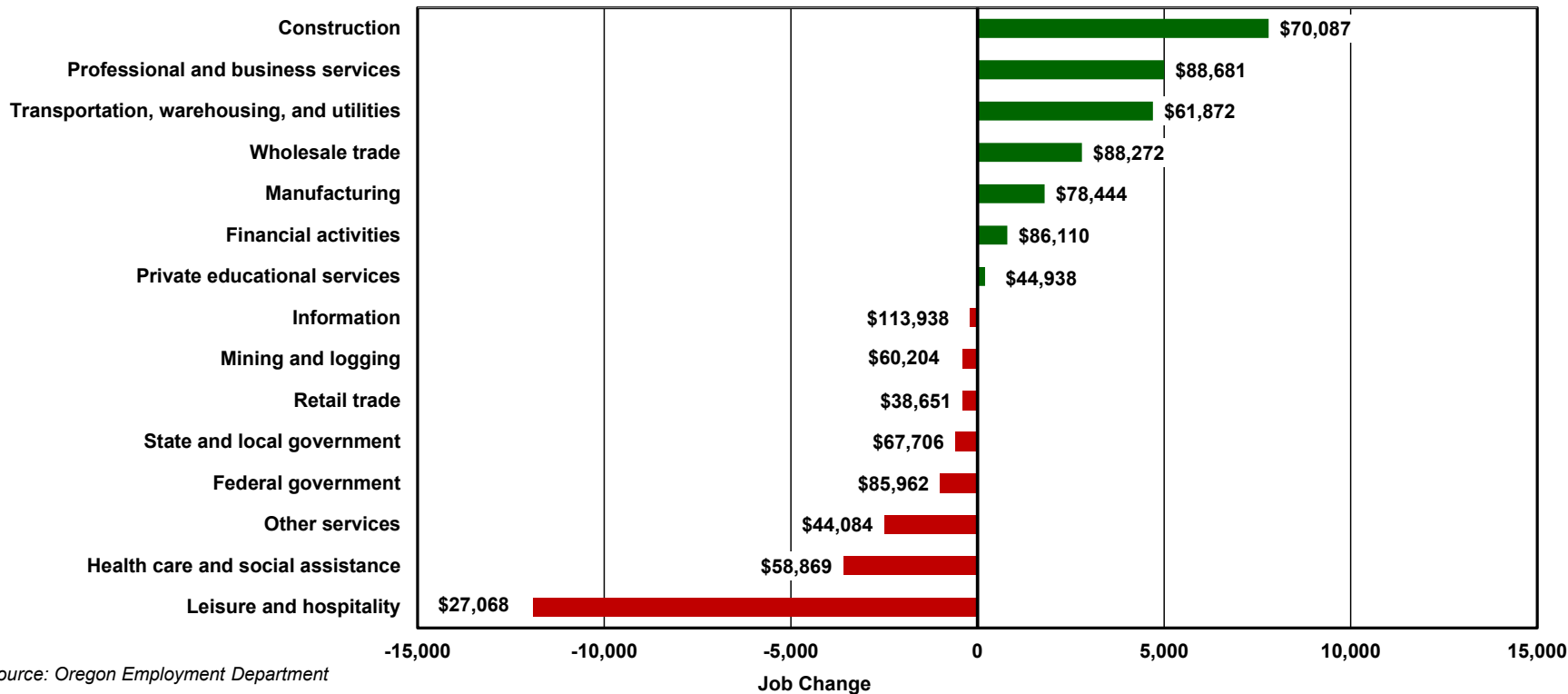
By August 2022, Oregon had regained all of jobs lost in spring 2020, in aggregate

Areas that have more jobs now than before the recession:

- Deschutes, Crook, Jefferson
- Wheeler

# Seven broad sectors of Oregon's economy have employment above pre-recession levels.

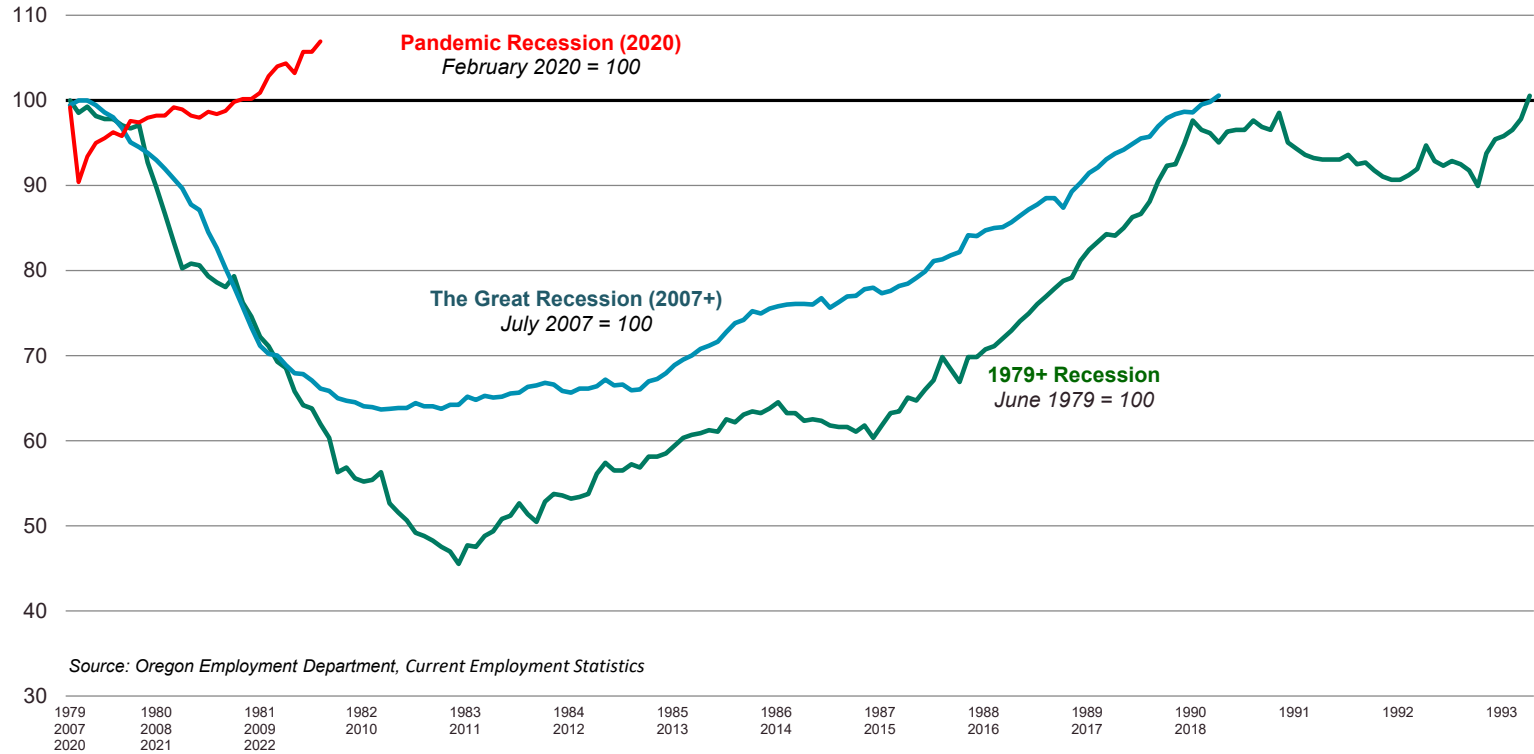
**Oregon Job Change and Average Pay by Industry**  
February 2020 - August 2022 Job Change, 2021 Average Pay



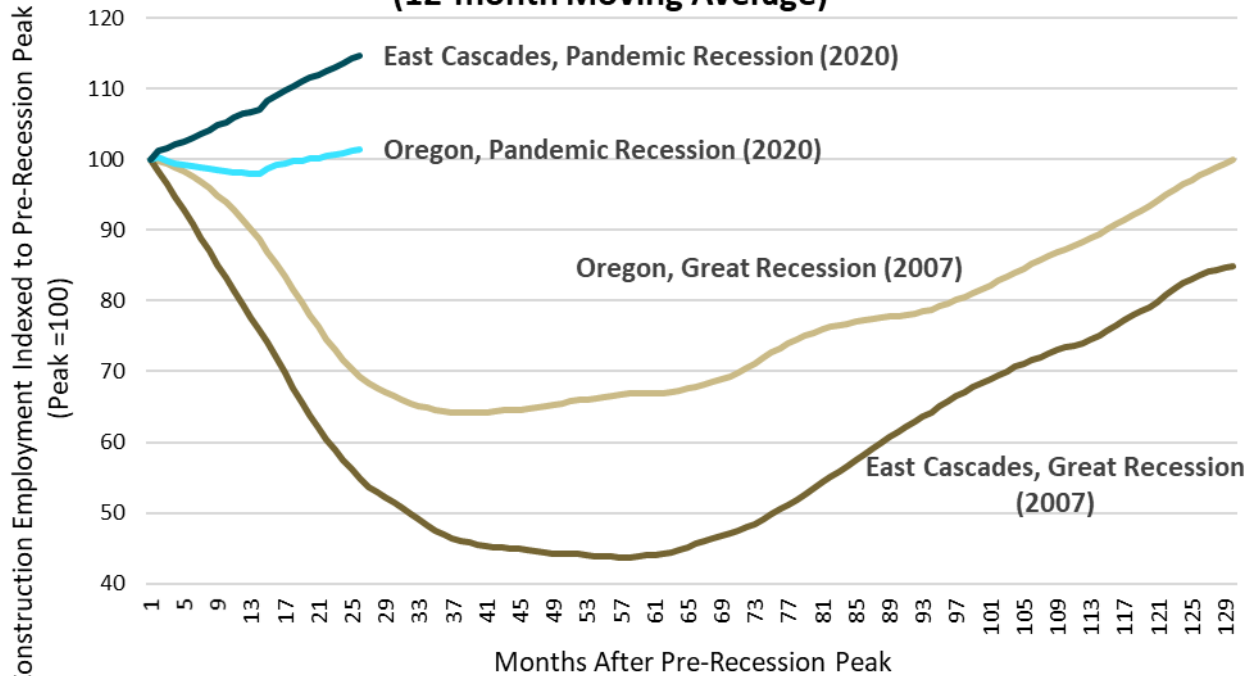
Source: Oregon Employment Department

# Oregon Construction Employment Indices

Select time periods, seasonally adjusted



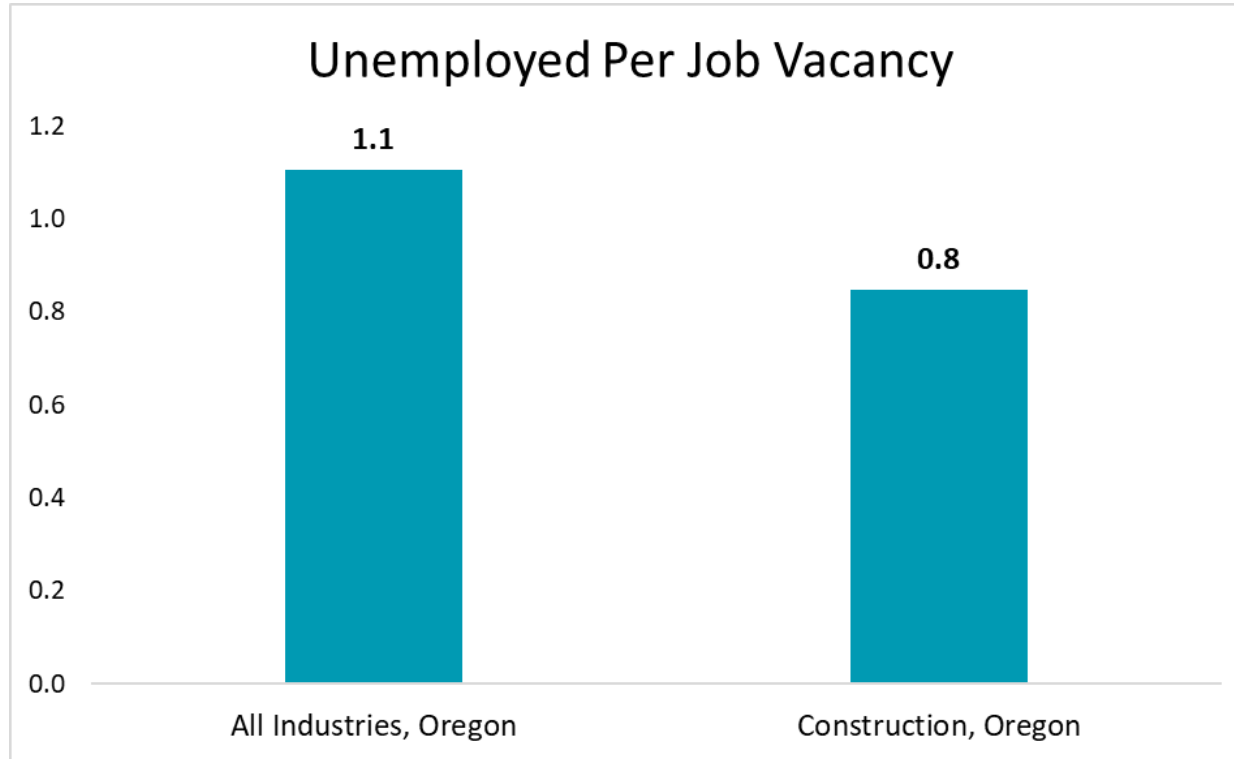
## Construction Employment Recovered Quicker from the Pandemic Recession (2020) than the Great Recession (2007) (12-month Moving Average)



*Note: The East Cascades region includes Crook, Dechutes, Gilliam, Hood River, Jefferson, Klamath, Lake, Sherman, Wasco and Wheeler counties*



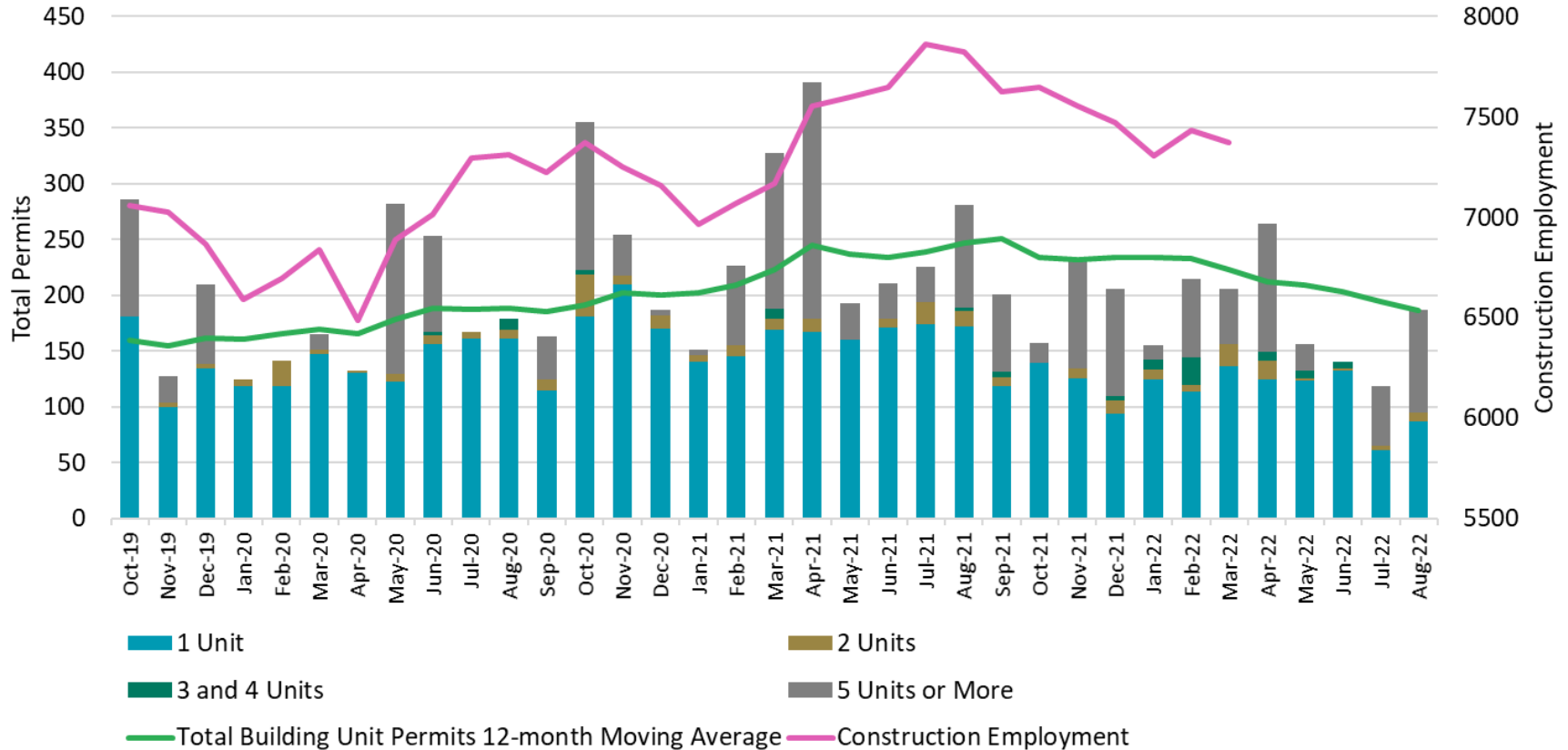
# In 2021, the Construction Industry Labor Market Was Tighter than the Labor Market as a Whole



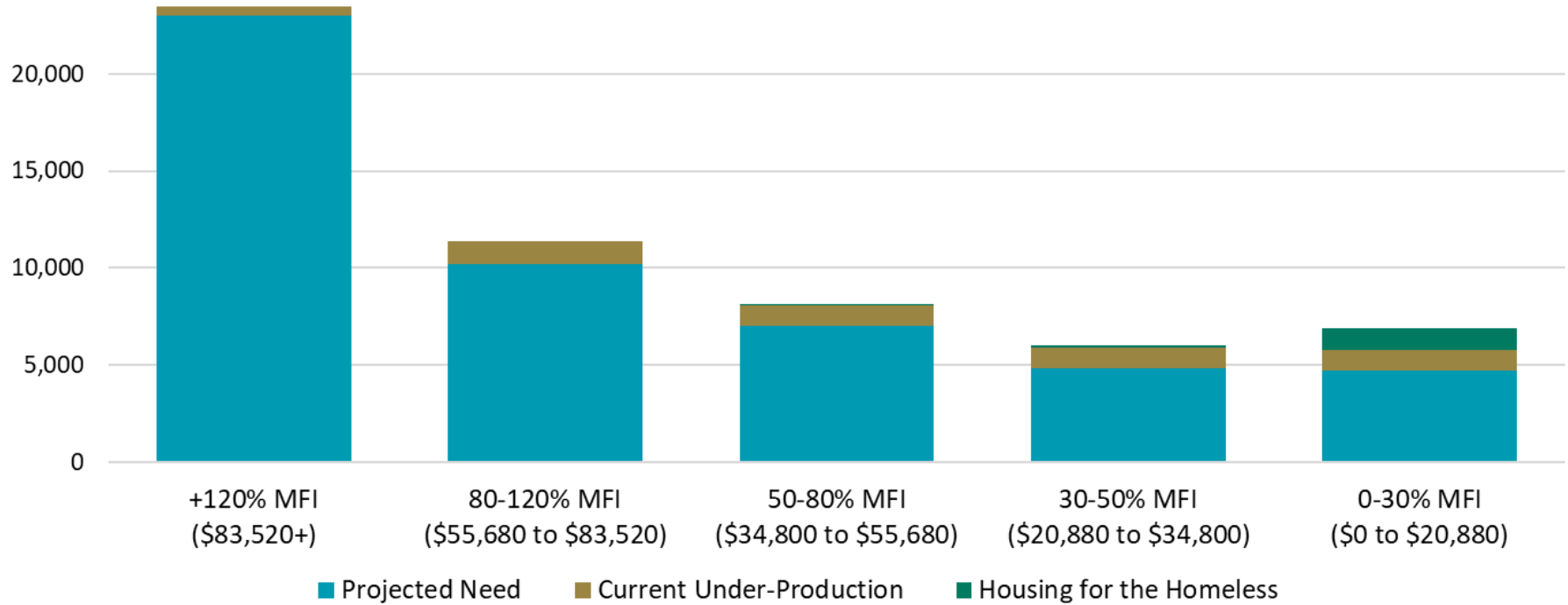


# HOUSING STATUS IN BEND

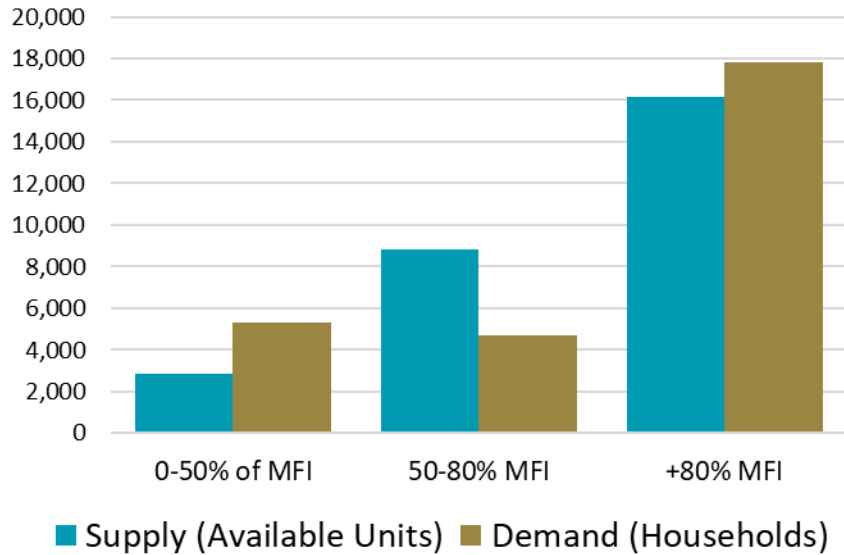
# The Pandemic Didn't Slow Down Building in Deschutes County



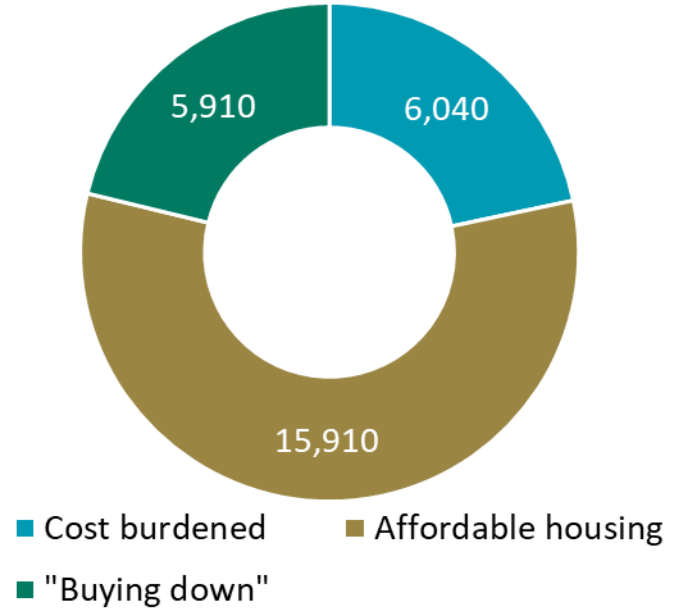
## Projected Housing Need in Deschutes County 2020-2040 by Median Family Income (MFI)



2012-2016 Housing Supply and Demand by Median Family Income (MFI) in Bend UGB



Housing Affordability in Bend UGB



# In Summation

- Short-term: employment will follow permits
  - Mortgage rate shock will result in immediate downturn risk
  - Single-family permits declined, backlog of multi-family permits
- Long-term: there is a lot of need in Bend (and across Oregon)
  - 3-year unbuilt housing backlog in Bend



**Jake Procino, Workforce Analyst/Economist for  
Multnomah, Crook, Deschutes, Jefferson, Klamath, Lake  
Hood River, Wasco, Sherman, Gilliam and Wheeler Counties**

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