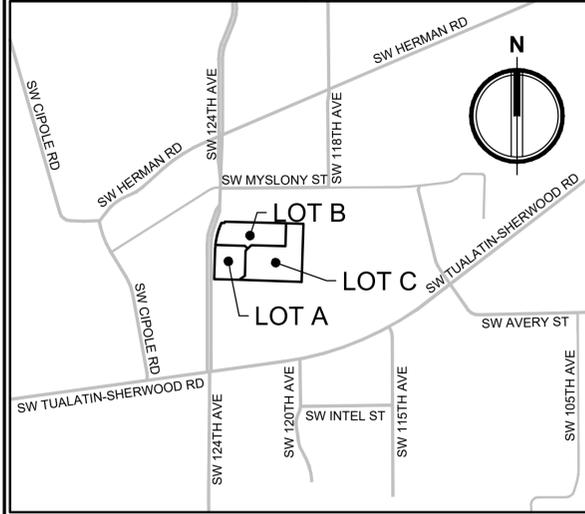
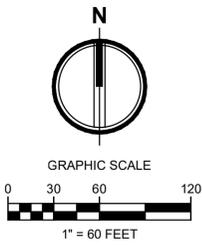




# 124TH COMMERCE CENTER

A PORTION OF THE NW 1/4 OF THE NW 1/4 OF SEC. 27, TWN. 2 S., RGE. 1 W., W.M.,  
CITY OF TUALATIN, OREGON.



**VICINITY MAP**  
SCALE: 1" = 1,320' (1/4 MILE)

### CLIENT

PANATTONI DEVELOPMENT COMPANY, LLC  
1201 PACIFIC AVENUE, SUITE 1700  
TACOMA, WA 98402  
CONTACT: BRENDA FODGE  
PH: (206) 248-0284

### CIVIL ENGINEER

AHBL  
2215 NORTH 30TH STREET, SUITE 300  
TACOMA, WA 98403  
PH: (253) 383-2422  
CONTACT: BART BRYNESTAD P.E.

### SURVEYOR

AHBL  
2215 NORTH 30TH STREET, SUITE 300  
TACOMA, WA 98403  
PH: (253) 383-2422  
CONTACT: CHRIS DODOS, P.L.S.

**Project Title:**  
**124TH COMMERCE CENTER**

**Client:**  
**PANATTONI DEVELOPMENT COMPANY, LLC**

1201 PACIFIC AVENUE, SUITE 1700  
TACOMA, WA 98402  
CONTACT: BRENDA FODGE

**Project No.**  
2250125.10

**Issue Set & Date:**  
**PARTITION PLAN MAP**

2/18/2026



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### PROJECT INFORMATION

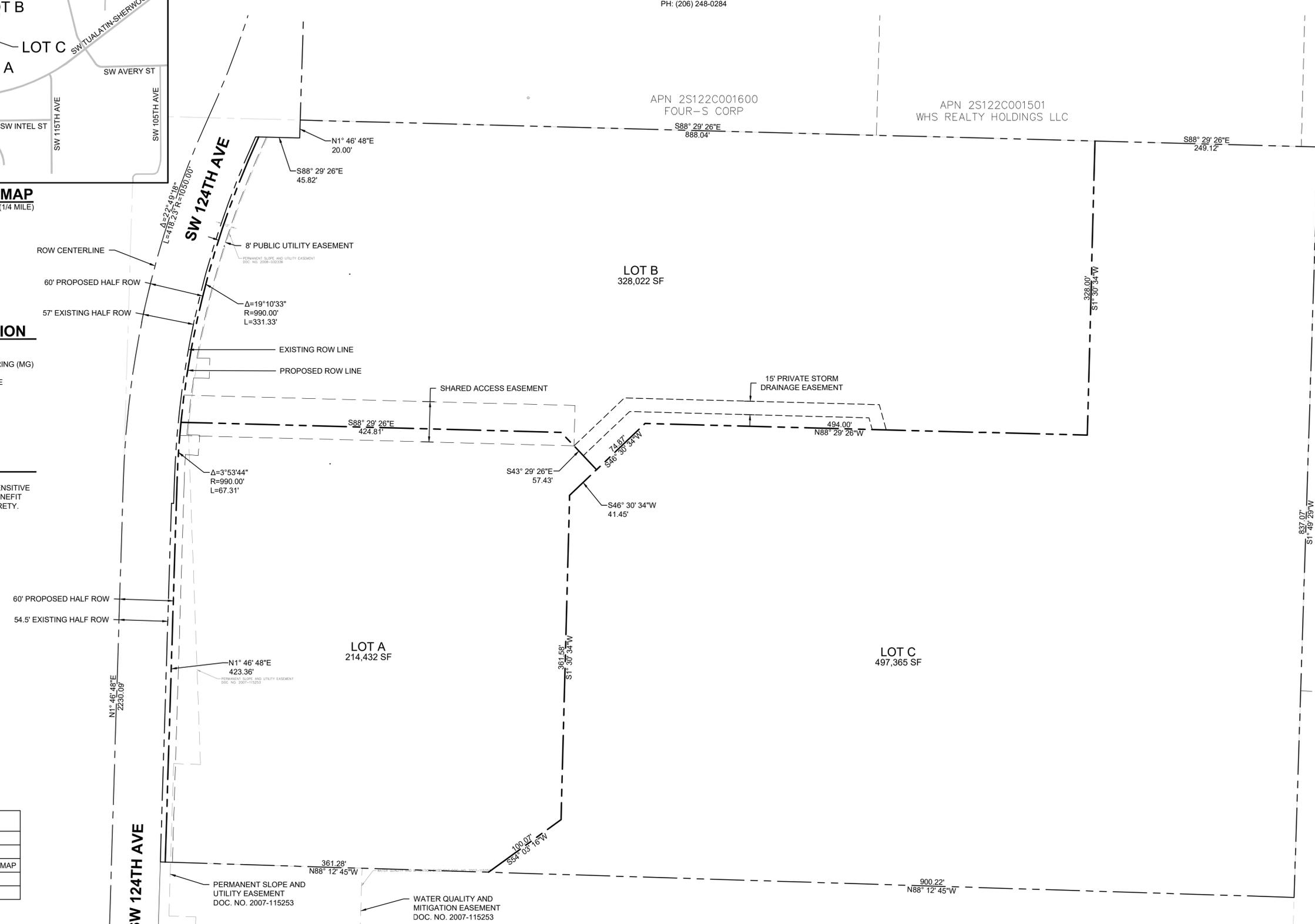
TAX LOT: 2S127BB00100  
ZONE: GENERAL MANUFACTURING (MG)  
ADDRESS: 19000 SW 124TH AVENUE  
TUALATIN, OR 97062  
SITE AREA: 23.954 ACRES

### LOT C NOTE

LOT C IS SUBJECT TO A WATER QUALITY PRESERVATION EASEMENT OVER THE SENSITIVE AREA AND VEGETATED CORRIDOR TO BENEFIT CLEAN WATER SERVICES OVER ITS ENTIRETY.

LOT SUMMARY		
NAME	AREA (SF)	AREA (AC)
LOT A	214,432	4.92
LOT B	328,022	7.53
LOT C	497,365	11.42

Sheet List Table		
Sheet	Sheet No.	Sheet Title
1	C1.0	PARTITION PLAN MAP
2	C2.0	EXISTING CONDITIONS MAP
3	C3.0	SITE PLAN
4	C4.0	UTILITY PLAN



- △
  - △
  - △
  - △
- Revisions:

**Sheet Title:**  
**PARTITION PLAN MAP**

**Designed by:** GG/CP    **Drawn by:** TS/GG/CP    **Checked by:** BB/TW

**Sheet No.**  
**C1.0**  
1 of 4 Sheets

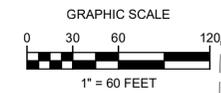
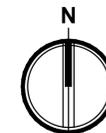






# 124TH COMMERCE CENTER

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CITY OF TUALATIN, OREGON.



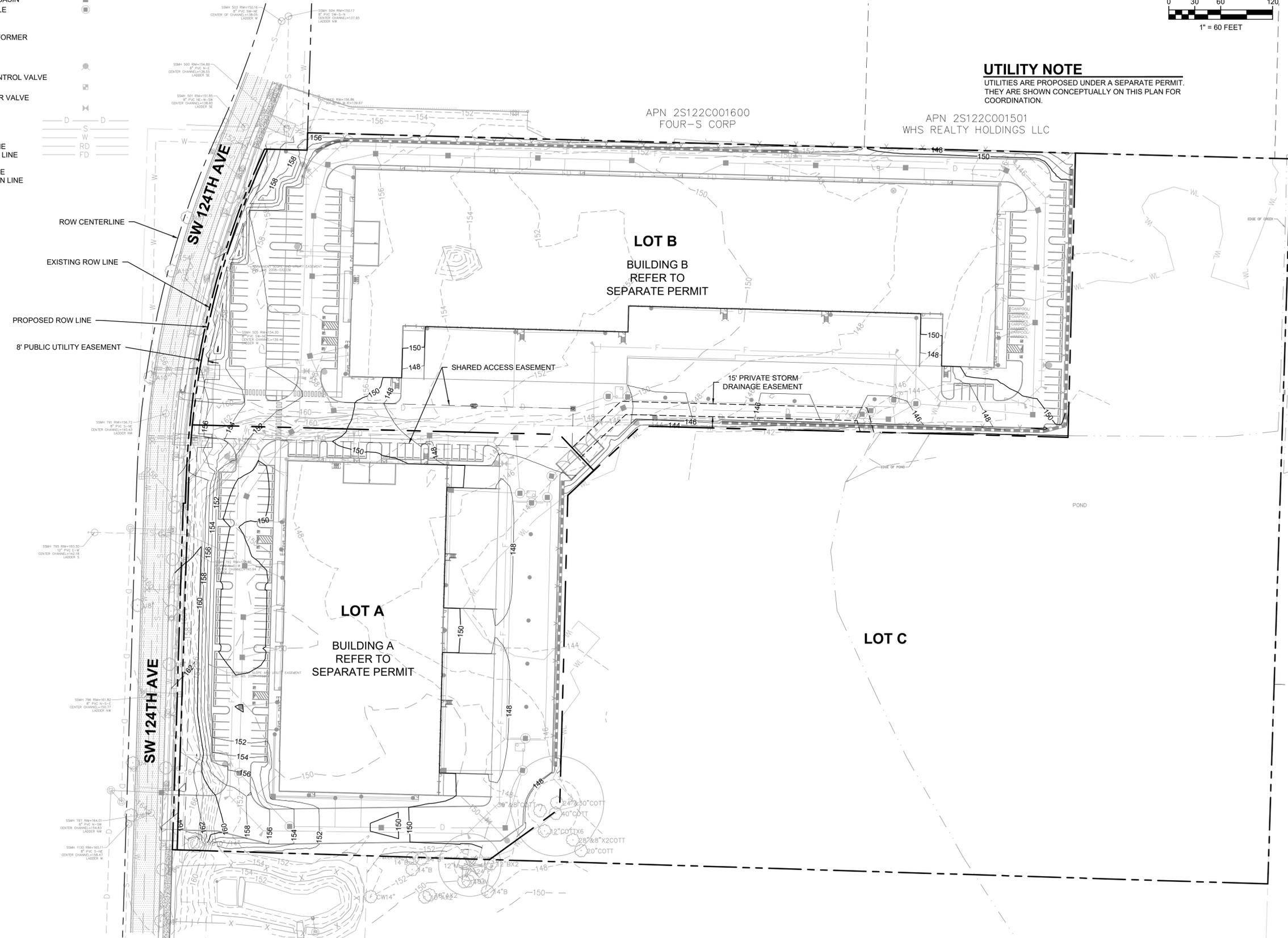
TACOMA • SEATTLE • SPOKANE • TRI-CITIES  
2215 North 30th Street, Suite 300 Tacoma, WA 98403  
253.383.2422 TEL 253.383.2572 FAX www.ahbl.com WEB

### LEGEND

EXISTING	PROPOSED

ROW CENTERLINE  
EXISTING ROW LINE  
PROPOSED ROW LINE  
8' PUBLIC UTILITY EASEMENT

**UTILITY NOTE**  
UTILITIES ARE PROPOSED UNDER A SEPARATE PERMIT.  
THEY ARE SHOWN CONCEPTUALLY ON THIS PLAN FOR  
COORDINATION.



APN 2S122C001600  
FOUR-S CORP  
APN 2S122C001501  
WHS REALTY HOLDINGS LLC

**Project Title:**  
**124TH COMMERCE CENTER**

**Client:**  
**PANATTONI DEVELOPMENT COMPANY, LLC**

1201 PACIFIC AVENUE, SUITE 1700  
TACOMA, WA 98402  
CONTACT: BRENDA FODGE

**Project No.**  
2250125.10

**Issue Set & Date:**  
**PARTITION PLAN MAP**

2/18/2026



EXPIRATION DATE: 12/31/2027

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Revisions:

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△	

**Sheet Title:**  
**UTILITY PLAN**

**Designed by:** GG/CP    **Drawn by:** TS/GG/CP    **Checked by:** BB/TW

**Sheet No.**  
**C4.0**  
4 of 4 Sheets