

# Redside Equities to redevelop Oregon City building

BY JUSTIN STRANZEL  
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Less than a month after the completion of Liberty Plaza, a Portland developer has announced the next major change to downtown Oregon City, a \$1 million renovation of a former Clackamas County Commissioners office.

Redside Equities plans to renovate the 900 Main Street building, which was constructed in 1917 and served as the home of Miller Motors, an

automotive dealership and service center, before hosting the commissioners.

County officials have been moving their offices to Oregon City's Red Soils district, leaving numerous downtown buildings vacant. The move is an attempt to revitalize downtown by making room for new tenants that won't operate on the county government's nine-to-five, Monday-through-Friday schedule.

An 11,000-square-foot community gathering space, Liberty Plaza,

opened Aug. 20; the Redside Equities project is a 15,000-square-foot redevelopment that will bring green design to Oregon City and is expected to be the city's first true mixed-use building. Redside Equities Principal Daniel McGinley said.

"It's got the potential to be a very hip, cool downtown," McGinley said. "We're really excited to play a part in it."

McGinley said that after renovation, the building will feature energy-efficient lighting and HVAC systems, better stormwater management,

extensive daylighting and a green roof using organic materials and native plants.

"When you're looking down from the (McLoughlin) Promenade over the tops of downtown Oregon City, you can see Willamette Falls and all the rooftops," he said. "If you could get a green feel (to the city's roofs) — it's not particularly attractive looking at HVAC and tar paper — it would help with the view."

The ground floor of the 900 Main Street building will ultimately include coffee shops, sandwich shops and a restaurant, McGinley said, although no tenants have been signed at this time. The upper two

floors will serve as office space, and Redside Equities will leave its Portland office and move into the building.

The renovation will cost about \$1 million, McGinley said. Construction should start later this year, and McGinley expects it to be completed by summer 2005. C. Schiewe and Associates Inc. will serve as general contractor on the project, which is being designed by Ankrom Moisan Associated Architects Inc.

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## McLoughlin Boulevard project is subject of open house

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