

WASCO COUNTY ECONOMIC DEVELOPMENT COMMISSION
THURSDAY, FEBRUARY 2, 2017
9:30 am
MCEDD OFFICE
515 East 2nd Street
The Dalles, OR 07058

ATTENDANCE

COMMISSION MEMBERS: Joan Silver, Kathy Ursprung, Matthew Klebes, Nan Wimmers, Frank Kay, Dean McAllister, Gary Grossman and Terry Moore (TC)

GUESTS: Denny Ross, Nate Stice (North Central Regional Solutions), Commissioner Scott Hege (Wasco County)

EDC STAFF: Carrie Pipinich and Sherry Bohn

CALL TO ORDER

Chair Kathy Ursprung called the meeting to order at 9:32 am. Round table introductions took place.

JANUARY 2017 EDC MINUTES:

Dean McAllister moved to approve the January 12, 2017 meeting minutes. Frank Kay seconded the motion. Motion passed unanimously.

COMMUNITY ENHANCEMENT PROJECT LIST:

Carrie Pipinich reported that the annual Community Enhancement Project process provides the EDC significant input from stakeholders around the county, and information about community projects and priorities that can be incorporated into the commission's economic development strategy. Carrie noted that staff had included some of the upcoming local projects and focus areas for consideration, discussion and the implications to economic development in Wasco County including:

- Old National Guard Armory Site
- School Facilities: Northern Wasco School District 21 (D21) is moving through a facilities planning process this winter and spring with a committee of members from the public and a series of public meetings providing input. Additionally, there have been continued conversations in the Dufur School District around needed facility upgrades to both the building and their parking area.
- Wasco County Fairgrounds
- Wasco County Comprehensive Plan Update
- Gorge Commission Management Plan Update: A public input session will be held on February 28, 2017 at the Readiness Center in The Dalles.
- Broadband Access
- Forest Collaborative
- Water Resources Concerns & Projects

2016 CEP PROJECT PROGRESS REPORT

Carrie Pipinich presented a compiled update on the top 10 Community Enhancement Projects from 2016. She also presented updates on additional submitted projects that the EDC worked closely with. Carrie noted that combined, the projects below brought in an estimate of \$570,000 in grant funding and conservatively project owner investment is currently over \$250,000.

COMMUNITY ENHANCEMENT PROJECT RANKING and CEP PROCESS

Carrie Pipinich presented the draft outcome of the EDC's ranking process for the 2017 Community Enhancement Project process. She reported that the draft rankings are a result of totaling points given to each project by individual EDC commissioners using the following criteria:

- **Address specific economic development challenge or opportunities:** compliance concerns, required capacity for growth, necessary infrastructure (broadly defined) for a vibrant community and diverse economy, etc.
- **Effectiveness:** How much does the project impact community capacity (for community sustainability, for moving other projects forward, business development, etc.) and/or create jobs? Is it addressing an economic development challenge or opportunity?
- **Community Support:** Community supportive of moving the project forward; local leadership is positively engaged in the process, local funds and/or staff time are committed.
- **Strategic Importance:** Project supports key short or long term economic development strategy for Wasco County and/or a community within the County. Highlighting this project with key partners and funders would support moving it forward.
- **Technical Assistance Ready:** Potential for action high with some technical assistance to be provided by EDC.

Carrie reported that staff will provide the Wasco County Board of Commissioners the top 10 ranked projects along with an unranked list of other projects submitted on February 15 and then to MCEDD for inclusion in the Comprehensive Economic Development Strategy. She also reported that staff will incorporate the final list into the EDC's Strategic Action Plan. Carrie requested the commission review the rankings with a focus on any modifications to the order they would like to propose to the top 10 projects before the EDC adopts the rankings based broadly on the criteria and other strategic priorities that align with the EDC's vision, mission, and goals. She requested that the commission identify potential projects for the EDC to consider supporting with additional technical assistance through committee or staff time. Carrie also requested the commission consider adding the Columbia Gorge Airport Projects provided after the ranking process began in the addendum of projects not ranked.

Discussion: Denny Ross noted that the most important thing from the city point of view is to be on the list. He noted that not all of the entities are competing for the same money. Terry Moore noted that it was very important to include an explanation on how the commission reached its decision on project ranking. Carrie Pipinich stated that she will prepare a memo to be included with the list for the County Board of Commissioners. Terry noted that he had learned a lot over the last several years about how the rankings are utilized by communities and noted that he thought it was important to consider the strategic value of the rankings. He noted that the City of Mosier and Team Mosier are working hard to bring focus to their City Hall/Fire Hall project with their negotiations with Union Pacific ongoing. The group also discussed the importance of continuing to highlight the UGB Expansion as a key long term strategy by.

The group discussed engaging the Maupin City Hall/Library project and the Deschutes Rim Clinic project to determine if additional technical assistance would be beneficial..

Nan Wimmers motioned to approve the top 10 2017 CEP projects as listed below. Frank Kay seconded the motion. Motion passed unanimously.

1. City of Mosier and Mosier Fire District - Joint Fire Hall/City Hall Development
2. City of The Dalles- Dog River Pipeline

3. Wasco County Soil and Water Conservation District- Mosier Well Repair
4. City of The Dalles- Urban Growth Boundary Expansion
5. Mid-Columbia Medical Center - Hospital Expansion
6. South Wasco Park & Recreation District- Pine Hollow Boat Ramp Restoration
7. Deschutes Rim Clinic Foundation- Clinic Expansion Feasibility Study and District Strategic Plan
8. City of Maupin/South Wasco County Library -South Wasco County Library and Civic Center
9. Wamic Water and Sanitary Authority - Water System Update and Reservoir Replacement
10. City of Mosier - Water System Projects: Well # 5 Development and Eastside System Upgrades

Carrie Pipinich requested that the commission discuss the inclusion of the three Columbia Gorge Regional Airport projects as unranked projects.

Joan Silver motioned to include the following Columbia Gorge Regional Airport projects, Airport Terminal Building Design, Construction of Aircraft De-Icing Area and Runway Lengthening Project on the CED list as unranked projects. Frank Kay seconded the motion. Motion passed unanimously.

EDC STRATEGIC ACTION PLAN STRATEGY DEVELOPMENT

Carrie Pipinich reported that since the EDC's December meeting, staff has incorporated recommended changes to the Vision, Mission, and Goals provided for discussion. In addition to these changes, staff and EDC Chair Kathy Ursprung have formulated draft strategies for discussion by the EDC. Consensus was to accept the strategies as proposed and continue with development of the action plans along with committee work plans.

2017 WORKPLAN DEVELOPMENT

Carrie Pipinich reported that each year the EDC identifies several key projects to focus on with its technical assistance capacity. She noted that projects are selected for technical assistance or committee focus on the basis of need, interest and alignment and then these projects and broader strategies are then utilized as a foundation for discussion around committee formation. Carrie noted the current committee and the 2016 efforts and requested input from the commission.

Discussion: The group discussed expanding the Wamic Water Committee to become the Wamic/Pine Hollow Committee and incorporate support for the Boat Ramp project specifically but also offer additional technical assistance as they continue to develop their organization. Kathy Ursprung noted that Fred Justeson could be a very helpful addition on the Agriculture committee.

STAFF REPORT

Carrie Pipinich presented the staff report highlighting the Gorge Commission Management Plan meeting reminder.

COMMISSIONER REPORTS:

Mathew Klebes – Mathew reported that a joint Planning and City Council meeting on housing and needs analysis is scheduled for February 6th. He also reported that the Transportation System Plan meeting will be the last opportunity for feedback. Mathew noted that Blue Zones had succeeded in raising first year funds.

Kathy Ursprung—Kathy reported on OEDA priority bills included prevailing wage. She also reported that the Port of The Dalles is working on expanding The Dalles high school's mentorship program. She

noted that Worksource Oregon was doing soft skills training in the high school as well. Kathy reported that they are looking for businesses to participate in the mentorship program.

Joan Silver—Joan reported that at Government Affairs this morning they were told that there is no authorized Oregon food bank in the region but that one is in the process of formation.

Nan Wimmer – Nan reported that Chamber Tourism Committee was starting to meet again.

Dean McAllister – Dean reported that the Wasco County Farm Bureau is focusing on water and scheduling bills in the legislature and is concerned about their impacts on the agricultural community.

Terry More – Terry reported that the Mosier wells and water projects are moving along. He also reported that the Fire Station design and the start of the transportation system plan were moving forward. Terry reported that on February 15th there will be an open house from 5-7 pm with a presentation on status of fire station and TSP at the Mosier gym.

Nate Stice - Nate reported that the two top regional priorities remain housing and broadband and that Regional Solutions is continuing to work with partners to address these challenges.

Scott Hege – Scott reported that the South Wasco Parks and Recreation was deeded land related to the boat ramp so that they can continue to move forward with the boat ramp project and seek funds.

Meeting Adjourn at 12:00pm

Next meeting is June 1, 2017 in Tygh Valley.

Submitted by Sherry Bohn, EDC Staff