JOINT (CITY/PORT) WORK GROUP FOR ECONOMIC DEVELOPMENT

Meeting Notice and Agenda
Thursday, November 30, 2017
7:00 PM
City Hall Council Chambers

1. Call To Order/Pledge of Allegiance

2. Welcome and Self-Introductions

3. Approval of September 28, 2017 Minutes

4. Citizen Input

5. City/Port Issues:
   a. Discussion of the JWGED members to determine if any information or facts needs to be sent to the broader community.
   b. City Economic Development Activities.
   c. Port Economic Development Activities.

6. Reports from Other Agencies.

7. Other Matters.

8. Next Meeting: December 28, 2017.

9. Adjournment.

The meeting location is accessible to persons with disabilities. A request for an interpreter for the hearing impaired, or for other accommodations for person with disabilities, should be made at least 48 hours in advance of the meeting by contacting the City of Cascade Locks office at 541-374-8484.

Minutes
September 28, 2017

1. **Call to Order/Pledge of Allegiance**. The JWGED was called to order by PP Groves at 7:00 PM. Members present: PP Jess Groves, PGM Paul Koch, CM Richard Randall, Port Secretary Sally Moore, Mount Hood Community College (MHCC) Representative Aaron Sorenson, PC Brad Lorang and Citizen Member Citizen Member Gary Munkhoff and Bernard Seegar. Others present were: Citizen Joeinne and Caldwell, Guy Pence, Fire Incident Team. PP Groves stated the JWGED would go off of the regular agenda as there was a member of the Fire Incident Team to discuss the progress of the fire and the potential after effects of the fire.

2. **Welcomes and Self-Introductions** All in the room introduced themselves. Guy Pence with the Fire Incident Team gave an update on the fire and the studies being done on the after effects of the fire. He stated the team met with Community Leaders to prepare for the winter. He stated that because of the fire and burnt soil that the Gorge should be prepared for future flash floods, debris flows and soil movement. He stated a meeting was held last Tuesday with 50 different agencies, companies and bureaus. They felt successful that there were that many people there. He stated the Team has prepared a draft for emergency preparedness plan that will be ready next week. He stated a Hydrologist is coming in to examine the "burnt soil". He said burnt soil does not absorb water and this leads to debris flows and soil movement as well as flash flooding. Guy stated the implementation of a plan needs to be Community based. He stated there needs to be a "cooperators" group comprised of the Sheriff Dept., Fire Dept., Bonneville Power and other agencies to cooperate and work together to not undo one others work. He stated they hired a consultant through the Forest Service. This person will start Tuesday. He noted there will be another coalition meeting next week at the Cascade Locks Fire Station. Guy stated he attended the Burned Area Emergency Response Team (BAER) meeting today and suggested that coalition meet and should have final draft to the coalition and maps for it next week. He stated BAER funds for repairs need to be spent on federal lands. PP Groves asked where to seek funding. Guy stated the BAER team will have that information. PP Groves stated he will get in touch with his contacts to see what is left in the Baer pool. Bernard asked about the BAER Study. Guy said the draft is finished. They will put a plan together to mitigate and a request for money for mitigation work. GM Koch said the Incident Team has a model framework that says that all agencies need to work together and have long range planning for flooding, debris flows, get the Sheriff Department and ODOT involved. PP Groves would like to get Insitu involved to fly their drones over the fire area using infrared technology. Then the forest service could use this information to get a better idea of the burned soil area, etc. Guy said the plan will ensure one company is not taking out a road while one company is putting a culvert in the same road on the same day. Mayor Cramblett stated it "behooves us" to get organized to be able to utilize and obtain the monies available to manage the repairs needed. Guy stated that sometimes the after effects of a fire can be worse than a fire. Guy stated after the Incident Team leaves, the community needs to carry on and follow the plan created by the BAER team to mitigate problems caused by the fire.

3. **Citizen Input: None**

5. **City/Port Issues:**

   a. **Discussion of the JWGED members to determine if any information or facts needs to be sent to the broader community. – None**

   b. **City Economic Development Activities.** Mayor Cramblett stated the water project has been approved. The project will start this fall in the Business Park and finish in the spring of 2018 on Wa Na Pa Street. They hope to work through the fall and part of the winter.

c. **Port Economic Development Activities –** PGM Koch stated that he and PC Lorang attended the Railroad Summit today in Stevenson. Both Union Pacific and Burlington Northern sponsored the event. There was a discussion about the need for their lobbyist to get here to discuss the safety of railroad travel through the Gorge. He stated Union Pacific stopped trains during the fire. He stated that there is a lot more going on that most people do not know about. He stated any fire chief can punch in the numbers of a rail car into a computer and it will show what exactly is in the railroad car. PGM Koch stated the Indian Nations were well represented at the Railroad Summit. GK Koch stated that there was a plan to look at public access at the Business Park, chartered by Citizen Member Gary Munkhoff. This led to a trip to Hood River with a presentation led by Port of Hood River Director, Mike McElwee on how the Hood River Industrial Area/Riverfront area came to be. He talked about how the inclusion of public areas integrated with the businesses. GM Koch presented a map of 2015 Master Plan of the Business Park. The Map showed that the Port Commission that the Business Park Master Plan was facilitated into light/heavy industrial use with jobs. He stated that it includes a CGRA sailing program in the Business Park. He stated that the Port will always retain public areas and retain the fishing area at Herman Creek. PGM Koch stated there is a 200-foot public access area in the Business Park. Bernard Seegar confirmed that these came from the Master Plan. GM Koch said yes these were adopted by the Commission in 2015. Bernard stated there is a need to shore up Cascade Locks tax base with development of the Business Park. PGM Koch said there is a greater awareness to fund fire suppression and bring water lines into the Business Park in 2017. Gary Munkhoff reiterated that there is a legal difference between the language of *public access* and *public ownership*. He stated that the public ownership is held by the citizens of Hood River and that Cascade Locks needs to ensure that this happens here. He said there is a difference and looking into the future it is very important. PP Groves stated there is a potential developer that would not own the public access. Gary Munkhoff stated the community needs to be involved in how this is decided as there is a difference. PP Groves stated the riparian zones will never be sold. Gary says it has to be now. Bernard Seegar suggested selling property with the stipulation for permanent public access. Gary Munkhoff stated that there is a difference between public access and public ownership and suggested that citizens sit down with the Commission to further discuss. Gary said by the public owning the Hood River waterfront, they can set up pop up businesses. PP Groves stated this is worth continuing the conversation. GM Koch said that the Port Commission can strengthen the language to differentiate public ownership vs public access. Gary said "We have an asset that belongs to the community". PP Groves said there are two interested parties in developing the water front. PP Groves stated the Port could keep public ownership but have the ability to lease it. GM Koch will take these recommendations to the Commission for review.

7. **Other Matters:** GM Koch stated there will be a public town hall in the Pavilion on Friday, September 29, 2017 at 11:30am with Governor Kate Brown attending to speak to the community businesses about the impacts of the Eagle Creek fire and the impacts to the town of Cascade Locks. GM Koch stated that Flex buildings 2 and 4 are moving ahead. He stated the Port has signed leases to get the tenants in the building by spring of 2018. He stated Flex 4 will run behind schedule due in part to the fire. He stated both Railroads, Union Pacific and Burlington Northern signed on to OneGorge. PP Groves stated there are businesses looking at properties in the Business Park. He stated that Heukers will be starting to build according to

their signed contract. He noted there are one or two major business interested in coming to Cascade Locks. They will have jobs attached to them. PP Groves discussed the capabilities of drone use in the Gorge. GM Koch stated the Port was awarded grant monies in the amounts of $20,000 from the Department of Commerce, $30,000 from Business Oregon and the Port will match $25,000 to do a feasibility study on the highest and best use of the Airport Property in Cascade Locks. PP Koch and Nate Stice with Regional Solutions of the Governor's office will be putting together a Steering Committee after a firm is awarded the bid. MHCC Representative Aaron Sorenson asked about the *Cascade Locks Strong* funding page. PP Groves stated that resident and co-owner of Thunder Island Brewing started that funding page. It has raised around $20,000. She also started a page where people could buy gift certificates to donate to evacuees for goods and services.

8. **Next meeting: October 26, 2017**
9. **Adjournment. PC Lorang moved. Seconded by Mayor Cramblett. The meeting adjourned at 9:00pm.**

Prepared by
Sally Moore Port of CL

APPROVED:

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Jess Groves, Port President