

County seeking Business Park development proposals

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Clatsop County is inviting proposals for the development of the North Coast Business Park in Warrenton.

The county, through the Cushman & Wakefield real estate firm, has issued a request for proposals (RFP) to interested developers. The county is seeking a “coordinated, cohesive concept plan for the entire site,” according to the RFP.

The 130.8-acre county-owned site lies east of the commercial area off Highway 101 in Warrenton containing Costco, Walmart, and other retailers. It is made up of three tax lots of 25, 43, and 62 acres each, respectively, and is zoned for general industrial (I-1) use.

The county is seeking development proposals that:

- Bring much-needed general industrial development to Clatsop County, which includes light, heavy, and airport-related industrial activities in the City of Warrenton;
- Enhance the existing livability of the community through economic development and job creation;
- Encourage new investment and development that benefits the residents of Clatsop County;
- Maximize taxable assessed value to allow the County to pursue other projects successfully.

The property is also part of the Enterprise Zone administered by the county, Port of Astoria, and the cities of Astoria and Warrenton. Qualifying developments in the zone can receive three years of property tax waivers, and up to five years if resulting jobs pay at least 150 percent of local average wages.

Meeting Information

NCBP Pre-Proposal Conference (Non-Mandatory)

Tue, Jan 18, 2022 10:00 AM - 11:00 AM (PST)

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