

**Mayor**  
Honorable Tom Ellis



**City Manager**  
Jason A. Tuck, ICMA-CM

January 30, 2023

Joint Committee on Semiconductors  
Oregon State Capitol  
Salem, OR 97301

**Re: Infrastructure Investments for Industrial Lands**

Dear Honorable Co-Chairs Bynum, Sollman, and Members of the Committee:

On behalf of the Happy Valley City Council, thank you for the important work you are doing to advance Oregon's economy and the semiconductor industry. We are pleased to have Representative Bynum and Senator Meek, who represent Happy Valley, on this critical committee. Like all of you, they are champions for their communities.

Happy Valley has been one of the fastest growing cities in Oregon since the early 2000s. For much of the City's history, Happy Valley has been a residential suburb. As we look to become a more complete and livable community, it's imperative that we invest in employment centers, attract more jobs, and reduce the need for residents to commute long distances to traded sector jobs.

Happy Valley applauds the work completed by Metro, Port of Portland, Greater Portland, Inc, Clackamas County, and many others to identify barriers to industrial site readiness. Happy Valley is one of the few cities with available land inside the Urban Growth Boundary (UGB) zoned for industrial use, with visions for medical, bioscience, and technology related industries.

While industrial land is available in Happy Valley, much of it lacks critical infrastructure. Most notably, there is a lack of roads and transit service to these lands. In 2021, the City was pleased the Oregon Legislature funded a visioning exercise for the Sunrise Corridor to address such barriers. Through this process, Clackamas County, the City, and ODOT will identify the necessary transportation investments to serve future industrial sites. Significant resources beyond the City's ability, however, will be necessary to implement recommendations.

Again, we commend the important work you are doing on this committee. We hope it illuminates the need for more investments in critical infrastructure that will unlock industrial lands and provide careers to future Oregonians. Thank you for your service.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Tom Ellis', is positioned below the word 'Sincerely,'.

Tom Ellis  
Mayor

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