



DOUGLAS COUNTY INDUSTRIAL DEVELOPMENT BOARD

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Douglas County Industrial Development Board (DCIDB) Meeting Minutes April 15, 2008 UT & E Roseburg, Oregon

Presentation

Rochelle Ondracek provided a brief presentation regarding the Greenhouse Gas Reporting Requirements being proposed by the DEQ. She covered the types of facilities that would be affected; a list of the gasses, an explanation of the purpose of the DEQ's reporting decision and a brief discussion of the impact to business in Douglas County.

General discussion ensued regarding the effects of the DEQ's decision and the need for DCIDB to get ahead of the rule making process. Robb Paul commented that the County would be looking into this issue as there may be impact with the landfill project. Robb indicated that the County would share its findings with the IDB.

Perry Murray raised the question of whether Douglas County has credits from previous plant closures and recommended we find this information so the County has leverage.

Rochelle provided information on two public meetings regarding the rules. Norm Gershon recommended that a member of Staff attend the meeting to find out about how we should comment or what should be said.

Welcome and Introductions

Lynn Herbert called the meeting to order and welcomed everyone attending. Please refer to attachment A for the list of members and guests that attended the meeting.

Approval of Minutes

Lynn requested a motion to approve the minutes of the February 19, 2008 board meeting. Tommy Ursry moved to approve the minutes. Perry Murray seconded the motion. The motion passed unanimously.

Regional Investment/Sunrise Enterprise Subgrant

Kathleen Johnson presented the Regional Investment/Sunrise Enterprise subgrant and findings. Norm Gershon moved to approve the project as presented. Tommy Ursry seconded the motion. The motion passed unanimously.

Eric Swanson informed the IDB that the City has rezoned the old property to make it more attractive for industrial development.

Budget Process Update

Tania Korpi informed the IDB that Douglas County had entered the initial proposed numbers for the IDB budget and didn't have any questions yet regarding the numbers. Tania then informed the IDB that the proposed dates for public hearings on the County budget would be either May 19th or May 21st. She reminded the Board that they would need a designated speaker at the hearings and asked if the IDB wanted staff to prepare speaking notes as they had in prior years. Lynn Herbert appointed Norm Gershon to speak at the hearing and requested the staff forward the notes for review via email to both he and Norm.

Off Agenda Item

Lynn Herbert informed the IDB that ODOT had responded to the IDB letter enquiring about the Exit 129 project and requesting a reevaluation of the plans and more time for public input. Lynn explained the concerns with the current plan and the impact on industrial use of the available industrial sites. Lynn said that the letter was nice, but simply reiterated that ODOT was going to proceed with the existing plan.

Lynn discussed the role Douglas County Forest Products was taking in discussing the impact of the plans. Eric Swanson said that money and timing were the key issues for ODOT.

Helga explained that ODOT was holding a meeting on April 17th to discuss Exit 129. Her concern is that ODOT will qualify the plan as being about safety, not modernization. She feels that ODOT is going to tell us what they are going to do and that the long term good of Douglas County is not a consideration.

Report

Umpqua Economic Development Partnership, UEDP

See attached report. Helga commented on the sale of the Sutherlin property to Crown Work Dental. She referenced the appraisal and explained how the price of the land was determined. She also explained the extra improvements that Crown would have to complete to meet the City of Sutherlin's requirements.

Helga updated the status of the Bolon Island zoning overlay removal. Robb Paul explained that the County was working with Crystal Shoji and the zoning change should be ready in three months.

Discussion

Eric Swanson informed the IDB that First Call Center has applied for an Enterprise Zone change and that the change was in process. He informed the Board that the City was accepting RFP's for the New Day Grocery area for development.

Joe Laurance said that Costco was planning on being operational by the end of 2008. Robb Paul informed the IDB that the traffic study was done and Costco would have to work with ODOT to overcome some of the traffic flow issues.

Joe Laurance also informed the IDB that there should be a determination regarding the safety net by late April.

Lauren Young enquired about the status of North River's EZ standing and was informed that their property tax abatement had only been for three years and had expired.

Adjournment

There being no further business, the meeting was adjourned.

Respectfully submitted,

Douglas County Industrial Development Board

Tania Korpi,
Staff

Lynn Herbert, Chair

A Tape Of The Meeting Is Available At The CCD Office.

Attachment A

The following is the list of DCIDB members who attended the meeting:

Lynn Herbert, Norm Gershon, Lauren Young, Tommy Ursry, Rochelle Ondracek, Perry Murray, Eric Swanson, John Loosely, Blaine Nisson, Robb Paul and Commissioner Joe Laurance.

Staff:

Wayne Luzier, CCD Business Development Corp; Tania Korpi, CCD Business Development; Tracy Loomis, CCD Business Development; Helga Conrad, UEDP and Kathleen Johnson, County Counsel.

Guests:

John Ayer, Tim Freeman, Bruce Cronk, WIB Labor Rep., Carol Malmay