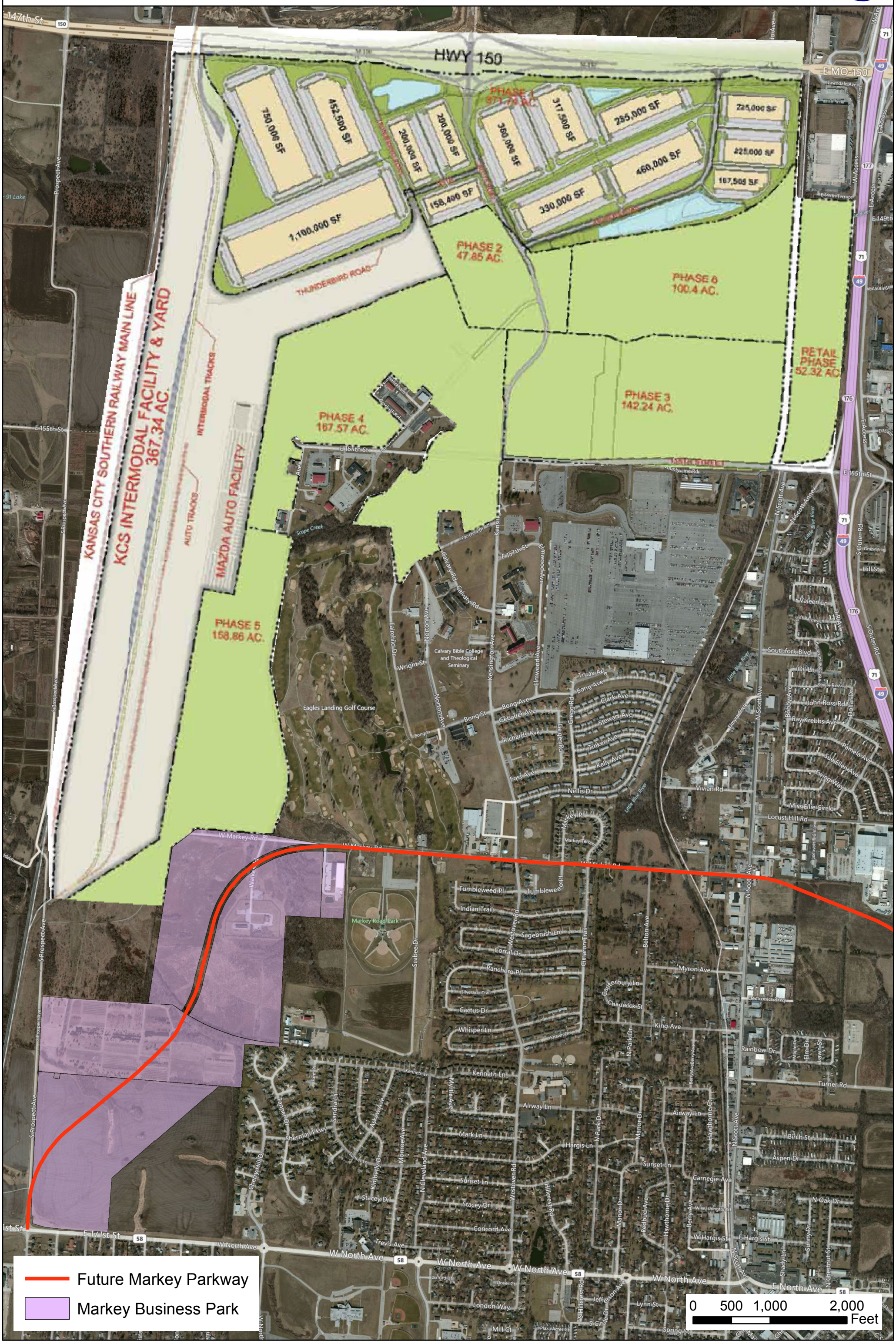Markey Business Park and CenterPoint Intermodal