

Rainier Economic Development Council
Rainier City Hall ~ Rainier, Oregon
Regular Meeting
September 9, 2010 ~ 6 p.m.

Call to Order - Terry Grice, Chair, called the meeting to order at 6 p.m.

Roll Call -

Present - Terry Grice, Chair Tim Navarro, Vice Chair Robert Piercy – Secretary, arrived 6:55 p.m.
Paul Rice Scott Cooper

Not Present - Jennifer Dennis, Treasurer - excused, husband in hospital

Approval of Minutes - Scott Cooper made a motion to approve the August 12, 2010 minutes. Tim Navarro seconded the motion. The motion carried.

Visitor Comments – No visitors

Guest Speaker – Kathye Beck, United Way was the guest speaker. She provided the council with multiple pamphlets and information. United Way is very active throughout Columbia County. Her office is located in the Rainier Riverside Community Building on 3rd Street. The community is encouraged to contribute to United Way through donations of cars, office supplies and equipment, school supplies and more. The cars are repaired and resold to support United Way. For more information or how to assist United Way, contact Kathye at (503)556-3614.

Treasurer's Report – Pool Account balance as of August 31, 2010 - \$1,009,928.73
Bank of America checking balance as of August 31, 2010 - \$136,055.14

Unfinished Business -

Debby Dudley, City financial director, reviewed the City of Rainier's contract. She found it does not address REDCO in their contract. REDCO audit is separate from the City's, but the REDCO audit must be reviewed and approved by Pauly, Rogers & Co. as REDCO is an agency of the city. Due to the extra costs incurred to change to a new auditor at this late date, REDCO council has agreed to use Pauly, Rogers & Co for FY 09/10 audit due to begin in October.

REDCO will be advertising for bids for an audit review for FY 10/11. Bill Cote, CPA, submitted a bid to REDCO to do a review of the audit. He told REDCO they did not need to do a full audit since they did not exceed \$500,000 in spending. Pauly, Rogers and Co. agreed to do an audit review for REDCO FY 09/10 not to exceed \$2,700. Discussion followed regarding why, in previous years, Pauly, Rogers & Company did not propose an audit review. An audit review, which is less than half the cost of a full audit, would have saved REDCO audit costs.

Scott Cooper made a motion to write a letter to Pauly, Rogers and Company to cancel REDCO's contract with them for the next audit, FY 10/11. Paul Rice seconded the motion which carried.

New Business –

Scott Cooper has made a goal to contact a company each month to attract them to Rainier. He is using his personal letterhead. He asked if REDCO had an official letterhead but they do not. He would like to contact business using REDCO official letterhead as it would have more impact.

Rob Piercy explained it requires procedural authorization by resolution to empower a council member to do these things. As an individual a council person does not have the authorization. Rob thought it would be good to pursue this. It was decided the council members will email suggestions for an official REDCO letterhead to the staff administrator, Terry Deaton. At the next meeting they will make a final decision on the design. At that time REDCO will address authorization of a council member to contact businesses.

Paul Sherwin, Columbia Boaters Guide, contacted REDCO and of the City, Lars Gare, regarding advertising. Rob Piercy asked if it is a project REDCO would fund. Paul thought we could as a matching fund project. REDCO would like to participate in the project. Deaton was asked to contact the City and Chamber of Commerce to ask them to partner in the costs of the advertising.

Scott Cooper had requested REDCO send letter of support to El Tapatio's attorney encourage the Oregon Liquor Board to not pull their lottery license. The lottery is important revenue for businesses. Scott said the City was addressing this issue and REDCO did not need to be involved at this time.

Phil Butcher applied for a small business grant for his wife's drapery business located at 513 East A Street. They rent the house and have her sewing studio located in a converted attached garage. The owner is Ross Melin of Indian Wells, California. The grant request is for removal and replacement of 16 energy efficient windows. Paul Rice asked if the windows meet the design and code for the downtown development area. Tim asked if Phil applied for an energy reimbursement from CPUD? He said no because it is a rental. Paul encouraged Phil to contact Ken Patterson from CPUD and he should be able to help him. Grice asked Deaton to check to see if there were still funds available in the budget for grants. Grice thought REDCO had budgeted \$15,000 for small business grants.

Paul asked if REDCO had reinstated the small business grants. Tim said we only addressed the current pending ones who had applied. Terry Gice reminded the council they had been advised by our attorneys to place all grants and projects on hold. Rob suggested REDCO nail down the criteria for grants. We know REDCO does not allow maintenance for grants. Grants are for major capital improvements only. The council asked Deaton to check with the urban renewal attorney or Butcher's grant request. His grant is under review until the next meeting.

Terry Deaton provided the REDCO Council with a complete list of city projects, community grants and small business grants, including costs, from 1998 through 2010. The projects totals were:

Rainier City Projects – Total Cost: \$15,479.49.37 REDCO contributed: \$3,723,251.51

*Some of the final costs for City Projects are unknown

Small Business Grants: Total Costs - \$265,239.03 REDCO Match: \$73,986.15

Community Grants : Total Costs - \$122,126.50 REDCO Match: \$80,070.25

Other –

Scott spoke to the Columbia Yacht Club about the Rainier Marina facility. They invited Scott and Jennifer Dennis to be guest speakers at their October 21st meeting. They plan to ask how Rainier can improve their moorage to attract boaters to the city

Paul said a Veterans Kayakers group stopped last Wednesday, Sept 1st, to spend the night on Rainier's riverfront. Debby Dudley, city financial director, had attempted to make arrangements for them to stay at Dibblee Beach for the night. Columbia County told her overnight camping is not allowed on this beach. The City Public works cleared a place next to the marina with a pit fire for the kayakers to camp overnight. Phil Butcher met the group of 13 – 15 kayakers from Walter Reed Hospital. He said it was a last minutes effort on the part of Lars, City Administrator, and Darrel Lockard, Public Works. They jumped on it to make it work for the kayakers.

How to develop events in the park and the marina to attract boaters is important for the City was the following topic of discussion. It will be placed on the agenda for the next meeting

Executive Session ORS 192.660(2) (h) - Conference with attorney was not required.

Approval of Payables –

Rob Piercy made a motion to approve the September 2010 accounts payable in the amount of \$1,686.96 and was seconded by Tim Navarro. Motion carried

Chairman Comments – Terry Grice was impressed with United Ways active participation in our communities and appreciated Kathye sharing with REDCO

Board Comments –

Scott Cooper told the council they held a Mayor's Meeting on September 1st at the Senior Center. It was a small group of seniors. Connie Budge attended the meeting she said it was unfortunate REDCO had been named Rainier Economic Development Council as the name is misleading. REDCO is the urban renewal agency for the city. REDCO's job is to administer Rainier Riverfront Development Plan, not economic development which is very different. The urban renewal statutes govern REDCO, whereas economic development would be governed by statutes that govern city operations. Scott added the meeting was very good and they plan to hold more Mayor Meetings around town.

Paul Rice said there is a All Church Picnic planned for September 12th in the City Park. He also wanted to let everyone know the owner of the Bouncing Houses would have their equipment set up in the gym of Riverside Church for the next 6 Saturdays. Families are welcome all day for only \$3 per child. Popcorn, sodas and hotdogs will be available.

Terry Deaton suggested REDCO consider the future after the litigation is resolved. Rob Piercy said believed REDCO needed to focus on bringing businesses for tax revenues. Improving city infrastructure should be an important point to consider in order to attract businesses. Deaton felt with the difficult economy, the other taxing districts could use those revenues if REDCO didn't have an effective use for them. The council asked this to be placed on the agenda next month for further discussion.

Chair Terry Grice adjourned the meeting at 7:59 p.m.

Terry Grice, Chair

Terry Deaton, REDCO Staff Administrator