

S o l u t i o n s



Portland Teacher's Credit Union
Portland, OR

After many years of growth, Oregon's largest credit union, Portland Teacher's Credit Union, made the decision to maximize service to its membership by selecting strategically determined branch office locations.

Challenge

- The initial assignment was to limit Portland to six branch offices that would serve the entire metropolitan area within a 8-12 minute drive time.

Services

- As various leases expired, a thoughtful and orderly relocation to new branch offices was orchestrated over a two year period.
- Gordon King and Mike Holzgang cooperatively used specialized data services to carefully map drive times, as well as various demographic models to first find the optimal location, and then find the optimal physical structure and real estate transaction.
- Additionally, Mike and Gordon represented the PTCU in the relocation of its then 45,000 square foot headquarters from the Lloyd District to the Montgomery Park Building and subsequently assisted in 56,000 and 78,000 square foot lease renewals at this location.

Results

- Gordon King and Mike Holzgang continue to provide periodic studies of overall demographic changes and market conditions vis-a-vis the present service base which is presented to the director of real estate, or an appropriate board committee, to determine any potential expansion or contraction needs.

Tenant Representation
Corporate Real Estate Consulting

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