



March 15, 2013

Sen. Lee Beyer, Chair
Senate Committee on Business & Transportation
900 Court Street NE
Salem, Oregon 97301

Re: SB 246 and SB 253

Dear Chair Beyer and Members of the Committee:

I am writing on behalf of the city of Beaverton to express support of Senate Bills 246 and 253. We believe that SB 246 and SB 253 are important new tools that will make Oregon more competitive regionally, nationally and globally.

As the city of Beaverton's economic development manager, my main role is to ensure that existing and potentially new businesses have the land, labor, infrastructure, and capital or tools they need to locate and expand in Beaverton. These bills remove some of the current barriers to industrial land being developed by assisting with site development and supporting timely due diligence of sites.

At the same time, it is important for the state to expand and provide tools and resources to communities that face different challenges and have a different set of constraints. As a mature urban area, Beaverton has only one 10+ acre site and no 25+ acre sites, but has over 45 sites deemed contaminated hovering around 5 acres and under.

The city of Beaverton is eager to bring more industrial development to Oregon, but we need access to the right tools to do it. Mature urban communities, like Beaverton, have already invested in infrastructure and have close access to ports, highly educated workers and freight routes. We respectfully request that the threshold under SB 246 and SB 253 be lowered to 5 acres to reflect more mature urban areas with existing infrastructure and direct access to a growing and highly skilled workforce. We recognize that resources are scarce and need to be focused on the greatest impact, but that may not be simply determined by the largest industrially zoned sites.

We urge the committee to amend both these bills to reduce the urban acre threshold to 5 acres, while emphasizing the *competitive* nature of the forgivable loan and grants, as measured in jobs created and salary levels. We would also support a limit on the overall number of sites funded to provide a degree of certainty on the overall fiscal impact.

Sincerely,

Alma Flores
Economic Development Manager

CC Mayor Denny Doyle
Randy Ealy, Chief Administrative Officer
Don Mazziotti, Community and Economic Development Director