

Sherwood Town Center



Private amenities

- 0 Bakery
- 0 Bar
- 0 Bike shop
- 0 Bookstore
- 0 Brewpub
- 0 Child care
- 0 Cinema
- 1 Clothing store
- 2 Coffee shop
- 0 Department store
- 0 Dry cleaners
- 1 Fitness gym
- 0 Grocery store
- 0 Music store
- 11 Restaurant
- 0 Specialty snacks and beverages

Public amenities

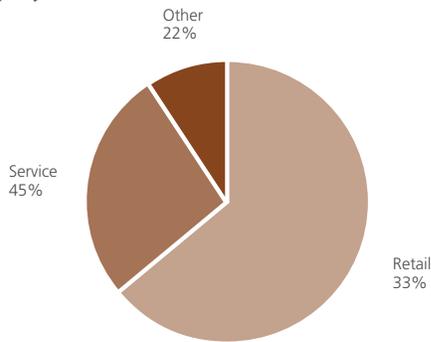
- 0 Community center
- 0 Fire station
- 0 Government building
- 0 Library
- 0 School

The Sherwood Town Center is located at the junction of Highway 99 West, an ODOT facility, and Tualatin-Sherwood Road. Sherwood has no direct interstate access. One bus line services the town center and continues to the Old Town portion of downtown Sherwood. Sherwood has 138 residents, 1,325 employees and 69 dwelling units. Sherwood Town Center contains 109 gross acres.

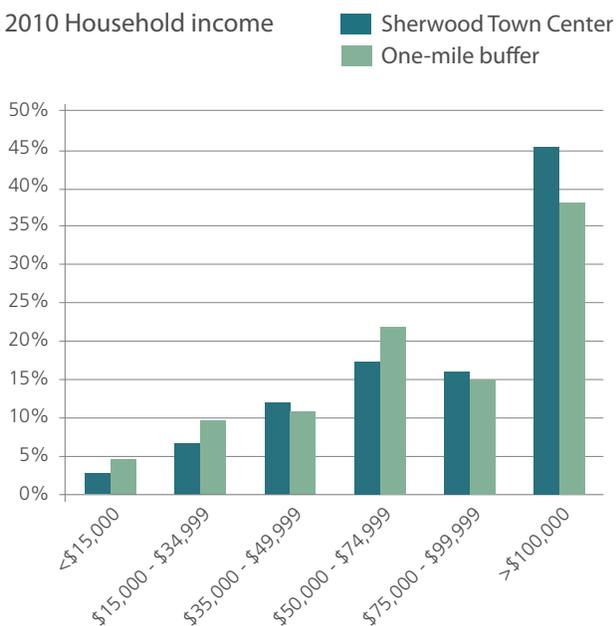
By the numbers	Sherwood Town Center	Town center average	One-mile buffer
Net acreage	86	222	3,120
Total population	138	2,326	13,669
Total employees	1,325	1,745	3,525
Non-SOV mode share (all trips)	54%	52%	n/a
Market value per square foot	\$48	\$39	\$12
People per acre	16.9	20.1	5.5
Dwelling units per acre	0.80	5.0	1.6
Total businesses per acre	0.95	0.73	0.08
Home ownership	77.9%	47.4%	71.8%
Median household income	\$91,097	\$60,133	\$78,940
Median household size	2.60	2.42	2.75
Median age	34	36.0	32.2



Employment breakdown

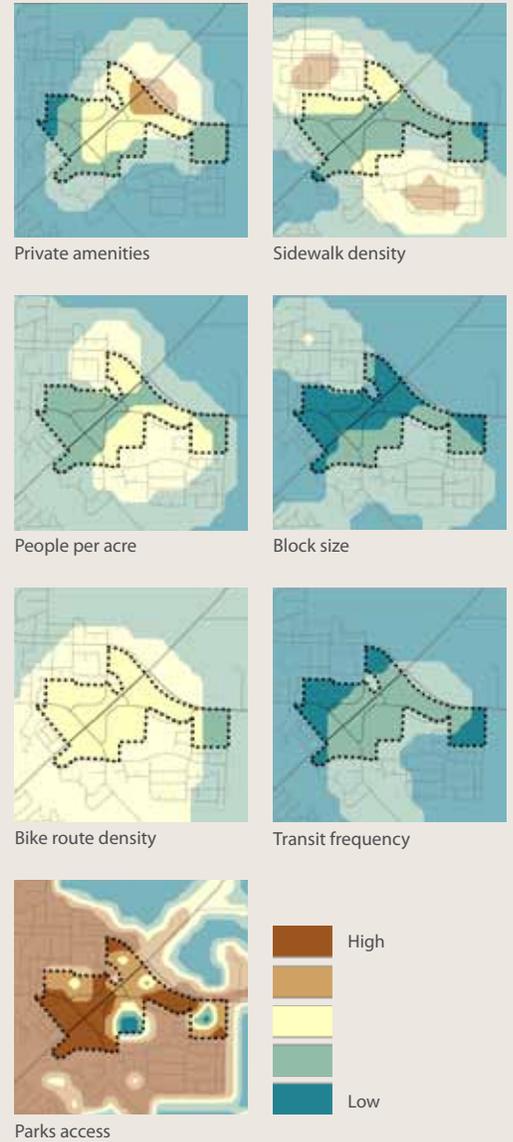


2010 Household income

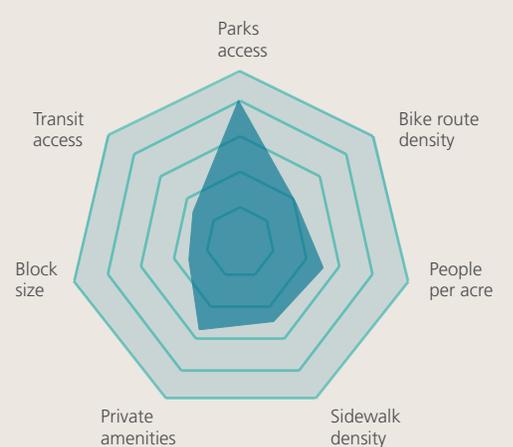


Metro context tool results

Heat maps



Composite score: 33.46



St. Johns Town Center



Private amenities

- 0 Bakery
- 1 Bar
- 1 Bike shop
- 1 Bookstore
- 0 Brewpub
- 0 Child care
- 1 Cinema
- 2 Clothing store
- 4 Coffee shop
- 0 Department store
- 0 Dry cleaners
- 1 Fitness gym
- 4 Grocery store
- 1 Music store
- 19 Restaurant
- 1 Specialty snacks and beverages

Public amenities

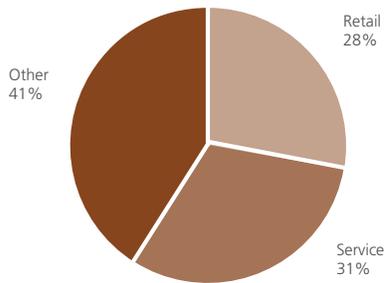
- 0 Community center
- 0 Fire station
- 0 Government building
- 0 Library
- 1 School

The St. Johns Town Center is located in North Portland, adjacent to the Willamette River. St. Johns has no direct interstate access, but can access U.S. Highway 30 by crossing the Willamette River at the St. Johns Bridge. The area is served by five bus lines, including one frequent service line, allowing for multiple transportation options both in and out of the center. St. Johns has 437 residents, 857 employees and 219 dwelling units. St. Johns Town Center contains 70 gross acres.

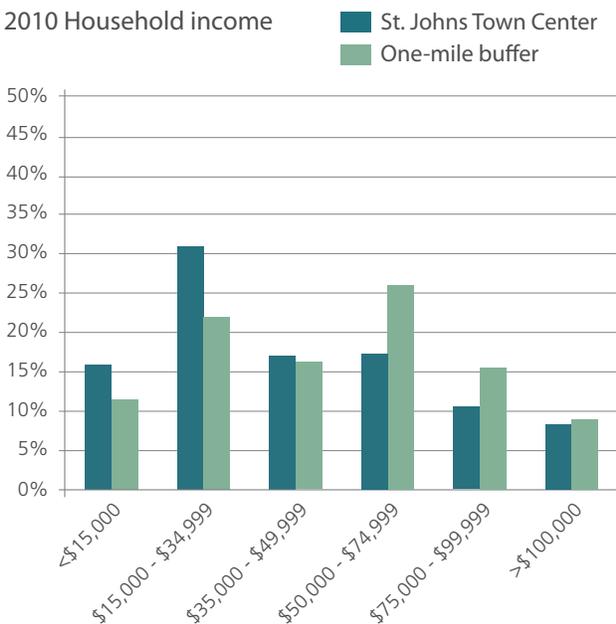
By the numbers	St. Johns Town Center	Town center average	One-mile buffer
Net acreage	43	222	2,013
Total population	437	2,326	18,567
Total employees	857	1,745	4,575
Non-SOV mode share (all trips)	54%	52%	n/a
Market value per square foot	\$68	\$39	\$22
People per acre	30.0	20.1	11.5
Dwelling units per acre	5.1	5.0	3.8
Total businesses per acre	1.83	0.73	0.11
Home ownership	43.1%	47.4%	52.6%
Median household income	\$36,853	\$60,133	\$50,263
Median household size	2.12	2.42	2.59
Median age	37.9	36.0	34



Employment breakdown

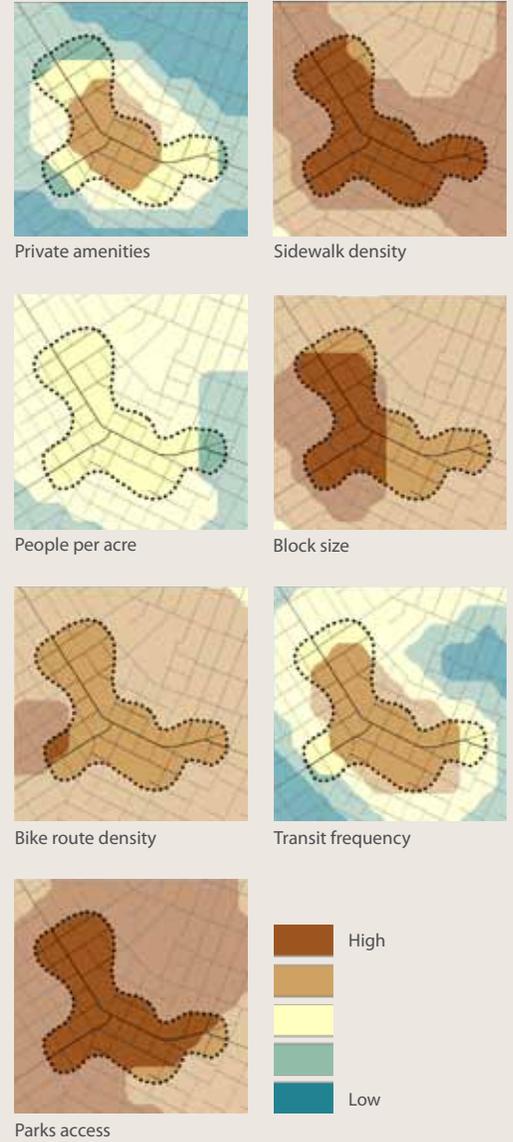


2010 Household income



Metro context tool results

Heat maps



Composite score: 76.41



Sunset Transit Town Center



Private amenities

- 1 Bakery
- 0 Bar
- 0 Bike shop
- 0 Bookstore
- 0 Brewpub
- 1 Child care
- 0 Cinema
- 0 Clothing store
- 2 Coffee shop
- 0 Department store
- 1 Dry cleaners
- 0 Fitness gym
- 1 Grocery store
- 0 Music store
- 6 Restaurant
- 2 Specialty snacks and beverages

Public amenities

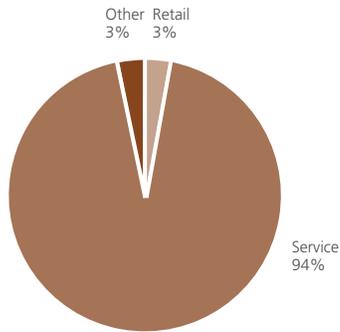
- 0 Community center
- 0 Fire station
- 0 Government building
- 0 Library
- 0 School

The Sunset Transit Town Center in unincorporated Washington County, adjacent to Beaverton, is located at the intersection of several major arterials including Barnes Road, Highway 26, Highway 217 and the MAX. The Sunset Transit Center serves as a transportation hub for the north portion of Washington County and northwest Portland. As a transit center, the area is serviced by multiple bus lines and both Blue and Red Line MAX trains. The center has 1,940 residents, 6,220 employees and 879 dwelling units. Sunset Transit Town Center contains 262 gross acres.

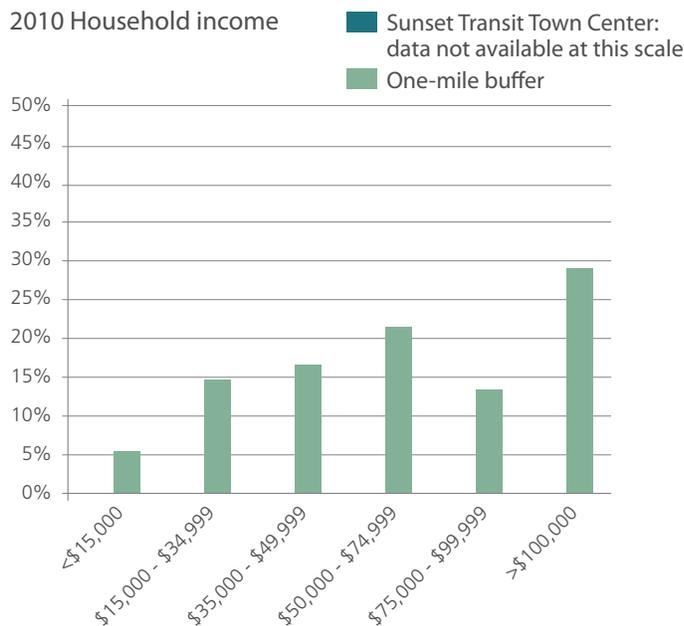
By the numbers	Sunset Transit Town Center	Town center average	One-mile buffer
Net acreage	208	222	3,361
Total population	1,939	2,326	25,243
Total employees	6,221	1,745	11,412
Non-SOV mode share (all trips)	51%	52%	n/a
Market value per square foot	\$40	\$39	\$25
People per acre	39.2	20.1	10.9
Dwelling units per acre	4.2	5.0	3.2
Total businesses per acre	0.80	0.73	0.16
Home ownership	n/a	47.4%	55.9%
Median household income	n/a	\$60,133	\$65,233
Median household size	n/a	2.42	2.32
Median age	n/a	36.0	37.9



Employment breakdown

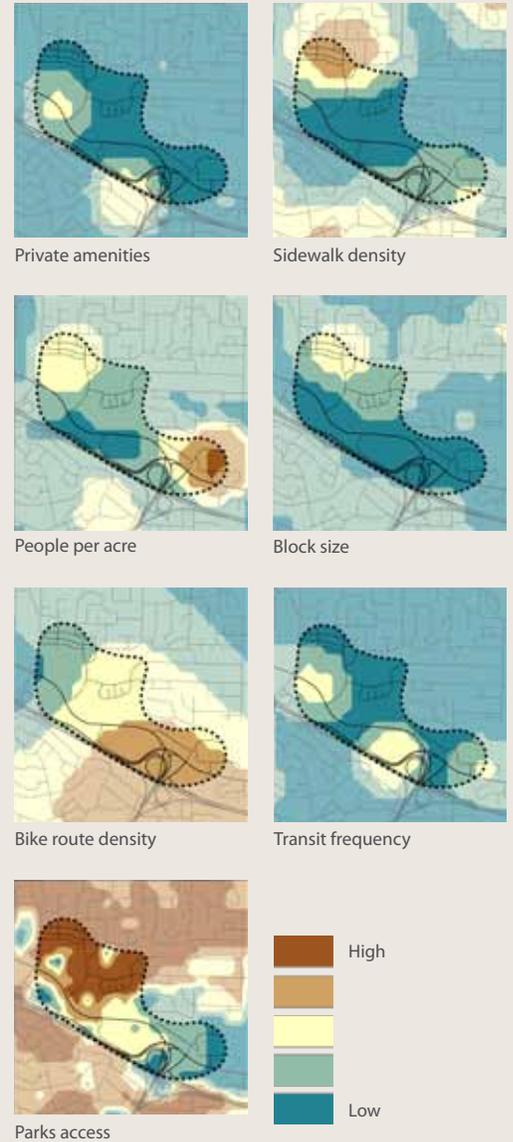


2010 Household income



Metro context tool results

Heat maps



Composite score: 27.07



Tigard Town Center



Private amenities

- 1 Bakery
- 0 Bar
- 1 Bike shop
- 0 Bookstore
- 0 Brewpub
- 3 Child care
- 2 Cinema
- 3 Clothing store
- 4 Coffee shop
- 0 Department store
- 2 Dry cleaners
- 3 Fitness gym
- 2 Grocery store
- 0 Music store
- 37 Restaurant
- 1 Specialty snacks and beverages

Public amenities

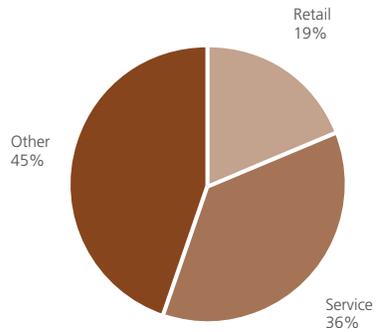
- 0 Community center
- 1 Fire station
- 1 Government building
- 0 Library
- 4 School

The Tigard Town Center includes the newly added Tigard Triangle area to the existing town center. The center is focused around the ODOT facility of Highway 99 West and has been chosen as the priority corridor for a study of future high capacity transit expansion in the region. The center is serviced by multiple bus lines and is home to a TriMet transit center and a Westside Express Service (WES) commuter rail station. The center has 1,923 residents, 6,876 employees and 944 dwelling units. Tigard Town Center contains 702 gross acres.

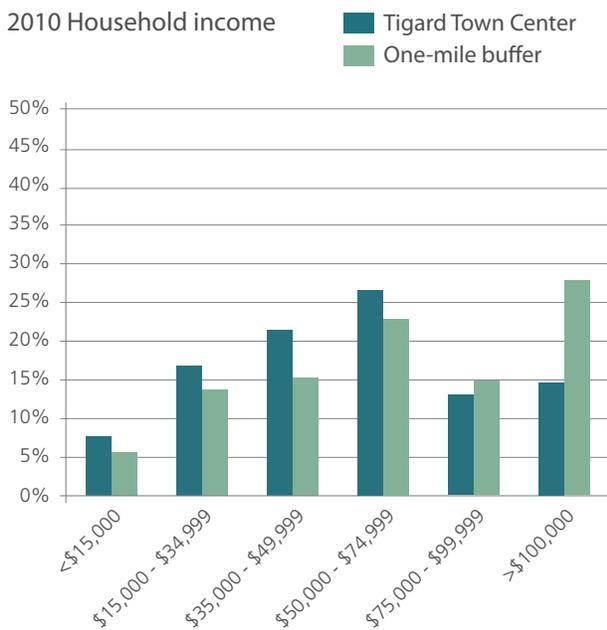
By the numbers	Tigard Town Center	Town center average	One-mile buffer
Net acreage	558	222	5,259
Total population	1,923	2,326	39,885
Total employees	6,876	1,745	26,244
Non-SOV mode share (all trips)	50%	52%	n/a
Market value per square foot	\$30	\$39	\$31
People per acre	15.8	20.1	12.6
Dwelling units per acre	1.7	5.0	3.1
Total businesses per acre	0.70	0.73	0.30
Home ownership	28.6%	47.4%	55.8%
Median household income	\$53,777	\$60,133	\$66,312
Median household size	2.32	2.42	2.51
Median age	32.3	36.0	37.1



Employment breakdown

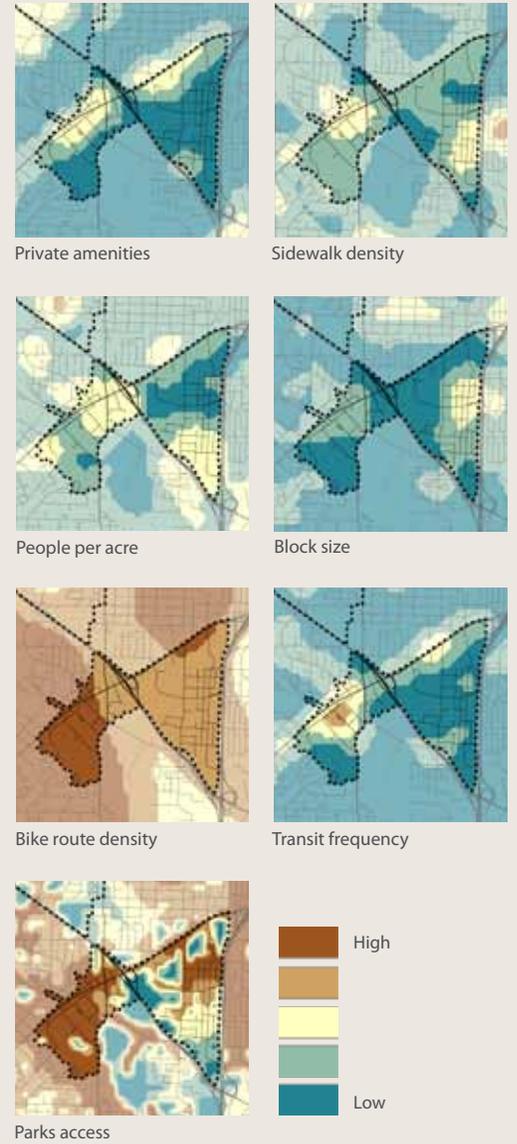


2010 Household income

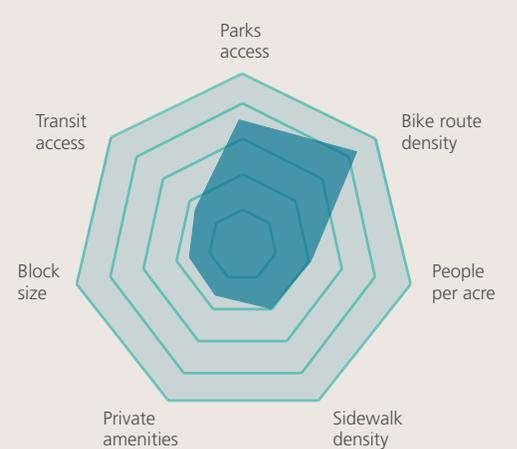


Metro context tool results

Heat maps



Composite score: 34.99



Troutdale Town Center



Private amenities

- 1 Bakery
- 0 Bar
- 0 Bike shop
- 1 Bookstore
- 0 Brewpub
- 0 Child care
- 0 Cinema
- 10 Clothing store
- 0 Coffee shop
- 0 Department store
- 0 Dry cleaners
- 0 Fitness gym
- 0 Grocery store
- 0 Music store
- 7 Restaurant
- 0 Specialty snacks and beverages

Public amenities

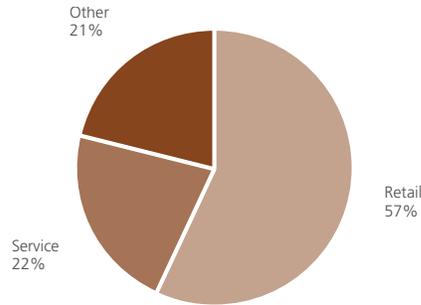
- 0 Community center
- 0 Fire station
- 1 Government building
- 0 Library
- 2 School

The Troutdale Town Center is located at the eastern end of the region. The center includes a historic main street in downtown Troutdale as well as a significant portion of land west of downtown. The center has direct access to Interstate 84 and contains the historic Columbia River Highway, an ODOT facility. The center has 1,924 residents, 775 employees and 853 dwelling units. Troutdale Town Center contains 418 gross acres.

By the numbers	Troutdale Town Center	Town center average	One-mile buffer
Net acreage	343	222	4,287
Total population	1,924	2,326	17,519
Total employees	775	1,745	6,861
Non-SOV mode share (all trips)	54%	52%	n/a
Market value per square foot	\$17	\$39	\$12
People per acre	7.9	20.1	5.7
Dwelling units per acre	2.5	5.0	1.5
Total businesses per acre	0.23	0.73	0.06
Home ownership	61.9%	47.4%	63.4%
Median household income	\$58,685	\$60,133	\$65,196
Median household size	2.53	2.42	2.91
Median age	34.3	36.0	31.6



Employment breakdown

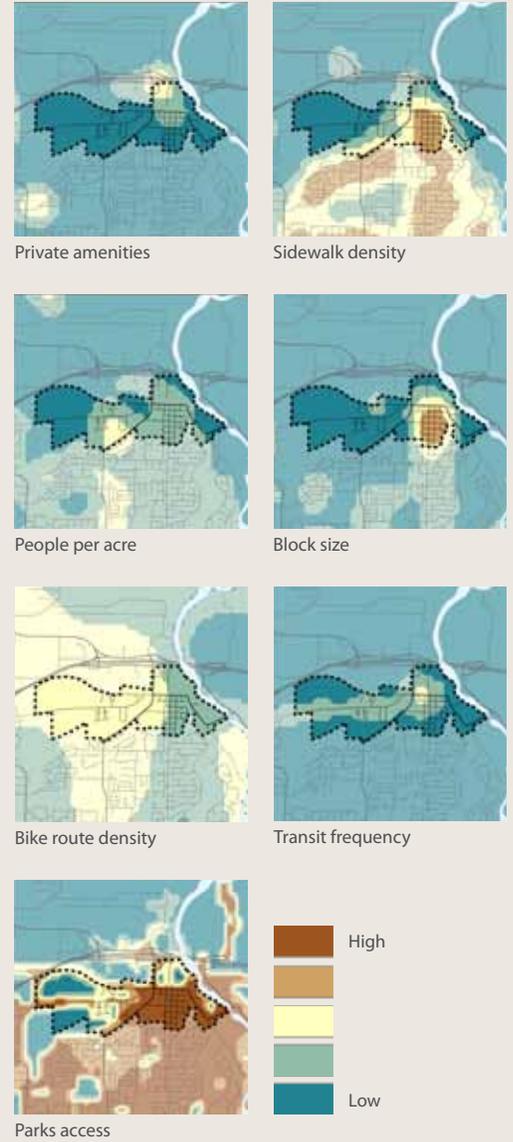


2010 Household income

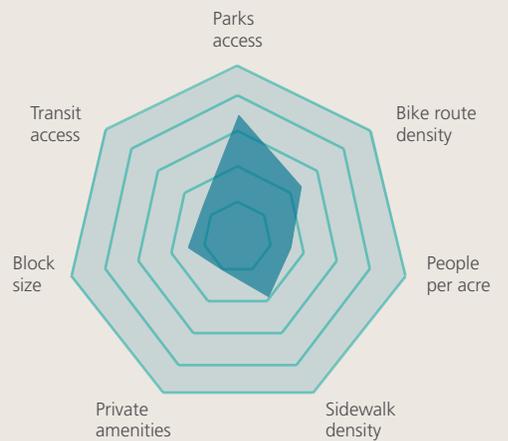


Metro context tool results

Heat maps



Composite score: 25.58



Tualatin Town Center



Private amenities

- 0 Bakery
- 1 Bar
- 0 Bike shop
- 0 Bookstore
- 0 Brewpub
- 1 Child care
- 0 Cinema
- 0 Clothing store
- 5 Coffee shop
- 2 Department store
- 4 Dry cleaners
- 3 Fitness gym
- 3 Grocery store
- 0 Music store
- 44 Restaurant
- 3 Specialty snacks and beverages

Public amenities

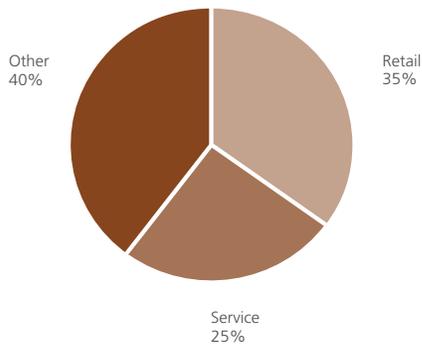
- 0 Community center
- 1 Fire station
- 1 Government building
- 1 Library
- 3 School

The Tualatin Town Center is located at the intersection of Tualatin-Sherwood and Boones Ferry roads, both major arterials. The center is serviced by multiple bus lines and has a stop on the Westside Express Service (WES) commuter rail line. The center has 3,636 residents, 3,332 employees and 1,660 dwelling units. Tualatin Town Center contains 462 gross acres.

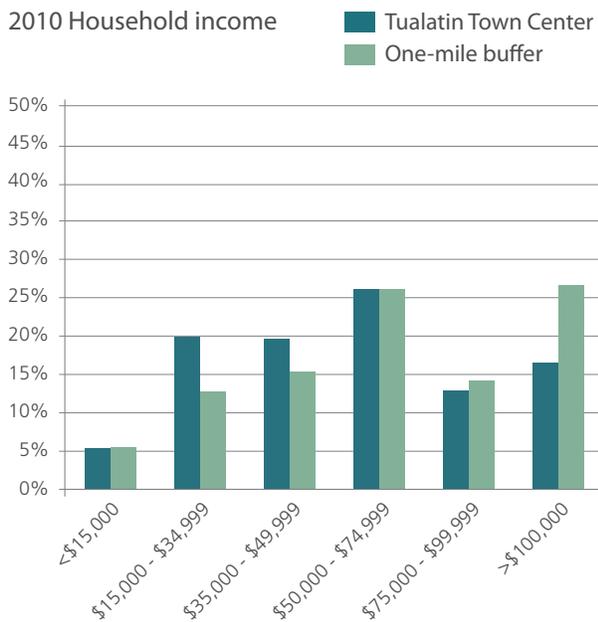
By the numbers	Tualatin Town Center	Town center average	One-mile buffer
Net acreage	395	222	3,912
Total population	3,636	2,326	22,338
Total employees	3,332	1,745	16,680
Non-SOV mode share (all trips)	49%	52%	n/a
Market value per square foot	\$30	\$39	\$23
People per acre	17.6	20.1	10.0
Dwelling units per acre	4.2	5.0	2.3
Total businesses per acre	0.67	0.73	0.23
Home ownership	5.0%	47.4%	48.6%
Median household income	\$53,704	\$60,133	\$65,601
Median household size	2.05	2.42	2.57
Median age	28.1	36.0	33.8



Employment breakdown

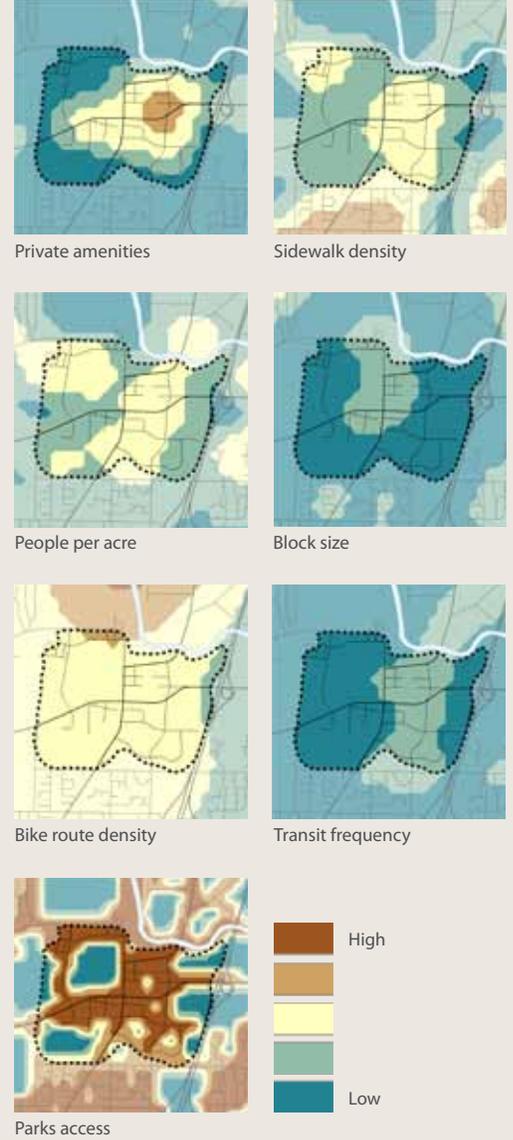


2010 Household income

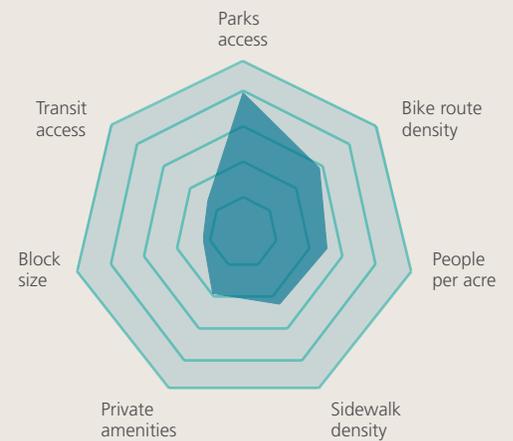


Metro context tool results

Heat maps



Composite score: 32.83



West Linn – Historic Willamette Town Center



Private amenities

- 1 Bakery
- 1 Bar
- 0 Bike shop
- 0 Bookstore
- 0 Brewpub
- 4 Child care
- 0 Cinema
- 1 Clothing store
- 5 Coffee shop
- 0 Department store
- 1 Dry cleaners
- 4 Fitness gym
- 2 Grocery store
- 0 Music store
- 20 Restaurant
- 1 Specialty snacks and beverages

Public amenities

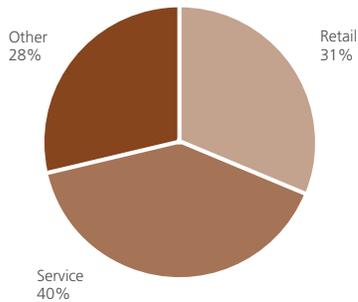
- 0 Community center
- 1 Fire station
- 0 Government building
- 1 Library
- 5 School

The West Linn town centers are represented by two distinct geographic locations, Bolton and Historic Willamette. Both locations are served by Interstate 205, an ODOT facility. Both centers are also serviced by bus lines. The centers have a combined total of 2,492 residents, 1,620 employees and 896 dwelling units. West Linn town centers contain a combined total of 462 gross acres, 274 in Bolton and 188 in Historic Willamette. Metro context tool results and center boundary map (p. 105) are specific to Historic Willamette. All other data reflect both Historic Willamette and Bolton locations.

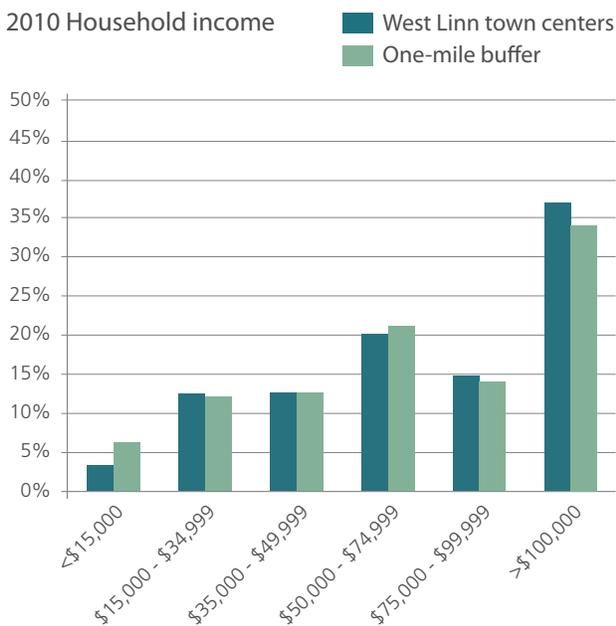
By the numbers	West Linn town centers	Town center average	One-mile buffer
Net acreage	316	222	5,872
Total population	2,492	2,326	30,016
Total employees	1,620	1,745	8,582
Non-SOV mode share (all trips)	50%	52%	n/a
Market value per square foot	\$28	\$39	\$17
People per acre	13.0	20.1	6.6
Dwelling units per acre	2.8	5.0	2.0
Total businesses per acre	0.53	0.73	0.10
Home ownership	72.4%	47.4%	63.5%
Median household income	\$81,054	\$60,133	\$72,217
Median household size	2.44	2.42	2.58
Median age	40.3	36.0	39



Employment breakdown

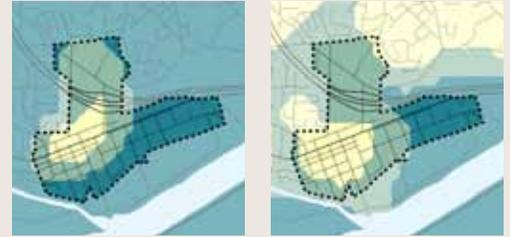


2010 Household income



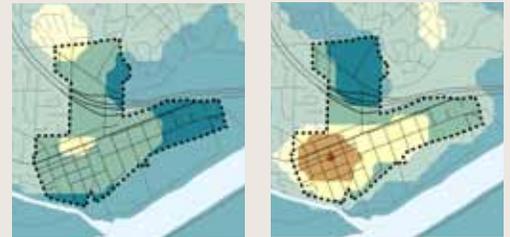
Metro context tool results

Heat maps



Private amenities

Sidewalk density



People per acre

Block size



Bike route density

Transit frequency



Parks access

Composite score: 29.64



West Linn – Bolton Town Center



Private amenities

- 1 Bakery
- 1 Bar
- 0 Bike shop
- 0 Bookstore
- 0 Brewpub
- 4 Child care
- 0 Cinema
- 1 Clothing store
- 5 Coffee shop
- 0 Department store
- 1 Dry cleaners
- 4 Fitness gym
- 2 Grocery store
- 0 Music store
- 20 Restaurant
- 1 Specialty snacks and beverages

Public amenities

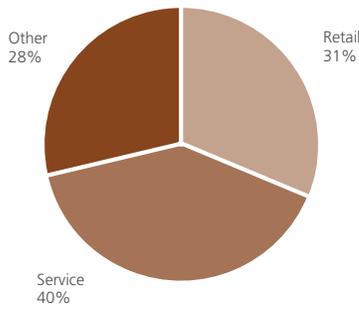
- 0 Community center
- 1 Fire station
- 0 Government building
- 1 Library
- 5 School

The West Linn town centers are represented by two distinct geographic locations, Bolton and Historic Willamette. Both locations are served by Interstate 205, an ODOT facility. Both centers are also serviced by bus lines. The centers have a combined total of 2,492 residents, 1,620 employees and 896 dwelling units. West Linn town centers contain a combined total of 462 gross acres, 274 in Bolton and 188 in Historic Willamette. Metro context tool results and center boundary map (p. 107) are specific to Bolton. All other data reflect both Historic Willamette and Bolton locations.

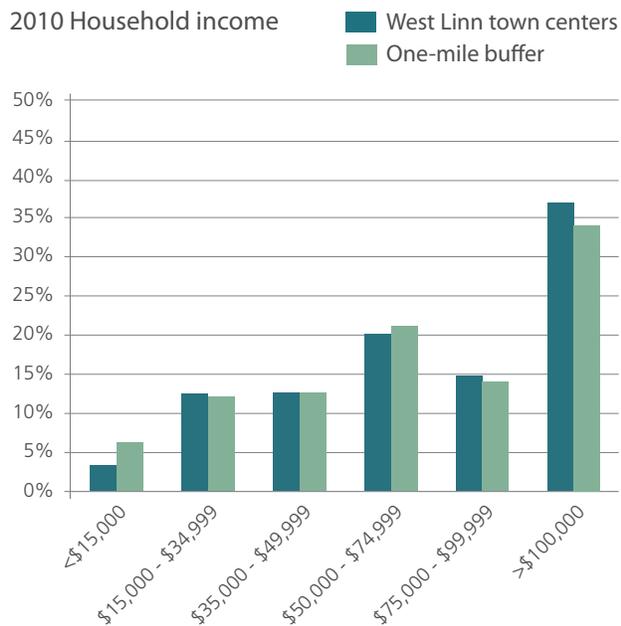
By the numbers	West Linn town centers	Town center average	One-mile buffer
Net acreage	316	222	5,872
Total population	2,492	2,326	30,016
Total employees	1,620	1,745	8,582
Non-SOV mode share (all trips)	50%	52%	n/a
Market value per square foot	\$28	\$39	\$17
People per acre	13.0	20.1	6.6
Dwelling units per acre	2.8	5.0	2.0
Total businesses per acre	0.53	0.73	0.10
Home ownership	72.4%	47.4%	63.5%
Median household income	\$81,054	\$60,133	\$72,217
Median household size	2.44	2.42	2.58
Median age	40.3	36.0	39



Employment breakdown

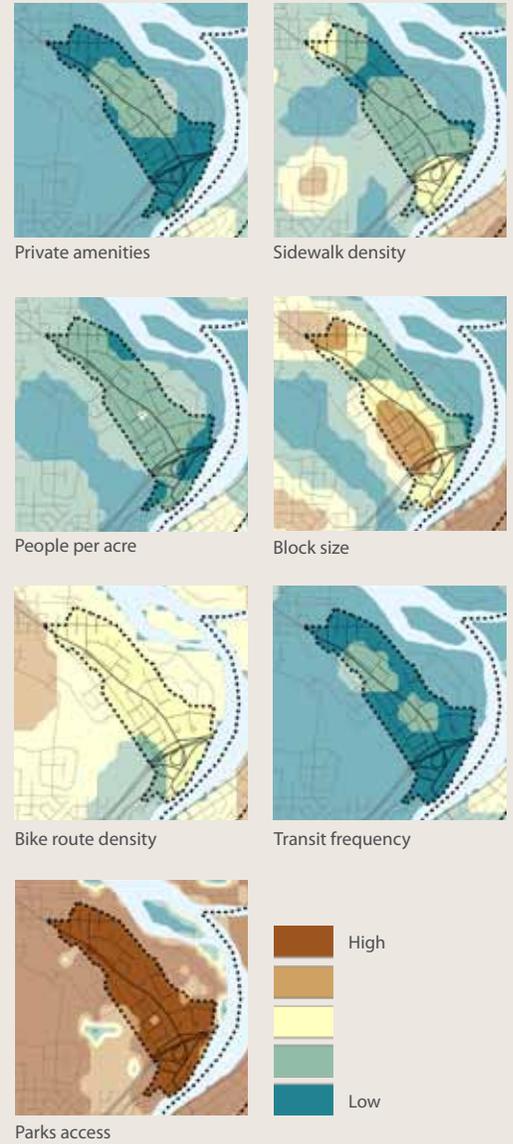


2010 Household income

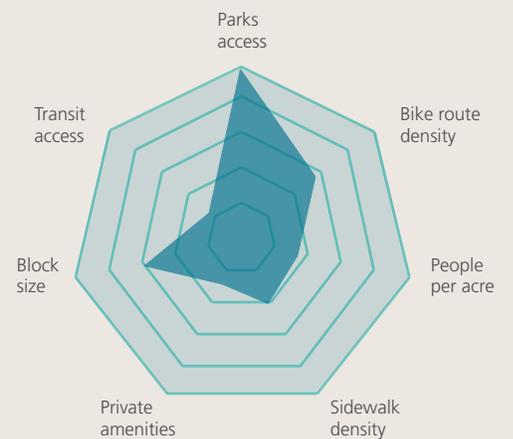


Metro context tool results

Heat maps



Composite score: 37.03



West Portland Town Center



Private amenities

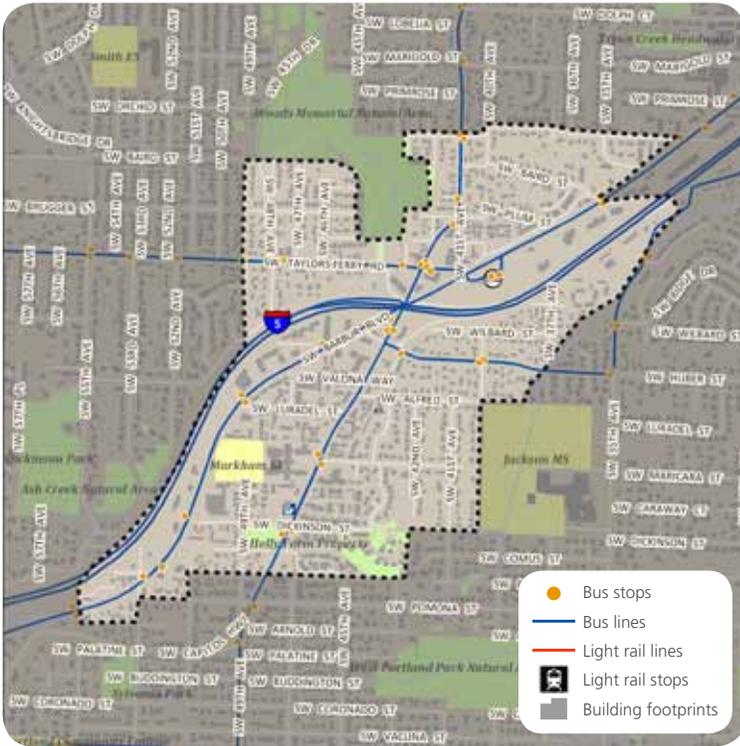
- 0 Bakery
- 1 Bar
- 0 Bike shop
- 2 Bookstore
- 0 Brewpub
- 3 Child care
- 0 Cinema
- 0 Clothing store
- 1 Coffee shop
- 0 Department store
- 1 Dry cleaners
- 1 Fitness gym
- 2 Grocery store
- 0 Music store
- 12 Restaurant
- 0 Specialty snacks and beverages

Public amenities

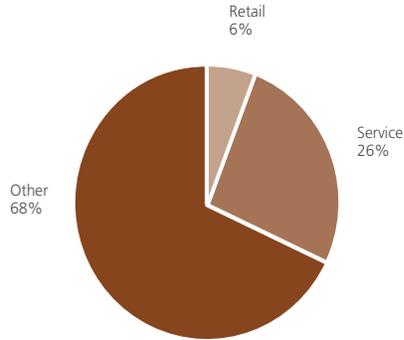
- 0 Community center
- 0 Fire station
- 0 Government building
- 1 Library
- 2 School

The West Portland Town Center is located at the interchange of Highway 99 West. The majority of service activity in the center revolves around Capital Highway and businesses located along Barbur Boulevard. The center is bisected by two ODOT facilities: Interstate 5 and Highway 99 West. The area is serviced by multiple bus lines, with one frequent service line along Barbur Boulevard. It has 2,880 residents, 3,820 employees and 1,489 dwelling units. West Portland Town Center contains 339 gross acres.

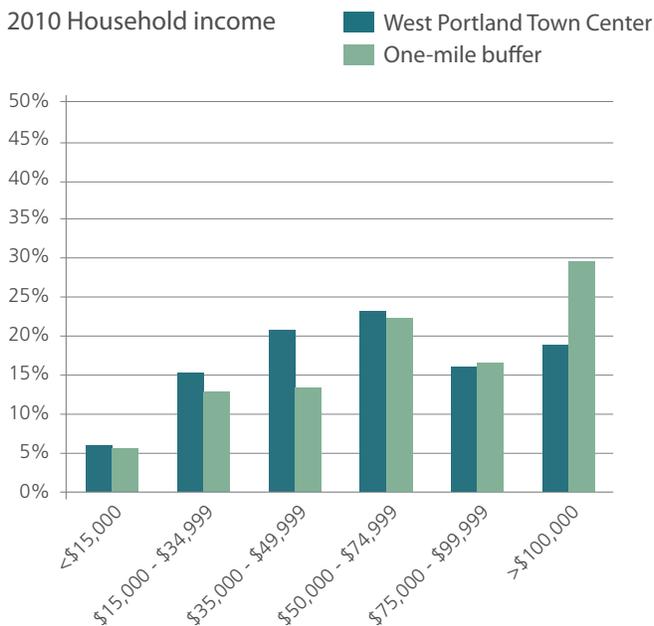
By the numbers	West Portland Town Center	Town center average	One-mile buffer
Net acreage	228	222	3,599
Total population	2,880	2,326	31,327
Total employees	3,820	1,745	8,546
Non-SOV mode share (all trips)	47%	52%	n/a
Market value per square foot	\$39	\$39	\$32
People per acre	29.4	20.1	11.1
Dwelling units per acre	6.5	5.0	4.0
Total businesses per acre	0.79	0.73	0.18
Home ownership	44.3%	47.4%	63.1%
Median household income	\$59,267	\$60,133	\$69,668
Median household size	2.33	2.42	2.32
Median age	33.1	36.0	39.9



Employment breakdown

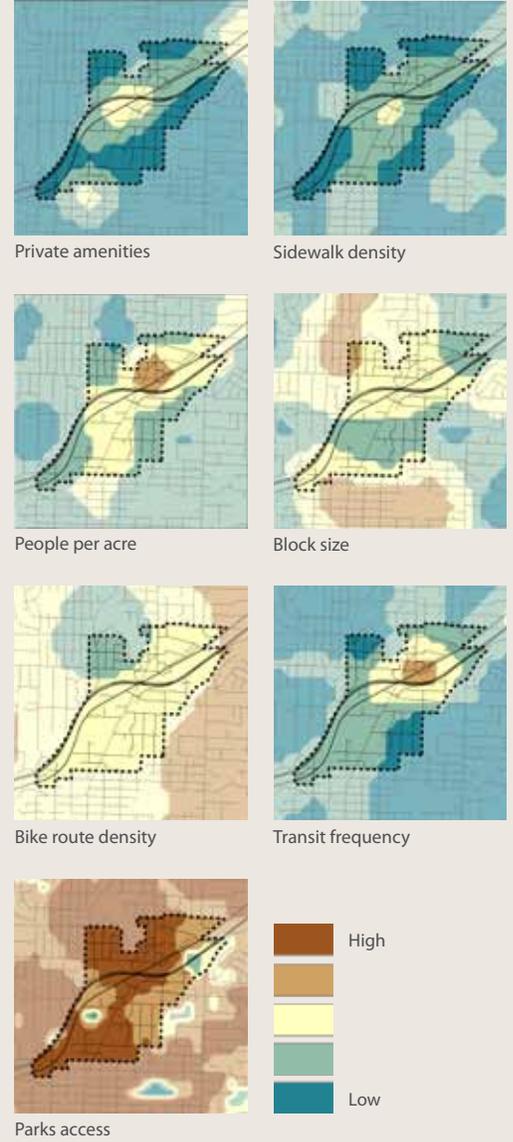


2010 Household income



Metro context tool results

Heat maps



Composite score: 39.56



Wilsonville Town Center



Private amenities

- 1 Bakery
- 2 Bar
- 0 Bike shop
- 0 Bookstore
- 0 Brewpub
- 2 Child care
- 1 Cinema
- 1 Clothing store
- 1 Coffee shop
- 0 Department store
- 3 Dry cleaners
- 3 Fitness gym
- 4 Grocery store
- 0 Music store
- 26 Restaurant
- 1 Specialty snacks and beverages

Public amenities

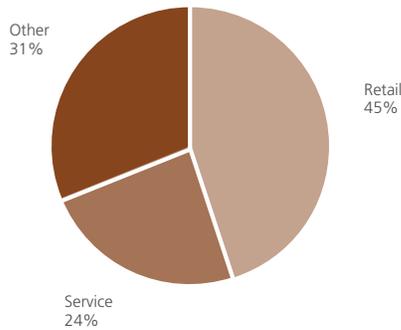
- 0 Community center
- 0 Fire station
- 1 Government building
- 1 Library
- 1 School

The Wilsonville Town Center is located east of Interstate 5, in downtown Wilsonville. The center has direct access to I-5, and is also serviced by Wilsonville's own Transit service, SMART, and by bus into the Portland area, a shuttle that runs between Wilsonville and Salem during the week and a Westside Express Service (WES) commuter rail stop located just outside of the center. The center has 1,292 residents, 2,110 employees and 662 dwelling units. Wilsonville Town Center contains 230 gross acres.

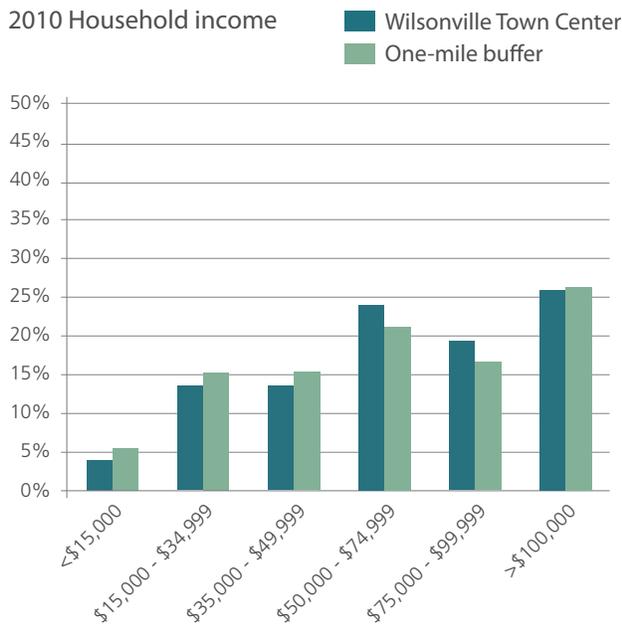
By the numbers	Wilsonville Town Center	Town center average	One-mile buffer
Net acreage	191	222	3,067
Total population	1,292	2,326	13,497
Total employees	2,107	1,745	7,256
Non-SOV mode share (all trips)	55%	52%	n/a
Market value per square foot	\$26	\$39	\$16
People per acre	17.8	20.1	6.8
Dwelling units per acre	3.5	5.0	2.0
Total businesses per acre	0.66	0.73	0.10
Home ownership	29.6%	47.4%	47.5%
Median household income	\$68,887	\$60,133	\$65,990
Median household size	2.02	2.42	2.31
Median age	29.7	36.0	35.8



Employment breakdown

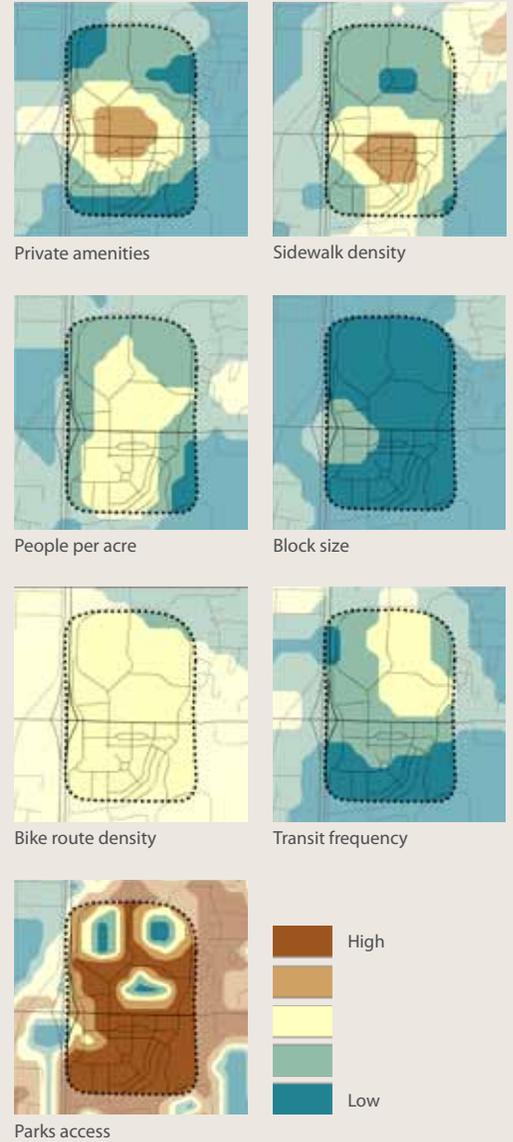


2010 Household income



Metro context tool results

Heat maps



Composite score: 36.20

