



**Columbia-Pacific
Economic
Development
District**

**Combined
Col-Pac EDD and
NW Oregon Economic Alliance Meeting
January 10, 2019
10:00 am—12:00 pm
Clatskanie Cultural Center
75 S Nehalem St
Clatskanie, OR
503.970.3336**



Agenda

10:00—10:10a	1. Welcome and Introductions	Henry Heimuller
10:10—10:20a	2. NOEA Business <ul style="list-style-type: none"> ✚ November 8, 2018 Minutes (attached) ✚ December 2018 Financials 	Lianne Thompson Action Item Action Item
10:20—10:30a	3. Col-Pac Business <ul style="list-style-type: none"> ✚ November 8, 2018 Minutes (attached) ✚ December 2018 Financials and Consolidated Statement ✚ Update on USDA Budget ✚ Resolution on Col-Pac Check Signatories 	Henry Heimuller Action Item Action Item Action Item
10:30—11:00a	4. NW Oregon Economic Resiliency Planning <ul style="list-style-type: none"> ✚ Discussion and Next Step 	Mary McArthur
11:00—11:30a	5. NW Oregon EDA Partnership Planning Grant <ul style="list-style-type: none"> ✚ 2018—2019 Scope of Work Half Yearly Report 	Mary McArthur
11:30—12:00p	6. Other Business <ul style="list-style-type: none"> ✚ March Annual Meeting Planning ✚ Member Highlights 	Mary McArthur Members

Next Meeting—Annual Meeting:

March 14, 2019
Port of Tillamook Bay

Attachments:

Col-Pac/NOEA November 8, 2018 Meeting Minutes
2019 Meeting Schedule

NWACT meetings are open to the public and accommodations will be provided to persons with disabilities. If a sign language interpreter is needed, please call 503.397.3099 at least 48 hours prior to the meeting.

Col-Pac EDD/NOEA Board Meeting

November 8, 2018

Clatsop Community College

Astoria, OR

The following members attended the meeting:

Bill Baertlein—Col-Pac/NOEA/Tillamook Co
Rachael Barry—Representative Witt's Office
Deborah Boone—Oregon Legislature
Susan Conn—Col-Pac/City of St Helens
Mark Ellsworth—Governor's RST
Kathy Engel—Col-Pac/NOEA/Columbia County Private Sector
Brett Estes—Col-Pac/NOEA/City of Astoria
Valerie Folkema—Col-Pac/NOEA/Port-Garibaldi
Doug Hayes—Col-Pac/Port of St Helens
Henry Heimuller—Col-Pac/NOEA/Columbia Co
Tony Hyde—Col-Pac/Columbia Co Private Sector
Karen Kent—Col-Pac EDD
Marsha Kirk—Col-Pac/City of Banks
Kevin Leahy—Col-Pac/CEDR

Brian Little—Columbia County private sector
Kevin Leahy—Col-Pac/CEDR
Tom Messenger—Tillamook County/Pacific City
Dale McDowell—Col-Pac/City of Seaside
Van Moe—Col-Pac/NOEA/Tillamook Co Private Sctr
Alfredo Moreno—Col-Pac/PCC Rock Creek Campus
Debbie Newton—Col-Pac/Oregon Employment Dept
Peter Roscoe—Col-Pac/Clatsop Co Private Sector
John Serra—Representative's Schrader's Office
Frank Spence—Col-Pac/NOEA/Port of Astoria
Shawna Sykes—Oregon Employment Dept
Lianne Thompson—Col-Pac/NOEA/Clatsop Co
Michael Walker—Col-Pac/Washington County
Suzanne Weber—Col-Pac/NOEA/City of Tillamook
Ryan Wells—City of Cornelius

Excused: Michele Bradley, Stevie Burden, Dan Dennis, Rob Drake, Rep Gomberg, Steve Heinrich, Senator Johnson, Bruce Jones, Bob Terry, Ross Tomlin.

AGENDA ITEM-1 Welcome and Introductions

Henry Heimuller opened the meeting.

AGENDA ITEM-2 NOEA Business (Lianne Thompson)

- ✚ September 13, 2018 Meeting minutes. Approved unanimously. (TH/SC)
- ✚ October Financials. Approved unanimously. (HH/KE)

AGENDA ITEM-3 Col-Pac Business (Henry Heimuller)

- ✚ September 13, 2018 Meeting minutes. Approved unanimously. (VM/BJ)
- ✚ October 2018 Financials and Consolidated Statement. Approved unanimously. (TH/SW)
- ✚ USDA Budget Amendments—Col-Pac's request to accelerate pay off of the Intermediary Relending Program (Revolving Loan Fund) monies has been agreed to in principle by USDA, but no documentation has been received to date. The Col-Pac Board agreed that the Executive Committee has the authority to negotiate a revised payment plan with USDA, with the understanding that any decision will need to be ratified at the next Col-Pac Board meeting.

AGENDA ITEM-4 Clatsop County Update

- ✚ City of Astoria—Brett Estes reported. Have a number of long range projects that are all kicking off at same time. Uniontown (TGM grant \$240,000)—taking a look at zoning to ensure appropriate for future development, aesthetics/streetscape, (gateway to Astoria from south and north), at transportation network through town, including lane reconfigurations, easier pedestrian crossings. Have a healthy urban renewal district, so implementation of projects has funding, already completed two façade improvements and getting more interest. Another project is the Riverfront vision plan, finalizing zone ordinances on four sub-areas of plan. Public interest and conversation on the amount of development on the waterfront. Lot of interest in hotels in Astoria which is bringing on the discussion of how many hotels are needed in the City. Have another brewery which started out a sub-leasee of another brewery. Fermentation cluster is growing. Excited about Tongue Point industrial development. Also a multi-family development near Tongue Point underway. Hotel has a hotel room tax which was recently increased to 11% to pay for park projects that supported visitor traffic and amenities. Matches Warrenton's room tax. Clatsop County recently passed a 1% increase county-wide tax. The 70% tax collected in the cities must be used for tourism activities. Working on a \$10

million ODOT project fixing bridges that connect 6th–11th streets to waterfront piers. Bids have come in over \$2 million above engineering estimates. City is providing some additional match and ODOT has found some funding. Critical for business access. While underway, some business access has been closed, which has been of concern for waterfront retailers.

- ✦ Port of Astoria—Workshop meeting which included a presentation on \$20 million in deferred maintenance. Potential solutions include imposing tariffs on passing ships, and landing tariff fees. Looking for private partners, such as development at the East Mooring Basin. The causeway is soon to be closed to commercial fishing boat landings. FEMA reimbursement of damage from 2007 storm damage was mostly denied because there was no documentation of the prior condition. 3 acres at Port airport ready for wetlands mitigation. With no more ConnectOregon funding, development monies are no longer available
- ✦ Seaside—Moving schools out of tsunami zone, but infrastructure needed. Dooley Bridge to Cannon Beach road out for bid. Center turn lane in front of Safeway is going into design. Promenade will be 100 years old in 2020, and been working on renovations. Convention Center is also undergoing a \$20 million renovation. Funding came from increase room tax.
- ✦ New Enterprise Zone is generating a lot of interest from businesses. OMEP came out to Tongue Point and looking at how they can help. Business Oregon provided a \$350,000 grant to fix seaplane ramp, which will help bring in larger boats and tugs. A lot of AMCO business is going over to WCT Marine, which is employing approximately half of AMCO's. Bergerson is moving out there, plus expecting Coast Guard to get 2 new cutters.
- ✦ CEDR/SBDC. Received a \$40,000 TFFF to advance rural entrepreneurship. Working with chambers. Clatsop Works program. 16 paid interns, 11 employers. Trying to replicate in Columbia County, and next in Tillamook County. In the middle of Housing Study, and had over 100 people attend public meeting of preliminary results. 84% of homes in Clatsop over \$300,000, with a large percentage of cash purchases. Looking at zoning, density changes. North Coast Tourism Studio. Next topic Adventure travel and recreation. Gill net advisory committee, gill netters receiving \$500,000 for reduction of fishing. Over 100 people attended Forestry Tour. Forestry contributes over \$2 million to Clatsop County. Working on partnership with TBCC to start up a commercial truck driving certification program. March 6th Job and Career Fair.

AGENDA ITEM-5 Hwy 6 Passing Lanes

Tom Messenger reported. Hwy 6 has had a 20% traffic increase since 2012. Hillsboro and Cornelius are also growing rapidly, with a result there is increased tourism because of their proximity to the North Coast. Commuter traffic has also increased. No road cameras near the top. Long portion of the road has no passing lanes. Have a long list of supporters for adding passing lanes to the highway. \$5.5 to \$6 million estimate to implement. Crash data is a key factor to ODOT. Col-Pac agreed to provide a letter of support for safety improvements described in Tom's presentation. Tony suggested talking to federal highway folks as well, since federal funds pay for these kinds of improvements. John Serra will also work with Tom. Local emergency response numbers may provide more timely cash data. (VF/LT)

AGENDA ITEM-6 EDA Partnership Planning Grant

Mary provided Col-Pac's Progress Report for the period, April–September 2018. (The Report is posted on Col-Pac's website)

AGENDA ITEM-7 Other Col-Pac Business

- ✦ Ratification of Contract to Manage Port of Garibaldi USDA Fishing Fleet Services Hub Grant. Approved unanimously. (LT/SW)
- ✦ 2019 Meeting Schedule—The Board agreed to move the January meeting to Clatskanie. (Attached)

AGENDA ITEM-8 Member Updates

- ✦ Transient Lodging Tax Legislative Proposal—Bill Baertlein and Senator Johnson are working on an legislative bill whereby cities can tap into up to 20% fo their TLT for workforce housing development.
- ✦ Columbia County Economic Team (CCET)—Meeting to develop an innovation district (OMID). Create a vision for property owners, to make the land a manufacturing hub. Lot of competition for the limited amount of land available.

- ✦ City Tillamook—Ribbon cutting for Hwy 101/6 project. Will still need 6 months to finish. Terre Cooper offered the job of new EDCTC Director.
- ✦ Oregon Employment Department (Research) Shawna handed out the most current labor information.
- ✦ City of Cornelius—New downtown Master Plan and urban renewal plan. Finished public input, and visioning. Bisected by Hwy 8. Prepare for new residential growth.
- ✦ PCC—Purchased new Scappoose property for training center. Looking forward to getting started.
- ✦ Banks—Large piece of property in Buxton has sold which may be new development. New urban renewal fund, developing façade program.
- ✦ Representative Boone—Introducing 4 bills: Making hydro renewal, public housing requests require how will information be used, access to commercial financing for moving manufacturing homes, surprise medical insurance lack of payment. Thanks to Boone, and best in her retirement.
- ✦ Port of Columbia County—Rezone arguments for Port Westward should hear by end of November. 800 acres of agriculture land use for industrial development. Largest rezone in State history.
- ✦ Representative Schrader—Re-elected.
- ✦ Tillamook County—Looking forward to have a full-time EDCTC and new work.
- ✦ Port of Garibaldi—Hosted Crave the Coast event, expected 300 people and over 700 showed instead. Looking doing a feasibility study for waterfront property. Continue with seafood value added supply chain development.
- ✦ City of St Helens—Thanks to Susan, great partner for Col-Pac and for Columbia County. Couple of new manufacturing businesses interested, including a potential new replacement for Armstrong.

Henry Heimuller, Col-Pac President

Lianne Thompson, NOEA Chair

Recorded: Mary McArthur, Executive Director

**Col-Pac EDD/NOEA MEETING SCHEDULE
2019**

Meetings are held the **2nd Thursday** of the month

All meetings are from 10:00 am—12:00 pm, unless otherwise scheduled.

January	Columbia County	Thursday, 1/10	Columbia County Clatskanie Cultural Center
February			
March	Tillamook County	Thursday, 3/14 **	Tillamook County Port of Tillamook Bay Officers Mess Hall Annual Meeting/Luncheon
April			
May	Clatsop County	Thursday, 5/9	Clatsop County Clatsop Community College
June			
July	Tillamook County	Thursday, 7/11	Tillamook County Port of Tillamook Bay Officers Mess Hall
August			
September	Washington County	Thursday, 9/12	Washington County To Be Announced
October			
November	Clatsop County	Thursday, 11/14	Clatsop County Clatsop Community College
December			

** Annual Meeting/Luncheon

**Col-Pac EDD/NOEA MEETING SCHEDULE
2019**

Meetings are held the **2nd Thursday** of the month

All meetings are from 10:00 am–12:00 pm, unless otherwise scheduled.

January	Columbia County	Thursday, 1/10	Columbia County Clatskanie Cultural Center
February			
March	Tillamook County	Thursday, 3/14 **	Tillamook County Port of Tillamook Bay Officers Mess Hall Annual Meeting/Luncheon
April			
May	Clatsop County	Thursday, 5/9	Clatsop County Clatsop Community College
June			
July	Tillamook County	Thursday, 7/11	Tillamook County Port of Tillamook Bay Officers Mess Hall
August			
September	Washington County	Thursday, 9/12	Washington County To Be Announced
October			
November	Clatsop County	Thursday, 11/14	Clatsop County Clatsop Community College
December			

** Annual Meeting/Luncheon