



# Public Notice

## DEQ Requests Comments on Proposed Prospective Purchaser Agreement for Small Parts Manufacturing Facility in Portland

Date posted: 8/1/26

The Oregon Department of Environmental Quality invites the public to submit written comments on a proposal to enter into a Prospective Purchaser Agreement with NKAP Collective MLK, LLC, to facilitate the purchase and redevelopment of the Small Parts Manufacturing facility in Portland.

### How to provide public comment

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**Facility name:** Small Parts Manufacturing  
**Project location:** 4401 NE MLK Jr Blvd., Portland  
**Comments due by:** Sept. 1, 2026 at 5 p.m.

**Submit written comments:**  
**By mail:** Kevin Dana, Oregon DEQ, 700 NE Multnomah Street, Suite 600, Portland, OR 97232  
**By email:** [kevin.dana@deq.oregon.gov](mailto:kevin.dana@deq.oregon.gov)

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### Proposal highlights

NKAP Collective MLK, LLC, plans to purchase the 1.5 acre Small Parts Manufacturing facility from Bar End Holdings, LLC, and redevelop the facility to provide flexible spaces for community gathering, youth sports programming, work force development and offices for foster care services and counseling. The property is located at 4401 NE Martin Luther King Jr Blvd. in Portland.

### Background

An auto sales and service building was constructed on the site around 1950. By 1975, the auto sales business had been replaced by Small Parts Manufacturing, a small parts machine shop. An underground waste oil storage tank was removed from the site in 1998, and three heating oil tanks were removed in 2020.

Investigations of the site in late 2025 and early 2026 identified multiple areas of petroleum-contaminated soil and groundwater around the site. NKAP Collective MLK, LLC has proposed installing a sub-slab depressurization system beneath a portion of the building to mitigate potential concerns from petroleum vapors. The remaining contamination would either be removed if necessary or remain capped beneath the building and adjacent paved parking lot.

DEQ's Prospective Purchaser Agreement program was created in 1995 through amendments to the state's Environmental Cleanup Law. The agreement is a tool that expedites the cleanup of contaminated property and encourages property transactions that would otherwise not likely occur because of the liabilities associated with purchasing a contaminated site.

The agreement provides a release from liability for claims by the State of Oregon under ORS 465.200 to 465.545 and 465.990, 466.640 and 468B.310 regarding existing hazardous substance releases at or from the property. The agreement as proposed will also provide NKAP Collective MLK, LLC with third-party liability protection.

## For more information

View project-specific information and documents through the [Your DEQ Online Public Records Portal](#).

If you do not have web access and want to review the project file, contact Kevin Dana at 503-229-5369 or [kevin.dana@deg.oregon.gov](mailto:kevin.dana@deg.oregon.gov) to view the documents in person at a DEQ office in Portland.

## The next step

DEQ will consider all public comments received by the date and time stated above before making a final decision regarding this prospective purchaser agreement.

## Non-discrimination statement

DEQ does not discriminate on the basis of race, color, national origin, disability, age, sex, religion, sexual orientation, gender identity, or marital status in the administration of its programs and activities.

For translation and other formats, visit DEQ's [Civil Rights and Environmental Justice page](#).