

Volume 1: Phase 1 and Phase 2 Analysis and Findings



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Port of Portland — Portland Business Alliance

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Commercial Real Estate Economic Coalition (CREEC)
Clackamas County
City of Gresham
City of Hillsboro
City of Portland
City of Sherwood
City of Wilsonville
Howard S. Wright
National Electrical Contractors Association – Oregon-Columbia Chapter
Oregon State Building & Construction Trades Council
Portland General Electric
Plumbing & Mechanical Contractors Association
Sheet Metal & Air Conditioning Contractors National Association
Three Oaks Development Company
Westside Economic Alliance

The Project is being funded in part through funds provided by the State of Oregon, acting by and through the Business Oregon (an Oregon state agency).

The site information contained in this report is based on publicly available data sources and is not intended to replace independent due diligence for transaction purposes. Prospective purchasers, tenants, and others shall perform and rely solely upon, their own independent due diligence with respect to the Property.

Volume 1 is one of four documents for the Regional Industrial Site Readiness Project. This volume presents the complete Project analysis and findings. Volume 2 presents the site specific details and results of the Project. Volume 3 includes all of the technical appendixes referenced in Volume 1. The Project Executive Summary is the fourth document and is included in this Volume for the convenience of the reader.

VOLUME 1: PHASE 1 AND PHASE 2 ANALYSIS AND FINDINGS

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