

## NOEA Meeting/Col-Pac EDD Annual Meeting

November 3, 2011

Clatsop Community College

Astoria, Oregon

The following members and guests attended:

Joyce Aho—Col-Pac/Oregon Employment Dept  
Jack Bland—Col-Pac/NOEA/Port of Astoria  
Michele Bradley—Col-Pac/Port Tillamook Bay  
Blaire Buergler—Astoria Main St Program  
Melissa Busby—Col-Pac/MTC  
Rich Cook—Col-Pac Loan Officer  
Mark Ellsworth—Governor's Office  
Herb Florer—Col-Pac/Port of Astoria  
Connie Green—Col-Pac/Tillamook Bay CC  
Rosemary Johnson—City of Astoria  
Steve Heinrich—Col-Pac/City of Cornelius  
Jason Hitzert—1<sup>st</sup> Congressional District  
Dennie Houle—Business Oregon  
Peter Huhtala—Col-Pac/NOEA/Clatsop Co  
Tony Hyde—NOEA/Col-Pac/Columbia County

Shirley Kalkhoven—NOEA/Col-Pac/City-Nehalem  
Karen Kent—Col-Pac Administrative Manager  
Mark Labhart—Col-Pac/NOEA/Tillamook County  
Patrick Martyn—Col-Pac/City of St Helens  
Larry McKinley—ODOT  
Richard Meyer—City of Cornelius  
Van Moe—NOEA/Col-Pac/Tillamook Private Sector  
Dick Powell—Clatsop Economic Development Resources  
Audrey O'Brien—Oregon DEQ  
Peter Roscoe—Col-Pac/City of Astoria  
Marc Siegel—Senator Merkley's Office  
David Stocker—Columbia Economic Team (CCET)  
Patrick Trapp—Col-Pac/Port of St Helens  
Suzanne Weber—Col-Pac/City of Tillamook  
Paul Wyntergreen—Col-Pac/City of Tillamook

Excused: Christy Greagor (City of Banks), Jim Hough (City of Banks), Senator Betsy Johnson (Oregon Legislature), Diane Pohl (City of Clatskanie), David Rule (Portland Community College), Bob Terry (Washington County)

### AGENDA ITEM 1—Welcome and Introductions

The meeting was called to order by Tony Hyde, President—Col-Pac. Attendees introduced themselves.

### AGENDA ITEM 2—NOEA Business—Tony Hyde

- September 1, 2011 Minutes—Approved unanimously. (PH, ML)
- October 2011 Financial Statement—Accepted unanimously. (ML/PH)

### AGENDA ITEM 3—Col-Pac Business—Tony Hyde

- September 1, 2011 Minutes—Approved unanimously. (JA/SH)
- September 2011 Financial Statement/Year End (Unaudited)—Review of Financial Statements. Discussion regarding the slim cash flow margin projected for the upcoming year. Cost savings and new revenue measures are being explored, in addition to working on getting more loans out. Unaudited year end financials were approved unanimously. (PR/MB)

### AGENDA ITEM 4—NW Oregon Economic Development Updates

- Columbia-Pacific Historic Preservation Cluster—Cluster work started about 3 years ago with Dennie, Mary, Jay Raskin (Cannon Beach historic architect), and Rick Gardner (former CEDR Executive Director). The cluster first organized and met at Astor Hotel: Col-Pac provided \$30,000 in start-up financing: which paid for initial surveying of the region, setting up a website: [www.ColumbiaPacificPreservation.org](http://www.ColumbiaPacificPreservation.org) and establishing a historic preservation guild. Currently have craftspeople working on historic resources and have a college curriculum for teaching historic preservation techniques and methodologies. The crafts guild includes 10 crafts people listing their portfolios on the website. The guild meets monthly to get together on projects. Do workshops, and are working on renovation of the Astoria train station/depot. Working on non-profit and public buildings in areas where they don't compete with local contractors. The guild is also working with college students. College received a \$20,000 grant for historic preservation for a work van. US Bank underwrote the cost of brochures. Had a preservation demonstration booth at the Historic Preservation Fair. Won a State-

wide Heritage Award last year. Lower Columbia Preservation is a non-profit and Columbia Pacific Historic Preservation is business oriented, so the cluster can maximize different funding resources. Started a downtown façade program targeting 3 buildings downtown, including research on the original look of each of the building fronts. Will use students to take off remodeling facades, with the building owners paying to restore to the original look. Working with SHPO to go on the road and train outside NW Oregon and with hospitality industry to promote the historic aspects of their facilities. North Coast Business Park in Warrenton is looking to recruit businesses that support historic restoration. The work has become truly a cohesive cluster in all the different aspects. Had 8 graduates last year and there are apprenticeship opportunities for the students. Employment Department has participated in helping students with training. Within the faculty have individuals qualified to work on federal funded projects.

- Astoria Downtown Historic Downtown Association—Blaire Buerger reported that Astoria re-entered the Main St Program in 2010 and are staffing it this year through the RARE/Americord program. Moved up to transformation level. Four point approach to historic main streets. Design, promotion, economic restructuring (business retention and expansion), and organization. Have first 3 going, with organization to start in January. Downtown association has been around since the mid 1980's, but waned during the 90's. All volunteer except the RARE support. Fall 2010, attended Fall Main St conference in Albany with funding support from Col-Pac. Came back and raised \$4,000 in the community to go forward. Received a Main St award for that fund raiser. Raised funds through the Saturday Market and other fundraisers to pay for the RARE worker. Taken on the Art Walk and looking take on the Christmas program. Launching website in the next couple of days. Will be completing a downtown building inventory including a 3D google earth mapping component. Working with Astoria's streetscape improvements, including bike racks, planter boxes through ODOT's transportation enhancement program. Need garbage cans and downtown clean up program. Goals: Connectivity and communication flow between the city, CEDR, college and downtown merchants and building owners. Also connecting with the cruise ships. Website will include social media, facebook and twitter. Businesses will be able to link their own establishments on the website, and post available leasing/sale opportunities. Goal is to get to the Performing Level which means having permanent staffing. Col-Pac underwrote some of the costs for representatives from Astoria, St Helens and Garibaldi/Tillamook to attend the 2010 Main St conference in Albany. Most important component is sustaining the organization. Exploring EID and LID options, if can show value in doing so.
- Regional Workforce Board and Planning Update—Joyce Aho reported that the Federal Workforce Investment Act has not been reauthorized fully, thus funding has been cut extensively, including funding support for a Regional Investment Board. Being proposed is dismantling this Board and use existing Boards such as Col-Pac for input on workforce needs and planning. Will be coordinating with the local business development efforts.
- County EDC and Col-Pac Collaboration Planning—Mary met with Kevin Leahy (Clatsop Economic Development Resources CEDR), David Stocker (Columbia County Economic Team), Dan Biggs (Economic Development Council of Tillamook County EDCTC), and Dennie to talk about potential collaborations between Col-Pac and the local economic development organizations. Col-Pac development opportunities identified include: Expansion of lending capacity, development of a Regional Investor Network, and identification/(fee-for-service) grant writing/(fee-for-service) grant management.

#### AGENDA ITEM 5—NW Oregon Economic Development Partner Updates

- City of Astoria—Success with Ft George Brewery and great advertising through the Lottery.
- Clatsop County—Moving forward with business park, permits completed on getting roads done.
- Port of Tillamook Bay—Finished up truck scales, and tilt up facility. Full ahead on \$44 million disaster recovery projects.
- Marc Siegel—The Senator's office has been working with Foss Marine on the development of their hybrid tug, real opportunity. Also testing on an unmanned monitoring drone at Scappoose Airport.
- City of Tillamook—3<sup>rd</sup> St transportation improvements connecting to new development with a Bi-Mart anchor. Hwy 6 and 101 interchange improvements, which will also improve the downtown Main St. Working with the Port on getting additional water and sewer connections to the airport. Also, working potentially on a new sewer out at the creamery. Economic Opportunity Analysis is being conducted in central Tillamook.
- St Helens—Main St program is in its infancy, been meeting with Astoria Main St. 3 of 4 committees have been through the training. Have a RARE/Americorp volunteer as well. St Helens Economic Development Corp has just applied for its 501C3, and in processing of deciding whether to take on the Main St Program. May use some PSU students for design component.

- Oregon Employment—Working on recruitment for O’Reillys and Petco (Warrenton), ORPET in St Helens, seeing some additional hiring at GP.
- Oregon Business Development—Working with EDCs and Ports on their development projects
- Port of St Helens—Columbia Pacific Bio-Refinery has hired 68 of 79 employees, restarting in January. ORPET in January. Expanding Oregon Aero at Scappoose Airport.
- City of Astoria—Partnership with Oregon Memorial Hospital and OHSU to provide more services, eg, oncology, so can get treatment locally. Local museum received a grant to develop an Oregon Film Map, which could result in increased “film” tourism, akin to the culinary tourism in recent years. Wild rice project is going with one test project producing after a second year. Looking into doing it in Tillamook.
- Port of Astoria—Went to Taiwan to recruit new business opportunities and facility improvements. Pier 2 will be looking at a ConnectOregon 4 application.
- Cornelius—Had a recall of some city councilors, will be looking for a city manager. New city block development will be all green construction. Received a federal highway grant for new street lights and a CDBG for streetscape improvements. Lighting, street furniture and undergrounding utilities have really made a difference in Main St program.
- Tillamook—Working on 2 bio energy projects, produce power, produce product, reduce waste, and eliminate odors.

AGENDA ITEM 6—2012 Planning

- Officer Nominating Committee—Tony appointed Steve Heinrich, Shirley Kalkhoven, Peter Roscoe and Pat Trapp to recommend a proposed Slate of Officers for 2012.
- 2012 Meeting Schedule—The 2012 schedule was handed out, moving the board meetings to the second Thursday every other month. The schedule will be posted on the website as well.
- Work Plan Report—New activities completed since the last board meeting include: Two columns in the Coast River Business Journal, OEDA training conference in Newport, working with the Port of Tillamook Bay on the Pelican Pub expansion, EDC and Col-Pac collaborative activities, and coordinating best loan practices with the other economic development districts statewide.

AGENDA ITEM 7—Next Meeting

January 12, 2012 at the Scappoose Fire Hall.

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Tony Hyde, President

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Recorded: Mary McArthur, Executive Director