



## EDC Board Minutes

January 17, 2017

<b>Board Members Present:</b>		<b>Board Members Not Present:</b>	
Michele Bradley	David Yamamoto	Garry Bullard	
Doug Olson	Ed Gallagher	Ray Sieler	
Suzanne Weber	Mike Bever		
Connie Green	Tammy King-Crossley		
<b>Staff Present:</b>	Mike Cohen	Laura Gruenewald	Susan Moreland
	Amy Blackburn	Nan Devlin	Ross Tomlin
<b>Public Present:</b>	Gus Meyer	Alene Allen	

### Call to Order

The meeting was called to order by 11:30 am by Chair Michele Bradley. Regular introductions were made by Board and staff with the addition of newest Board member and county commissioner, David Yamamoto. Public comment – Gus Meyer asked if he could speak at the end of the meeting. Doug Olson mentioned that Connie Green had received “Citizen of the Year” award and congratulated her.

### Consent Agenda

Director Cohen reported that EDC is at 42% for the year and, for now, doing well and being fiscally responsible. The revenues jumped as the first of the USDA grant for operations has come in.

Amy Blackburn reported on VTC that we’re just getting started on the budget process and now that they’ve formed to the college’s general ledger she’s added a lot more detail so the board will be able to see clearly where money is and going. There was much discussion about the new IGA, payment schedule and whether it’s affecting the program or not. Adjustments have been made and it’s not now. It just makes it look like there’s more money in the bank than there should be at this time because of delay of payment from the county to VTC.

Director Cohen reported on the RLF and all’s well except for the one outstanding loan that has had no money coming this way for a while but have been told business is still selling. We’re in third position and he’s not current on any of his loans. There is collateral but specific to the loans.

A motion to approve the minutes of the December 13<sup>th</sup>, 2016 meeting and the financial reports as presented was made by Suzanne Weber and seconded by Connie Green. The motion carried.

## **Old Business – None**

## **New Business**

### **Appointment of new EDC Board Member David Yamamoto**

Director Cohen spoke about theoretically there is no decision for the Board to make on appointing David Yamamoto to the EDC Board as that was done through the Board of County Commissioners. Happy to have him here. We know him well, has been to many of the meetings and has an understanding of what we do and has always been pretty supportive of such. The EDC Board manual has been redone and Director Cohen presented one to him. The rest of the board will receive updated manuals soon.

### **Approval of RLF loan committee recommendations**

Two loan packets were being considered at the last LAC meeting. Loans 17-01 & 17-02 which are both existing restaurants. They were both approved unanimously by the LAC committee and after some discussion on the details, Doug Olson moved to approve the loans 17-01 & 17-02 as recommended by the loan committee and seconded by Mike Bever. The motion carried.

## **Reports**

### **EDC Director Report**

Director Cohen reported:

- The article about Tillamook County in the *In Focus* magazine was published and included in the board packet. He feels it was a good article and has heard from many via email that it's being seen.
- Special project updates – Boy Scout property potentially becoming a golf course. Director Cohen read responses from emails which were pretty vague on all and seems they'll be back in touch when they have more information. He's reached out again, he'll let the board know of any updates as they seem pretty closed mouth about it right now.
- Alderbrook golf course property – no response. What he's learning is that we're here to facilitate the process but not to push the issue or force anything to happen. Not that we should be passive but basically here to help when we can. Pretty clear that nobody wants our help right now or willing to tell us what is going on.
- Housing Task Force – Study is done and we have final version from consultant CCZ. They'll be coming back to community and be involved in three different sessions to discuss report and take questions.
- Key statistics during last calendar year, EDC funded 7 RLF loans which amounted to \$172,500. Micro loans were in support and addition to SBDC advisory services that together had economic impact to the county for \$1.76 million dollars and 41 FTE jobs created. Also, the EDC has operated within budget for entire year.
- Director Cohen shared his concern for the fight for funding this coming year and beyond. He's been giving some thought as to what we could do secure some funding for next year. Increasing membership – we are getting more memberships but the amount of income that would be generated would be pretty small as we already have the larger ones as members. To acquire more grant money would mean to loan more out. We can only loan so much. There was some discussion on other ways to possibly generate more income and if they would be sustainable. Could we tap into a county businesses license fee? Ed Gallagher asked what

other EDC's obtain their funding and if there's any analysis what others are doing. Some use TLT which they were grandfathered in years ago. Many have larger contributors from bigger businesses which we don't have. There was quite a bit of discussion around how to pull numbers together for upcoming budget with so much uncertainty.

- Mike mentioned the move to the new Partners for Rural Innovation building happening today and thanks again to Connie Green

### VTC Director Report

- Amy Blackburn updated on Grants. Amy mentioned they still haven't closed out last grant go around as reporting is pretty bad and other issues. In light of that, she's redone the grant application to make it more visual and user friendly with examples and set guidelines. VTC will open up another grant round January 31<sup>st</sup>.

Director Devlin reported on:

- VTC had one grant returned as they're going to use money they have and go a different route.
- Director Devlin reached out to a woman that writes grants to see if she could hold a class for "For Profit" businesses on how to write a grant.
- Travel Oregon is having RDMO's reapply to be an RDMO and Nan was asked to be on the review committee to review the RFQ's. She'll be reviewing them online then going to Portland and they'll pass on their reviews to Travel Oregon.
- Round two of TLT meetings are January 30<sup>th</sup>-February 2<sup>nd</sup> for all four areas.
- Next month, February 13<sup>th</sup> & 14<sup>th</sup>, they're having a two-day Agritourism studio. 25-30 people registered but hoping for more. Start of the initiative that the Partners for Rural Innovation will be carrying out long after studio is done.
- There's a big fishing promotion coming up with Lars Larsen ad and other things which she was going to show the board but computer's being packed up as she speaks for the move.
- Village Lights program ended with hits and misses but much publicity for the memorable. One being the crab pot Christmas tree in Garibaldi. Lodging program – 6 of 8 properties are live with new online reservation systems, new websites, new photography.
- Director Devlin went over the many articles that were about Tillamook County businesses, area and fun things to do here.
- Current IGA requires her to submit a semi-annual report and present it at an official board of commissioners meeting and will do that February 22<sup>nd</sup> but wanted board to see it first. Director Devlin went through the report for the board and provided details on the key points. David Yamamoto commented on that the off season campaigning really is working as even on the off/bad weather days in the winter months that one can drive by the Cape Kiwanda parking lot and it is full.

### TAC Liaison Report

Doug Olson reported:

- TPAC met last and went through the branding review from the Dennett Group report and all is fine there.
- The biggest project and issue, as there's another round of grants coming up, seems to be how to address things like extensions, one is going out of business, another has asked for

significant exceptions and to use money for other things, etc. What he advised to them being the Liason for the EDC is that a grant process is as such, a process. And if they start making an exception for one then you sort of corrupt the process. They need to follow the criteria that is laid out in the grant process, don't run it by exception but by definition laid out up front.

*The Chair brought back public comments* for Gus Meyer. His first issue was based around the lottery funds but Mike covered it as best as he could. Second issue, and that was just in discussion, the first twelve of TAC Facilities grants he feels the people would like to hear about the completion of those. He would. Are they producing results? He was informed that the facilities' grants were all turned over to the county, Rachel Hagerty, but they're asking David Yamamoto to get some information and bring it back to the board meeting.

*Board member comments –*

- Mike Bever – In December, TCCA bought the Bay Breeze GC. Seller had come to them with a quick close of 30 days and they jumped on it. What's next? They don't know yet. Maybe long term parking? Recreational? Keep as golf course right now? Not sure yet.
- Ed Gallagher – new director at NCRD David Wiegand. Ed's meeting him tomorrow talk about what he's up to and introduce the EDC and what we do.
- Connie Green – Excited that all are getting in to the new building. Things will take some time for all to get things ironed out and settled in. We'll be learning a dance with two facilities and if anyone hears anything, good or bad, please let her know. Monday, March 6<sup>th</sup> from 4-5 will be dedication at the new building.
- Doug Olson – PUD - Todd Simmons new manager hired. 25 years in utility business.
- David Yamamoto – a group of people showed at last county commissioner's meeting and asked that they withdraw from the Linn County class action lawsuit - timber products. He sat and listened intently and it just doesn't make sense for Tillamook to withdraw. Secondly, last Friday traveled with Arnie Roblin and went to Nestucca Valley Elementary. Along with FoodCorps, 6<sup>th</sup> graders are going through the process of growing, harvesting and selling crops through PC Farmer's Market.

*Adjournment*

The meeting was adjourned at 1:27pm by Chair Michele Bradley.