

St. Helens/Columbia City ~ Enterprise Zone

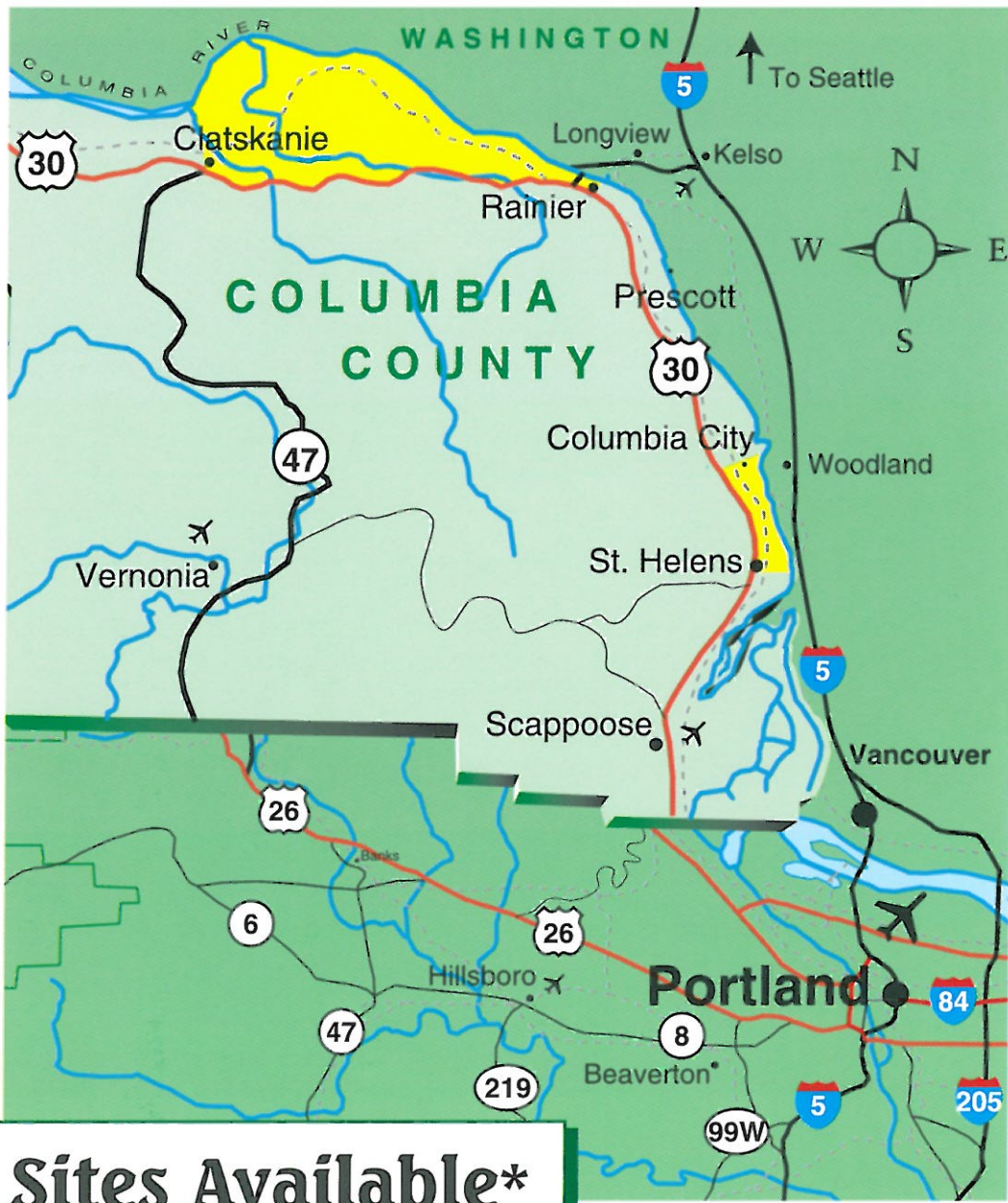
The St. Helens/Columbia City Enterprise Zone offers small-town living with all the benefits of being close to one of the fastest growing cities in the United States. The area offers a productive workforce with one of the lowest turnover rates in the country. Boise Cascade, Leticia Corporation and Armstrong World Industries are just three of the international operations which have chosen Columbia County as a business location. Columbia County offers a team of local, state and regional partners working together to assist with the growth and success of your business.



Enterprise Zone Incentives

- 100% property tax exemption (land and some personal property excluded); with minimum \$25,000 investment.
- Exemption may be extended to five years; depending on wages.
- Local permit fees reduced by 50%.
- Permit applications processed ahead of all others.
- Unincorporated lands pay no business license fee.
- In city water rates for businesses using city water on lands outside of the city limits.
- Reduction in city sewer fees for lands outside the city limits but served by the city.
- 50% waiver of business license fee for first year of operation phased down to 10% in year five.

Columbia County, Oregon



Sites Available*

- Total available industrial properties: 42Total acres: 300
- Number of properties within industrial parks: 3.... Total acres: 180

Sites available from 3 to 93 acres for long-term ground lease or sale. All sites enjoy the Enterprise Zone Benefits Master planned and zoned for industrial use Many have full infrastructure. Rail spur available.

*Only Those Within The St. Helens/Columbia County Enterprise Zone.

Enterprise Zones Yellow Highlighted On Map.

Contacts:

Columbia-Pacific Economic Development District
 PO Box 598, St Helens, OR 97051
 Phone: 503/397-2888 Fax: 503/397-6924

Columbia County Economic Development
 County Courthouse, St. Helens, OR 97051
 Phone: 503/ 397-1035 Fax: 503/ 397-7266

City of St. Helens
 PO Box 278, St. Helens, OR 97051
 Phone: 503/397-6272 Fax: 503/397-4016

Benefits of The Northwestern Oregon Region

- Home of Silicon Forest.
- 3 hours to Seattle.
- 1.25 hours to the Columbia River Gorge.
- 1.25 hours to the Beautiful Pacific Ocean.
- Home to over 10 Universities and Colleges.

Benefits of a Columbia County Location

- No Sales or Inventory Tax.
- Lower overall business cost.
- Wages 5-10% lower than in Portland.
- Lowest electrical rates on the West Coast.
- 300,000+ laborforce within 30 mile radius.
- Armstrong World Industries Winner of the Malcolm Baldrige Award.
- One of the lowest labor turnover rates in the Country.
- Easy to get products to market by rail, highway, ships or airplanes.
- Wide range of housing opportunities from multifamily to suburban single family and rural ranches in the forested hills.
- Recreation on the Columbia river. World-class fishing. Hiking and playing in the Coastal Mountains.

