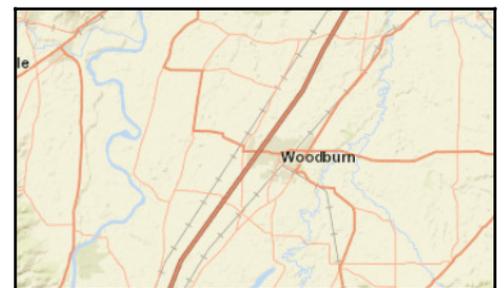
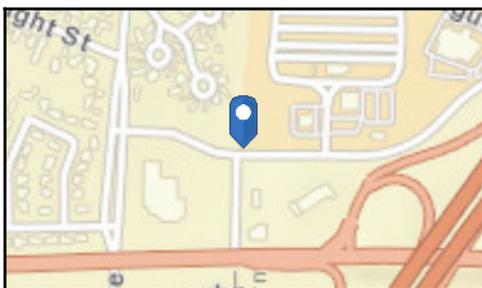
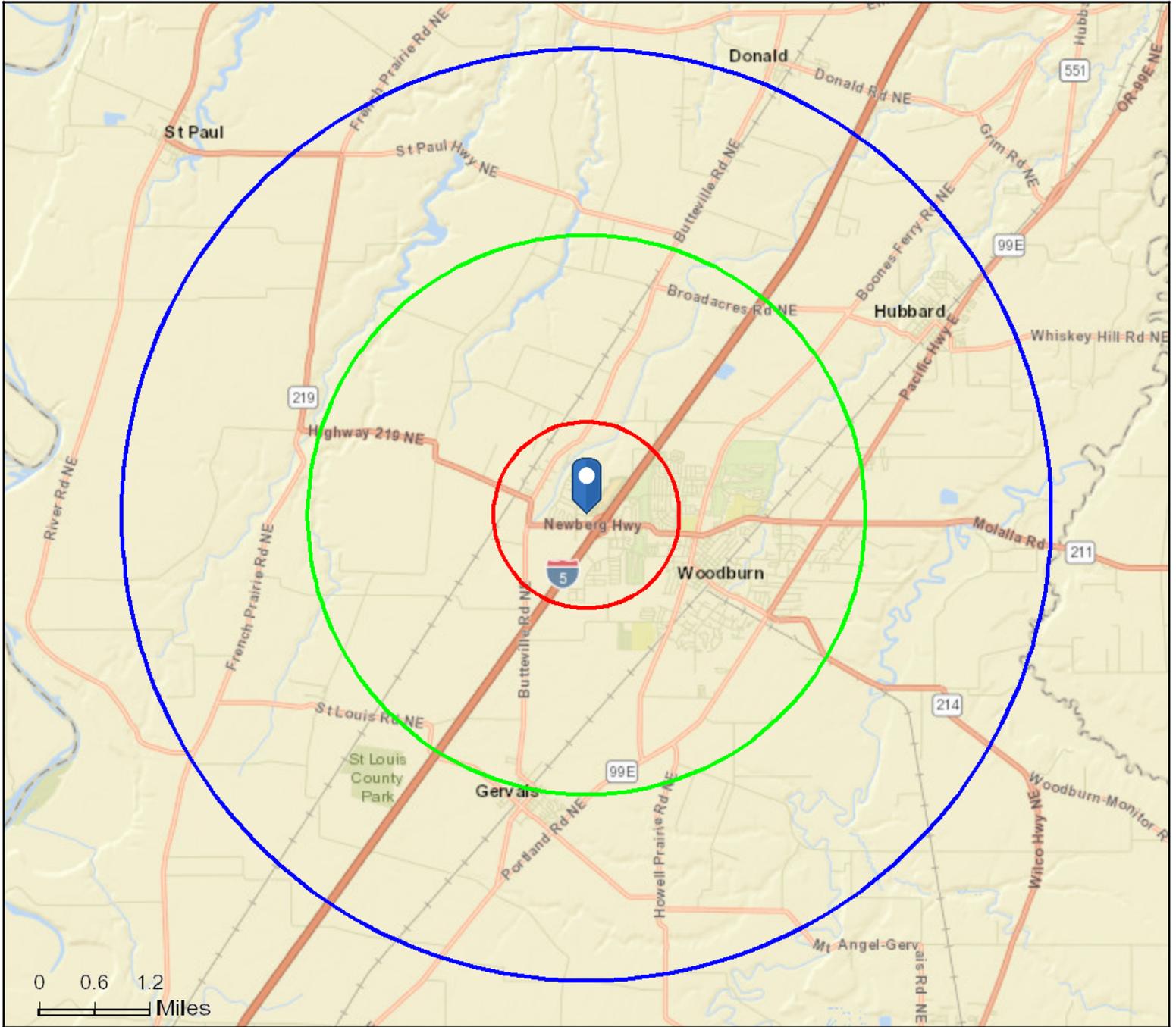


115 N Arney Rd, Woodburn, Oregon, 97071 2
115 N Arney Rd, Woodburn, Oregon, 97071
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 45.15246
Longitude: -122.88395





2010 Census Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
 115 N Arney Rd, Woodburn, Oregon, 97071
 Ring: 1 mile radius

Prepared by Esri
 Latitude: 45.15246
 Longitude: -122.88395

	2000	2010	2000-2010 Annual Rate
Population	5,097	6,669	2.72%
Households	2,316	2,874	2.18%
Housing Units	2,557	3,298	2.58%
Population by Race			
		Number	Percent
Total		6,669	100.0%
Population Reporting One Race		6,409	96.1%
White		4,884	73.2%
Black		24	0.4%
American Indian		94	1.4%
Asian		49	0.7%
Pacific Islander		4	0.1%
Some Other Race		1,354	20.3%
Population Reporting Two or More Races		260	3.9%
Total Hispanic Population		2,745	41.2%
Population by Sex			
Male		3,152	47.3%
Female		3,517	52.7%
Population by Age			
Total		6,670	100.0%
Age 0 - 4		519	7.8%
Age 5 - 9		476	7.1%
Age 10 - 14		416	6.2%
Age 15 - 19		404	6.1%
Age 20 - 24		386	5.8%
Age 25 - 29		392	5.9%
Age 30 - 34		358	5.4%
Age 35 - 39		362	5.4%
Age 40 - 44		342	5.1%
Age 45 - 49		301	4.5%
Age 50 - 54		305	4.6%
Age 55 - 59		326	4.9%
Age 60 - 64		363	5.4%
Age 65 - 69		380	5.7%
Age 70 - 74		318	4.8%
Age 75 - 79		299	4.5%
Age 80 - 84		319	4.8%
Age 85+		402	6.0%
Age 18+		5,001	75.0%
Age 65+		1,718	25.8%

Data Note: Hispanic population can be of any race. Census 2010 medians are computed from reported data distributions.
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri converted Census 2000 data into 2010 geography.



2010 Census Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
115 N Arney Rd, Woodburn, Oregon, 97071
Ring: 1 mile radius

Prepared by Esri
Latitude: 45.15246
Longitude: -122.88395

Households by Type		
Total	2,875	100.0%
Households with 1 Person	990	34.4%
Households with 2+ People	1,885	65.6%
Family Households	1,769	61.5%
Husband-wife Families	1,405	48.9%
With Own Children	517	18.0%
Other Family (No Spouse Present)	364	12.7%
With Own Children	190	6.6%
Nonfamily Households	116	4.0%
All Households with Children	789	27.5%
Multigenerational Households	111	3.9%
Unmarried Partner Households	146	5.1%
Male-female	130	4.5%
Same-sex	16	0.6%
Average Household Size	2.29	

Family Households by Size		
Total	1,769	100.0%
2 People	869	49.1%
3 People	264	14.9%
4 People	259	14.6%
5 People	171	9.7%
6 People	97	5.5%
7+ People	109	6.2%
Average Family Size	2.97	

Nonfamily Households by Size		
Total	1,106	100.0%
1 Person	990	89.5%
2 People	95	8.6%
3 People	14	1.3%
4 People	3	0.3%
5 People	2	0.2%
6 People	1	0.1%
7+ People	1	0.1%
Average Nonfamily Size	1.02	

Population by Relationship and Household Type		
Total	6,669	100.0%
In Households	6,582	98.7%
In Family Households	5,456	81.8%
Householder	1,615	24.2%
Spouse	1,277	19.1%
Child	2,041	30.6%
Other relative	328	4.9%
Nonrelative	195	2.9%
In Nonfamily Households	1,127	16.9%
In Group Quarters	87	1.3%
Institutionalized Population	36	0.5%
Noninstitutionalized Population	50	0.7%

Data Note: Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography. Average family size excludes nonrelatives.

Source: U.S. Census Bureau, Census 2010 Summary File 1.



2010 Census Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
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Ring: 1 mile radius

Prepared by Esri
Latitude: 45.15246
Longitude: -122.88395

Family Households by Age of Householder		
Total	1,769	100.0%
Householder Age 15 - 44	665	37.6%
Householder Age 45 - 54	269	15.2%
Householder Age 55 - 64	259	14.6%
Householder Age 65 - 74	261	14.8%
Householder Age 75+	315	17.8%
Nonfamily Households by Age of Householder		
Total	1,106	100.0%
Householder Age 15 - 44	111	10.0%
Householder Age 45 - 54	73	6.6%
Householder Age 55 - 64	183	16.5%
Householder Age 65 - 74	240	21.7%
Householder Age 75+	499	45.1%
Households by Race of Householder		
Total	2,875	100.0%
Householder is White Alone	2,407	83.7%
Householder is Black Alone	10	0.3%
Householder is American Indian Alone	28	1.0%
Householder is Asian Alone	21	0.7%
Householder is Pacific Islander Alone	2	0.1%
Householder is Some Other Race Alone	335	11.7%
Householder is Two or More Races	72	2.5%
Households with Hispanic Householder	672	23.4%
Husband-wife Families by Race of Householder		
Total	1,405	100.0%
Householder is White Alone	1,115	79.4%
Householder is Black Alone	5	0.4%
Householder is American Indian Alone	17	1.2%
Householder is Asian Alone	9	0.6%
Householder is Pacific Islander Alone	0	0.0%
Householder is Some Other Race Alone	217	15.4%
Householder is Two or More Races	42	3.0%
Husband-wife Families with Hispanic Householder	438	31.2%
Other Families (No Spouse) by Race of Householder		
Total	365	100.0%
Householder is White Alone	253	69.3%
Householder is Black Alone	3	0.8%
Householder is American Indian Alone	6	1.6%
Householder is Asian Alone	1	0.3%
Householder is Pacific Islander Alone	0	0.0%
Householder is Some Other Race Alone	89	24.4%
Householder is Two or More Races	13	3.6%
Other Families with Hispanic Householder	169	46.4%
Nonfamily Households by Race of Householder		
Total	1,107	100.0%
Householder is White Alone	1,039	93.9%
Householder is Black Alone	3	0.3%
Householder is American Indian Alone	6	0.5%
Householder is Asian Alone	11	1.0%
Householder is Pacific Islander Alone	2	0.2%
Householder is Some Other Race Alone	29	2.6%
Householder is Two or More Races	17	1.5%
Nonfamily Households with Hispanic Householder	65	5.9%

Source: U.S. Census Bureau, Census 2010 Summary File 1.



2010 Census Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
115 N Arney Rd, Woodburn, Oregon, 97071
Ring: 1 mile radius

Prepared by Esri
Latitude: 45.15246
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Total Housing Units by Occupancy

Total	3,254	100.0%
Occupied Housing Units	2,874	88.3%
Vacant Housing Units		
For Rent	187	5.7%
Rented, not Occupied	5	0.2%
For Sale Only	85	2.6%
Sold, not Occupied	8	0.2%
For Seasonal/Recreational/Occasional Use	21	0.6%
For Migrant Workers	0	0.0%
Other Vacant	74	2.3%
Total Vacancy Rate	12.9%	

Households by Tenure and Mortgage Status

Total	2,874	100.0%
Owner Occupied	1,922	66.9%
Owned with a Mortgage/Loan	1,205	41.9%
Owned Free and Clear	717	24.9%
Average Household Size	2.19	
Renter Occupied	952	33.1%
Average Household Size	2.48	

Owner-occupied Housing Units by Race of Householder

Total	1,921	100.0%
Householder is White Alone	1,708	88.9%
Householder is Black Alone	4	0.2%
Householder is American Indian Alone	16	0.8%
Householder is Asian Alone	11	0.6%
Householder is Pacific Islander Alone	1	0.1%
Householder is Some Other Race Alone	132	6.9%
Householder is Two or More Races	49	2.6%
Owner-occupied Housing Units with Hispanic Householder	313	16.3%

Renter-occupied Housing Units by Race of Householder

Total	952	100.0%
Householder is White Alone	698	73.3%
Householder is Black Alone	7	0.7%
Householder is American Indian Alone	12	1.3%
Householder is Asian Alone	10	1.1%
Householder is Pacific Islander Alone	1	0.1%
Householder is Some Other Race Alone	202	21.2%
Householder is Two or More Races	22	2.3%
Renter-occupied Housing Units with Hispanic Householder	359	37.7%

Average Household Size by Race/Hispanic Origin of Householder

Householder is White Alone	2.00
Householder is Black Alone	3.90
Householder is American Indian Alone	3.61
Householder is Asian Alone	1.90
Householder is Pacific Islander Alone	1.00
Householder is Some Other Race Alone	4.04
Householder is Two or More Races	3.11
Householder is Hispanic	4.04

Source: U.S. Census Bureau, Census 2010 Summary File 1.



2010 Census Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
 115 N Arney Rd, Woodburn, Oregon, 97071
 Ring: 3 mile radius

Prepared by Esri
 Latitude: 45.15246
 Longitude: -122.88395

	2000	2010	2000-2010 Annual Rate
Population	22,809	27,074	1.73%
Households	7,058	8,351	1.70%
Housing Units	7,640	9,135	1.80%
Population by Race			
		Number	Percent
Total		27,073	100.0%
Population Reporting One Race		26,084	96.3%
White		16,831	62.2%
Black		187	0.7%
American Indian		728	2.7%
Asian		213	0.8%
Pacific Islander		30	0.1%
Some Other Race		8,095	29.9%
Population Reporting Two or More Races		989	3.7%
Total Hispanic Population		15,182	56.1%
Population by Sex			
Male		13,729	50.7%
Female		13,345	49.3%
Population by Age			
Total		27,075	100.0%
Age 0 - 4		2,523	9.3%
Age 5 - 9		2,282	8.4%
Age 10 - 14		2,184	8.1%
Age 15 - 19		2,169	8.0%
Age 20 - 24		1,878	6.9%
Age 25 - 29		1,868	6.9%
Age 30 - 34		1,785	6.6%
Age 35 - 39		1,735	6.4%
Age 40 - 44		1,619	6.0%
Age 45 - 49		1,380	5.1%
Age 50 - 54		1,266	4.7%
Age 55 - 59		1,183	4.4%
Age 60 - 64		1,178	4.4%
Age 65 - 69		1,040	3.8%
Age 70 - 74		842	3.1%
Age 75 - 79		731	2.7%
Age 80 - 84		676	2.5%
Age 85+		735	2.7%
Age 18+		18,776	69.4%
Age 65+		4,024	14.9%

Data Note: Hispanic population can be of any race. Census 2010 medians are computed from reported data distributions.
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri converted Census 2000 data into 2010 geography.



2010 Census Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
115 N Arney Rd, Woodburn, Oregon, 97071
Ring: 3 mile radius

Prepared by Esri
Latitude: 45.15246
Longitude: -122.88395

Households by Type		
Total	8,351	100.0%
Households with 1 Person	1,933	23.1%
Households with 2+ People	6,418	76.9%
Family Households	6,008	71.9%
Husband-wife Families	4,559	54.6%
With Own Children	2,190	26.2%
Other Family (No Spouse Present)	1,448	17.3%
With Own Children	798	9.6%
Nonfamily Households	410	4.9%
All Households with Children	3,360	40.2%
Multigenerational Households	512	6.1%
Unmarried Partner Households	539	6.5%
Male-female	491	5.9%
Same-sex	48	0.6%
Average Household Size	3.20	

Family Households by Size		
Total	6,007	100.0%
2 People	2,144	35.7%
3 People	896	14.9%
4 People	1,008	16.8%
5 People	812	13.5%
6 People	498	8.3%
7+ People	649	10.8%
Average Family Size	3.75	

Nonfamily Households by Size		
Total	2,343	100.0%
1 Person	1,933	82.5%
2 People	292	12.5%
3 People	44	1.9%
4 People	32	1.4%
5 People	16	0.7%
6 People	12	0.5%
7+ People	14	0.6%
Average Nonfamily Size	1.31	

Population by Relationship and Household Type		
Total	27,074	100.0%
In Households	26,701	98.6%
In Family Households	23,625	87.3%
Householder	6,060	22.4%
Spouse	4,598	17.0%
Child	9,888	36.5%
Other relative	1,995	7.4%
Nonrelative	1,084	4.0%
In Nonfamily Households	3,076	11.4%
In Group Quarters	373	1.4%
Institutionalized Population	255	0.9%
Noninstitutionalized Population	118	0.4%

Data Note: Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography. Average family size excludes nonrelatives.

Source: U.S. Census Bureau, Census 2010 Summary File 1.



2010 Census Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
115 N Arney Rd, Woodburn, Oregon, 97071
Ring: 3 mile radius

Prepared by Esri
Latitude: 45.15246
Longitude: -122.88395

Family Households by Age of Householder		
Total	6,008	100.0%
Householder Age 15 - 44	2,761	46.0%
Householder Age 45 - 54	1,058	17.6%
Householder Age 55 - 64	864	14.4%
Householder Age 65 - 74	680	11.3%
Householder Age 75+	645	10.7%

Nonfamily Households by Age of Householder		
Total	2,344	100.0%
Householder Age 15 - 44	352	15.0%
Householder Age 45 - 54	243	10.4%
Householder Age 55 - 64	433	18.5%
Householder Age 65 - 74	476	20.3%
Householder Age 75+	840	35.8%

Households by Race of Householder		
Total	8,351	100.0%
Householder is White Alone	6,195	74.2%
Householder is Black Alone	39	0.5%
Householder is American Indian Alone	161	1.9%
Householder is Asian Alone	66	0.8%
Householder is Pacific Islander Alone	9	0.1%
Householder is Some Other Race Alone	1,655	19.8%
Householder is Two or More Races	226	2.7%
Households with Hispanic Householder	3,125	37.4%

Husband-wife Families by Race of Householder		
Total	4,560	100.0%
Householder is White Alone	3,218	70.6%
Householder is Black Alone	21	0.5%
Householder is American Indian Alone	99	2.2%
Householder is Asian Alone	34	0.7%
Householder is Pacific Islander Alone	4	0.1%
Householder is Some Other Race Alone	1,054	23.1%
Householder is Two or More Races	130	2.9%
Husband-wife Families with Hispanic Householder	1,973	43.3%

Other Families (No Spouse) by Race of Householder		
Total	1,448	100.0%
Householder is White Alone	887	61.3%
Householder is Black Alone	9	0.6%
Householder is American Indian Alone	39	2.7%
Householder is Asian Alone	6	0.4%
Householder is Pacific Islander Alone	1	0.1%
Householder is Some Other Race Alone	450	31.1%
Householder is Two or More Races	56	3.9%
Other Families with Hispanic Householder	855	59.0%

Nonfamily Households by Race of Householder		
Total	2,343	100.0%
Householder is White Alone	2,089	89.2%
Householder is Black Alone	9	0.4%
Householder is American Indian Alone	23	1.0%
Householder is Asian Alone	25	1.1%
Householder is Pacific Islander Alone	4	0.2%
Householder is Some Other Race Alone	152	6.5%
Householder is Two or More Races	41	1.7%
Nonfamily Households with Hispanic Householder	297	12.7%

Source: U.S. Census Bureau, Census 2010 Summary File 1.



2010 Census Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
115 N Arney Rd, Woodburn, Oregon, 97071
Ring: 3 mile radius

Prepared by Esri
Latitude: 45.15246
Longitude: -122.88395

Total Housing Units by Occupancy

Total	9,144	100.0%
Occupied Housing Units	8,351	91.3%
Vacant Housing Units		
For Rent	331	3.6%
Rented, not Occupied	12	0.1%
For Sale Only	216	2.4%
Sold, not Occupied	24	0.3%
For Seasonal/Recreational/Occasional Use	52	0.6%
For Migrant Workers	1	0.0%
Other Vacant	157	1.7%
Total Vacancy Rate	8.6%	

Households by Tenure and Mortgage Status

Total	8,351	100.0%
Owner Occupied	5,372	64.3%
Owned with a Mortgage/Loan	3,735	44.7%
Owned Free and Clear	1,637	19.6%
Average Household Size	2.95	
Renter Occupied	2,979	35.7%
Average Household Size	3.64	

Owner-occupied Housing Units by Race of Householder

Total	5,371	100.0%
Householder is White Alone	4,405	82.0%
Householder is Black Alone	19	0.4%
Householder is American Indian Alone	69	1.3%
Householder is Asian Alone	42	0.8%
Householder is Pacific Islander Alone	4	0.1%
Householder is Some Other Race Alone	701	13.1%
Householder is Two or More Races	131	2.4%
Owner-occupied Housing Units with Hispanic Householder	1,389	25.9%

Renter-occupied Housing Units by Race of Householder

Total	2,979	100.0%
Householder is White Alone	1,789	60.1%
Householder is Black Alone	20	0.7%
Householder is American Indian Alone	92	3.1%
Householder is Asian Alone	24	0.8%
Householder is Pacific Islander Alone	4	0.1%
Householder is Some Other Race Alone	955	32.1%
Householder is Two or More Races	95	3.2%
Renter-occupied Housing Units with Hispanic Householder	1,737	58.3%

Average Household Size by Race/Hispanic Origin of Householder

Householder is White Alone	2.67
Householder is Black Alone	4.15
Householder is American Indian Alone	4.68
Householder is Asian Alone	2.71
Householder is Pacific Islander Alone	3.22
Householder is Some Other Race Alone	4.88
Householder is Two or More Races	4.10
Householder is Hispanic	4.78

Source: U.S. Census Bureau, Census 2010 Summary File 1.



2010 Census Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
 115 N Arney Rd, Woodburn, Oregon, 97071
 Ring: 5 mile radius

Prepared by Esri
 Latitude: 45.15246
 Longitude: -122.88395

	2000	2010	2000-2010 Annual Rate
Population	30,244	35,416	1.59%
Households	9,195	10,810	1.63%
Housing Units	9,906	11,744	1.72%
Population by Race			
		Number	Percent
Total		35,416	100.0%
Population Reporting One Race		34,150	96.4%
White		22,700	64.1%
Black		235	0.7%
American Indian		916	2.6%
Asian		289	0.8%
Pacific Islander		41	0.1%
Some Other Race		9,969	28.1%
Population Reporting Two or More Races		1,266	3.6%
Total Hispanic Population		18,537	52.3%
Population by Sex			
Male		18,060	51.0%
Female		17,356	49.0%
Population by Age			
Total		35,416	100.0%
Age 0 - 4		3,239	9.1%
Age 5 - 9		3,022	8.5%
Age 10 - 14		2,933	8.3%
Age 15 - 19		2,888	8.2%
Age 20 - 24		2,437	6.9%
Age 25 - 29		2,438	6.9%
Age 30 - 34		2,374	6.7%
Age 35 - 39		2,330	6.6%
Age 40 - 44		2,182	6.2%
Age 45 - 49		1,946	5.5%
Age 50 - 54		1,788	5.0%
Age 55 - 59		1,616	4.6%
Age 60 - 64		1,509	4.3%
Age 65 - 69		1,306	3.7%
Age 70 - 74		1,009	2.8%
Age 75 - 79		857	2.4%
Age 80 - 84		753	2.1%
Age 85+		789	2.2%
Age 18+		24,466	69.1%
Age 65+		4,714	13.3%

Data Note: Hispanic population can be of any race. Census 2010 medians are computed from reported data distributions.
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri converted Census 2000 data into 2010 geography.



2010 Census Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
115 N Arney Rd, Woodburn, Oregon, 97071
Ring: 5 mile radius

Prepared by Esri
Latitude: 45.15246
Longitude: -122.88395

Households by Type		
Total	10,810	100.0%
Households with 1 Person	2,287	21.2%
Households with 2+ People	8,523	78.8%
Family Households	7,989	73.9%
Husband-wife Families	6,093	56.4%
With Own Children	2,977	27.5%
Other Family (No Spouse Present)	1,896	17.5%
With Own Children	1,039	9.6%
Nonfamily Households	534	4.9%
All Households with Children	4,511	41.7%
Multigenerational Households	689	6.4%
Unmarried Partner Households	707	6.5%
Male-female	640	5.9%
Same-sex	67	0.6%
Average Household Size	3.23	

Family Households by Size		
Total	7,989	100.0%
2 People	2,754	34.5%
3 People	1,255	15.7%
4 People	1,408	17.6%
5 People	1,101	13.8%
6 People	650	8.1%
7+ People	821	10.3%
Average Family Size	3.73	

Nonfamily Households by Size		
Total	2,821	100.0%
1 Person	2,287	81.1%
2 People	383	13.6%
3 People	57	2.0%
4 People	40	1.4%
5 People	22	0.8%
6 People	16	0.6%
7+ People	16	0.6%
Average Nonfamily Size	1.33	

Population by Relationship and Household Type		
Total	35,416	100.0%
In Households	34,929	98.6%
In Family Households	31,176	88.0%
Householder	8,021	22.6%
Spouse	6,118	17.3%
Child	13,150	37.1%
Other relative	2,548	7.2%
Nonrelative	1,340	3.8%
In Nonfamily Households	3,753	10.6%
In Group Quarters	487	1.4%
Institutionalized Population	330	0.9%
Noninstitutionalized Population	157	0.4%

Data Note: Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography. Average family size excludes nonrelatives.

Source: U.S. Census Bureau, Census 2010 Summary File 1.



2010 Census Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
115 N Arney Rd, Woodburn, Oregon, 97071
Ring: 5 mile radius

Prepared by Esri
Latitude: 45.15246
Longitude: -122.88395

Family Households by Age of Householder		
Total	7,988	100.0%
Householder Age 15 - 44	3,692	46.2%
Householder Age 45 - 54	1,513	18.9%
Householder Age 55 - 64	1,169	14.6%
Householder Age 65 - 74	871	10.9%
Householder Age 75+	743	9.3%

Nonfamily Households by Age of Householder		
Total	2,821	100.0%
Householder Age 15 - 44	482	17.1%
Householder Age 45 - 54	345	12.2%
Householder Age 55 - 64	540	19.1%
Householder Age 65 - 74	548	19.4%
Householder Age 75+	906	32.1%

Households by Race of Householder		
Total	10,809	100.0%
Householder is White Alone	8,144	75.3%
Householder is Black Alone	46	0.4%
Householder is American Indian Alone	204	1.9%
Householder is Asian Alone	81	0.7%
Householder is Pacific Islander Alone	12	0.1%
Householder is Some Other Race Alone	2,042	18.9%
Householder is Two or More Races	280	2.6%
Households with Hispanic Householder	3,809	35.2%

Husband-wife Families by Race of Householder		
Total	6,094	100.0%
Householder is White Alone	4,414	72.4%
Householder is Black Alone	24	0.4%
Householder is American Indian Alone	124	2.0%
Householder is Asian Alone	45	0.7%
Householder is Pacific Islander Alone	5	0.1%
Householder is Some Other Race Alone	1,318	21.6%
Householder is Two or More Races	164	2.7%
Husband-wife Families with Hispanic Householder	2,436	40.0%

Other Families (No Spouse) by Race of Householder		
Total	1,896	100.0%
Householder is White Alone	1,209	63.8%
Householder is Black Alone	12	0.6%
Householder is American Indian Alone	51	2.7%
Householder is Asian Alone	10	0.5%
Householder is Pacific Islander Alone	1	0.1%
Householder is Some Other Race Alone	546	28.8%
Householder is Two or More Races	67	3.5%
Other Families with Hispanic Householder	1,021	53.9%

Nonfamily Households by Race of Householder		
Total	2,821	100.0%
Householder is White Alone	2,522	89.4%
Householder is Black Alone	10	0.4%
Householder is American Indian Alone	29	1.0%
Householder is Asian Alone	26	0.9%
Householder is Pacific Islander Alone	6	0.2%
Householder is Some Other Race Alone	179	6.3%
Householder is Two or More Races	49	1.7%
Nonfamily Households with Hispanic Householder	351	12.4%

Source: U.S. Census Bureau, Census 2010 Summary File 1.



2010 Census Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
115 N Arney Rd, Woodburn, Oregon, 97071
Ring: 5 mile radius

Prepared by Esri
Latitude: 45.15246
Longitude: -122.88395

Total Housing Units by Occupancy

Total	11,748	100.0%
Occupied Housing Units	10,810	92.0%
Vacant Housing Units		
For Rent	362	3.1%
Rented, not Occupied	15	0.1%
For Sale Only	251	2.1%
Sold, not Occupied	42	0.4%
For Seasonal/Recreational/Occasional Use	62	0.5%
For Migrant Workers	3	0.0%
Other Vacant	203	1.7%
Total Vacancy Rate	8.0%	

Households by Tenure and Mortgage Status

Total	10,810	100.0%
Owner Occupied	7,213	66.7%
Owned with a Mortgage/Loan	5,174	47.9%
Owned Free and Clear	2,039	18.9%
Average Household Size	3.01	
Renter Occupied	3,597	33.3%
Average Household Size	3.67	

Owner-occupied Housing Units by Race of Householder

Total	7,213	100.0%
Householder is White Alone	5,921	82.1%
Householder is Black Alone	22	0.3%
Householder is American Indian Alone	98	1.4%
Householder is Asian Alone	55	0.8%
Householder is Pacific Islander Alone	5	0.1%
Householder is Some Other Race Alone	942	13.1%
Householder is Two or More Races	170	2.4%
Owner-occupied Housing Units with Hispanic Householder	1,809	25.1%

Renter-occupied Housing Units by Race of Householder

Total	3,598	100.0%
Householder is White Alone	2,224	61.8%
Householder is Black Alone	24	0.7%
Householder is American Indian Alone	106	2.9%
Householder is Asian Alone	27	0.8%
Householder is Pacific Islander Alone	7	0.2%
Householder is Some Other Race Alone	1,100	30.6%
Householder is Two or More Races	110	3.1%
Renter-occupied Housing Units with Hispanic Householder	2,000	55.6%

Average Household Size by Race/Hispanic Origin of Householder

Householder is White Alone	2.75
Householder is Black Alone	4.13
Householder is American Indian Alone	4.58
Householder is Asian Alone	2.94
Householder is Pacific Islander Alone	3.00
Householder is Some Other Race Alone	4.88
Householder is Two or More Races	4.12
Householder is Hispanic	4.76

Source: U.S. Census Bureau, Census 2010 Summary File 1.



Demographic and Income Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
 115 N Arney Rd, Woodburn, Oregon, 97071
 Ring: 1 mile radius

Prepared by Esri
 Latitude: 45.15246
 Longitude: -122.88395

Summary	Census 2010	2017	2022
Population	6,669	7,734	8,346
Households	2,874	3,206	3,424
Families	1,769	1,959	2,086
Average Household Size	2.29	2.38	2.41
Owner Occupied Housing Units	1,922	2,077	2,215
Renter Occupied Housing Units	952	1,128	1,210
Median Age	40.3	40.5	40.3
Trends: 2017 - 2022 Annual Rate	Area	State	National
Population	1.53%	1.03%	0.83%
Households	1.32%	0.98%	0.79%
Families	1.26%	0.87%	0.71%
Owner HHs	1.29%	0.94%	0.72%
Median Household Income	2.98%	2.63%	2.12%

Households by Income	2017		2022	
	Number	Percent	Number	Percent
<\$15,000	414	12.9%	413	12.1%
\$15,000 - \$24,999	403	12.6%	386	11.3%
\$25,000 - \$34,999	399	12.4%	356	10.4%
\$35,000 - \$49,999	481	15.0%	405	11.8%
\$50,000 - \$74,999	709	22.1%	734	21.4%
\$75,000 - \$99,999	417	13.0%	590	17.2%
\$100,000 - \$149,999	227	7.1%	318	9.3%
\$150,000 - \$199,999	93	2.9%	134	3.9%
\$200,000+	63	2.0%	89	2.6%
Median Household Income	\$46,253		\$53,580	
Average Household Income	\$57,757		\$67,892	
Per Capita Income	\$22,330		\$25,979	

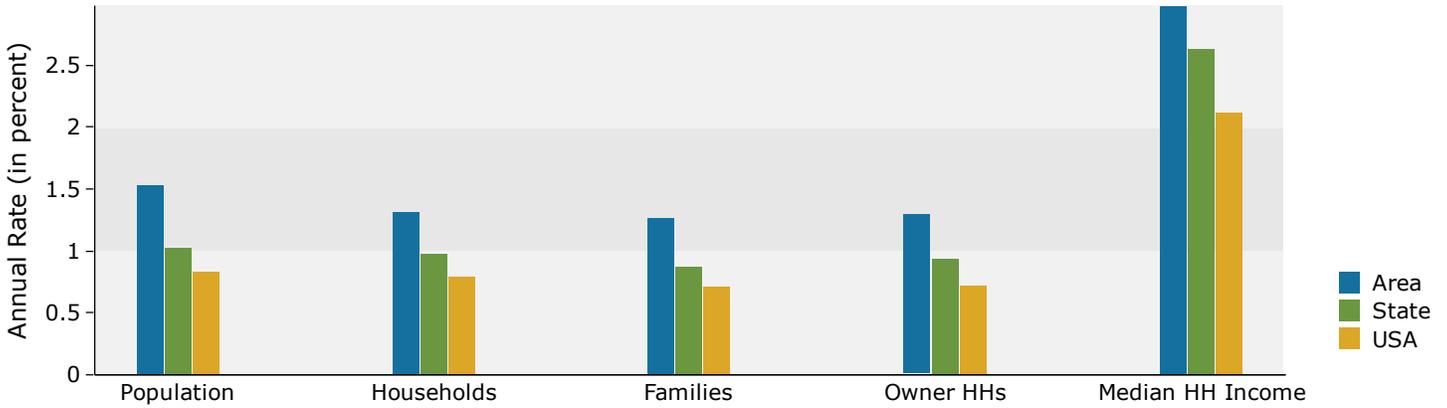
Population by Age	Census 2010		2017		2022	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	519	7.8%	571	7.4%	610	7.3%
5 - 9	476	7.1%	541	7.0%	606	7.3%
10 - 14	416	6.2%	484	6.3%	574	6.9%
15 - 19	404	6.1%	426	5.5%	501	6.0%
20 - 24	386	5.8%	426	5.5%	397	4.8%
25 - 34	750	11.2%	975	12.6%	952	11.4%
35 - 44	704	10.6%	774	10.0%	948	11.4%
45 - 54	606	9.1%	672	8.7%	751	9.0%
55 - 64	689	10.3%	819	10.6%	843	10.1%
65 - 74	698	10.5%	920	11.9%	991	11.9%
75 - 84	618	9.3%	642	8.3%	737	8.8%
85+	402	6.0%	483	6.2%	435	5.2%

Race and Ethnicity	Census 2010		2017		2022	
	Number	Percent	Number	Percent	Number	Percent
White Alone	4,884	73.2%	5,434	70.3%	5,703	68.3%
Black Alone	24	0.4%	30	0.4%	36	0.4%
American Indian Alone	94	1.4%	119	1.5%	140	1.7%
Asian Alone	49	0.7%	66	0.9%	74	0.9%
Pacific Islander Alone	4	0.1%	8	0.1%	10	0.1%
Some Other Race Alone	1,354	20.3%	1,739	22.5%	1,994	23.9%
Two or More Races	260	3.9%	339	4.4%	388	4.6%
Hispanic Origin (Any Race)	2,745	41.2%	3,535	45.7%	4,132	49.5%

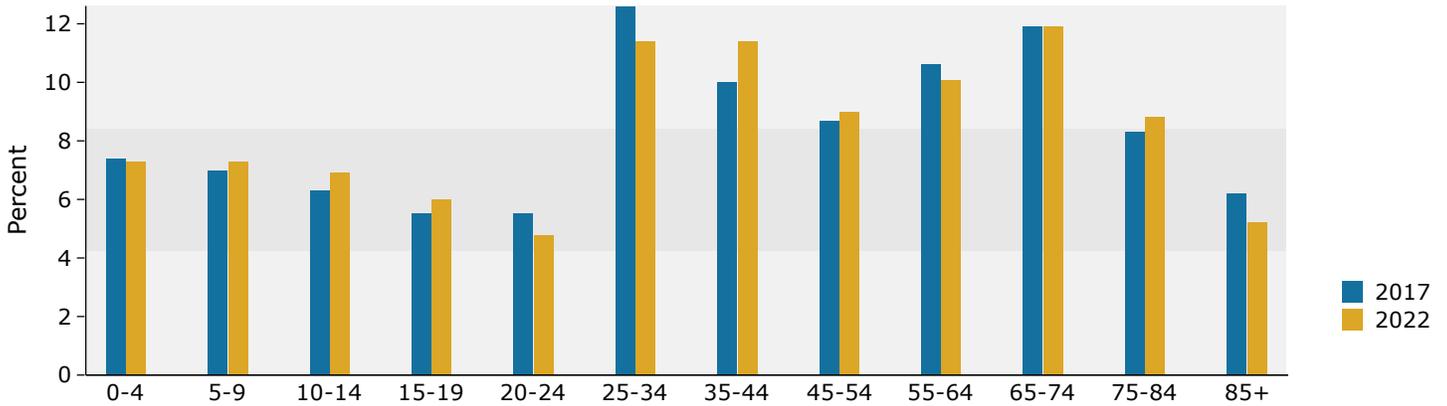
Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022.

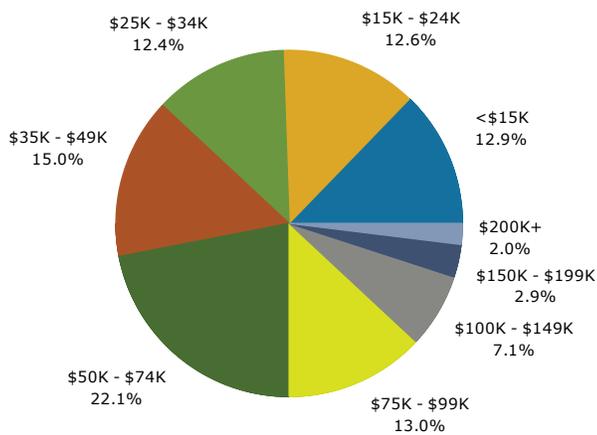
Trends 2017-2022



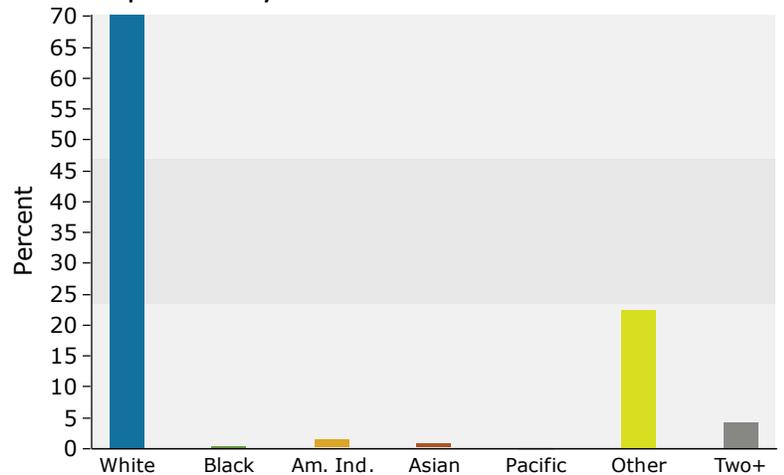
Population by Age



2017 Household Income



2017 Population by Race



2017 Percent Hispanic Origin: 45.7%



Demographic and Income Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
 115 N Arney Rd, Woodburn, Oregon, 97071
 Ring: 3 mile radius

Prepared by Esri
 Latitude: 45.15246
 Longitude: -122.88395

Summary	Census 2010	2017	2022
Population	27,074	29,201	30,729
Households	8,351	8,872	9,313
Families	6,008	6,307	6,585
Average Household Size	3.20	3.25	3.26
Owner Occupied Housing Units	5,372	5,535	5,791
Renter Occupied Housing Units	2,979	3,337	3,522
Median Age	31.8	32.8	33.8
Trends: 2017 - 2022 Annual Rate	Area	State	National
Population	1.03%	1.03%	0.83%
Households	0.97%	0.98%	0.79%
Families	0.87%	0.87%	0.71%
Owner HHs	0.91%	0.94%	0.72%
Median Household Income	2.38%	2.63%	2.12%

Households by Income	2017		2022	
	Number	Percent	Number	Percent
<\$15,000	931	10.5%	910	9.8%
\$15,000 - \$24,999	1,056	11.9%	981	10.5%
\$25,000 - \$34,999	1,104	12.4%	970	10.4%
\$35,000 - \$49,999	1,405	15.8%	1,196	12.8%
\$50,000 - \$74,999	1,998	22.5%	2,035	21.9%
\$75,000 - \$99,999	1,225	13.8%	1,660	17.8%
\$100,000 - \$149,999	744	8.4%	1,001	10.7%
\$150,000 - \$199,999	265	3.0%	361	3.9%
\$200,000+	145	1.6%	199	2.1%
Median Household Income	\$49,142		\$55,274	
Average Household Income	\$59,439		\$69,245	
Per Capita Income	\$18,565		\$21,500	

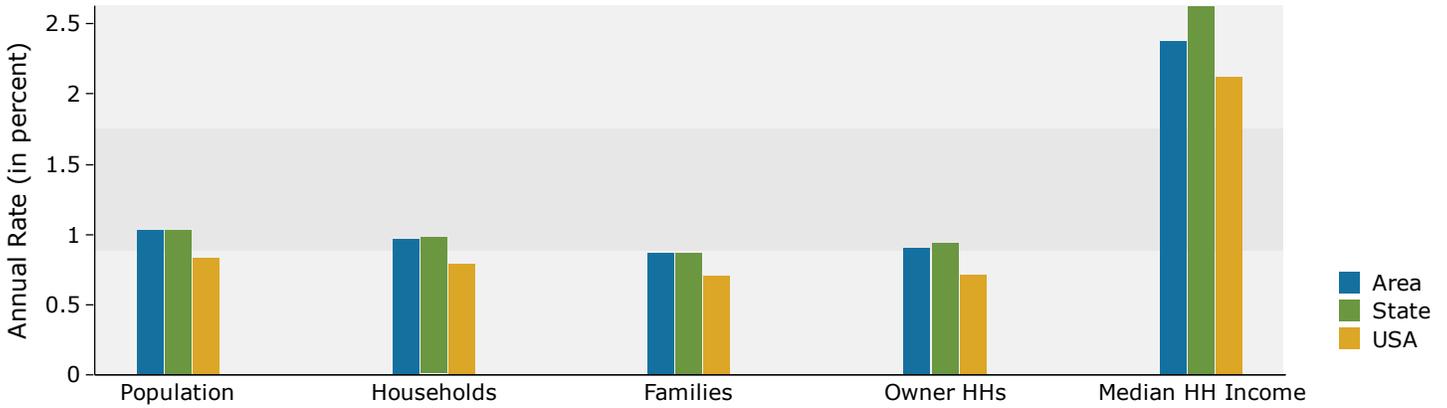
Population by Age	Census 2010		2017		2022	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	2,523	9.3%	2,570	8.8%	2,668	8.7%
5 - 9	2,282	8.4%	2,455	8.4%	2,576	8.4%
10 - 14	2,184	8.1%	2,213	7.6%	2,510	8.2%
15 - 19	2,169	8.0%	2,099	7.2%	2,252	7.3%
20 - 24	1,878	6.9%	2,066	7.1%	1,931	6.3%
25 - 34	3,653	13.5%	4,056	13.9%	3,914	12.7%
35 - 44	3,354	12.4%	3,363	11.5%	3,817	12.4%
45 - 54	2,646	9.8%	2,810	9.6%	2,974	9.7%
55 - 64	2,361	8.7%	2,712	9.3%	2,774	9.0%
65 - 74	1,882	7.0%	2,490	8.5%	2,709	8.8%
75 - 84	1,407	5.2%	1,484	5.1%	1,760	5.7%
85+	735	2.7%	883	3.0%	844	2.7%

Race and Ethnicity	Census 2010		2017		2022	
	Number	Percent	Number	Percent	Number	Percent
White Alone	16,831	62.2%	17,493	59.9%	17,998	58.6%
Black Alone	187	0.7%	215	0.7%	236	0.8%
American Indian Alone	728	2.7%	834	2.9%	939	3.1%
Asian Alone	213	0.8%	260	0.9%	286	0.9%
Pacific Islander Alone	30	0.1%	43	0.1%	53	0.2%
Some Other Race Alone	8,095	29.9%	9,213	31.6%	9,966	32.4%
Two or More Races	989	3.7%	1,143	3.9%	1,251	4.1%
Hispanic Origin (Any Race)	15,182	56.1%	17,304	59.3%	19,075	62.1%

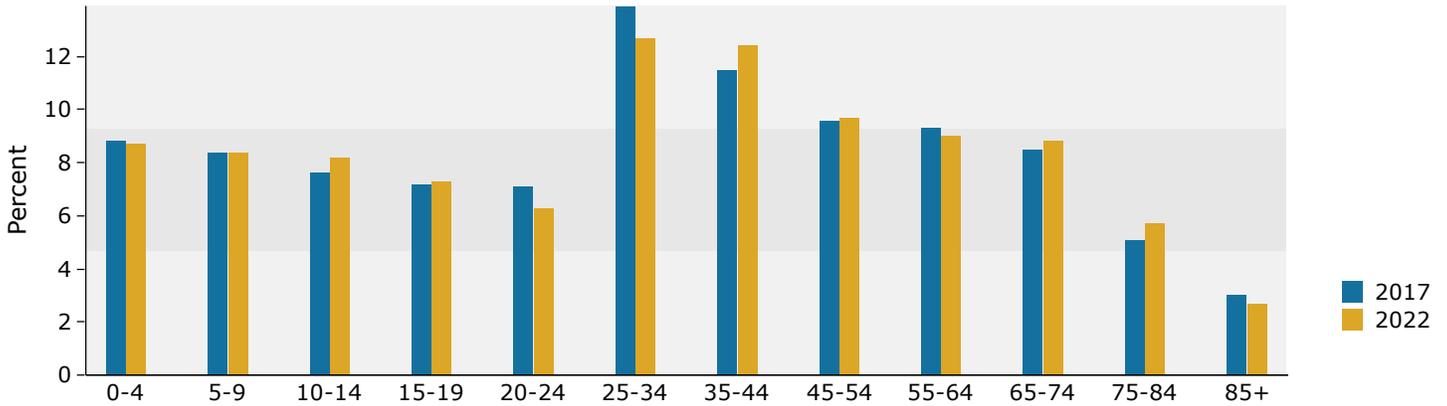
Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022.

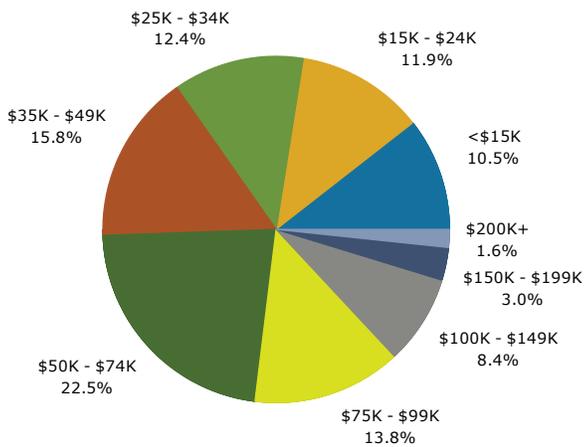
Trends 2017-2022



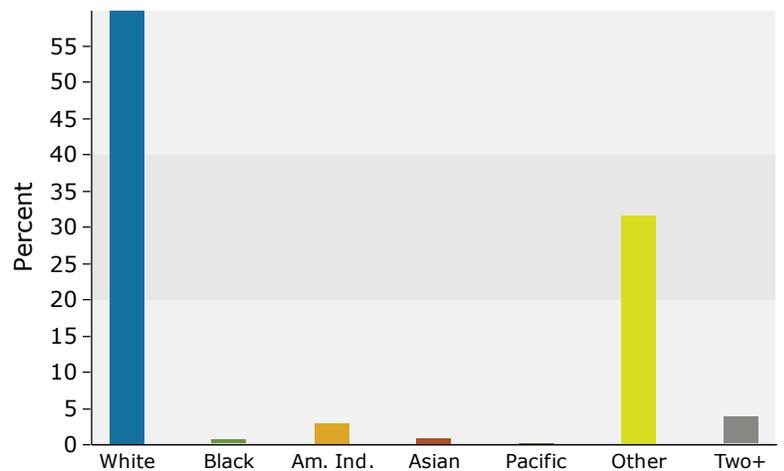
Population by Age



2017 Household Income



2017 Population by Race



2017 Percent Hispanic Origin: 59.3%



Demographic and Income Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
 115 N Arney Rd, Woodburn, Oregon, 97071
 Ring: 5 mile radius

Prepared by Esri
 Latitude: 45.15246
 Longitude: -122.88395

Summary	Census 2010	2017	2022
Population	35,416	38,059	40,009
Households	10,810	11,450	12,003
Families	7,989	8,371	8,734
Average Household Size	3.23	3.28	3.29
Owner Occupied Housing Units	7,213	7,404	7,743
Renter Occupied Housing Units	3,597	4,046	4,259
Median Age	31.6	32.7	33.5
Trends: 2017 - 2022 Annual Rate	Area	State	National
Population	1.00%	1.03%	0.83%
Households	0.95%	0.98%	0.79%
Families	0.85%	0.87%	0.71%
Owner HHs	0.90%	0.94%	0.72%
Median Household Income	2.33%	2.63%	2.12%

Households by Income	2017		2022	
	Number	Percent	Number	Percent
<\$15,000	1,136	9.9%	1,108	9.2%
\$15,000 - \$24,999	1,291	11.3%	1,198	10.0%
\$25,000 - \$34,999	1,411	12.3%	1,237	10.3%
\$35,000 - \$49,999	1,793	15.7%	1,518	12.6%
\$50,000 - \$74,999	2,566	22.4%	2,587	21.6%
\$75,000 - \$99,999	1,677	14.6%	2,230	18.6%
\$100,000 - \$149,999	1,023	8.9%	1,366	11.4%
\$150,000 - \$199,999	365	3.2%	499	4.2%
\$200,000+	188	1.6%	259	2.2%
Median Household Income	\$50,571		\$56,744	
Average Household Income	\$60,907		\$70,914	
Per Capita Income	\$18,777		\$21,724	

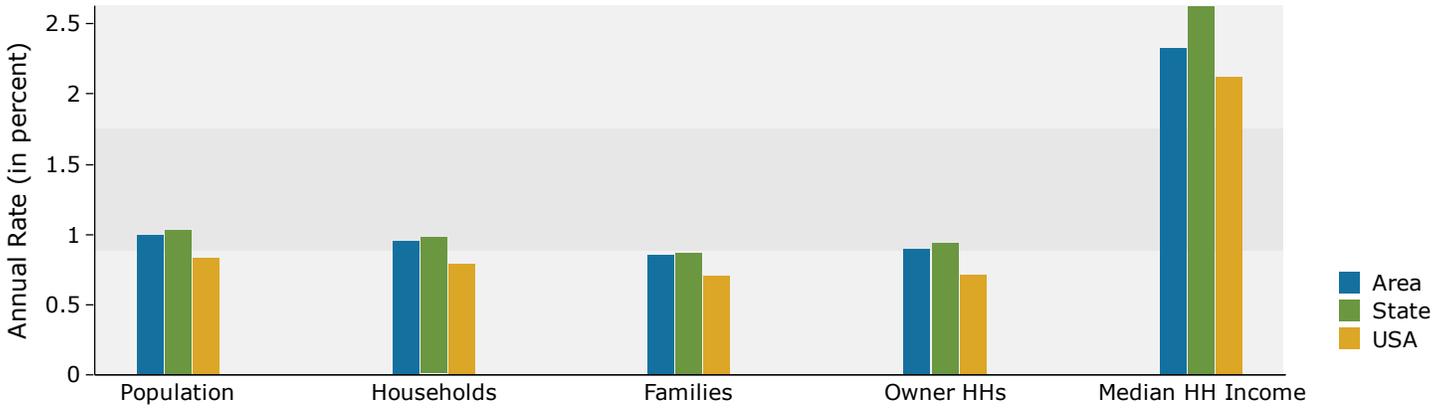
Population by Age	Census 2010		2017		2022	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	3,239	9.1%	3,293	8.7%	3,433	8.6%
5 - 9	3,022	8.5%	3,181	8.4%	3,343	8.4%
10 - 14	2,933	8.3%	2,930	7.7%	3,277	8.2%
15 - 19	2,888	8.2%	2,785	7.3%	2,963	7.4%
20 - 24	2,437	6.9%	2,691	7.1%	2,509	6.3%
25 - 34	4,812	13.6%	5,364	14.1%	5,317	13.3%
35 - 44	4,512	12.7%	4,536	11.9%	5,114	12.8%
45 - 54	3,734	10.5%	3,878	10.2%	3,999	10.0%
55 - 64	3,125	8.8%	3,647	9.6%	3,712	9.3%
65 - 74	2,315	6.5%	3,083	8.1%	3,370	8.4%
75 - 84	1,610	4.5%	1,718	4.5%	2,054	5.1%
85+	789	2.2%	951	2.5%	918	2.3%

Race and Ethnicity	Census 2010		2017		2022	
	Number	Percent	Number	Percent	Number	Percent
White Alone	22,700	64.1%	23,457	61.6%	24,056	60.1%
Black Alone	235	0.7%	272	0.7%	299	0.7%
American Indian Alone	916	2.6%	1,047	2.8%	1,178	2.9%
Asian Alone	289	0.8%	352	0.9%	389	1.0%
Pacific Islander Alone	41	0.1%	58	0.2%	73	0.2%
Some Other Race Alone	9,969	28.1%	11,406	30.0%	12,406	31.0%
Two or More Races	1,266	3.6%	1,467	3.9%	1,610	4.0%
Hispanic Origin (Any Race)	18,537	52.3%	21,213	55.7%	23,486	58.7%

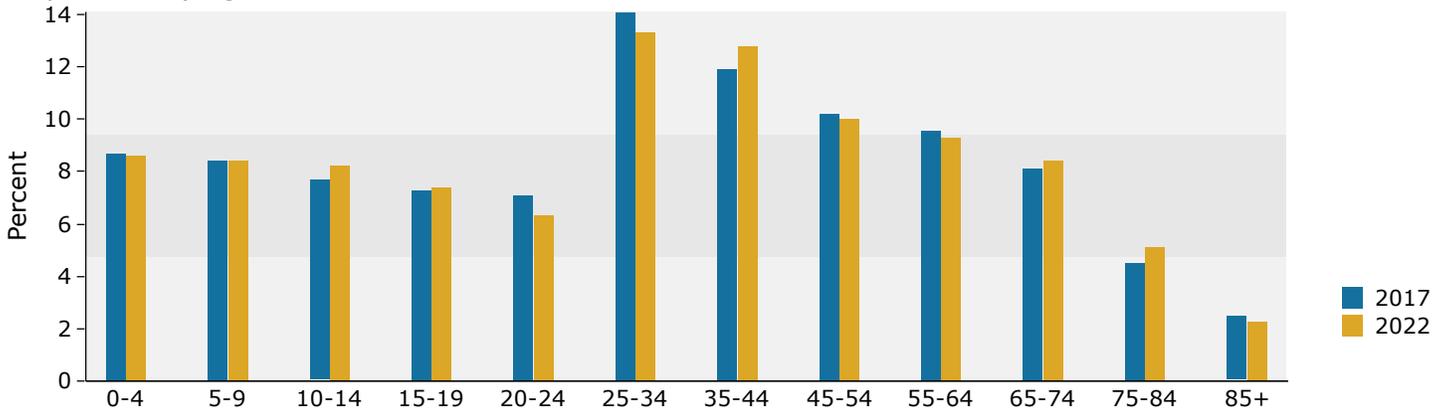
Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022.

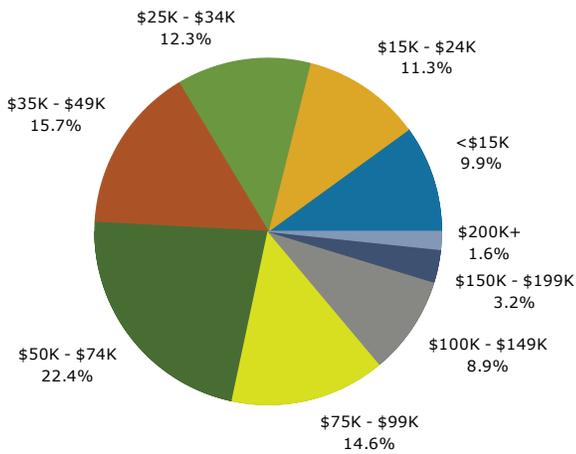
Trends 2017-2022



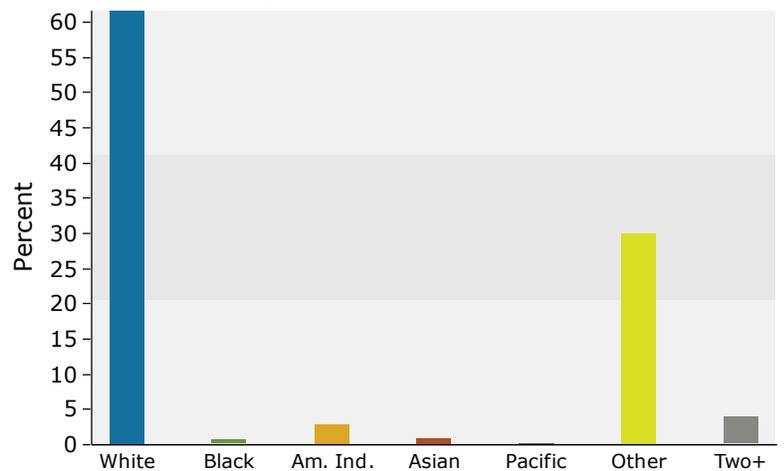
Population by Age



2017 Household Income



2017 Population by Race



2017 Percent Hispanic Origin: 55.7%



Executive Summary

115 N Arney Rd, Woodburn, Oregon, 97071 2
115 N Arney Rd, Woodburn, Oregon, 97071
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 45.15246
Longitude: -122.88395

	1 mile	3 miles	5 miles
Population			
2000 Population	5,097	22,809	30,244
2010 Population	6,669	27,074	35,416
2017 Population	7,734	29,201	38,059
2022 Population	8,346	30,729	40,009
2000-2010 Annual Rate	2.72%	1.73%	1.59%
2010-2017 Annual Rate	2.06%	1.05%	1.00%
2017-2022 Annual Rate	1.53%	1.03%	1.00%
2017 Male Population	47.9%	50.8%	51.0%
2017 Female Population	52.1%	49.3%	49.0%
2017 Median Age	40.5	32.8	32.7

In the identified area, the current year population is 38,059. In 2010, the Census count in the area was 35,416. The rate of change since 2010 was 1.00% annually. The five-year projection for the population in the area is 40,009 representing a change of 1.00% annually from 2017 to 2022. Currently, the population is 51.0% male and 49.0% female.

Median Age

The median age in this area is 40.5, compared to U.S. median age of 38.2.

Race and Ethnicity

2017 White Alone	70.3%	59.9%	61.6%
2017 Black Alone	0.4%	0.7%	0.7%
2017 American Indian/Alaska Native Alone	1.5%	2.9%	2.8%
2017 Asian Alone	0.9%	0.9%	0.9%
2017 Pacific Islander Alone	0.1%	0.1%	0.2%
2017 Other Race	22.5%	31.6%	30.0%
2017 Two or More Races	4.4%	3.9%	3.9%
2017 Hispanic Origin (Any Race)	45.7%	59.3%	55.7%

Persons of Hispanic origin represent 55.7% of the population in the identified area compared to 18.1% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 80.7 in the identified area, compared to 64.0 for the U.S. as a whole.

Households

2000 Households	2,316	7,058	9,195
2010 Households	2,874	8,351	10,810
2017 Total Households	3,206	8,872	11,450
2022 Total Households	3,424	9,313	12,003
2000-2010 Annual Rate	2.18%	1.70%	1.63%
2010-2017 Annual Rate	1.52%	0.84%	0.80%
2017-2022 Annual Rate	1.32%	0.97%	0.95%
2017 Average Household Size	2.38	3.25	3.28

The household count in this area has changed from 10,810 in 2010 to 11,450 in the current year, a change of 0.80% annually. The five-year projection of households is 12,003, a change of 0.95% annually from the current year total. Average household size is currently 3.28, compared to 3.23 in the year 2010. The number of families in the current year is 8,371 in the specified area.

Data Note: Income is expressed in current dollars

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022. Esri converted Census 2000 data into 2010 geography.

March 30, 2018



Executive Summary

115 N Arney Rd, Woodburn, Oregon, 97071 2
 115 N Arney Rd, Woodburn, Oregon, 97071
 Rings: 1, 3, 5 mile radii

Prepared by Esri
 Latitude: 45.15246
 Longitude: -122.88395

	1 mile	3 miles	5 miles
Median Household Income			
2017 Median Household Income	\$46,253	\$49,142	\$50,571
2022 Median Household Income	\$53,580	\$55,274	\$56,744
2017-2022 Annual Rate	2.98%	2.38%	2.33%
Average Household Income			
2017 Average Household Income	\$57,757	\$59,439	\$60,907
2022 Average Household Income	\$67,892	\$69,245	\$70,914
2017-2022 Annual Rate	3.29%	3.10%	3.09%
Per Capita Income			
2017 Per Capita Income	\$22,330	\$18,565	\$18,777
2022 Per Capita Income	\$25,979	\$21,500	\$21,724
2017-2022 Annual Rate	3.07%	2.98%	2.96%

Current median household income is \$50,571 in the area, compared to \$56,124 for all U.S. households. Median household income is projected to be \$56,744 in five years, compared to \$62,316 for all U.S. households

Current average household income is \$60,907 in this area, compared to \$80,675 for all U.S. households. Average household income is projected to be \$70,914 in five years, compared to \$91,585 for all U.S. households

Current per capita income is \$18,777 in the area, compared to the U.S. per capita income of \$30,820. The per capita income is projected to be \$21,724 in five years, compared to \$34,828 for all U.S. households

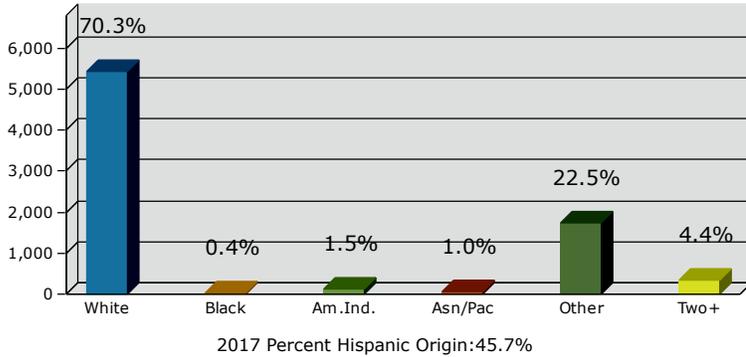
Housing			
2000 Total Housing Units	2,557	7,640	9,906
2000 Owner Occupied Housing Units	1,759	4,804	6,413
2000 Renter Occupied Housing Units	557	2,254	2,782
2000 Vacant Housing Units	241	582	711
2010 Total Housing Units	3,298	9,135	11,744
2010 Owner Occupied Housing Units	1,922	5,372	7,213
2010 Renter Occupied Housing Units	952	2,979	3,597
2010 Vacant Housing Units	424	784	934
2017 Total Housing Units	3,581	9,558	12,282
2017 Owner Occupied Housing Units	2,077	5,535	7,404
2017 Renter Occupied Housing Units	1,128	3,337	4,046
2017 Vacant Housing Units	375	686	832
2022 Total Housing Units	3,752	9,916	12,754
2022 Owner Occupied Housing Units	2,215	5,791	7,743
2022 Renter Occupied Housing Units	1,210	3,522	4,259
2022 Vacant Housing Units	328	603	751

Currently, 60.3% of the 12,282 housing units in the area are owner occupied; 32.9%, renter occupied; and 6.8% are vacant. Currently, in the U.S., 55.6% of the housing units in the area are owner occupied; 33.1% are renter occupied; and 11.3% are vacant. In 2010, there were 11,744 housing units in the area - 61.4% owner occupied, 30.6% renter occupied, and 8.0% vacant. The annual rate of change in housing units since 2010 is 2.01%. Median home value in the area is \$190,593, compared to a median home value of \$207,344 for the U.S. In five years, median value is projected to change by 6.51% annually to \$261,267.

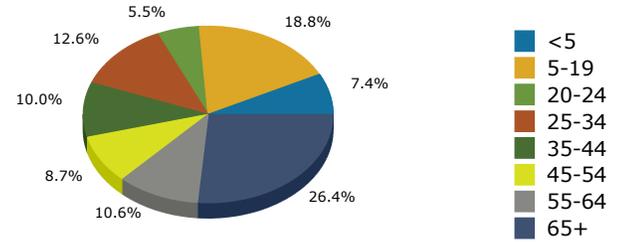
Data Note: Income is expressed in current dollars

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022. Esri converted Census 2000 data into 2010 geography.

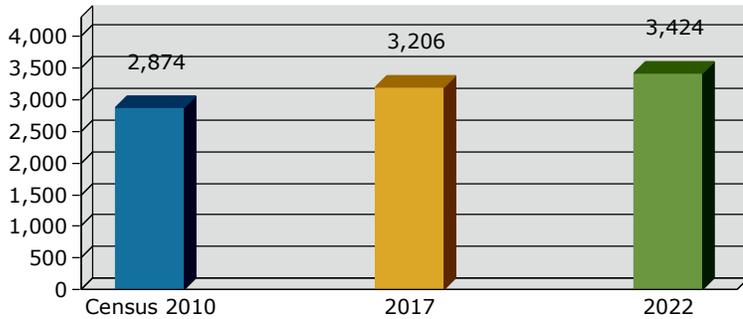
2017 Population by Race



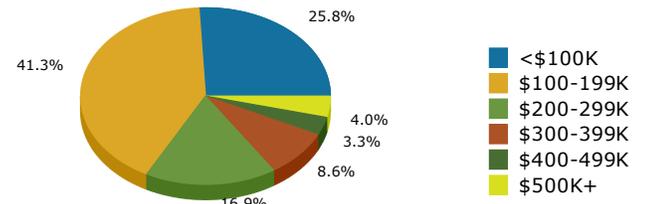
2017 Population by Age



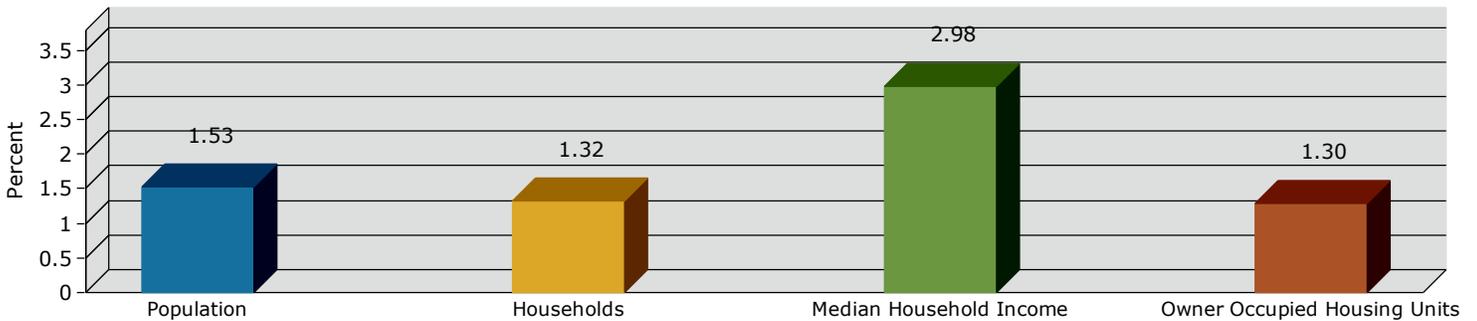
Households



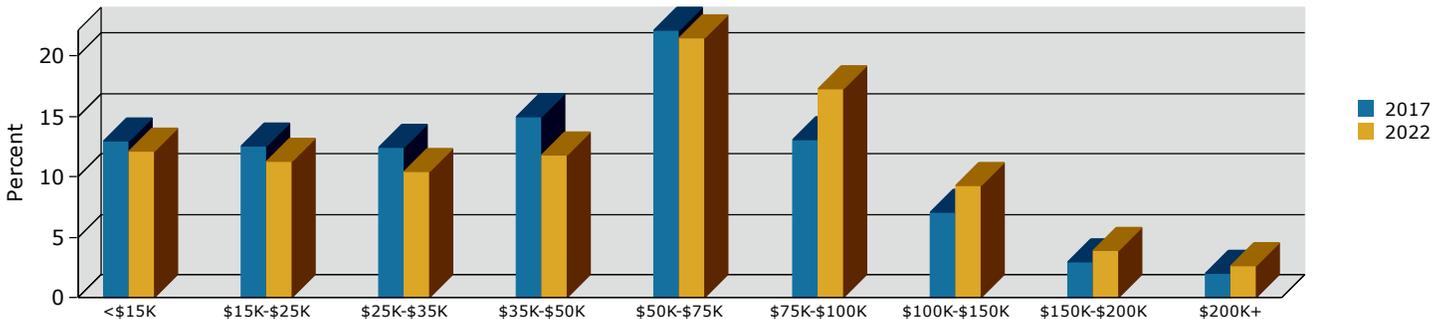
2017 Home Value



2017-2022 Annual Growth Rate



Household Income

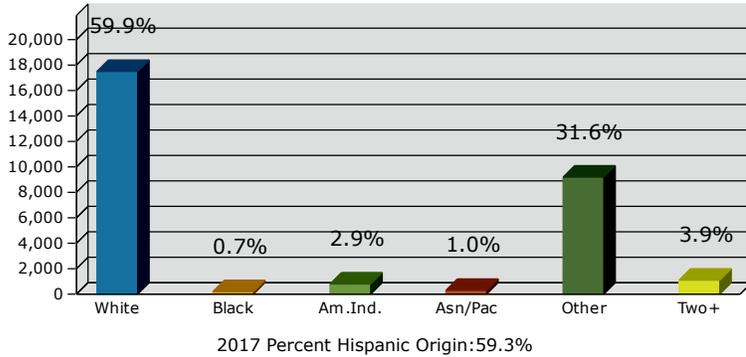


Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022.

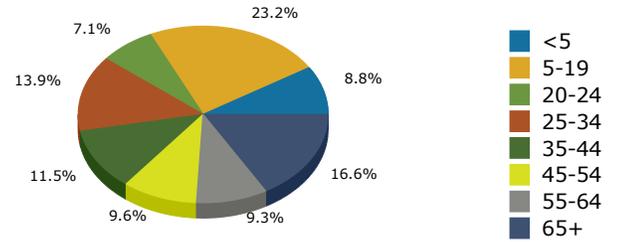
115 N Arney Rd, Woodburn, Oregon, 97071 2
 115 N Arney Rd, Woodburn, Oregon, 97071
 Ring: 3 mile radius

Prepared by Esri
 Latitude: 45.15246
 Longitude: -122.88395

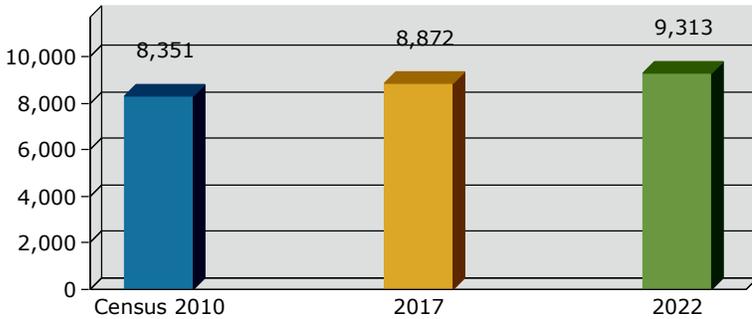
2017 Population by Race



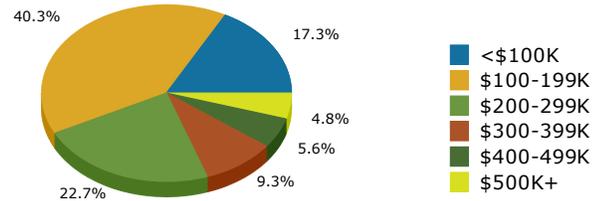
2017 Population by Age



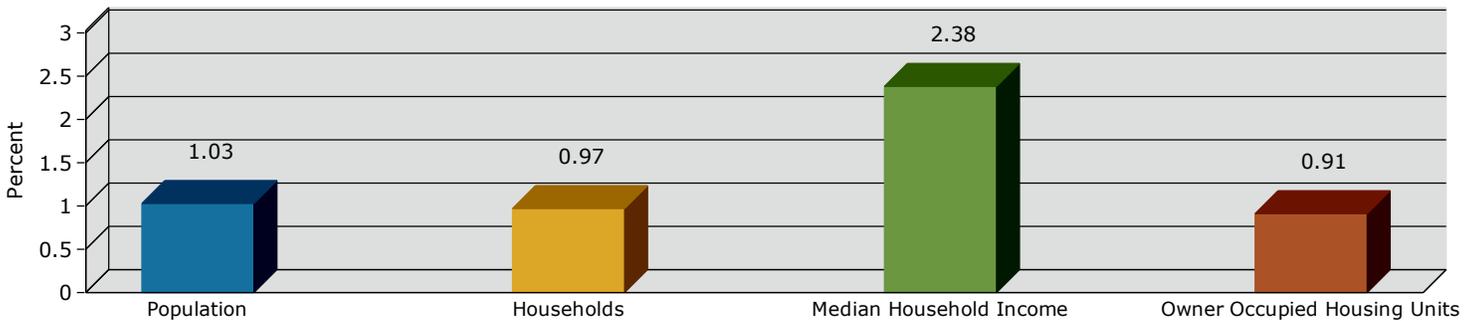
Households



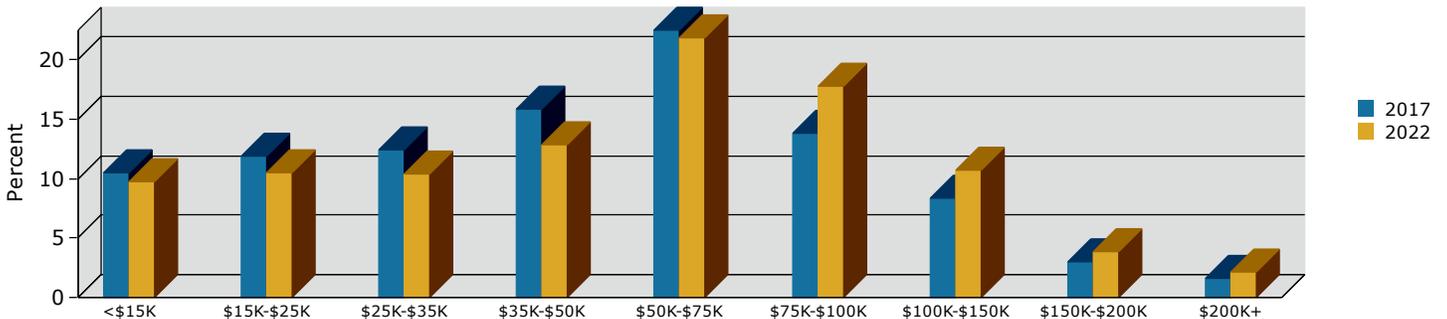
2017 Home Value



2017-2022 Annual Growth Rate

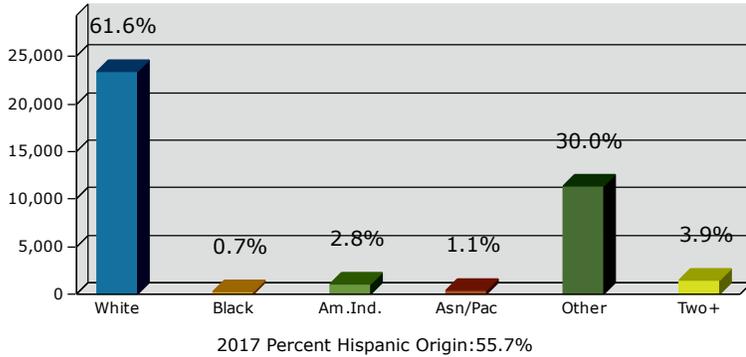


Household Income

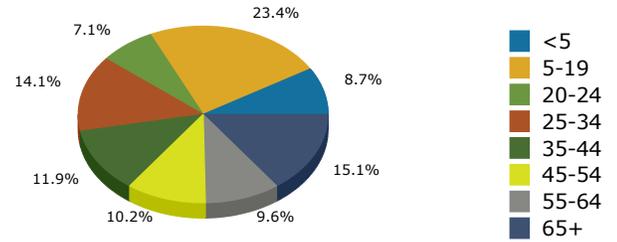


Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022.

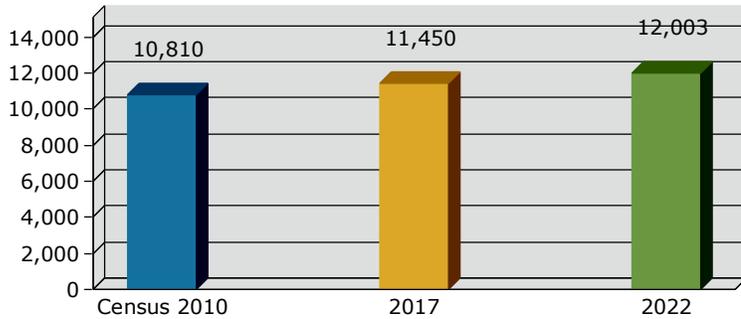
2017 Population by Race



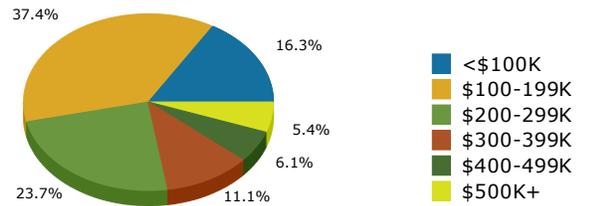
2017 Population by Age



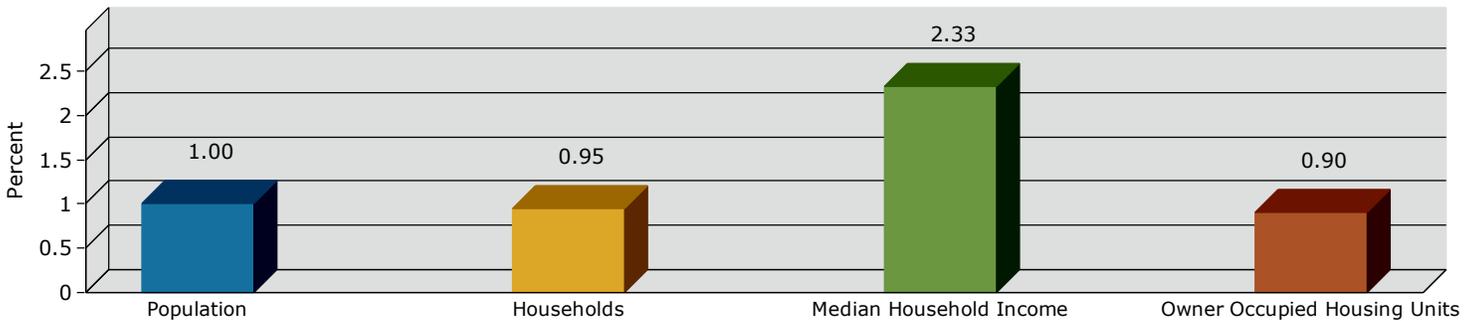
Households



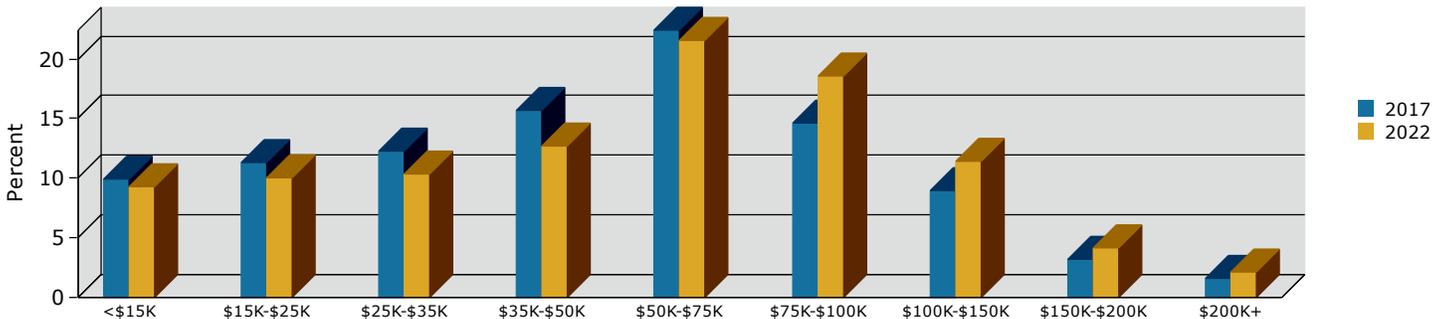
2017 Home Value



2017-2022 Annual Growth Rate



Household Income



Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022.



Market Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
 115 N Arney Rd, Woodburn, Oregon, 97071
 Rings: 1, 3, 5 mile radii

Prepared by Esri
 Latitude: 45.15246
 Longitude: -122.88395

	1 mile	3 miles	5 miles
Population Summary			
2000 Total Population	5,097	22,809	30,244
2010 Total Population	6,669	27,074	35,416
2017 Total Population	7,734	29,201	38,059
2017 Group Quarters	94	385	502
2022 Total Population	8,346	30,729	40,009
2017-2022 Annual Rate	1.53%	1.03%	1.00%
2017 Total Daytime Population	7,969	28,518	35,960
Workers	3,714	12,118	15,047
Residents	4,255	16,400	20,913
Household Summary			
2000 Households	2,316	7,058	9,195
2000 Average Household Size	2.17	3.17	3.22
2010 Households	2,874	8,351	10,810
2010 Average Household Size	2.29	3.20	3.23
2017 Households	3,206	8,872	11,450
2017 Average Household Size	2.38	3.25	3.28
2022 Households	3,424	9,313	12,003
2022 Average Household Size	2.41	3.26	3.29
2017-2022 Annual Rate	1.32%	0.97%	0.95%
2010 Families	1,769	6,008	7,989
2010 Average Family Size	2.97	3.75	3.73
2017 Families	1,959	6,307	8,371
2017 Average Family Size	3.09	3.82	3.80
2022 Families	2,086	6,585	8,734
2022 Average Family Size	3.13	3.84	3.82
2017-2022 Annual Rate	1.26%	0.87%	0.85%
Housing Unit Summary			
2000 Housing Units	2,557	7,640	9,906
Owner Occupied Housing Units	68.8%	62.9%	64.7%
Renter Occupied Housing Units	21.8%	29.5%	28.1%
Vacant Housing Units	9.4%	7.6%	7.2%
2010 Housing Units	3,298	9,135	11,744
Owner Occupied Housing Units	58.3%	58.8%	61.4%
Renter Occupied Housing Units	28.9%	32.6%	30.6%
Vacant Housing Units	12.9%	8.6%	8.0%
2017 Housing Units	3,581	9,558	12,282
Owner Occupied Housing Units	58.0%	57.9%	60.3%
Renter Occupied Housing Units	31.5%	34.9%	32.9%
Vacant Housing Units	10.5%	7.2%	6.8%
2022 Housing Units	3,752	9,916	12,754
Owner Occupied Housing Units	59.0%	58.4%	60.7%
Renter Occupied Housing Units	32.2%	35.5%	33.4%
Vacant Housing Units	8.7%	6.1%	5.9%
Median Household Income			
2017	\$46,253	\$49,142	\$50,571
2022	\$53,580	\$55,274	\$56,744
Median Home Value			
2017	\$159,325	\$181,735	\$190,593
2022	\$218,690	\$244,528	\$261,267
Per Capita Income			
2017	\$22,330	\$18,565	\$18,777
2022	\$25,979	\$21,500	\$21,724
Median Age			
2010	40.3	31.8	31.6
2017	40.5	32.8	32.7
2022	40.3	33.8	33.5

Data Note: Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022 Esri converted Census 2000 data into 2010 geography.



Market Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
 115 N Arney Rd, Woodburn, Oregon, 97071
 Rings: 1, 3, 5 mile radii

Prepared by Esri
 Latitude: 45.15246
 Longitude: -122.88395

	1 mile	3 miles	5 miles
2017 Households by Income			
Household Income Base	3,206	8,872	11,450
<\$15,000	12.9%	10.5%	9.9%
\$15,000 - \$24,999	12.6%	11.9%	11.3%
\$25,000 - \$34,999	12.4%	12.4%	12.3%
\$35,000 - \$49,999	15.0%	15.8%	15.7%
\$50,000 - \$74,999	22.1%	22.5%	22.4%
\$75,000 - \$99,999	13.0%	13.8%	14.6%
\$100,000 - \$149,999	7.1%	8.4%	8.9%
\$150,000 - \$199,999	2.9%	3.0%	3.2%
\$200,000+	2.0%	1.6%	1.6%
Average Household Income	\$57,757	\$59,439	\$60,907
2022 Households by Income			
Household Income Base	3,424	9,313	12,003
<\$15,000	12.1%	9.8%	9.2%
\$15,000 - \$24,999	11.3%	10.5%	10.0%
\$25,000 - \$34,999	10.4%	10.4%	10.3%
\$35,000 - \$49,999	11.8%	12.8%	12.6%
\$50,000 - \$74,999	21.4%	21.9%	21.6%
\$75,000 - \$99,999	17.2%	17.8%	18.6%
\$100,000 - \$149,999	9.3%	10.7%	11.4%
\$150,000 - \$199,999	3.9%	3.9%	4.2%
\$200,000+	2.6%	2.1%	2.2%
Average Household Income	\$67,892	\$69,245	\$70,914
2017 Owner Occupied Housing Units by Value			
Total	2,077	5,535	7,404
<\$50,000	16.4%	10.7%	10.2%
\$50,000 - \$99,999	9.4%	6.5%	6.1%
\$100,000 - \$149,999	20.3%	19.6%	17.9%
\$150,000 - \$199,999	21.0%	20.7%	19.5%
\$200,000 - \$249,999	10.9%	14.8%	15.2%
\$250,000 - \$299,999	6.1%	7.9%	8.5%
\$300,000 - \$399,999	8.6%	9.3%	11.1%
\$400,000 - \$499,999	3.3%	5.6%	6.1%
\$500,000 - \$749,999	2.0%	2.5%	3.0%
\$750,000 - \$999,999	1.6%	1.4%	1.4%
\$1,000,000 +	0.3%	0.9%	1.0%
Average Home Value	\$190,780	\$219,947	\$231,143
2022 Owner Occupied Housing Units by Value			
Total	2,215	5,791	7,743
<\$50,000	10.2%	6.5%	5.8%
\$50,000 - \$99,999	5.6%	3.8%	3.6%
\$100,000 - \$149,999	13.9%	12.8%	11.5%
\$150,000 - \$199,999	15.0%	14.0%	13.1%
\$200,000 - \$249,999	14.1%	14.4%	14.0%
\$250,000 - \$299,999	5.9%	8.0%	8.8%
\$300,000 - \$399,999	16.6%	16.1%	18.7%
\$400,000 - \$499,999	6.9%	11.4%	11.3%
\$500,000 - \$749,999	5.1%	6.4%	6.9%
\$750,000 - \$999,999	6.0%	4.7%	4.4%
\$1,000,000 +	0.6%	1.7%	2.0%
Average Home Value	\$280,280	\$310,400	\$319,449

Data Note: Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest dividends, net rents, pensions, SSI and welfare payments, child support, and alimony.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022 Esri converted Census 2000 data into 2010 geography.



Market Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
 115 N Arney Rd, Woodburn, Oregon, 97071
 Rings: 1, 3, 5 mile radii

Prepared by Esri
 Latitude: 45.15246
 Longitude: -122.88395

	1 mile	3 miles	5 miles
2010 Population by Age			
Total	6,670	27,075	35,416
0 - 4	7.8%	9.3%	9.1%
5 - 9	7.1%	8.4%	8.5%
10 - 14	6.2%	8.1%	8.3%
15 - 24	11.8%	14.9%	15.0%
25 - 34	11.2%	13.5%	13.6%
35 - 44	10.6%	12.4%	12.7%
45 - 54	9.1%	9.8%	10.5%
55 - 64	10.3%	8.7%	8.8%
65 - 74	10.5%	7.0%	6.5%
75 - 84	9.3%	5.2%	4.5%
85 +	6.0%	2.7%	2.2%
18 +	75.0%	69.3%	69.1%
2017 Population by Age			
Total	7,733	29,201	38,057
0 - 4	7.4%	8.8%	8.7%
5 - 9	7.0%	8.4%	8.4%
10 - 14	6.3%	7.6%	7.7%
15 - 24	11.0%	14.3%	14.4%
25 - 34	12.6%	13.9%	14.1%
35 - 44	10.0%	11.5%	11.9%
45 - 54	8.7%	9.6%	10.2%
55 - 64	10.6%	9.3%	9.6%
65 - 74	11.9%	8.5%	8.1%
75 - 84	8.3%	5.1%	4.5%
85 +	6.2%	3.0%	2.5%
18 +	76.0%	70.9%	70.9%
2022 Population by Age			
Total	8,345	30,729	40,009
0 - 4	7.3%	8.7%	8.6%
5 - 9	7.3%	8.4%	8.4%
10 - 14	6.9%	8.2%	8.2%
15 - 24	10.8%	13.6%	13.7%
25 - 34	11.4%	12.7%	13.3%
35 - 44	11.4%	12.4%	12.8%
45 - 54	9.0%	9.7%	10.0%
55 - 64	10.1%	9.0%	9.3%
65 - 74	11.9%	8.8%	8.4%
75 - 84	8.8%	5.7%	5.1%
85 +	5.2%	2.7%	2.3%
18 +	74.9%	70.3%	70.4%
2010 Population by Sex			
Males	3,152	13,729	18,060
Females	3,517	13,345	17,356
2017 Population by Sex			
Males	3,701	14,820	19,428
Females	4,033	14,382	18,631
2022 Population by Sex			
Males	4,053	15,609	20,440
Females	4,293	15,120	19,569

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022 Esri converted Census 2000 data into 2010 geography.



Market Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
 115 N Arney Rd, Woodburn, Oregon, 97071
 Rings: 1, 3, 5 mile radii

Prepared by Esri
 Latitude: 45.15246
 Longitude: -122.88395

	1 mile	3 miles	5 miles
2010 Population by Race/Ethnicity			
Total	6,669	27,073	35,416
White Alone	73.2%	62.2%	64.1%
Black Alone	0.4%	0.7%	0.7%
American Indian Alone	1.4%	2.7%	2.6%
Asian Alone	0.7%	0.8%	0.8%
Pacific Islander Alone	0.1%	0.1%	0.1%
Some Other Race Alone	20.3%	29.9%	28.1%
Two or More Races	3.9%	3.7%	3.6%
Hispanic Origin	41.2%	56.1%	52.3%
Diversity Index	72.3	80.3	79.4
2017 Population by Race/Ethnicity			
Total	7,735	29,201	38,059
White Alone	70.3%	59.9%	61.6%
Black Alone	0.4%	0.7%	0.7%
American Indian Alone	1.5%	2.9%	2.8%
Asian Alone	0.9%	0.9%	0.9%
Pacific Islander Alone	0.1%	0.1%	0.2%
Some Other Race Alone	22.5%	31.6%	30.0%
Two or More Races	4.4%	3.9%	3.9%
Hispanic Origin	45.7%	59.3%	55.7%
Diversity Index	75.1	81.4	80.7
2022 Population by Race/Ethnicity			
Total	8,345	30,729	40,011
White Alone	68.3%	58.6%	60.1%
Black Alone	0.4%	0.8%	0.7%
American Indian Alone	1.7%	3.1%	2.9%
Asian Alone	0.9%	0.9%	1.0%
Pacific Islander Alone	0.1%	0.2%	0.2%
Some Other Race Alone	23.9%	32.4%	31.0%
Two or More Races	4.6%	4.1%	4.0%
Hispanic Origin	49.5%	62.1%	58.7%
Diversity Index	76.6	81.8	81.3
2010 Population by Relationship and Household Type			
Total	6,669	27,074	35,416
In Households	98.7%	98.6%	98.6%
In Family Households	81.8%	87.3%	88.0%
Householder	24.2%	22.4%	22.6%
Spouse	19.1%	17.0%	17.3%
Child	30.6%	36.5%	37.1%
Other relative	4.9%	7.4%	7.2%
Nonrelative	2.9%	4.0%	3.8%
In Nonfamily Households	16.9%	11.4%	10.6%
In Group Quarters	1.3%	1.4%	1.4%
Institutionalized Population	0.5%	0.9%	0.9%
Noninstitutionalized Population	0.7%	0.4%	0.4%

Data Note: Persons of Hispanic Origin may be of any race. The Diversity Index measures the probability that two people from the same area will be from different race/ethnic groups.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022 Esri converted Census 2000 data into 2010 geography.



Market Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
 115 N Arney Rd, Woodburn, Oregon, 97071
 Rings: 1, 3, 5 mile radii

Prepared by Esri
 Latitude: 45.15246
 Longitude: -122.88395

	1 mile	3 miles	5 miles
2017 Population 25+ by Educational Attainment			
Total	5,288	17,798	23,180
Less than 9th Grade	9.8%	17.8%	16.7%
9th - 12th Grade, No Diploma	8.9%	10.6%	9.7%
High School Graduate	23.2%	22.3%	22.6%
GED/Alternative Credential	5.0%	4.8%	5.3%
Some College, No Degree	27.2%	22.2%	22.7%
Associate Degree	8.4%	6.8%	7.0%
Bachelor's Degree	13.9%	10.7%	10.9%
Graduate/Professional Degree	3.6%	4.8%	5.1%
2017 Population 15+ by Marital Status			
Total	6,139	21,964	28,656
Never Married	22.0%	31.2%	31.7%
Married	53.5%	51.1%	51.7%
Widowed	11.1%	6.5%	5.9%
Divorced	13.5%	11.2%	10.7%
2017 Civilian Population 16+ in Labor Force			
Civilian Employed	94.6%	93.6%	93.9%
Civilian Unemployed (Unemployment Rate)	5.4%	6.4%	6.1%
2017 Employed Population 16+ by Industry			
Total	3,525	13,075	17,500
Agriculture/Mining	13.1%	15.2%	14.7%
Construction	2.7%	6.4%	7.2%
Manufacturing	16.5%	17.4%	16.3%
Wholesale Trade	1.1%	2.6%	2.9%
Retail Trade	13.2%	11.5%	11.5%
Transportation/Utilities	6.2%	4.4%	4.1%
Information	1.3%	0.8%	0.8%
Finance/Insurance/Real Estate	3.5%	2.7%	3.2%
Services	38.6%	34.8%	35.0%
Public Administration	3.8%	4.2%	4.1%
2017 Employed Population 16+ by Occupation			
Total	3,525	13,076	17,499
White Collar	50.4%	40.0%	41.1%
Management/Business/Financial	13.0%	9.3%	9.4%
Professional	15.5%	11.2%	11.4%
Sales	7.0%	7.7%	7.7%
Administrative Support	15.0%	11.9%	12.5%
Services	18.1%	17.5%	17.2%
Blue Collar	31.5%	42.5%	41.7%
Farming/Forestry/Fishing	9.8%	14.9%	13.9%
Construction/Extraction	2.3%	5.5%	6.0%
Installation/Maintenance/Repair	4.2%	2.9%	3.4%
Production	4.7%	10.4%	10.0%
Transportation/Material Moving	10.4%	8.8%	8.5%
2010 Population By Urban/ Rural Status			
Total Population	6,669	27,074	35,416
Population Inside Urbanized Area	0.0%	0.0%	0.1%
Population Inside Urbanized Cluster	98.2%	93.8%	88.3%
Rural Population	1.8%	6.2%	11.6%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022 Esri converted Census 2000 data into 2010 geography.



Market Profile

115 N Arney Rd, Woodburn, Oregon, 97071 2
 115 N Arney Rd, Woodburn, Oregon, 97071
 Rings: 1, 3, 5 mile radii

Prepared by Esri
 Latitude: 45.15246
 Longitude: -122.88395

	1 mile	3 miles	5 miles
2010 Households by Type			
Total	2,875	8,351	10,810
Households with 1 Person	34.4%	23.1%	21.2%
Households with 2+ People	65.6%	76.9%	78.8%
Family Households	61.5%	71.9%	73.9%
Husband-wife Families	48.9%	54.6%	56.4%
With Related Children	19.4%	28.2%	29.7%
Other Family (No Spouse Present)	12.7%	17.3%	17.5%
Other Family with Male Householder	3.8%	6.0%	6.1%
With Related Children	2.5%	3.8%	3.8%
Other Family with Female Householder	8.9%	11.4%	11.4%
With Related Children	5.3%	7.6%	7.6%
Nonfamily Households	4.0%	4.9%	4.9%
All Households with Children	27.5%	40.2%	41.7%
Multigenerational Households	3.9%	6.1%	6.4%
Unmarried Partner Households	5.1%	6.5%	6.5%
Male-female	4.5%	5.9%	5.9%
Same-sex	0.6%	0.6%	0.6%
2010 Households by Size			
Total	2,875	8,350	10,810
1 Person Household	34.4%	23.1%	21.2%
2 Person Household	33.5%	29.2%	29.0%
3 Person Household	9.7%	11.3%	12.1%
4 Person Household	9.1%	12.5%	13.4%
5 Person Household	6.0%	9.9%	10.4%
6 Person Household	3.4%	6.1%	6.2%
7 + Person Household	3.8%	7.9%	7.7%
2010 Households by Tenure and Mortgage Status			
Total	2,874	8,351	10,810
Owner Occupied	66.9%	64.3%	66.7%
Owned with a Mortgage/Loan	41.9%	44.7%	47.9%
Owned Free and Clear	24.9%	19.6%	18.9%
Renter Occupied	33.1%	35.7%	33.3%
2010 Housing Units By Urban/ Rural Status			
Total Housing Units	3,298	9,135	11,744
Housing Units Inside Urbanized Area	0.0%	0.0%	0.1%
Housing Units Inside Urbanized Cluster	98.8%	94.0%	87.8%
Rural Housing Units	1.2%	6.0%	12.1%

Data Note: Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022 Esri converted Census 2000 data into 2010 geography.



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	1 mile	3 miles	5 miles
Top 3 Tapestry Segments			
1.	Barrios Urbanos (7D)	Barrios Urbanos (7D)	Barrios Urbanos (7D)
2.	Rooted Rural (10B)	Midlife Constants (5E)	Valley Growers (7E)
3.	The Elders (9C)	Valley Growers (7E)	Midlife Constants (5E)
2017 Consumer Spending			
Apparel & Services: Total \$	\$4,937,169	\$14,573,936	\$19,230,419
Average Spent	\$1,539.98	\$1,642.69	\$1,679.51
Spending Potential Index	71	76	78
Education: Total \$	\$2,649,620	\$8,195,055	\$10,878,211
Average Spent	\$826.46	\$923.70	\$950.06
Spending Potential Index	57	63	65
Entertainment/Recreation: Total \$	\$7,384,945	\$20,628,809	\$27,281,159
Average Spent	\$2,303.48	\$2,325.16	\$2,382.63
Spending Potential Index	74	75	76
Food at Home: Total \$	\$12,391,351	\$34,816,899	\$45,698,768
Average Spent	\$3,865.05	\$3,924.36	\$3,991.16
Spending Potential Index	77	78	79
Food Away from Home: Total \$	\$7,815,665	\$22,389,542	\$29,585,902
Average Spent	\$2,437.82	\$2,523.62	\$2,583.92
Spending Potential Index	73	76	78
Health Care: Total \$	\$14,212,599	\$37,826,719	\$49,858,383
Average Spent	\$4,433.13	\$4,263.61	\$4,354.44
Spending Potential Index	79	76	78
HH Furnishings & Equipment: Total \$	\$4,630,729	\$13,010,783	\$17,228,951
Average Spent	\$1,444.39	\$1,466.50	\$1,504.71
Spending Potential Index	74	75	77
Personal Care Products & Services: Total \$	\$1,859,061	\$5,321,097	\$7,008,673
Average Spent	\$579.87	\$599.76	\$612.11
Spending Potential Index	73	75	77
Shelter: Total \$	\$36,697,580	\$108,322,379	\$142,111,493
Average Spent	\$11,446.53	\$12,209.47	\$12,411.48
Spending Potential Index	70	75	76
Support Payments/Cash Contributions/Gifts in Kind: Total \$	\$5,767,623	\$15,609,182	\$20,580,591
Average Spent	\$1,799.01	\$1,759.38	\$1,797.43
Spending Potential Index	77	75	77
Travel: Total \$	\$4,566,674	\$13,232,173	\$17,531,528
Average Spent	\$1,424.41	\$1,491.45	\$1,531.14
Spending Potential Index	69	72	74
Vehicle Maintenance & Repairs: Total \$	\$2,625,592	\$7,295,968	\$9,614,925
Average Spent	\$818.96	\$822.36	\$839.73
Spending Potential Index	76	77	78

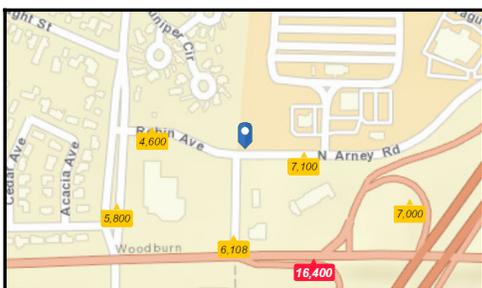
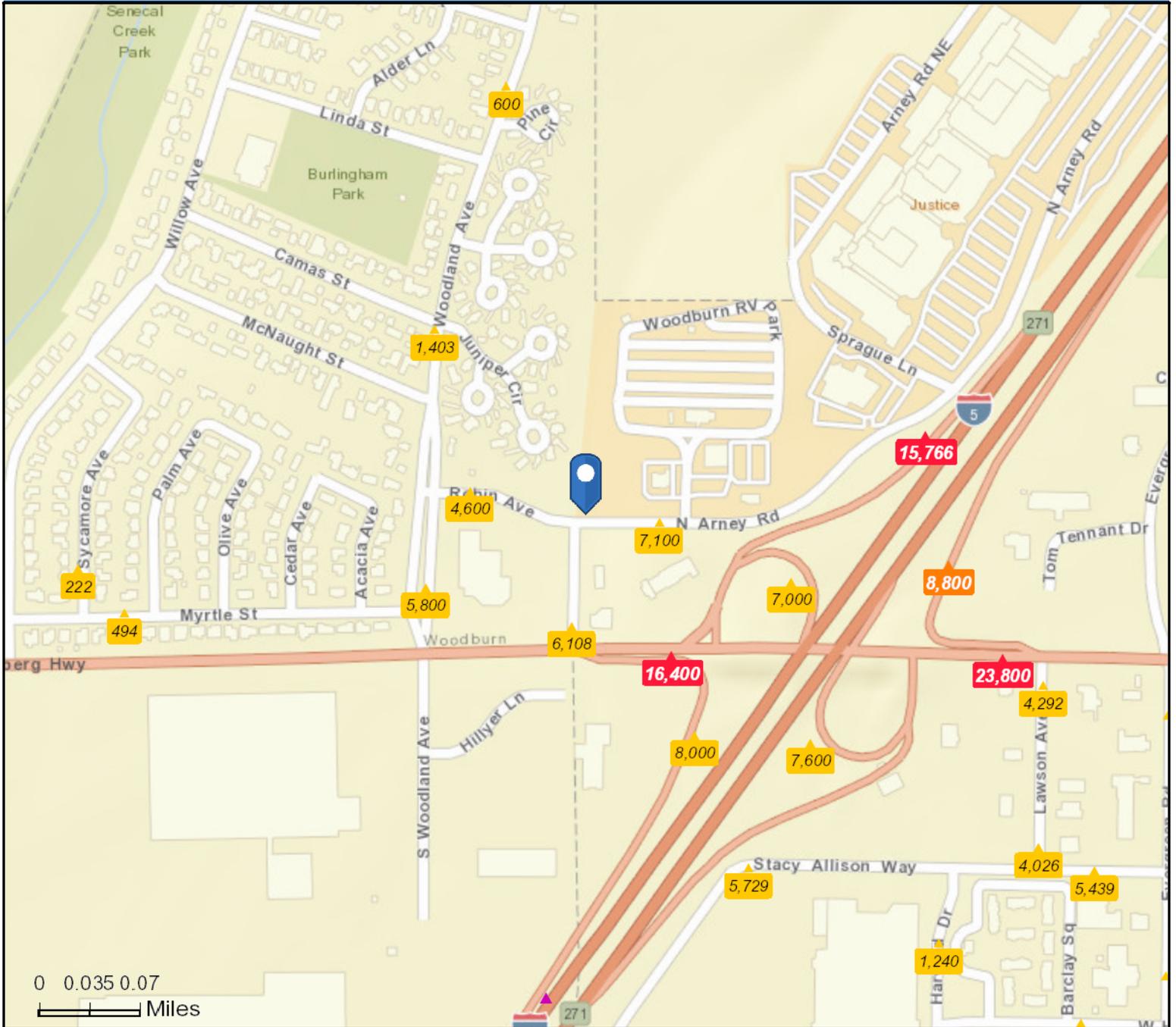
Data Note: Consumer spending shows the amount spent on a variety of goods and services by households that reside in the area. Expenditures are shown by broad budget categories that are not mutually exclusive. Consumer spending does not equal business revenue. Total and Average Amount Spent Per Household represent annual figures. The Spending Potential Index represents the amount spent in the area relative to a national average of 100.

Source: Consumer Spending data are derived from the 2013 and 2014 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.

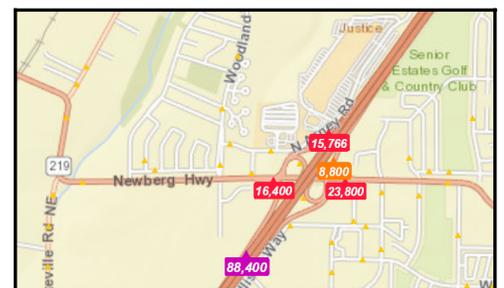
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- Average Daily Traffic Volume**
- ▲ Up to 6,000 vehicles per day
 - ▲ 6,001 - 15,000
 - ▲ 15,001 - 30,000
 - ▲ 30,001 - 50,000
 - ▲ 50,001 - 100,000
 - ▲ More than 100,000 per day



Source: ©2017 Kalibrate Technologies



Traffic Count Profile

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Distance:	Street:	Closest Cross-street:	Year of Count:	Count:
0.05	N Arney Rd	Robin Ave (0.06 miles W)	2015	7,100
0.08	N Arney Rd	Newberg Hwy (0.02 miles S)	2008	6,108
0.08	Robin Ave	Woodland Ave (0.03 miles W)	2015	4,600
0.11	Newberg Hwy	N Arney Rd (0.07 miles W)	2015	16,400
0.12	Woodland Ave	Myrtle St (0.01 miles S)	2015	5,800
0.15		(0.00 miles)	2015	7,000
0.16	Woodland Ave	Camas St (0.01 miles N)	2001	1,403
0.17	I- 5	Newberg Hwy (0.09 miles NE)	2015	8,000
0.22	I- 5	Newberg Hwy (0.06 miles N)	2015	7,600
0.24	N Arney Rd	Robin Ave (0.25 miles W)	2012	15,766
0.25	I- 5	Newberg Hwy (0.10 miles SW)	2015	8,800
0.27	Stacy Allison Way	Harvard Dr (0.14 miles E)	2008	5,729
0.30	Woodland Ave	Pine Cir (0.03 miles SW)	2015	600
0.30	Newberg Hwy	Lawson Ave (0.02 miles E)	2015	23,800
0.32	Myrtle St	Palm Ave (0.02 miles E)	2002	494
0.33	I- 5	Newberg Hwy (0.29 miles NE)	2015	88,400
0.33	Lawson Ave	Newberg Hwy (0.02 miles N)	2008	4,292
0.35	Sycamore Ave	Myrtle St (0.03 miles S)	2002	222
0.38	Harvard Dr	Stacy Allison Way (0.05 miles N)	2008	1,240
0.38	Lawson Ave	Stacy Allison Way (0.01 miles S)	2008	4,026
0.42	Evergreen Rd	Newberg Hwy (0.03 miles N)	2015	4,100
0.42	Stacy Allison Way	Lawson Ave (0.04 miles W)	2008	5,439
0.46	Harvard Dr	Evergreen Rd (0.04 miles S)	2008	3,500
0.48	Center St	Evergreen Rd (0.06 miles SE)	2008	2,105
0.49	W Hayes St	Evergreen Rd (0.06 miles E)	2008	2,691
0.49	Country Club Rd	Rainier Rd (0.03 miles S)	2015	370
0.51	Evergreen Rd	W Hayes St (0.03 miles S)	1998	3,332
0.53	Harvard Dr	Stanford St (0.02 miles S)	2009	1,086
0.54	Oregon Way	Newberg Hwy (0.04 miles N)	2011	1,173
0.55	Hillsboro-Silverton Hwy NE	Butteville Rd NE (0.08 miles W)	2015	5,700

Data Note:The Traffic Profile displays up to 30 of the closest available traffic counts within the largest radius around your site. The years of the counts in the database range from 2017 to 1963. Over 25% of the counts were taken between 2010 and 2017 and over 77% of the counts were taken between 2000 and 2017. Traffic counts are identified by the street on which they were recorded, along with the distance and direction to the closest cross-street. Distances displayed as 0.00 miles (due to rounding), are closest to the site. A traffic count is defined as the two-way Average Daily Traffic (ADT) that passes that location.

Source: ©2017 Kalibrate Technologies