

Workforce

- 72,000 people in the region
- Workers commute from all parts of the area
- Diverse and well-educated - hard-working laborers to Ph.D.'s
- Offers loyalty and good service to employers

Education and Training

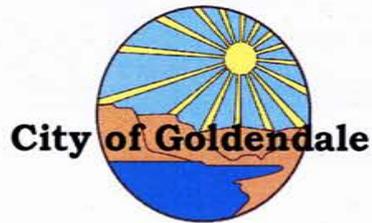
- Classes and degree programs available from two community colleges as well as Washington State University
- Specialized workforce training programs can be developed to meet employers needs

Financing and Incentives

- Available low interest loans
- Technical assistance and referral support
- Uncomplicated tax system
 - No corporate tax
 - No inventory tax
 - No personal income tax
- Opportunity for tax credits, exemptions, and infrastructure grants

Competitive Advantages

- Low land/housing costs
- Low property tax rates
- Abundant electrical capacity
- Low water/sewer costs
- Low crime rates
- Excellent schools and parks
- Goldendale is a great place to enjoy life



- *Financial Incentives*
- *Diverse & stable employment*
- *Public & private capital investment*
- *Business Recruitment*
- *Inter-agency coordination*
- *Recreational development*
- *Citizen involvement*
- *Quality of life*

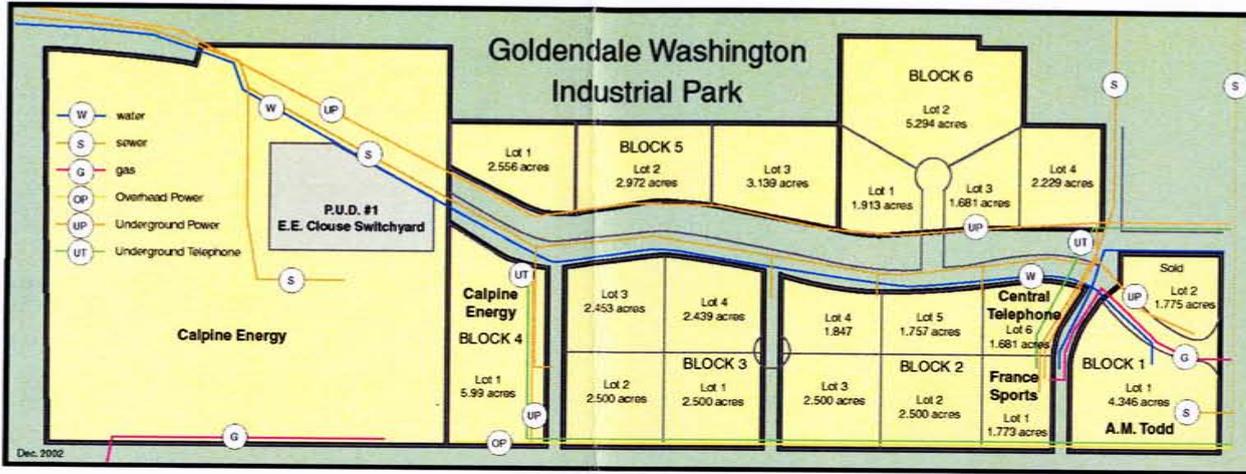
City of Goldendale
1103 South Columbus
P.O. Box 69
Goldendale, WA 98620
(509) 773-3771

Goldendale Industrial Park



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Site Location **Address:** Industrial Way, Goldendale, WA 98620

Site Information **Zoning:** Light Industrial.

Total Acres: 108.

Topography: Relatively level.

Site Preparation: Grading.

Parking: Ample off-street parking.

Street Exposure: South Columbus Avenue.

Development constraints: None identified.

Building(s) **General Information:** Ready-to-build sites.

Access

Access Road: State Hwy. 97, to South Columbus, to Industrial Way.

Miles to 1-84: 10 miles.

Miles to Hwy. 97: 1.

Miles to Portland International Airport: 100.

Miles to Goldendale Airport: 3.

Utilities

Water: City of Goldendale. Water main — 10".

Sanitary Sewer: City of Goldendale. Sewer size — 10".

Electric: Klickitat PUD.

Natural Gas: Avista.

Telephone: Sprint. Fiber and DSL.

Financial

Terms: Negotiable.

