

Port of Portland



Gresham Vista Business Park Backgrounder

Fall 2015

Summary

Gresham Vista Business Park, the Port's most recent Certified Industrial Site, is located adjacent to the ON Semiconductor campus in Gresham - less than a mile from I-84. The park has approximately 180 acres ready for development and is well served by transportation arterials and utilities on all four sides.

The property supports economic development through future employment and business growth in the region. There are seven general industrial lots remaining on 165 acres. Fifteen acres are zoned for commercial or corridor mixed use.

Property Facts

- Port commissioners approved the \$26.5 million purchase of the property from LSI Semiconductor in late 2011.
- The property was identified as an ideal site for "traded sector" investment, which involves companies that sell products and services globally.
- The eastern portion of the site, 116 acres, achieved Industrial Site Certification in January 2013, marking a major milestone as it joins the state inventory of project-ready industrial lands.
- Throughout its history, the Port has owned well over 5,000 acres of industrial property, and most has been sold, leased or developed.

Highlights and Background Information

The Port is working closely with the City of Gresham to develop the site into a thriving jobs center for clean tech, manufacturing, food processing, logistics, professional services and other traded-sector companies. The east portion of the site earned state certification in the Industrial Lands program to help the site become a prime location for new business investment and growth.

Spurring Economic Benefits

The Port has established a master plan to develop and market the property to its highest potential, targeting investment by traded sector companies that sell products and services globally. Gresham Vista Business Park will support future economic growth and competitiveness in the region and is expected to provide new investment and jobs to local communities.

Industrial Development

The Port closed on the first industrial property sale in September 2015 for a 600,000 square-foot Subaru master distribution center for auto parts logistics that will serve the Northwest. Subaru expects to create 30-50 jobs at the facility, and completion is slated for fall of 2016.

Enhancing the Community

With a longtime presence in east Multnomah County, the Port is working cooperatively with partners to attract quality businesses and jobs, develop transportation infrastructure and support livable communities.

Contact:

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GRESHAM VISTA BUSINESS PARK - MASTER PLAN

FAIRVIEW

To I-84

N.E. 223rd Ave.

Lot 11
7.24 acres
MC

McGill
Reservoir

Lot 10
30.98
acres
GI

Lot 9
37.31 acres
GI

ON Semiconductor
Components Industries

N.E. Hood
Ave.

Lot 8
19.72 acres
GI

Lot 7
7.64 acres
CMU

Private Drive

2.79 acres
CMU

SOLD

PGE
Substation

N.E. Glisan St.

WOOD VILLAGE

Lot 1
6.77
acres
GI

Lot 2
8.65 acres
GI

Lot 3
13.28 acres
GI

Subaru

Lot 5
48.18 acres
GI

Lot 4 & Lot 5
access

To I-84

TROUTDALE

N.E. 242nd Ave.

Hogan Dr.

PORT OF PORTLAND

Possibility. In every direction.

