### Neighborhood Context:
This station area is mostly comprised of industrial/commercial uses, although Johnson Creek runs just north of the station platform, while the Eastmoreland Golf Course and residential neighborhood extend north of the station area, the Ardenwald-Johnson Creek residential neighborhood extends to the east and the Sellwood and Westmoreland neighborhoods lie to the west across McLoughlin Boulevard.

### Opportunities
1. Connect to the Springwater Corridor trail
2. Stimulate investment and redevelopment of property west of McLoughlin Blvd
3. Link to future streetcar on Tacoma Blvd
4. Support the redevelopment of the adjacent Pendleton site
5. Design an architecturally distinct parking structure
6. Restore and celebrate Johnson Creek

### Challenges
7. Isolated station location between Union Pacific Railroad and McLoughlin Blvd.
8. Mitigation of traffic impacts on Johnson Creek Boulevard and for McLoughlin Boulevard on/off ramps
9. Scale and aesthetics of a large parking structure
10. Site is partially located within the Johnson Creek floodplain