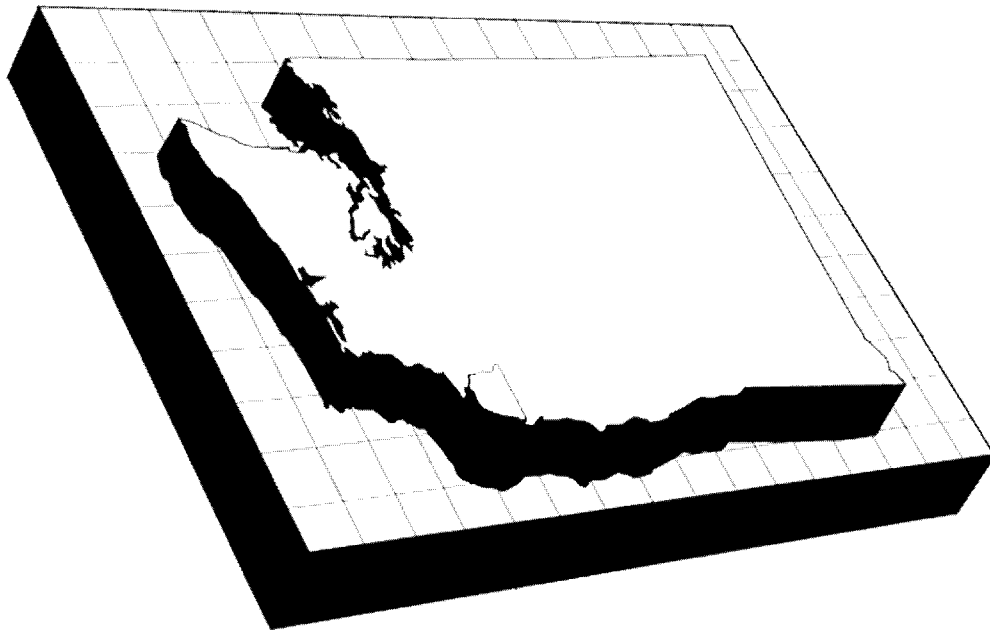


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# CLARK COUNTY PROFILE

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**June 2001**  
Labor Market and  
Economic Analysis Branch  
Greg Weeks, *Director*

**Washington State  
Employment Security**

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**CLARK COUNTY PROFILE**  
**June 2001**

Labor Market and Economic Analysis Branch  
Employment Security Department

This report has been prepared in accordance with  
*RCW 50.38.050.*

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- ◆ *homepage at [www.wa.gov/esd/lmea](http://www.wa.gov/esd/lmea)*
- ◆ *On-line database (WILMA) at [www.wilma.org](http://www.wilma.org)*
- ◆ *Labor Market Information Center (LMIC) at*  
*1-800-215-1617*

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# EXECUTIVE SUMMARY

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Clark County was the fastest growing county in Washington for most of the 1990s. In the ten-year period ending in 1999, Clark County averaged 4.1 percent growth per year in both population and nonagricultural employment. The cumulative increase in each category was almost 50 percent. Employment growth reached 6.5 percent in 1993, and peaked at 7.3 percent in 1994. Unemployment hovered around 4 percent through the latter half of the decade.

Two forces drove this long expansion. First was new investment, especially in high-technology manufacturing. Corporations such as Hewlett-Packard, SEH, Wafertech, AVX/Kyocera, Sharp Microelectronics, Matsushita, and Linear Technology helped prolong the boom. Even accounting for setbacks, there was substantial net gain in employment in electronics and computer peripherals.

The second driver of Clark County's expansion was population in-migration. The county is part of the greater Portland metropolitan area, and took part in the region's strong economic growth during the 1990s. One-third of the county's labor force commutes across the Columbia River to Portland everyday. The county attracted more than its share of new residents to the region due to its available land, lower housing costs, and good schools. During the first half of the decade, much of the influx came from California, which was then suffering from high unemployment. One feature of the population boom was the annexation of a number of unincorporated areas into the City of Vancouver in order to improve the provision of urban services. As a result, the city's population tripled and Vancouver became the fourth-largest city in the state.

Rapid population growth was accompanied by the expansion of consumer-related industries such as retail trade, banking, insurance, real estate, health care, and social services. However, many corporate-related services, such as law offices, management consulting, engineering, and architects, remained concentrated in the core Portland area.

Beginning in 1997, the Clark County economy began to cool off. The California exodus had evaporated as that state's economy recovered. The sharp decline in many Asian economies, and the cooling off of demand for computer-related products, had a disproportionate impact on the Pacific Northwest, and especially affected Japanese-owned local companies like Sharp Microelectronics. A number of other unlinked retrenchments also occurred during this period. Along with Hewlett-Packard's transfer

of manufacturing jobs was the closure of Jantzen's clothing operation, and the shift of the regional Farmers Insurance processing center back to Portland. GST, a locally-based fiber optic carrier, declared bankruptcy and was sold in 1999, losing half its employment in the transition. The closure of the Vanalco aluminum smelter at the beginning of 2001 added to the toll.

What lies ahead for the county is partly dependent upon its unique location. Clark County is part of the Portland metro area, but is only linked through two interstate bridges, which are quickly approaching capacity. Because of its role as a suburban county, it has a higher proportion of its property developed for residential uses, as opposed to commercial or industrial. Further, the state sales tax and the lack of the sales tax in Oregon mean that the county only has two-thirds of the state per capita taxable sales, as many residents shop just over the border to avoid the tax. These factored together mean that the county has a relatively lower tax base to draw from for infrastructure and basic services, such as roads, schools, and parks. Another structural issue is the county's low Medicare reimbursement rate (ironically due to previous efficiency in health care costs), which has made it difficult to recruit new physicians.

Clark County should continue to be the home for more high-tech expansion in the future—possibly onsite at Wafertech, at the Columbia Tech Center, and at the Ridgefield junction. Bright spots also include the continued expansion of the software industry, and the relocation of Consolidated Freightways headquarters to Vancouver. Sharp Microelectronics, located in Camas, has been designated the North American design center for microcontrollers by its parent company, Sharp Corporation, and will add to its work force, mainly in the engineering and marketing departments. A question mark to all this is Egghead.com, which is consolidating most of its operations in Vancouver, but is in the midst of a difficult transition from in-store retailing to on-line sales. Egghead.com, in an effort to reduce costs and improve the bottom line, will layoff about 12 percent of its workers in 2001, including 37 at its Vancouver facility.

Clark County is currently revisiting its comprehensive land use plan. How that plan is developed, particularly the balance between land available for industrial, commercial, and residential development, will have far-reaching effects on the jobs-housing balance and the adequacy of local tax revenues for meeting the needs of county residents.

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# INTRODUCTION

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This report profiles the labor market and economic characteristics of Clark County to date. The Labor Market and Economic Analysis (LMEA) Branch of the Washington State Employment Security Department prepared this report, which is one in a series that profiles labor market and economic conditions in each of Washington's 39 counties.

The profile is designed to assist state and local planners in developing local economic strategies. It is also an effective tool for answering labor market and economic questions frequently asked about the county. Readers with specific information needs should refer to the *Table of Contents* or to the *data appendix* to more quickly access those sections of particular interest to them.

The purpose of this report is to provide a comprehensive labor market and economic analysis of Clark County. Characteristics profiled include the following:

- physical geography, economic history, and demographics
- labor force composition and trends
- industries, employment, and unemployment

- skills and occupations, wages and projections
- income and earnings

The data for this profile are derived from various state and national sources. All dollar figures are in current or nominal values, except where real values are specified. Real dollars are inflation adjusted, using the Personal Consumption Expenditures deflators. The data used are the most recently updated, even though some data are up to 3 years old.

The profile is available in a Pdf format from the LMEA Internet homepage. Much of the information included in this report is also regularly updated on the homepage. Current and historical labor market information that can be accessed by area or by type of information can be found at:

**<http://www.wa.gov/esd/lmea>**

Any inquiries or comments about information in the profile should be directed to the Labor Market and Economic Analysis Branch or the regional labor economist.

# GEOGRAPHY

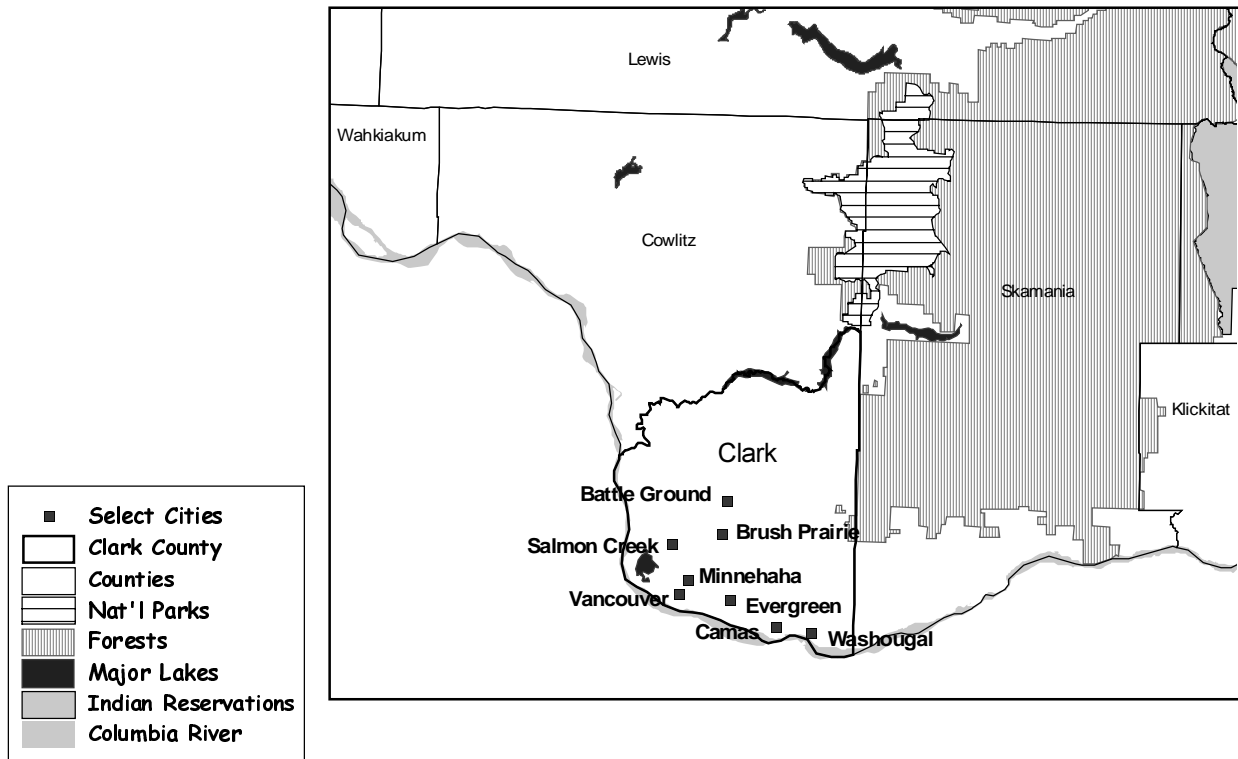
**Topography.** Clark County, in southwestern Washington, is one of the smaller counties in the state with a total land mass of 628 square miles (405,760 acres). It is 35th in size among the 39 Washington counties. The county is part of the geologic depression stretching from the Willamette Valley to Puget Sound. It is bounded to the south and west by the Columbia River, which separates it from the state of Oregon. To its north is the Lewis River, which separates it from Cowlitz County. And to its east is the Cascade Range and Skamania County. The county rises from low elevations along the Columbia through the terraces and benchlands formed by previous forks of the river to foothills 3,000 feet above sea level in the northeastern reaches of the county. The East Fork of the Lewis River flows east to west through the middle of the county, while the Washougal River and Lacamas Creek flow through the southeast portion before emptying into the Columbia.

**Climate.** Local climate is influenced by several factors—its proximity to the Pacific Ocean, its location between the coast and the Cascades, and its rising eleva-

tion from the southwest to the northeast. The result is generally mild weather with fairly wet winters. Rainfall runs from 41 inches a year in Vancouver to 125 inches a year in Cougar.

**Land Use.** Land use patterns include heavy urban development in the southern third of the county, rural and agricultural land in the western and central parts of the county, and forest lands in the northern and eastern parts of the county. Much of the better farmland, located along the flood plain of the Columbia, has or is being converted to urban uses.

**Watershed.** At least 90 percent of the county's water comes from groundwater (as opposed to surface reservoirs) with wells operating throughout the county. The most plentiful source of water is the aquifer running beneath the Columbia River; wells along the river have virtually no recharge problem. Inland wells have a more limited supply and in some cases are drawing water faster than can be replaced. The entire county water supply may one day be integrated, drawing mainly from the Columbia aquifer.



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# ECONOMIC HISTORY

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The following history was largely excerpted from *Vancouver on the Columbia* by Ted Van Arsdol.

Native Americans were the first known inhabitants of present-day Clark County. Although the bounty of the river attracted other tribes from the Lower Columbia region, the Chinook were the principal tribe of the region. The Chinook, who were adept at making canoes, traded with tribes on the Olympic Peninsula, Puget Sound, and even in eastern Washington.

In 1792, Lt. William R. Broughton of the British Navy became the first white explorer to reach present-day Clark County. As part of an expedition party led by Capt. George Vancouver, who was aboard H.M.S. *Discovery*, Lt. Broughton was ordered to take H.M.S. *Chatham* past the mouth of the Columbia River and past present-day Clark County. Earlier that year, Captain Robert Gray, an American, discovered the Columbia, naming it after his ship *Columbia Rediviva*.

On November 4, 1805, Meriwether Lewis, William Clark, and their party were the next white explorers to reach present-day Clark County, before they continued onto the Pacific. President Jefferson sent them to map a route from St. Louis to the Pacific Ocean. Their report stimulated considerable interest in the region, especially from fur and its substantial beaver population. Fur trapping and trading became the region's first industry.

In 1810, John Jacob Astor's Pacific Fur Company established a presence in the region when it sited Fort Astoria near the mouth of the Columbia. In 1812, Astor sold his interests to the Northwest Company. In 1821, the Northwest Company merged with the Hudson's Bay Company. In 1825, the Hudson's Bay Company relocated its regional headquarters to Fort Vancouver. The company consolidated its power in the territory over the next two decades, becoming a virtual government unto itself.

Though fur trading dominated the economy, the fort soon became a place where settlers could resupply before moving onto the Willamette Valley or Puget Sound. The fort's isolated locale and unreliable supply lines compelled Chief Factor John McLoughlin in 1828 to build the first saw and grist mills in the Northwest and to engage extensively in farming and cattle-raising.

New arrivals in the 1830s and 1840s, who were mostly Americans, became increasingly critical of the excessive power held by the Hudson's Bay Company. In 1845, present-day Clark County became part of the

Vancouver District, a part of the Oregon Territory organized by the Oregon Provisional Legislature. The United States and British governments dissolved the Joint Occupation Treaty of 1818 and resolved the boundary dispute. In 1846, a new treaty established the boundary at the 49th Parallel. The Hudson's Bay Company gradually moved its regional operations north to Victoria. In 1849, present-day Clark County became part of Clark County then, which included all of present-day Clark, Cowlitz, and Skamania counties, and parts of Lewis County.

In 1848, Fort Vancouver, which was converted into a U.S. military post, drew new arrivals. Population growth led to the platting of Columbia City in 1850—the first in Clark County. The area's population continued to grow, especially after the Washington Territory was established by Congress in 1853. In 1855, Columbia City was renamed Vancouver. British discouragement of American settlement north of the Columbia River caused Portland to develop as the region's population center and Vancouver to be relatively isolated until the turn of the century.

Clark County's agricultural sector grew rapidly beginning in the late 1870s. The county's first significant cash crop was prunes, which spawned complementary industrial growth in processing, packaging, shipping, and marketing. In the 1920s, prunes were surpassed by dairying and poultry-raising. After the 1920s, the farm sector suffered a sharp downturn and never fully recovered.

Logging, which occurred on a large scale in the 1870s—mostly to clear land for farming—gave rise to a lumber milling industry. Logging led to the formation of the Vancouver, Klickitat, and Yakima Railroad, which transported logs from the county's interior to Vancouver.

In 1885, the Columbia River Paper Company (now owned by Georgia Pacific) opened in La Camas (later Camas). By the 1920s, pulp and paper was among the county's largest manufacturing and most enduring industries.

The late 1800s to early 1900s were Clark County's era of railroad development. In January of 1888, construction work began on the Vancouver, Klickitat, and Yakima Railroad. In November of 1901, the first Washington and Oregon Railroad (later sold to Northern Pacific) train entered Vancouver. In 1908, Vancouver was a terminal for trains operating on the North Bank Road connecting Spokane, Portland, and Seattle. Later that year, a railroad bridge across the Columbia connected Vancouver with Portland.

Railroads also spawned port activity, enhancing the county's imports and exports. Logs from the state's interior were taken by rail to the Port of Vancouver, where they were loaded on ships bound for California and other markets. In 1912, Clark County voters approved the formation of the Vancouver Port District.

In February 1917, the Portland-Vancouver ferry service ran for the last time because the Interstate Bridge (I-5) opened to traffic. It enabled automobiles to cross the Columbia from Vancouver to Portland. The automotive era was approaching, radically altering the previous concept of having two separate and distinct cities.

In 1940, Aluminum Company of America (Alcoa) began an aluminum smelting operation near Vancouver to tap into surplus energy from the region's hydroelectric dams. The timing proved invaluable to the coming war effort. At the peak of operations in 1943, the plant produced enough aluminum for 3,000 fighters or 1,600 bombers. Alcoa's arrival marked the beginning of a 50-year presence in Clark County—one that rose and fell with changes in market conditions.

During World War II, local employment boomed when Kaiser Shipbuilding located one of its operations at Vancouver. By 1943, Kaiser employed 38,000 at its Vancouver facility, including 10,000 women. The shipyard produced 140 ships (i.e., Libertyships, escort carriers, troop and cargo transports) and two dry-docks. Postwar dislocation at the yard caused high temporary

unemployment. It subsided as workers returned to homes across the nation and the local economy retooled for peacetime production.

The postwar period has been largely characterized by accelerating population growth, interrupted only by recessions. Most new housing was sited in unincorporated areas to the north and then east of Vancouver. In 1982, the latter spurred completion of a second bridge (I-205), which connected the eastern part of the county with Portland.

During the 1960s, 1970s, and even into the 1980s, commuting was largely a one-way affair from Vancouver to Portland (about one-third of Clark County's work force commutes to Portland). But by the end of the 1980s, the number of Oregonians commuting into Clark County increased noticeably (to about 11,000) due to expanding employment within Clark County.

Manufacturing employment in Clark County continued to grow through the mid-1990s, thanks to the diversification into high technology and other forms of manufacturing. After manufacturing employment's recent downturn, it appears to be rebounding. More traditional industries such as pulp and paper, and primary metals, continue to be major employers even after a decade of restructuring. Residential and commercial construction has been strong for several years. Retail trade and services jobs have greatly expanded despite Portland's sales tax advantage.



# POPULATION

The Office of Financial Management, based on the Census, estimated Clark County's population at 345,238 in 2000, ranking it the 5th most populated of Washington's 39 counties. With an area covering 628 square miles, Clark County's population density stands at 549 people per square mile, making it the 3rd most densely populated county behind King and Kitsap counties.

Population is viewed as a key economic indicator of an area's vitality. With the exception of retirees and a

minority of "footloose" workers, people tend to migrate to an area that has economic opportunities. In short, people follow jobs. However, changes in population are lagging, not leading, indicators. It takes time for people to arrive in an area where jobs are prevalent, and it takes time for them to leave once the demand for labor eases. Nevertheless, population changes provide insight into how the economy is performing and how the economy has performed over time.

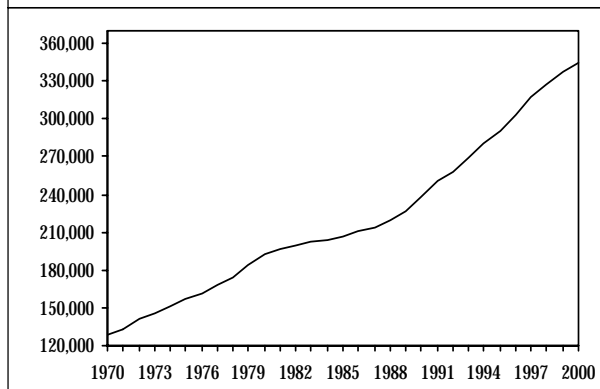
## Trends

Clark County's resident population was counted at 345,238 in 2000 (*see Figure 1*). This was an increase of 2.3 percent from 1999 and an increase of 45 percent over 1990. In the last thirty years, Clark County's population has increased 169 percent. The state's population, by comparison, rose 72.7 percent.

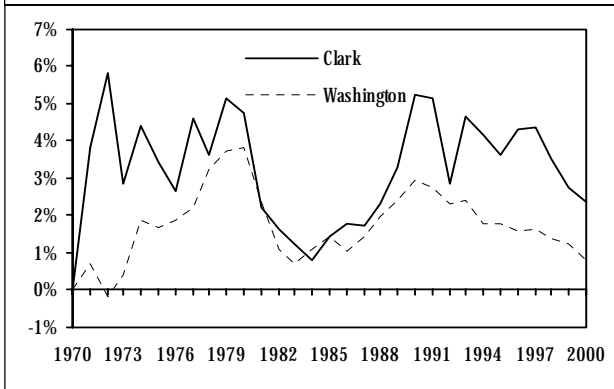
Throughout the 1970s, Clark County experienced strong growth with yearly changes ranging from 2.7 percent to 5.8 percent (*see Figure 2*). Its population grew an average of 4.0 percent per year during this time, which exceeded the statewide average annual growth of 1.5 percent. This growth did not carry over into the 1980s. Against the backdrop of two national recessions, the population only increased 17.7 percent in the 1980s. Even so, this still outpaced the state's growth of 14.4 percent.

During the 1990s, Clark County has been the fastest-growing county in the state. According to the Census Bureau, Clark County is among the nation's 50 fastest-growing counties in terms of net population increase. The county averaged 3.9 percent annual growth between 1990 and 2000, exceeding the statewide average of 1.2 percent. Clark County has grown 45 percent from 1990 to 2000, outpacing all counties and the statewide 21 percent growth. Over the same period, population growth in the county peaked at 5.2 percent in 1990 and declined to 2.3 percent in 2000. Population growth has slowed for a number of reasons during the past two years. Economic growth in the entire Portland metro area slowed due to the Asian economic crisis and slower growth in high technology markets. Also, the recovery of the California economy from a slump earlier in the decade lessened the number of immigrants from that state. Even with the slowdown, the

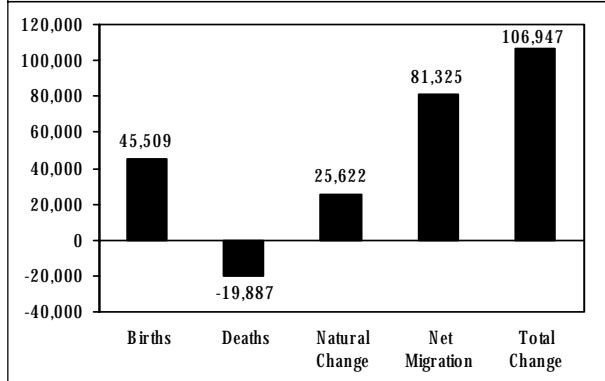
**Figure 1**  
**Population Trend**  
**Clark County, 1970-2000**  
*Source: Office of Financial Management*



**Figure 2**  
**Population Trend, Percent Change**  
**Clark County & Washington State, 1970-2000**  
*Source: Office of Financial Management*



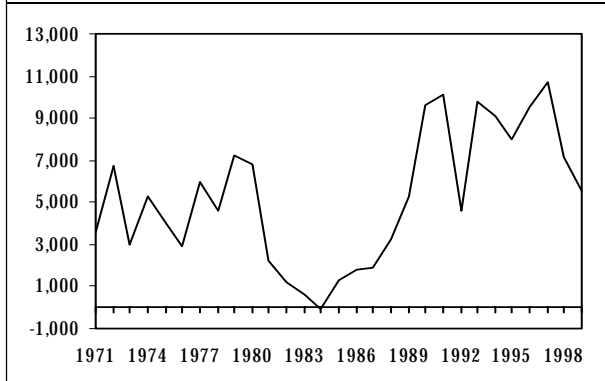
**Figure 3**  
**Components of Population Change**  
**Clark County, 1990-2000**  
*Source: Office of Financial Management*



county's annual average rate of growth going from 1970 to 2000 has been 3.4 percent, much higher than the state average of 1.8 percent over the same period.

Two things cause population change. One is natural change; births and deaths. Only major socioeconomic occurrences alter the pattern of natural change (both the Great Depression and the aftermath of World War II resulted in significant changes in the nation's birth rate). The second cause of population change is migration, which can give insight into an area's current economic trend. The migration trend is quite revealing in Clark County. From 1990 to 2000, Clark County gained 106,947 residents (*see Figure 3*). Of that number, 25,622 were the result of natural population increase (45,509 births

**Figure 4**  
**Net Migration**  
**Clark County, 1971-1999**  
*Source: Office of Financial Management*



and 19,887 deaths) and 81,325 were the result of net in-migration. The changes in Clark County's population are due primarily to in-migration, which is the difference between the number of people moving into and the number of people moving out of the county. This migratory element has generally followed cyclical patterns. In the 1980s in-migration tapered off during the 1980-82 recession and growth rates were actually lower than the national average during the mid-1980s. In the 1990s, in-migration expanded rapidly, adding 84,291 residents to the county between 1990 and 1999. This is 247 percent more than all of the 1980s added together. Clark County attracted more than its share of new residents to the region due to its available land, lower housing costs, and good schools. *Figure 4* shows changing migratory patterns in Clark County.

## Towns and Cities

Of Clark County's approximated 345,000 residents in 2000, 50 percent lived in unincorporated areas. Since 1990, population in unincorporated regions have actually declined by 0.2 percent, while the population for incorporated cities has increased 167 percent. Similarly, statewide growth was also concentrated in the cities with 34 percent and 3 percent growth for incorporated and unincorporated areas, respectively.

Vancouver is the most populated city, comprising 80 percent (137,500) of the county's incorporated population. Vancouver's population almost doubled from

67,450 in 1996 to 127,900 in 1997 due to a series of annexations. Vancouver is followed by Camas (7 percent at 11,350) and Washougal (5 percent at 8,125). While Vancouver was the most populous in 2000, it was not the fastest-growing city in the county during the 1990s. La Center showed the most dramatic growth of 243 percent from 1990-2000. After La Center, the fastest-growing cities were Vancouver (197 percent growth) and Battle Ground (156 percent growth). All of Clark County's cities showed a positive growth during this period. *Figure 5* shows the population for all cities in Clark County between 1990 and 2000.

**Figure 5**  
**Population of County, Towns, and Cities**  
**Clark County, 1990-2000**

*Source: Office of Financial Management*

	1990	1991	1992	1993	1994	1995	1996	1997	1998	1999	2000	%Chg 90-00
<b>Clark</b>	238,053	250,300	257,500	269,500	280,800	291,000	303,500	316,800	328,000	337,000	345,000	44.9%
Unincorp.	173,844	184,980	191,320	194,529	200,828	203,536	212,058	160,907	165,360	169,190	173,475	-0.2%
Incorp.	64,209	65,320	66,180	74,971	79,972	87,464	91,442	155,893	162,640	167,810	171,525	167.1%
Battle Ground	3,758	3,890	4,020	4,244	4,720	5,015	5,450	6,948	8,460	9,075	9,605	155.6%
Camas	6,798	6,880	7,045	7,220	7,430	8,015	8,810	9,550	10,300	10,870	11,350	67.0%
La Center	483	485	504	520	759	865	1,135	1,171	1,355	1,545	1,655	242.7%
Ridgefield	1,332	1,375	1,445	1,510	1,605	1,625	1,770	1,732	1,795	2,115	2,170	62.9%
Vancouver	46,380	47,190	47,340	55,450	59,225	65,360	67,450	127,900	132,000	135,100	137,500	196.5%
Washougal	4,764	4,800	5,100	5,190	5,290	5,594	5,810	7,575	7,685	7,975	8,125	70.5%
Woodland (part)	94	100	101	122	130	130	112	107	110	110	100	6.4%
Yacolt	600	600	625	715	813	860	905	910	935	1,020	1,020	70.0%

## Age Groups

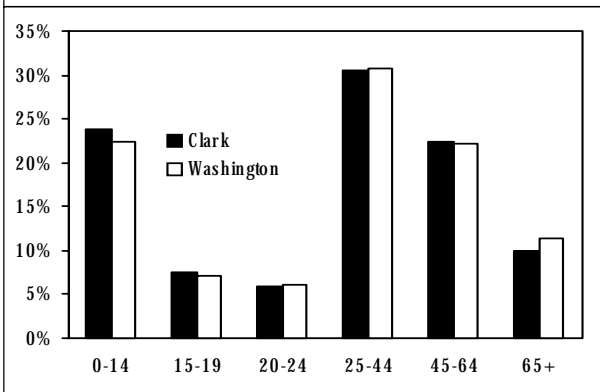
The distribution of the population among various age groups as well as the changes in this distribution over time reveals patterns that are not apparent in the population. Shown in *Figure 6* are Clark County and Washington State populations measured by age group share size for 1999 to illustrate this point. These age categories were stratified based on the following labor market assumptions:

- 0-14 = Infants or adolescents a decade or two removed from the labor force
- 15-19 = Prospective new entrants into the labor force

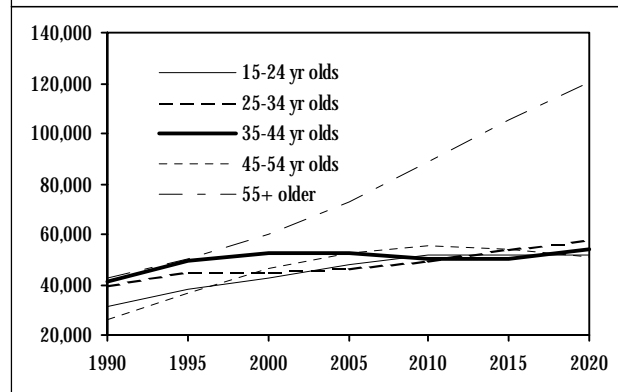
- 20-24 = New entrants into the labor force
- 25-44 = Workers in their prime working years
- 45-64 = Mature workers with years of accumulated skills and experience
- 65+ = Retirees

A major similarity between Clark County and Washington is that both populations are aging. In the county and the state, the median age (the age at which there is an equal number above and below) increased from 33 in 1990 to 35 in 1999. The primary factor behind this overall trend is the aging of the Baby Boomers (those born between 1946 and 1964). This aging will

**Figure 6**  
**Population by Age Groups**  
**Clark County and Washington, 1999**  
*Source: Office of Financial Management*



**Figure 7**  
**Population by Age Groups**  
**Clark County, 1990-2020**  
*Source: Office of Financial Management*



accelerate in coming years as the Baby Boomers approach retirement age.

The Office of Financial Management has estimated population by age groups for Clark County through 2020. *Figure 7* shows the age group of 55 or older having increased significantly from 18 percent (42,960) in 1990 to 24 percent (59,794) in 2000. The Office of Finan-

cial Management estimates that the 55 or older age group will make up 36 percent (120,129) of the population in 2020. This may have a large effect on many institutions: medical services, assisted living facilities, nursing homes, and a host of other socioeconomic services. This, of course, is not unique to Clark County. The nation and the state are both graying.

## Demographics

**Gender.** The gender makeup of Clark County remained virtually unchanged from 1990 to 2000. Females held a one percent advantage over males with 51 percent of the county population. By 2020, it is estimated that females will lose the 1 percent of their majority and drop to an estimated 50 percent. The same was true statewide, where females also held a slight majority of 50.4 percent in 1990 but is predicted to drop to 50.0 percent by 2020.

**Race and ethnicity.** Racial characteristics have shifted slightly over the years. Whites constituted 95 percent of the county's population in 1990. By 1999, the estimated share size of whites had decreased to 93 percent. Although whites decreased in share size, their actual number increased 39 percent. Statewide, whites constituted 89 percent of the population in 1999. *Fig-*

*ure 8* shows that Asian and Pacific Islanders were the next largest group representing 4 percent of the county population and 6 percent of the state population. They were followed by Blacks (2 percent) and Native Americans (1 percent). Statewide, they represent 3 and 2 percent, respectively. People of Hispanic origin, who can be of any race and are counted separately, made up 4 percent of Clark County's population compared to 6 percent of the state's population.

The nonwhite county population grew 267 percent from 1990-99 as compared to 115 percent statewide. The table shows that all racial classes had positive growth during this time. All racial classes in Clark County grew much faster than the state as a whole because of the county's overall growth rate.

**Figure 8**  
**Population by Race and Hispanic Origin**  
**Clark County and Washington, 1990 and 1999**  
*Source: Office of Financial Management*

	1990 Census		1999 Estimates		1990-1999 % Change
<b>Clark</b>					
Total	238,053	100.0%	337,000	100.0%	41.6%
White	226,940	95.3%	314,457	93.3%	38.6%
Black	3,022	1.3%	5,476	1.6%	81.2%
Indian/Aleut	2,368	1.0%	3,543	1.1%	49.6%
Asian/Pacific Islanders	5,723	2.4%	13,525	4.0%	136.3%
Hispanic	5,872	2.5%	11,942	3.5%	103.4%
<b>Washington</b>					
Total	4,866,692	100.0%	5,757,400	100.0%	18.3%
White	4,411,407	90.6%	5,107,571	88.8%	15.8%
Black	152,572	3.1%	198,670	3.4%	30.2%
Indian/Aleut	87,259	1.8%	109,509	1.9%	25.5%
Asian/Pacific Islanders	215,454	4.4%	341,650	5.9%	58.6%
Hispanic	214,570	4.4%	356,464	6.0%	66.1%

# CIVILIAN LABOR FORCE

The resident civilian labor force is defined as all persons 16 years of age and older within a specified geographic area who are either employed—excluding those serving in the armed forces—or unemployed and actively seeking work. The labor force has tended to grow along with population but at a slightly higher rate due to the increasing percentage of women in the paid labor force.

At the state and national level, the labor force and unemployment rate are determined by a monthly survey of households. At the county level, the state's portion of this household survey is integrated with other information (e.g., unemployment insurance claims and surveys of business establishments) to produce estimates. Because there is no direct measurement of labor force and unemployment at the county level, these estimates do not have the same degree of accuracy as the national level has.

In 2000, the labor force in Clark County was estimated at 178,000. *Figure 9* displays the trend of the county's labor force from 1970 to 2000. Over that period, Clark County's civilian labor force grew from 50,690 to 178,000. This translates into annualized growth of 4.4 percent over the thirty year period and far outpaced the 2.6 percent statewide growth rate.

Estimates of the labor force in the last half of the 1970s are flawed due to the substantial change in commuting patterns over the decade. Cross-county commuting is only measured at the decennial census, and is assumed to be a constant percentage of the labor force

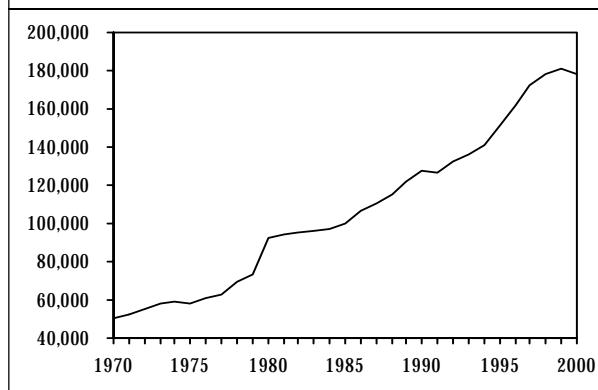
throughout the following ten years. However, both population and commuting grew faster than initially estimated, resulting in a substantial underestimate of the labor force during this period (*see Figure 10*).

Labor force growth during the 1980s ranged from 0.3 percent in 1983 to 6.6 percent in 1986, going from 92,700 in 1980 to 122,200 in 1989. This 32.8 percent increase outpaced Washington's overall civilian labor force growth of 23.5 percent.

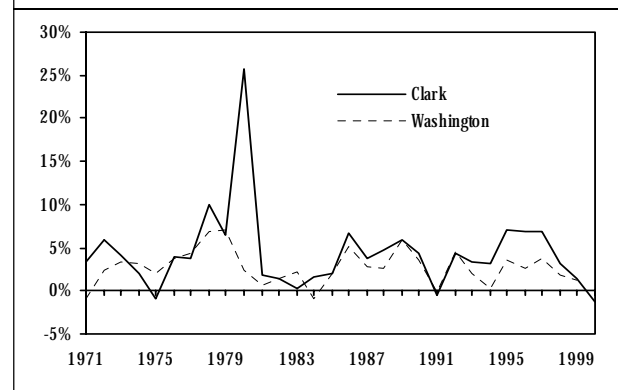
In the 1990s, Clark County again experienced labor force growth stronger than the state's. From 1990-99, the county had a 4 percent average annual growth rate compared to 2.3 percent for the state. The county had 50,800 people added to its labor force from 127,500 in 1990 to 180,500 in 1999. This 35.7 percent increase once again outpaced Washington's overall civilian labor force growth of 23 percent. The 1990s started on a sour note with both the county and the state dipping slightly, due to the 1990-91 national recession. Tektronix, once the largest employer in the county, closed its Vancouver operations and consolidated its employment in Oregon during this period. Rapid growth resumed the next year, however, and averaged 7 percent over the 1995-97 period. The slowing economy of the late 1990s was reflected in a labor force decrease of -1.4 percent in 2000.

Clark County, with its unique location, is part of the Portland, Oregon metro area linked by two interstate bridges. One of the more interesting aspects about Clark County's labor force, which will be discussed in detail in the income section, is that about one-third of its labor force work outside of the county.

**Figure 9**  
**Civilian Labor Force**  
**Clark County, 1970-2000**  
*Source: Employment Security Department*



**Figure 10**  
**Civilian Labor Force Growth Rates**  
**Clark County, 1971-2000**  
*Source: Employment Security Department*



# Demographics

**Gender.** As mentioned earlier, Clark County's population is relatively evenly split between males and females. The county's labor force, however, is not. According to the 1990 Census, 56 percent of the work force was male while 44 percent was female. This was also the case statewide, where the majority at 55 percent was male. In 1997, the estimates showed that 55.3 percent of the labor force were males compared to 44.7 percent females, mirroring the state ratio.

Looking at the male-female composition of Clark County's labor force from the 1980 and 1990 Censuses, the county experienced the same nationwide trend of increased female participation in the labor force. In Clark County, females were 45 percent of the labor force in 1990, a 3 percentage point increase from 42 percent in 1980. Statewide, females held the same shares. Women also took on full-time jobs at a higher rate than did men. The number of females working full time in Clark County increased 44 percent over the decade compared to 26 percent for males.

**Race and Ethnicity.** Clark County's racial and ethnic labor force composition is similar to the composition of its population as a whole (see Figure 11).

According to the 1990 Census, whites were 95 percent of the county labor force. The 1997 estimates showed that this share had decreased to 91 percent. Although the share had decreased by 4 percentage points, the number of whites grew from 112,096 in 1990 to 155,500 in 1997, an increase of 27.3 percent. Asian and

**Figure 11**  
**Civilian Labor Force, Employment and Unemployment by Sex and Minority Status**  
**Clark County, 1997 Annual Average\***

**Source: Employment Security Department**

Sex and Minority Status	Labor Force	% Distribution
Both Sexes Total	170,300	100.0
White	155,500	91.3
Black	2,200	1.3
Native American	1,800	1.1
Asian & Pacific Islander	5,800	3.4
Hispanic	5,000	2.9
Female Total	76,100	100.0
White	69,500	91.3
Black	900	1.2
Native American	800	1.1
Asian & Pacific Islander	2,700	3.5
Hispanic	2,200	2.9
Female Percent of Total	44.7	-

*\*Please note: Data are being reprinted because more current and accurate information is not available. New information will be provided after the 2000 Census.*

*Note: All races exclude those of Hispanic origin, as Hispanic is indicated as a separate group.*

*Race estimates are based on 1990 Census and 1997 population data from the Office of Financial Management.*

*Detail may not add to indicated totals because of rounding.*

Pacific Islanders, the largest non-white group in the labor force, saw their share increase from 2 percent in 1990 to 3 percent in 1997. Blacks and Native Americans both remained at 1 percent each. Those of Hispanic origin, who can be of any race, increased from 2 percent of the county's labor force in 1990 to 3 percent in 1997.

# UNEMPLOYMENT

The civilian labor force consists of both those who are working and those without a job who are looking for work. The unemployment rate is the percentage of the total labor force who are not working but who are actively looking for work. The unemployed do not include retirees, persons in institutions (including students), or those who have come to be known as

“discouraged workers,” i.e., persons who would like to work but who are not actively searching for a job. None of these groups of people are included in the unemployment figures because they are not looking for work. Military personnel are another group not included in the civilian labor force figures.

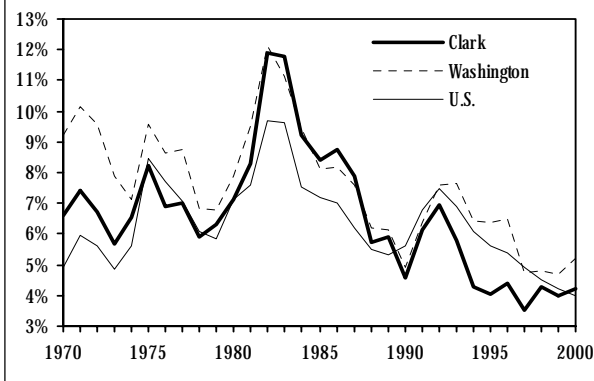
## Trend

Figure 12 shows the unemployment rate for Clark County from 1970-2000. The county currently has one of the lower unemployment rates in the state. A look at the unemployment patterns over the thirty-year period shows that rates in Clark County have been lower than those statewide. The most striking aspect of the chart is the huge bulge in unemployment that occurred during the early 1980s. Historically, Clark County has usually had lower unemployment than Washington. However, during and after what has come to be called the “double dip” recessions of the early 1980s, the county’s jobless rate exceeded the state rate. The national “double-dip” recessions of the early 1980s caused Clark’s unemployment to hit double digits—as high as 11.9 percent in 1982—but as the economy recovered and expanded through the 1980s, unemployment declined. In 1988, the percentage of the county’s unemployed fell below the state rate. It has remained there since.

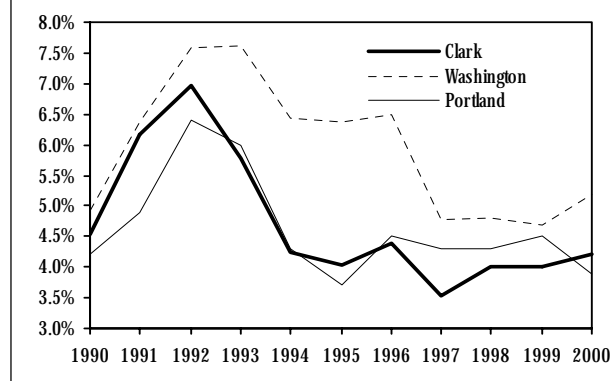
During the 1990-91 recession, unemployment budged up a bit and has since fallen again. Another striking observation is the low levels to which unemployment rates have fallen in the 1990s. These rates represent what may be the lowest recorded since World War II. Clark County’s unemployment rates dropped to 3.5 percent in 1997, a record low over the thirty-year period. In 2000, the unemployment rate at 4.2 percent is below the 5.2 percent state and 4.0 percent national rates. Its 2000 level reflects a state of “full” employment. However, this low rate still equates to 7,600 unemployed county residents.

Because almost one-third of Clark County’s labor force works in Portland, it should not come as a surprise to see that unemployment in Clark County has more affinities with the Portland area than with Washington. Figure 13 shows the unemployment rate for Clark County, Washington, and the Portland-Vancouver PMSA from 1990-2000. For most of the years shown, unemployment in Clark County is more comparable to Portland than the state.

**Figure 12**  
**Unemployment Rates**  
**Clark County, Washington, & U.S., 1970-2000**  
*Source: Employment Security Department*



**Figure 13**  
**Unemployment Rates**  
**Clark, Washington, & Portland, 1990-2000**  
*Source: Employment Security Department*



# Industrial Typology

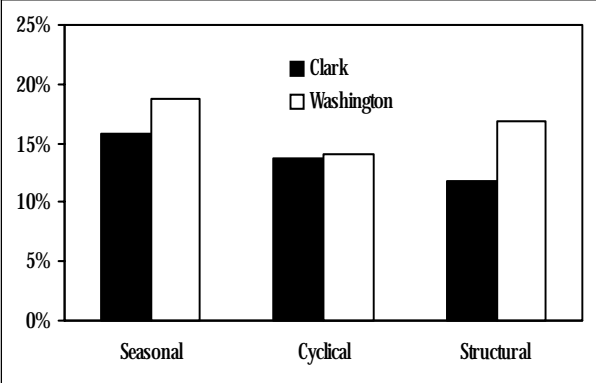
A number of specific industries within Washington have been defined as being seasonal, cyclical, or structurally mature. These designations relate to the level of variation in employment or to a change in employment over specific time periods. Because all three categories reflect employment instability or change, the characteristics of an area's industrial base hint at the unemployment patterns that the area might face. Therefore, calculations were made to establish the share of seasonality, cyclicality, and structural maturity in the area's employment base. These terms are defined as follows.

*Seasonality* refers to business and employment patterns characterized by large employment increases and decreases in particular months of the year, often season-related. These variations occur during the same months each year and are caused by factors that repeat each year; for example: poor weather conditions, holiday seasons, and weather-related activities such as harvesting. Industries susceptible to seasonal factors are classified as seasonal industries; for example: construction, retail sales, and agriculture. A seasonal industry is one in which the maximum variation between the highest and lowest monthly employment is 18.9 percent or more of the industry's annual average employment.

*Cyclicality* refers to business and unemployment patterns caused by or linked to the broader movements of the economy—growth expansions and contractions. Unemployment in such industries is attributable to a general decline in macroeconomic activity, especially expenditures, which occurs during a business-cycle downturn. When the economy dips into a contraction or recession, aggregate demand declines. Less output is produced and sold. Fewer workers and other resources are employed. Business activity of the cyclical variety decreases and unemployment increases. Industries that are especially sensitive to these economic swings are classified as cyclical industries; for example: aerospace, automobile manufacturing, and ship building. A cyclical industry is one in which its highest to lowest annual average employment varied 24 percent or more from the midpoint trend line from 1982-1990.

*Structural maturity* refers to business and employment patterns characterized by long-term declines in total annual average employment. These declines may be the result of increased productivity, automation, technological change, exhaustion of natural resources, or other factors. Decreasing sales are due to either displacement by less-expensive competitors or decreasing

**Figure 14**  
**Industrial Typology**  
**Clark County and Washington, 1999**  
**Source: Employment Security Department**



overall demand for the good. Affected industries must either shut down or restructure. Areas with a high degree of structurally mature industries experience specific unemployment issues. First, structurally mature industries shed a significant number of workers causing unemployment to increase. Second, unemployment can persist because of a mismatch between the skills possessed by the available work force and the skills called for in existing and newly-created jobs. The impact of structurally mature industries on local economies can be devastating in the short run. An industry is structurally mature if there is a decrease in employment from the pre-recession peak of 1990.

The percentage of workers employed in these type of industries in Clark County is shown in *Figure 14*. Only private industries were included when producing these percentages. The large impact of government employment has been excluded. In 1999, seasonal industries accounted for 14,922 workers or 15.9 percent of all private covered employment in Clark County. That same year, cyclical industries recorded 12,883 workers or 13.7 percent of all private covered employment in the county. Structurally mature industries had only 11,062 workers or 11.8 percent of all private covered employment in the county. As the chart shows, this differs considerably from the statewide typology, particularly in the seasonal (18.8 percent) and structural (10.9 percent) shares. The county's cyclical share at 13.7 percent was slightly lower than the state's 14.1 percent share. Note: The percentages will not necessarily add up to 100 percent. An industry can be recognized in more than one typology. Construction, for example, is very dependent upon



weather and is also highly sensitive to fluctuations in overall economic activity, i.e., the business cycle. It has been categorized as both seasonal and cyclical.

Because the typologies of Clark County and the state differ, it is not unusual that the county has a lower unemployment rate than the state, as mentioned earlier.

The lower percentage of workers in seasonal industries, for example, will cause a lower variation of unemployment throughout the year. The county's concentration of workers in cyclical industries is also less than the state, which could also translate into lower unemployment rates.

## Unemployment Insurance Claims

One of the key factors used to determine county unemployment rates is the number of claims filed with the Employment Security Department for unemployment insurance (UI) benefits. Only one-third to one-half of all unemployed persons file claims, making it an inexact indicator. Unemployment figures at the county level are not maintained according to occupations. However, claims for unemployment insurance do contain occupational information. *Figure 15* shows the number of UI claims filed in Clark County and Washington during fiscal year (FY) 1999-2000 by occupational groups. Occupational groups differ from industry designations in that the former deal with the type of work performed regardless of industry and the latter deal with work performed within a given industry. Clark County residents filed 16,144 UI claims during FY 1999-2000.

The concentration of UI claims in Clark County's occupational groups, ranked by size, appeared to resemble the concentrations statewide. The difference between county and state were in the degree of UI concentration in each of these groups. The majority of the county's UI claims fell into four principal groups: structural work (28.0 percent), professional/technical/managerial (16.5 percent), clerical (11.8 percent), and service (8.7 percent). Structural work, primarily construction occupations, is the largest source of UI claims in the county. Its share in the county is also a third again as much as that seen statewide (28.0 percent compared to 19.2 percent). The large share of UI claims in this category reflects the seasonal nature of the work as well as the tendency to file a claim for the often short time periods between construction projects. Conversely, agriculture, forestry, and fishing is the smallest

**Figure 15**  
**Unemployment Insurance Claimants**  
**Clark County and Washington State, July 1, 1999 - June 30, 2000**  
*Source: Employment Security Department*

	Clark		Washington	
	Claimants	Percentage	Claimants	Percentage
Structural work	4,517	28.0%	68,041	19.2%
Professional, technical, and managerial	2,671	16.5%	69,757	19.7%
Clerical	1,912	11.8%	39,861	11.3%
Service	1,409	8.7%	35,562	10.0%
Sales	1,189	7.4%	17,729	5.0%
Packaging and materials handling	1,144	7.1%	26,847	7.6%
Machine trades	1,051	6.5%	21,643	6.1%
Motor freight and transportation	882	5.5%	16,993	4.8%
Benchwork	641	4.0%	10,515	3.0%
Processing	462	2.9%	17,838	5.0%
Agriculture, forestry, and fishing	201	1.2%	26,856	7.6%
Miscellaneous, NEC	65	0.4%	2,444	0.7%
<b>Total</b>	<b>16,144</b>	<b>100.0%</b>	<b>354,086</b>	<b>100.0%</b>
White Collar*	7,181	44.7%	162,909	46.3%
Blue Collar*	8,898	55.3%	188,733	53.7%

\*Miscellaneous/NEC occupations excluded

group in the county. Its concentration in the county is six times less that of the state (1.2 percent compared to 7.6 percent). The small share of UI claims in this category reflects the urban nature of Clark County's economy. Statewide, the higher concentration of farm workers, particularly in eastern Washington, accounts for the difference. In reviewing these data, it is important to note that the percent of unemployed in each occupation who file for unemployment may vary widely. Claims data should not be viewed as representative of the unemployed as a whole.

Classifying the groupings in *Figure 15* rather loosely into "white-collar" and "blue-collar" jobs, both the county (55.3 percent) and the state (53.7 percent) have

the majority of UI claims stemming from blue-collar occupations. Blue-collar includes the groupings of structural work, packaging and materials handling, machine trades, motor freight and transportation, benchwork, processing, and agriculture, forestry, and fishing occupations; white-collar subsumes the rest. UI claims from white-collar occupations were more prevalent statewide (44.7 percent compared to 46.3 percent) given the influence of the larger, more urban metropolitan areas statewide. Overall, the county white- to blue-collar UI claimant ratio is similar to the distribution statewide—greatly influenced by a more diversified economic base.

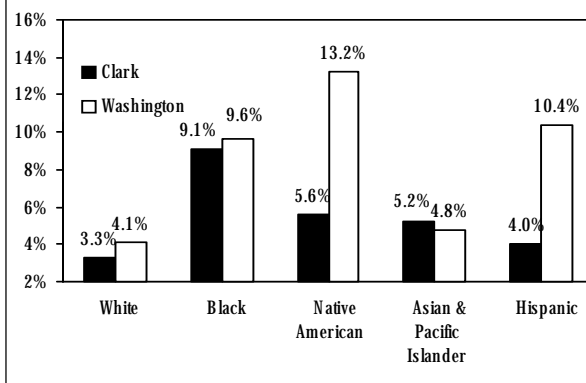
## Demographics

*Figure 16* compares unemployment among the various racial groups and between the state and the county. When categorized by race and ethnicity there are pronounced differences. Unemployment statistics by race and sex are extrapolated from the 1990 Census and updated by Employment Security Department analysts, factoring in population changes and other variables. The most recent update for Clark County was in 1997, when the overall unemployment rate was 3.5 percent.

**Gender.** Within Clark County, the number of unemployed males and females was evenly split at 50 percent in 1997. The state differs only slightly with its 47.9 percent female and 52.1 percent male unemployment composition. The county's unemployment rate for women was 3.9 percent, roughly a percentage point lower than the statewide rate of 5 percent.

**Race and Ethnicity.** The 1997 unemployment rate for whites was 3.3 percent compared to 6.1 percent for non-whites. Among the non-whites, unemployment rates in 1997 were as follows: blacks, 9.1 percent; Native Americans, 5.6 percent; and Asian/Pacific Islanders, 5.2 percent. Those of Hispanic origin, who can be of any race and are excluded from the racial categories in this data series, had an unemployment rate of 4.0 percent.

**Figure 16**  
Unemployment by Race & Hispanic Origin  
Clark and Washington, 1997 Annual Average  
Source: Employment Security Department



Even though unemployment rates for minority races are higher than the county's overall rate, driven largely by the white unemployment rate, the differences are not as great in Clark County as they are statewide. In most cases, the jobless rates statewide for minorities were higher than those in Clark County.

# INDUSTRIES, EMPLOYMENT, AND WAGES

Data in this section are derived through two different Bureau of Labor Statistics (BLS) programs conducted in Washington by the Employment Security Department. The first, called the Current Employment Statistics (CES) program, generates monthly nonagricultural employment figures on a survey basis; the second, called the Quarterly Covered Employment and Wages (ES-202) program, generates both agricultural and nonagricultural employ-

ment data based on tax records submitted by employers covered by the state Unemployment Insurance (UI) program. Covered employment data are used to revise the initial survey-based CES estimates. All wage data and agricultural employment data in this section stem from the ES-202 program; other employment information comes from the CES program.

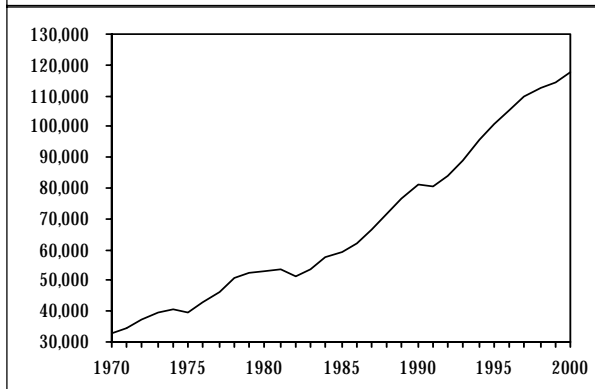
## Trend

Clark County's nonagricultural employment rose at an average of 4.5 percent over the 1970-2000 period, growing from 32,610 to 117,200 (see *Figure 17*). The growth has considerably outpaced the state, where non-farm jobs grew by a rapid, but much lower, average rate of 3.2 percent. *Figure 18* shows job growth comparison between the county and the state from 1970 to 2000. For most of that period, job creation in the county exceeded the statewide rate, except for the years affected by the national recessions of the early 1970s, 1980s, and 1990s.

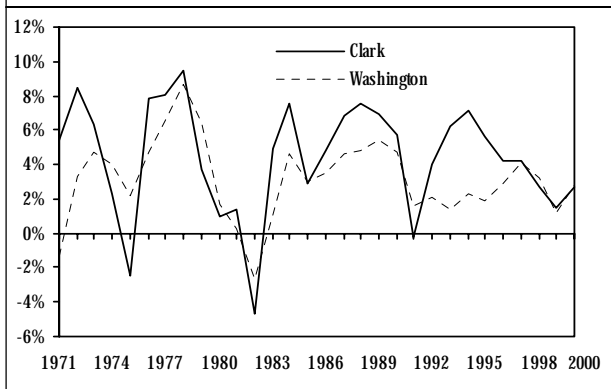
For most of the 1990s, Clark County was the fastest-growing county in the state. Nonagricultural employ-

ment growth reached 6.2 percent in 1993 and peaked at 7.2 percent in 1994 as shown in *Figure 18*. Two forces drove this long expansion: new high-technology investment and population in-migration. The big industry sectors behind the boost in employment were construction, retail trade, and services, all of which have grown at an annual average rate of 4.4 percent since 1970. Clark County's employment base has changed from manufacturing and government (almost 60 percent of all jobs in 1970) to one dominated by retail trade and services (almost 50 percent of all jobs in 1999). From 1999 to 2000 the country averaged 4 percent growth per year, outpacing the state's 2.6 percent annualized growth.

**Figure 17**  
Nonagricultural Wage & Salary Employment  
Clark County, 1970-2000  
Source: Employment Security Department



**Figure 18**  
Nonagricultural Wage & Salary Growth Rate  
Clark County, 1971-2000  
Source: Employment Security Department



In recent years, however, a slowdown in Clark County's nonagricultural employment growth occurred. The county's annual average growth rates of 2.7 percent in 1998 and 1.2 percent in 1999 fell behind the state's 3.2

percent and 1.8 percent, respectively. The decline was a result of slower population growth along with several company closures and/or physical transfer of operation centers either out of state or out of the country.

## Annual Average Covered Wage

The average covered wage is derived by dividing the total wages paid in an area by the average employment in that area. Jobs not covered by the unemployment insurance program are excluded; however, over 85 percent of all employment in the state is covered under the program. The average covered wage does not include any benefits (e.g., insurance or retirement plans). (Note: All amounts have been inflation-adjusted to constant 1999 dollars using the Implicit Price Deflator for Personal Consumption Expenditures.)

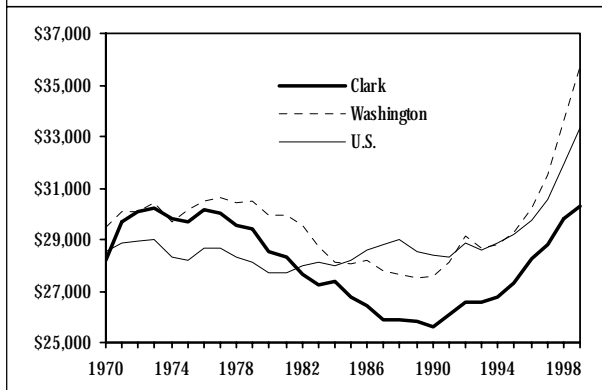
Figure 19 displays the average covered wage in Clark County, Washington, and the U.S. since 1970. It should be noted that in the mid-1980s, the state of Washington allowed corporate officers to be exempted from unemployment insurance coverage. The vast majority of these highest-paid workers then dropped out of the database of workers. Thus the average wage before this time period is not really comparable with later data; nor can state and county data be fairly compared with national data.

It is apparent that both the county and the state follow the same trend line. However, it is also apparent that the average covered wage in Clark County has trailed the state's average over the entire 1970-99 period. The county's average covered wage has increased each year since 1990, reaching \$30,312 in 1999, up by 18 percent. Clark County's average covered wage is ranked fourth among Washington's 39 counties.

Figure 20 compares the 1999 revised annual average covered wages for Clark County and Washington by major industry divisions with their permissible two-digit SIC codes and employment numbers. In general, wages were somewhat lower in the county than they were statewide, mainly because the statewide figures are strongly influenced by the high concentration of relatively well-paying jobs in the King County area.

These figures should be used only to draw the broadest conclusions because some industries are purposefully excluded for confidentiality purposes, and the

**Figure 19**  
Real Average Covered Wage  
Clark County, Washington, & U.S., 1970-1999  
Source: Employment Security Department



inclusion of data on part-time workers and exclusion of corporate executive earnings exaggerate wage disparities between otherwise comparable industries. Moreover, the wages have not been adjusted for regional cost-of-living variations.

A look at Clark County's major industry divisions shows wholesale trade as the only private sector division paying higher average covered wages than its statewide counterpart, an average of \$41,541 compared to \$40,085. At the two-digit SIC code level, only four industries had significantly higher average covered wages at the county level than at the state. Those four were textile mill products (SIC 22) at \$40,168; industrial machinery and computer equipment (SIC 35) at \$60,179, wholesale trade - nondurable goods (SIC 51) at \$41,676; and holding and other investment offices (SIC 67) at \$109,194.

The county's lowest average covered wages ranging from \$7,700 to \$10,600 were in agricultural production - crops (SIC 01), eating and drinking places (SIC 58), private households (SIC 88), and motion pictures (SIC 78). These, too, are at the bottom of the scale for the state. Employees in these industries often work part time, which tends to draw down the average covered wage.

**Figure 20****Annual Covered Wages and Employment  
Clark County and Washington State, 1999****Source: Employment Security Department**

SIC	Total	Clark		Washington	
		Employment	Avg Wage	Employment	Avg Wage
		<b>111,279</b>	<b>\$31,939</b>	<b>2,642,684</b>	<b>\$38,246</b>
	<b>Ag/Forestry/Fishing</b>	<b>1,218</b>	<b>\$16,541</b>	<b>89,792</b>	<b>\$27,304</b>
01	Agricultural Production - Crops	281	\$10,554	54,110	\$13,647
02	Agricultural Production - Livestock	117	\$20,525	5,738	\$20,133
07	Agricultural Services	820	\$18,544	24,890	\$18,966
08	Forestry	*	*	2,377	\$26,042
09	Fishing, Hunting, and Trapping	*	*	2,677	\$57,730
	<b>Mining</b>	<b>519</b>	<b>\$26,727</b>	<b>2,663</b>	<b>\$54,307</b>
10	Metal Mining	*	*	353	\$72,207
14	Nonmetallic Minerals, except Fuels	*	*	2,310	\$36,408
	<b>Construction</b>	<b>8,822</b>	<b>\$33,638</b>	<b>143,603</b>	<b>\$37,619</b>
15	General Building Contractors	1,866	\$28,282	39,143	\$34,383
16	Heavy Construction, except Building	1,292	\$42,786	18,988	\$44,209
17	Special Trade Contractors	5,664	\$29,847	85,472	\$34,266
	<b>Manufacturing</b>	<b>18,141</b>	<b>\$35,766</b>	<b>357,005</b>	<b>\$39,436</b>
20	Food and Kindred Products	1,226	\$36,229	40,591	\$31,154
22	Textile Mill Products	397	\$40,168	1,008	\$34,867
23	Apparel and Other Textile Products	394	\$14,977	7,070	\$21,451
24	Lumber and Wood Products	1,052	\$31,372	33,147	\$37,770
25	Furniture and Fixtures	*	*	4,611	\$27,877
26	Paper and Allied Products	2,562	\$53,510	15,769	\$51,198
27	Printing and Publishing	641	\$32,383	23,572	\$33,464
28	Chemicals and Allied Products	397	\$39,841	6,104	\$70,893
30	Rubber and Miscellaneous Plastic Products	935	\$29,604	10,015	\$31,242
31	Leather and Leather Products	*	*	371	\$21,713
32	Stone, Clay, and Glass Products	340	\$32,995	8,633	\$35,512
33	Primary Metal Industries	*	*	<b>11,586</b>	<b>\$44,067</b>
34	Fabricated Metal Products	1,241	\$33,151	14,185	\$32,871
35	Industrial Machinery and Computer Equipment	3,521	\$60,179	24,413	\$46,556
36	Electronic Equipment, except Computer	4,386	\$39,933	18,231	\$41,020
37	Transportation Equipment	512	\$29,221	114,616	\$55,599
38	Instruments and Related Products	303	\$38,859	14,537	\$54,866
39	Miscellaneous Manufacturing Industries	234	\$24,075	8,546	\$37,726
	<b>Transportation &amp; Public Utilities</b>	<b>5,215</b>	<b>\$39,134</b>	<b>132,876</b>	<b>\$41,538</b>
41	Local and Interurban Passenger Transit	*	*	<b>6,680</b>	<b>\$19,707</b>
42	Trucking and Warehousing	1,883	\$29,317	31,672	\$30,801
44	Water Transportation	566	\$38,991	8,885	\$55,455
45	Transportation By Air	*	*	26,406	\$38,483
47	Transportation Services	282	\$26,808	11,923	\$33,852
48	Communication	2,203	\$57,682	31,694	\$59,055
49	Electric, Gas and Sanitary Services	281	\$42,874	15,616	\$53,416
	<b>Wholesale Trade</b>	<b>4,925</b>	<b>\$41,541</b>	<b>149,133</b>	<b>\$40,085</b>
50	Wholesale Trade - Durable Goods	3,724	\$41,406	84,772	\$44,227
51	Wholesale Trade - Nondurable Goods	1,201	\$41,676	64,361	\$35,943
	<b>Retail Trade</b>	<b>22,412</b>	<b>\$19,867</b>	<b>472,458</b>	<b>\$22,582</b>
52	Building Materials and Garden Supplies	681	\$26,720	21,861	\$25,037
53	General Merchandise Stores	2,437	\$16,026	49,287	\$21,021

**Figure 20 (Continued)**  
**Annual Covered Wages and Employment**  
**Clark County and Washington State, 1999**  
**Source: Employment Security Department**

SIC	Clark		Washington		
	Employment	Avg Wage	Employment	Avg Wage	
53	2,437	\$16,026	49,287	\$21,021	
54	3,545	\$18,865	69,332	\$20,306	
55	2,456	\$29,280	48,050	\$30,516	
56	686	\$13,289	25,405	\$21,033	
57	652	\$21,110	21,526	\$27,490	
58	8,743	\$10,680	176,049	\$12,256	
59	3,212	\$22,964	60,948	\$22,993	
	<b>Finance, Insurance &amp; Real Estate</b>	<b>4,931</b>	<b>\$47,597</b>	<b>134,122</b>	<b>\$52,991</b>
60	1,520	\$31,768	38,184	\$37,558	
61	666	\$46,756	11,538	\$49,436	
62	87	\$49,325	7,981	\$96,218	
63	670	\$40,989	26,869	\$44,641	
64	386	\$29,867	13,328	\$40,639	
65	1,552	\$25,281	33,633	\$26,378	
67	50	\$109,194	2,589	\$76,065	
	<b>Services</b>	<b>26,585</b>	<b>\$20,946</b>	<b>710,755</b>	<b>\$29,785</b>
70	584	\$15,572	28,212	\$16,637	
72	881	\$13,549	22,450	\$17,399	
73	4,740	\$25,634	165,464	\$88,797	
75	1,155	\$23,339	25,900	\$24,829	
76	341	\$32,170	7,575	\$29,872	
78	231	\$8,761	9,928	\$13,461	
79	2,211	\$12,707	40,268	\$19,647	
80	9,119	\$30,994	185,827	\$31,616	
81	497	\$34,569	17,528	\$44,849	
82	355	\$17,422	22,720	\$27,132	
83	2,813	\$15,471	59,140	\$17,080	
84	16	\$13,325	1,532	\$21,471	
86	580	\$18,559	24,580	\$22,145	
87	1,933	\$45,426	64,036	\$46,629	
88	1,111	\$7,744	33,439	\$8,814	
89	18	\$19,891	2,156	\$46,185	
	<b>Government</b>	<b>18,511</b>	<b>\$37,637</b>	<b>450,277</b>	<b>\$36,809</b>
	Federal	2,503	\$49,818	67,631	\$42,858
	State	2,793	\$31,499	116,784	\$35,091
	Local	13,215	\$31,594	265,862	\$32,477

*\*Employment and wages not shown to avoid disclosure of data for individual employers*

# Location Quotients

One way of determining the industrial makeup of an area, and thereby its relative economic strength or weaknesses, is to compare it to another area. This comparison can be done using various measures of economic activity, such as employment, income, or retail sales. In the following analysis, location quotients are calculated using employment figures.

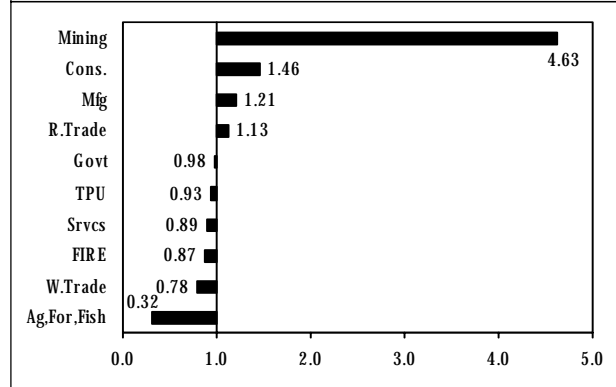
The following section shows fairly specifically, by industry sector, how Clark County's employment patterns both differ from and coincide with Washington as a whole. When comparing an industry's share of all employment at the county level to the same industry's share at the statewide level, it becomes apparent that some county employment is distributed differently than statewide employment. The location quotient compares the share of total employment in a particular industry division in the county with the share it represents in Washington State.

The quotient is determined by dividing the county industry's share of total employment by the same industry's share of total employment statewide. A quotient of 1.0 denotes an industry in which the county is comparable to the state as a whole. A quotient higher than 1.0 denotes a county industry with a higher concentration of employment than in the same industry statewide. A quotient below 1.0 denotes a county industry with a lesser concentration of employment than in the same industry statewide.

A quotient above 1.0 suggests that the good or service produced by an industry is exported from the area; a quotient below 1.0 is a sign that, hypothetically, goods or services must be imported into an area to provide the same consumption patterns found at the state level. The greater the value above or below 1.0, the stronger the suggestion of exporting or importing becomes.

Figure 21 shows the 1999 location quotients of the major industry sectors in Clark County, which both reveal and conceal several interesting characteristics. Four of the county's goods-producing industries had location quotients significantly greater than 1.0, suggesting significant levels of exportation. These industries were mining, construction, manufacturing, and retail trade. Mining has an extremely high quotient of 4.63 primarily due to a large sand and gravel operation serving both Vancouver and Portland. The company recently split

**Figure 21**  
**Location Quotients**  
**Clark County, 1999**  
*Source: Employment Security Department*



their operations into mining and trucking classifications, which would reduce the quotient to almost half of the published data. Construction and most types of retail trade are not typical export industries. What the location quotients do not reveal is that much of the employment within these industries is associated with tourism, which is an export "industry." Retail trade is greatly dependent on tourism and is surprisingly high considering that retail activities have a sales tax disadvantage compared to shops in Oregon, where there is no sales tax. The construction numbers are high because the county has attracted more than its share of new residents due to its available land, lower housing costs, and good schools. Thus, location quotients are also indicative of economy-moving industries, if not export industries per se. Three of the county's large employment industries (transportation/communication/utilities, government, and services) are very close to the 1.0 quotient, indicating a relative parity with the economy of the state as a whole. Of the three, services have the lowest quotient (0.89), probably because many services are imported from neighboring Portland.

The location quotients picture a strong economy. The area is virtually self-sufficient in regard to trade and services and is simultaneously a healthy exporter of goods. Since these quotients are based on place of work, a third of Clark County's workers who commute across the river to Portland are not taken into account.

# Agriculture, Forestry, and Fishing

This sector is the smallest one in Clark County. In 1999, the agriculture/forestry/fishing sector employed 1,218 workers in Clark County, which comprised only 1 percent of the county work force. Washington as a whole had 3 percent of its covered workers in the sector. The agriculture/forestry/fishing sector paid an annual average covered wage of \$16,541 in 1999, which was about \$11,000 or 60 percent less than the statewide average.

The largest group of workers, constituting 67 percent of the sector, were in agricultural services, which includes

landscaping services. In 1999, the annual average wage for agricultural service workers was \$18,544, which was \$400 less than the statewide average. The smallest group of workers, constituting only 10 percent of the sector, were in agricultural production - livestock. In 1999, agricultural production - livestock workers received the highest sector wage at an annual average of \$20,525, which was almost \$400 more than the statewide average.

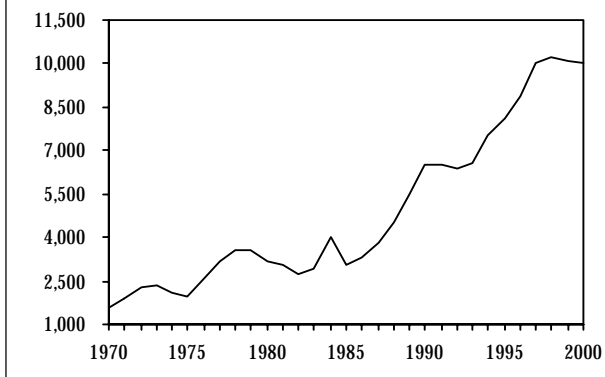
# Construction and Mining

The figures for construction and mining employment are rolled up together in this analysis. Mining only makes up about 6 percent of the sector's total employment and roughly half a percent of Clark County's work force. The majority of industry employment in the county is engaged in sand, gravel, and crushed stone operations. In 1999, industry workers were paid an average wage of \$26,727.

Figure 22 shows construction and mining employment for Clark County from 1970 to 1999. With the number of construction and mining workers rising from 1,560 in 1970 to 10,000 in 2000, employment has climbed at an annualized rate of 6.4 percent during the period. Since 1985, when the economy of Clark County began its sharp climb, construction has averaged a phenomenal annualized growth rate of 8.2 percent. The building boom, which was driven by residential construction, has given Clark County's construction sector a 9 percent share of all nonfarm jobs in 2000. Statewide, construction amounts to only 5 percent of employment.

The construction sector is divided into three groups: general building, heavy construction, and special trades. In Clark County, the largest group is special trade contractors, which includes contractors in plumbing, electrical work, carpentry, painting, etc. They accounted for 64 percent of sector jobs in 1999 and had an average covered wage of \$29,847. Heavy construction, mainly road and highway work, was the smallest group. It employed only 15 percent of the sector total but paid the

**Figure 22**  
**Construction and Mining Employment**  
**Clark County, 1970-2000**  
*Source: Employment Security Department*



highest average wage of \$42,786. Construction workers in general are paid a higher wage than the county annual average covered wage of \$31,939. In 1999, the sector averaged \$33,638 per year, which is almost \$4,000 lower than the statewide average.

Growth in the construction and mining sector is expected to gradually subside in the years to come. Employment Security Department analysts have projected that the construction and mining sector will grow 13.6 percent from 1998 to 2003, which translates into average annual growth of 2.7 percent. Another 12.0 percent growth is projected by 2008, which represents an annual growth rate of 2.4 percent.



# Manufacturing

A strong manufacturing sector is vital to the area's economy for a number of reasons. First of all, many of Clark County's manufacturing industries have a significant multiplier effect; they tend to generate additional jobs. A manufacturing plant will require suppliers, business services, transportation services, etc., at a higher rate than any industry in other sectors. Secondly, manufacturing industries pay higher wages on average than most industries.

In Clark County, the sector accounted for 16 percent of all jobs and paid an average covered wage of \$35,766 in 1999, which was \$3,827 more than the county's average wage. Manufacturers employed 19,100 workers in 2000.

The manufacturing sector was one of the keys to Clark County's economic boom. A number of factors were instrumental in precipitating the great surge which began in the mid-1980s. The principal and immediate cause was proximity to Portland and its burgeoning "Silicon Forest" industries. As Portland became a center for computer and high-tech industries, its growth spread into Clark County. The "cluster effect" worked in Clark County's favor. Second, the county had excellent access to all transportation modalities, including the Portland International Airport, I-5 and I-84 interstate highways, rail lines, and port facilities. Third, the county's growing labor force, good schools, and low land and energy costs made it an attractive siting option within the Portland metro area.

The county's high-tech industries have been central to its growth. Tektronix made an initial investment in the 1970s, and became the largest employer in the county, before it closed its Vancouver operations and consolidated its employment in Oregon in 1990. However, Tek's presence attracted additional investments in high-tech manufacturing, starting a long employment expansion. SEH, maker of silicon wafers, AVX/Kyocera, manufacturer of ceramic electronic components, Matsushita, a consumer electronics assembler, and Sharp Microelectronics were among the larger firms that located in Clark County. A number of smaller suppliers sprang up as well. The most spectacular rise, and subsequent fall, came with Hewlett-Packard. Beginning in 1993, Hewlett-Packard expanded its Vancouver printer manufacturing operation from 800 to 3,200 employees. These figures do not take into account the large number of contractual employees from temp agencies. In 1997, however, Hewlett-Packard moved its manufacturing to Guadalajara, Mexico. Its employment

dropped to 1,800 workers, who were engaged in research, development, and marketing. The newest addition to the high-tech panoply was Wafertech in 1997, which started up its Camas semiconductor foundry.

Not surprisingly, the Hewlett-Packard reductions brought an end to six straight years of expansion in manufacturing. However, several other developments contributed to the decline. These included the closure of the Jantzen clothing factory, cutbacks at Sharp Microelectronics related to Japan's economic slump, and losses in lumber & wood products and metals.

Industrial machinery and computers employed 18 percent of total manufacturing in 2000 and in 1999 paid the highest average wage of \$60,179 per year. Electronic equipments had the largest number of jobs, accounting for 28 percent of the sector jobs and paying an annual average wage of \$39,933.

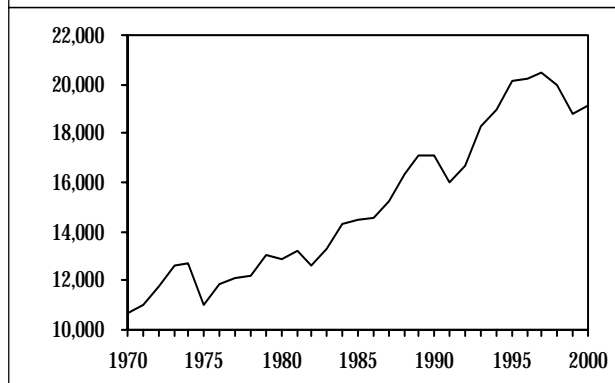
High tech is not the only story in Clark County. The county has a diversified manufacturing base including paper products, metals, food processing, lumber & wood products, and plastics. Most of these industries have had declining employment during the 1990s. Paper and allied products accounted for 2,700 jobs in 2000 and had the second highest average wage of \$53,510, far higher than the county average wage of \$31,939. But its employment dropped by 600 jobs (18 percent) over the decade. Metals employment reached 2,000 in 1990 and peaked at 2,100 in 1995-96 before falling precipitously. After the closure of the Vanalco aluminum smelter at the end of 2000, industry employment was estimated at 1,000 jobs. Food processing, anchored by the regional Frito Lay plant, has been more stable, but at 1,100 jobs in 1999 is still 200 below its mid-decade peak. Lumber and wood products employed 1,000 in 2000, down from 1,500 in 1990, and had an average covered wage of \$31,372 in 1999, which was \$6,398 lower than their statewide counterpart but close to the county average. Plastics employment has withstood layoffs related to the H-P pullout, and employment remains close to 1,000 jobs.

*Figure 23* shows Clark County's manufacturing employment from 1970 to 2000. With the number of manufacturing workers rising from 10,680 in 1970 to 19,100 in 2000, employment climbed at an annual rate of 2.0 percent during the period. Washington's manufacturing sector grew slightly less at 1.5 percent over the same period. The last decade started out with the employment down during the 1990-91 national recession. As discussed earlier, it grew dramatically from 1992 to 1997, when it peaked at 20,500 employees. Manufac-

turing comprised 16 percent share of the county's work force in 2000. Statewide, manufacturing only held 13 percent share of nonfarm jobs in 2000.

Historically Clark County was at a disadvantage when competing with Portland for new businesses. Oregon has no sales tax but has individual and business income taxes. Washington has no income taxes but has a sales tax, and a business and occupation (B&O) tax on business. The tax structure made it less costly to do business in Oregon a decade ago. County officials seeking to lure additional firms to the area or encourage the expansion of existing ones have been assisted by recent Washington legislation. In 1994, legislation passed a sales tax deferral for research & development expenditures, pilot skills manufacturing facilities, and selected high-technology activities. The allowable high-tech activities were biotechnology, electronics development technology, environmental technology, advanced computing, and advanced materials. In 1995, additional legislation passed to make the high-tech business tax deferral exempted from the state sales and use tax after 8 years of business operation. In 1995, another legislation exempted manufacturing purchases of machinery from the state sales tax. In 1996, additional legislation exempted all costs incurred in repairing and replacing equipment from the sales and use tax. These are seen as very important in the high-tech arena, where companies must constantly re-invent themselves to stay competitive. At least one firm has cited changes in the tax laws as a prime reason for relocating to Clark County rather than Oregon.

**Figure 23**  
**Manufacturing Employment**  
**Clark County, 1970-2000**  
*Source: Employment Security Department*



Clark County has a highly diversified manufacturing sector with strong representation from both high-tech and more traditional industries. While the sector is not projected to expand at the same blistering rate it had maintained through the mid-1990s, growth may be rebounding after the recent downturn. Sharp Microelectronics, located in Camas, has been designated the North American design center for microcontrollers by its parent company, Sharp Corporation, and will focus on engineering and marketing.

Employment Security Department analysts have projected that the manufacturing sector will grow 13.5 percent from 1998 to 2003, which translates to an average annual growth of 2.7 percent. Another 11.0 percent growth is projected by 2008, which averages to an annual growth rate of 2.2 percent.

## Transportation, Communications, and Public Utilities (TCU)

The transportation, communication, and utilities (TCU) sector includes trucking and warehousing, water and air transportation, telecom, and utilities such as gas, electric, and sewage. In 2000, TCU constituted 4.4 percent of all county jobs, with a total of 7,200 workers, slightly lower than the statewide 5.0 percent share. The increased growth of TCU in Clark County occurred simultaneously with growth among the other sectors, beginning in the mid-1980s (see Figure 24). It started outpacing that of the state during the "double-dip" national recessions of the early 1980s. Since the 1990-91 recession, employment has doubled. The average wage for the sector was \$39,134 in 1999.

The communications industry, which was the largest component of TCU, accounted for 2,600 jobs in 2000. Workers in that industry averaged \$57,682 in 1999, more than double the county average wage of \$25,743 but \$1,373 lower than the statewide industry average. Rapid growth in the sector was due in large part to the expansions in the telecom industry, led by Electric Lightwave and GST, both of which went heavily in debt to finance fiber-optic networks. GST declared bankruptcy and was sold in 2000, losing half its employment in the transition.

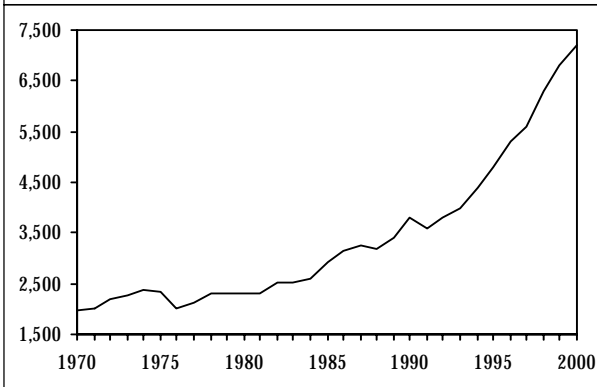
Trucking and warehousing was the second largest industry in the sector in 1999, thanks in part to the ports on the Columbia and to the higher share of manufactur-

ing in the county. It employed about 2,400 workers in 2000. Trucking and warehousing paid an annual average wage of \$29,317 in 1999, which was about \$1,484 lower than the statewide average.

Electric, gas, and sanitary services, the smallest group at 200 employees, comprised only 5.3 percent of the sector jobs. These utilities paid the second highest sector wages of \$42,874 per year, which is \$10,935 higher than the county average wage but \$10,502 lower than the state average.

The TCU sector is expected to grow modestly in the years to come. Employment Security Department analysts have projected that the TCU sector will grow 10.2 percent from 1998 to 2003, which translates to an average annual growth of 2.0 percent. Another 12.3 percent growth is projected by 2008, which averages to an annual growth rate of 2.5 percent.

**Figure 24**  
**TCU Employment**  
**Clark County, 1970-2000**  
*Source: Employment Security Department*



## Wholesale and Retail Trade

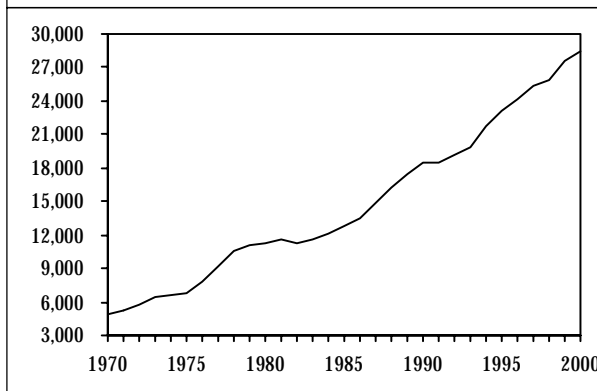
Employment in wholesale and retail trade in Clark County is distributed very much like it is throughout Washington. In terms of employment, the sector is proportionally smaller than it is on a statewide basis. Residents of Vancouver can easily drive over the river to Portland and purchase an item to avoid the sales tax. In 1999, the sales tax revenues for all of Washington's counties averaged \$145 per person; in Clark County, \$91 per person. The state sales tax, and the lack of the sales tax in Oregon, mean that the county only has two-thirds of the state per capita taxable sales.

Wholesale and retail trade employment has skyrocketed in Clark County as seen in *Figure 25*. It climbed at 6.1 percent annualized growth from 1970 to 2000, rising from 4,840 to 28,500. Statewide, trade employment increased at 2.3 percent per year.

Wholesale trade accounted for 4.7 percent of Clark County's jobs in 2000. The industry average wage of \$41,541 was \$9,602 greater than the county average wage and \$1,456 higher than the state. Wholesale trade wages are significantly higher primarily because much of the employment is related to durable goods that sell on the high-end of the scale (i.e., computer peripherals, electronic equipment, industrial machinery, etc.).

Retail trade employed 23,000 workers in 2000, which is equivalent to 20 percent of Clark County's work force. It paid an average of \$19,867 in 1999. This was relatively low; only the agricultural average was lower. Many retail jobs are part time. Because the average wage calculation only counts jobs, a part-time job is given the

**Figure 25**  
**Trade Employment**  
**Clark County, 1970-2000**  
*Source: Employment Security Department*



same weight as a full-time job so industries with large amounts of part-time work tend to have lower average wages. The largest component, with 40 percent of all retail employment, was eating and drinking places. Grocery stores and department stores also had large shares of the retail work force: together they employed about 27 percent of the sector's workers.

The trade sector's rapid rate of growth is expected to slow over the next decade. Employment Security Department analysts have projected that the trade sector will grow 18.0 percent from 1998 to 2003, which translates to an average annual growth of 3.6 percent. Another 13.7 percent growth is projected by 2008, which averages to an annual growth rate of 2.7 percent.

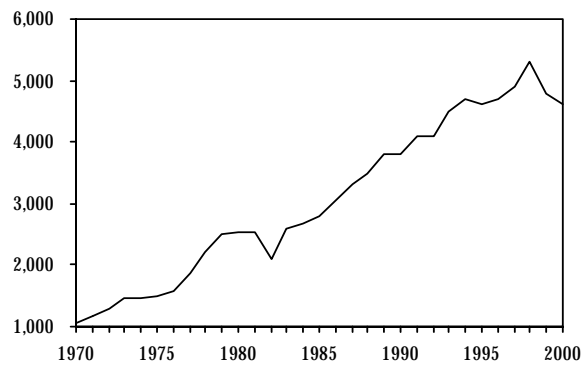
# Finance, Insurance, and Real Estate (FIRE)

The Finance, Insurance, and Real Estate (FIRE) sector has grown rapidly like the other sectors in Clark County. In 2000, the FIRE sector constituted 3.9 percent of all the county work force with its 4,600 workers, lower than the statewide 5.1 percent share. From 1970 to 2000, Clark County's FIRE sector grew at an annualized rate of 5.0 percent (see Figure 26). The sector peaked at 5,300 in 1998 and dropped to 4,600 in 2000 after Farmers Insurance moved its regional claims processing center to Portland and the mortgage industry went through a round of layoffs. Statewide, the sector had a 3.0 percent annual average growth. The FIRE sector paid an annual average wage of \$47,597 in 1999, which was \$5,394 lower than its statewide counterpart.

Real estate, the largest group, has 31.5 percent share of the sector, with 1,600 employed in 2000. The boom in population created a large housing market, which boosted construction activity. Real estate paid an average of \$25,281 in 1999. Real estate has significant amounts of part-time work, especially in property management.

Depository or banking institutions, the second largest group, includes banks, credit unions, savings and loans, etc., and paid an average wage of \$31,768 in 1999. Banking had 1,500 employees in 2000. Insurance had 800 employed in 1999. Insurance paid \$40,989

**Figure 26**  
**FIRE Employment**  
**Clark County, 1970-2000**  
*Source: Employment Security Department*



average wage in 1999, which was \$3,652 lower than the statewide average for all insurance employees.

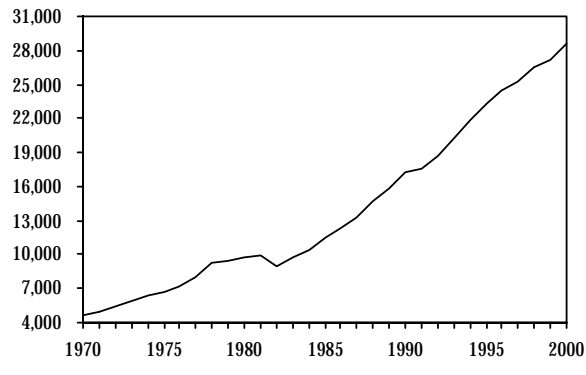
The FIRE sector has grown rapidly, but is expected to grow in the years to come at a slower rate. Employment Security Department analysts have projected that the FIRE sector will grow 13.2 percent from 1998 to 2003, which translates to an average annual growth of 2.6 percent. Another 10 percent growth is projected by 2008, which averages to an annual growth rate of 2 percent.

# Services

Services, the county's largest sector, covers a wide range of industries: the car mechanic, the doctor, the lawyer, the ticket-taker at the movie theater, and the hotel's bellhop are all working in the services sector. Employment in services grew from 4,600 in 1970 to 28,600 in 2000. The 6.3 percent annualized growth made services the fastest-growing sector in the county in terms of employment. Figure 27 shows the growth of services in Clark County from 1970 to 2000.

Service industries in Clark County are dominated by health care, business services, and social services. Health care employment in 2000 topped 8,400; its growth has been influenced by population, advances in medical treatment, and the aging of the population. Social services has grown in response to population, the increasing number of mothers in the paid labor force, and the aging of the population—the latter two factors leading to the expansion of child care and elder care facilities.

**Figure 27**  
**Services Employment**  
**Clark County, 1970-2000**  
*Source: Employment Security Department*



Business services are an odd mix of activities. In Clark County, the industry reached 5,800 workers in 2000. This included 2,000 employed at temp agencies, 1,300 at software and data processing services, 800 at janitorial services, and 1,700 at security and other services.

To a degree, Clark County's services sector is underrepresented in the high end of service industries. While the business services industry is quite large, most of the jobs are either temporary office help or building maintenance, both of which are relatively low-paying industries. Legal and educational services are proportionally much smaller in Clark County than statewide. In large part this is due to the concentration of higher-wage corporate services in core business areas such as Seattle and Portland.

In 1999, Clark County's average wage in services was \$20,946, which was \$8,839 less than the same-sector pay statewide. The big difference in the overall average stems from the comparatively low wage in business services when they are compared to the state. In Clark County, business services averaged \$25,634 in 1999; statewide, its counterpart average was \$88,797, thanks in large part to Microsoft and other software vendors.

The services sector is growing but like most sectors, its growth rates are expected to slow down in the years to come. Employment Security Department analysts have projected the services sector will grow 19.8 percent from 1998 to 2003, which translates to an average annual growth of 4.0 percent. Another 16.2 percent growth is projected by 2008, which averages to an annual growth rate of 3.2 percent.

## Government

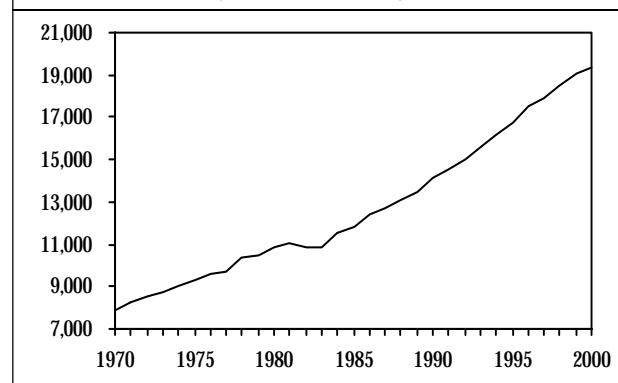
The growth of most of the area's economy has outstripped government growth when measured in terms of employment. Public sector employment in Clark County grew at an annualized rate of 3.0 percent from 1970 to 2000, outpacing its statewide increase of 2.3 percent. The other sectors in the county increased at a much quicker pace. The government's share of the county's total employment of 19,400 public servants amounted to 16.6 percent in 1999, roughly the same as the 17.0 percent statewide share. *Figure 28* shows government growth from 1970 to 2000.

Although government employment, is subject to economic ups and downs, it does tend to be less volatile than other sectors. Government usually provides a good-sized payroll into the communities. The average wage for government workers in Clark County was \$37,637 in 1999, which was \$830 higher than the statewide average for public sector workers.

The federal government's presence in Clark County are largely seen in the postal service, the Bonneville Power Administration (BPA), and the Veterans Administration (VA) medical center. The federal government totaled 2,700 workers in 2000. The average wage in 1999 was \$49,818, which was \$6,969 higher than the statewide average for federal government employees. Clark County's relatively high federal wages are accounted for by the well-paid engineers at BPA's Vancouver research center.

State government had 3,000 employees in 2000. The largest employer was Clark College in Vancouver. Other good-sized agencies were responsible for social services, transportation, and public health programs. The average wage for state government in Clark County was

**Figure 28**  
**Government Employment**  
**Clark County, 1970-2000**  
*Source: Employment Security Department*



\$31,499 in 1999, which was \$3,592 lower than its statewide counterpart.

Local government, with 13,800 employees, is by far the largest branch of government in Clark County. Most of its resources and employees are dedicated to K-12 education. The average wage for Clark County's local government employees was \$31,594 in 1999, which was \$883 lower than its statewide average.

The government sector's rate of growth is expected to gradually subside in the years to come. Employment Security Department analysts have projected that the government sector will grow 15.4 percent from 1998 to 2003, which translates to an average annual growth of 3.1 percent. Another 13.2 percent growth is projected by 2008, which averages to an annual growth rate of 2.7 percent.

# Industry Projections

Figure 29 shows nonagricultural employment estimates for 1998 and industry projections for 2003 and 2008. Employment Security Department analysts made these projections based on historical trends and anticipated developments in the various industries. Clark County's employment is expected to continue growing stronger than the state at 16.2 percent by 2003 com-

pared to statewide 9.3 percent. This growth change translates into 18,200 more jobs by 2003 and another 17,500 jobs by 2008. Nonfarm employment is expected to grow at an average of 3.2 percent annually by 2003 and 2.7 percent by 2008, with the strongest showing coming from the services industry. Slow growth is anticipated in most resource-based industries.

**Figure 29**  
**Industry Projections**  
**Clark County and Washington State, 1998, 2003, and 2008**  
*Source: Employment Security Department*

	1998	2003	2008	1998-2003 % Change	2003-2008 % Change	1998-2003 # Change	2003-2008 # Change	1998-2003 Annual Avg.	2003-2008 Annual Avg.
<b>Clark</b>									
<b>Total Nonfarm Employment</b>	<b>112,600</b>	<b>130,800</b>	<b>148,300</b>	<b>16.2%</b>	<b>13.4%</b>	<b>18,200</b>	<b>17,500</b>	<b>3.2%</b>	<b>2.7%</b>
Manufacturing	20,000	22,700	25,200	13.5%	11.0%	2,700	2,500	2.7%	2.2%
Construction & Mining	10,300	11,700	13,100	13.6%	12.0%	1,400	1,400	2.7%	2.4%
Transportation & Utilities	5,900	6,500	7,300	10.2%	12.3%	600	800	2.0%	2.5%
Wholesale & Retail Trade	26,700	31,500	35,800	18.0%	13.7%	4,800	4,300	3.6%	2.7%
Finance, Ins. & Real Estate	5,300	6,000	6,600	13.2%	10.0%	700	600	2.6%	2.0%
Services	26,200	31,400	36,500	19.8%	16.2%	5,200	5,100	4.0%	3.2%
Government	18,200	21,000	23,800	15.4%	13.3%	2,800	2,800	3.1%	2.7%
<b>Washington</b>									
<b>Total Nonfarm Employment</b>	<b>2,595,000</b>	<b>2,837,600</b>	<b>3,080,600</b>	<b>9.3%</b>	<b>8.6%</b>	<b>242,600</b>	<b>243,000</b>	<b>1.9%</b>	<b>1.7%</b>
Manufacturing	378,800	370,100	383,600	-2.3%	3.6%	-8,700	13,500	-0.5%	0.7%
Construction & Mining	143,700	158,500	167,100	10.3%	5.4%	14,800	8,600	2.1%	1.1%
Transportation & Utilities	136,100	142,700	151,900	4.8%	6.4%	6,600	9,200	1.0%	1.3%
Wholesale & Retail Trade	624,000	681,800	732,700	9.3%	7.5%	57,800	50,900	1.9%	1.5%
Finance, Ins. & Real Estate	135,000	142,900	151,000	5.9%	5.7%	7,900	8,100	1.2%	1.1%
Services	710,000	829,400	941,000	16.8%	13.5%	119,400	111,600	3.4%	2.7%
Government	464,100	508,600	549,500	9.6%	8.0%	44,500	40,900	1.9%	1.6%

# OCCUPATIONAL PROFILE

A different but informative way to view an area's work force is in terms of occupational categories rather than industrial divisions. Occupation data differ from industry data in that the former are categorized by job function regardless of output, whereas the latter are categorized by final product. In other words, an occupation category, such as operator, fabricator, and laborer, tracks employment and wages for all workers (16 and older) who perform a certain class of duties regardless of the industry. *Figure 30* shows employment in the major occupational categories as well as the share of each grouping for Clark County and the state. These data are based on Occupational Employment Surveys (OES) conducted by the Employment Security Department in 1998.

Clark County's occupational makeup reveals only a modest departure from the state's occupational structure. The county's occupational shares exceed Washington's in two categories: (1) operators/fabricators/laborers and (2) precision production/craft/repair. The most visible difference between the county and state was in operator/fabricator/laborer occupations, where the county's 15.9 percent outpaced the state's 12.2 percent. This difference was a result of Clark County's larger-than-average manufacturing and construction base.

In general terms, Clark County's occupational profile is more "blue-collar" than the state's, and vice-versa with respect to "white-collar" occupations. Blue-collar work is defined loosely as work done for wages, as opposed to salary, and usually involves some form of non-office work. Based on this definition, the last three occupations listed in the figure are combined to generate the total share of all blue-collar workers. In 1998, blue-collar work represented a total of 30.5 percent of the county's employment, versus 27.2 percent for the state's. White-collar work, on the other hand, represented 69.5 percent of the county's employment, versus 72.8 percent for the state's.

Occupational employment projections based on estimated annual openings over the 1998-2008 period for Clark County are shown in *Figure 31*. The results are displayed as a percentage of total jobs. There is growth in professional/paraprofessional/technical, services, and managerial and administrative employment. Professional, paraprofessional, and technical jobs are expected to account for 21.6 percent of the new jobs in Clark County by 2008 because of the foreseeable demand for highly-skilled and technical jobs. Service as well as managerial and administrative jobs is expected to account for 17.1 percent and 8.2 percent, respectively, of the new jobs in the county by 2008 due to national trends toward be-

**Figure 30**  
**Occupational Employment**  
**Clark County and Washington State, 1998**  
*Source: Employment Security Department*

	Clark		Washington	
<b>Total</b>	<b>129,344</b>	<b>100.0%</b>	<b>3,042,950</b>	<b>100.0%</b>
Managerial & Administrative	10,296	8.0%	236,687	7.8%
Professional, Paraprof., & Tech	26,188	20.2%	689,989	22.7%
Marketing & Sales	14,899	11.5%	345,850	11.4%
Clerical & Admin. Support	18,324	14.2%	474,747	15.6%
Services	20,196	15.6%	469,185	15.4%
Ag., Forestry, Fishing & Related	1,681	1.3%	119,106	3.9%
Prec. Production, Craft, & Repair	17,221	13.3%	336,198	11.0%
Operators, Fabricators, & Laborers	20,539	15.9%	371,188	12.2%
White-Collar	89,903	69.5%	2,216,458	72.8%
Blue-Collar	39,441	30.5%	826,492	27.2%

coming a more service-oriented economy. All other occupational groupings show a decrease in their shares of the employment total.

Figure 32 is based on Occupational Employment Statistics (OES) wage and salary surveys conducted in Clark County by the Employment Security Department in 1998. While the information is somewhat dated, the list of occupations and wages offer a good perspective of the types of non-farm jobs in the region along with their pay levels. Wages are arrayed by hourly or monthly rates. Also included is a ranking based on the size of employment in the particular occupation. Thus, salespersons in retail trade were the most numerous occupational workers in the county, while physicians and surgeons were the most highly paid. For those occupations where there were confidentiality issues or sampling difficulties, state or national wages were used instead.

**Figure 31**  
**Occupational Projections**  
**Clark County, 1998 and 2008**

	1998	2008
<b>Total</b>	<b>100.0%</b>	<b>100.0%</b>
Managerial & Administrative	8.0%	8.2%
Professional, Paraprof., & Tech	20.2%	21.6%
Marketing & Sales	11.5%	11.2%
Clerical & Admin. Support	14.2%	12.9%
Services	15.6%	17.1%
Ag., Forestry, Fishing & Related	1.3%	1.1%
Prec. Production, Craft, & Repair	13.3%	12.8%
Operators, Fabricators, & Laborers	15.9%	15.2%
White-Collar	69.5%	70.9%
Blue-Collar	30.5%	29.1%

**Figure 32**  
**Occupational Wages**  
**Clark County, 1998**  
*Source: Employment Security Department*

Occupational Title	Wage*	Rank**	Occupational Title	Wage*	Rank**
<b>Managerial and Administrative</b>			Cost Estimator	\$21.40	106
General Manager & Top Executive	\$33.07	2	Instructor & Coach, Sport	\$14.08	107
All Other Manager & Administrator	\$26.03	6	Designer, except Interior Design	\$15.24	113
Food Service & Lodging Manager	\$17.07	39	Social Work, Medical & Psychiatric	\$16.08	120
Financial Manager	\$27.69	40	Dental Hygienist	\$30.26	121
Property & Real Estate Manager	\$13.17	50	All Other Health Prof, Paraprof, Tech	\$15.20	127
Construction Manager	\$28.14	57	Computer Engineer	\$31.02	128
Marketing, Advertising, Public Rel Mgr	\$29.13	75	Loan Officer & Counselor	\$21.43	130
Education Administrator	\$26.71	98	Residential Counselor	\$9.22	131
Industrial Production Manager	\$28.55	112	All Other Financial Specialist	\$22.20	133
Engineering, Math, Natrl Science Mgr	\$36.80	126	Dentist	\$48.81	134
Purchasing Manager	\$24.83	156	Emergency Medical Technician	\$10.97	139
Medicine & Health Service Manager	\$25.10	162	Technical Assistant, Library	\$12.38	142
Personnel, Train & Labor Relation Mgr	\$25.70	165	Psychologist	\$25.94	149
Communication, Transport, Utilities Mgr	\$28.24	188	Purchase Agent, exc Whlsl, Retail, Farm	\$19.72	154
Administrative Service Manager	\$24.37	197	Personnel, Train & Labor Relation Spec	\$22.34	157
<b>Professional, Paraprofessional &amp; Technical</b>			Mechanical Engineer	\$29.70	167
Teacher, Elementary	\$40,740	9	Vocational & Educational, Counselor	\$21.00	170
Teacher, Secondary School	\$41,610	15	Writer & Editor	\$14.89	174
Registered Nurse	\$21.65	16	All Other Legal Asst, Tech, exc Clerk	\$18.94	175
Teacher Aide, Paraprofessional	\$9.97	18	Librarian, Professional	\$20.94	176
All Other Professional, Paraprof, Tech	\$18.61	35	Computer Support Specialist	\$17.32	178
Accountant & Auditor	\$21.16	42	Pharmacist	\$29.48	182
Computer System Analyst, EDP	\$25.80	49	Artist & Related	\$16.28	185
Physician & Surgeon	\$49.69	59	Tax Preparer	\$15.82	190
Instructor, Nonvocational Education	\$17.44	61	All Other Engineer	\$33.15	196
Social Work, exc Medical & Psychiatric	\$15.82	63	<b>Sales &amp; Related</b>		
Electrical & Electronic Engineer	\$27.90	65	Salesperson, Retail	\$10.39	1
All Other Management Support Worker	\$19.46	72	Cashier	\$8.77	4
Lawyer	\$33.87	76	First Line Supervisor, Sales & Related	\$19.81	13
Teacher, Special Education	\$41,490	86	Sales Rep, exc Retail, Sci, Related	\$20.05	23
Licensed Practical Nurse	\$14.86	90	Stock Clerk, Sales Floor	\$9.50	52
Industrial Engineer, except Safety	\$25.93	92	All Other Sales & Related Occupation	\$13.46	54
Civil Engineer, including Traffic	\$26.32	93	Sales Agent, Real Estate	\$19.24	69
Electrical & Electronic Technician	\$17.19	99	Sales Rep, Science & Related, exc Retail	\$29.07	79
Computer Programmer	\$28.08	101	Insurance Sales Worker	\$20.99	85
All Other Engineering & Related Tech	\$17.67	102	Counter & Rental Clerk	\$7.87	87
Drafter	\$16.34	104			



**Figure 32 (Continued)**

**Occupational Wages**

**Clark County, 1998**

**Source: Employment Security Department**

Occupational Title	Wage*	Rank**	Occupational Title	Wage*	Rank**
Real Estate Appraiser	\$23.26	105	Electrician	\$24.01	36
Telemarketer, Door-To-Door Sales & Rel	\$10.25	110	Painter & Paperhanger, Constr & Maint	\$13.42	38
Sales Agent, Business Services	\$18.42	124	Production Inspector, Grade, Sort, Test	\$12.07	47
Salesperson, Parts	\$13.71	141	Plumber, Pipefitter, Steamfitter	\$23.06	53
Broker, Real Estate	\$22.51	163	First Line Supervisor, Constr & Extract	\$25.05	55
Travel Agent	\$10.85	172	Carpet Installer	\$13.17	56
<b>Clerical &amp; Administrative Support</b>			First Line Supervisor, Production	\$20.64	58
General Office Clerk	\$10.85	3	Machinist	\$14.80	62
Bookkeeping, Accounting & Auditing Clerk	\$12.50	5	All Other Machinery Mechanic	\$18.94	67
Secretary, except Legal & Medical	\$12.19	7	Roofer	\$16.27	71
Receptionist, Information Clerk	\$10.30	19	Heat, A/C, Refrigeration Mech & Install	\$17.74	84
First Line Supervisor, Clerical	\$17.05	27	Automotive Body, Related Repairer	\$17.57	88
All Other Clerical & Admin Support	\$11.88	32	Drywall Installer	\$16.60	94
Traffic, Shipping & Receiving Clerk	\$11.98	37	First Line Supervisor, Mechanic & Repair	\$23.02	96
Bank Teller	\$8.73	51	Insulation Worker	\$14.33	108
Stock Clerk, Stockroom or Warehouse	\$10.52	60	Cabinetmaker & Bench Carpenter	\$13.45	109
Teacher Aide & Educational Asst, Clerk	\$8.30	73	Sheet Metal Worker	\$17.74	116
Postal Mail Carrier	\$16.19 S	95	Taper	\$18.78	122
Computer Operator, exc Peripheral Eq	\$13.05	114	Sheet Metal Duct Installer	\$19.66	138
Typist, including Word Processing	\$11.90	125	Electrical Power-line Install & Repair	\$27.27	144
Order Clerk, Materials, Service	\$11.57	140	Concrete & Terrazzo Finisher	\$19.06	146
Billing, Cost & Rate Clerk	\$12.52	143	Bus & Truck Mechanic & Diesel Specialist	\$16.35	152
Loan & Credit Clerk	\$13.57	147	All Other Const & Extract, exc Helper	\$14.89	159
Dispatcher, exc Police, Fire & Ambulance	\$15.20	150	Mobile Heavy Eq Mechanic, exc Engine	\$17.06	161
Production, Planning, Expediting Clerk	\$15.20	153	Paving, Surfacing, Tamping Equipment Opr	\$16.56	166
Insurance Policy Processing Clerk	\$12.37	158	Pipelayer	\$18.28	169
Adjustment Clerk	\$12.00	168	Telephone & Cable TV Line Install/Repair	\$17.18	183
All Other Material Record, Sched, Distr	\$12.15	177	First-Line Supervisor, Mgr, All Other	\$19.64	186
Legal Secretary	\$15.38	179	Highway Maintenance Worker	\$15.66	187
File Clerk	\$9.13	180	Machinery Maintenance Worker	\$16.41	191
Payroll & Timekeeping Clerk	\$13.46	193	<b>Operators, Fabricator &amp; Laborers</b>		
Medical Secretary	\$11.93	194	Truck Driver, Heavy or Tractor-Trailer	\$14.17	10
<b>Services</b>			All Other Help, Labor, Matl Move, Hand	\$10.65	17
Combined Food Preparation & Service	\$6.93	8	Electric, Electronic Eq Assembler, Prec	\$11.28	20
Waiter & Waitress	\$6.75	12	Electronic Semiconductor Processor	\$11.30	24
Janitor & Cleaner, except Maid	\$8.77	14	Truck Driver, Light, incl Delivery & Rel	\$10.88	29
Food Preparation Worker	\$7.55	21	Assemble, Fabricate, ex Mach, Elec, Prec	\$9.51	34
Home Health Aide	\$8.40	25	All Other Freight, Stock, Mat Move, Hand	\$10.39	44
Child Care Worker	\$7.26	26	Hand Packer & Packager	\$8.15	46
Hairdresser & Cosmetologist	\$8.72	28	Industrial Truck & Tractor Operator	\$12.56	64
All Other Service Supervisor	\$12.42	31	Bus Driver, School	\$10.46	66
Nursing Aide, Orderly & Attendant	\$8.46	33	All Other Hand Worker	\$9.41	68
Cook, Restaurant	\$8.57	41	Sewing Machine Operator, Garment	\$7.96	70
Bartender	\$7.41	43	All Other Machine Operator/Tender	\$11.51	77
Maid & Housekeeping Cleaner	\$7.75	45	Welder & Cutter	\$14.12	78
Dining Room, Cafeteria & Bartender Help	\$6.64	74	Paper Goods Machine Setter/Set-Up Op	\$14.99	82
Cook, Fast Food	\$6.94	80	Plastic Molding, Casting Mach Op/Tender	\$9.09	83
Dental Assistant	\$14.04	81	Vehicle Washer & Equipment Cleaner	\$9.76	91
Guard & Watch Guard	\$9.10	89	Electrical, Electronic Assembler	\$9.26	100
Cook, Institution or Cafeteria	\$8.87	97	Machine Feeder & Offbearer	\$12.17	103
Amusement & Recreation Attendant	\$6.96	117	Extrude, Form, Press Mach Op/Tender	\$11.67	111
Baker, Bread & Pastry	\$9.75	118	Helper, Carpenter & Related Worker	\$10.16	115
Host & Hostess, Restaurant, Lounge	\$7.08	119	Operating Engineer	\$19.59	123
Fire Fighter	\$17.97	135	Excavating & Loading Machine Operator	\$19.23	129
Medical Assistant	\$11.35	145	Bus Driver, except School	\$10.59	132
Counter Attendant, Lunchroom, Cafeteria	\$6.78	155	Crush, Grind, Mix Machine Op/Tender	\$13.31	136
All Other Service Worker	\$8.56	173	Service Station Attendant	\$7.48	137
Sheriff & Deputy Sheriff	\$20.12	189	Driver/Sales Worker	\$11.96	148
All Other Food Service Worker	\$8.27	195	Helper, Mechanic & Repairer	\$10.21	151
<b>Agriculture, Forestry, Fishing &amp; Related</b>			Packaging & Filling Machine Op/Tend	\$10.90	160
Laborer, Landscaping & Groundskeeping	\$10.38	48	Metal Fabricator, Structural Metal Prod	\$14.93	171
Farmworkers, Food/Fiber Crops	\$7.04 S	164	Helper, Plumber, Pipe & Steam Fitter	\$11.17	181
Grader & Sorter, Agricultural Product	\$7.72	184	Laund, Dry-clean Mach Op/Tend, exc Pres	\$7.90	192
<b>Precision Production, Craft &amp; Repair</b>					
Carpenter	\$16.45	11			
Maintenance Repairer, General Utility	\$12.48	22			
Automotive Mechanic	\$16.26	30			

\*Wages are either hourly or annual.

\*\*Rank is by amount of employment per occupation from highest (1) to lowest (197).

S=State data, no county data available.

Note: "All Other" denotes a group of occupations, individually, too many to be listed.

# Personal Income

This section deals with income rather than wages, which were discussed earlier and which are only one aspect of income. Data in this section are derived from the U.S. Department of Commerce, Bureau of Economic

Analysis. All income data have been adjusted to constant 1998 dollars using the Implicit Price Deflator for Personal Consumption Expenditures.

## Total Personal Income

Personal income is generally seen as a key indicator of a region's economic vitality. Conceptually, personal income captures all types of income. Wages, salaries, government transfer payments, retirement income, farm income, self-employed income, proprietors' income, interest, dividends, and rent are all included in this measure. Because business and corporate incomes are not included, it is considered personal income.

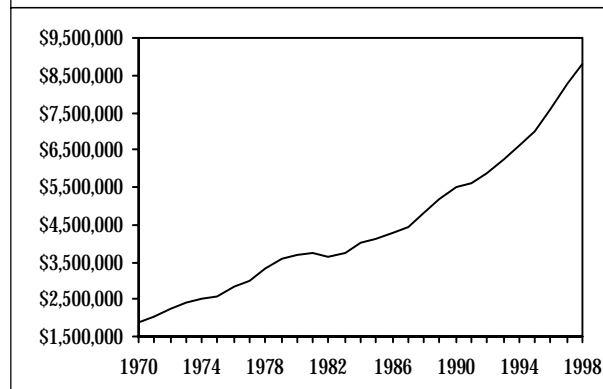
Figure 33 shows total personal income (TPI) in Clark County from 1970 to 1998. Over that period, TPI in Clark County increased significantly from \$1.9 billion to \$8.8 billion. This increase equates to an annual average growth rate of 5.6 percent. This growth far outpaced that of Washington's overall 4.0 percent annual average. While this looks very good for the county, Clark's population growth deflates the escalation. In 1998, Clark County was ranked 5th among Washington's 39 counties for TPI, which was the same ranking it received in terms of population. Clark County's 1998 TPI accounted for 5.4 percent of the state total. The 1998 TPI reflected an increase of 8.9

percent from 1997. The 1997-98 state change was 6.3 percent and the national change was 5.9 percent.

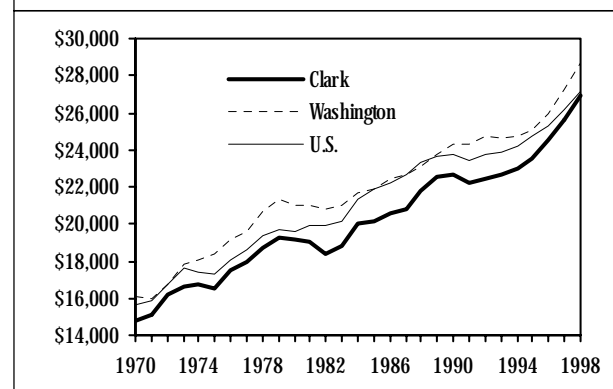
The total amount of income in an area is only a sensible concept if there is some relationship to the number of people in an area. Per capita personal income (PCPI) captures that. PCPI is calculated by dividing total personal income by the total population for an area. PCPI provides a figure that can be used as a common denominator between different time periods and/or different areas. PCPI is also useful as an indicator of the character of consumer markets and of the overall economic well-being of the area's residents.

Figure 34 shows PCPI for Clark County, the state, and the nation from 1970 to 1998. Generally, the county followed the trend of the state at a lower level but closely mirrored that of the nation. In 1998, the PCPI in Clark County was \$26,882; in the state, \$28,719. Clark County's 1998 PCPI was 94 percent of the state average and 99 percent of the national average. Clark County's 1998 PCPI reflected an increase of 8.9 percent from 1997. The 1997-98 state change was 7.9

**Figure 33**  
**Total Personal Income**  
**Clark County, 1970-1998**  
*Source: Bureau of Economic Analysis*



**Figure 34**  
**Per Capita Income**  
**Clark, Washington, and U.S., 1970-1998**  
*Source: Bureau of Economic Analysis*



percent and the national change was 5.9 percent. Although growth of TPI has outstripped statewide growth, so has the population. The result is a PCPI somewhat lower than the statewide average. It should also be noted that the statewide PCPI figures are heavily influenced by King County and its concentration of wealth and population. Clark County's PCPI was ranked 4th highest among Washington's thirty-nine counties in 1998.

PCPI is a good measure of how personal income is growing relative to the population. However, it gives no indication of how income is distributed among the

population. To a degree, median household income does that. It indicates the point in income where half of all households have a higher income and half have a lower income. By this measure, Clark County is doing quite well. The Office of Financial Management has made estimates through 2000 of median income, using current dollars. For 2000, Clark County's median household income was \$49,167, slightly lower than the statewide average of \$50,152. Clark County ranked the fourth highest median household income among 39 counties in the state.

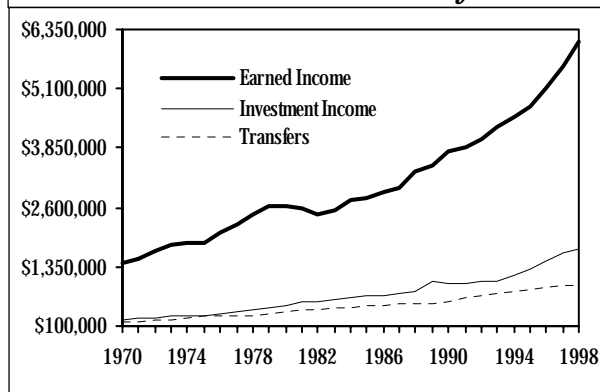
## Components of Personal Income

As mentioned earlier, personal income encompasses many different types of income. All the various types can be subsumed under three broad categories: earnings, transfer payments, and investment income. Earnings include wages, salaries, and proprietors' income. Transfer payments include income maintenance, unemployment insurance, and retirement payments. Investment income consists of interest, dividends, and rent.

Figure 35 shows Clark County's components of personal income from 1970 to 1998. Earned income increased at an annual average of 5.4 percent over the period, growing from \$1.4 billion to \$6.1 billion. Transfers rose at an average of 6.2 percent—from \$144 mil-

lion up to \$960 million. Investments skyrocketed at an annual average of 7.3 percent, starting at \$218 million to \$1.7 billion. When analyzing the trend from 1970 to 1998, Figure 36 reveals that the sources of personal income are shifting away from earnings and moving towards investments and transfer payments. In 1970, earned income accounted for 77 percent of personal income. By 1998, earned income accounted for only 69 percent. Investments grew dramatically, from 13 percent of total income in 1970 to 20 percent in 1998. Transfers increased slightly from 10 percent in 1970 to 11 percent in 1998. The increase in investment income reflects the growth of 401 (k) and other pension funds, and the bull market of the 1990s.

**Figure 35**  
**Personal Income Components**  
**Clark County, 1970-1998**  
*Source: Bureau of Economic Analysis*



**Figure 36**  
**Personal Income Component Trends**  
**Clark County, 1970-1998**  
*Source: Bureau of Economic Analysis*

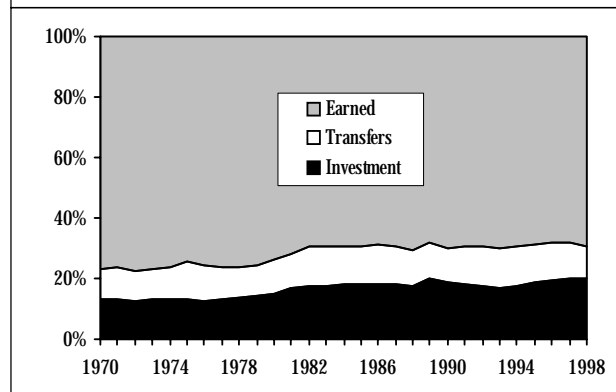
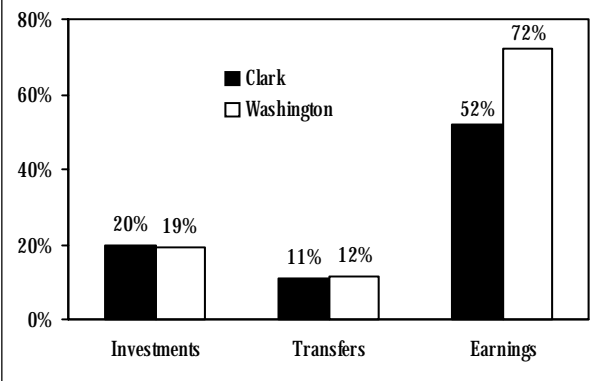


Figure 37 shows the personal income components for Clark County and Washington in 1998. Earned income has the lion's share of total income; its \$4.5 billion equates to 52 percent of the total. Investment income, at \$1.7 billion, captures 20 percent of the total. Transfer payments, with \$960 million, constitute 11 percent.

**Figure 37**  
**Personal Income Components**  
**Clark County and Washington, 1998**  
*Source: Bureau of Economic Analysis*



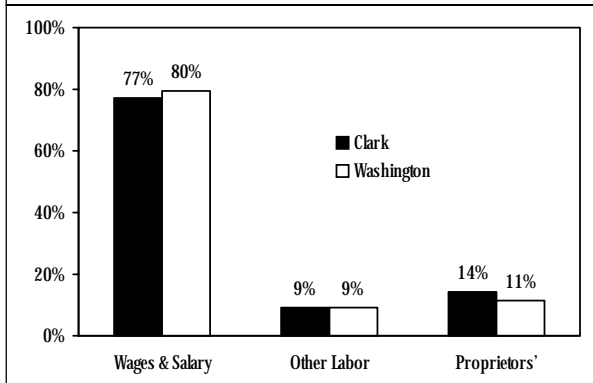
## Earned Income

Earned income includes wages and salaries, proprietors' income, and "other" labor income, which covers an assortment of payments but primarily consists of employer contributions to pension and health care plans. Earned income constitutes the largest component of personal income, although earnings are decreasing in share size over the decades. The share size of wages and salaries is decreasing in favor of other labor income and proprietors' income. Earned income is an important reflection of an area's economy because it shows how much income is derived directly from work and work-related factors by Clark County residents, regardless where individuals work. Because of the substantial number of county residents that work in Oregon,

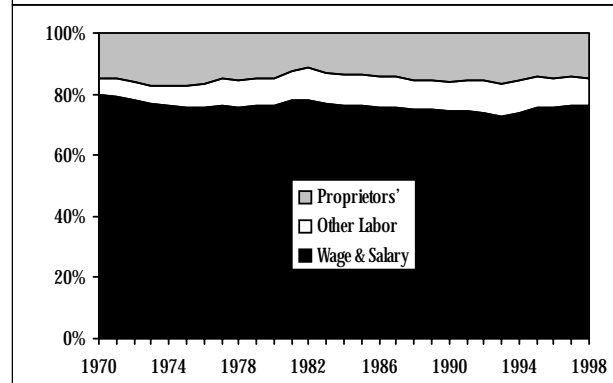
Clark County's earned income has been augmented by the residence adjustment so as to capture the earnings of commuters, who work outside the county.

Data on wages, proprietors' income, and other labor income is only available on a "gross" basis which includes only income generated by businesses located in Clark County—before any adjustment for cross-county commuting (and not including the adjustment for employee contributions to social security). Figure 38 shows the 1998 share sizes of the three types of earnings and Figure 39 shows their growth from 1970 to 1998. Clark County's gross earned income rose from \$1.1 billion in 1970 to \$4.6 billion in 1998, which translated into 5.0 percent annualized growth. Wages and salaries make up

**Figure 38**  
**Earned Income Components**  
**Clark County and Washington, 1998**  
*Source: Bureau of Economic Analysis*



**Figure 39**  
**Earned Income Component Trends**  
**Clark County, 1970-1998**  
*Source: Bureau of Economic Analysis*



the largest part of earnings, but the growth has been moderate compared to the others. Over the period shown, wages and salaries grew at an annual average of 4.8 percent, higher than the state's 3.6 percent. Proprietors' income grew by 5.2 percent, higher than 3.3 percent recorded statewide. Other labor income ballooned

by 6.9 percent per year, higher than the state's 5.6 percent. Proprietors' income is the aggregate earnings of all the self-employed workers in the county, including farmers. After the severe "double-dip" national recession of the early 1980s, proprietors' income has grown strongly, averaging 5.4 percent per year.

## Transfer Payments

A transfer payment is a payment generally made by the government to an individual from whom no service is received. Transfer payments have grown stronger over the 1970-98 observation period. As illustrated in *Figure 40*, transfer payments have garnered an increasing share of personal income in Clark County. Transfer payments grew from \$187 million to \$960 million, at an annual average of 6.0 percent. Statewide, transfer payments also grew but at a lower 4.6 percent annual rate. As a share of TPI in 1998, the county's transfer payments were 11 percent, slightly lower than the 12 percent recorded statewide.

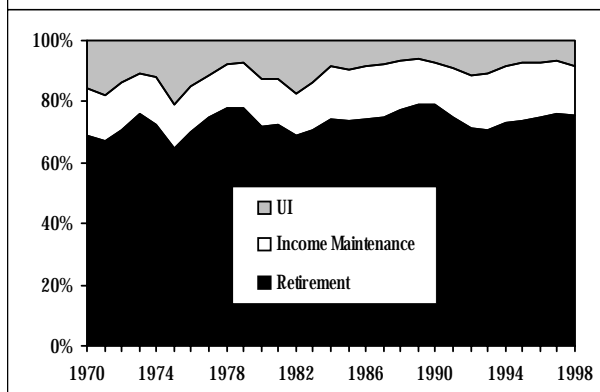
The largest portion of transfer payments are retirement-related ones, which includes social security, federal government civilian and military retirement, and state and local government retirement. It also includes Medicare payments, a very fast-growing item. Retirement-related transfer payments have grown from \$88 million in 1970 to \$428 million in 1998. This growth translates into an annualized rate of 5.8 percent, giving the retirement component a 45 percent share of all transfer payments in 1998. Statewide, retirement-related transfer payments hold 43 percent share.

Income maintenance includes Temporary Assistance to Needy Families (TANF), general assistance, food stamps, and other transfer programs generally thought of as welfare. Income maintenance has grown in Clark County from \$20 million in 1970 to \$92 million in 1998. This translates into 5.6 percent annualized growth. Statewide, income maintenance trailed behind at 3.3 percent annual rate.

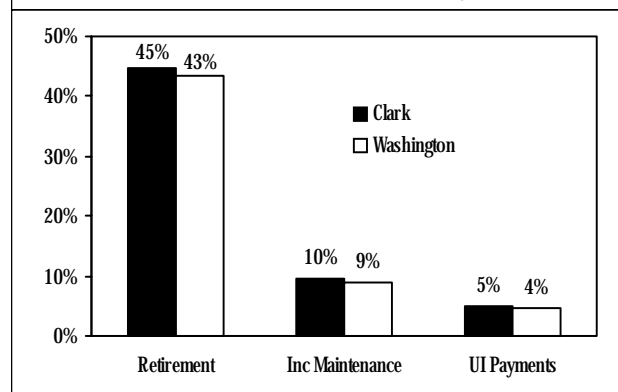
Unemployment insurance is the last significant component of transfer payments. It went from \$19 million in 1970 to \$46 million in 1998, which represents 3.1 percent annualized growth. Statewide, unemployment annualized growth was a low 0.5 percent. Unemployment dollars are particularly sensitive to the business cycles. As such, the share of all transfer payments and TPI has varied over time. In 1998, it stood at 5 percent of transfer payments in Clark County. Statewide, the share was 4 percent.

*Figure 41* shows the major components and their respective share of total transfer payments to Clark County residents in 1998.

**Figure 40**  
Transfer Components Trends  
Clark County, 1970-1998  
*Source: Bureau of Economic Analysis*



**Figure 41**  
Transfer Payment Components  
Clark County and Washington, 1998  
*Source: Bureau of Economic Analysis*



# Investment Income

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Dividends, interest, and rent (collectively called investment income) are the prime examples of making money with money. They make up the final part of personal income. Money that has been used to purchase stocks and bonds, that resides in bank accounts, or that has been used to purchase rental properties can return a profit. No service or work is performed, yet income is derived from the investment.

Growth in investment income readily outpaced that of the state. *Figure 36* shows the investment income for Clark County and Washington from 1970 to 1998. Over

that period, investment income increased from \$240 million to \$1.7 billion. This represented an annual growth of 7.3 percent over the period, compared to 5.0 percent statewide. The sharp increase of the late 1980s ended abruptly with the 1990-91 national recession in both the county and the state. In 1994, investment income started to increase from \$1.1 billion to \$1.7 billion in 1998 at an annual average growth of 10.9 percent.

As shown in *Figure 37*, investment income represented 20 percent of Clark County's 1998 personal income. This was greater than the state's 19 percent share in 1998.

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# CLARK COUNTY RESOURCE LIST

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## **WorkSource Washington:**

Workforce Development Council of  
Southwest Washington  
111 West 39<sup>th</sup> Street  
Vancouver, WA 98660  
Phone: (360) 696-8417  
Fax: (360) 696-8999  
E-mail: [beth@wdcsw.org](mailto:beth@wdcsw.org)  
Website: [www.worksource-sw.org](http://www.worksource-sw.org)

WorkSource Vancouver Town Plaza  
WorkSource Center  
5411 East Mill Plain Blvd., Suite 15  
Vancouver, WA 98661  
Phone: (360) 735-5000  
TTY: (360) 735-5094  
Fax: (360) 735-5093

WorkSource West Vancouver  
WorkSource Center  
111 West 39<sup>th</sup> Street  
Vancouver, WA 98660  
Phone: (360) 696-8417  
TTY: (360) 696-8093  
Fax: (360) 696-8999

Clark College  
WorkSource Affiliate  
1800 East McLoughlin Blvd.  
Vancouver, WA 98663  
Phone: (360) 992-2239  
TTY: (360) 992-2835  
Fax: (360) 992-2877

## **Economic Development Council:**

Columbia River Economic Development Council  
100 SE Columbia Way  
Vancouver, WA 98661  
Phone: (360) 694-5006  
Fax: (360) 694-9927  
E-mail: [info@credc.org](mailto:info@credc.org)  
Website: [www.credc.org](http://www.credc.org)

## **Chambers of Commerce:**

Greater Vancouver Chamber of Commerce  
404 East 15<sup>th</sup> Street Suite 11

Vancouver, WA 98663  
Phone: (360) 694-2588  
Fax: (360) 693-8279  
E-mail: [info@vancouverusa.com](mailto:info@vancouverusa.com)  
Website: [www.vancouverusa.com](http://www.vancouverusa.com)

Battle Ground Chamber of Commerce  
912 East Main Street  
Battle Ground, WA 98604  
Phone: (360) 687-1510  
Fax: (360) 687-4505  
E-mail: [ttweedell@battlegroundchamber.org](mailto:ttweedell@battlegroundchamber.org)  
Website: [www.battlegroundchamber.org](http://www.battlegroundchamber.org)

Woodland Chamber of Commerce  
900 Goerig Street  
P. O. Box 1012  
Woodland, WA 98674  
Phone: (360) 225-9552  
Fax: (360) 225-3490  
E-mail: [woodlandchamber@lewisriver.com](mailto:woodlandchamber@lewisriver.com)  
Website: [www.lewisriver.com/woodlandchamber/](http://www.lewisriver.com/woodlandchamber/)

## **Ports:**

Port of Vancouver  
3103 Lower River Road  
Vancouver, WA 98660  
Phone: (360) 693-3611  
Fax: (360) 735-1565  
E-mail: [info@PortVanUSA.com](mailto:info@PortVanUSA.com)  
Website: [www.PortVanUSA.com](http://www.PortVanUSA.com)

Port of Camas-Washougal  
24 South A Street  
Washougal, WA 98671  
Phone: (360) 835-2196  
Fax: (360) 835-2197  
E-mail: [tyler@portcw.com](mailto:tyler@portcw.com)  
Website: [www.portcw.com](http://www.portcw.com)

Port of Ridgefield  
111 West Division Street  
P. O. Box 55  
Ridgefield, WA 98642  
Phone: (360) 887-3873  
Fax: (360) 887-3403  
E-mail: [portridgefield.org](mailto:portridgefield.org)  
Website: [www.portridgefield.org](http://www.portridgefield.org)