SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTERPLAN

LAND USE DEVELOPMENT PLANS

WILSONVILLE, OREGON

SITE DATA:

LOCATION
26250 SW PARKWAY AVENUE
WILSONVILLE, OR 97070-7788

PARCEL
ASSESSORS MAP: 31W12
TAX LOTS: 01100,401, AND 402

ZONING
CITY OF WILSONVILLE:
RESIDENTIAL AGRICULTURAL HOLDING (RA-H)(TAX LOT 1100)
PLANNED DEVELOPMENT INDUSTRIAL ZONE
REGIONALLY SIGNIFICANT INDUSTRIAL AREA (PDI-RSIA)(TAX LOT 401 AND 402)

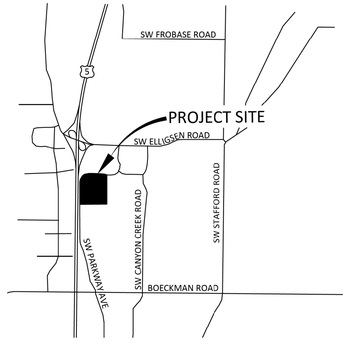
PROJECT AREA
TOTAL AREA - 32.69 ACRES

TEAM MEMBERS:

APPLICANT AND PROPERTY OWNER:
SYSCO CORPORATION
1390 ENCLAVE PARKWAY
HOUSTAN, TX 77077
CONTACT: JON SMITH
EMAIL: JON.SMITH1@SYSCO.COM
PHONE: 713.577.1599

PLANNER/CIVIL ENGINEER/SURVEYOR:
STANDRIDGE INC.
703 BROADWAY STREET, SUITE 610
VANCOUVER, WA 98660
CONTACT: LAURA STANDRIDGE, PE, PLS
EMAIL: LAURA@STANDRIDGEINC.COM
PHONE: 360.597.9240

VICINITY MAP:
NTS



SHEET INDEX:

01	COVER SHEET
02	EXISTING CONDITIONS PLAN
02A	LOT LINE ADJUSTMENT - EXISTING CLOTS
02B	LOT LINE ADJUSTMENT - PROPOSED LOTS
02C	ZONING CHANGE PLAN
03	PRELIMINARY DEVELOPMENT PLAN
04	OVERALL DIMENSIONED SITE PLAN
05	DIMENSIONED SITE PLAN - NORTH
06	DIMENSIONED SITE PLAN - SOUTH
07	PHASE 1 IMPROVEMENTS
08	PUBLIC STREET IMPROVEMENT PLAN
09	OVERALL PRELIMINARY GRADING PLAN
10	PRELIMINARY GRADING PLAN - NORTH
11	PRELIMINARY GRADING PLAN - SOUTH
12	OVERALL PRELIMINARY UTILITY PLAN
13	PRELIMINARY UTILITY PLAN - NORTH
14	PRELIMINARY UTILITY PLAN - SOUTH
15	PRELIMINARY STORMWATER PLAN
16	PRELIMINARY TREE PLAN
17	OVERALL PRELIMINARY LANDSCAPE PLAN
18	PRELIMINARY LANDSCAPE PLAN - NORTH
19	PRELIMINARY LANDSCAPE PLAN - SOUTH
20	PRELIMINARY SIGNAGE PLAN
21	OVERALL PRELIMINARY LIGHTING PLAN
22	PRELIMINARY LIGHTING PLAN - NORTH
23	PRELIMINARY LIGHTING PLAN - SOUTH
FS-1	FIRE ACCESS SITE PLAN
FS-2	BUILDING ELEVATIONS

ARCHITECTURE:

A0.1	SITE PLAN
A0.2	PHASE 1 SITE PLAN
A1.1	FLOOR PLAN
A2.1	PHASE 1 ELEVATIONS
A2.2	EXISTING ELEVATIONS
A2.3	EXISTING ELEVATIONS
A2.4	PHASE 2 ELEVATIONS
A2.5	PHASE 2 ELEVATIONS
A2.6	ELEVATION PERSPECTIVES

SITE PLAN:
NTS

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP
REGISTERED PROFESSIONAL ENGINEER
76742
OREGON
JANUARY 9, 2015
LAURA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME
COVER SHEET

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET
01

SW PARKWAY CENTER DR
(PUBLIC) (ASPHALT)

50.0' PAVED WIDTH

FIRE HYDRANT

SW BURNS WAY
(PUBLIC) (ASPHALT)

15.00' WIDE UTILITY EASEMENT TO THE CITY PER DOCUMENT NO. 84-0299682 AND 84-029670, CCDR

37.6' D/W

31.0' HALF ROW

31.0' HALF ROW

35.8' D/W

CHAINLINK FENCE

POWER VAULT (TO BE RELOCATED)

8" WATER MAIN

EXISTING TREES TO REMAIN, TYP.

HIGH POINT

STORMWATER DITCH TO BE RE ROUTED TO WIEDEMANN DITCH

POWER POLE (REMOVE & UNDERGROUND WIRES)

POWER VAULT (TO BE RELOCATED)

50.00' BUFFER

75.00' BUFFER

EXISTING BUILDING

31.0' HALF ROW

EXISTING TREES TO BE REMOVED, TYP.

SECTION LINE

TAX LOT 401

24.5' PAVED WIDTH

POWER POLE (REMOVE & UNDERGROUND WIRES)

PROPOSED SYSCO EXPANSION SITE

TAX MAP NO. 31W12 TAX LOT 01100
26120 SW PARKWAY AVENUE
WILSONVILLE, OR 97070-7788

TAX LOT 402
EXISTING SITE TO REMAIN

10.00' SEWER EASEMENT PER DOCUMENT NO. 73-005592, CCDR

14" WATER MAIN

EXISTING TRUCK PARKING

FIRE HYDRANT

EXIST. BLDG.

EXISTING BUILDING

POWER POLE (REMOVE & UNDERGROUND WIRES)

POWER POLE (REMOVE & UNDERGROUND WIRES)

SW PARKWAY CENTER DR
(PUBLIC) (ASPHALT)

BPA TOWER, TYP.

OVERHEAD TRANSMISSION LINES, TYP.

300.00' BPA EASEMENT

EXISTING TRUCK PARKING

FIRE HYDRANT

31.0' HALF ROW

POWER POLE (TO BE REMOVED)

BPA TOWER, TYP.

WATER METER

LOW POINT

5.0' SIDEWALK

20.0' DRAINAGE DITCH EASEMENT TO THE CITY PER DOCUMENT NO. 89-042986, CCDR

10.0' GRAVEL

28.4' D/W

WEIDEMANN ROAD
(PUBLIC) (UNPAVED)

75.0' BUFFER

50.0' BUFFER

DITCH

CHAINLINK FENCE

N

SCALE: 1" = 80'
SHEET SIZE: 22x24
0 80 160

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Existing Conditions.dwg Mar 11, 2026 - 2:07pm

STANDRIDGE
PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP
REGISTERED PROFESSIONAL ENGINEER
76742
OREGON
MARCH 9, 2026
ERIKA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME
EXISTING CONDITIONS PLAN

PROJECT NO.:	SYS001
DESIGN BY:	MJW
REVIEWED BY:	----
DATE:	03-09-2026

SHEET
02

SW PARKWAY CENTER DR (PUBLIC)

N88° 42' 21"W 621.90'

15.00' EX. UTILITY EASEMENT TO THE CITY PER DOCUMENT NO. 84-029682 AND 84-029670, CCDR

L=585.51, R=371.00

L=119.56, R=369.00

L=38.01, R=369.00

L=22.78, R=369.00

L=513.89, R=431.00

SW BURNS WAY (PUBLIC)

N88° 47' 08"W 272.05'

L=92.95, R=630.00

L=90.42, R=630.00

INTERSTATE 5 FREEWAY

SW PARKWAY AVENUE (PUBLIC)

S01° 55' 20"W 921.99'

10.00' EX. SEWER EASEMENT PER DOCUMENT NO. 73-005592, CCDR

PROPERTY LINE, TYP

EXISTING BUILDING

TAXLOT 31W12 01100
1,411,446 SQ FT

TAXLOT 31W12 00401
44,448 SQ FT

S01° 23' 49"W 1269.38'

S01° 23' 49"W 1255.19'

TAXLOT 31W12 00402
1,078,260 SQ FT

EXISTING BUILDING

EXIST. BLDG.

N01° 23' 49"E 1268.95'

TAXLOT 31W12 00403
113,243 SQ FT

S01° 23' 49"W 1260.14'

OP

300.00
EX. BPA EASEMENT

S88° 45' 26"E 1122.42'

S88° 45' 26"E 35.20'

S88° 45' 26"E 864.45'

N89° 11' 32"W 90.00'

WEIDEMANN ROAD (PUBLIC)

N

SCALE: 1" = 80'
SHEET SIZE: 22x24

0 80 160

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Lot Line Adjustment.dwg Mar 11, 2026 - 2:08pm

STANDRIDGE
PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:

SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:

SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP

REGISTERED PROFESSIONAL ENGINEER
78,742
OREGON
MARCH 9, 2017
ELVIRA KENDALL STANDRIDGE

Preliminary

EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME

LOT LINE ADJUSTMENT - EXISTING CLOTS

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET

02A

SW PARKWAY CENTER DR (PUBLIC)

SW BURNS WAY (PUBLIC)

RIGHT OF WAY DEDICATION

L=237.50, R=357.39

N88° 42' 21"W 68.47'

N74° 40' 11"W 41.23'

N88° 42' 21"W 52.83'

S77° 15' 28"W 41.23'

10.0' PROPOSED EASEMENT

N88° 42' 21"W 356.54'

L=175.20, R=404.00

173.52'

52.94'

RIGHT OF WAY DEDICATION

L=568.75, R=442.00

27.62'

N88° 47' 08"W 250.71'

L=157.10, R=630.00

L=26.27, R=630.00

TAXLOT 31W12 01100
155,385 SQ FT

N01° 17' 39"E 510.16'

L=322.46, R=357.39

S01° 34' 58"W 22.23'

S88° 04' 40"E 86.26'

L=68.66, R=172.50

S65° 16' 21"E 300.05'

106.40'

PROPOSED BUILDING (PHASE 2)

PROPOSED BUILDING (PHASE 1)

EXISTING BUILDING

101.74'

55.53'

L=142.55, R=122.50

TAXLOT 31W12 00402
1,739,350 SQ FT

INTERSTATE 5 FREEWAY

SW PARKWAY AVENUE (PUBLIC)

PROPOSED BUILDING (PHASE 2)

TAXLOT 31W12 00401
699,318 SQ FT

107.15'

S01° 23' 49"W 242.46'

330.96'

EXIST. BLDG.

EXISTING BUILDING

33.91'

N01° 23' 49"E 1261.37'

S01° 23' 49"W 1260.14'

TAXLOT 31W12 00403
33,095 SQ FT

97.71'

S88° 36' 11"E 635.44'

PROPERTY LINE, TYP

272.95'

741.92'

S01° 34' 58"W 910.05'

287.16'

300.00 EX. BPA EASEMENT

S01° 23' 49"W 418.31'

345.61'

S88° 45' 26"E 1140.90'

S88° 45' 26"E 864.45'

S89° 11' 32"E 63.75'

N89° 11' 32"W 26.25'

WEIDEMANN ROAD (PUBLIC)

N

SCALE: 1" = 80'
SHEET SIZE: 22x24

0 80 160

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Lot Line Adjustment.dwg Mar 11, 2026 - 2:08pm

STANDRIDGE
PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:

SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:

SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP

REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2026
ELVIRA KENDALL STANDRIDGE
EXPIRES 06-30-26

Preliminary

REV.	DATE	DESCRIPTION

NAME

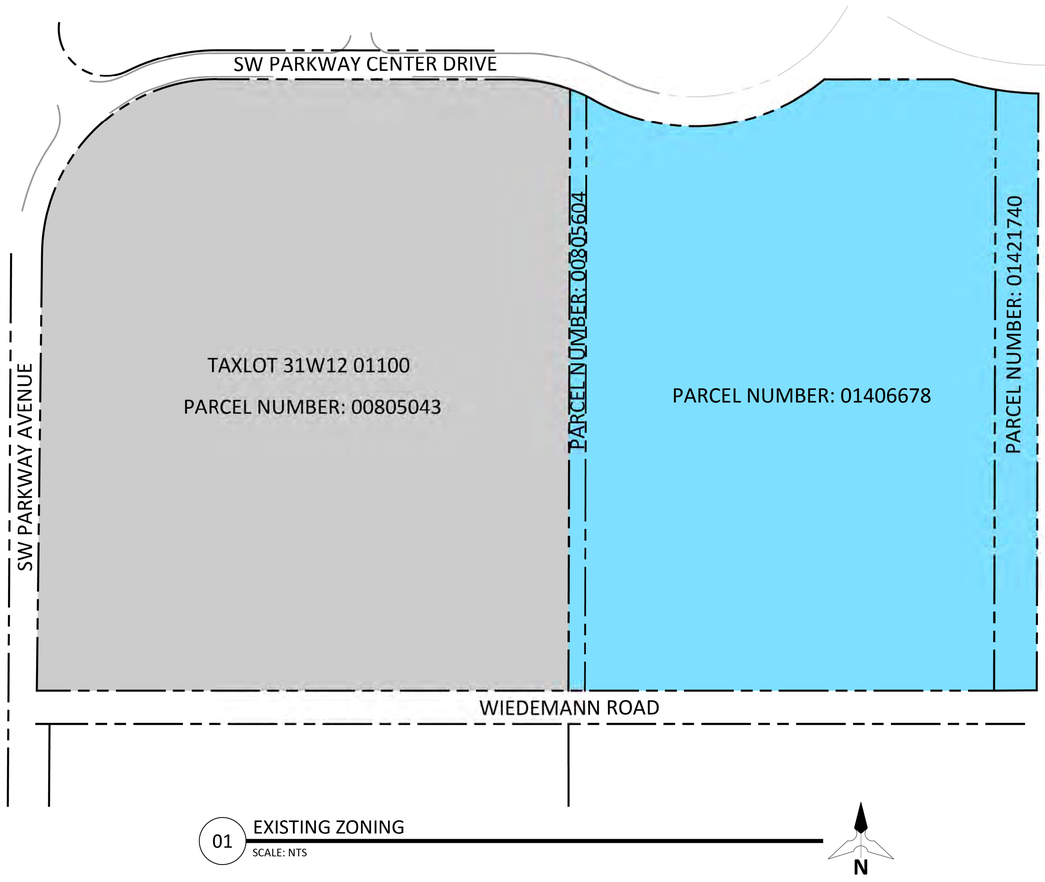
LOT LINE ADJUSTMENT - PROPOSED LOTS

PROJECT NO.:	SYS001
DESIGN BY:	MJW
REVIEWED BY:	----
DATE:	03-09-2026

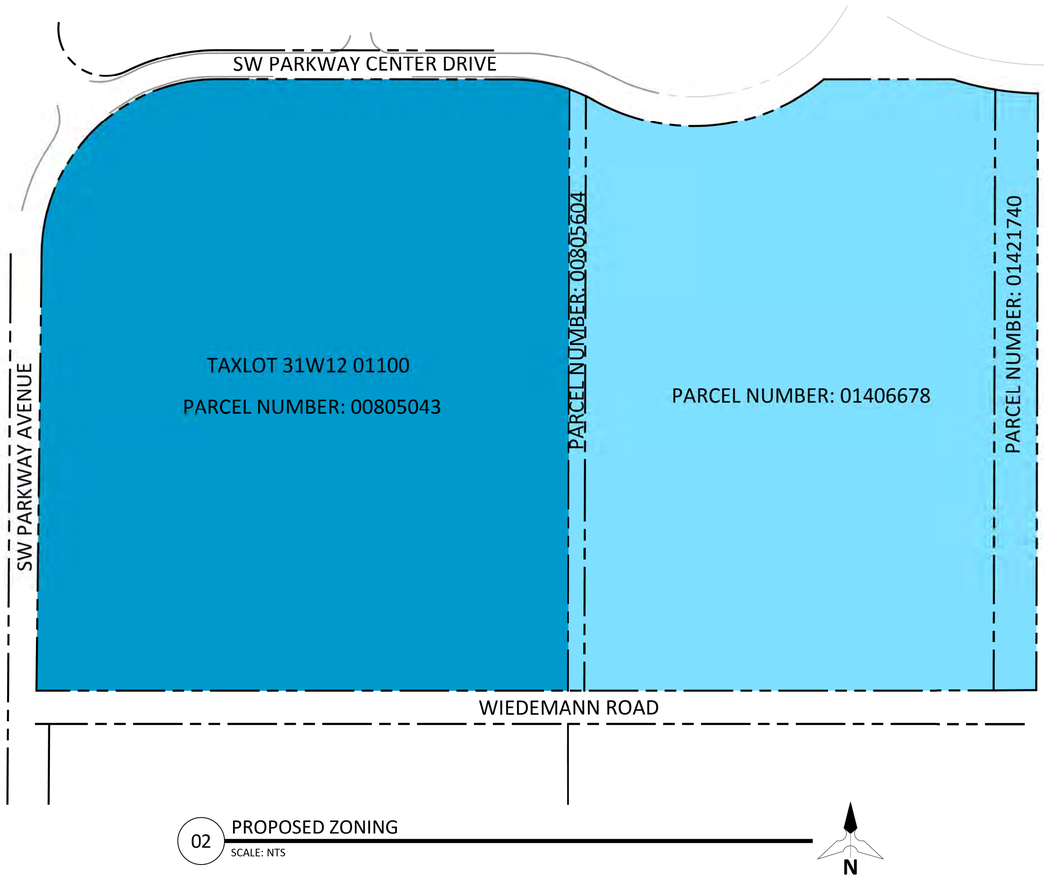
SHEET

02B

LEGEND	
SYMBOL	DESCRIPTION
	RESIDENTIAL AGRICULTURAL HOLDING (FDA-H)
	PLANNED DEVELOPMENT INDUSTRIAL (PDI)
	PLANNED DEVELOPMENT INDUSTRIAL (PDI-RSIA)



01 EXISTING ZONING
SCALE: NTS



02 PROPOSED ZONING
SCALE: NTS

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP
REGISTERED PROFESSIONAL ENGINEER 78,742 OREGON MARCH 9, 2017 ELVIRA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

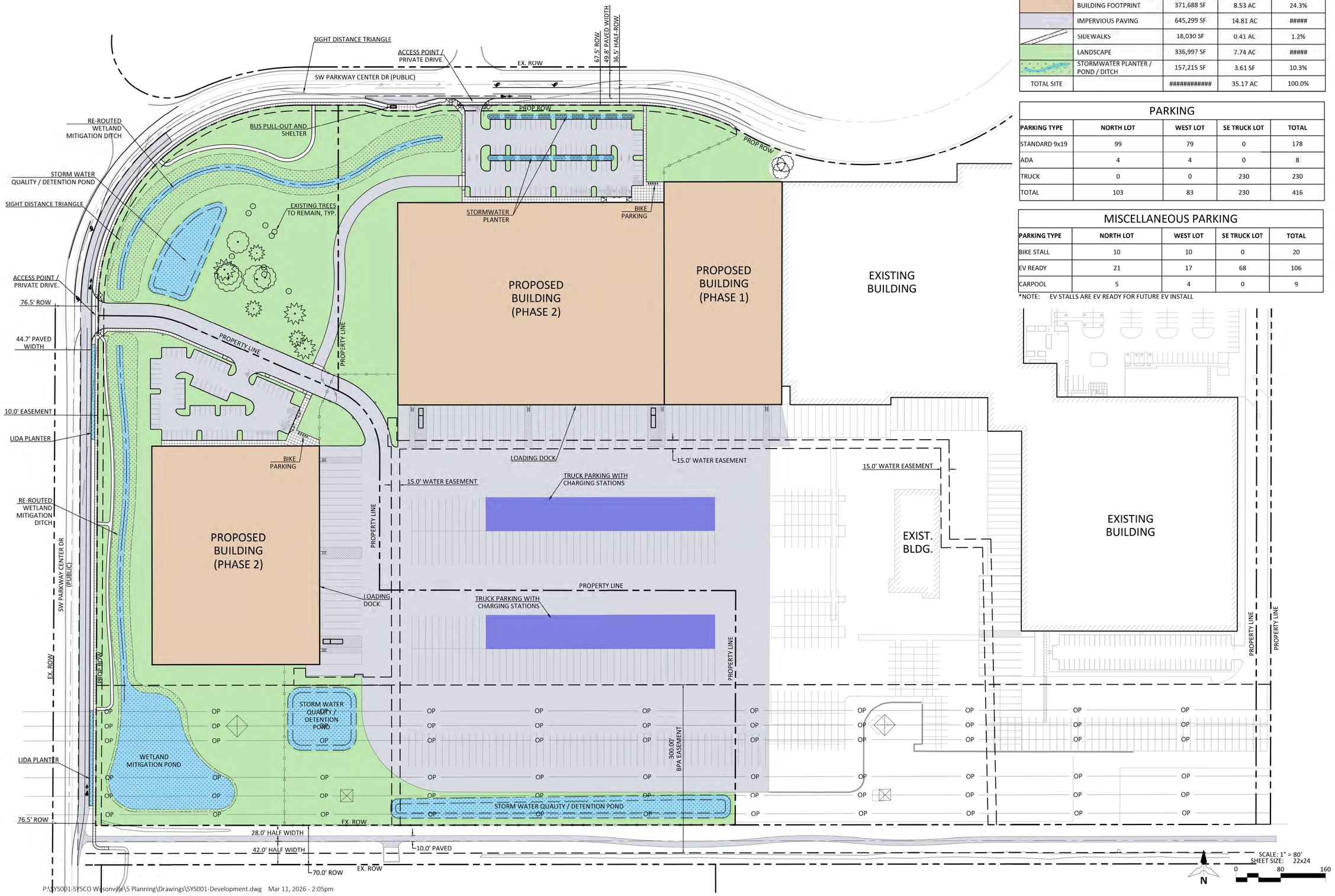
REV.	DATE	DESCRIPTION

NAME
ZONING CHANGE PLAN

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET
02C

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Zoning Update.dwg Mar 11, 2026 - 2:05pm



P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Development.dwg Mar 11, 2026 - 2:05pm

LAND USE LEGEND

SYMBOL	DESCRIPTION	AREA (SQUARE FEET)	AREA (ACRES)	% OF SITE
	BUILDING FOOTPRINT	371,688 SF	8.53 AC	24.3%
	IMPERVIOUS PAVING	645,299 SF	14.81 AC	#####
	SIDEWALKS	18,030 SF	0.41 AC	1.2%
	LANDSCAPE	336,997 SF	7.74 AC	#####
	STORMWATER PLANTER / POND / DITCH	157,215 SF	3.61 SF	10.3%
TOTAL SITE		############	35.17 AC	100.0%

PARKING

PARKING TYPE	NORTH LOT	WEST LOT	SE TRUCK LOT	TOTAL
STANDARD 9x19	99	79	0	178
ADA	4	4	0	8
TRUCK	0	0	230	230
TOTAL	103	83	230	416

MISCELLANEOUS PARKING

PARKING TYPE	NORTH LOT	WEST LOT	SE TRUCK LOT	TOTAL
BIKE STALL	10	10	0	20
EV READY	21	17	68	106
CARPOOL	5	4	0	9

*NOTE: EV STALLS ARE EV READY FOR FUTURE EV INSTALL

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:

SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN

WILSONVILLE, OR

PREPARED FOR:

SYSCO PORTLAND, INC.

PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP

REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2026
EMMA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

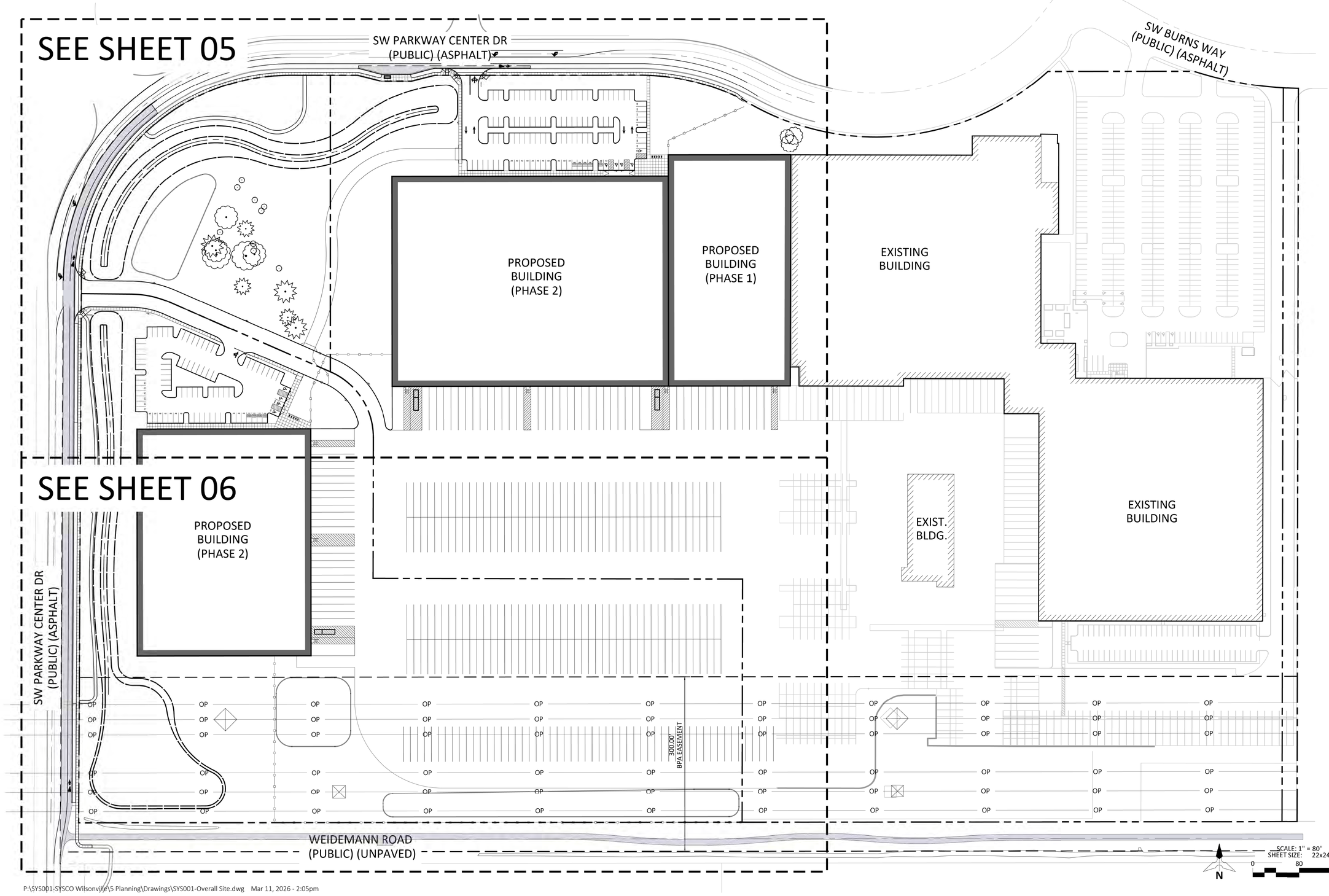
NAME

PRELIMINARY DEVELOPMENT PLAN

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET

03



P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Overall Site.dwg Mar 11, 2026 - 2:05pm

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE
RE-ZONE AND
FACILITY EXPANSION
MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY
CENTER DR
WILSONVILLE, OR 97070

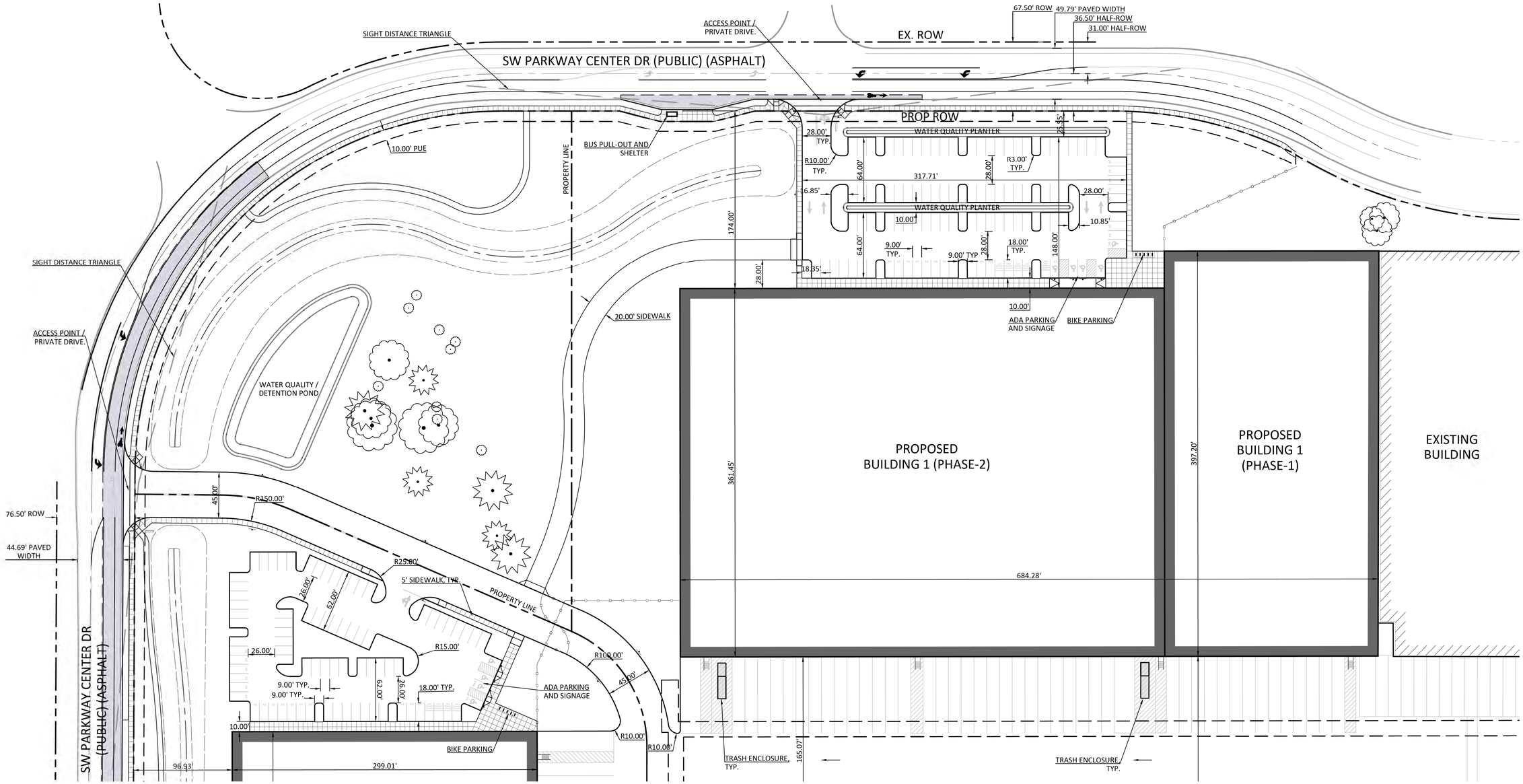
STAMP
REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2017
EMMA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME
OVERALL
DIMENSIONED SITE
PLAN

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET
04



MATCHLINE SEE SHEET 06

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:

SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN

WILSONVILLE, OR

PREPARED FOR:

SYSCO PORTLAND, INC.

PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP

REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2015
EMMA KENDALL STANDRIDGE

Preliminary

EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME

DIMENSIONED SITE PLAN - NORTH

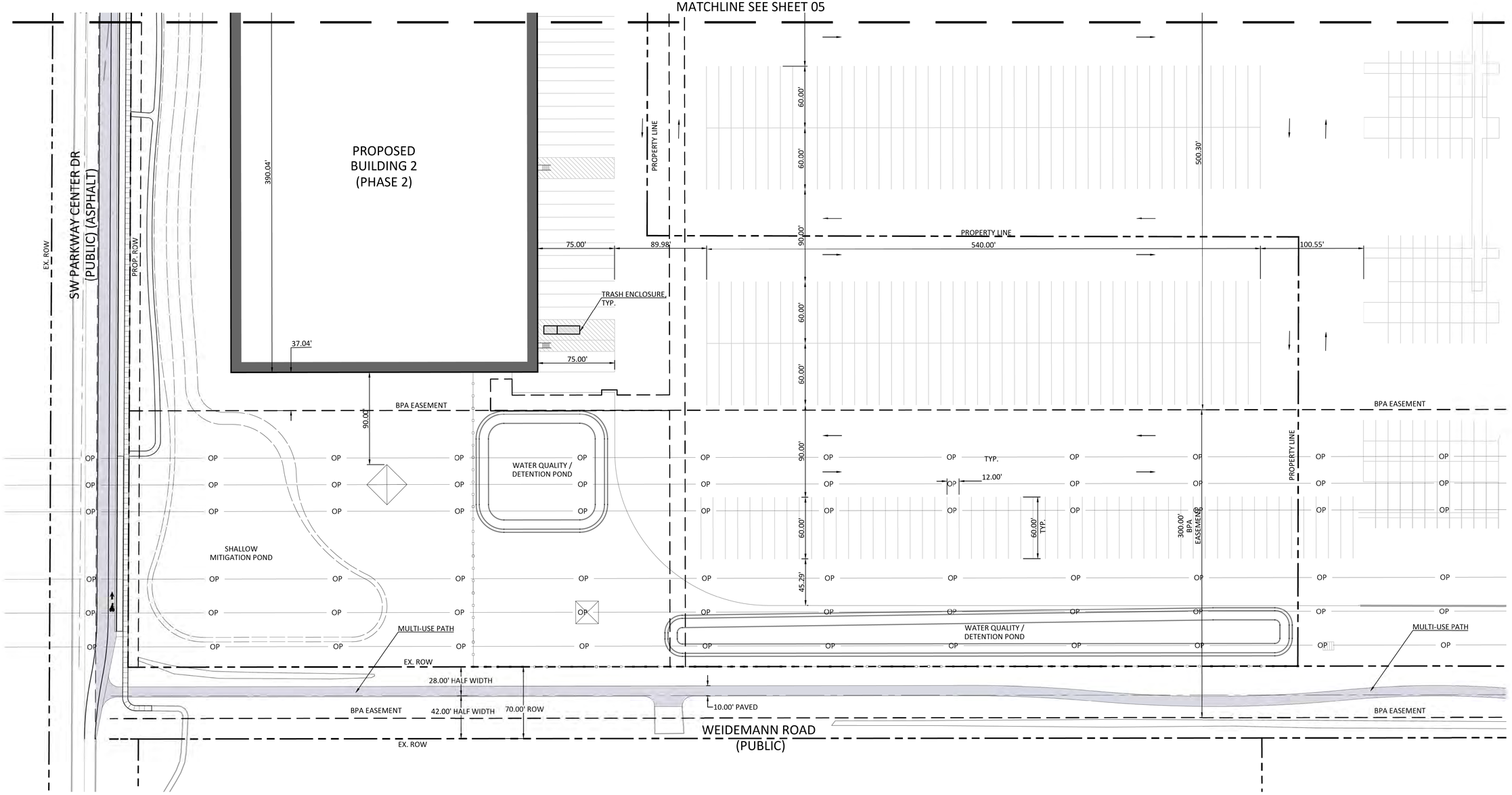
PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET

05

SCALE: 1" = 50'
SHEET SIZE: 22x24
0 50 100

N



N

SCALE: 1" = 50'
SHEET SIZE: 22x24
0 50 100

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Site.dwg Mar 11, 2026 - 2:05pm

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:

SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN

WILSONVILLE, OR

PREPARED FOR:

SYSCO PORTLAND, INC.

PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP

REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2017
ELVIRA KENDALL STANDRIDGE

Preliminary

EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME

DIMENSIONED SITE PLAN - SOUTH

PROJECT NO.:	SYS001
DESIGN BY:	MJW
REVIEWED BY:	----
DATE:	03-09-2026

SHEET

06

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Phase 1.dwg Mar 11, 2026 - 2:05pm

PHASE 1 LAND USE LEGEND

SYMBOL	DESCRIPTION	AREA (SQUARE FEET)	AREA (ACRES)	% OF SITE
	BUILDING FOOTPRINT	83,395 SF	1.92 AC	5.5%
	IMPERVIOUS PAVING	55,438 SF	1.27 AC	3.7%
	SIDEWALKS	5,760 SF	0.13 AC	0.4%
	LANDSCAPE	1,317,524 SF	30.25 AC	86.0%
	STORMWATER PLANTER / POND / DITCH	70,092 SF	1.55 AC	4.4%
TOTAL SITE		1,529,229 SF	35.17 AC	100.0%

PHASE 1 PARKING

PARKING TYPE	COUNT
STANDARD 9x19	0
ADA	0
TRUCK	15
EV TRUCK	12
TOTAL	27

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:

SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN

WILSONVILLE, OR

PREPARED FOR:

SYSCO PORTLAND, INC.

PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP

REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2005
ELVIA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME

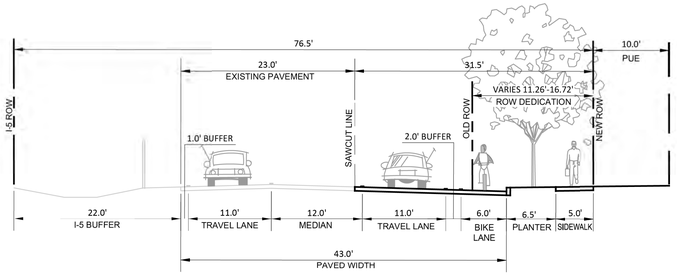
PHASE 1 IMPROVEMENTS

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

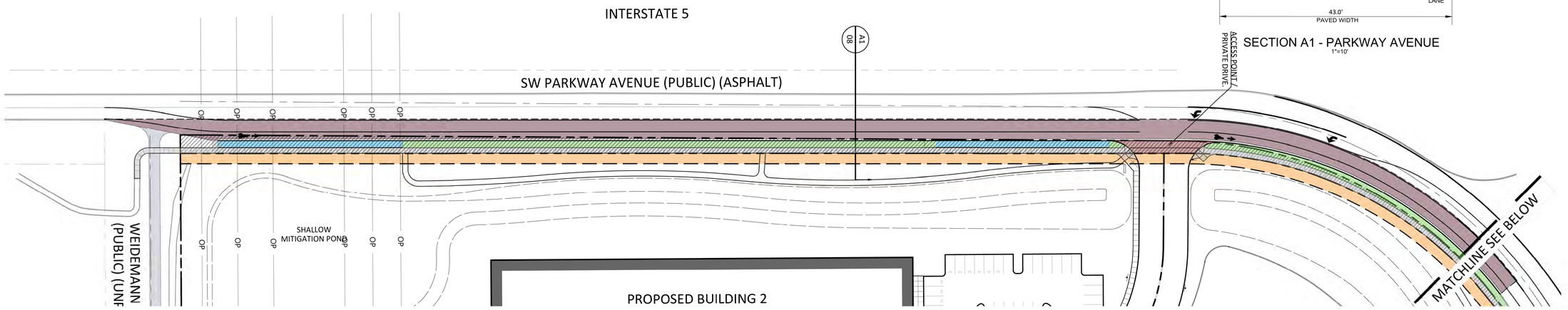
SHEET

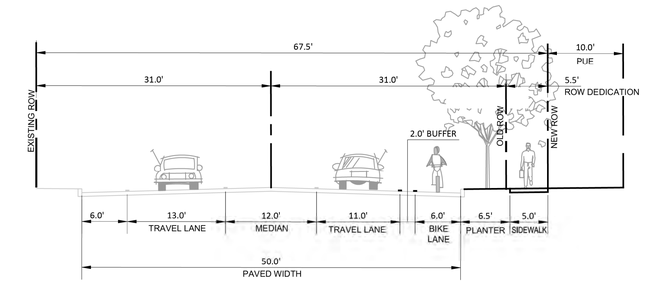
07

LEGEND	
	ROW DEDICATION
	CONCRETE PAVING
	CONCRETE SIDEWALK
	LANDSCAPE PLANTER
	LIDA STORM PLANTER
	10' PUE

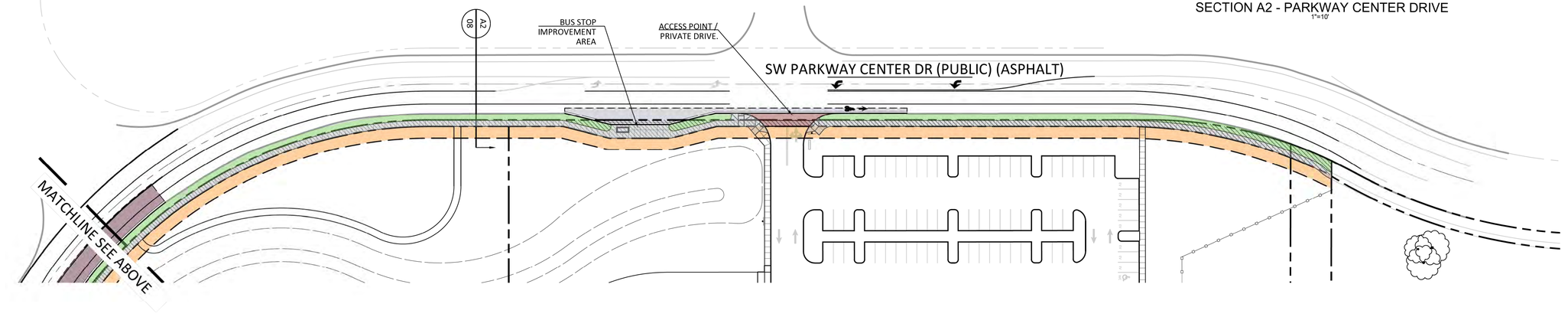


SECTION A1 - PARKWAY AVENUE
1"=10'





SECTION A2 - PARKWAY CENTER DRIVE
1"=10'



SCALE: 1" = 50'
SHEET SIZE: 22x34
0 50 100
N

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:

SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN

WILSONVILLE, OR

PREPARED FOR:

SYSCO PORTLAND, INC.

PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP

REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2017
ELVIRA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME

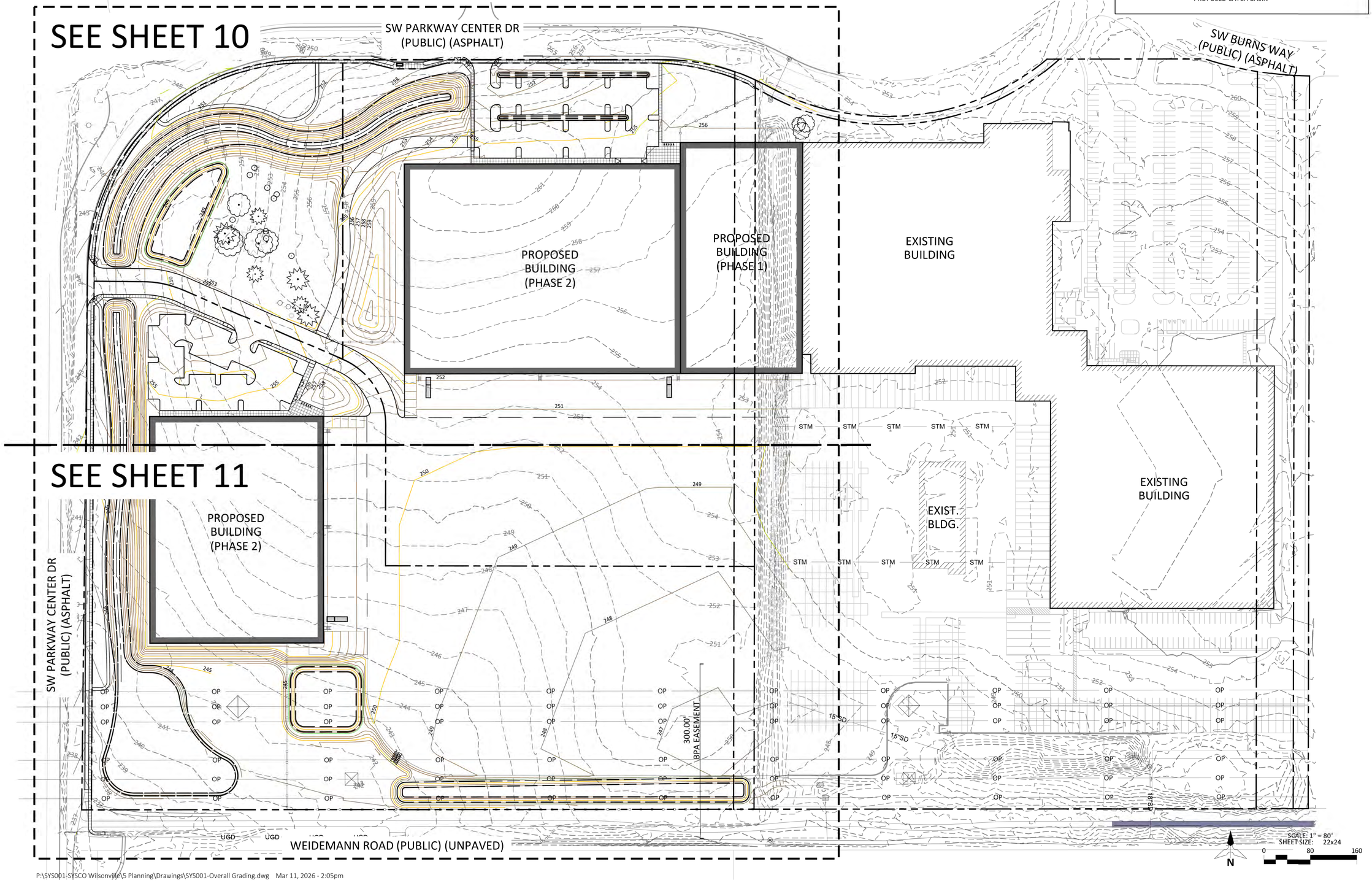
PUBLIC STREET IMPROVEMENT PLAN

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET

08

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Street.dwg Mar 11, 2026 - 2:05pm



SHEET LEGEND

- PROPOSED 5' CONTOUR
- PROPOSED 1' CONTOUR
- EXISTING 5' CONTOUR
- EXISTING 1' CONTOUR
- GRADE BREAK
- PROPOSED CATCH BASIN

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:

SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN

WILSONVILLE, OR

PREPARED FOR:

SYSCO PORTLAND, INC.

PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP

REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2015
ERIKA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

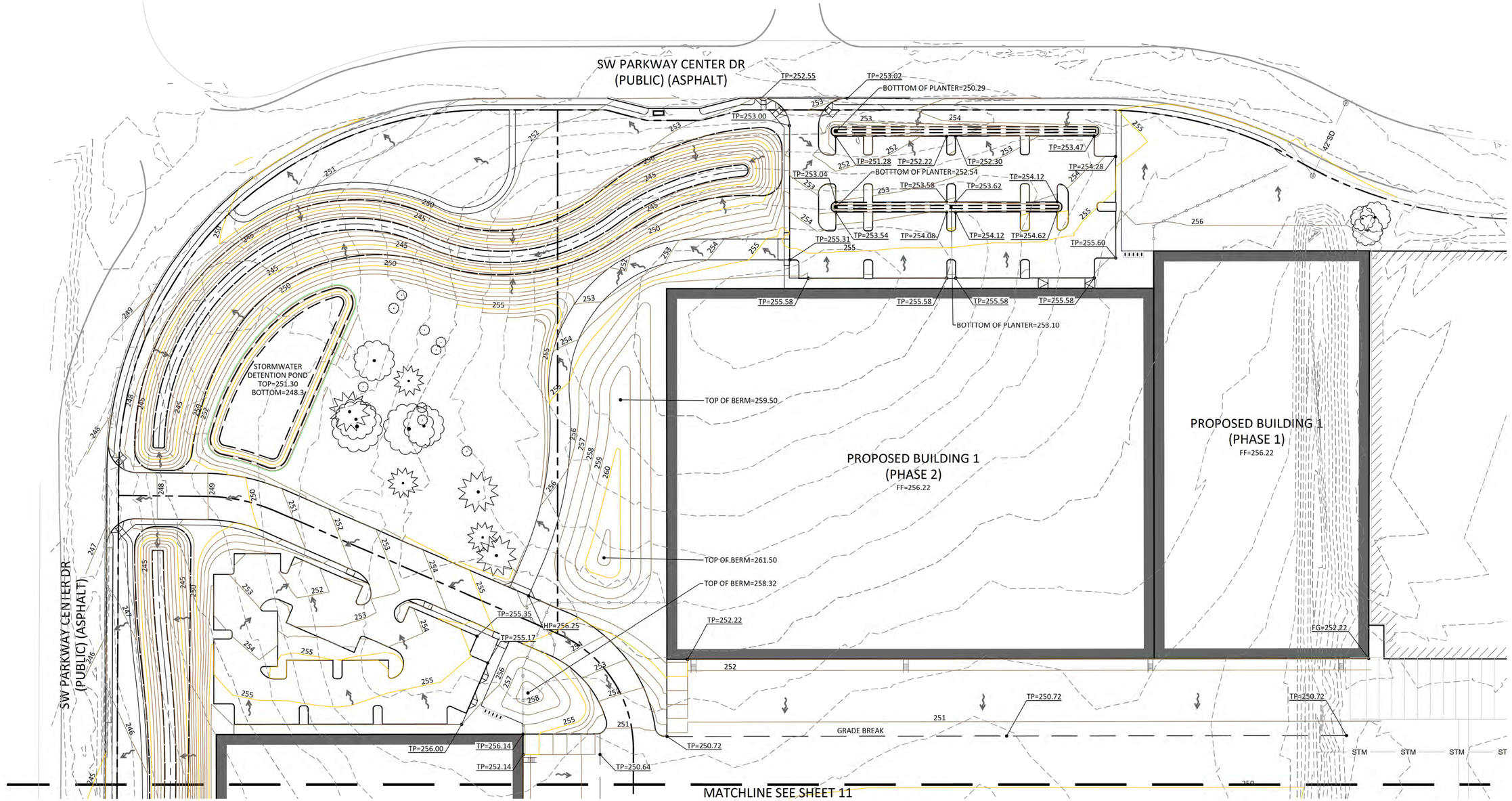
NAME

OVERALL PRELIMINARY GRADING PLAN

PROJECT NO.:	SYS001
DESIGN BY:	MJW
REVIEWED BY:	----
DATE:	03-09-2026

SHEET

09



SHEET LEGEND

- PROPOSED 5' CONTOUR
- PROPOSED 1' CONTOUR
- EXISTING 5' CONTOUR
- EXISTING 1' CONTOUR
- GRADE BREAK
- PROPOSED CATCH BASIN

N

SCALE: 1" = 80'
SHEET SIZE: 22x24
0 80 160

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Grading.dwg Mar 11, 2026 - 2:04pm

STANDRIDGE
PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP
REGISTERED PROFESSIONAL ENGINEER
78,742
OREGON
MARCH 9, 2015
ERIKA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME
PRELIMINARY GRADING PLAN - NORTH

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET
10

MATCHLINE SEE SHEET 10

PROPOSED BUILDING 2
(PHASE 2)
FF=256.14

SW PARKWAY CENTER DR
(PUBLIC) (ASPHALT)

GRADE BREAK

STORMWATER
DETENTION POND
TOP=247.50
BOTTOM=243.5

MITIGATION AREA
BOTTOM=240.9

STORMWATER DETENTION POND
TOP=247.50
BOTTOM=243.0

WEIDEMANN ROAD
(PUBLIC) (UNPAVED)

TP=250.64
TP=252.14
TP=256.14
TP=250.64
TP=250.28
TP=249.41
TP=248.14
TP=251.43
TP=250.74
TP=248.38
TP=247.14
TP=247.17
TP=248.02
TP=246.93
FG=245.91

RIM=249.70
RIM=249.14
RIM=248.58
RIM=249.29
RIM=248.09
RIM=247.53
RIM=248.89
RIM=247.68
RIM=246.48

OS.01

SHEET LEGEND

- 250 — PROPOSED 5' CONTOUR
- 251 — PROPOSED 1' CONTOUR
- 250 — EXISTING 5' CONTOUR
- 251 — EXISTING 1' CONTOUR
- GRADE BREAK
- PROPOSED CATCH BASIN

N

SCALE: 1" = 80'
SHEET SIZE: 22x24
0 80 160

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Grading.dwg Mar 11, 2026 - 2:05pm

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE
RE-ZONE AND
FACILITY EXPANSION
MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY
CENTER DR
WILSONVILLE, OR 97070

STAMP

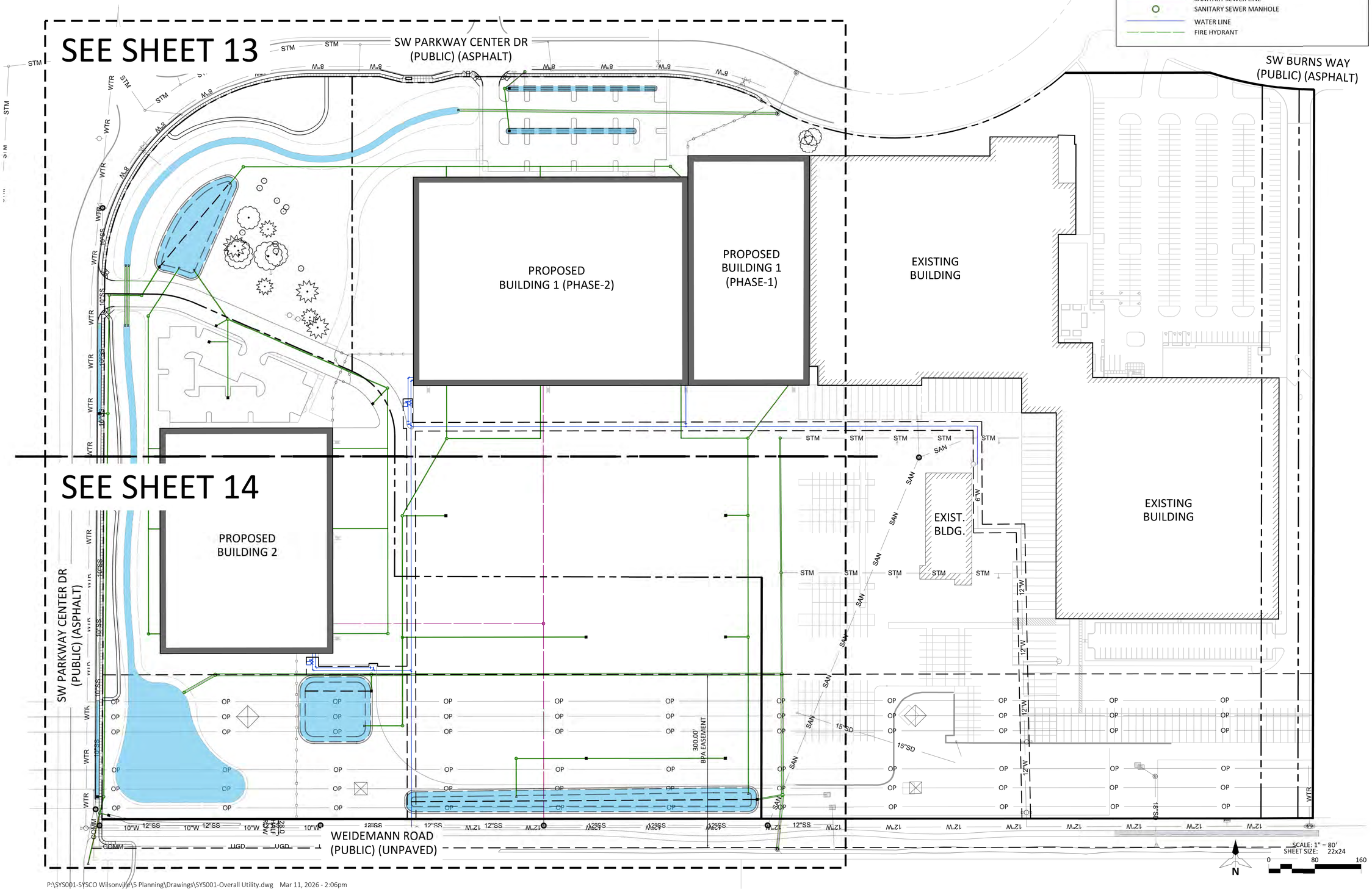
REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2015
ELVIRA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME
PRELIMINARY
GRADING PLAN -
SOUTH

PROJECT NO.:	SYS001
DESIGN BY:	MJW
REVIEWED BY:	----
DATE:	03-09-2026

SHEET
11



P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Overall Utility.dwg Mar 11, 2026 - 2:06pm

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:

SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN

WILSONVILLE, OR

PREPARED FOR:

SYSCO PORTLAND, INC.

PHONE: 281.584.5999

ADDRESS: 26250 SW PARKWAY CENTER DR WILSONVILLE, OR 97070

STAMP

REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2015
ERIKA KENDALL STANDRIDGE

Preliminary

EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME

OVERALL PRELIMINARY UTILITY PLAN

PROJECT NO.:	SYS001
DESIGN BY:	MJW
REVIEWED BY:	----
DATE:	03-09-2026

SHEET

12

SW PARKWAY CENTER DR
(PUBLIC) (ASPHALT)

SW PARKWAY CENTER DR
(PUBLIC) (ASPHALT)

SDMH 29
RIM=253.63
8" IN (SW)=248.74

8" STORM DRAIN
S=0.0050

SDMH 28
RIM=252.16
8" OUT (E)=249.17
8" OUT (S)=249.17
8" OUT (NE)=248.97

SD CB 19
RIM=250.79
8" IN (W)=247.28

8" STORM DRAIN
S=0.2314

S=0.0050
42" STORM DRAIN

SD INLET
IE=255.47

OUTFALL-01
IE=242.49

SD CB 20
RIM=253.05
8" IN (N)=249.54

SDMH 26
RIM=251.02
6" IN (SW)=249.85
6" OUT (E)=250.05

6" STORM DRAIN
S=-0.0050

6" STORM DRAIN
S=-0.0447

OUTFALL-02
RIM=248.88
6" OUT (NE)=248.27

6" STORM DRAIN
S=-0.0358

SD CONNECTION 3
RIM=253.00
6" IN (N)=252.45

6" STORM DRAIN
S=-0.0882

SD CONNECTION 2
RIM=254.75
6" IN (N)=254.20

SDMH 27
RIM=256.13
6" IN (W)=253.75
6" OUT (SE)=253.95

6" STORM DRAIN
S=-0.0100

SD CONNECTION 1
RIM=254.75
6" IN (NW)=254.20

CULVERT 1.2
RIM=244.46
36" OUT (S)=241.29

CULVERT 1.1
RIM=244.46
36" OUT (S)=241.29

SD CB 17
RIM=251.27
12" IN (SW)=245.27
8" OUT (NE)=245.27

8" PERF PIPE SD
S=0.0000

36" STORM DRAIN
S=0.0041

36" STORM DRAIN
S=0.0041

SDMH 24
RIM=247.56
12" IN (S)=244.30
12" OUT (E)=244.50

12" STORM DRAIN
S=-0.0050

8" STORM DRAIN
S=0.0050

12" STORM DRAIN
S=0.0050

OUTFALL-04
RIM=249.38
12" IN (SE)=248.27

SDMH 16
RIM=251.90
IE=248.98
IE=248.78

6" STORM DRAIN
S=-0.0050

SDMH 25
RIM=248.53
IE=244.98

CULVERT 2.1
RIM=244.05
36" IN (N)=240.88

CULVERT 2.2
RIM=244.05
36" IN (N)=240.88

12" STORM DRAIN
S=0.0209

SDMH 19
RIM=250.15
8" IN (S)=248.96
8" OUT (NE)=248.76

SD CB 53
RIM=251.25
6" IN (NE)=249.10

S=0.0050
12" STORM DRAIN

SD CB 52
RIM=251.47
IE=249.34

6" STORM DRAIN
S=0.0050

8" STORM DRAIN
S=0.0050

8" STORM DRAIN
S=0.0141

SDMH 23
RIM=246.13
IE=240.01

8" STORM DRAIN
S=0.1212

SD CB 3
RIM=254.18
IE=249.66

6" STORM DRAIN
S=-0.1000

SD CB 16
RIM=245.32
IE=241.82

SD CONNECTION 13
RIM=254.75
6" IN (W)=254.20

SD CONNECTION 8
RIM=254.75
6" IN (E)=254.20

S=-0.0316
6" STORM DRAIN

8" STORM DRAIN
S=-0.0050

SD CB 4
RIM=252.40
8" IN (NE)=250.87

8" STORM DRAIN
S=0.0050

SDMH 17
RIM=252.95
8" IN (S)=250.68
8" OUT (SW)=250.68
12" OUT (NW)=250.48

FIRE VAULT

SD CONNECTION 4
RIM=254.75
6" IN (S)=254.20

SD CONNECTION 5
RIM=254.75
6" IN (S)=254.20

SS CONECTION 2
RIM=228.69

FIRE DEPARTMENT
CONNECTION (FDC)

FIRE HYDRANT

6" STORM DRAIN
S=-0.0399

6" STORM DRAIN
S=-0.0200

8" WATER

8" STORM DRAIN
S=0.0100

15.00 WATER
EASEMENT

6" STORM DRAIN
S=-0.0665

FIRE DEPARTMENT
CONNECTION (FDC)

FIRE HYDRANT

SD CONNECTION 6
RIM=254.75
6" IN (S)=254.20

SD CONNECTION 7
RIM=254.75
6" IN (SW)=254.20

SDMH 10
RIM=250.49
6" IN (W)=246.98
6" OUT (NE)=246.98
8" OUT (S)=246.78

6" STORM DRAIN
S=0.0627

6" STORM DRAIN
S=0.0100

STM STM STM S

SDMH 4
RIM=250.49
24" IN (S)=240.97

PROPOSED
BUILDING 1 (PHASE-2)

PROPOSED
BUILDING 1 (PHASE-1)

EXISTING
BUILDING

MATCHLINE SEE SHEET 14

N

SCALE: 1" = 80'
SHEET SIZE: 22x24
0 80 160

SHEET LEGEND

- STORM DRAIN LINE
- CATCH BASIN (CB)
- STORM MANHOLE (SDMH)
- SANITARY SEWER LINE
- SANITARY SEWER MANHOLE (SSMH)
- WATER LINE
- FIRE HYDRANT

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Utility.dwg Mar 11, 2026 - 2:06pm

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP
REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2015
ERIKA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME
PRELIMINARY UTILITY PLAN - NORTH

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET
13

MATCHLINE SEE SHEET 13

SW PARKWAY CENTER DR (PUBLIC) (ASPHALT)

PROPOSED BUILDING 2 (PHASE 2)

6" STORM DRAIN S=-0.0657
SD CONNECTION 12 RIM=254.75 6" IN (W)=254.20
SDMH 20 RIM=255.02 6" IN (E)=254.00 6" OUT (N)=253.80
6" STORM DRAIN S=0.0100
SD CONNECTION 11 RIM=254.75 6" OUT (W)=254.20
SDMH 6 60 RIM=245.50 42" IN (E)=241.15 42" OUT (SW)=241.15
SDMH 7 RIM=245.43 42" IN (NE)=241.33
8" STORM DRAIN S=0.0050
SD CB 15 RIM=240.25 8" OUT (E)=236.75
12" STORM DRAIN S=-0.0030
8" STORM DRAIN S=0.0050
SD CB 14 RIM=237.87 IE=236.68
SDMH 22 RIM=241.05 12" IN (S)=236.69 8" IN (W)=236.69 12" OUT (N)=236.69
SDMH 21 RIM=238.13 12" IN (S)=236.60 8" IN (E)=236.60 12" OUT (N)=236.60
OUTFALL-05 RIM=237.45 IE=236.34
12" STORM DRAIN S=-0.0030

SD CONNECTION 9 RIM=254.75 6" IN (E)=254.20
S=-0.0388 6" STORM DRAIN
FIRE HYDRANT
FIRE DEPARTMENT CONNECTION (FDC)
SS CONECTION 1 RIM=234.30 IE=233.75
SD CONNECTION 10 RIM=254.75 6" OUT (E)=254.20
FIRE VAULT
WATER METER
6" STORM DRAIN S=0.0272
SDMH 14 RIM=250.12 IE=246.07
12" STORM DRAIN S=-0.0100
S=-0.0030 42" STORM DRAIN
12" STORM DRAIN S=-0.0043
S=0.0000 8" PERF-PIPE SD
SD CB 2 RIM=247.50 IE=240.50
SDMH 13 RIM=249.72 12" IN (W)=244.14 12" OUT (N)=244.34
12" STORM DRAIN S=-0.0100
OUTFALL-0 IE=243.50

8" STORM DRAIN S=0.0050
S=0.0158 6" STORM DRAIN
12" STORM DRAIN S=0.0050
SD CB 6 RIM=250.28 IE=248.75
15.00 WATER EASEMENT
6" STORM DRAIN S=0.0050
10" STORM DRAIN S=-0.0100
SDMH 18 RIM=252.64 IE=251.42
364-LF 6" PVC SS S=0.0267
SS MH 1 RIM=248.50 6" IN (W)=224.03 6" OUT (S)=223.83 6" OUT (N)=224.03
SD CB 9 RIM=248.09 IE=246.45
S=0.0012 12" STORM DRAIN
S=-0.0030 42" STORM DRAIN
350-LF 6" PVC SS S=-0.0241
SDMH 12 RIM=248.29
S=0.0050 12" STORM DRAIN
SD CB 8 RIM=247.68 IE=244.13
S=0.0050 12" STORM DRAIN
SD OUTFALL 34 RIM=244.11 IE=243.00
S=0.0000 8" PERF-PIPE SD
300.0 BPA EASEMENT
EX. SS MH RIM=0.30
WEIDEMANN ROAD (PUBLIC) (UNPAVED)

SDMH 9 RIM=249.46 8" IN (N)=245.80 8" OUT (W)=245.80 8" OUT (S)=245.60
S=0.0073 8" STORM DRAIN
SD CB 13 RIM=248.58
8" STORM DRAIN S=-0.0100
SDMH 8 RIM=247.80 8" IN (N)=244.55 12" IN (W)=247.66 8" OUT (S)=244.35
SD CB 12 RIM=250.39 IE=248.87
S=0.0309 12" STORM DRAIN
S=0.0050 8" STORM DRAIN
SD CB 1 RIM=246.47 24" IN (E)=240.00 8" OUT (W)=240.00
SD CB 11 RIM=247.03 IE=245.33
SD OUTFALL 35 RIM=243.77
EX. SD MH
42" STORM DRAIN S=-0.0030

24" STORM DRAIN S=-0.0030
SDMH 3 RIM=249.44 24" IN (S)=240.27 24" OUT (N)=240.27
S=0.0050 8" STORM DRAIN
24" STORM DRAIN S=-0.0115
SDMH 2 60 RIM=247.75 42" IN (S)=238.24 42" OUT (W)=238.24 24" OUT (N)=238.24
42" STORM DRAIN S=-0.0030
24" STORM DRAIN S=-0.0537
SDMH 1 60 RIM=246.31 42" IN (S)=237.61 42" OUT (N)=237.61 24" OUT (W)=237.61

SHEET LEGEND

- STORM DRAIN LINE
- CATCH BASIN
- STORM MANHOLE
- SANITARY SEWER LINE
- SANITARY SEWER MANHOLE
- WATER LINE
- FIRE HYDRANT

N

SCALE: 1" = 50'
SHEET SIZE: 22x24
0 50 100

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Utility.dwg Mar 11, 2026 - 2:06pm

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP
REGISTERED PROFESSIONAL ENGINEER 76,742 OREGON JULY 14, 2015 ELVIRA KENDALL STANDRIDGE
Preliminary
MARCH 9, 2026
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME
PRELIMINARY UTILITY PLAN - SOUTH

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET
14

SHEET LEGEND

- DRAINAGE FLOW DIRECTION
- PROPOSED CONTOUR
- PROPOSED STORM DRAIN LINE

SW PARKWAY CENTER DR (PUBLIC)

RE-ROUTED WETLAND MITIGATION DITCH

STORM WATER PLANTERS

BASIN 1
BASIN 2
BASIN 3

PROPOSED BUILDING 1 (PHASE 2)

PROPOSED BUILDING 1 (PHASE 1)

EXISTING BUILDING

EXIST. BLDG.

WATER QUALITY /DETENTION POND

LIDA STORM WATER PLANTER

PROPOSED BUILDING

SHALLOW MITIGATION POND

15"SD

18"SD

SCALE: 1" = 80'
SHEET SIZE: 22x24

0 80 160

N

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Storm.dwg Mar 11, 2026 - 2:06pm

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

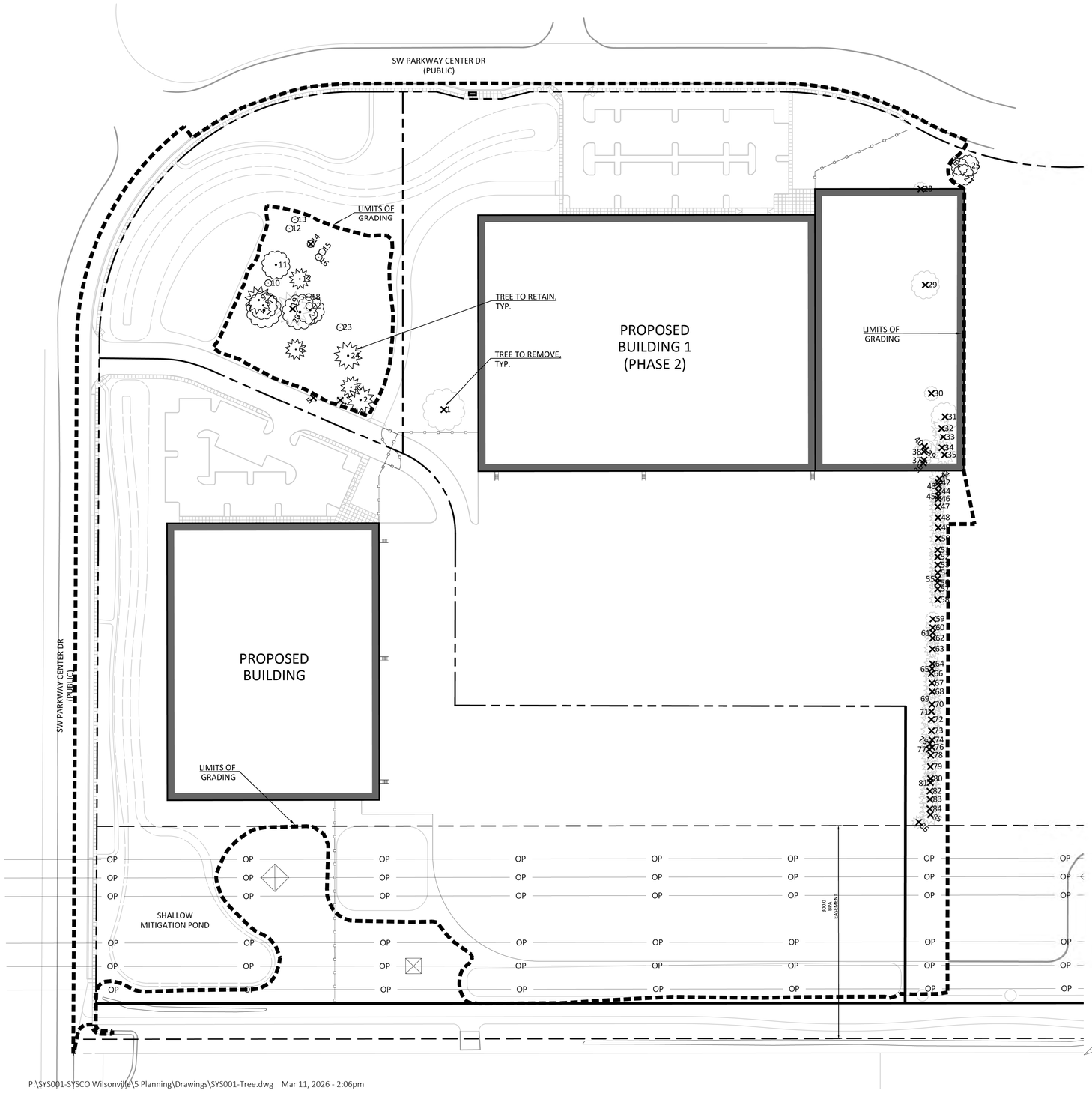
STAMP
REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2015
ERIKA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME
PRELIMINARY STORMWATER PLAN

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET
15



TREE TABLE

Survey Point number	Northing	Easting	Common and Scientific Name	DBH	Tag number	Retain / Remove	Reason for Removal
1	614834.786	7619225.19	Oregon-white-oak (Quercus garryana)	55	TAG 1	Remove	MOB
2	614851.423	7619108.295	ponderosa-pine (Pinus ponderosa)	38	TAG 2	Retain	
3	614869.425	7619095.281	Douglas-fir (Pseudotsuga menziesii)	27	TAG 3	Retain	
4	614851.466	7619079.646	Douglas-fir (Pseudotsuga menziesii)	34	NO TAG	Remove	Construction
5	614855.842	7619041.884	English-walnut (Juglans regia)	24	NO TAG	Remove	Construction
6	614924.301	7619018.658	Douglas-fir (Pseudotsuga menziesii)	32	TAG 6	Retain	
7	614980.261	7618975.096	Oregon-white-oak (Quercus garryana)	49	TAG 7 2/2	Retain	
8	614987.319	7618974.254	Oregon-white-oak (Quercus garry	41	TAG 8	Retain	
9	614994.919	7618968.231	Douglas-fir (Pseudotsuga menziesii)	36	TAG 9	Retain	
10	615018.697	7618982.064	Oregon-white-oak (Quercus garryana)	30	TAG 21	Retain	
11	615043.962	7618993.377	Oregon-white-oak (Quercus garryana)	31	TAG 11	Retain	
12	615094.6418	7619013.547	Oregon-white-oak (Quercus garryana)	28	NO TAG	Retain	
13	615107.083	7619021.567	Oregon-white-oak (Quercus garryana)	28	NO TAG	Retain	
14	615072.528	7619043.026	Oregon-white-oak (Quercus garryana)	36	NO TAG	Retain	
15	615060.515	7619058.8830'	Oregon-white-oak (Quercus garryana)	27	NO TAG	Retain	
16	615053.371	7619053.8920'	Oregon-white-oak (Quercus garryana)	31	NO TAG	Retain	
17	615023.58	7619026.463	Douglas-fir (Pseudotsuga menziesii)	21	TAG 17	Retain	
18	614997.229	7619038.724	Oregon-white-oak (Quercus garryana)	42	NO TAG	Retain	
19	614981.321	7619015.444	Oregon-white-oak (Quercus garryana)	16	TAG 20	Remove	MOB
20	614976.751	7619025.639	Oregon-white-oak (Quercus garryana)	29	TAG 21	Retain	
21	614979.173	7619040.273	Oregon-white-oak (Quercus garryana)	39	NO TAG	Retain	
22	614985.086	7619039.033	Oregon-white-oak (Quercus garryana)	25	NO TAG	Retain	
23	614953.8731	7619081.931	Oregon-white-oak (Quercus garryana)	30	TAG 24	Retain	
24	614913.727	7619091.979	Douglas-fir (Pseudotsuga menziesii)	31	TAG 25	Retain	
25	615161.7045	7619972.51	sweetgum (Liquidambar styraciflua)	13	NO TAG	Remove	Construction
26	615160.7003	7619960.183	sweetgum (Liquidambar styraciflua)	15	NO TAG	Remove	Construction
27	615149.0153	7619964.657	sweetgum (Liquidambar styraciflua)	16	NO TAG	Remove	Construction
28	615130.3229	7619904.803	weeping-willow (Salix babylonica)	10	NO TAG	Remove	Construction
29	614995.1183	7619908.066	black cottonwood (Populus trichocarpa)	27	NO TAG	Remove	Construction
30	614842.2113	7619913.04	red alder (Alnus rubra)	6	NO TAG	Remove	Construction
31	614808.8384	7619931.635	red oak (Quercus rubra)	17	NO TAG	Remove	Construction
32	614792.7375	7619926.51	deodora-cedar (Cedrus deodara)	17	NO TAG	Remove	Construction
33	614780.0774	7619928.303	deodora-cedar (Cedrus deodara)	17	NO TAG	Remove	Construction
34	614764.9782	7619926.203	deodora-cedar (Cedrus deodara)	9	NO TAG	Remove	Construction
35	614754.842	7619929.705	black pine (Pinus nigra)	23	NO TAG	Remove	Construction
36	614744.0305	7619899.657	black cottonwood (Populus trichocarpa)	6	NO TAG	Remove	Construction
37	614748.2491	7619900.574	black cottonwood (Populus trichocarpa)	8	NO TAG	Remove	Construction
38	614759.9881	7619901.033	black cottonwood (Populus trichocarpa)	8	NO TAG	Remove	Construction
39	614762.0057	7619903.051	black cottonwood (Populus trichocarpa)	25	NO TAG	Remove	Construction
40	614767.2332	7619901.675	black cottonwood (Populus trichocarpa)	12	NO TAG	Remove	Construction
41	614721.2841	7619921.836	black pine (Pinus nigra)	16	NO TAG	Remove	Construction
42	614715.7848	7619920.212	black pine (Pinus nigra)	10	NO TAG	Remove	Construction
43	614711.6601	7619920.614	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
44	614703.6119	7619920.011	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
45	614697.1734	7619919.507	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
46	614692.9898	7619919.301	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
47	614681.9705	7619918.491	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
48	614666.6857	7619918.488	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
49	614652.7496	7619918.488	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
50	614637.3549	7619918.163	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
51	614621.2413	7619917.034	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
52	614611.6804	7619916.71	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
53	614600.337	7619916.71	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
54	614589.1557	7619916.548	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
55	614580.7292	7619916.062	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
56	614575.2195	7619915.738	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
57	614566.4689	7619915.738	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
58	614551.3984	7619915.253	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
59	614524.1394	7619908.101	black cottonwood (Populus trichocarpa)	15	NO TAG	Remove	Construction
60	614511.9297	7619907.613	black cottonwood (Populus trichocarpa)	10	NO TAG	Remove	Construction
61	614504.9753	7619907.596	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
62	614497.3017	7619907.289	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
63	614481.9546	7619906.573	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
64	614460.8167	7619906.061	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
65	614454.064	7619905.344	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
66	614447.1066	7619903.912	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
67	614433.8058	7619904.73	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
68	614421.5804	7619904.831	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
69	614412.3721	7619904.627	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
70	614403.6913	7619904.048	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
71	614393.853	7619903.083	black pine (Pinus nigra)	15	NO TAG	Remove	Construction
72	614382.5357	7619902.826	black pine (Pinus nigra)	14	NO TAG	Remove	Construction
73	614366.6863	7619902.482	black pine (Pinus nigra)	15	NO TAG	Remove	Construction
74	614353.7429	7619902.994	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
75	614348.4701	7619899.906	black pine (Pinus nigra)	15	NO TAG	Remove	Construction
76	614343.5831	7619902.865	black pine (Pinus nigra)	15	NO TAG	Remove	Construction
77	614340.8181	7619898.813	black pine (Pinus nigra)	10	NO TAG	Remove	Construction
78	614332.2737	7619900.872	black pine (Pinus nigra)	14	NO TAG	Remove	Construction
79	614316.3053	7619899.89	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
80	614299.3446	7619899.683	black pine (Pinus nigra)	12	NO TAG	Remove	Construction
81	614294.0414	7619899.371	black pine (Pinus nigra)	14	NO TAG	Remove	Construction
82	614281.8652	7619898.376	black pine (Pinus nigra)	14	NO TAG	Remove	Construction
83	614270.2371	7619898.378	black pine (Pinus nigra)	16	NO TAG	Remove	Construction
84	614257.2063	7619897.757	black pine (Pinus nigra)	14	NO TAG	Remove	Construction

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:

SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN

WILSONVILLE, OR

PREPARED FOR:

SYSCO PORTLAND, INC.

PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP

REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2017
ELVIRA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME

PRELIMINARY TREE PLAN

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET

16

SEE SHEET 18

SEE SHEET 19

SW PARKWAY CENTER DR (PUBLIC) (ASPHALT)

SW BURNS WAY (PUBLIC) (ASPHALT)

WETLAND MITIGATION PITCH

STORMWATER DETENTION POND

PROPOSED BUILDING 1 (PHASE 2)

PROPOSED BUILDING 1 (PHASE 1)

EXISTING BUILDING

PROPOSED BUILDING 2 (PHASE 2)

EXIST. BLDG.

EXISTING BUILDING

SW PARKWAY CENTER DR (PUBLIC) (ASPHALT)

WETLAND MITIGATION PITCH

STORMWATER \ DETENTION POND

WETLAND MITIGATION POND

OP

300.00' BPA EASEMENT

STORMWATER\DETENTION POND

WEIDEMANN ROAD (PUBLIC) (UNPAVED)

N

SCALE: 1" = 80'
SHEET SIZE: 22x24

0 80 160

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Overall Landscape.dwg Mar 11, 2026 - 2:06pm

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP

REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2026
ELVIRA KENDALL STANDRIDGE

Preliminary

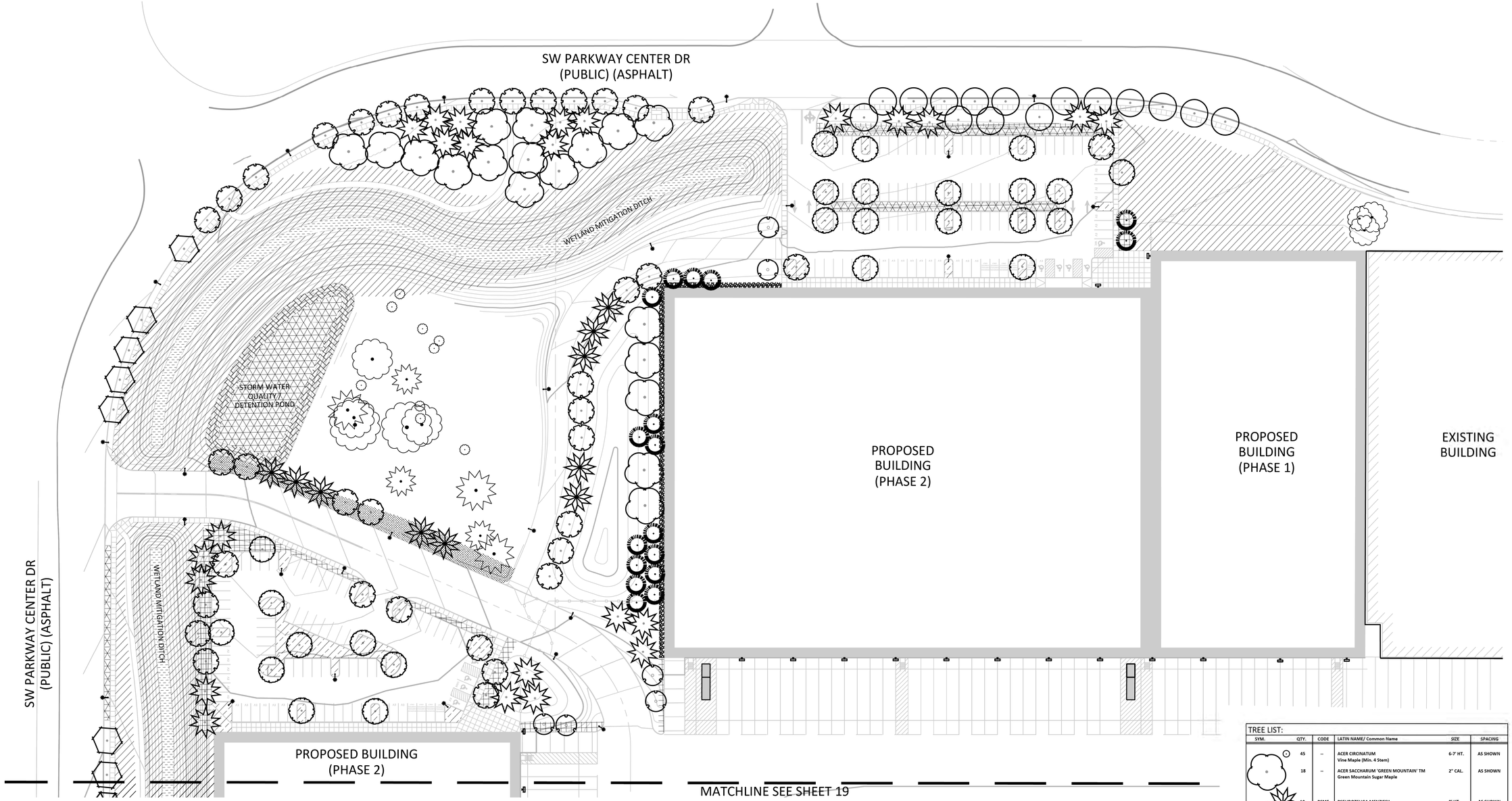
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME
OVERALL PRELIMINARY LANDSCAPE PLAN

PROJECT NO.:	SYS001
DESIGN BY:	MJW
REVIEWED BY:	----
DATE:	03-09-2026

SHEET
17



SCALE: 1" = 50'
SHEET SIZE: 22x24
0 50 100

N

SHRUB LIST:

SYM.	QTY.	CODE	LATIN NAME/ Common Name	SIZE	SPACING
	5,141 SF	MAAQ	MAHONIA AQUIFOLIUM Oregon Grape	2 GAL.	60" O.C.
		MARE	MAHONIA REPENS Creeping OR Grape	1 GAL.	30" O.C.
		MYCA	MYRICA CALIFORNICA Pacific Wax Myrtle	5 GAL.	60" O.C.
		NAGU	NANDINA DOMESTICA 'GULF STREAM' GS Heavenly Bamboo	2 GAL.	36" O.C.
		VIDA	VIBURNUM DAVIDII David Viburnum	2 GAL.	36" O.C.
		VISP	VIBURNUM TINUS 'SPRING BOUQUET' Spring Bouquet Viburnum	5 GAL.	36"" O.C.
		CEPT	CEANOTHUS GLORIOSUS 'PT REYES' Pt. Reyes Ceanothus	#1 CONT	30" O.C.
		PEAL	PENNISETUM ALOPECURIOIDES 'HAMELN' Dwarf Fountain Grass	#1 CONT	30" O.C.
		COKE	CORNUS SERICEA 'KELSEYI' Kelsey Dogwood	#1 CONT	30" O.C.
		ARCO	ARBUTUS UNEDO 'COMPACTA' Dwarf Strawberry Tree	#3 CONT	60" O.C.
		SPBE	SPIRAEA BETULIFOLIA Birchleaf Spirea	#1 CONT	36" O.C.

WETLAND MITIGATION PLANTINGS:

Botanical Name	Common Name	Minimum rooting size	Mitigation Wetland	Wetland Mitigation Buffer
TREES				
Acer macrophyllum	Bigleaf maple	2 gallon		300
Alnus rubra	Red alder	2 gallon		300
Pinus ponderosa willamettensis	Willamette Valley Ponderosa Pine	2 gallon		300
Pseudotsuga menziesii	Douglas' fir	2 gallon		200
Quercus garryana	Oregon white oak	2 gallon		400
Thuja plicata	Western red cedar	2 gallon		300
Total Trees			0	**1800**
SHRUBS				
Cornus stolonifera	Redosier dogwood	1 gallon		800
Crataegus douglasii	Douglas' hawthorn	1 gallon		1200
Mahonia aquifolium	Tall Oregon grape	1 gallon		1000
Philadelphus lewisii	Mock orange	1 gallon		800
Rosa nutkana	Nutka rose	1 gallon		1000
Rubus leucodermis	Blackcap raspberry	1 gallon		1000
Rubus ursinus	Dewberry	1 gallon		1000
Spirea douglasii	Douglas' spirea	1 gallon		1000
Symphoricarpos albus	Snowberry	1 gallon		1000
Total Shrubs			0	**8800**
HERBACEOUS				
Schoenoplectus acutus var. acutus	Hardstem bullrush	Broadcast seed as necessary in wetlands	Seed	
Juncus effusus	Softrush		Seed	
Agrostis exarata	Spikegrass		Seed	
Deschampsia cespitosa	Tufted hairgrass		Seed	
Festuca idahoensis	Roemer's fescue		Seed	

NATIVE SEEDING LIST

SYM.	QTY.	
	165,551 SF	FINE LAWN See Specifications

GENERAL LANDSCAPE

SYM.	QTY.	CODE	LATIN NAME/ Common Name	SIZE	SPACING
	37,337 SF		**SHRUBS/GROUDCOVERS**		
		NAGU	NANDINA DOMESTRICA 'GULF STREAM' GD Hevenly Bamboo	#1 CONT	36" O.C.
		MARE	MAHONIA REPENS Creeping Oregon grape	#1 CONT	30" O.C.
		CEPT	CEANOTHUS GLORIOSUS 'PT REYES' Pt. Reyes Ceanothus	#1 CONT	30" O.C.
		VIDA	VIBURNUM DAVIDII David Viburnum	#1 CONT	36" O.C.
		PEAL	PENNISETUM ALOPECURIOIDES 'HAMELN' Dwarf Fountain Grass	#1 CONT	30" O.C.
		COKE	CORNUS SERICEA 'KELSEYI' Kelsey Dogwood	#1 CONT	30" O.C.
		ARCO	ARBUTUS UNEDO 'COMPACTA' Dwarf Strawberry Tree	#5 COUNT	60" O.C.
		MAAQ	MAHONIA AQUIFOLIUM Oregon Grape	#5 COUNT	60" O.C.
		MYCA	MYRICA CALIFORNICA Pacific Wax Myrtle	#5 COUNT	60" O.C.
		VISP	VIBURNUM TINUS 'SPRING B.' Spring Bouquet Viburnum	#5 COUNT	60" O.C.
		KIUV	**GROUNDCOVERS** ARCTOSPAHYLOS UVA-URSI Kinnikinnick	#SP4 CONT.	12" O.C.
		SPBE	SPIRAEA BETULIFOLIA Birchleaf Spirea	#1 COUNT	36" O.C.

PARKING LOT INTERIOR SCHEDULE:

SYM.	QTY.	CODE	LATIN NAME/ Common Name	SIZE	SPACING
	9,924 SF		**SHRUBS/GROUDCOVERS**		
		NAGU	NANDINA DOMESTRICA 'GULF STREAM' GD Hevenly Bamboo	#1 CONT	36" O.C.
		MARE	MAHONIA REPENS Creeping Oregon grape	#1 CONT	30" O.C.
		CEPT	CEANOTHUS GLORIOSUS 'PT REYES' Pt. Reyes Ceanothus	#1 CONT	30" O.C.
		VIDA	VIBURNUM DAVIDII David Viburnum	#1 CONT	36" O.C.
		PEAL	PENNISETUM ALOPECURIOIDES 'HAMELN' Dwarf Fountain Grass	#1 CONT	30" O.C.
		COKE	CORNUS SERICEA 'KELSEYI' Kelsey Dogwood	#1 CONT	30" O.C.

PARKING LOT SCREENING / BUFFERING SCHEDULE:

SYM.	QTY.	CODE	LATIN NAME/ Common Name	SIZE	SPACING
	16,201 SF		**SHRUBS (6' HT)**		
		ARCO	ARBUTUS UNEDO 'COMPACTA' Dwarf Strawberry Tree	#5 COUNT	60" O.C.
		MAAQ	MAHONIA AQUIFOLIUM Oregon Grape	#5 COUNT	60" O.C.
		MYCA	MYRICA CALIFORNICA Pacific Wax Myrtle	#5 COUNT	60" O.C.
		VISP	VIBURNUM TINUS 'SPRING B.' Spring Bouquet Viburnum	#5 COUNT	60" O.C.
		KIUV	**GROUNDCOVERS** ARCTOSPAHYLOS UVA-URSI Kinnikinnick	#SP4 CONT.	12" O.C.
		KIUV	ARCTOSPAHYLOS UVA-URSI Kinnikinnick	#SP4 CONT.	12" O.C.

STORMWATER PLANT SCHEDULE:

PLANT IN GROUPS OF 35, 55, 75 AND 115 EVENLY DISTRIBUTED THROUGHOUT ZONE

SYM.	QTY.	CODE	LATIN NAME/ Common Name	SIZE/TYPE	%	SPACING
	34,000 SF	"A" ZONE	JUNCUS PATENS Spreading Rush	#1 COUNT	30	12" O.C.
			CAREX OBNUPTA Slough Sledge	#1 COUNT	50	18" O.C.
			SCIRPUS MICROCARPUS Small-Fruited Bulrish	#1 COUNT	20	18" O.C.
	25,523 SF	"B" ZONE	CORNUS SERICEA Red-Twig Dogwood	#1 COUNT	25	72" O.C.
			SPIRAEA DOUGLASII Douglas Spirea	#1 COUNT	25	60" O.C.
			MAHONIA AQUIFOLIUM Oregon Grape	#1 COUNT	25	60" O.C.
			HOLODISCUS DISCOLOR Oceanspray	#1 COUNT	25	60" O.C.

TREE LIST:

SYM.	QTY.	CODE	LATIN NAME/ Common Name	SIZE	SPACING
	45	--	ACER CIRCINATUM Vine Maple (Min. 4 Stem)	6-7 HT.	AS SHOWN
	18	--	ACER SACCHARUM 'GREEN MOUNTAIN' TM Green Mountain Sugar Maple	2" CAL.	AS SHOWN
	10	PSME	PSEUDOTSUGA MENZIESII Douglas-Fir	8' HT	AS SHOWN
	29	SEAP	SEQUIOA SEMPERVIRENS 'APTOS BLUE' Aptos Blue Redwood	8' HT	AS SHOWN
	25	GLTR	GLEDITSIA TRIACANTHOS 'SKYLINE' Nyssa Sylvatica	2" CAL	AS SHOWN
	7	GIALI	GINKGO BILOBA 'ALITUMN GOLD' Autumn Gold Ginkgo	2" CAL	AS SHOWN AND APPROX 30' AS STREET TREE
	12	PLBL	PLATANUS X ACERIFOLIA 'BLOODGOOD' Bloodgood Plane Tree	2" CAL	AS SHOWN AND APPROX 30' AS STREET TREE
	37	QUCO	QUERCUS COCCINEA Scarlet Oak	2" CAL	AS SHOWN AND APPROX 30' AS STREET TREE
	15	TIST	TILIA TOMENTOSA 'STERLING' Sterling Silver Linden	2" CAL	AS SHOWN AND APPROX 30' AS STREET TREE
	29	THGR	THUJA PLICATA X STANDISHII 'GREEN GIANT' Green Giant Thuja	8' HT	AS SHOWN
	8	ACFR	ACER RUBRUM 'FRANK JR.' PP 16769 Redpointe Maple	2" CAL	AS SHOWN
	12	TIHA	TILIA CORDATA 'HALKA' Summer Sprite Linden	2" CAL	KEEP 50' AWAY FROM BPA LINES
	13	ZECI	ZELKVA SERRATA 'WIRELESS' Red Alder	2" CAL	KEEP 50' AWAY FROM BPA LINES
			EXISTING DECIDUOUS TREE		
			EXISTING CONIFEROUS TREE		

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE
RE-ZONE AND
FACILITY EXPANSION
MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY
CENTER DR
WILSONVILLE, OR 97070

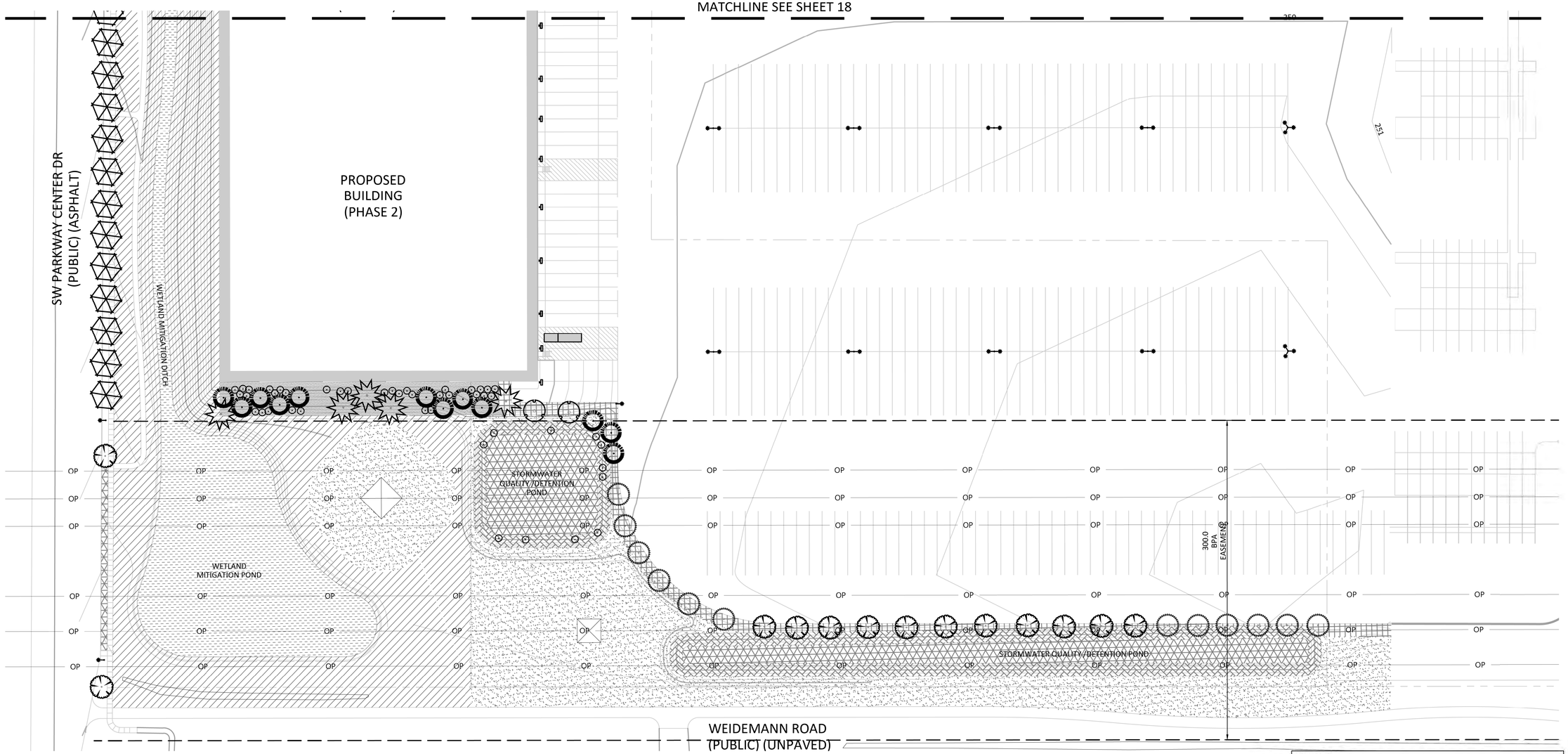
STAMP
REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 3, 2015
ELVIRA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME
PRELIMINARY
LANDSCAPE PLAN -
NORTH

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET
18



SCALE: 1" = 50'
SHEET SIZE: 22x24
0 50 100
N

SHRUB LIST:

SYM.	QTY.	CODE	LATIN NAME/ Common Name	SIZE	SPACING
	5,141 SF	MAAQ	MAHONIA AQUIFOLIUM Oregon Grape	2 GAL.	60" O.C.
		MARE	MAHONIA REPENS Creeping OR Grape	1 GAL.	30" O.C.
		MYCA	MYRICA CALIFORNICA Pacific Wax Myrtle	5 GAL.	60" O.C.
		NAGU	NANDINA DOMESTICA 'GULF STREAM' GS Heavenly Bamboo	2 GAL.	36" O.C.
		VIDA	VIBURNUM DAVIDII David Viburnum	2 GAL.	36" O.C.
		VISP	VIBURNUM TINUS 'SPRING BOUQUET' Spring Bouquet Viburnum	5 GAL.	36"' O.C.
		CEPT	CEANOTHUS GLORIOSUS 'PT REYES' Pt. Reyes Ceanothus	#1 CONT	30" O.C.
		PEAL	PENNISETUM ALOPECURIOIDES 'HAMELN' Dwarf Fountain Grass	#1 CONT	30" O.C.
		COKE	CORNUS SERICEA 'KELSEYI' Kelsey Dogwood	#1 CONT	30" O.C.
		ARCO	ARBUTUS UNEDO 'COMPACTA' Dwarf Strawberry Tree	#5 CONT	60" O.C.
		SPBE	SPIRAEA BETULIFOLIA Birchleaf Spirea	#1 CONT	36" O.C.

WETLAND MITIGATION PLANTINGS:

Botanical Name	Common Name	Minimum rooting size	Mitigation Wetland	Wetland Mitigation Buffer
TREES				
Acer macrophyllum	Bigleaf maple	2 gallon		300
Alnus rubra	Red alder	2 gallon		300
Pinus ponderosa willamettensis	Willamette Valley Ponderosa Pine	2 gallon		300
Pseudotsuga menziesii	Douglas' fir	2 gallon		200
Quercus garryana	Oregon white oak	2 gallon		400
Thuja plicata	Western red cedar	2 gallon		300
Total Trees			0	1800
SHRUBS				
Cornus stolonifera	Redosier dogwood	1 gallon		800
Crataegus douglasii	Douglas' hawthorn	1 gallon		1200
Mahonia aquifolium	Tall Oregon grape	1 gallon		1000
Philadelphus lewisii	Mock orange	1 gallon		800
Rosa nutkana	Nutka rose	1 gallon		1000
Rubus bracteodermis	Blackcap raspberry	1 gallon		1000
Rubus ursinus	Dewberry	1 gallon		1000
Spirea douglasii	Douglas' spirea	1 gallon		1000
Symphoricarpos albus	Snowberry	1 gallon		1000
Total Shrubs			0	8000
HERBACEOUS				
Schoenoplectus acutus var. acutus	Hardstem bullrush	Broadcast seed as necessary in wetlands	Seed	
Juncus effusus	Softrush		Seed	
Agrostis exarata	Spikegrass		Seed	
Deschampsia cespitosa	Tufted hairgrass		Seed	
Festuca idahoensis	Roemer's fescue		Seed	

NATIVE SEEDING LIST

SYM.	QTY.	
	165,551 SF	FINE LAWN See Specifications

GENERAL LANDSCAPE

SYM.	QTY.	CODE	LATIN NAME/ Common Name	SIZE	SPACING
	37,337 SF		SHRUBS/GROUDCOVERS		
		NAGU	NANDINA DOMESTRICA 'GULF STREAM' GD Hevenly Bamboo	#1 CONT	36" O.C.
		MARE	MAHONIA REPENS Creeping Oregon grape	#1 CONT	30" O.C.
		CEPT	CEANOTHUS GLORIOSUS 'PT REYES' Pt. Reyes Ceanothus	#1 CONT	30" O.C.
		VIDA	VIBURNUM DAVIDII David Viburnum	#1 CONT	36" O.C.
		PEAL	PENNISETUM ALOPECURIOIDES 'HAMELN' Dwarf Fountain Grass	#1 CONT	30" O.C.
		COKE	CORNUS SERICEA 'KELSEYI' Kelsey Dogwood	#1 CONT	30" O.C.
		ARCO	ARBUTUS UNEDO 'COMPACTA' Dwarf Strawberry Tree	#5 COUNT	60" O.C.
		MAAQ	MAHONIA AQUIFOLIUM Oregon Grape	#5 COUNT	60" O.C.
		MYCA	MYRICA CALIFORNICA Pacific Wax Myrtle	#5 COUNT	60" O.C.
		VISP	VIBURNUM TINUS 'SPRING B.' Spring Bouquet Viburnum	#5 COUNT	60" O.C.
		SPBE	SPIRAEA BETULIFOLIA Birchleaf Spirea	#1 CONT	36" O.C.

PARKING LOT INTERIOR SCHEDULE:

SYM.		CODE	LATIN NAME/ Common Name	SIZE	SPACING
	9,924 SF		SHRUBS/GROUDCOVERS		
		NAGU	NANDINA DOMESTRICA 'GULF STREAM' GD Hevenly Bamboo	#1 CONT	36" O.C.
		MARE	MAHONIA REPENS Creeping Oregon grape	#1 CONT	30" O.C.
		CEPT	CEANOTHUS GLORIOSUS 'PT REYES' Pt. Reyes Ceanothus	#1 CONT	30" O.C.
		VIDA	VIBURNUM DAVIDII David Viburnum	#1 CONT	36" O.C.
		PEAL	PENNISETUM ALOPECURIOIDES 'HAMELN' Dwarf Fountain Grass	#1 CONT	30" O.C.
		COKE	CORNUS SERICEA 'KELSEYI' Kelsey Dogwood	#1 CONT	30" O.C.

PARKING LOT SCREENING / BUFFERING SCHEDULE:

SYM.		CODE	LATIN NAME/ Common Name	SIZE	SPACING
	16,201 SF		SHRUBS (6' HT)		
		ARCO	ARBUTUS UNEDO 'COMPACTA' Dwarf Strawberry Tree	#3 COUNT	60" O.C.
		MAAQ	MAHONIA AQUIFOLIUM Oregon Grape	#5 COUNT	60" O.C.
		MYCA	MYRICA CALIFORNICA Pacific Wax Myrtle	#5 COUNT	60" O.C.
		VISP	VIBURNUM TINUS 'SPRING B.' Spring Bouquet Viburnum	#5 COUNT	60" O.C.
			GROUNDCOVERS		
		KIUV	ARCTOSPAHYLOS UVA-URSI Kinnikinnick	#SP4 CONT.	12" O.C.
		KIUV	ARCTOSPAHYLOS UVA-URSI Kinnikinnick	#SP4 CONT.	12" O.C.

STORMWATER PLANT SCHEDULE:

PLANT IN GROUPS OF 35, 55, 75 AND 115 EVENLY DISTRIBUTED THROUGHOUT ZONE

SYM.	QTY.	CODE	LATIN NAME/ Common Name	SIZE/TYPE	%	SPACING
	34,000 SF	"A" ZONE	JUNCUS PATENS Spreading Rush	#1 COUNT	30	12" O.C.
			CAREX OBNUPTA Slough Sledge	#1 COUNT	50	18" O.C.
			SCIRPUS MICROCARPUS Small-Fruited Bulrish	#1 COUNT	20	18" O.C.
	25,523 SF	"B" ZONE	CORNUS SERICEA Red-Twig Dogwood	#1 COUNT	25	72" O.C.
			SPIRAEA DOUGLASII Douglas Spirea	#1 COUNT	25	60" O.C.
			MAHONIA AQUIFOLIUM Oregon Grape	#1 COUNT	25	60" O.C.
			HOLODISCUS DISCOLOR Oceanspray	#1 COUNT	25	60" O.C.

TREE LIST:

SYM.	QTY.	CODE	LATIN NAME/ Common Name	SIZE	SPACING
	45	--	ACER CIRCINATUM Vine Maple (Min. 4 Stem)	6-7 HT.	AS SHOWN
	18	--	ACER SACCHARUM 'GREEN MOUNTAIN' TM Green Mountain Sugar Maple	2" CAL.	AS SHOWN
	10	PSME	PSEUDOTSUGA MENZIESII Douglas-Fir	8' HT	AS SHOWN
	29	SEAP	SEQUIOA SEMPERVIRENS 'APTOS BLUE' Aptos Blue Redwood	8' HT	AS SHOWN
	25	GLTR	GLEDITSIA TRIACANTHOS 'SKYLINE' Nyssa Sylvatica	2" CAL	AS SHOWN
	7	GIAU	GINKGO BILOBA 'AUTUMN GOLD' Autumn Gold Ginkgo	2" CAL	AS SHOWN AND APPROX 30' AS STREET TREE
	12	PLBL	PLATANUS X ACERIFOLIA 'BLOODGOOD' Bloodgood Plane Tree	2" CAL	AS SHOWN AND APPROX 30' AS STREET TREE
	37	QUCO	QUERCUS COCCINEA Scarlet Oak	2" CAL	AS SHOWN AND APPROX 30' AS STREET TREE
	15	TIST	TILIA TOMENTOSA 'STERLING' Sterling Silver Linden	2" CAL	AS SHOWN AND APPROX 30' AS STREET TREE
	29	THGR	THUJA PLICATA X STANDISHII 'GREEN GIANT' Green Giant Thuje	8' HT	AS SHOWN
	8	ACFR	ACER RUBRUM 'FRANK JR.' PP 16769 Redpointe Maple	2" CAL	AS SHOWN
	12	TIHA	TILIA CORDATA 'HALKA' Summer Sprite Linden	2" CAL	KEEP 50' AWAY FROM BPA LINES
	13	ZECI	ZELKVA SERRATA 'WIRELESS' Red Alder	2" CAL	KEEP 50' AWAY FROM BPA LINES
			EXISTING DECIDUOUS TREE		
			EXISTING CONIFEROUS TREE		

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE
RE-ZONE AND
FACILITY EXPANSION
MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY
CENTER DR
WILSONVILLE, OR 97070

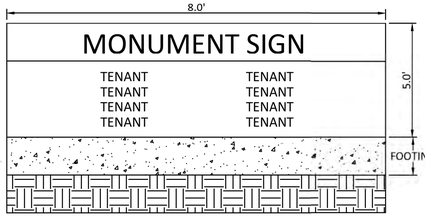
STAMP
REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2015
ERIKA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME
PRELIMINARY
LANDSCAPE PLAN -
SOUTH

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET
19



1 MONUMENT SIGN
SCALE: NTS

SW PARKWAY CENTER DR (PUBLIC) (ASPHALT)

SW BURNS WAY (PUBLIC) (ASPHALT)

STOP SIGN
8' WIDE X 5' TALL MONUMENT SIGN
"NO PARKING FIRE LANE" SIGN
RED PAINTED CURB
CONNECT TO EX. FENCE
PROPOSED BUILDING 1 (PHASE 2)
PROPOSED BUILDING 1 (PHASE 1)
EXISTING BUILDING
PROPOSED FENCE
PROPOSED BUILDING 2 (PHASE 2)
EXIST. BLDG.
EXISTING BUILDING
OP
300.00' BPA EASEMENT
CONNECT TO EX. FENCE
WEIDEMANN ROAD (PUBLIC) (UNPAVED)

SCALE: 1" = 80'
SHEET SIZE: 22x24
0 80 160
N

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Signage.dwg Mar 11, 2026 - 2:06pm

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP
REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2015
EMMA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

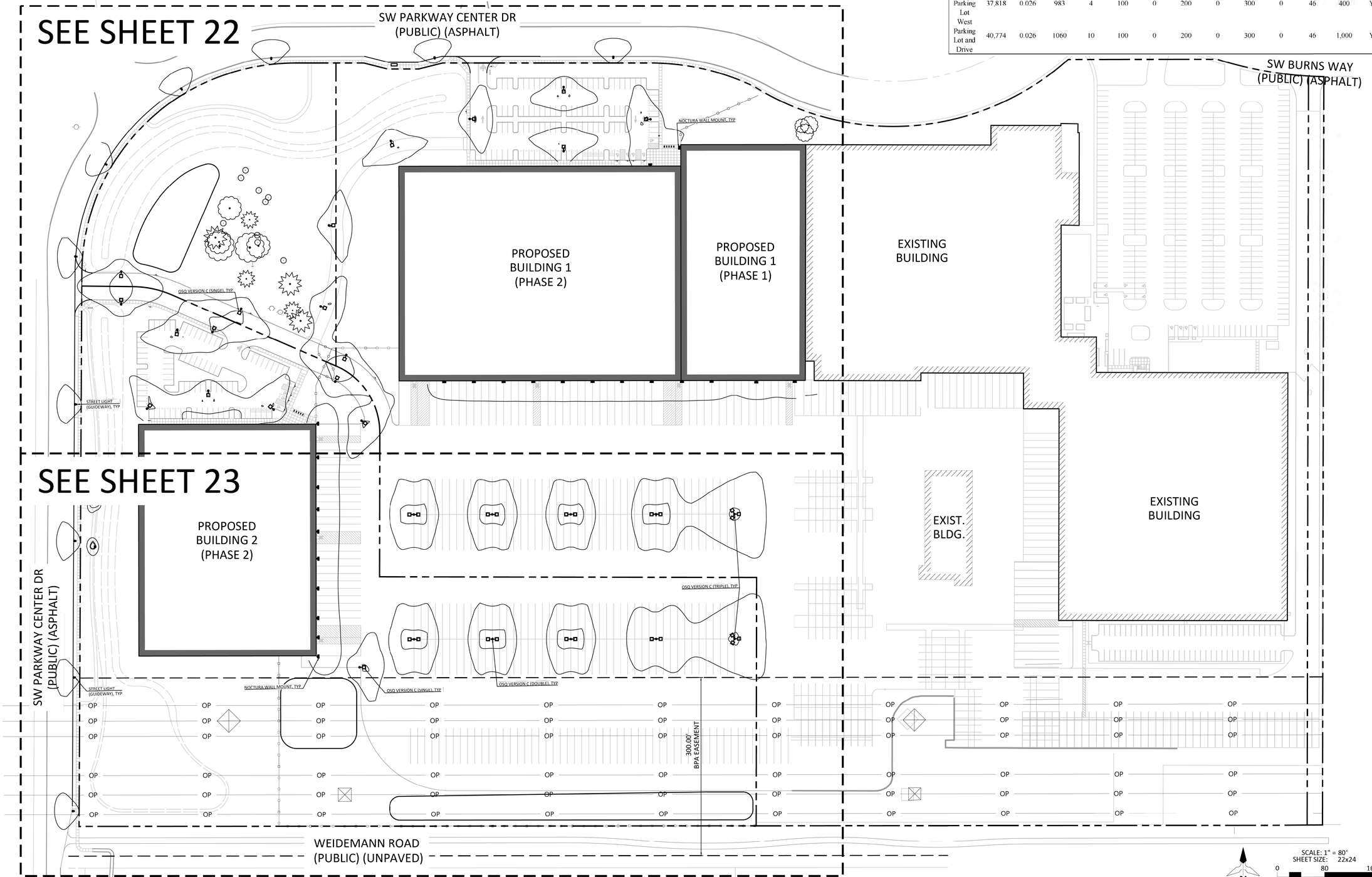
NAME
PRELIMINARY SIGNAGE PLAN

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET
20

PRELIMINARY OEESC EXTERIOR LIGHTING COMPLIANCE

Basin	Parking (SF)	OEESC Allowance	W Allowed	Light Pole Single Head (QTY)	W/Pole	Light Pole Double Head (QTY)	W/Pole	Light Pole Triple Head (QTY)	W/Pole	Building Mount (QTY)	W/Pole	W Total	Meets OEESC per ASHRAE 90.1-2022
Truck Operations	528,911	0.026	13752	2	100	8	200	2	300	22	46	3,412	YES
North Parking Lot	37,818	0.026	983	4	100	0	200	0	300	0	46	400	YES
West Parking Lot and Drive	40,774	0.026	1060	10	100	0	200	0	300	0	46	1,000	YES



P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Lighting.dwg Mar 11, 2026 - 2:06pm

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP

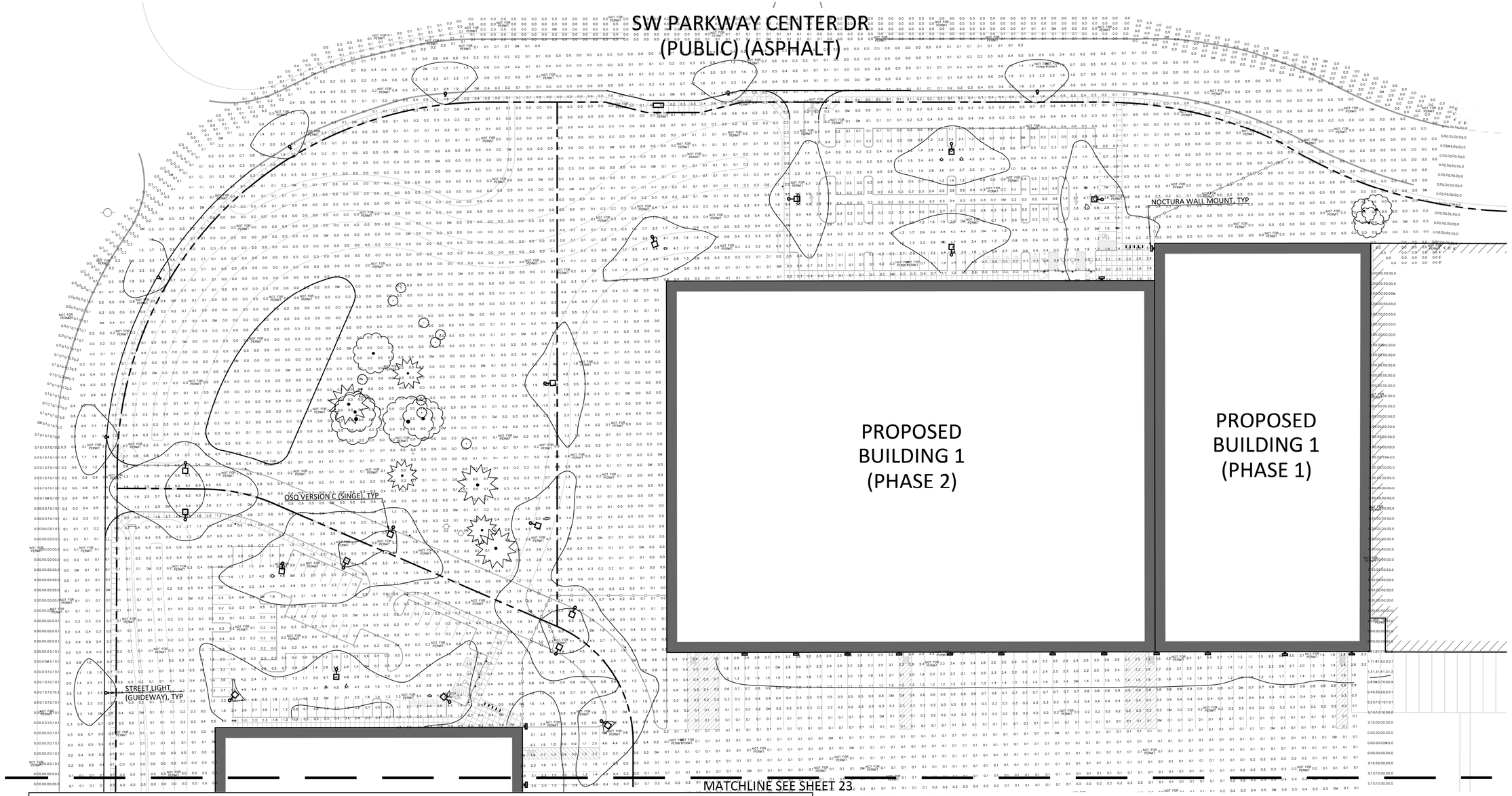
REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2015
ELVIRA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME
OVERALL PRELIMINARY LIGHTING PLAN

PROJECT NO.:	SYS001
DESIGN BY:	MJW
REVIEWED BY:	----
DATE:	03-09-2026

SHEET
21



LUMINAIRE SCHEDULE

CALLOUT	SYMBOL	LAMP	DESCRIPTION	BALLAST	MOUNTING	DME	VOLTS	QUANTITY
Guideway Single		(1) SSC STW7C12C–E0	Guideway Small, 8L Lumen Package, 3000K 70 CRI, Type 2M optics	ELECTRONIC	POLE 25'	Cree Lighting , GWYS–A–8L–30K7–2M–UL–xx–xx–xx	120V 1P 2W	10
DME		(1) SSC STW7C12C–E0	NTW–A–WM–T3–7L–50K–UL–BZ	ELECTRONIC	POLE 25'	Cree Inc	120V 1P 2W	24
OSQ Double		DME	CONFIGURED FROM OSQL–C Luminaire, 3000K, 70 CRI, Type II Mid	ELECTRONIC	POLE 40'	Cree Lighting , OSQM–C–16L–40K7–2M–Ux–xx–xx–xx–xx CONFIGURED FROM OSQL–C–xxL–30K7–2M–UL–xx–xx–xx	120V 1P 2W	8
OSQ Single		(1) SSC STW7C12C–E0	CONFIGURED FROM OSQL–C Luminaire, 3000K, 70 CRI, Type II Mid	ELECTRONIC	DME 25' TYP 40' IN TRUCK AREA	Cree Lighting , OSQM–C–16L–40K7–2M–Ux–xx–xx–xx–xx CONFIGURED FROM OSQL–C–xxL–30K7–2M–UL–xx–xx–xx	120V 1P 2W	19
OSQ Triple		(1) SSC STW7C12C–E0	CONFIGURED FROM OSQL–C Luminaire, 3000K, 70 CRI, Type II Mid	ELECTRONIC	POLE 40'	Cree Lighting , OSQM–C–16L–40K7–2M–Ux–xx–xx–xx–xx CONFIGURED FROM OSQL–C–xxL–30K7–2M–UL–xx–xx–xx	120V 1P 2W	2

GENERAL NOTES

1. PROJECT SITE IS LIGHTING OVERLAY ZONE 2.
2. ALL MATERIALS AND WORKMANSHIP SHALL CONFORM TO CITY OF WILSONVILLE SPECIFICATIONS AND OREGON STANDARD SPECIFICATIONS FOR CONSTRUCTION (2021). ALL MATERIALS AND INSTALLATION SHALL BE APPROVED BY CITY OF WILSONVILLE.
3. ALL ELECTRICAL EQUIPMENT SHALL CONFORM TO THE CURRENT STANDARDS OF THE NATIONAL ELECTRICAL MANUFACTURERS ASSOCIATION (NEMA) AND THE UNDERWRITERS LABORATORIES, INC. (U.L.) WHEREVER APPLICABLE. IN ADDITION TO THE REQUIREMENTS OF THE PLANS, STANDARD SPECIFICATIONS, AND THE SPECIAL PROVISIONS, ALL MATERIALS AND WORKMANSHIP SHALL CONFORM TO THE CURRENT REQUIREMENTS OF THE NATIONAL ELECTRICAL CODE (NEC) THE NATIONAL ELECTRICAL SAFETY CODE, STANDARDS OF THE AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI), AND ANY LOCAL ORDINANCES WHICH MAY APPLY.
4. LOCATION OF ILLUMINATION CONDUITS AND JUNCTION BOXES ARE APPROXIMATE. COORDINATE WITH OTHER UTILITIES TO ENSURE PROPER INSTALLATION. PROPER INSTALLATION INCLUDES STATING WITHIN ROW. ALL CONDUITS, CABINET, BOXES, APPURTENANCES, ETC TO BE IN THE ROW.
5. INSTALL POLY PULL LINE (1200 LB. FT. MIN. STRENGTH) IN ALL CONDUITS.
6. WHEN TWO OR MORE CIRCUITS ARE RUN IN THE SAME CONDUIT, THE SECOND PAIR OF CONDUCTORS SHALL BE BLUE AND BROWN. ADDITIONAL COLORS FOR ADDITIONAL CIRCUITS MAY BE REQUIRED WITH THE APPROVAL OF THE CITY OF WILSONVILLE OPERATIONS DEPARTMENT'S LEAD ELECTRICIAN.
7. SUBMITTALS SHALL BE PROVIDED TO CITY OF WILSONVILLE BY THE CONTRACTOR AFTER AN INITIAL REVIEW HAS BEEN COMPLETED BY THE PROJECT ENGINEER. CITY OF WILSONVILLE APPROVAL OF THESE SUBMITTALS MUST BE OBTAINED PRIOR TO CONSTRUCTION.
8. COORDINATE WITH PGE FOR POWER SERVICE CONNECTION.
9. ELECTRICAL IMPROVEMENTS INDICATED ON THIS PLAN SET WHICH ARE NOT PGE INSTALLATION REQUIRES A SEPARATE ELECTRICAL PERMIT FROM THE BUILDING DIVISION. CONTACT THE BUILDING DIVISION FOR SUBMITTAL AND INSPECTION REQUIREMENTS.

N

SCALE: 1" = 50'
SHEET SIZE: 22x24
0 50 100

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\SYS001-Lighting.dwg Mar 11, 2026 - 2:06pm

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

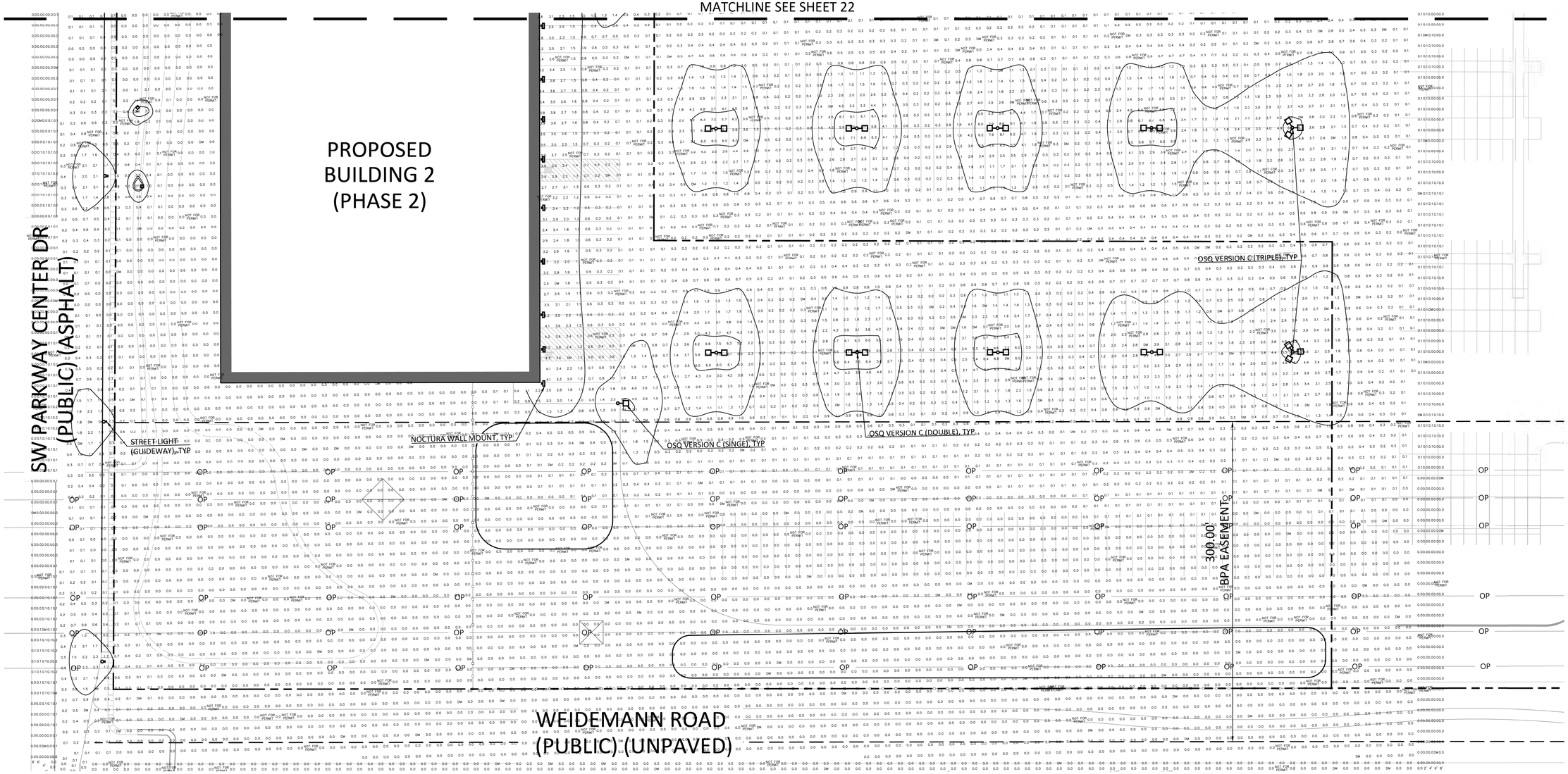
STAMP
REGISTERED PROFESSIONAL ENGINEER
76,742
OREGON
MARCH 9, 2017
ELVIRA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME
PRELIMINARY LIGHTING PLAN - NORTH

PROJECT NO.: SYS001
DESIGN BY: MJW
REVIEWED BY: ----
DATE: 03-09-2026

SHEET
22



LUMINAIRE SCHEDULE

CALLOUT	*SYMBOL*	*LAMP*	*DESCRIPTION*	*BALLAST*	*MOUNTING*	*DME*	*VOLTS*	*QUANTITY*
Guideway Single	○	(1) SSC STW7C12C–E0	Guideway Small, 8L Lumen Package, 3000K 70 CRI, Type 2M optics	ELECTRONIC	POLE 25'	Cree Lighting , GWYS–A–8L–30K7–2M–UL–xx–xx–xx	120V 1P 2W	10
DME	▯	(1) SSC STW7C12C–E0	NTW–A–WM–T3–7L–50K–UL–BZ	ELECTRONIC	POLE 25'	Cree Inc	120V 1P 2W	24
OSQ Double	□–○–□	DME	CONFIGURED FROM OSQL–C Luminaire, 3000K, 70 CRI, Type II Mid	ELECTRONIC	POLE 40'	Cree Lighting , OSQM–C–16L–40K7–2M–Ux–xx–xx–xx–xx CONFIGURED FROM OSQL–C–xxL–30K7–2M–UL–xx–xx–xx	120V 1P 2W	8
OSQ Single	○–□	(1) SSC STW7C12C–E0	CONFIGURED FROM OSQL–C Luminaire, 3000K, 70 CRI, Type II Mid	ELECTRONIC	DME 25' TYP 40' IN TRUCK AREA	Cree Lighting , OSQM–C–16L–40K7–2M–Ux–xx–xx–xx–xx CONFIGURED FROM OSQL–C–xxL–30K7–2M–UL–xx–xx–xx	120V 1P 2W	19
OSQ Triple		(1) SSC STW7C12C–E0	CONFIGURED FROM OSQL–C Luminaire, 3000K, 70 CRI, Type II Mid	ELECTRONIC	POLE 40'	Cree Lighting , OSQM–C–16L–40K7–2M–Ux–xx–xx–xx–xx CONFIGURED FROM OSQL–C–xxL–30K7–2M–UL–xx–xx–xx	120V 1P 2W	2

GENERAL NOTES

1. PROJECT SITE IS LIGHTING OVERLAY ZONE 2.
2. ALL MATERIALS AND WORKMANSHIP SHALL CONFORM TO CITY OF WILSONVILLE SPECIFICATIONS AND OREGON STANDARD SPECIFICATIONS FOR CONSTRUCTION (2021). ALL MATERIALS AND INSTALLATION SHALL BE APPROVED BY CITY OF WILSONVILLE.
3. ALL ELECTRICAL EQUIPMENT SHALL CONFORM TO THE CURRENT STANDARDS OF THE NATIONAL ELECTRICAL MANUFACTURERS ASSOCIATION (NEMA) AND THE UNDERWRITERS LABORATORIES, INC. (U.L.) WHEREVER APPLICABLE. IN ADDITION TO THE REQUIREMENTS OF THE PLANS, STANDARD SPECIFICATIONS, AND THE SPECIAL PROVISIONS, ALL MATERIALS AND WORKMANSHIP SHALL CONFORM TO THE CURRENT REQUIREMENTS OF THE NATIONAL ELECTRICAL CODE (NEC) THE NATIONAL ELECTRICAL SAFETY CODE, STANDARDS OF THE AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI), AND ANY LOCAL ORDINANCES WHICH MAY APPLY.
4. LOCATION OF ILLUMINATION CONDUITS AND JUNCTION BOXES ARE APPROXIMATE. COORDINATE WITH OTHER UTILITIES TO ENSURE PROPER INSTALLATION. PROPER INSTALLATION INCLUDES STATING WITHIN ROW. ALL CONDUITS, CABINET, BOXES, APPURTENANCES, ETC TO BE IN THE ROW.
5. INSTALL POLY PULL LINE (1200 LB. FT. MIN. STRENGTH) IN ALL CONDUITS.
6. WHEN TWO OR MORE CIRCUITS ARE RUN IN THE SAME CONDUIT, THE SECOND PAIR OF CONDUCTORS SHALL BE BLUE AND BROWN. ADDITIONAL COLORS FOR ADDITIONAL CIRCUITS MAY BE REQUIRED WITH THE APPROVAL OF THE CITY OF WILSONVILLE OPERATIONS DEPARTMENT'S LEAD ELECTRICIAN.
7. SUBMITTALS SHALL BE PROVIDED TO CITY OF WILSONVILLE BY THE CONTRACTOR AFTER AN INITIAL REVIEW HAS BEEN COMPLETED BY THE PROJECT ENGINEER. CITY OF WILSONVILLE APPROVAL OF THESE SUBMITTALS MUST BE OBTAINED PRIOR TO CONSTRUCTION.
8. COORDINATE WITH PGE FOR POWER SERVICE CONNECTION.
9. ELECTRICAL IMPROVEMENTS INDICATED ON THIS PLAN SET WHICH ARE NOT PGE INSTALLATION REQUIRES A SEPARATE ELECTRICAL PERMIT FROM THE BUILDING DIVISION. CONTACT THE BUILDING DIVISION FOR SUBMITTAL AND INSPECTION REQUIREMENTS.

N

SCALE: 1" = 50'
SHEET SIZE: 22x24
0 50 100

P:\SYS001-SYSCO Wilsonville\5-Planning\Drawings\SYS001-Lighting.dwg Mar 11, 2026 - 2:06pm

PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:
SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN
WILSONVILLE, OR

PREPARED FOR:
SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

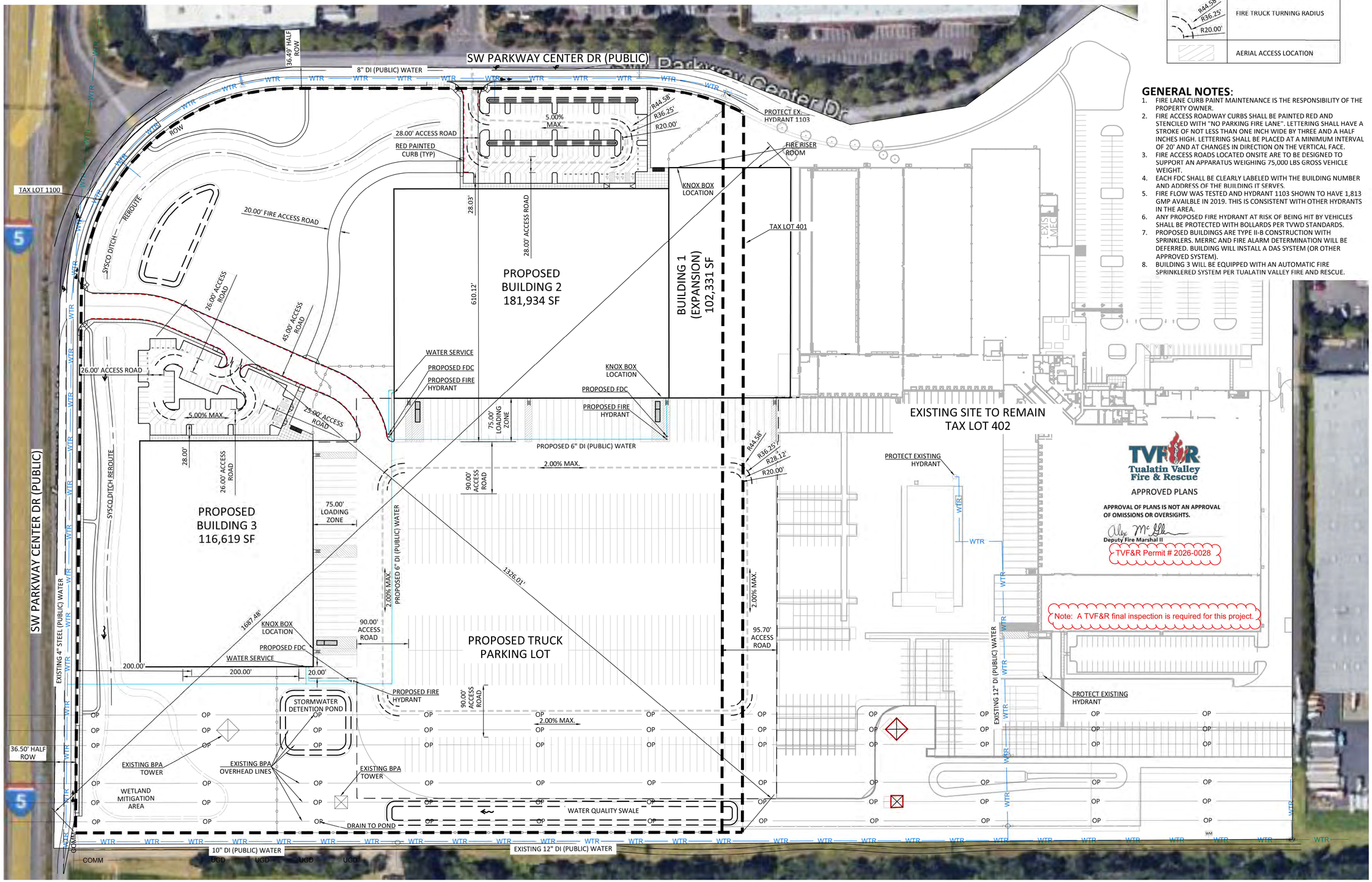
STAMP
REGISTERED PROFESSIONAL ENGINEER 76,742 OREGON JANUARY 9, 2007 ELVIRA KENDALL STANDRIDGE
Preliminary
EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME
PRELIMINARY LIGHTING PLAN - SOUTH

PROJECT NO.:	SYS001
DESIGN BY:	MJW
REVIEWED BY:	----
DATE:	03-09-2026

SHEET
23



LEGEND	
	FIRE ACCESS LANE
	RED PAINTED CURB
R44.58' R36.25' R20.00'	FIRE TRUCK TURNING RADIUS
	AERIAL ACCESS LOCATION

GENERAL NOTES:

1. FIRE LANE CURB PAINT MAINTENANCE IS THE RESPONSIBILITY OF THE PROPERTY OWNER.
2. FIRE ACCESS ROADWAY CURBS SHALL BE PAINTED RED AND STENCILED WITH "NO PARKING FIRE LANE". LETTERING SHALL HAVE A STROKE OF NOT LESS THAN ONE INCH WIDE BY THREE AND A HALF INCHES HIGH. LETTERING SHALL BE PLACED AT A MINIMUM INTERVAL OF 20' AND AT CHANGES IN DIRECTION ON THE VERTICAL FACE.
3. FIRE ACCESS ROADS LOCATED ONSITE ARE TO BE DESIGNED TO SUPPORT AN APPARATUS WEIGHING 75,000 LBS GROSS VEHICLE WEIGHT.
4. EACH FDC SHALL BE CLEARLY LABELED WITH THE BUILDING NUMBER AND ADDRESS OF THE BUILDING IT SERVES.
5. FIRE FLOW WAS TESTED AND HYDRANT 1103 SHOWN TO HAVE 1,813 GMP AVAILBLE IN 2019. THIS IS CONSISTENT WITH OTHER HYDRANTS IN THE AREA.
6. ANY PROPOSED FIRE HYDRANT AT RISK OF BEING HIT BY VEHICLES SHALL BE PROTECTED WITH BOLLARDS PER TVWD STANDARDS.
7. PROPOSED BUILDINGS ARE TYPE II-B CONSTRUCTION WITH SPRINKLERS. MERRC AND FIRE ALARM DETERMINATION WILL BE DEFERRED. BUILDING WILL INSTALL A DAS SYSTEM (OR OTHER APPROVED SYSTEM).
8. BUILDING 3 WILL BE EQUIPPED WITH AN AUTOMATIC FIRE SPRINKLERED SYSTEM PER TUALATIN VALLEY FIRE AND RESCUE.

STANDRIDGE
PLANNING | ENGINEERING | SURVEYING
WWW.STANDRIDGEINC.COM

PROJECT:

SYSCO WILSONVILLE RE-ZONE AND FACILITY EXPANSION MASTER PLAN

WILSONVILLE, OR

PREPARED FOR:

SYSCO PORTLAND, INC.
PHONE: 281.584.5999
ADDRESS: 26250 SW PARKWAY CENTER DR
WILSONVILLE, OR 97070

STAMP

REGISTERED PROFESSIONAL ENGINEER 76,742 OREGON JULY 9, 2013 ERIKA KENDALL STANDRIDGE

Preliminary

EXPIRES 06-30-26

REV.	DATE	DESCRIPTION

NAME

FIRE ACCESS SITE PLAN

PROJECT NO.:	SYS001
DESIGN BY:	MJW
REVIEWED BY:	----
DATE:	04-10-2025

SHEET

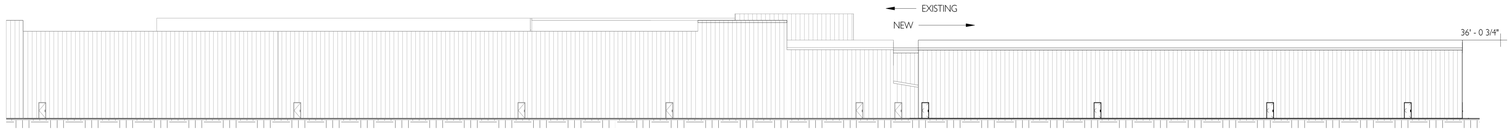
FS-1

N

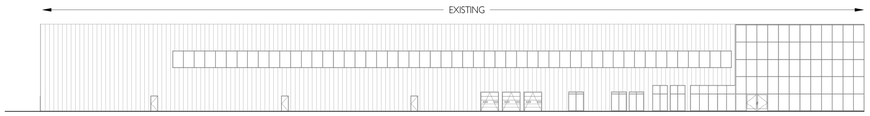
SCALE: 1" = 80'
SHEET SIZE: 22x24

0 80 160

P:\SYS001-SYSCO Wilsonville\5 Planning\Drawings\TVF&R\2026-02-26 SYS001-Fire.dwg Feb 26, 2026 - 4:09pm

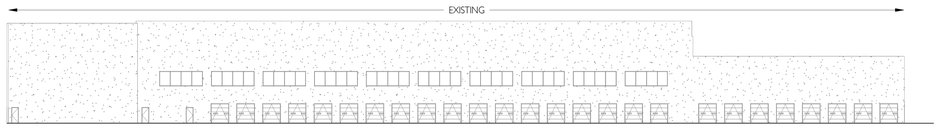


1 A2.1 **NORTH ELEVATION**
1/32" = 1'-0"

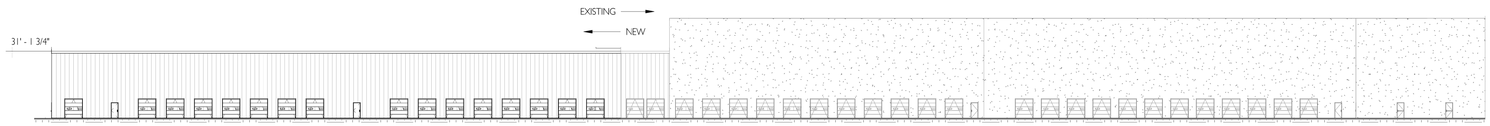


4 A2.1 **NORTH CONT**
1/32" = 1'-0"

2 A2.1 **WEST ELEVATION**
1/32" = 1'-0"



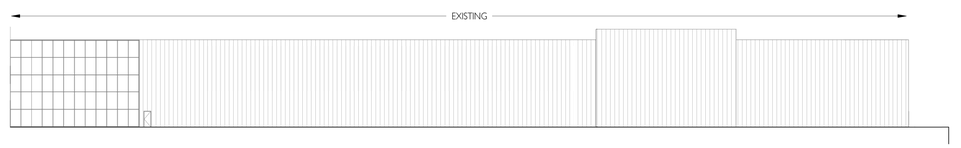
5 A2.1 **WEST CONT**
1/32" = 1'-0"



3 A2.1 **SOUTH ELEVATION**
1/32" = 1'-0"

6 A2.1 **SOUTH CONT**
1/32" = 1'-0"

7 A2.1 **EAST ELEVATION**
1/32" = 1'-0"



8 A2.1 **EAST CONT**
1/32" = 1'-0"

KEYNOTES

ELEVATION MATERIAL LEGEND

HATCH	TAG	MATERIAL TYPE	MANUFACTURER	PRODUCT LINE	COLOR	NOTES
	IMP	INSULATED METAL PANEL	---	---	--	
	CONC	CONCRETE TILT PANEL				

TVF&R Tualatin Valley Fire & Rescue

APPROVED PLANS

APPROVAL OF PLANS IS NOT AN APPROVAL OF OMISSIONS OR OVERSIGHTS.

Deputy Fire Marshal II

TVF&R Permit # 2026-0028

PRELIMINARY PLAN ONLY- NOT FOR CONSTRUCTION

ISSUE DATE

CIDA
ARCHITECTURE
ENGINEERING
PLANNING
INTERIORS
15895 SW 72ND AVE SUITE 200
PORTLAND, OREGON 97224
TEL: 503.226.1285
FAX: 503.226.1670
WWW.CIDAINC.COM

SYSCO WILSONVILLE

26120 SW PARKWAY AVE
WILSONVILLE, OR 97070

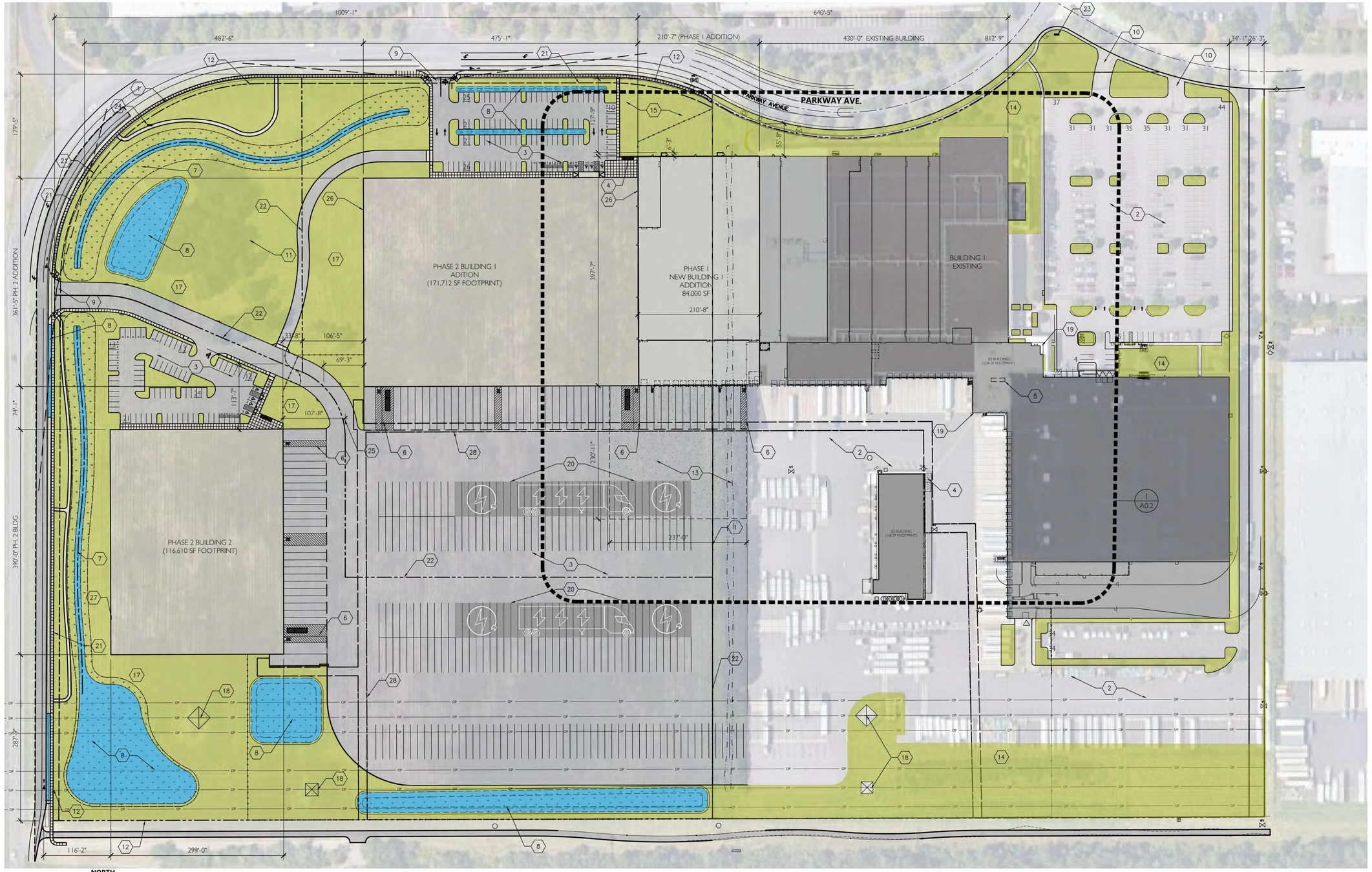
ELEVATIONS

FS-2

#240068.01

©2024 CIDA P.C./CIDA. ALL RIGHTS RESERVED

5/6/2024 5:10:59 PM



NORTH

1 / A0.1 MASTER SITE PLAN

1" = 80'-0"

KEYNOTES

1. EXISTING PROPERTY LINE TO BE VACATED
2. (E) PARKING AND PAVED AREA
3. PHASE 2 PARKING AND PAVED AREA
4. BICYCLE PARKING (10 STALLS) - SEE 2/A0.2
5. WALL-MOUNTED LONG TERM BICYCLE PARKING IN (E) BUILDING (10 STALLS) - SEE 3/A0.2
6. TRASH COLLECTION AND COMPACTION AREA
7. PROPOSED MODIFIED STORMWATER CONVEYANCE SWALE -- SEE CIVIL DRAWINGS
8. PROPOSED STORMWATER PONDS AND PLANTERS PER CIVIL
9. PROPOSED FUTURE DRIVEWAY
10. EXISTING DRIVEWAY
11. (E) TREES TO REMAIN
12. PROPOSED RIGHT OF WAY DEDICATION
13. PHASE 1 PAVEMENT EXPANSION
14. (E) LANDSCAPING
15. PHASE 1 LANDSCAPED AREA
16. PHASE 2 SWALE
17. PHASE 2 LANDSCAPING
18. (E) UTILITY TOWER
19. MAIN BUILDING ENTRANCE
20. FUTURE ELECTRIC VEHICLE CHARGING
21. 10' EASEMENT
22. NEW PROPERTY LINE
23. (E) MONUMENT SIGNAGE
24. PHASE 2 MONUMENT SIGNAGE (MATCH EXISTING)
25. PHASE 2 NEW TRUCK ENTRANCE
26. BUILDING MOUNTED SIGNAGE - PH1
27. BUILDING MOUNTED SIGNAGE - PH2
28. 15'-0" WATER EASEMENT

PROJECT INFO

SITE AREA:	TAX LOT 31W1200402:	24.69 AC
	TAX LOT 31W1201100:	32.34 AC
TOTAL:	57.03 AC	

EXISTING BUILDING AREA:	384,491 SF
PROPOSED PH 1 BUILDING AREA:	84,000 SF
PROPOSED PH 2 BUILDING AREA:	288,322 SF
TOTAL BUILDING AREA:	756,813 SF

GENERAL NOTES

1.

LEGEND

- ACCESSIBLE PARKING STALL (VAN WHERE NOTED)
- GRADE LEVEL OVERHEAD DOOR
- DOCK HIGH DOOR
- PARKING COUNT
- ADA COMPLIANT DETECTABLE WARNING - PROVIDE AT ACCESSIBLE CURB RAMPS
- PAINT STRIPED ACCESSIBLE AISLE AND NO PARKING AREA
- NEW ASPHALT PAVING
- WATER TREATMENT AREAS - SEE CIVIL SHEETS
- LANDSCAPE - SEE LANDSCAPE SHEETS
- PAVED PEDESTRIAN WALKWAY

PRELIMINARY PLAN ONLY-NOT FOR CONSTRUCTION

ISSUED DATE:
1 01/27/2025 - LAND USE REVIEW
2 03/09/2026 - LAND USE REVIEW RESPONSE

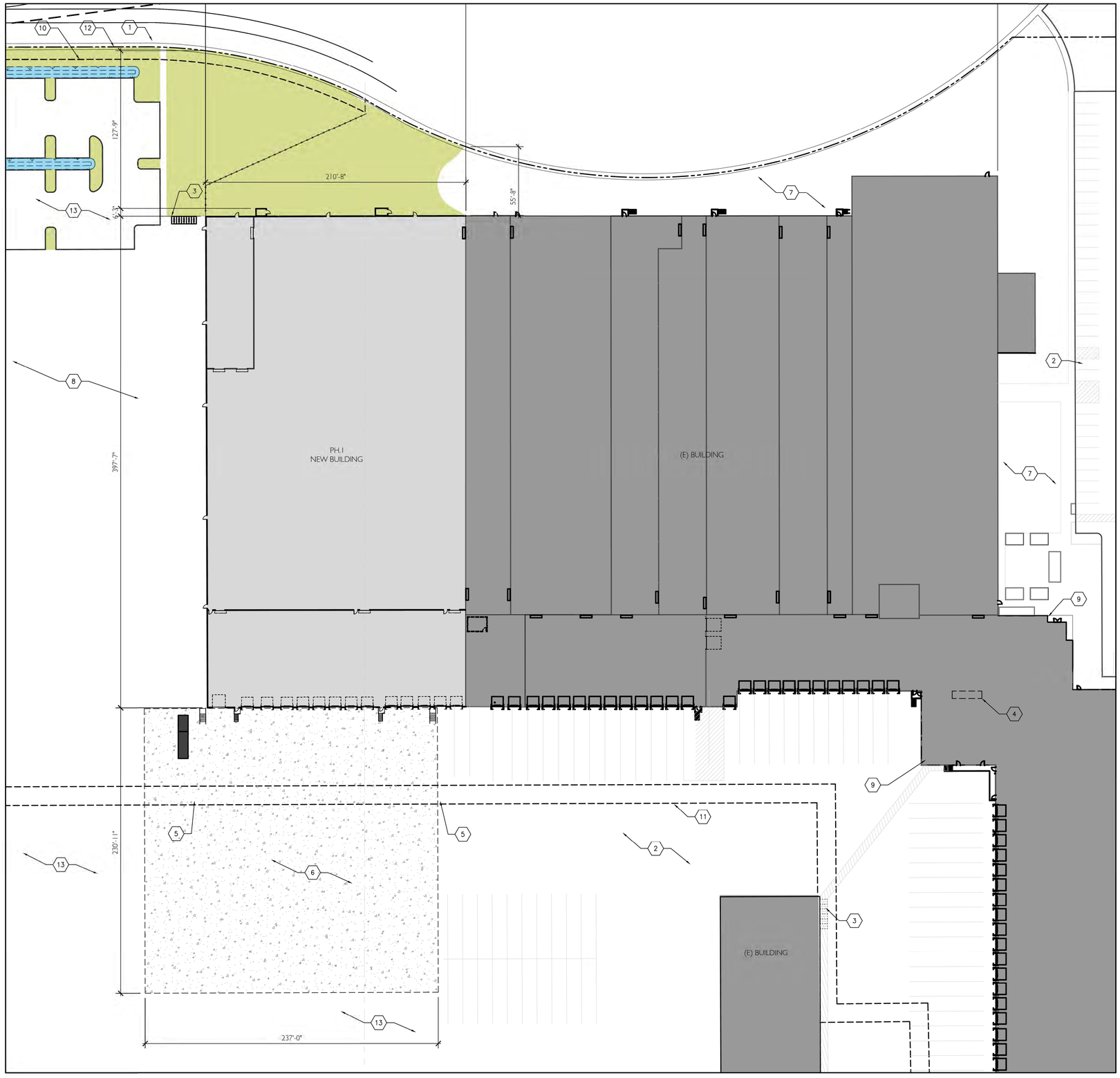
CIDA
ARCHITECTURE
ENGINEERING
PLANNING
INTERIORS
15895 SW 72ND AVE SUITE 200
PORTLAND, OREGON 97224
TEL: 503.226.1285
FAX: 503.226.1670
WWW.CIDAINC.COM

NEW ADDITION TO:
SYSCO - WILSONVILLE
26250 SW PARKWAY CENTER DR.
WILSONVILLE, OR 97070

SITE PLAN
A0.1
JOB NO. 240068.01

©2026 CIDA, P.C./CIDA ALL RIGHTS RESERVED

E:\Active\240068.01 Sysco Wilsonville\01 Current\CAD\A1.0 - Site Plan 2026.dwg Mar 10, 2026 - 11:07am



NORTH

1 / A0.2 PHASE 1 SITE PLAN

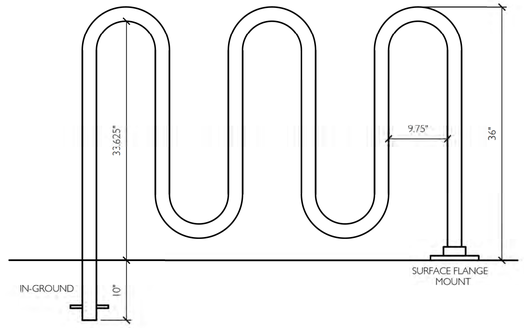
1" = 40'-0"

LEGEND

- GRADE LEVEL OVERHEAD DOOR
- DOCK HIGH DOOR
- ADA COMPLIANT DETECTABLE WARNING - PROVIDE AT ACCESSIBLE CURB RAMPS
- PAINT STRIPED ACCESSIBLE AISLE AND NO PARKING AREA
- NEW ASPHALT PAVING
- WATER TREATMENT AREAS - SEE CIVIL SHEETS
- LANDSCAPE - SEE LANDSCAPE SHEETS
- PAVED PEDESTRIAN WALKWAY

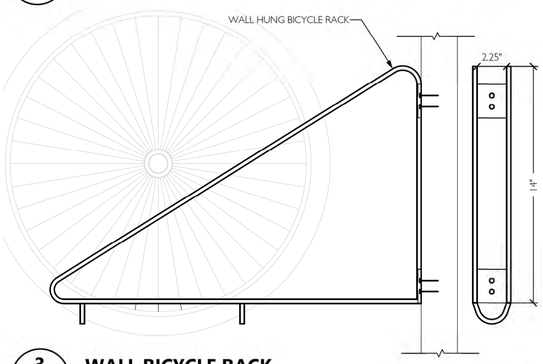
KEYNOTES

1. EXISTING PROPERTY LINE TO BE VACATED
2. (E) PARKING AND PAVED AREA
3. BICYCLE PARKING (10 STALLS) - SEE 2/A0.2
4. WALL-MOUNTED LONG TERM BICYCLE PARKING IN (E) BUILDING (10 STALLS) - SEE 3/A0.2
5. TRASH COLLECTION AND COMPACTION AREA
6. PHASE 1 PAVEMENT EXPANSION
7. (E) LANDSCAPING
8. PHASE 1 LANDSCAPED AREA
9. MAIN BUILDING ENTRANCE (EXISTING)
10. 10' EASEMENT
11. 15' WATERLINE EASEMENT
12. PROPOSED PROPERTY LINE
13. PHASE 2 IMPROVEMENTS



2 / A0.2 BICYCLE RACK

NOT TO SCALE 02580-08



3 / A0.2 WALL BICYCLE RACK

NOT TO SCALE 02580-08

PRELIMINARY PLAN ONLY-NOT FOR CONSTRUCTION

ISSUED DATE:
1 01/27/2025 - LAND USE REVIEW
2 03/09/2026 - LAND USE REVIEW RESPONSE

CIDA
ARCHITECTURE
ENGINEERING
PLANNING
INTERIORS
15895 SW 72ND AVE SUITE 200
PORTLAND, OREGON 97224
TEL 503 226 1285
FAX 503 226 1670
WWW CIDAINC COM

NEW ADDITION TO:

SYSCO - WILSONVILLE

26250 SW PARKWAY CENTER DR.
WILSONVILLE, OR 97070

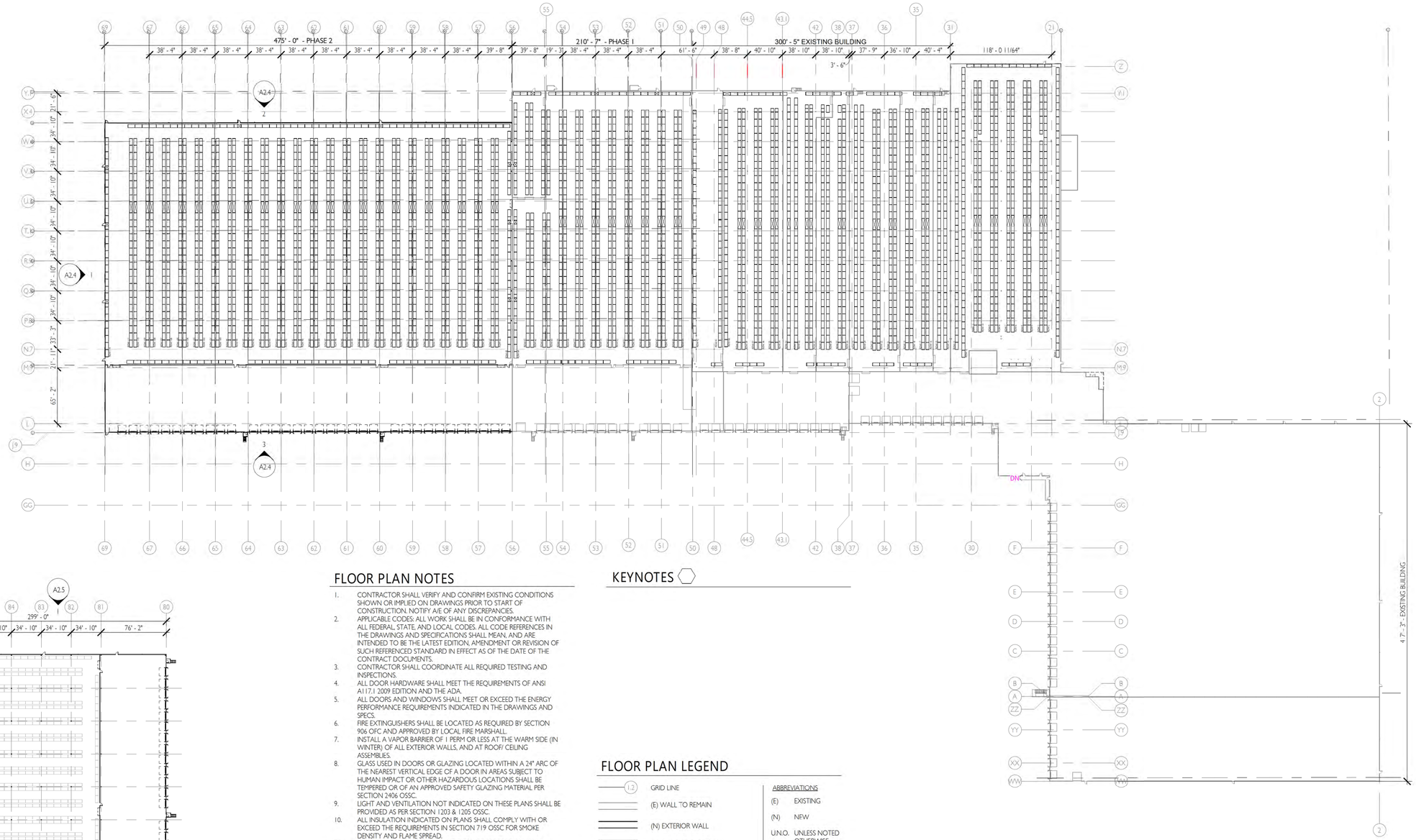
PH. 1 SITE PLAN

A0.2

JOB NO. 240068.01

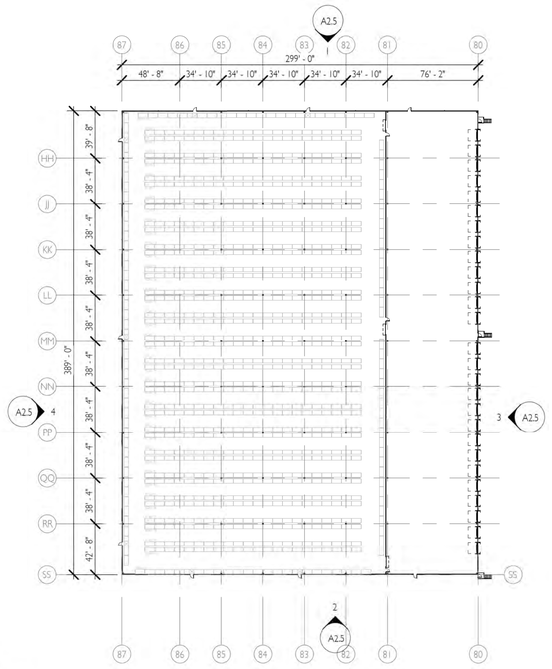
©2026 CIDA, P.C./CIDA ALL RIGHTS RESERVED

Exhibit B\240068.01 Sysco Wilsonville\01-Current\CAD\A1.0 - Site Plan 2026.dwg Mar 10, 2026 - 11:09am



FLOOR PLAN - BUILDING 1 - PHASE 1 AND 2

PROJECT NORTH — 1 / A1.1 — 1" = 60'-0"



FLOOR PLAN - BUILDING 2 - PHASE 2

PROJECT NORTH — 2 / A1.1 — 1" = 60'-0"

FLOOR PLAN NOTES

1. CONTRACTOR SHALL VERIFY AND CONFIRM EXISTING CONDITIONS SHOWN OR IMPLIED ON DRAWINGS PRIOR TO START OF CONSTRUCTION. NOTIFY A/E OF ANY DISCREPANCIES.
2. APPLICABLE CODES: ALL WORK SHALL BE IN CONFORMANCE WITH ALL FEDERAL, STATE, AND LOCAL CODES. ALL CODE REFERENCES IN THE DRAWINGS AND SPECIFICATIONS SHALL MEAN, AND ARE INTENDED TO BE THE LATEST EDITION, AMENDMENT OR REVISION OF SUCH REFERENCED STANDARD IN EFFECT AS OF THE DATE OF THE CONTRACT DOCUMENTS.
3. CONTRACTOR SHALL COORDINATE ALL REQUIRED TESTING AND INSPECTIONS.
4. ALL DOOR HARDWARE SHALL MEET THE REQUIREMENTS OF ANSI A117.1 2009 EDITION AND THE ADA.
5. ALL DOORS AND WINDOWS SHALL MEET OR EXCEED THE ENERGY PERFORMANCE REQUIREMENTS INDICATED IN THE DRAWINGS AND SPECS.
6. FIRE EXTINGUISHERS SHALL BE LOCATED AS REQUIRED BY SECTION 906 OFC AND APPROVED BY LOCAL FIRE MARSHALL.
7. INSTALL A VAPOR BARRIER OF 1 PERM OR LESS AT THE WARM SIDE (IN WINTER) OF ALL EXTERIOR WALLS, AND AT ROOF/ CEILING ASSEMBLIES.
8. GLASS USED IN DOORS OR GLAZING LOCATED WITHIN A 24" ARC OF THE NEAREST VERTICAL EDGE OF A DOOR IN AREAS SUBJECT TO HUMAN IMPACT OR OTHER HAZARDOUS LOCATIONS SHALL BE TEMPERED OR OF AN APPROVED SAFETY GLAZING MATERIAL PER SECTION 2406 OSSC.
9. LIGHT AND VENTILATION NOT INDICATED ON THESE PLANS SHALL BE PROVIDED AS PER SECTION 1203 & 1205 OSSC.
10. ALL INSULATION INDICATED ON PLANS SHALL COMPLY WITH OR EXCEED THE REQUIREMENTS IN SECTION 719 OSSC FOR SMOKE DENSITY AND FLAME SPREAD.
11. PROVIDE EXIT ILLUMINATION AND SIGNAGE PER SECTION 1006 & SIGNAGE PER SECTION 1011 OF THE OSSC.
12. DIMENSIONS LOCATING INTERIOR WALLS ARE TO CENTER OF WALL UNLESS NOTED OTHERWISE.

KEYNOTES

FLOOR PLAN LEGEND

- GRID LINE
- (E) WALL TO REMAIN
- (N) EXTERIOR WALL
- (N) INTERIOR PARTITION
- (N) PARTIAL HEIGHT INTERIOR PARTITION
- WALL TYPE-- SEE WALL TYPES THIS SHEET
- DS — DOWNSPOUT-- REFER TO A1.3 FOR DS CALCS
- STOREFRONT TYPE-- SEE A5.2 FOR STOREFRONT TYPES
- 101-A — DOOR NUMBER-- SEE A5.1 FOR DOOR SCHEDULE AND TYPES
- HB — HOSE BIBB

ABBREVIATIONS

(E)	EXISTING
(N)	NEW
U.N.O.	UNLESS NOTED OTHERWISE
TYP.	TYPICAL
SIM.	SIMILAR
F.O.	FRAMED OPENING

PRELIMINARY PLAN ONLY- NOT FOR CONSTRUCTION

ISSUE DATE

1	30% ELEVATIONS	06/11/2024
2	Land Use Review Set	01/27/2025

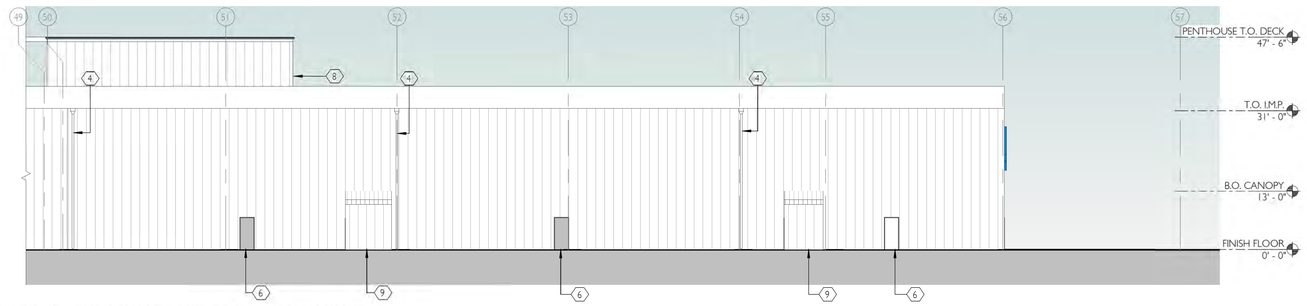
CIDA
ARCHITECTURE
ENGINEERING
PLANNING
INTERIORS
15895 SW 72ND AVE SUITE 200
PORTLAND, OREGON 97224
TEL: 503.226.1285
FAX: 503.226.1670
WWW.CIDAINC.COM

SYSCO WILSONVILLE
26120 SW PARKWAY AVE
WILSONVILLE, OR 97070

FLOOR PLAN
A1.1
#240068.01

©2024 CIDA, P.C./CIDA. ALL RIGHTS RESERVED

3/10/2026 10:29:18 AM



1 A2.1 NORTH ELEVATION - PHASE I - BUILDING 1

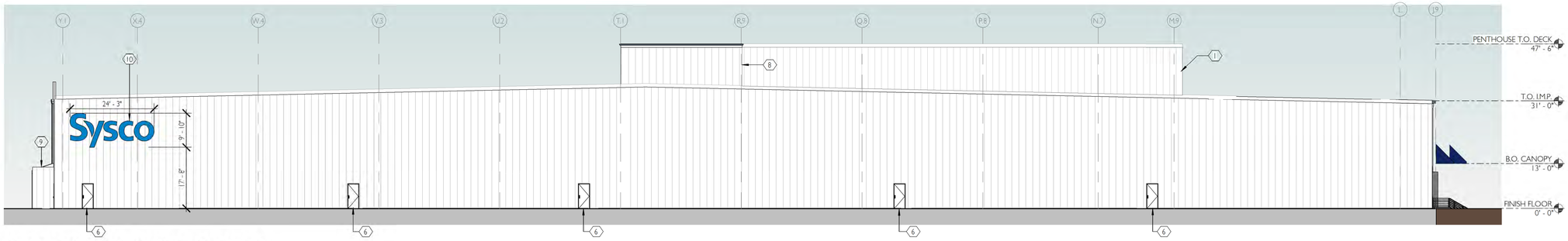
1/16" = 1'-0"

ELEVATION NOTES

1. NOTES

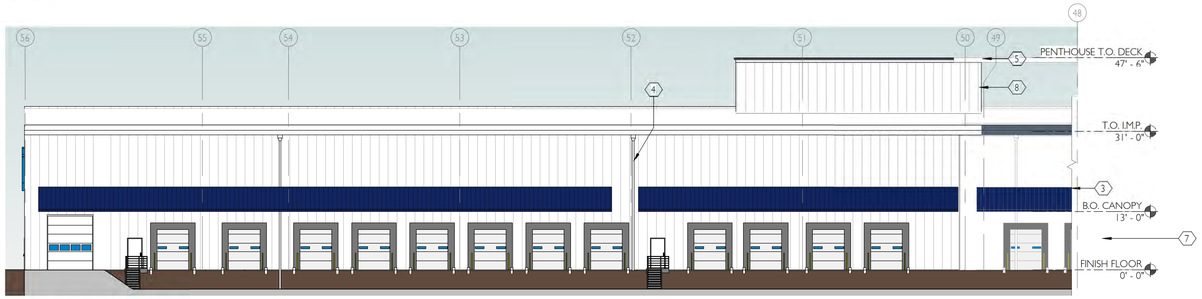
KEYNOTES

1 EXISTING BUILDING
3 METAL CANOPY TO MATCH EXISTING (DARK BLUE)
4 DOWNSPOUT TO MATCH BUILDING BACKGROUND
5 PRE-FINISHED COPING AND SHEET METAL GUTTER TO MATCH EXISTING (WHITE)
6 H.M. DOOR TO MATCH EXISTING
7 OVERHEAD SECTIONAL DOOR WITH DOCK SEAL TO MATCH EXISTING
8 PENTHOUSE SHOWN TO MATCH EXISTING
9 FIRE RISER ROOM
10 SIGNAGE TO MATCH EXISTING - CHANNEL LETTERS IN BLUE



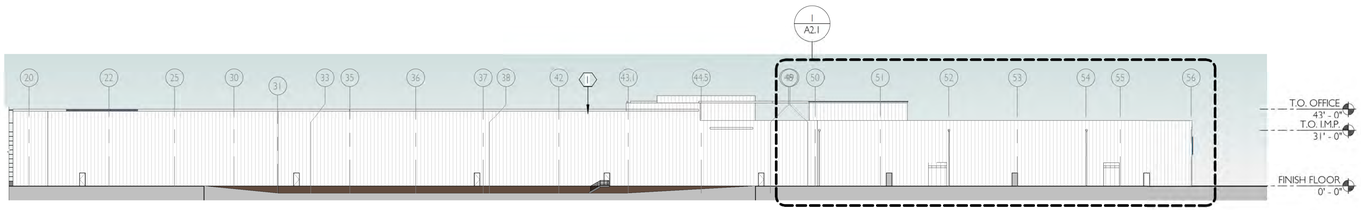
2 A2.1 WEST ELEVATION - PHASE I - BUILDING 1

1/16" = 1'-0"



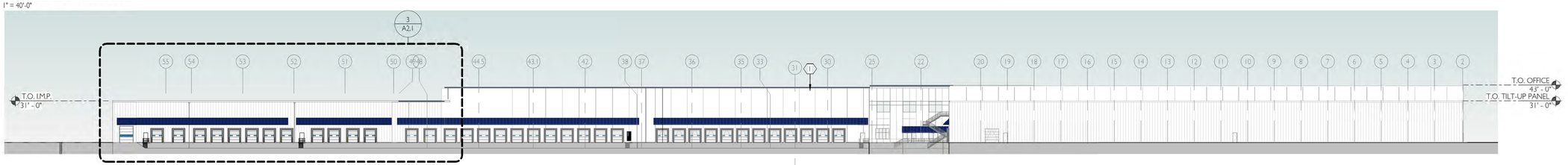
3 A2.1 SOUTH ELEVATION - PHASE I - BUILDING 1

1/16" = 1'-0"



4 A2.1 NORTH ELEVATION - OVERALL

1" = 40'-0"



5 A2.1 SOUTH ELEVATION -OVERALL

1" = 40'-0"

3/10/2026 10:29:28 AM

PRELIMINARY PLAN ONLY- NOT FOR CONSTRUCTION

ISSUE DATE

1	30% ELEVATIONS	06/11/2024
2	Land Use Review Set	01/27/2025

CIDA
ARCHITECTURE
ENGINEERING
PLANNING
INTERIORS
15895 SW 72ND AVE SUITE 200
PORTLAND, OREGON 97224
TEL: 503.226.1285
FAX: 503.226.1670
WWW.CIDAINC.COM

SYSCO WILSONVILLE

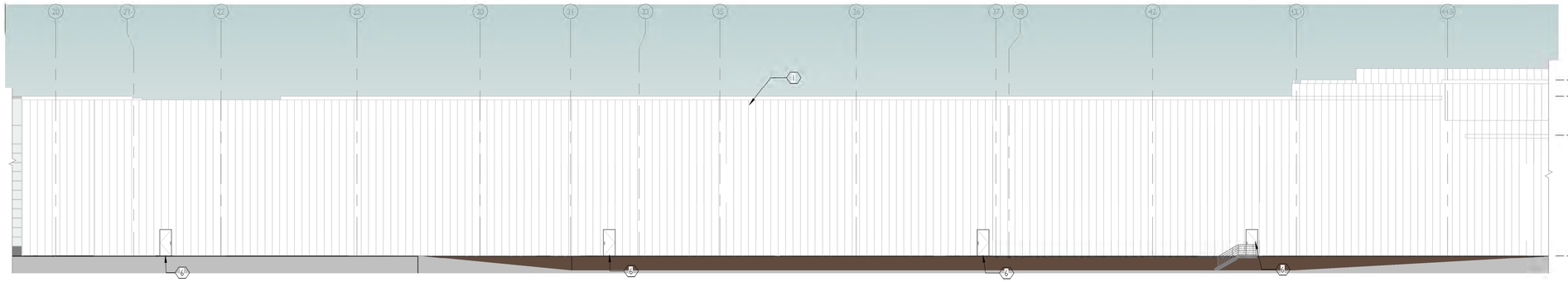
26120 SW PARKWAY AVE
WILSONVILLE, OR 97070

PHASE I ELEVATIONS

A2.1

#240068.01

©2024 CIDA P.C./CIDA ALL RIGHTS RESERVED



1 A2.2 NORTH ELEVATION - EXISTING
1/16" = 1'-0"

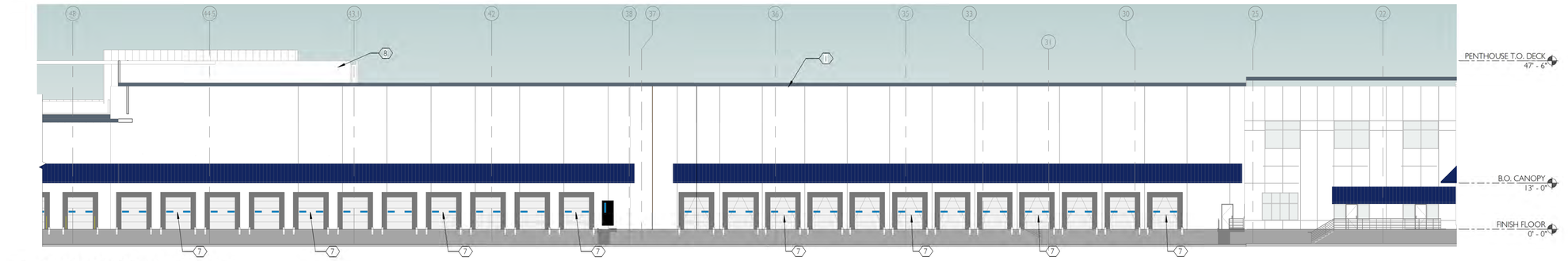
2 A2.2 NORTH ELEVATION - EXISTING - CONTINUED
1/16" = 1'-0"

ELEVATION NOTES

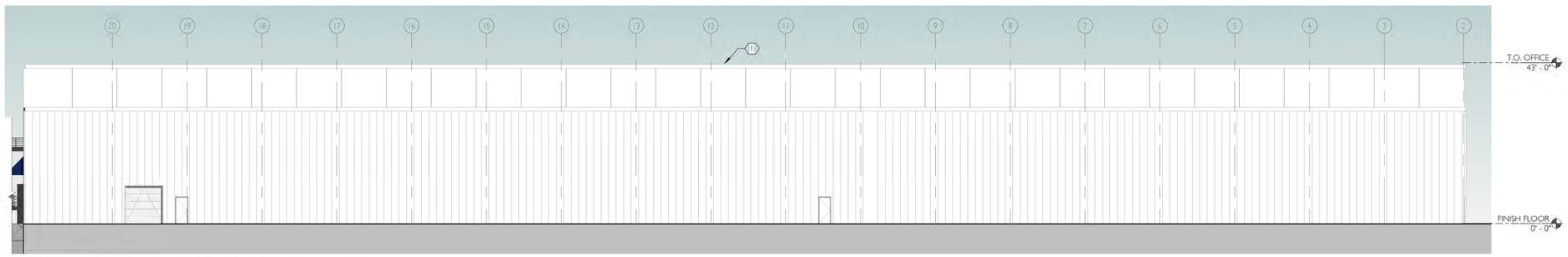
1. NOTES

KEYNOTES

1	EXISTING BUILDING
3	METAL CANOPY TO MATCH EXISTING (DARK BLUE)
5	PRE-FINISHED COPING AND SHEET METAL GUTTER TO MATCH EXISTING (WHITE)
6	H.M. DOOR TO MATCH EXISTING
7	OVERHEAD SECTIONAL DOOR WITH DOCK SEAL TO MATCH EXISTING
8	PENTHOUSE SHOWN TO MATCH EXISTING



3 A2.2 SOUTH ELEVATION - EXISTING
1/16" = 1'-0"



4 A2.2 SOUTH ELEVATION - EXISTING - CONTINUED
1/16" = 1'-0"

3/10/2026 10:29:33 AM

PRELIMINARY PLAN ONLY- NOT FOR CONSTRUCTION

ISSUE DATE

1	30% ELEVATIONS	06/11/2024
2	Land Use Review Set	01/27/2025

CIDA
ARCHITECTURE
ENGINEERING
PLANNING
INTERIORS
15895 SW 72ND AVE SUITE 200
PORTLAND, OREGON 97224
TEL: 503.226.1285
FAX: 503.226.1670
WWW.CIDAINC.COM

SYSCO WILSONVILLE

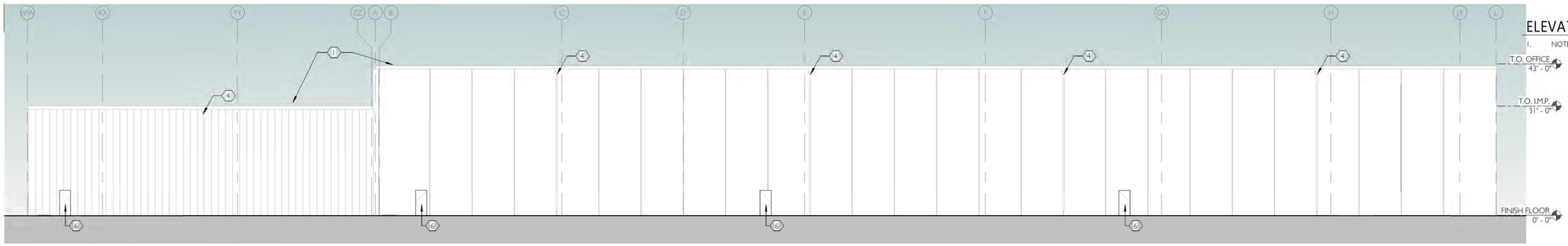
26120 SW PARKWAY AVE
WILSONVILLE, OR 97070

EXISTING ELEVATIONS

A2.2

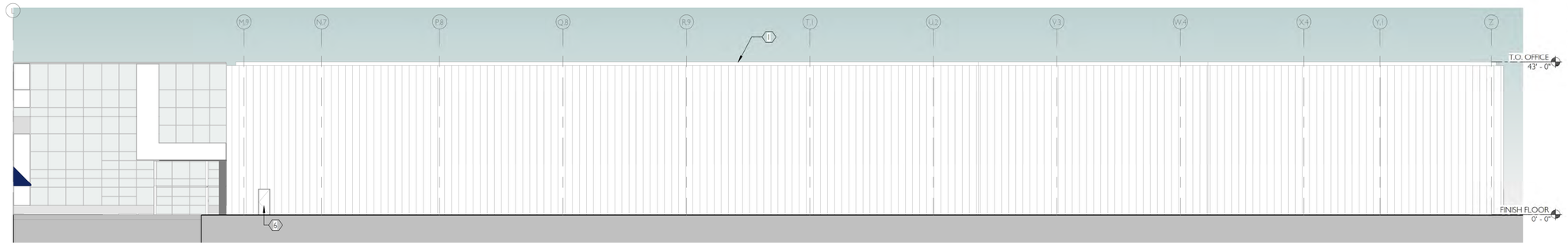
#240068.01

©2024 CIDA, P.C./CIDA ALL RIGHTS RESERVED



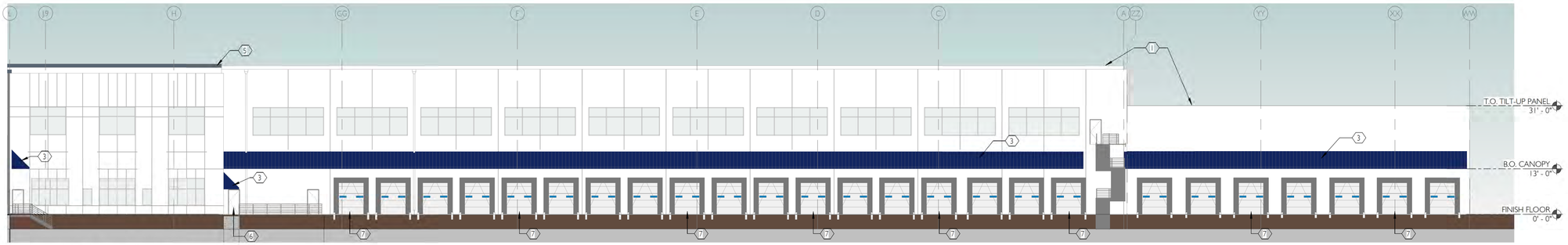
1 A2.3 EAST ELEVATION - EXISTING

1/16" = 1'-0"



2 A2.3 EAST ELEVATION - EXISTING - CONTINUED

1/16" = 1'-0"



3 A2.3 WEST ELEVATION - EXISTING

1/16" = 1'-0"

ELEVATION NOTES

1. NOTES

KEYNOTES

1	EXISTING BUILDING
3	METAL CANOPY TO MATCH EXISTING (DARK BLUE)
4	DOWNSPOUT TO MATCH BUILDING BACKGROUND
5	PRE-FINISHED COPING AND SHEET METAL GUTTER TO MATCH EXISTING (WHITE)
6	H.M. DOOR TO MATCH EXISTING
7	OVERHEAD SECTIONAL DOOR WITH DOCK SEAL TO MATCH EXISTING

PRELIMINARY PLAN ONLY- NOT FOR CONSTRUCTION

ISSUE DATE

1	30% ELEVATIONS	06/11/2024
2	Land Use Review Set	01/27/2025

CIDA
ARCHITECTURE
ENGINEERING
PLANNING
INTERIORS
15895 SW 72ND AVE SUITE 200
PORTLAND, OREGON 97224
TEL: 503.226.1285
FAX: 503.226.1670
WWW.CIDAINC.COM

SYSCO WILSONVILLE

26120 SW PARKWAY AVE
WILSONVILLE, OR 97070

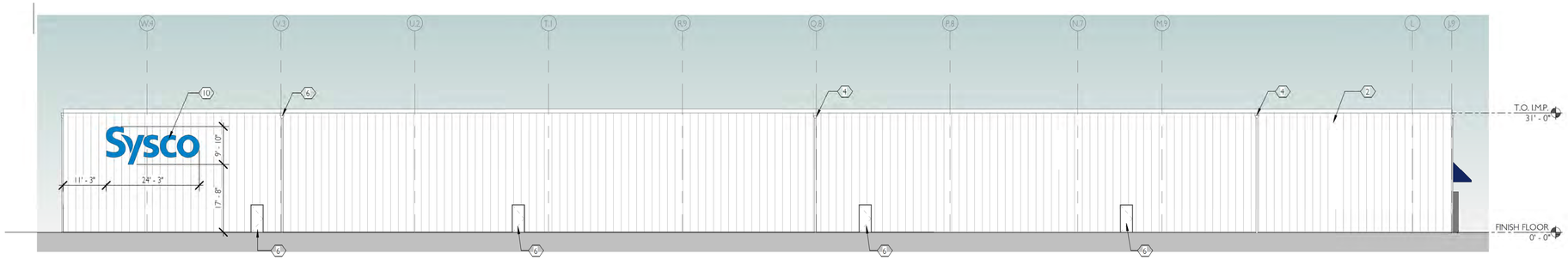
EXISTING ELEVATIONS

A2.3

#240068.01

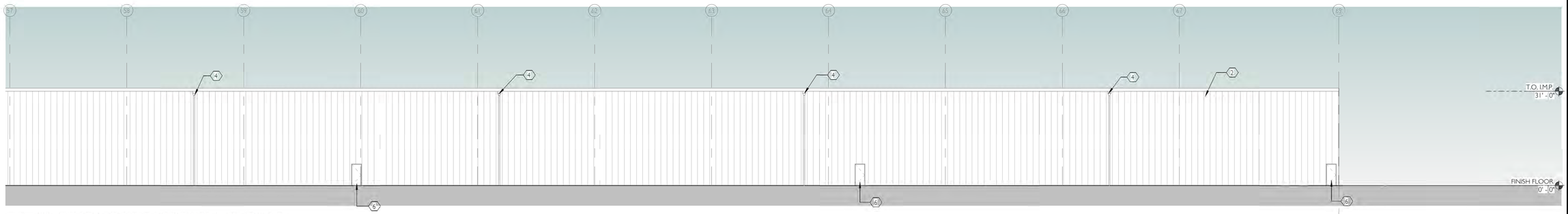
© 2024 CIDA, P.C./CIDA. ALL RIGHTS RESERVED

3/10/2026 10:29:38 AM



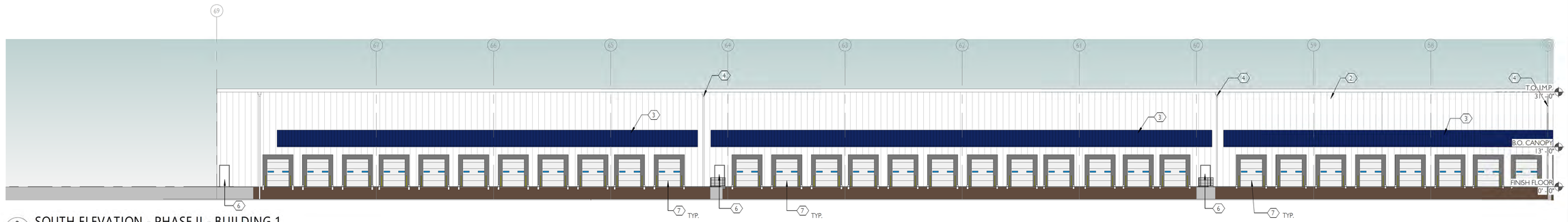
1 A2.4 WEST ELEVATION - PHASE II - BUILDING 1

1/16" = 1'-0"



2 A2.4 NORTH ELEVATION - PHASE II - BUILDING 1

1/16" = 1'-0"



3 A2.4 SOUTH ELEVATION - PHASE II - BUILDING 1

1/16" = 1'-0"

ELEVATION NOTES

1. NOTES

KEYNOTES

2 INSULATED METAL WALL PANEL TO MATCH EXISTING (WHITE)
3 METAL CANOPY TO MATCH EXISTING (DARK BLUE)
4 DOWNSPOUT TO MATCH BUILDING BACKGROUND
6 H.M. DOOR TO MATCH EXISTING
7 OVERHEAD SECTIONAL DOOR WITH DOCK SEAL TO MATCH EXISTING
10 SIGNAGE TO MATCH EXISTING - CHANNEL LETTERS IN BLUE

PRELIMINARY PLAN ONLY- NOT FOR CONSTRUCTION

ISSUE DATE

1	30% ELEVATIONS	06/11/2024
2	Land Use Review Set	01/27/2025

CIDA
ARCHITECTURE
ENGINEERING
PLANNING
INTERIORS
15895 SW 72ND AVE SUITE 200
PORTLAND, OREGON 97224
TEL: 503.226.1285
FAX: 503.226.1670
WWW.CIDAINC.COM

SYSCO WILSONVILLE

26120 SW PARKWAY AVE
WILSONVILLE, OR 97070

PHASE 2 ELEVATIONS

A2.4

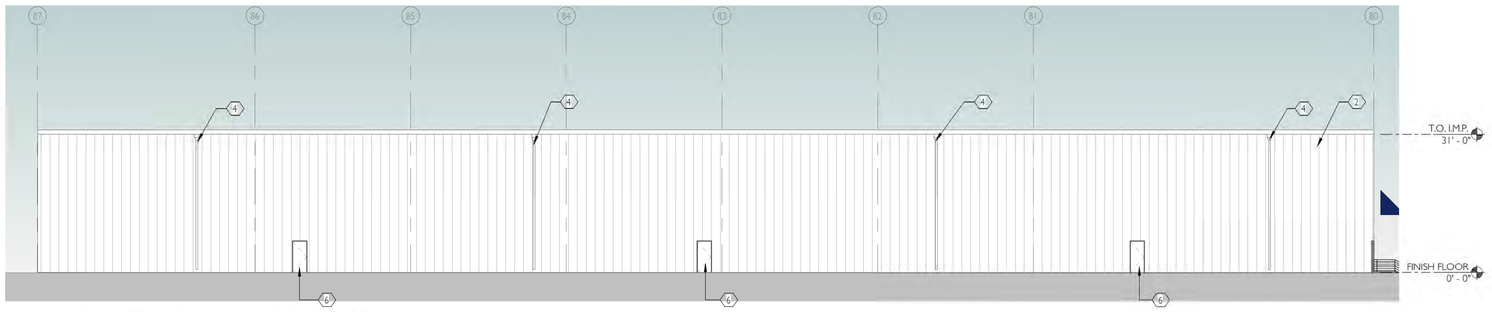
#240068.01

©2024 CIDA, P.C./CIDA ALL RIGHTS RESERVED

3/10/2026 10:29:42 AM

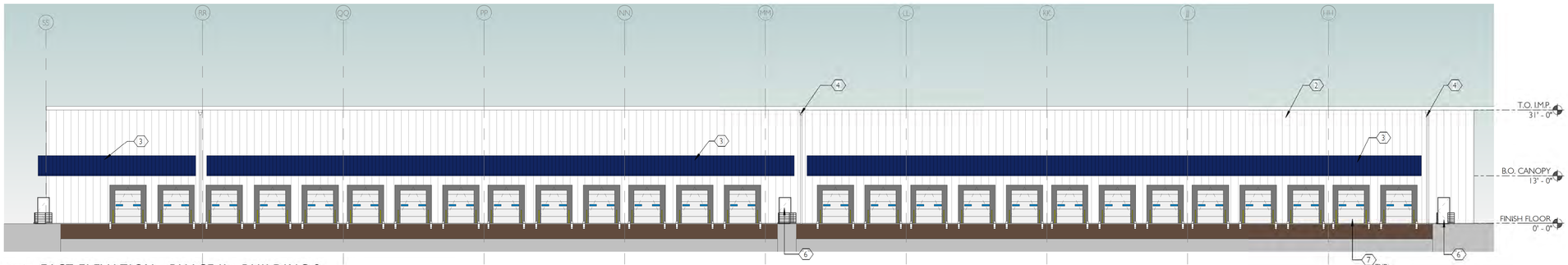
1 A2.5 NORTH ELEVATION - PHASE II - BUILDING 2

1/16" = 1'-0"



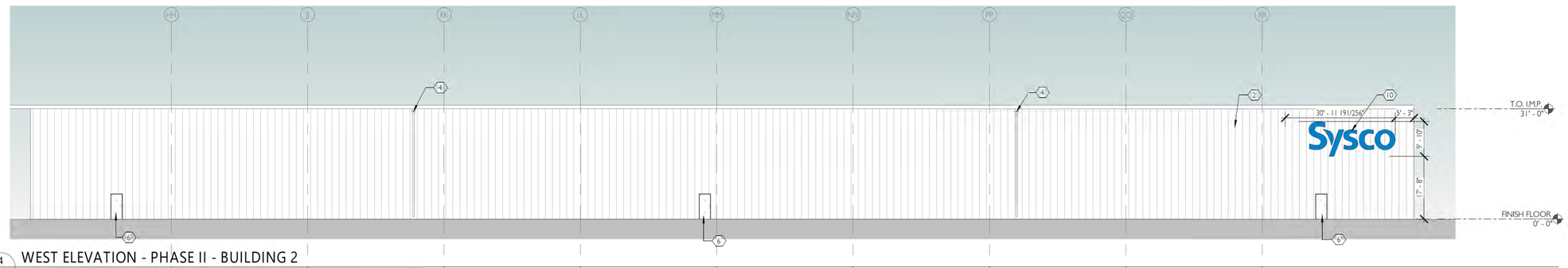
2 A2.5 SOUTH ELEVATION - PHASE II - BUILDING 2

1/16" = 1'-0"



3 A2.5 EAST ELEVATION - PHASE II - BUILDING 2

1/16" = 1'-0"



4 A2.5 WEST ELEVATION - PHASE II - BUILDING 2

1/16" = 1'-0"

ELEVATION NOTES

1. NOTES

KEYNOTES

2 INSULATED METAL WALL PANEL TO MATCH EXISTING (WHITE)
3 METAL CANOPY TO MATCH EXISTING (DARK BLUE)
4 DOWNSPOUT TO MATCH BUILDING BACKGROUND
6 H.M. DOOR TO MATCH EXISTING
7 OVERHEAD SECTIONAL DOOR WITH DOCK SEAL TO MATCH EXISTING
10 SIGNAGE TO MATCH EXISTING - CHANNEL LETTERS IN BLUE

PRELIMINARY PLAN ONLY- NOT FOR CONSTRUCTION

ISSUE DATE

1	30% ELEVATIONS	06/11/2024
2	Land Use Review Set	01/27/2025

CIDA
ARCHITECTURE
ENGINEERING
PLANNING
INTERIORS
15895 SW 72ND AVE SUITE 200
PORTLAND, OREGON 97224
TEL: 503.226.1285
FAX: 503.226.1670
WWW.CIDAINC.COM

SYSCO WILSONVILLE

26120 SW PARKWAY AVE
WILSONVILLE, OR 97070

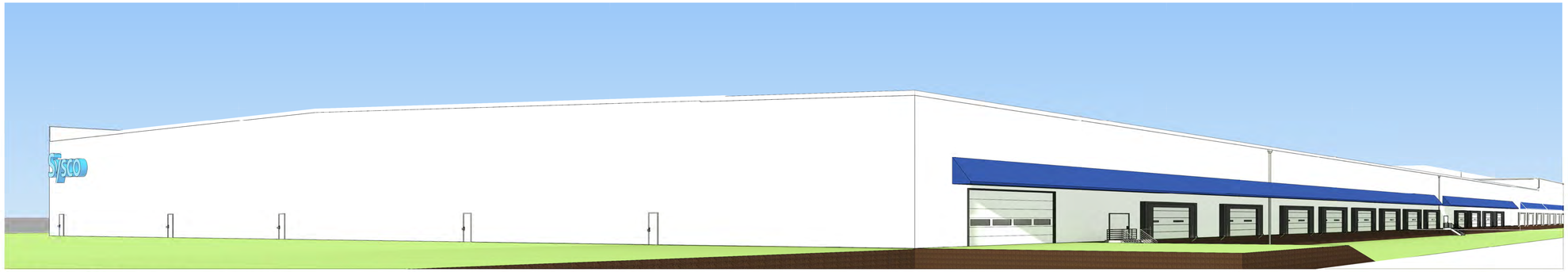
PHASE 2 ELEVATIONS

A2.5

#240068.01

©2024 CIDA, P.C./CIDA ALL RIGHTS RESERVED

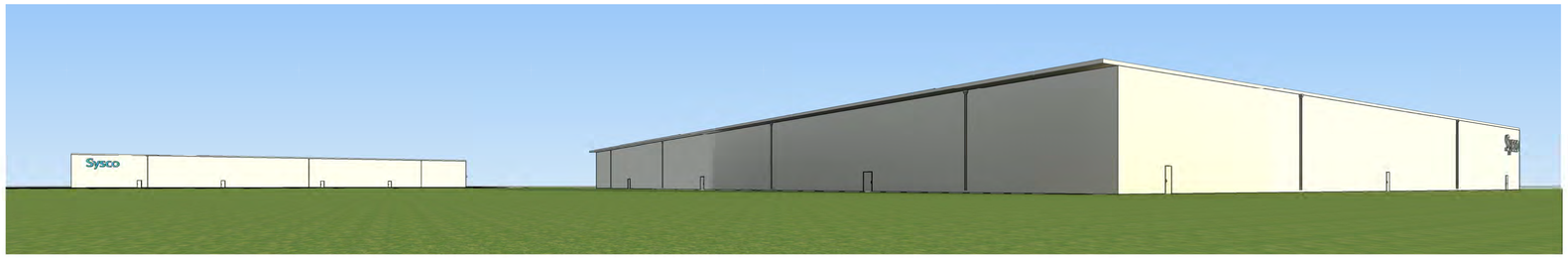
3/10/2026 10:29:44 AM



1 A2.6 SOUTH PERSPECTIVE - PHASE I - BUILDING 1

2 A2.6 SOUTH PERSPECTIVE - PHASE 2 BUILDING 1

4 A2.6 SOUTH PERSPECTIVE - PHASE 2 - BUILDING 2



3 A2.6 NORTHWEST PERSPECTIVE - PHASE 1 & 2 BUILDING

3/10/2026 10:31:23 AM

PRELIMINARY PLAN ONLY- NOT FOR CONSTRUCTION

ISSUE DATE

1	30% ELEVATIONS	06/11/2024
2	Land Use Review Set	01/27/2025

CIDA
ARCHITECTURE
ENGINEERING
PLANNING
INTERIORS
15895 SW 72ND AVE SUITE 200
PORTLAND, OREGON 97224
TEL: 503.226.1285
FAX: 503.226.1670
WWW.CIDAINC.COM

SYSCO WILSONVILLE

26120 SW PARKWAY AVE
WILSONVILLE, OR 97070

ELEVATION PERSPECTIVES

A2.6

#240068.01

©2024 CIDA, P.C./CIDA. ALL RIGHTS RESERVED.