

Port of Cascade Locks

The Joint City/Port of Cascade Locks Commission Meeting was held Thursday, May 21, 2015 at the City of Cascade Locks Council Chambers, Cascade Locks, OR 97014.

1. **Meeting called to order/ Pledge of Allegiance:** Commission President Groves called the meeting to order at 6:04 pm.
2. **Roll Call:** Port Commissioners Groves, Caldwell, Mohr & Haight were present. Commissioner Cramblett was excused. City of Cascade Locks Council Members present were: Mayor Tom Cramblett, Jeff Helfrich, Glenda Groves, Richard Randall, Bruce Fitzpatrick and Deanna Busdieker.
 - **Others Present:** Interim Economic Development Manager Don Mann, IGM Paul Koch, Maintenance & Construction Manager Todd Mohr, Port Attorney Tommy Brooks, Port Secretary Sally Moore, Account Specialist Melissa Warren, Marketing and Development Manager Holly Howell and camera operator Betty Rush.
3. **Declaration of Potential Conflicts of Interest:** None
4. **Modifications, Additions to Agenda:** None
5. **City Council Business Action Items:**
 - a. **Second reading and adoption of Ordinance No. 438 Granting CATV Franchise to Gorge.net.** – Mayor Cramblett stated the second reading of Ordinance No 438 granting CATV Franchise to Gorge.Net. City Administrator Gordon Zimmerman read the Ordinance; stating one question asked at the last Council Meeting was if a standard time frame could be established for notification of customers prior to planned outages. He then read Gorge. Net’s response: “We can do an email to all customers with a contact email on file for all non-emergency service affecting maintenance. This is our standard practice. Emergency maintenance is sometimes planned but moved up in priority to avert longer service interruptions. We cannot limit when emergency maintenance can be performed. An example of this is when a component started failing and causing a 5-20 minute outages each time it happened until it was fully reset. We would plan to deal with it that night rather than have multiple days of mini outages”.
Council Member Jeff Helfrich made a motion to approve Ord. No. 438 granting a franchise for cable TV system to Gorge.Net. Seconded by Council Member Richard Randall. The vote was unanimous.
6. **Presentation by Dan Goldman – Hood River County School Superintendent–** CP Groves stated the reason for the joint meeting was to hear a report from Dan Goldman, School Superintendent of Hood River County Schools. Dan Goldman introduced himself stating he has been with the HR School District for 1.5 years. He stated that the School District is not closing the Cascade Locks elementary school, nor is there a plan to close the school. He stated the budget committee just adopted a budget. He added there have been budget cuts for the last 10 years. Mr. Goldman stated the State of Oregon was in the top ten list of best schools in 1990, and then Measure 5 passed. Oregon is

now in the bottom 15 funded in the country. The schools are very poorly funded and funded with an income tax only. The State needed 7.5 billion for education to hold steady. It is at 7.36 billion now because of the revenue forecast; however he stated it still not at a good place. Mr. Goldman will be going to Salem to testify for adequate school funding. He is happy that Hood River County is on the docket. He added he is fighting for more funding and prioritizing funding to class rooms. Hood River County is in a better position because they have a local option in HR. The local option funds 20 teachers. If it did not pass the district would lose them. It would be like a whole school closing. Class sizes in comparison to Gresham-Barlow at 30-50 students per classroom are small. HR schools are funded the same way except they get the local option "thanks to people here". The Local Option is a local property tax approved by the voters of Hood River County to provide additional funding to the Hood River County School District. CP Groves asked about funding per capita for students, Mr. Goldman explained that funding follows enrollment, and added a local government used to have taxing authority in their county. Measure 5 changed that, and it now goes to the State. There are different kinds of weights used for funding depending on a child's barriers. He briefly described the formulas for budgeting schools and clarified how the budgeting process works. He believes the school district is doing a very good job, and the HR schools are the best and mentioned they are in the top 15 in the State of Oregon. CP Groves asked what number of children it would take to reopen the high school in CL. It is imperative as the town moves forward with economic development and said the school was the heart of the community. People would like to know there is a school here if they move here for jobs. Mr. Goldman stated there is no discussion to reopen the High School in CL There has been no discussion on the number it would take since he has been here. Commissioner Caldwell stated at the time the school was closed, a question was asked what it will take to reopen the school. There were numbers discussed at that time and needed would be 200 students. Mr. Goldman stated the focus is to provide the best education. Students come from Cascade Locks or Parkdale which is also 25 miles away. Oregon budgets are so far behind in the nation, there has to be significant state wide tax reform. Commissioner Haight asked if programs are expanding. Mr. Goldman stated that there is a new alternative education learning program at the high school. He reiterated that they are cutting \$320,000 from the budget this year. He stated there will be a new principal who will also be a part time teacher in Cascade Locks next year. CP Groves thanked Mr. Goldman for attending the meeting. He added there will be a Hood River County School Board meeting in Cascade Locks next Wednesday.

7. Other Matters: None

- 8. Adjournment for City Council: Council Member Helfrich made a motion to adjourn. Seconded by Council Member Fitzpatrick. The motion was unanimous. The joint meeting adjourned at 6:45pm.**

The Port Commission went into recess at 6:45pm

The Port Commission returned to regular session at 6:57pm

PORT COMMISSION REGULAR SESSION AGENDA

9. **Items from the floor: (Special presentations, outside resource presentations and other reports not requiring action).**
 - a. **Comments from the General Public: - None**
 - b. **Reports & comments from Government Officials – None**
 - c. **Commission member comments: CP Groves stated that he attended the Action Team Meeting today, and added it is very positive. He stated he has signed the Puff Factory documents and asked Don Mann if the Puff Factory documents had been signed yet. Interim Economic Development Manager, Don Mann responded they have been received by Puff Factory and awaiting signature. CP Groves stated he met with Jill Miles with Oregon Business Development today about setting up a data center in the Business Park. She will set up a tour to look at data centers in the State. They are huge in Oregon.**
10. **Consent Agenda (Consent Agenda may be approved in its entirety in a single motion, Items are considered to be routine, Any Commissioner may make a motion to remove any item from the Consent Agenda for individual discussion).**
 - a. **Approval of Minutes dated April 2, 2015 and April 16, 2015**
 - b. **Approval of Bills in the amount of \$140,877.48**
 - c. **Approval of April 2015 payroll in the amount of \$47,782.12**

COMMISSIONER CALDWELL MOTIONED TO APPROVE THE CONSENT AGENDA AS STATED. SECONDED BY COMMISSIONER HAIGHT. The motion was unanimous. 4-0.

11. **Commission Business Action Items:**
 - a. **Action on seeking approval on Port Commission operating procedures – IGM Koch stated the Commission reviewed the preliminary draft a few weeks ago. He then formulated the recommendations concepts from the Commission into a proposed Commission meeting and operating procedure and guidelines handbook.**

COMMISSIONER MOHR MADE A MOTION TO APPROVE THE COMMISSION MEETING AND OPERATING PROCEDURES DOCUMENT. SECONDED BY COMMISSIONER CALDWELL. The motion was unanimous. 4-0.

12. Staff Reports:

- a. **Interim General Manager Report including Department & Program reports – IGM Koch stated David Evans had the contract with Oregon Department of Transportation to do two year inspection on the Bridge of the Gods. There is nothing out of the ordinary to report. In July 2015 they will come back to the Commission and give a full inspection report. This will allow the new bridge engineer to review the 10 year BOG plan. The deck issue may be done at a sooner**

date than the timeline shows. Port Attorney Brooks is reviewing the proposed contract with HDR Engineering. HNTB Engineering have moved out of Portland area. The Commission will meet for dinner on June 2, 2015 with the Friends of the Gorge (FOG). He met with Kevin Gorman (FOG) and they have stated they will take no position on the Nestle project. The Port continues to work with OneGorge to work together moving in a positive direction for full implementation of the National Scenic Area. Toll Booth Park is experiencing problems with parking and foot traffic as tourism increase. Staff will meet with the Forest Service on this issue on Friday May 22, 2015 to discuss this. A pedestrian crossing may be expedited because of that. IGM Koch asked for direction on how to proceed to meet with Dan Yate of the Portland Spirit. He asked if they want to move forward or postpone the meeting. There was a consensus to wait until July. CP Groves stated that he received complaints there is low water and there is a major drop off at the boat launch resulting in some boat trailers getting stuck. IGM Koch agreed to get ahold of the Oregon State Marine Board to put up some signage to warn boaters.

- b. **Economic Development Report:** Don Mann reported that the Port is waiting on a signature from the Puff Factory for the lease and the option to purchase. CP Groves signed the documents yesterday. He reported the final draft of the Letter of Intent is being reviewed by Heuker Bros. Don Mann stated he had a discussion with Tenneson Engineering who is designing the road, Columbia Gorge Way in the Business Park as well as the bio swale. This design should be finished in the next few weeks. He stated he talked with David Merriweather at HR County regarding the lot the Port would like to purchase. The price is set at \$70,000. Mr. Mann stated the Port continues to have conversations with Thunder Island Brewing and stated they are interested in staying in their current space. Commissioner Caldwell stated she would like to see the original agreed upon timeline for Thunder Island Brewing. The Commission is asking for a business plan, financial assurances and job projection from Thunder Island Brewing. Mr. Mann recommended setting up a meeting with Thunder Island Brewing to discuss plans. There was a brief discussion on the timeline, costs and property sales in the Business Park.

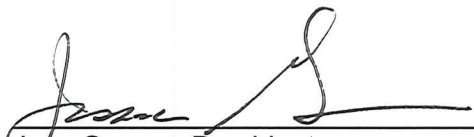
13. Recess into Executive Session – The Commission did not recess into Executive Session

14. Any action as a result of the Executive Session – None. The Commission did not recess into Executive Session.

15. Adjournment:

COMMISSIONER MOHR MADE A MOTION TO ADJOURN THE MEETING. SECONDED BY COMMISSIONER CALDWELL. The motion was unanimous. 4-0. the meeting adjourned at 7:30pm.

Port of Cascade Locks:



Jess Groves, President
Port Commission

Attest:



Donna Mohr, Secretary Treasurer

Tom Cramblett

Tom Cramblett, Mayor
City of Cascade Locks

DATE APPROVED:

6-18-15

Prepared by: Sally Moore