



**Built for
Business . . .
Designed
for Living**

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**OPPORTUNITIES IN
MERIDIAN, IDAHO**





NATIONAL

ACCOLADES

#1 Highest Job Growth
Wallet Hub 2020 (tie)

#3 Fastest Growing City
Wallet Hub 2020

#4 Top Metros for 1st Time Homeowners
Move.org 2021

#1 Highest Job Growth
Wallet Hub 2019 (tie)

#3 Best Places to Live
Money 2020

#1 Top Moving Destination - Idaho
National Migration Study/United Van Lines 2020

#9 Best Places to Live
Money 2019

2nd State to implement Code.org
Computer Science Education policies 2018

These and other accolades: bvep.org/lifestyle/national-accolades

MERIDIAN. FIND YOUR OPPORTUNITY.

Meridian is a warm and welcoming family-focused community with a diverse business base and a variety of residential neighborhoods. As Mayor, I am thrilled that you are considering our community as your new home. Meridian is a unique community that celebrates our history while planning strategically for our bright future.

Our community offers businesses a unique opportunity to be in the heart of Idaho's booming Treasure Valley. Meridian's highly educated and skilled residents provide businesses with the ideal candidate pool to grow their team and meet their goals.

We are committed to retaining what makes Meridian unique—our small-town charm, with friendly and supportive community members, safe neighborhoods and a staff that treats every customer like family. Our dedicated Economic Development Team is readily available to help new businesses as they plant roots in our community. You will be met with premier service whether you are exploring potential business opportunities, reviewing development standards, or applying for a permit to build your dream. We are excited to be a part of that dream and committed to helping Meridian businesses grow and thrive in our community.

In Meridian, we don't believe in one-size-fits-all solutions; we celebrate each organization's characteristics. Your business is unique and special and deserves to be in a community that is unique and special as well. Our team of forward thinkers is excited to learn more about your organization and help you to explore opportunities, incentive programs, and partnerships.

I encourage you to give us a call and learn first-hand why Meridian is one of the fastest growing cities in the country. Our vision is to be the west's premier city in which to live, work, and raise a family. It is our commitment to that vision that earned us a top spot on Money Magazine's list as one of the best places to live in the country. In Meridian we are Built for Business and Designed for Living—you bring the business, we'll do the rest!

Robert Simison

Mayor



You're never far away from the rest of the world.

Meridian is strategically located in the heart of the Boise Metro and the diverse Pacific Northwest. The Treasure Valley is ripe with opportunities for entrepreneurs and start-ups, as well as established businesses. Come see where your place will be.



AIR SERVICE

The Boise Airport (BOI) is located less than 20 minutes from downtown Meridian, and welcomes more than three million travelers each year.

NON-STOP FROM BOISE TO	FLIGHT TIME
Atlanta, GA	4 hrs 02 mins
Chicago, IL	3 hrs 19 mins
Dallas, TX	3 hrs 05 mins
Denver, CO	1 hr 45 mins
Houston, TX	3 hrs 07 mins
Las Vegas, NV	1 hr 45 mins
Los Angeles, CA	2 hrs 10 mins
Minneapolis, MN	2 hrs 47 mins
Oakland, CA	1 hr 40 mins
Palm Springs, CA	1 hr 54 mins
Phoenix, AZ	1 hr 54 mins
Portland, OR	1 hr 10 mins
Sacramento, CA	1 hr 36 mins
Salt Lake City, UT	2 hrs 02 mins
San Diego, CA	2 hrs 00 mins
San Francisco, CA	1 hr 48 mins
San Jose, CA	1 hr 55 mins
Seattle, WA	1 hr 20 mins
Spokane, WA	59 mins



50 motor freight companies serve the Boise Valley, traveling five interstates, 20 U.S. highways, and 30 State highways.

More than **1,600** miles of rail line, through Union Pacific and Burlington Northern Santa Fe, provide connection points to the rest of the US, Canada, and Mexico. These rail lines are aided by the State's regional line and six short line railroads.

The rail system transports over **11 million tons** of freight annually.





"I chose Meridian for my growing business, PKG User Interface Solutions, due to the caliber of the workforce, the central location, the support from local government, and the availability of land for expansion. We are very proud of our facility now--and with our latest expansion plans to create an entire campus for our business right here in Meridian. I know that Meridian will be able to accommodate our needs."

Homy Panahi, President & CEO
PKG User Interface Solutions



DEMOGRAPHICS

Boise MSA & Meridian

POPULATION 749,202
Meridian: 119,350

LABOR FORCE 375,882
Meridian: 55,400

UNEMPLOYMENT/DEC 2020 4.2%
MSA: 4.6%, Idaho: 4.4%

COST OF LIVING 98.4%
% of the National Average

MEDIAN AGE, CITY & MSA 36.2
US: 38.1 years

EDUCATION - MERIDIAN 37.2%
BS/BA OR HIGHER
MSA 32.0%

MERIDIAN MEDIAN \$71,389
HOUSEHOLD INCOME

WAGE LEVELS
Median Hourly: \$17.62
Average Hourly: \$22.68
Median Annual: \$36,660
Average Annual: \$47,170

Sources: COMPASS Regional Planning,
Idaho Department of Labor, American
Community Survey 2019

WORKFORCE & EDUCATION

Covered Employment & Average Annual Wages Per Job	2019 Avg Employment	2019 Avg Wages
Total Employment and Wages	333,165	\$48,455
Agriculture and Mining	5,614	\$36,939
Construction	24,941	\$48,779
Manufacturing	28,726	\$79,137
Trade, Utilities & Transportation	63,605	\$45,163
Information	4,090	\$57,565
Financial Services	17,066	\$65,262
Professional and Business Services	47,445	\$55,091
Education and Health Services	50,304	\$47,577
Leisure and Hospitality	35,396	\$18,556
Other Services	9,404	\$34,068



Institution	Estimated Enrollment	Programs
Boise State University	26,300	Four-year university; seven colleges offering 200 degree, certificate & graduate programs
Idaho State University, Meridian Campus	1,000	Four-year university; Health Science campus; main campus in Pocatello w/ more than 250 undergrad & graduate programs
College of Idaho	1,100	Four-year institution; Idaho's oldest private college, offering 26 majors
Idaho College of Osteopathic Medicine	500	Four-year, post-graduate medical school program
University of Idaho, Boise Campus	300	Four-year university offering 60 degree locally; main campus in Moscow
Northwest Nazarene University	2,000	Private, four-year university offering undergrad and graduate programs; also serving 7,500 continuing education students
College of Western Idaho	31,300	Two-year community college; works closely with employers to create custom training programs
Treasure Valley Community College	300	Two-year community college



BUILT FOR BUSINESS



A STRONG MEDICAL CORE

Anchored by St. Luke's Hospital System, Blue Cross of Idaho, Idaho College of Osteopathic Medicine, and Idaho State University Health Science Center, Meridian's health care industry enhances the City's commitment to growing innovators in health, research and technology.

1ST



in Job Growth
two years running

Wallet Hub, 2019 & 2020

MERIDIAN JOB GROWTH

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2015	33,961
2016	37,109
2017	39,491
2018	42,094
2019	45,337
2020	48,606

Office? Industrial? Retail? Yes.



With more than 16 million square feet of commercial real estate, Meridian offers spaces to suit any business operation. Class A office and medical buildings, manufacturing facilities and industrial parks, bustling retail centers, and land ready for development make up Meridian's robust business community.

We chose to build our business in Meridian, because of the superior quality of talent and dedicated workforce this region has to offer. We encourage our employees to dream and become what they want to be through our company.

We created a company that would inspire and create abundance for everyone it touched. Idahoans understand what it means to be part of something bigger than ourselves.

Great partnerships through a technology ecosystem coupled with reasonably priced housing and access to the mountains, make our region a great place to live.

*Jeet Kumar, CEO
Dan Puga, President
In Time Tec*



TARGET INDUSTRIES

- Advanced Manufacturing
- Health Care & Ancillary Industries
- Technology
- Professional Services

Scentsy's corporate campus includes its international headquarters as well as manufacturing and distribution operations, employing more than 1000 in Meridian



MERIDIAN CORPORATE CITIZENS

AmeriBen	J-U-B Engineers
Blue Cross of Idaho	Micro 100
CitiCorp	Paylocity
CompuNet	Perspecta
Computrol	PillPack
Engineered Structures, Inc.	Power Engineers
Idaho Central Credit Union	Scentsy
In Time Tec	St. Luke's Hospital System
Jackson's	Zennify

"I have had the opportunity to work with the City of Meridian, planning and constructing our corporate campus. They have been very cooperative and timely in plan reviews and permitting. It is very refreshing to consider a city jurisdiction, like Meridian, a part of our team instead of a challenge to overcome".

*Sam Johnson
Facilities Manager, Scentsy*

 DESIGNED FOR LIVING

Meridian's housing market is one of the strongest in the nation. From apartments and townhomes to welcoming neighborhoods and spacious acreages surrounded by farmland, Meridian offers numerous lifestyle options. Meridian's core focus has been to bring jobs closer to where people live. Shorter commutes (the average commute is just 22 minutes) mean more time with family and friends to enjoy all the amenities the area has to offer.

With an average of 220 sunny days, the Treasure Valley region offers a wide variety of activities for outdoor enthusiasts.

Meridian is proud of its 23 parks and many City-sponsored events through the year that bring the community together.



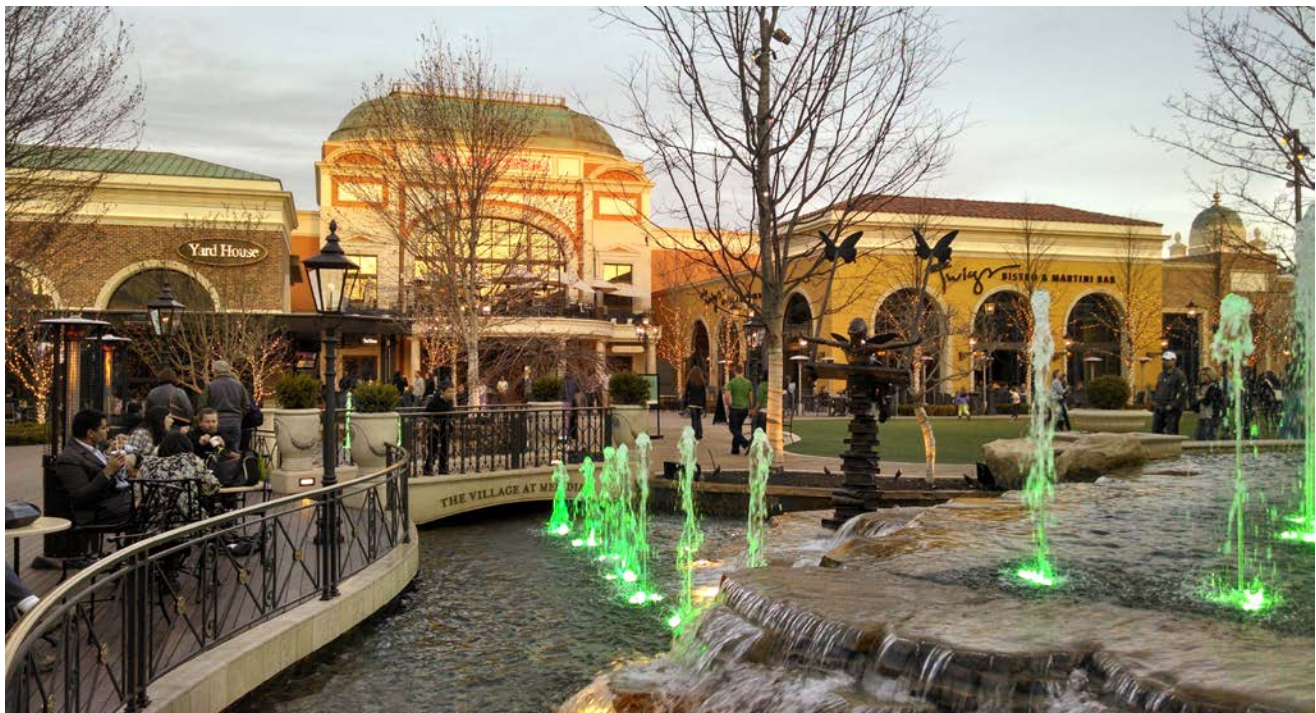
CHERISHING THE PAST



Meridian's historic downtown dates back to the late 1800s with the establishment of a major creamery that supported a thriving dairy industry. Today, the community still celebrates Dairy Days, along with other events that bring thousands of locals and visitors downtown. New mixed-used developments and professional offices continue to contribute to the vibrancy of downtown Meridian.

The City's residents make up an enviable customer base with one of the highest household incomes in the region. Meridian's retail and service industries include national retailers as well as regional and small, specialty businesses.

EMBRACING THE FUTURE





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