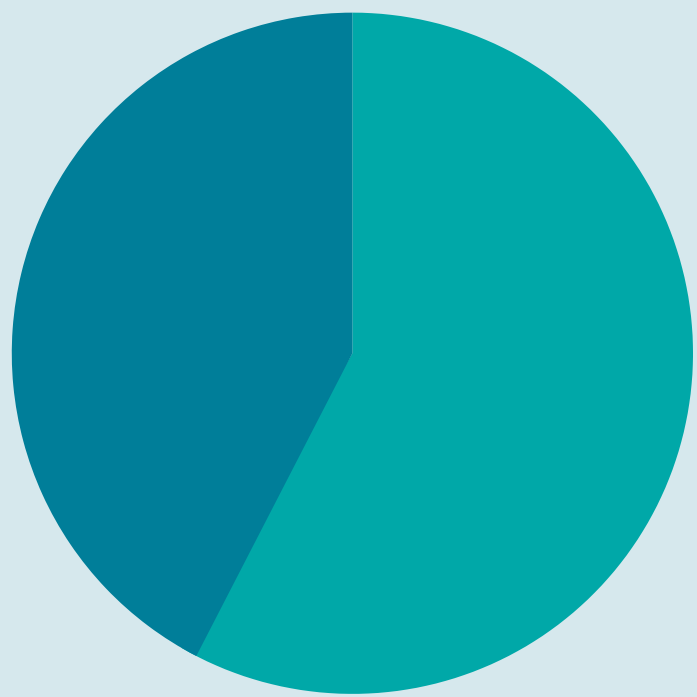


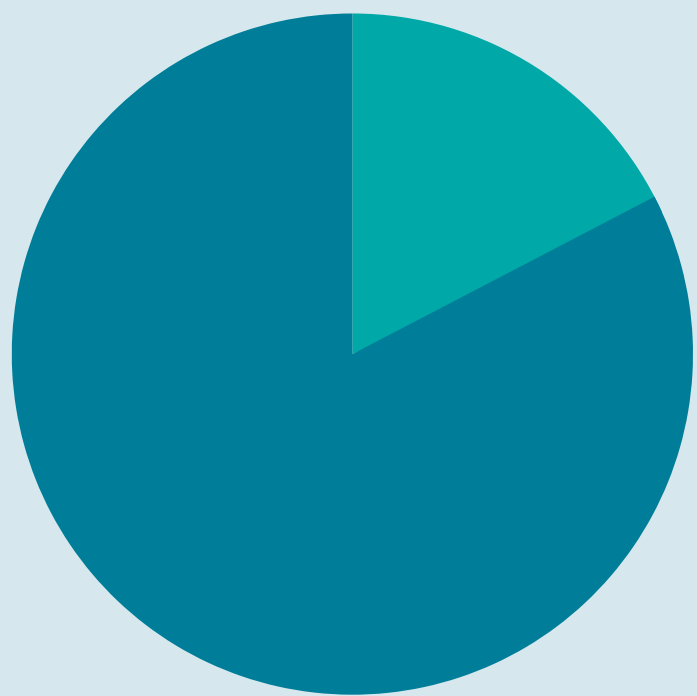
A survey conducted by the Oregon Business Council, the Oregon Economic Development Association, and the League of Oregon Cities asked respondents to identify the number of sites they have of various sizes, their state of readiness, common barriers to development readiness and whether or not lack of development ready industrial land was limiting local economic development opportunities.

Across 66 respondents representing about a third of state population, top-line results were as follows:

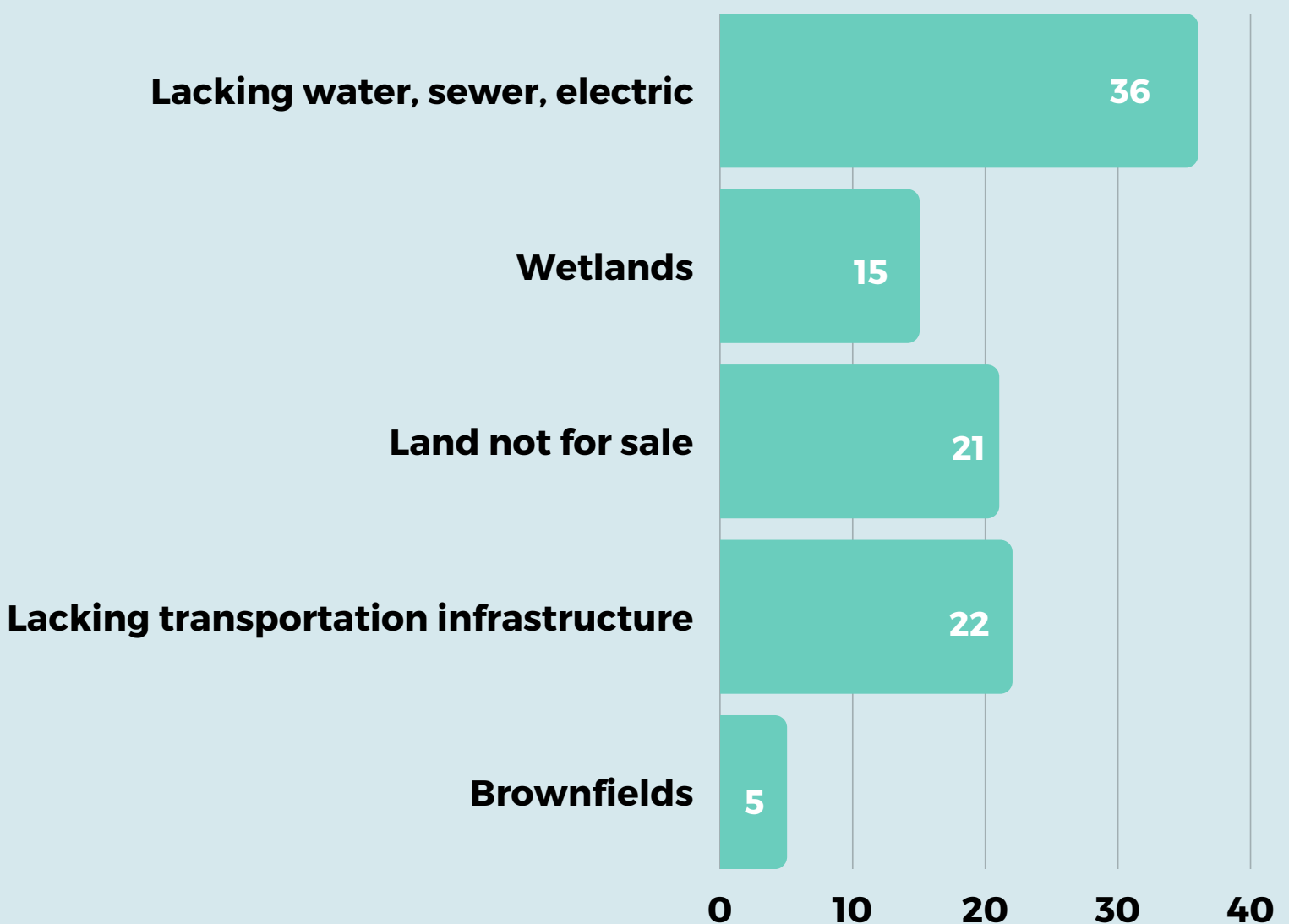
57.5% indicated they have missed opportunities due to a **lack of development ready industrial land**



Respondents reported a total of **9,746 acres zoned industrial** across Oregon. **Only 21%** of that is **development ready**.



Common development constraints include:



Row Labels	Population	Have you missed opportunities for lack of development ready industrial land? (1=Yes)	Total Undeveloped Industrial Land Acreage	Tier 1 acreage
Albany	57322	1	512	25
Amity	1810		9	3
Bay City	1539		2	0
Bend	102834	1	530	0
Boardman	4116		155	155
Carlton	2324		10	5
Coburg	1316	1	125	20
Cornelius	14389	1	61	5
Creswell	5662	1	50	
Dallas	17836		168	25
Dufur	611		1	0
Dunes City	1450		0	0
Durham	1944		0	0
Eugene	178259	1	210	60
Forest Grove	26838	1	100	80
Fossil	440		7	0
Glendale	857		0	
Grant County Economic Developme	0	1	135	0
Grants Pass	39993	1	126	68
Gresham	114833	1	70	50
Halsey	952	1	70	
Happy Valley	26689	1	387	0
Heppner	1182	1	0	0
Hermiston	19973	1	331	100
Independence	10170	1	100	8
Irrigon	2067		40	0
King City	5181	1	0	0
Klamath Falls	22501		65	31
Lafayette	4487		45	
Lake Oswego	41148		1	1
Lebanon	19662	1	509	21
Lincoln City	10134		12	0
Marion County Economic Development		1	64	64
McMinnville	34515	1	330	130
Millersburg	3142	1	229	50
Oakland	937		10	10
Ontario	11845		758	325
Phoenix	4019	1	250	
Port of Columbia County		1	743	72
Port of The Dalles		1	25	20
Port of Tillamook Bay		1	1100	350
Powers	757		20	

Redmond	37566		800	50
Rivergrove	558		0	0
Salem	179605		200	50
Sandy	12991	1	54	12
Seaside	7275		3	3
Seneca City	0		0	0
Shaniko	30	1	20	
Sherwood	20222	1	95	36
Sisters	3489	1	10	10
Sodaville	358	1	0	0
St. Helens	14371	1	121	
Stanfield	2239	1	250	
Stayton	8326		100	55
Sweet Home	10097	1	52	25
Tangent	1223	1	91	6
The Dalles	16202	1	170	51
Tigard	55539	1	19	19
Tualatin	27914	1	82	19
Turner	2944		66	
Ukiah	203	1	0	
Veneta	5211		10	10
Wilsonville	27414	1	225	100
Wood Village	4585		18	
(blank)	0		0	
Grand Total	1232096	38	9746	2124

Share of acreage that is development ready	Total undeveloped industrial sites	# of Tier 1 sites	# of Tier 2 sites	# of Tier 3 sites
5%	194	16	51	127
33%	9	3	3	3
0%	6	1	5	0
0%	4	0	1	3
100%	7	7	0	0
50%	1	1		
16%	5	1	4	
8%	2	1		1
0%	3		2	1
15%	30	10	5	15
0%	1	0	0	1
0%	0	0	0	0
0%	0	0	0	0
29%	210		160	50
80%	0			
0%	3	0	0	3
0%	0			
0%	13	0	0	13
54%	94	20	4	70
71%	206	1	1	204
0%	2			2
0%	6	0	5	1
0%	0	0	0	0
30%	14	0	4	10
8%	10	4	6	
0%	0	0	0	0
0%	0	0	0	0
48%	8	3	1	4
0%	1			1
100%	1	1	0	0
4%	85	21	63	1
0%	11		11	
100%	1	1		
39%	6	4	2	
22%	10	2	8	
100%	2	2		
43%	758	325	433	0
0%	13		8	5
10%	32	6	12	14
80%	11	10		1
32%	0			
0%	3		3	

6%	13	2	11	
0%	0	0	0	0
25%	8	3	2	3
22%	25	13	12	
100%	2	2		
0%	0	0	0	0
0%	1			1
38%	9	3	1	5
100%	13	13	0	0
0%	0	0	0	0
0%	2		1	1
0%	5		5	
55%	7	6	1	
48%	6	2	4	
7%	11	1	10	
30%	38	35	1	2
100%	1	1		
23%	8	3	4	1
0%	6		1	5
0%	0			
100%	10	10		
44%	0			
0%	2		2	
0%	0			
22%	1929	534	847	548

# of 11-25 acres sites	# of 26-50 acres sites	# of 51-100 acres sites	# of 101-200 acres sites	# of 201-500 acres sites
6	2	1	0	1
0	0	0	0	0
0	0	0	0	0
0	1	1	0	1
4	1	1	0	0
1	0	0	0	0
4	1	0	0	0
0	0	1	0	0
0	1	0	0	0
1	0	2	0	0
0	0	0	0	0
0	0	0	0	0
0	0	0	0	0
1	2	0	1	0
0	0	0	0	0
0	0	0	0	0
0	0	0	0	0
1	3	0	0	0
3	0	0	0	0
1	0	1	0	0
0	2	0	0	0
10	4	0	0	0
0	0	0	0	0
5	3	1	1	0
2	1	0	0	0
0	0	0	0	0
0	0	0	0	0
1	0	0	0	0
0	1	0	0	0
0	0	0	0	0
7	6	2	0	0
0	0	0	0	0
0	0	1	0	0
2	2	2	0	0
6	1	2	0	0
0	0	0	0	0
2	4	4	1	0
4	4	1	1	0
10	6	2	1	0
0	0	0	0	0
10	0	0	0	2
1	0	0	0	0

0	1	11	1	0
0	0	0	0	0
2	3	0	0	0
12	0	0	0	0
0	0	0	0	0
0	0	0	0	0
1	0	0	0	0
0	1	0	0	0
0	0	0	0	0
0	0	0	0	0
1	0	1	0	0
1	1	3	0	0
0	2	0	0	0
2	0	0	1	1
5	0	0	0	0
1	2	1	0	0
1	0	0	0	0
1	0	0	0	0
3	0	0	0	0
0	0	0	0	0
0	0	0	0	0
5	2	0	0	0
1	0	0	0	0
0	0	0	0	0
118	57	38	7	5

For Tier 2 and 3 sites, most common development barriers to development

Lacking water, sewer, electric | Wetlands

Land not for sale

Land not for sale

Lacking water, sewer, electric | Lacking transportation infrastructure | Land not for sale

Lacking water, sewer, electric | Lacking transportation infrastructure | Land not for sale

Land not for sale

Lacking water, sewer, electric | Wetlands

Lacking water, sewer, electric | Land not for sale

Lacking water, sewer, electric | Lacking transportation infrastructure | Brownfields | Land not for sale

Lacking water, sewer, electric | Lacking transportation infrastructure | Land not for sale

Wetlands

Lacking water, sewer, electric | Lacking transportation infrastructure

Lacking water, sewer, electric

Lacking water, sewer, electric | Wetlands

Lacking water, sewer, electric | Lacking transportation infrastructure | Wetlands | Land not for sale

Land not for sale

Lacking water, sewer, electric | Brownfields

Land not for sale

Lacking water, sewer, electric | Wetlands | Land not for sale

Lacking water, sewer, electric | Lacking transportation infrastructure

Lacking water, sewer, electric | Wetlands

Lacking transportation infrastructure

Wetlands

Lacking water, sewer, electric

Lacking water, sewer, electric | Lacking transportation infrastructure

Lacking water, sewer, electric | Lacking transportation infrastructure

Lacking water, sewer, electric | Lacking transportation infrastructure | Wetlands

Wetlands

Lacking water, sewer, electric | Lacking transportation infrastructure

Lacking water, sewer, electric | Land not for sale

Lacking water, sewer, electric | Lacking transportation infrastructure

Lacking water, sewer, electric | Lacking transportation infrastructure | Land not for sale

Lacking water, sewer, electric | Wetlands

Lacking water, sewer, electric | Lacking transportation infrastructure | Brownfields

Lacking water, sewer, electric | Lacking transportation infrastructure | Land not for sale

Land not for sale

Lacking water, sewer, electric | Lacking transportation infrastructure | Wetlands | Brownfields

Lacking water, sewer, electric | Lacking transportation infrastructure

Lacking transportation infrastructure

Lacking water, sewer, electric | Lacking transportation infrastructure | Wetlands | Brownfields

Lacking water, sewer, electric | Wetlands

Land not for sale

Lacking water, sewer, electric | Lacking transportation infrastructure | Wetlands | Land not for sale

Lacking water, sewer, electric | Lacking transportation infrastructure | Land not for sale

Land not for sale

Lacking water, sewer, electric

Lacking water, sewer, electric

Lacking water, sewer, electric | Land not for sale

Lacking water, sewer, electric | Lacking transportation infrastructure | Wetlands | Brownfields