

RESOLUTION NO. 694

A RESOLUTION APPROVING OF THE ISSUANCE OF INDUSTRIAL DEVELOPMENT REVENUE BONDS BY THE STATE OF OREGON TO THE THROWAWAY BIT CORPORATION.

WHEREAS, the Wilsonville City Council finds that the development proposed by the ThrowAway Bit Corporation would foster the economic growth and legislative policy as set forth in ORS 280.310; and

WHEREAS, the Wilsonville City Council finds that the project is in compliance with state-wide planning goals adopted by the Land Conservation and Development Commission pursuant to ORS Chapter 197; and

WHEREAS, the City of Wilsonville has found that the project complies with the local economic development strategy; and

WHEREAS, ORS 280.330 requires, before the issuance of revenue bonds by the State of Oregon, that the governing body of the City endorse the project; and

WHEREAS, the City Council finds that the completion of the project by the ThrowAway Bit Corporation would be in the best interest of the citizens of Wilsonville.

NOW THEREFORE, IT IS HEREBY RESOLVED by the City Council of the City of Wilsonville that:

1. That the City of Wilsonville requests the Economic Development Commission and the State of Oregon to assist in the financing of the ThrowAway Bit Corporation project within the City of Wilsonville, through the issuance of revenue bonds secured by the improvements as provided by ORS 280.310 to ORS 280.397.

2. That the Mayor of the City of Wilsonville be authorized to sign and act for the City Council in any future action necessary by the City of Wilsonville to promote the project.

ADOPTED by the Wilsonville City Council at a regular meeting thereof, this 21st day of November, 1988 and filed with the Wilsonville City Recorder this same date.

William E Stark

WILLIAM E. STARK, Mayor

ATTEST:

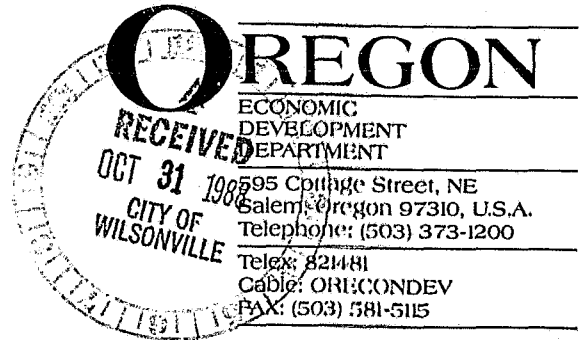
Pamela J. Moles

PAMELA J. MOLES, City Recorder Pro-Tem

Summary of Votes:

Mayor Stark	<u>AYE</u>
Councilor Edwards	<u>ABSENT</u>
Councilor Braymen	<u>AYE</u>
Councilor Clarke	<u>AYE</u>
Councilor Jameson	<u>AYE</u>

October 27, 1988



Mr. Steve Starner
Community Development Director
City of Wilsonville
P.O. Box 220
Wilsonville, OR 97070

Dear Mr. Starner:

The ThrowAway Bit Corporation has submitted an application for industrial development revenue bond financing to be used in your community. Enclosed is a copy of the application and notice published in the Oregonian concerning this project. (Financial information has been deleted in compliance with Company's request for confidentiality.)

As you know, State industrial development revenue bonds may not be issued unless the City in which the company will be located certifies that the proposed project complies with the comprehensive plan as well as statewide land use goals and guidelines. Also enclosed is a sample copy of a resolution used by some jurisdictions for that purpose. Please have the project considered at the City's earliest possible convenience.

Should you have questions, or need additional information, please advise.

Sincerely,


Martin W. Young, Finance Officer
Business Finance Section

cc: Cyrus O. Eghdami, ThrowAway Bit Corporation

7throwyrs.1t1



Neil Goldschmidt
Governor

Mrs. Mary Eghdami, Secretary/Treasurer

- H. If not listed on a securities exchange, please list names and addresses of all stockholders holding 10 percent or more of the company's outstanding stock.

Mr. Cyrus Eghdami owns 100% of the ThrowAway Bit stock issued and outstanding.

- I. Attach company financial statements for the past three years, and the most recent interim statement. In addition:

- 1) If the company has an operating history of one year or less include a three year pro-forma balance sheet and income statement, and a monthly cash flow projection for a period of one year.

Enclosed as Exhibits 1 and 2 are CPA review basis financial statements for the fiscal years ending July 31, 1988; 1987 and 1986.

- 2) In the case of a corporate applicant that is not publicly traded and that has a net worth of \$2 million or less, include personal financial statements with date of birth and social security number from:
- a) All persons owning 20 percent or more of the company; and
 - b) All persons having a controlling interest in the applicant.

Exhibit 3 is a current personal financial statement for Mr. and Mrs. Cyrus Eghdami.

If confidentiality is requested, please indicate. However, the Department cannot necessarily guarantee confidentiality under all conditions. CONFIDENTIALITY IS REQUESTED WITH RESPECT TO ALL FINANCIAL MATERIAL.

- J. Provide a narrative history of the company and the type of business in which the company is engaged.

Exhibit 4 is a brief narrative history of the ThrowAway Bit Corporation together with a summary of key customers and distributors. Exhibit 5 is a company brochure.

II. Project Information

- A. Proposed location of the project (street address including access directions). Is the project in a designated economically lagging area or enterprise zone?

A street address has not yet been assigned to the project site. However, the legal description is as follows:

Parcel 3, Tax lots 12, 13, and 14, Edwards Industrial Park Number 2, City of Wilsonville, Washington County, State of Oregon.

B. Dates of project start-up and projected completion.

Project start-up as soon as possible is desired. Project completion is estimated to be June, 1989.

C. Description of project. Include land acreage, proposed buildings, products, equipment required, etc.

The project site comprises 3.921 acres. On it will be constructed a 57,000 square foot, single story, tilt-up slab concrete manufacturing facility. Required equipment consists of two computer numerically controlled (CNC) machining centers. Exhibit 6 is a detailed construction cost estimate prepared by the general contractor, Todd Construction, Inc.

D. Description of product or service to be produced and users of your product or services.

The ThrowAway Bit Corporation manufactures steel drill bits for use in mining. Its products are sold predominantly overseas.

E. Bond proceeds:

1. Equipment	\$500,000
2. Buildings	\$515,360
3. Land	\$0
4. Other (site improvement & fees)	<u>\$114,640</u>
5. Total Bond	\$1,130,000
6. Bond Issue as a % of Total Project -	<u>59.0</u> %

F. Describe anticipated market for product(s). To what type company and primary market area.

ThrowAway Bit Corporation will continue to market its products to domestic and international companies engaged in hard rock mining. Their bits are used to drill for water and mine for gold, silver, diamonds, as well as in construction.

G. Describe the impact of the proposed project on the local economy, relating to:

1. The locale's ability to provide support services. Support services specifically include, among others, roads, sewer, water, and schools.

The project site was acquired and the building plans drawn by a developer. A gravel pad was prepared, and the plans had received approval from the City of Wilsonville. For some reason the project did not go forward, and the Company acquired the site from the bank (which had taken it back). The plans were acquired from the original contractor.

As such, all needed services are in place, and the land is properly zoned. Just to make sure, ThrowAway took the project back through the design approval process with the City of Wilsonville. It was approved (again) October 24th.

2. Local need for the project and effect on the local economic base, in terms of indirect jobs, diversification, tax base, etc.

While the unemployment rate in the Portland SMSA is not high, there is a definite shortage of family wage manufacturing jobs which this project will provide. Basic manufacturing from steel billets provides a high multiplier in terms of secondary employment effects.

H. The project must meet three local government requirements:

1. The Board of Commissioners of the County in which the project is to be located must, by formal resolution passed by majority vote at a public meeting, request the Commission to authorize a bond for the project.

A resolution of endorsement has been requested from Washington County. No opposition is expected.

2. The appropriate jurisdiction, city or county, must find the project in compliance with the local comprehensive plan and with statewide land use goals and guidelines.

Mr. Steve Starnes, Community Development Specialist with the City of Wilsonville has been involved with the design of this project from inception. A certificate of compliance has been requested from the City, and, again, no opposition is expected.

3. The project must be consistent with the local overall economic development plan.

The project is consistent with the local overall economic development plan.

III. Labor Force

- A. Number of total employees currently employed in the company.

A total of 36 people are employed full time in Portland.

- B. Number of total employees currently employed at the site of the proposed project.

No employees are employed at the proposed site.

- C. Number of additional employees to be hired for the project.

It is anticipated that 30 additional full time employees will need to be hired within three years of project completion.

- D. Approximate number of employees to be hired in each labor category at proposed project. Examples of labor categories include clerks, assemblers, and machinists. Indicate the number of existing, transfer or new positions for each category. Please be specific in terms of labor category.

<u>Leadman</u>	<u>Machine Operators</u>	<u>Helpers</u>	<u>Clerical</u>	<u>Total</u>
<u>1</u>	<u>14</u>	<u>13</u>	<u>2</u>	<u>30</u>

- E. Will the project require any special labor requirements?

New employees will have to have aptitude and/or experience operating CNC machines used in manufacturing operations.

- F. Do you plan special worker-training programs? If so, in what job categories? (Contact the Economic Development Department or the Employment Division for information about available government worker-training programs.)

No special worker training programs are planned. Information about government sponsored worker training programs would be appreciated.

- G. If the project is an in-state plant relocation, describe the reasons for relocation and the effect of relocation on the company's existing labor force.

The project is an in-state relocation some 14 miles from N.E. Portland to Wilsonville. The reason for the relocation is the inadequacy of growth space at the present location. It will have no effect on the existing labor force (which currently resides throughout the metropolitan area).

- H. The Economic Development Department will monitor and verify employment projections.

Reasonable monitoring is acceptable, and ThrowAway Bit will cooperate with the Department in this endeavor.

IV. Projected Payroll and Profits

- A. What will be the anticipated increase in payroll directly resulting from the project for each of the first three years of operation.

It is anticipated that annual payroll increases directly attributable to this project will total \$250,000 after three years.

- B. What will be the increase in company profits directly resulting from the project for each of the first three years of operation.

It is anticipated that annual profits will increase by \$304,000 three years after this expansion project.

- C. Describe any local government expenditures for public services required specifically for this project.

No local government expenditures are required or expected.

V. Determination of Net Public Benefit

ORS 184.025 requires that the Commission determine that each project approved for bond financing is cost effective, considering both major public expenses and major public benefits. The Department will calculate the cost effectiveness for each application. Major public expenses include an estimate of state and federal income taxes foregone due to the tax exempt nature of the bonds, as well as any direct expenditures for the project by state or local government. Major public benefits include new taxes to be levied upon increased profits and payroll attributable to the project. In the case of taxable bonds major public expenses will not include a foregone federal tax component.

Attach the following Exhibits to the application:

1. Exhibit A: Attach aerial photograph, map, site plan, or diagram showing the general location of the plant site and the facility which proposed to be funded by bond proceeds.
2. Exhibit B: Attach all local government certifications required in II(H).
3. Exhibit C: Sign and date Exhibit C.

EXHIBIT C

All information provided in connection with this application for Oregon Economic Development Revenue Bond financing is, to the best of my knowledge, true, accurate, complete, and current. I further certify that, except as described in this application:

- (1) No litigation is current, pending or threatened in any court or other tribunal or competent jurisdiction, state or federal, in any way contesting, questioning or affecting the eligibility of the applicant to apply for this financing, the ability of the applicant to complete the project, or the validity or enforceability of any covenant or document executed by the applicant in connection with the application or any of the procedures for the authorization of sale, execution, registration or delivery of the bonds, nor are there any unasserted claims outstanding.
- (2) The applicant has never filed for reorganization or sought relief or been involuntarily declared bankrupt under any provision of the United States Bankruptcy Code.
- (3) No officer, director, partner, or owner of a 5 percent interest (legal or beneficial) of the applicant has ever filed for reorganization or sought relief or been involuntarily declared bankrupt under any provision of the United States Bankruptcy Code.
- (4) Neither the applicant nor any officer, director, partner or owner of a 5 percent interest (legal or beneficial) thereof has ever been indicted or convicted of a felony or of a misdemeanor involving moral turpitude.

I agree that material misrepresentation of fact is grounds for the Finance Committee to deny or withdraw project eligibility at any time.

Attest:

Authorized Company Representative

Dated

SPECIFIC REQUIREMENTS AND INFORMATION FOR
APPLICANTS PLANNING TO HAVE THEIR BOND INCLUDED IN
A COMPOSITE BOND ISSUE

1. Bond counsel has been selected by the Department for the composite bond program. Consequently it is not necessary for applicants intending to participate in the composite revenue bond program to select or engage bond counsel. However, applicants may wish to engage their own counsel to review and advise on the bond transaction.
2. Applicants will be required to submit a completed copy of the Borrower Tax Questionnaire after a determination of project eligibility.
3. The composite bond issue will be underwritten by the First Boston Corporation.
4. In order to participate in the composite bond program, applicants must have or be able to obtain an irrevocable standby letter of credit from a bank acceptable to the Master Letter of Credit bank.
5. Applicants are encouraged to arrange interim financing for their projects through the bank which is providing their letter of credit. However, if the credit bank declines to provide interim financing, please contact the Economic Development Department.
6. Applicants should be aware that they will be responsible for certain front end expenses in connection with the composite bond program and should discuss these expenses with the Department. It is each applicant's responsibility to determine whether the bond program is economic for its particular project.

Exhibit 4
Brief Narrative History

In 1948, a small company in Portland, Oregon began building a name for itself. It was named the ThrowAway Bit company because the company made a line of single-use (or throwaway) bits for the mining industry. Our standards were simple: make the best bit possible. So all of our bits were forged from the toughest carbon steel and carbide inserts available. Then each bit was scrutinized at every step for defects before delivery to the customer. We also listened to customer suggestions on better product performance and service.

Soon, ThrowAway Bit was known for their tough bits that dug through the hardest rock at the lowest cost per foot.

Today, the ThrowAway Bit Corporation manufactures tapered, cross, button and down the hole bits in all international thread sizes and diameters for leading distributors throughout the world. Our manufacturing plant and administrative office is still located in Portland, Oregon, with distribution warehouses located in Sacramento, California; Larkspur, Colorado; and Portland, Oregon.

In 1977, the corporation changed ownership and the new management substantially increased budgets for research and development as well as marketing. Due to this insight, we now lead the market in the production of button, cross, "X" style & DTH bits in all sizes and thread configurations. Our brochure shows our product line and sizes available. We've also simplified our parts numbering system so that it's consistent and easy to understand.

ThrowAway Bit continues to improve and expand its facilities, constantly updating and renovating machinery to create better quality products. Today, thanks to state of the art production facilities, a growing reputation for quality, leading edge technology, price advantages and fast ser-

vice, ThrowAway Bit Corporation has established itself as one of the world's leading manufacturers and distributors of drill bits.

ThrowAway Bit Corporation is a privately owned corporation. We are therefore able to provide personal attention to each of our valued customers. Mr. Cyrus Eghdami is the owner and major influence in our company, with over 25 years of engineering and management experience. He oversees all aspects of manufacturing, as well as marketing. His extensive travel schedule allows him to make the contact necessary to custom fit the specific needs of his customers. Supporting Mr. Eghdami is a staff of only the best, most qualified production and sales people. Our staff is comprised of individuals with years of experience in sales, manufacturing and engineering. In addition, ThrowAway Bit runs full-page ads in national and international trade publications, and participates in mining industry trade shows around the world.

ThrowAway Bit Corporation is a very committed company, with high standards of performance and quality. Whenever there is a question of carbide, design or thread, tests are conducted to ensure that the right product is provided to meet the requirement. We are a solid company with a promising future.

ThrowAway Bit Corporation markets its products through a vast worldwide network of distributors. We have a growing circle of distributors to provide complete service in designated areas. Our sales representatives service each region and maintain a vital link to our main office. They are responsible for caring for customer needs as well as training our customers. We feel that agents and distributors play a key role in the success of the company and in supporting our sales representatives.

Among our many customers and distributors are the following:

UNITED STATES

INGERSOLL-RAND COMPANY
BOART HARDMETALS, INC.
ASARCO, INC.
COMINCO
DELSTEEL, INC.
FREEPORT INDONESIA, INC.
HOMESTAKE MINING COMPANY
MORRISON-KNUDSEN
AMAX
GREENS CREEK MINING CO.

AUSTRALIA

DIAMOND INDUSTRIAL TOOLS
PTY. LTD.
SIG-SWISS INDUSTRIAL CO.
BOHLER MINING & CONSTRUCTION
WESTERN MINING CORP. (FIJI)
LTD.

PERU

CENTRAMINAS S.A.
CIA DE MINAS ORCOPAMPA
S.A.
MINERA DEL HILL S.A.
CIA MINERA SANTA RITA S.A.
CIA DE MINAS BUENAVENTURA S.A.
SOCIEDAD MINERA CAROLINA
S.A.
CENTROMIN PERU

CHILE

EIMCO
CODELCO EL TENIENTE
CODELCO CHILE
OJOS DEL SALADO

FRANCE

S.A.R.L.
BOART FRANCE
A.D.C. MINING

GERMANY

KRUPP WIDIA GMBH

DENMARK

GREENEX A/S

SPAIN

SIRS, S.A.

AFRICA

CEPSIA
CONSOLIDATED GOLD FIELD

ISRAEL

NEGEV PHOSPHATES LTD.

TURKEY

GEMSA GENERAL MAKINA
SANAYI LTD.

ZAMBIA

ZAMBIA CONSOLIDATED COPPER MINE

FIJI

WESTERN MINING CORP. (FIJI)
LTD.

Exhibit 6
Detailed Construction Cost Estimate

Todd Construction, Inc.

19-Oct-88

THROW AWAY BIT CORPORATION MANUFACTURING FACILITY & OFFICE

Edwards Business Industrial Park
Wilsonville, OR

PROJECT ESTIMATE

Componant	BASIC PROPOSAL 27,650 SF		ADD SOUTH PORTION 28,000 SF		TOTAL NORTH/SOUTH 55,650 SF		Notes
	Cost	Total	Cost	Total	Cost	Total	
SITE WORK:							
Earth Work	6000		6000		12000		x Assumes that base is
Paving Leveling Coarse	6252		4000		10252		acceptable as is.
Asphalt Paving	36215		28000		64215		x Fine Grade and Asphalt only.
Extruded Curbs	3100		2400		5500		
Landscaping	2500		2500		5000		x Allowance only.
Site Utilities	?		?		0		x As requested, we have
		54067		42900		96967	excluded extensions of all
STRUCTURE: (18' Under Beam)							
Column Footings	10368		10057		20425		utilities, including power,
Floor Slabs on Grade	59438		62204		121642		transformers, domestic water,
South Ext. Struct Slab	10000		0		10000		fire protection water, storm
Pourch Slab	8756		8493		17249		sewers, sanitary sewers,
Side Walks	4500		4365		8865		telephone and natural gas.
Tiltup Walls	47625		46196		93821		x No Pilasters
Rebar/Mesh-FOB	16480		15986		32466		
Rebar/Mesh-Install	6380		6189		12569		
Misc/Struct Iron	29795		28901		58696		
Glulam Beams	15510		15045		30555		
Roof Carpentry	35746		34674		70420		
Crane for Tilts	5800		5626		11426		
Concrete Pump	6375		6184		12559		
		256773		243919		500692	
BUILDING ENCLOSER:							
Roofing & Insulation	44240		42913		87153		
Roof Hatch	500		485		985		
General Sheetmetal	10000		9700		19700		
Caulking	3000		2910		5910		
Store Front Windows	4500		4365		8865		
HM Dr/Frames/HW	2290		2221		4511		
Rollup Doors (2)	2000		1940		3940		x Assume only 2 doors. See
Dock Bumpers	500		485		985		options below for all doors.
Paint-Building Shell	6300		6111		12411		
Fire Sprinklers-Shell	26467		25673		52140		x Basic coverage only.
Heatg/Ventilation	7000		6790		13790		x Basic coverage only.
Warehouse Lighting	4000		3880		7880		x Basic coverage only.
		110797		107473		218270	

INTERIOR FINISHES:

Misc Iron	1660	-	1660
Carpentry	10500	-	10500
Doors/Milwork/Casework	10500	-	10500
Drywall/Acoustical Clg	14000	-	14000
Painting	2000	-	2000
Floor Coverings	5000	-	5000
Misc. Specialties	3160	-	3160
Plumbing--Office	5000	-	5000
HVAC--Office	15000	-	15000
Fire Sprinklers--Office	2500	-	2500
Electrical--Office	12000	-	12000

x Interior Finish Allowance has been developed for North Portion only, since we are unaware of the needs in the South Portion. Actual cost of Interior Work is dependant upon Final Design.

81320 0 81320

GENERAL CONDITIONS:

Temperary Facilities	8505	3827	12332
Misc Equipment	9200	4140	13340
Layout & Benchmarks	2620	1179	3799
Supervision	16000	7200	23200
Misc Materials/Hwr	6130	2759	8889

42455 19105 61560

Subtotal: 545412 413397 958809

FEES/TAXES/PERMITS:

Building Permit	3818	2894	6712
Tax	0	0	0
Insurance	4363	3307	7670
Contractors Profit/Over	32725	24804	57529
Perf/Payment Bond	?	?	0
Architect/Engineer	?	?	0

x Excluded. We can provide.
x By Owner

40906 31005 71911

TOTAL: 586318 444401 1030719

Cost per SF of Building Area: \$21.20 \$15.87 \$18.52

OPTIONS:

Raise building walls to 22' under the beam.	Add: 8640	Add: 5760	Add: 14400
Include All Rollup Doors Shown	Add: 4000	Add: 8000	Add: 12000
All Connecting Utilities	Add: ?	Add: ?	Add: ?

x Unable to determine without further data.

NOTICE OF DECISION

Project Name: THROW-AWAY BIT COMPANY File No: 88DR20

Applicant / Owner: Commerce Mortgage Company

Proposed Action: Architectural, Landscape and Sign Plan review
for office/manufacturing building

Property Description:

Map No: 2CD Tax Lot No: 302 Site Size: _____

Address: _____

Location: Edwards Industrial Park No. 2 - west of I-5 north of Ridder Rd.

On October 24, 1988, at the meeting of the Design Review Board,
the following decision was made on the above-referenced Proposed
Development Action:

 Approval XX Approval with Conditions Denied

This decision has been finalized in written form and placed on file in the City records at the Wilsonville City Hall this 27th day of October, 1988, and is available for public inspection. The date of filing is the date of the decision. Any appeal(s) must be filed with the Planning Department by 5:00 p.m., on November 7, 1988.

XX Written decision is attached

 Written decision is on file and available for inspection and/or copying.

This action, if approved, will expire on October 24, 1990 unless development commences prior to the expiration date.

For further information, please contact the Wilsonville Planning Department at City Hall or phone 682-1011.

Attachments: Approved Resolution
Applicable Conditions, if any

FILED 10-27-88
jme

DESIGN REVIEW BOARD
RESOLUTION NO. 88DR20

A RESOLUTION ADOPTING FINDINGS AND APPROVING CONDITIONS OF APPROVAL FOR ARCHITECTURAL PLANS, LANDSCAPE PLANS AND A BUSINESS SIGN FOR AN OFFICE-MANUFACTURING BUILDING - THROW-AWAY BIT COMPANY OWNED BY CYRUS EGHAMI, LOCATED ON TAX LOT 301, T3S-R1W, SECTION 2CD, EDWARDS INDUSTRIAL PARK.

WHEREAS, an application, together with planning exhibits for the above-captioned development, has been submitted in accordance with the procedures set forth in Section 4.008(4) and 4.139(1), (2), and (3) of the Wilsonville Code, and

WHEREAS, the Planning Director has prepared a report on the above-captioned subject which is attached hereto as Exhibit "A", and

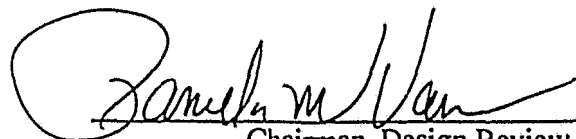
WHEREAS, said planning exhibits and staff report were duly considered by the Design Review Board at a regularly scheduled meeting conducted on October 24, 1988, at which time said exhibits, together with findings and public testimony, were entered into the public record, and

WHEREAS, the Design Review Board has duly considered the subject and the recommendation(s) contained in the staff report, and

WHEREAS, interested parties, if any, have had an opportunity to be heard on the subject.

NOW, THEREFORE, BE IT RESOLVED that the Design Review Board of the City of Wilsonville does hereby adopt the staff report attached hereto as Exhibit "A", with the findings, recommendation(s), and Conditions of Approval contained therein and further authorizes the Planning Director to issue a Site Development Permit consistent with said recommendation(s).

ADOPTED by the Design Review Board of the City of Wilsonville at a regular meeting thereof, this 24th day of October, 1988, and filed with the Wilsonville City Recorder this same day.

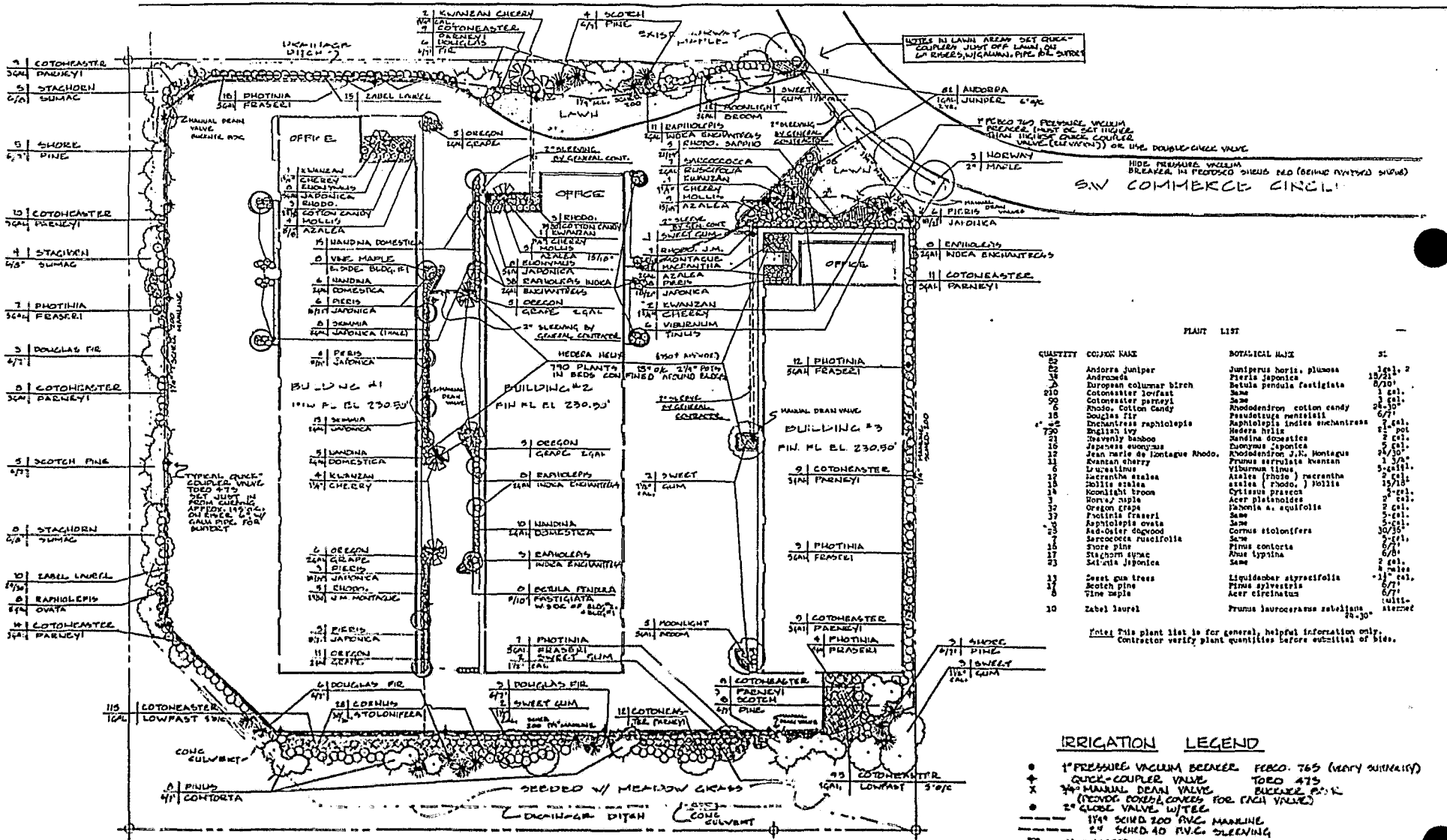


Chairman, Design Review Board

Attest:



Judge Emerson, Planning Secretary



PLANT LIST

QUANTITY	COMMON NAME	BOTANICAL NAME	SI
22	Andorra Juniper	Juniper horis. plumosa	18/21'
26	Andromeda	Pieris japonica	8/20'
210	European columnar birch	Betula penula fastigiata	1 cal.
90	Cotoneaster Joffast	Same	1 cal.
90	Cotoneaster parreyi	Same	1 cal.
18	Rhodo, Cotton Candy	Rhododendron cotton candy	26/30'
18	Doyle's Bandoob	Fraxinus americana	6/7'
25	Enchantress raphiolepis	Raphiolepis indica enchantress	7 cal.
730	English Ivy	Hedera helix	2' not
21	Swampy Bamboo	Sinnoia doocifera	2 cal.
10	Japanese sonyuzus	Euonymus japonica	2 cal.
12	Jean Marie de Montague Rhodo.	Rhododendron J.M. Montague	24/30'
12	Kwanan Cherry	Prunus serrulata kwanan	1 3/4'
6	Lucidalinus	Viburnum tinus	5 cal.
12	Lacrantho stiales	Aster (rhodo) lacrantho stiales	12/10'
18	White stiales	Same	2 cal.
14	Koonlight broom	Cytisus praecox	2 cal.
3	Romez' maple	Acer platanoides	2 cal.
32	Oregon grape	Lithonia a. squifolia	2 cal.
37	Procinia fraseri	Same	2 cal.
1	Raphiolepis ovata	Same	5 cal.
2	Aed-Osier dogwood	Cornus stolonifera	30/35'
7	Sarcococca fuscifolia	Same	2 cal.
17	Sture pine	Pinus contorta	6/7'
17	Stachorn sumac	Rhus typhina	2 cal.
23	Sibirica japonica	Same	8 cal.
11	Sweet gum trees	Liquidambar styracifolia	11' cal.
6	Scotch pine	Pinus sylvestris	6/7'
1	Time maple	Acer circinnata	11 cal.
10	Zabel Laurel	Prunus laurocerasus subsp. nana	20-30' stemcut

NOTE: This plant list is for general, helpful information only. Contractor verify plant quantities before submittal of bids.



PLANTING LANDSCAPE PLAN

IRRIGATION

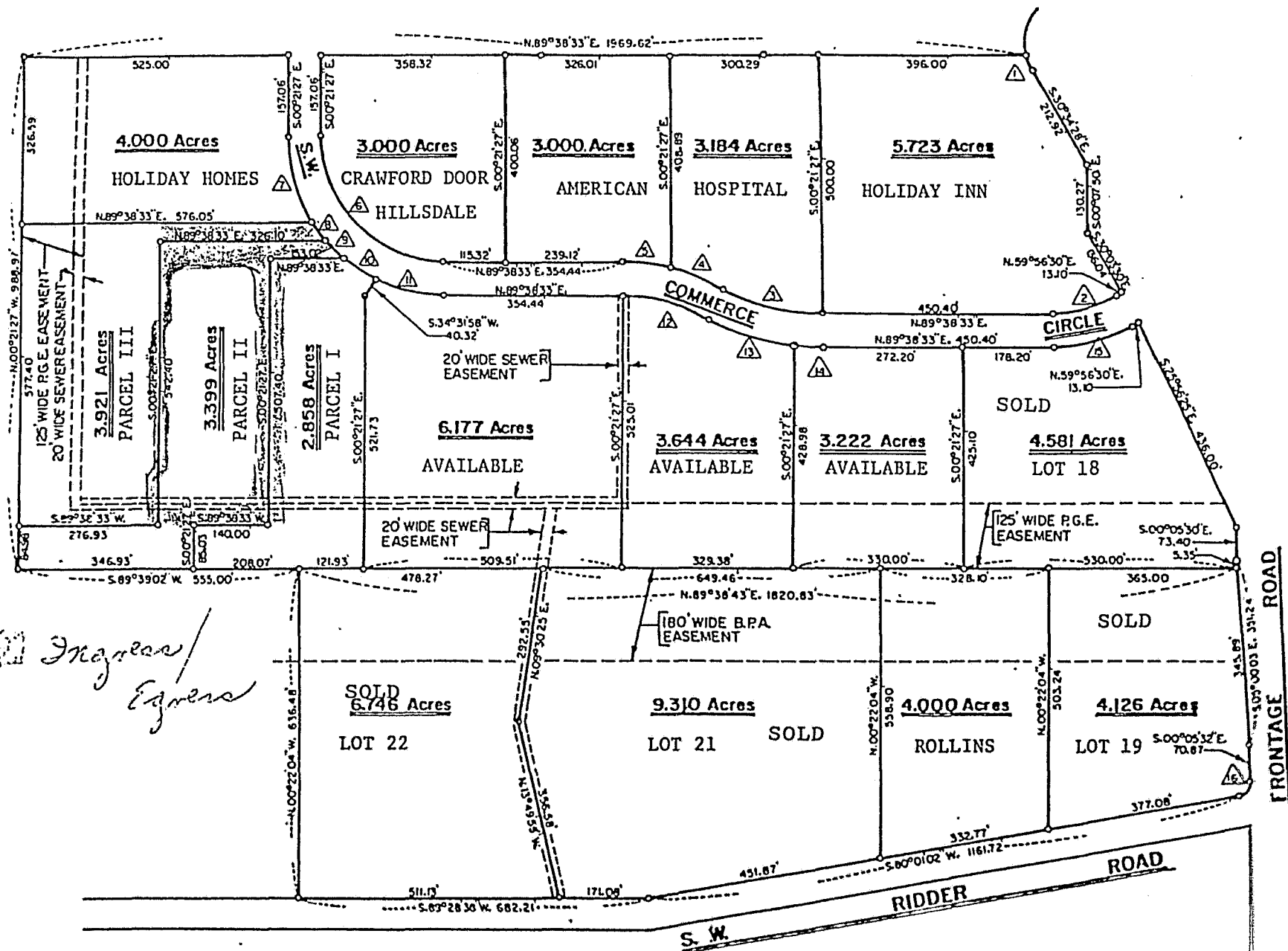
SCALE 1" = 40'-0"



GEORGE W.M. OTTEN
landscape architect

EDWARDS INDUSTRIAL PARK

Attachment A
 ThrowAway Bit Corporation, Site Map



Ingress/Egress

FRONTAGE ROAD
 INTERSTATE HIGHWAY 5