

LARGEST INDUSTRIAL PARKS

RANKED BY TOTAL ACRES



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Rank	Industrial Park Address Web site	Total acres	Number of acres occupied	Number of businesses in park	Businesses located in park	Freeway access	Owner/Developer Phone number	Property manager Phone number
1	STRONGSVILLE BUSINESS AND TECHNOLOGY PARK Foltz Parkway, Strongsville 44149	1,693	1,185	69	Avery Dennison, Momentive Performance Materials, MCPc, C.Trac, Clark-Reliance Corp, Sparton Medical Systems	U.S. Route 42, state Route 82, I-71, I-80	City of Strongsville 440-580-3100	City of Strongsville 440-580-3100
2	TWINSBURG INDUSTRIAL PARK Highland Road/Enterprise Drive/Case Parkway/Pinnacle Parkway/Edison Blvd., Twinsburg 44087	571	550	150	Alltel, United Stationers, Pepsi America, Weatherchem, Rockwell Automation, Coniferon, Northcoast Color, Cima Plastics	I-271, I-480	N/A	N/A
3	AKCAN INDUSTRIAL PARK Mt. Pleasant Road and Mayfair Road, City of Green 44720	400	250	41	Diebold Corp., Belden & Blake, Cintas, Lexington Technologies, The Ohio Lottery, Service Packaging	I-77	DeHoff Development Co. 330-499-8153	DeHoff Development Co. 330-499-8153
4	INTERSTATE COMMERCE CENTER Mondial Parkway, Streetsboro 44241 www.geisco.net	400	327	73	Playtex, DaimlerChrysler, Hammer Co., Pods, Millard, Aurora Plastics, American Heritage, Flexalloy	I-80, I-480	Geis Cos. and New Venture Ltd. 330-528-3500	Geis Property Management 330-528-3500
5	WIND POINT RESERVE CORPORATE CAMPUS P.O. Box 21, Perry 44081	350	50	15	Deming Enterprises Inc., Northeast Masonry, Diversified Fittings, Clark Rubber	State Routes 2 and 20, I-90	Deming Enterprises Inc. 440-358-9440	Deming Resources LLC 440-358-9440
6	PROGRESS DRIVE BUSINESS PARK Pearl Road and Westwood Drive, Strongsville 44149	325	312	43	DeMag Plastics Group, PPG Industries, Atlantic Tool & Die, Resolve, Empco	U.S. Route 42, state Route 82, I-71, I-80	City of Strongsville 440-580-3100	City of Strongsville 440-580-3100
7	EMERALD VALLEY BUSINESS PARK Cochran Road and Pettibone Road, Glenwillow 44139	285	115	9	Home Depot, Stride Tool, Best Buy, Kauffman Tire, Ris Paper, Owens & Minor, Saeco USA, Shaw Industries	I-271, I-480	First Industrial LP 216-525-0665	First Industrial Realty Trust Inc. 216-525-0665
8	MIDWAY INDUSTRIAL PARK Dutton Drive and Midway Drive, Twinsburg 44087	269	269	45	K & M International, General Electric, Production Tool, Glass Equipment Development, Ceia USA, V.S.A. Vistar	I-480, I-271	N/A	N/A
9	DOW CIRCLE RESEARCH PARK Sprague Road, Strongsville 44136	258	249	34	ICI Paints, Cintas, National City Bank, Mirifex, Telsource, DHL	U.S. Route 42, state Route 82, I-71, I-80	City of Strongsville 440-580-3100	City of Strongsville 440-580-3100
10	ASCOT INDUSTRIAL PARK State Road, Akron 44223	220	90	20	Pneumatic Scale-Akron Packaging Division, SpunFab Adhesive Fabrics, Graphic Arts Rubber, Coretec, NSK Industries	I-76, I-77	City of Akron 330-375-2133	Office of Economic Development 330-375-2133
11	FROST ROAD COMMERCE CENTER Philipp Parkway and Frost Road, Streetsboro 44241 www.geisco.net	200	174	21	Loreal, Venture Lighting, Wine Trends, Andrews Moving	I-80, I-480	Geis Family Ltd. 330-528-3500	Joe Perrow 216-218-3511
12	GLENWILLOW COMMERCE CENTER Pettibone Road, Glenwillow 44142 www.geisco.net	200	0	0	N/A	I-480, State route 422	Geis/Weston 330-528-3500	Joe Perrow 216-218-3511
13	FRENCH CREEK BUSINESS PARK East River Road, Sheffield Village 44054	187	12	1	ZF Trading Co.	I-80, I-90, state Route 301, state Route 254	Comrow Ltd. 440-324-9933	Comprehensive Development Solutions 419-425-9538
14	GEAUGA INDUSTRIAL PARK Industrial Parkway, Middlefield 44062	180	90	12	KraftMaid Cabinetry Inc., Mercury Plastics, Polychem Dispersions, Johnsonite, Sajar Plastics, Penske Logistics, Neff Perkins	I-90, state Route 422	The Federal Improvement Co. 216-363-6429	David Ford 216-363-6429
15	CAK INTERNATIONAL BUSINESS PARK International Pkwy. and Global Gateway Drive, Green 44721 http://www.aswservices.com/index2.html	174	149	25	ASC Industries, ASW Akron Logistics, ASW Green Logistics, Prout, Diebold Global Service Ctr., General Electric Special Pack	I-77	ASW Properties Ltd. 330-733-8107	ASW Properties Ltd. 330-798-5177
16	HERITAGE BUSINESS PARK 23555 Euclid Ave., Euclid 44117	157	41	13	Eaton, Keene Building Products, Pat Henry Group, Upsilon, Park Ohio, Chefs for Hire, Lakeshore Chevrolet, Phillips Medical Lab	I-90	Argo-Tech Corp. 330-659-4060	Ohio Realty Advisors 330-659-4060
17	QUANTUM CENTRE Greenwich Road, Wadsworth 44281 www.naicummins.com	150	140	12	Parker Hannifin Corp., E. C. Morris Corp., Ebner Furnaces Inc., Soprema Inc., Accel Group Inc.	I-76	Frederick M. Shepperd N/A	NAI Cummins Real Estate 330-535-2661
18	ROOTSTOWN INDUSTRIAL PARK Route 44, Rootstown 44272	150	10	3	F.S.I., Ohio E-Check, Logic Plunger	I-76, state Routes 44 and 5	Rootstown Industrial Park LLC 330-325-1661	George Bethea 330-325-1661
19	COLUMBIA ROAD INDUSTRIAL SUBDIVISION Columbia Road, Richfield Township 44286	147	31	4	Marathon Oil, FedEx, Bath Development Corp., 3230 Columbia Road LLC	I-77, I-271, I-80	JJJ Development LLC 216-447-0814	N/A
20	AURORA INDUSTRIAL PARK I P.O. Box 404, Aurora 44202	144	132	13	Filmco, McMaster Carr, Freedom Health, Mill Distributing, Saginaw Controls, Balancing Co.	State Route 43, I-480, Ohio Turnpike	Beech Realty LLC 330-562-1041	Beech Realty LLC 330-562-1041
21	TAYLOR WOODS INDUSTRIAL PARK Taylor Parkway, North Ridgeville 44035	143	83	14	Invacare, Norlake, Tool & Die Systems, Wolff Bros.	State Route 57, I-480	Logos Corp. 440-324-3550	Logos Realty Co. 440-324-3550
22	AKRON CANTON CORPORATE PARK 1525 Corporate Woods Parkway, Green 44685	140	100	76	Hankook Tire, Goodrick De-Icing, Paychex, Prudential Financial, Bonnot, Infocision Management, IBM	I-77, state Route 241	A & M Associates 330-896-3253	CAM Inc. 800-579-3253
23	STONEGATE CORPORATE PARK Highlander Parkway, Richfield Village 44286	140	40	9	Bureau of Criminal Identification, Cisco Systems Inc., Corporate Express, OEConnections, Ikon Office Solutions	I-71, I-271	M & P Associates 800-579-3253	CAM Inc. 800-579-3253
24	CLEVELAND INDUSTRIAL PARK Johnston Parkway and Seville Road, Cleveland 44128	110	107	14	Applied Laser Technologies, Arrowhead Inc., EMX Industries, Erieview Metal Treating Co., Samuel Steel Pickling, Euro USA	I-480	City of Cleveland 216-664-2406	City of Cleveland 216-664-2406
25	BRECKSVILLE BUSINESS PARK West Snowville Road and Miller Road, Brecksville 44141	109	53	12	Andrews Moving & Storage, UPS Logistics, Sky Bank, Maverick, FirstMerit Bank, International Paint, Caruso's Coffee	I-77, I-80	Ray Fogg Corporate Properties LLC 216-351-7976	Ray Fogg Corporate Properties LLC 216-351-7976
26	STREETSBORO INDUSTRIAL PARK P.O. Box 2490, Streetsboro 44241	107	107	7	Thyssen Steel, Commercial Turf, Solon Grinding, Telcon Inc.	State Route 43, I-480, Ohio Turnpike	Beech Realty LLC 330-562-1041	Beech Realty LLC 330-562-1041
27	TROY INDUSTRIAL PARK Troy Township 44234	105	70	3	Great Lakes Cheese Co., Duramax, Electrolock Inc.	State Route 422, I-480	Quad E LP N/A	Great Lakes Cheese Co. 440-834-2500
28	AURORA INDUSTRIAL PARK II P.O. Box 404, Aurora 44202	104	45	5	TCP, Godfrey & Wing, National Artcraft, J & S Packaging, Workshop Wirecut & Machine Inc.	State Route 43, I-480, Ohio Turnpike	Beech Realty LLC Mike Curtis 330-562-5269	Beech Realty LLC 330-562-1041
29	BEACON WESTLAKE Viking Parkway and Clemens Road, Westlake 44145	102	56	7	Husqvarna/Viking, Industrial Electric & Wire Co., Control Co., Westshore, Kindercare, Inspection Engineering	I-90	Beacon Westlake LLC 330-659-2040	Beacon Marshall Cos. 330-659-2050
30	VALLEY BUSINESS PARK Keynote Circle, Lancaster Drive, Brooklyn Heights 44131	102	102	36	Honeywell International, Federal Express, Weltman Weinberg & Reis, Dal-Tile, Virginia Tile, Hobart, Lesco	State Routes 17 and 176, I-77, I-480	Fogg 216-351-7976	Ray Fogg Corporate Properties LLC 216-351-7976

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31	MIDWAY INDUSTRIAL PARK Schaden Road, Elyria 44035	100	75	24	AIT, Tru-Green, Molly Maid, Advanced Plastics, Midway Manufacturing, Marathon Steel	I-90, state Route 57	Logos Corp. 440-324-3550	Logos Realty Co. 440-324-3550
32	SHAMROCK/COMMERCE DRIVE INDUSTRIAL PARK State Route 57, Grafton 44044	100	40	11	N/A	State Route, 57 and 10, I-480	Shamrock Development 440-926-3950	K. Flanagan 440-926-2411
33	MASSILLON ROAD INDUSTRIAL PARK State Route 241, Akron 44319	98	33	3	Quality Mold Inc., Aesco Electronics Inc., Universal Tire Molds	I-76, I-77, state Routes 224 and 241	City of Akron 330-375-2133	N/A
34	PARK 82 State Route 82 and Darice Parkway, Strongsville 44149	98	94	33	Pat Catan's, Health-Mor Industries, Antares Management Solutions, Scholarship Book Fairs	U.S. Route 42, state Route 82, I-71, I-80	City of Strongsville 440-580-3100	City of Strongsville 440-580-3100
35	HUDSON DRIVE BUSINESS CAMPUS Hudson Drive and McCauley Road, Stow 44224	96	9	1	Noble Metal Processing-Ohio LLC, Twin Sisters Productions, Lavelly Computer Services, AtNet Plus	State Route 8, I-76, I-77, I-80	Albrecht Inc. 330-376-6677 x 276	Grubb & Ellis 216-906-9690
36	SHARON CENTER INDUSTRIAL PARK 6931 Ridge Road, Sharon Center 44274	94	76	7	The Ruhlin Co., Sharon Manufacturing, Cell-O-Core Co., M & G Polymers, Atlantic Tool and Die	I-71, I-77	The Ruhlin Co. 330-239-2800	The Ruhlin Co. 330-239-2800
37	BEACON SOUTH INDUSTRIAL PARK State Route 3, Seville 44273 www.mccdesignbuild.com	91	N/A	5	Panther Trucking, Blair Rubber, Atlantic Tool & Die, J Marco, North Gateway Tire	I-76, I-71	Beacon Marshall Cos. Charles Marshall 330-659-2040	Terrence Noonan 330-689-2040
38	PARMA COMMERCE CENTER W. 130th St., Parma 44130 www.geisco.net	90	87	10	Cuyahoga County Board of Health, FDC, Progressive Inc., Sheet Metal Workers, Cleveland Plant & Flower	I-71, I-480	Geis Family Ltd. 330-528-3500	Geis Property Management 330-528-3500
39	SHARON CORPORATE PARK 1455 Wolf Creek Trail, Sharon Center 44274	86	86	9	N/A	I-71, I-77	Sharon Corporate Park Inc. N/A	Medina County Economic Development 330-722-9215
40	JENNINGS FREEWAY INDUSTRIAL PARK Hinckley Industrial Parkway, Cleveland 44109	84	74	46	Dunkin Donuts, Charter One Bank, Netflix, Blockbuster Video, Concentra, Lennox, Frito-Lay	State Route 176, I-71, I-90, I-480, I-490	Ray Fogg Corporate Properties LLC 216-351-7976	Ray Fogg Corporate Properties LLC 216-351-7976
41	BRECKSVILLE BUSINESS CENTER Miller Road, Brecksville 44141 www.geisco.net	80	10	1	Applied Medical Technologies	I-77, I-80	Geis Cos. 330-528-3500	Joe Perrow 216-218-3511
42	BEACON TIMBERLAKE Timberlake Drive, Richfield 44233 www.beaconmarshall.com	75	3	1	Hershall Products	I-77, I-271, Ohio Turnpike	Beacon Timberlake LLC 330-659-2040	Beacon Marshall Cos. 330-659-2050
43	POINTS EAST INDUSTRIAL PARK 9165-9347 Ravenna Road, Twinsburg 44087	68	68	60	Automated Software Engineering, American Rock Mechanics, Bell Optical Lab Inc., Advanced Bulding Products, OMA USA	I-480, I-271	Consolo Construction 330-425-2554	Consolo Construction 330-425-2554
44	BRUNSWICK COMMERCE CENTER W. 130th St., Brunswick 44212 www.geisco.net	65	41	4	Carquest, Prism Powder Coatings, Triplewood, Designer Showcases	I-71, state Route 303	Geis Family Ltd. 330-528-3500	Geis Property Management 330-528-3500
45	LOMBARDO BUSINESS PARK 5480 Cloverleaf Parkway, Suite 3, Valley View 44125 www.lombardobusinesspark.com	60	20	16	ICI Paints, Fleet Pride, Praxair Healthcare Services, Dunbar Armored, Gordon Food Service, Shred-it, Spider, Transoma Medical	I-77, I-480, state Routes 17 and 21	Lombardo Investments LLC 216-524-0715	Lombardo Investments LLC 216-524-0715
46	STOW COMMERCE CENTER Prosper Drive, Stow 44224 www.geisco.net	60	25	3	Mickey Thompson Tires, Wrayco, Consolidated Plastics	State Route 8, I-76, I-77, I-80	Geis Cos. 330-528-3500	Geis Property Management 330-528-3500
47	CLEVELAND BUSINESS PARK 17909-18601 Cleveland Pkwy., Cleveland 44135 www.chelmproperties.com	55	55	10	NA	I-480, I-71	Chelm Properties 440-349-4300	N/A

Source: Information is supplied by the companies unless footnoted. Crain's Cleveland Business does not independently verify the information and there is no guarantee these listings are complete or accurate. We welcome all responses to our lists and will include omitted information or clarifications in coming issues. Business lists and The Book of Lists are available to purchase at www.crainscleveland.com Email dhillyer@crain.com to add an industrial park to this list.

RESEARCHED BY Deborah W. Hillyer

Key: Real estate insiders claim focus is on Higbee building

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for the medical mart, an exhibition center for medical equipment that Cuyahoga County and civic officials are wooing with a proposed new convention center.

Key's tenancy in the May Co. building has been regarded as a given because it houses computer processing operations long thought too costly to move.

However, in a statement issued last week to *Crain's*, Key said it's considering another building because "a comprehensive analysis of the company's future operational and technology requirements revealed that upgrading the space now leased may not be feasible" and that a new site "may better suit the company's needs."

Key has alerted Cleveland Mayor Frank Jackson of its search and is working with the city and "a number of Cleveland economic development leaders to consider viable alternatives within the city," according to the statement. However, Key spokesman William Murschel confirmed the search includes suburban alternatives.

Options abound

Key's lease in the May Co. building expires Dec. 31, 2010, Mr. Murschel said. That end date gives Key just enough time to identify and outfit a new location for the large operation.

Although the local office market is on the upswing, multiple locations could house a tenant of Key's size, which needs about 150,000 to 200,000 square feet. New construction also could be an option.

Robert Roe, managing director of the Staubach Co. corporate real estate services firm, said he believes Key is focusing on the Higbee Building and that Forest City can offer a highly competitive deal to the bank.

"Forest City has already spent the money on the infrastructure that a tenant like this needs," Mr. Roe said.

When the Cleveland-based real estate giant was trying to attract telecom tenants to the Higbee Building earlier this decade, it added power generators, cabling and fiber optic connections to the structure. All those features make it perfectly

suitable to a data center.

Although the Greater Cleveland Partnership business advocacy group and the Convention and Visitors Bureau of Greater Cleveland occupy the first floor and part of the second floor of the Higbee Building, the 13-floor landmark department store is so huge it could house both Key's technical and operations center and a medical mart. The medical device showroom will occupy about 250,000 square feet. The Higbee Building totals 534,000 square feet, according to the CoStar real estate data information service.

Mr. Roe said at least two other options are viable for Key in downtown Cleveland; they are the nearly empty 1717 East Ninth office building, better known as the former East Ohio Gas Building, and the 200 Public Square skyscraper, formerly known as BP Tower. However, insiders consider 200 Public Square too pricey for back-office suites.

Other office experts who asked not to be identified said enough space to house Key also is available at the Huntington, Halle and 65-75 Erieview Plaza office buildings down-

town, as well as a handful of existing suburban locations.

Should Key consider constructing a building to meet its own requirements, there are "dozens" of sites available for such use throughout the region, said Cliff West, managing director of land development services at the Colliers Ostendorf-Morris brokerage. Key would require about 16 acres to construct a building large enough for a 200,000-square-foot tenant, Mr. West estimated.

The price is right

Part of the reason real estate experts long have seen Key as planted at the May Co. building is a terrific rent on the structure. Some industry insiders put that rent at as little as \$5 a square foot.

A corporate real estate expert familiar with the Key operations who asked not to be identified said it would be difficult to justify a move strictly on price because Key has such a favorable rent at May. However, if Key is prizing the operational side of things — which Key's statements indicate — the existing building is functionally obsolete and

columns in the structure make office layouts inefficient, this expert said.

Changes in banking practices also are shaping the site search, Key said in its prepared statement, as it noted that online banking and automated teller machines have increased electronic operations for banks and reduced reliance on paper transactions. Jobs performed in the May Co. building include software and computer systems work as well as check processing and mailing activities.

At a recent media briefing, Chris Warren, regional development chief for Mayor Jackson, included Key's technical and operations center among downtown office tenants the administration is working to retain. However, he did not speak about Key in any detail.

Pat Lott, senior vice president for office leasing at Forest City, declined comment. Four calls to owners of the May Co. building were not returned.

Through Euclid of Cleveland LLC, Mr. Warner's investor group last Jan. 31 paid \$11.4 million for the May Co. building. ■