



Multnomah Community Television
26000 S.E. Stark St.
Gresham, OR 97030-3300
(503) 491-7636 FAX (503) 491-7636

Multnomah County
Commission Meeting
January 25, 2001

SPEAKER SIGN UP CARDS

DATE 1 - 25 - 01

NAME

Patrick Bockley

ADDRESS

2906 N SE Clinton St

Portland OR 97202

PHONE

503 - 236 - 4706

SPEAKING ON AGENDA ITEM NUMBER OR
TOPIC

Requesting Ban on

GIVE TO BOARD CLERK

Exotic circus animals



Multnomah County Oregon

Board of Commissioners & Agenda

connecting citizens with information and services

BOARD OF COMMISSIONERS

Beverly Stein, Chair

501 SE Hawthorne Boulevard, Suite 600
Portland, Or 97214
Phone: (503) 988-3308 FAX (503) 988-3093
Email: mult.chair@co.multnomah.or.us

Diane Linn, Commission Dist. 1

501 SE Hawthorne Boulevard, Suite 600
Portland, Or 97214
Phone: (503) 988-5220 FAX (503) 988-5440
Email: diane.m.linn@co.multnomah.or.us

Serena Cruz, Commission Dist. 2

501 SE Hawthorne Boulevard, Suite 600
Portland, Or 97214
Phone: (503) 988-5219 FAX (503) 988-5440
Email: serena.m.cruz@co.multnomah.or.us

Lisa Naito, Commission Dist. 3

501 SE Hawthorne Boulevard, Suite 600
Portland, Or 97214
Phone: (503) 988-5217 FAX (503) 988-5262
Email: lisa.h.naito@co.multnomah.or.us

Lonnie Roberts, Commission Dist. 4

501 SE Hawthorne Boulevard, Suite 600
Portland, Or 97214
Phone: (503) 988-5213 FAX (503) 988-5262
Email: lonnie.j.roberts@co.multnomah.or.us

ANY QUESTIONS? CALL BOARD

CLERK DEB BOGSTAD @ (503) 988-3277
Email: deborah.l.bogstad@co.multnomah.or.us

**INDIVIDUALS WITH DISABILITIES
PLEASE CALL THE BOARD CLERK
AT (503) 988-3277, OR MULTNOMAH
COUNTY TDD PHONE (503) 988-5040,
FOR INFORMATION ON AVAILABLE
SERVICES AND ACCESSIBILITY.**

JANUARY 25, 2001

BOARD MEETING

FASTLOOK AGENDA ITEMS OF INTEREST

Pg. 2	7:30 a.m. Monday Multnomah County 2001 Legislative Agenda Breakfast
Pg. 3	9:30 a.m. Thursday Opportunity for Public Comment on Non-Agenda Matters
Pg. 3	9:40 a.m. Thursday Lease to Oregonian
Pg. 3	9:45 a.m. Thursday HD Notice of Intent
Pg. 4	10:00 a.m. Thursday Support for Labor Organizing and Collective Bargaining
Pg. 4	10:30 a.m. Thursday Review and Approval of Regional Investment Plan
— *	Board and Agenda Web Site: http://www.co.multnomah.or.us/cc/index.html

Thursday meetings of the Multnomah County Board of Commissioners are cable-cast live and taped and may be seen by Cable subscribers in Multnomah County at the following times:

Thursday, 9:30 AM, (LIVE) Channel 30
Saturday, 9:00 AM, Channel 30
Sunday, 11:00 AM, Channel 30
Tuesday, 11:00 PM, Channel 30

Produced through Multnomah Community
Television

Monday, January 22, 2001 - 7:30 – 8:30 AM
State Capitol, Room 167-A, Salem

LEGISLATIVE BREAKFAST

The Multnomah County Board of Commissioners Will Host a Breakfast for Multnomah County Delegates to Share the 2001 Multnomah County Legislative Agenda with Legislators and to Ask for Their Support.

2001 MULTNOMAH COUNTY LEGISLATIVE AGENDA

- Benchmark #1: Improve the Health of the Community
 - Maintain the Oregon Health Plan
 - Enhance the Mental Health Treatment System
 - Support Funding of the Children's Receiving Center
 - Expand Early Childhood Services
 - Support the Aging Community and Persons with Disabilities
 - Preserve the Columbia Gorge Area
- Benchmark #2: Reduce Crime
 - Fund Local Community Correction Efforts
 - Maintain Juvenile Crime Prevention Framework
 - Prevent and Reduce the Incidence of Domestic Violence
- Benchmark #3: Reduce Poverty
 - Support Living Wages for Oregon's Families
 - Cooperate in the Metro Regional Affordable Housing Strategy
- Benchmark #4: Increase Success in School
 - Support the Quality Education Model
 - Maintain Local Bonding Option
- Benchmark #5: Maintain Principles of Good Government
 - Reform PERS to Provide Good Benefits with Stable, Sustainable Funding
 - Coordinate and Fund Mental and Public Health Services
 - Fund District Attorney Offices
 - Fund State Court Operations
 - Establish a Disaster Relief Fund
 - Support a Statewide Telecommunications Network

Thursday, January 25, 2001 - 9:30 AM
Multnomah Building, First Floor Commissioners Boardroom 100
501 SE Hawthorne Boulevard, Portland

REGULAR MEETING

REGULAR AGENDA - 9:30 AM

PUBLIC COMMENT - 9:30 AM

Opportunity for Public Comment on Non-Agenda Matters. Testimony Limited to Three Minutes Per Person.

DEPARTMENT OF SUSTAINABLE COMMUNITY DEVELOPMENT - 9:30 AM

- R-1 Waiver of the 150-Day Clock and Request for 60 Day Continuance of the Appeal Process as Requested by Applicants and Agreed to by Appellants, in Land Use Planning Case SEC 0-5, and Reschedule the De Novo Hearing Decision to 9:30 a.m., Thursday, March 29, 2001, for Property Located at 13939 NW Germantown Road, Portland
- R-2 Amendment to Lease Agreement 0010881-1 with Sellwood Lofts, LLC, Adding Approximately 800 Square Feet (Approximately 4,375 Square Feet Altogether) for the New Sellwood Branch Library
- R-3 Lease Agreement 0010884 with The Oregonian Publishing Company for Lease of 104 Square Feet at the Multnomah Building, 501 SE Hawthorne Boulevard, Room 162, and One Unreserved Parking Space in the Parking Structure Adjacent to the Multnomah Building

DEPARTMENT OF HEALTH - 9:45 AM

- R-4 NOTICE OF INTENT to Respond to a Request for Proposals from the Health Resources and Services Administration, Maternal and Child Health Bureau's Community-based Abstinence Education Program

NON-DEPARTMENTAL - 9:55 AM

- R-5 Second Reading and Possible Adoption of an ORDINANCE Conforming Amendments to Multnomah County Code Chapter Sections 11.300, 11.304, 11.400 and 11.401 Relating to Visitor Facilities, and Declaring an Emergency

R-6 RESOLUTION in Support for Union Organizing and Collective Bargaining

R-7 RESOLUTION Approving the Multnomah and Washington County Regional Investment Plan

COMMISSIONER COMMENT/LEGISLATIVE ISSUES – 11:00 AM

Opportunity (as Time Allows) for Commissioners to Comment on Non-Agenda Items or to Discuss Legislative Issues.



Capitol News

A source of legislative information for Multnomah County
by the Public Affairs Office



January 2001

Multnomah County 2001

Legislative Agenda

The Multnomah County Board of Commissioners adopted its 2001 Legislative Agenda on January 4. The agenda serves as an informational tool for legislators on the county's programs and services and how the county is impacted by legislative activities.

The county's legislative priorities outlined in the Legislative Agenda include:

- Maintain the Oregon Health Plan
- Enhance mental health treatment
- Fund the Children's Receiving Center
- Expand early childhood services
- Support services for the aging community and persons with disabilities
- Preserve the Columbia River Gorge
- Fund local community correction programs
- Focus on juvenile crime prevention
- Prevent and reduce the incidence of domestic violence
- Support living wages for families
- Cooperate in the Metro Regional Affordable Housing Strategy
- Fund public schools based on the Quality Education Model
- Maintain school districts' local bonding options

The Board of Commissioners will present the Legislative Agenda at a breakfast meeting with Multnomah County legislators on Monday, January 22, 2001.

To receive a copy of the Legislative Agenda, contact the Public Affairs Office at pao.org@co.multnomah.or.us or (503) 988-6800.

Legislative Board Briefings

The Public Affairs Office provides legislative briefings to the Board of Commissioners throughout the session. Scheduled dates are:

- March 20
- April 17
- May 15
- June 19
- July 10

Economic and Revenue Outlook

On January 12, House and Senate Revenue Committees analyzed the economic and revenue outlook for the state as an introduction for legislators. Highlights of the discussion included factors contributing to the nation's economic slowdown and expectations for Oregon's future.

For more information, contact the Office of Economic Analysis at (503) 378-3405 or www.oea.das.state.or.us.

Oregon Legislature Web Site

A resourceful tool during the Legislative Session is the Oregon Legislature's web site. Information about House and Senate bills, committee agendas, audio archives of meetings, and legislative addresses is available at www.leg.state.or.us.

BOGSTAD Deborah L

From: DISCIASCIO Barbara A
Sent: Friday, December 29, 2000 7:58 AM
To: BOGSTAD Deborah L
Subject: RE: Legislative breakfast

Breakfast for Multnomah County delegates hosted by the Board of County Commissioners, Wednesday, January 22, 2001, 7:30 am in room 167-A, State Capitol, Salem, Oregon. The purpose of the meeting is to share the Multnomah County Legislative Agenda with the legislators, and to ask for their support.

I anticipate that four of the commissioners will be there, with Commissioner Cruz being absent.

-----Original Message-----

From: BOGSTAD Deborah L
Sent: Monday, December 18, 2000 11:02 AM
To: DISCIASCIO Barbara A; MARTIN Lyne R; BRIDGES Laura M; LEE Beckie K; KALISZEWSKI Jeanne E; WALKER Brett T
Cc: SPONSER Thomas; MATTIODA Gina M; SODEN Stephanie A
Subject: RE: Legislative breakfast

Barbara I just double checked with our attorney Tom Sponsler and if Multnomah County is sponsoring this and a quorum or more of our Commissioners are attending, it is our meeting and I have to notice it on the Board agenda. I'll need detailed specifics before noon, Wednesday, January 17. Thanks.

Deb Bogstad
Multnomah County Board Clerk
501 SE Hawthorne Blvd., Suite 600
Portland, Oregon 97214
phone (503) 988-3277 fax (503) 988-3013
<http://www.co.multnomah.or.us/cc/index.html>

-----Original Message-----

From: DISCIASCIO Barbara A
Sent: Friday, December 15, 2000 2:43 PM
To: MARTIN Lyne R; BRIDGES Laura M; LEE Beckie K; KALISZEWSKI Jeanne E; WALKER Brett T; BOGSTAD Deborah L
Subject: Legislative breakfast

FYI and a reminder to all before everyone starts to scatter for the holidays:

The BCC/Legislature Breakfast meeting is confirmed for January 22, 2001; 7:30 - 8:30 am; Room 167-A; State Capitol. Gina and Stephanie will hand deliver invitations to the Legislature beginning the first week of session.

Deb, since there will be a quorum present, is there anything special you need from me?

Barb Disciascio
Public Affairs Office
503-988-6800



**MULTNOMAH
COUNTY**

Most Requested Phone Numbers



Published by
Multnomah County
Information and Referral
September 2000

COUNTY GENERAL SERVICES

General Information	503-988-3511
-After 11/15/2000	503-823-4000
-TTY	503-988-5040
Animal Control	503-988-7387
Assessment and Taxation	503-988-3326
Bridges	503-988-3757
District Attorney's Office	503-988-3162
Domestic Partner Registration	503-988-3027
Domestic Violence (District Attorney's Office)	503-988-3873
Elections	503-988-3720
Human Resources/ Employment	503-988-5015
Jail Records	503-988-3689
Juvenile Justice	503-988-3460
Library Reference Line	503-988-5234
Marriage License	503-988-3027
Nuisances (Health, Rural)	503-988-3464
Parole and Probation Admin.	503-988-3701
Passports	503-988-4508
Permits (in Public Right of Way)	503-988-3582
Planning/Development/Zoning	503-988-3043
Recorder's Office	503-988-3034
Sheriff's Office	
-Administration	503-988-4300
-Enforcement Division	503-255-3600
Transportation/Roads/Signs	503-988-5050

NON-COUNTY NUMBERS

Americans with Disabilities Act	1-800-358-3117
Airport Information	1-877-739-4636
Cemetery Information	503-988-3622
Children and Family Services (SCF)	503-731-3075
Education Service District	503-255-1841
DEQ (Environmental Quality)	503-229-5696
Emergency (Police, Fire, Medical)	9-1-1
Exposition Center	503-736-5200
Extension Agent (OSU programs)	503-725-2000
Federal Information	1-800-688-9889
Housing Authority of Portland	503-802-8300
Labor and Industries, Bureau of	503-731-4200
Metro Crisis Line	503-215-7082
Metro Regional Government	503-797-1700
DMV (Motor Vehicles)	503-299-9999
Poison Control	503-494-8968
Port of Portland	503-944-7000
Portland Oregon Visitors Assoc.	503-222-2223
Portland Police Non-Emergency	503-823-3333
Portland Public Schools	503-916-2000
Recycling (Metro)	503-234-3000
Social Security Administration	1-800-772-1213
State of Oregon Information	503-378-6500
State Vital Statistics	503-731-4108
Tri-Met	503-238-7433
Unemployment Office	503-731-4139
Utility Locators	503-246-6699

COURTS

Accounting	503-988-3269
Administrator's Office	503-988-3957
Arbitration	503-988-3830
Civil Court	503-988-3022
Community Court	503-988-3337
Criminal Court	503-988-3235
Domestic Court	503-988-3943
Family Court	
Services/Mediation	503-988-3189
File Room	503-988-3003
Jury Duty Information	503-988-3170
Juvenile Court Docketing	503-988-3463
Parking Court	503-988-3776
Probate	503-988-3016
Small Claims	503-988-3022
Traffic Court	503-988-3233

Please visit our website:
www.co.multnomah.or.us

HEALTH AND HUMAN SERVICES (County and Non-County)

Aging/Disability Helpline	503-988-3646
Birth and Death Records	503-988-3745
Child Abuse Hotline	503-731-3100
Child Support Enforcement	503-988-3150
Food Handlers	503-988-5257
Immunizations	503-988-3828
Health Clinic Appointments	503-988-3333
Health Information and Referral	503-988-3816
Human Solutions (East County Programs)	503-988-5201
Loaves and Fishes	503-736-6325
Restaurant and Pool Inspections	503-988-3400
SafeNet Health Information	503-988-5858
Teen Health InfoLine	503-988-5800
WIC Nutrition Program (Women, Infants, and Children)	503-988-3503

Remember that 10-digit dialing is required
for local calls after 10/01/2000

COUNTY ELECTED OFFICIALS

Commissioners:

Chair Beverly Stein	503-988-3308
District 1 Diane Linn	503-988-5220
District 2 Serena Cruz	503-988-5219
District 3 Lisa Naito	503-988-5217
District 4 Sharron Kelley	503-988-5213

Auditor

Suzanne Flynn	503-988-3320
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District Attorney

Michael Schrunk	503-988-3143
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Sheriff

Dan Noelle	503-988-4404
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CITIES WITHIN MULTNOMAH COUNTY

Fairview	503-665-7929
Gresham	503-661-3000
Maywood Park	503-255-9805
Portland	503-823-4000
Troutdale	503-665-5175
Wood Village	503-667-6211



MULTNOMAH
COUNTY

MULTNOMAH COUNTY

2000-2001 Property Tax Information

FOR HELP Call Tax Information at (503) 988-3326 (additional phone numbers on back)

ACCOUNT NUMBERS

- The account number on the enclosed tax statement is your property ID number.
- It is always important to return the stub of the tax statement with your payment to **ensure** your account is properly credited. Writing the property ID number on your check is an added help.

LOCAL OPTION AND BOND LEVIES

Your tax districts can request additional taxes for bonds or operations through an election. Within Multnomah County a local option levy for School District 1(Portland Public Schools) passed and is expected to add approximately \$.75 per \$1000 of assessed value.

In compliance with the Americans with Disabilities Act (ADA), the information on this tax statement is available in alternate formats.

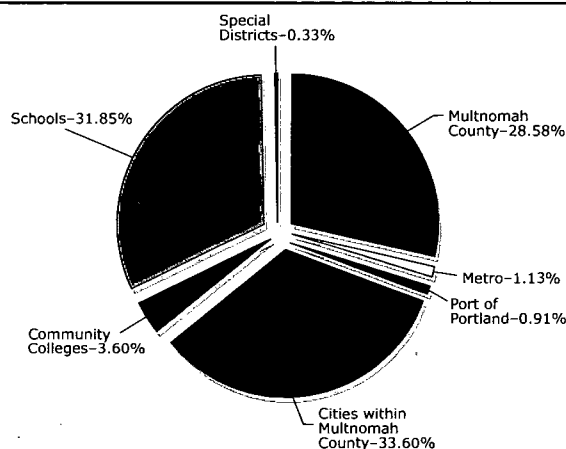
AT HOME OR AT YOUR LOCAL LIBRARY, access our web page. For Multnomah County activities, including general property tax information, try our World Wide Web address: **www.co.multnomah.or.us** or general property tax information **www.dor.state.or.us**

VETERANS' DAY

Please remember that all Multnomah County offices, including Assessment and Taxation, will be closed Friday, November 10, 2000.

Your Government...How your tax dollars are spent

This tax bill comes from Multnomah County as directed by Oregon law. The county is responsible for collecting property taxes that fund a wide variety of local government agencies.



A number of government agencies are funded through your property taxes. These include schools, Metro, Tri-Met, Port of Portland and the cities of Fairview, Gresham, Portland, Troutdale, Wood Village, and portions of Lake Oswego and Milwaukie. Special Districts could include such services as fire patrol; fire, water, sewage and drainage services; and street lighting.

Note: This chart reflects all governments in Multnomah County that receive property taxes. The breakout on your property tax bill will be different because it reflects only the governments that provide services to you.

Governments in the county provide many different services that are financed by several types of public income including property taxes, business income taxes, fees, and state and federal funds.

Service	Multnomah County	Cities	Regional/ Special Districts	Schools
Water/ Sewer/ Solid Waste		X	X	
Fire, Rescue & Emergency	X	X	X	
Parks/ Event Centers & Golf		X	X	
Building Code Enforcement		X		
Cable Regulation	X	X		
Port Operations			X	
Roads & Transportation	X	X	X	
Land Use Planning	X	X	X	
Law Enforcement	X	X	X	
Housing & Community Development	X	X		
Neighborhood Outreach	X	X	X	X
Adult & Juvenile Corrections	X			
District Attorney	X			
Jails	X			
Health Services	X			
Child Welfare Programs	X			
Substance Abuse Treatment	X			
Mental Health Services	X			
Aging & Disability Services	X			
Library	X			
Animal Control	X			
Property Tax Administration	X			
Elections	X			
Education				X

Source: Consolidation Threshold Study, 1998



MULTNOMAH COUNTY – 2000-2001 Property Tax Information

FOR PERSONAL PROPERTY

(Businesses, Manufactured Structures, Floating Structures)
The taxes displayed on personal property tax bills include all years, current and delinquent, unless the property ID number has changed. Delinquent tax may be owed on a prior account. Please call (503) 988-3326 if you have questions about the amount due. All delinquent personal property tax and interest and the first one-third installment must be paid by November 15, 2000, or be subject to a tax lien warrant and fees of \$47.00.

VETERAN'S EXEMPTION

A 40 percent disabled veteran, or the widow or widower of a veteran, may be entitled to a partial exemption on property taxes. The filing period for next year is from January 1, 2001 through April 2, 2001. Please call (503) 988-3349 for details.

TAXES PAID BY MORTGAGE COMPANIES

If your statement is yellow, this means that a mortgage company or senior citizen deferral program has requested tax information in order to pay your tax bill. If you have any questions regarding who is paying your property tax, contact your mortgage company. If you have recently paid off your loan, changed mortgage companies, or canceled your tax reserves, use this statement to pay your property tax.

SENIOR CITIZEN DEFERRAL

If you are 62 years or older and meet certain requirements including income, you may be able to defer paying property taxes on your residence. The taxes must be paid with interest when the owner dies, sells the property, moves or changes ownership. Applications for next year can be obtained from the county tax office after January 1, 2001 and must be filed by April 16, 2001. For more information call (503) 988-3326.

DISABLED DEFERRAL PROGRAM TO BEGIN JANUARY 2001

This program allows any disabled person of any age receiving Social Security Disability benefits to defer property taxes in the same manner as the Senior Citizen Deferral Program. Mark your calendars to call for information **after** January 1, 2001.

POST-DATED OR TWO-PARTY CHECKS

Any post-dated or two-party checks will be returned to you and not credited to your account. If the return of such checks causes the eventual payment to be made after the due date on the tax bill, the discount will not be allowed, and interest will accumulate on the past-due portion.

RETURNED CHECKS

If your check is returned from your bank for any reason, a \$25 processing fee will be added to your account and future payments will have to be made in cash or certified funds. If the total amount due, plus the \$25 fee, is not received by the date shown on the front of this tax bill, the discount will not be allowed and interest will accumulate on the past-due portion.

MAILING ADDRESS

If you have moved, it is your responsibility to notify us. Please call (503) 988-3326 or write to:

Multnomah County
Division of Assessment and Taxation
PO Box 2716
Portland, OR 97208-2716

Failure to make timely payments due to an undeliverable address or mis-delivered mail could result in loss of the discount and accrual of interest.

APPEAL RIGHTS—Board of Property Tax Appeals

Value Appeals:

If you disagree with the VALUE of your property as shown on your statement, you may file an appeal with the Multnomah County Board of Property Tax Appeals. For petition forms and information from the Board of Property Tax Appeals, please call (503) 988-5241.

What to Appeal: You are asking for a reduction of the value of your real or personal property that appears on your tax statement.

When to Appeal: You must file your petition by January 2, 2001.

Penalty Appeals:

If you disagree with a PENALTY assessed to you for late filing of your real or personal property return, you may appeal to the Board of Property Tax Appeals to waive the penalty. You can get the petition forms and information from the Board of Property Tax Appeals. Please call (503) 988-5241 for a form.

What to Appeal: You are requesting to have your late filing penalty waived.

When to Appeal: You must file your petition by January 2, 2001.

For More Information

CALL US! Office Hours are Monday - Friday 8:00 AM to 5:00 PM. Please have your account number/property ID available.

(503) 988-3326

- Tax Payments
- Tax Information
- Property Value - Real & Personal
- Mobile Home Moves
- Senior Citizen Deferrals

(503) 988-3367

- Appraisal Information-Real & Personal Property
- Personal Property Ownership Changes

(503) 988-3375

- Real Property Ownership Changes
- Divisions
- Consolidations

(503) 988-3349

- Veterans' Exemptions
- Other Exemptions

Change of Address Notice

Multnomah County
Assessment and Taxation Offices
Are now located at:
501 SE Hawthorne Blvd
Portland OR 97214

Division of Assessment & Taxation

501 SE Hawthorne Blvd. Portland, OR 97214

**Multnomah County
Quick List for Legislative Contact**

Chair Beverly Stein Multnomah County Board of County Commissioners	503-988-3308
Commissioner Diane Linn District 1	503-988-5220
Commissioner Serena Cruz District 2	503-988-5219
Commissioner Lisa Naito District 3	503-988-5217
Commissioner Lonnie Roberts District 4	503-988-5213
Gina Mattioda Public Affairs Office	503-988-5766
Stephanie Soden Public Affairs Office	503-988-6045
Barbara Disciascio Public Affairs Office	503-988-6800

Address: 501 SE Hawthorne Blvd., Suite 600
Portland, Oregon 97214



2001 Legislative Agenda



Multnomah County, like the State of Oregon, operates with strategic, measurable goals (called benchmarks), as its guiding principles. Evaluating progress through the use of benchmarks and contact with the community makes Multnomah County a model of good government. The Multnomah County Board of Commissioners recognizes that its partnership with the State of Oregon contributes to the quality of services it provides: state funds make up approximately 30% of the county's budget. Partnerships with neighboring jurisdictions on regional issues, such as transportation funding, are equally important. Multnomah County's legislative agenda is designed to meet the benchmarks that sustain and improve the quality of life in Multnomah County and throughout Oregon.

Benchmark #1: Improve the Health of the Community

Multnomah County operates public health services, mental health treatment centers, programs for seniors and persons with disabilities, and alcohol and drug treatment centers in partnership with Oregon's Department of Human Services (DHS). DHS is encouraged to honor the following principles during their reorganization: client-focused services, partnerships with local governments, flexible utilization of funds to ensure public accountability, and maximization of resources. In addition, the county maintains the health of local natural resources through land use planning, zoning regulation and conservation initiatives.

- **Maintain the Oregon Health Plan**

The county supports the intent of the Oregon Health Plan, and its goal of expanding universal health care access through a prioritization of services, rather than limiting eligibility. The county favors measures that increase all citizens' access to services and opposes measures that attempt to weaken the plan. The county requests that the Legislature address the rapid increase of prescription drug costs, as it threatens the viability of the plan. The county applauds the 1997 and 1999 Legislatures for securing funding for safety net clinics and encourages the 2001 Legislature to focus on the long-term stability of these clinics.

- **Enhance the Mental Health Treatment System**

For the past year, the county and numerous stakeholders have worked to improve the county's mental health system with a consumer and family-centered focus emphasizing rehabilitation and recovery. The county urges the Legislature to adopt measures that bridge the gaps and increase funding of mental health services. In addition, the county supports parity for mental health services.

- **Support Funding of the Children's Receiving Center (CRC)**

Multnomah County requests continued state participation in funding the Children's Receiving Center. This funding partnership allows abused and neglected children to receive immediate professional care and support when taken into state custody. The CRC is designed to provide a temporary, safe, and nurturing home-like environment for children while attempts for home placement or family reunification are made.

- **Expand Early Childhood Services**

Multnomah County favors the Oregon Children's Plan and other proposals that support early childhood education and prevention programs. Health and social services to very young children and their families have been a focus of Multnomah County for many years. The county favors that state funds be distributed in a flexible, not categorical, funding package. This method of disbursement would enable the county to maximize the use of local and other funding sources in order to achieve the outcomes identified in the Oregon Children's Plan.

- **Support the Aging Community and Persons With Disabilities**

Multnomah County provides community-based services for seniors and persons with disabilities. These services enable people to remain independent for as long as possible while reducing the need for expensive nursing facility care. The county asks the Legislature to acknowledge its efforts by funding current services, including the Oregon Project Independence program, to clients in eligibility levels 15-17. The county favors legislation to improve in-home care services.

- **Preserve the Columbia River Gorge Area**

As home to the Columbia River Gorge National Scenic Area, the county supports maintaining its pristine beauty while promoting its economic base in a sustainable manner. The county considers partnerships with the state and neighboring jurisdictions essential to a successful implementation of the Statewide Planning Goals, Columbia River Gorge National Scenic Area Act, and the Endangered Species Act. Multnomah County encourages the Legislature to foster discussions between rural and urban residents to develop a reasonable approach to dealing with fairness and takings in our land use system while maintaining the statewide land use planning process.

Benchmark #2: Reduce Crime

Through the supervision and treatment of adults released from jail or prison, detention of juvenile delinquents, treatment of youth at risk of committing crimes, prosecution and incarceration of criminals, and street patrols, Multnomah County is committed to reducing crime and the over-representation of minorities in our criminal justice system. Legislative proposals that enhance these efforts and strengthen the entire criminal justice system are supported by the county.

- **Fund Local Community Correction Efforts**

Multnomah County supports the partnership between state and local governments embodied in the Community Corrections Partnership Act passed in 1977, and further strengthened through SB 1145 in 1995. In order to meet the supervision, incarceration, and treatment responsibilities required by state statute, the county requests that the Legislature fund local community corrections services based on the formula recommended by the Statewide SB 1145 Implementation Committee.

- **Maintain Juvenile Crime Prevention Framework**

Multnomah County is committed to maintaining Governor Kitzhaber's statewide coordinated juvenile crime prevention strategy. Legislative proposals that identify and assist youth at risk of committing crimes, treat youth who use alcohol or drugs, address the mental health needs of troubled juveniles, and teach responsible behaviors, are essential to the county's juvenile justice efforts.

- **Prevent and Reduce the Incidence of Domestic Violence**

As a partner of the Oregon Women's Health and Wellness Alliance, Multnomah County supports efforts to address the needs of domestic violence and sexual assault victims. The county supports expansion of services for families, safe housing options for victims, services for children that witness domestic violence and increased counseling for perpetrators and victims. In light of the role drug and alcohol abuse plays in domestic violence, the county also supports proposals designed to reduce drug and alcohol abuse.

Benchmark #3: Reduce Poverty

Multnomah County recognizes that collaboration and coordination with community-based organizations and governmental jurisdictions is essential to serving the needs of low-income families. In order to reduce the number of families living in poverty, a system of supports must be in place. Multnomah County provides health care and social services that assist low-income families. Public transportation that accommodates growth, as well as accessible and affordable housing, are other key elements of this support system. The county requests that the Legislature acknowledge these community efforts and continue as a partner by funding public transit and housing services that contribute to the community's safety net.

- **Support Living Wages for Oregon's Families**

Multnomah County established a Living Wage Review Board to recommend strategies for improving wages and benefits of employees of county contractors. The county encourages the Legislature to increase the wages and benefits of its contract employees and to restore flexibility to the county where we use state funds to contract for services.

- **Cooperate in the Metro Regional Affordable Housing Strategy**

Oregon faces a statewide low-income affordable housing crisis. It is particularly acute in the urban areas of the state as the disparity between income and housing prices expands. As areas such as East Multnomah County continue to grow, a regional, strategic approach to providing affordable housing is supported by the county. Through participation in the Metro Affordable Housing Technical Advisory Committee, Multnomah County supports its recommendation to seek funds to provide the additional 9,048 housing units needed to accommodate growth over the next 5 years.

Benchmark #4: Increase Success in School

Multnomah County participates in education initiatives that promote student success. Proposals that help children enter school ready to learn, encourage students to stay in school, and involve parents in school activities are supported by the county. The county supports strategies that encourage public/private partnerships and innovative community mobilization projects, such as community learning centers.

- **Support the Quality Education Model**

Multnomah County encourages the Legislature to fund public schools at a level that maintains current curriculum goals and addresses the multicultural needs of the student population.

- **Maintain Local Bonding Option**

The county requests that the Legislature maintain the local bonding option available to individual communities currently in statute.

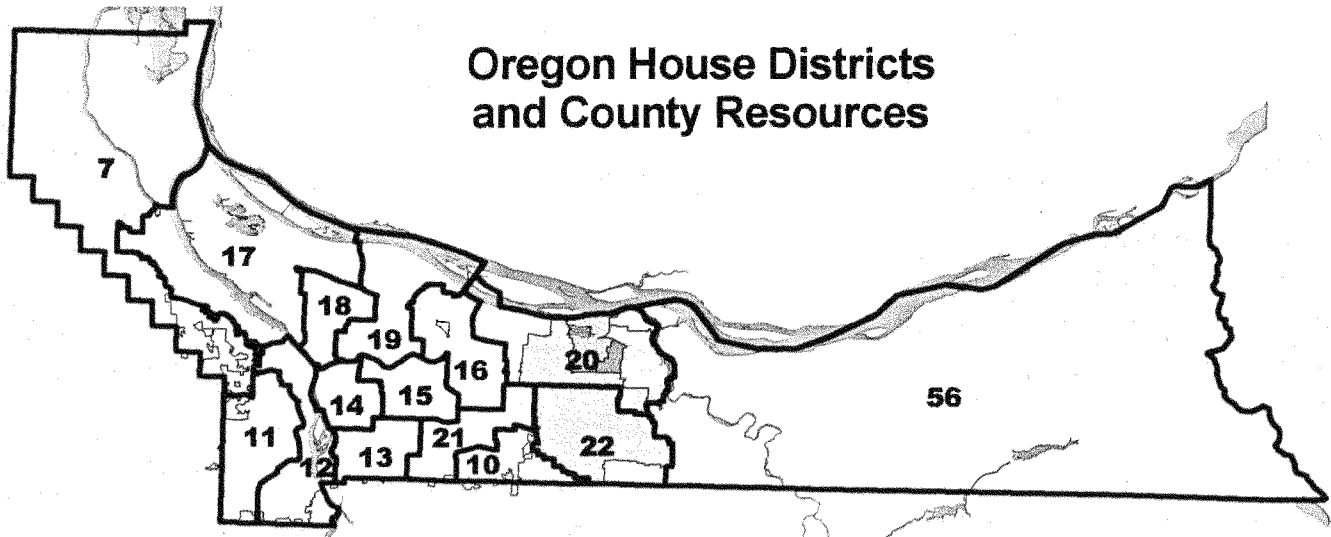
Benchmark #5: Maintain Principles of Good Government

Multnomah County considers its partnerships with other local jurisdictions, the State of Oregon, and the federal government as crucial to fulfilling its statutory duties. The county works with these jurisdictions to maximize and leverage funding for key services. An important partner is the Association of Oregon Counties (AOC). The county supports AOC's legislative priorities:

- Reform PERS to provide good benefits with stable, sustainable funding
- Coordinate and fund mental and public health services
- Fund District Attorney offices
- Fund state court operations
- Establish a disaster relief fund
- Support a statewide telecommunications network

Multnomah County

Oregon House Districts and County Resources



ABBREVIATIONS

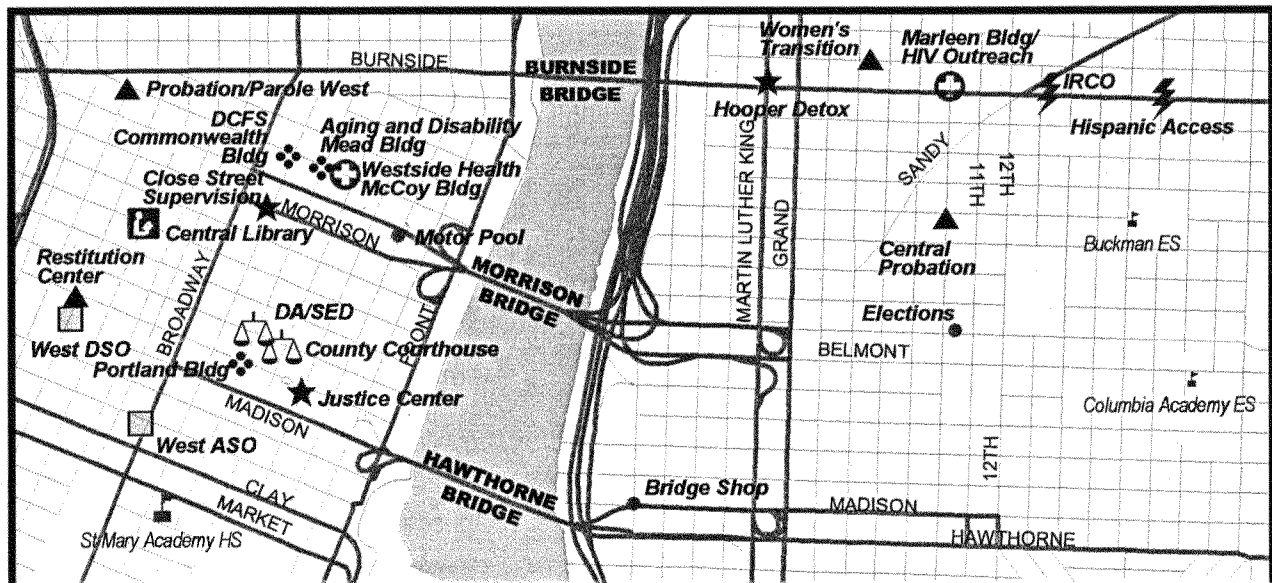
ASO Aging Services Office
DA District Attorney
DSO Disability Services Office
DCFS Dept. of Community
and Family Services
HS High School
MS Middle School
PPS Portland Public
School Financing
SBHC School Based
Health Clinic

□ Aging&Disability
⚖ DA/Courts
▲ Corrections
● Environmental Services
⊕ Health
📖 Library
★ Sheriff
❖ Office
○ Dental Services
⚕ School and Neighborhood Health
⊕ School Based Health
✳ Neighborhood

MAP LEGEND

DCFS Services
● Community Service Centers
⚡ Ethnic Access
★ Family Center System
✳ Family Resource Centers
■ Touchstone/Multnomah County
□ Touchstone/Portland Public Schools
Public and Private Schools
⚡ Elementary School
⚡ Middle or Jr. High School
⚡ High School
🏠 Oregon House of Representatives Districts
🚊 MAX Light Rail
🚌 Tri Met Bus Lines
🌳 Parks and Open Space
□ Unincorporated Areas

Downtown-Inner East Side Detail



Multnomah County
House District 7 (south)



ST HELENS

30

Sitton ES

George Middle SBHC

George MS

Vector

James Johns ES

YWCA St. Johns

Roosevelt FRC
Roosevelt SBHC

Clarendon

St Johns Library

Probation/Parole
Pennisula

North Portland
Health Center

ST JOHNS
BRIDGE

Portsmouth Middle SBHC

Portsmi

North
Youth

17

7

Washington County

YEON

NICOLAI

CORNELL

BARNES

SUNSET

26



★ *Sauvie Island
Safety Action Team*

7

CORNELIUS PASS

17

ST HELENS



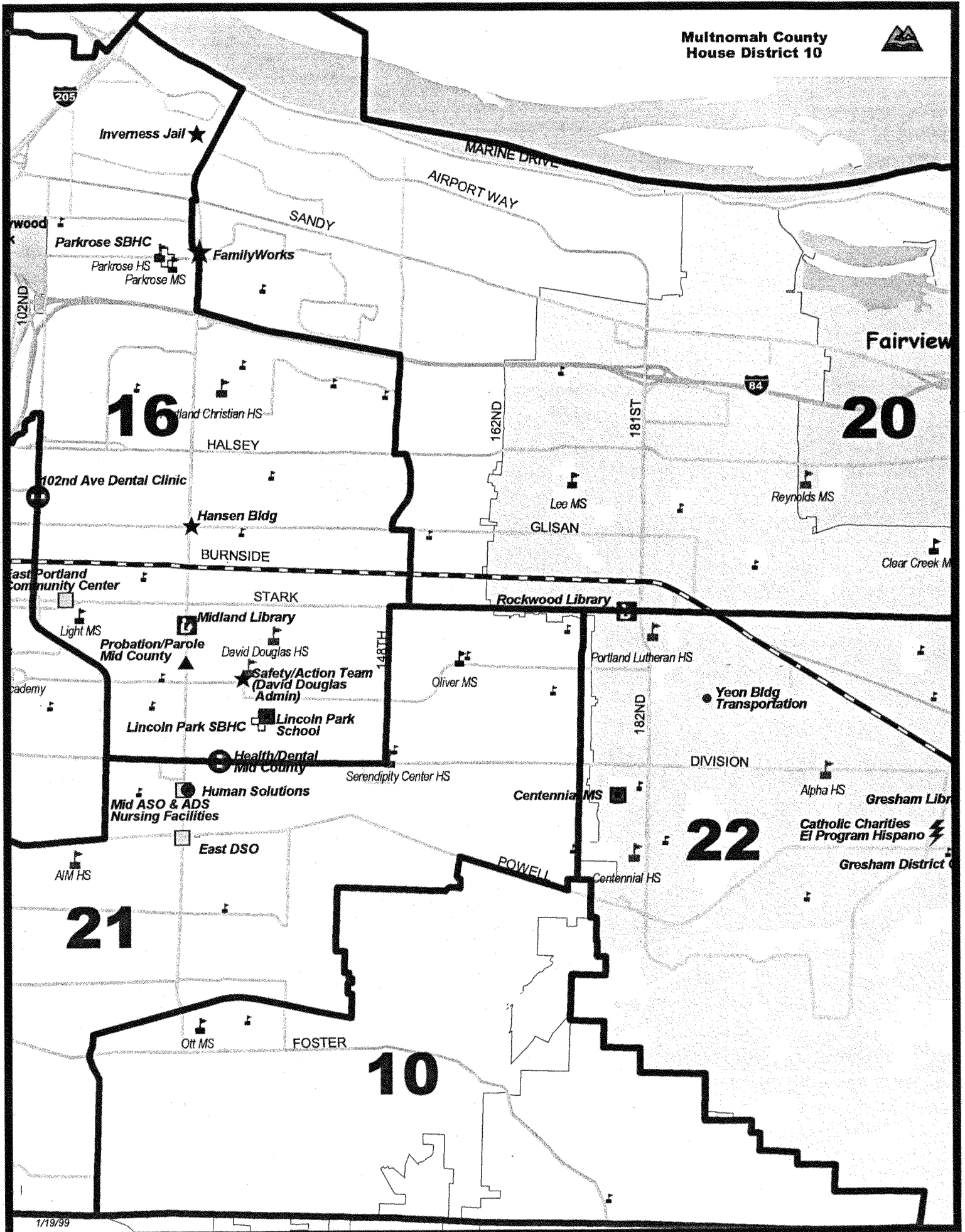
★ Sauvie Island
Safety Action Team

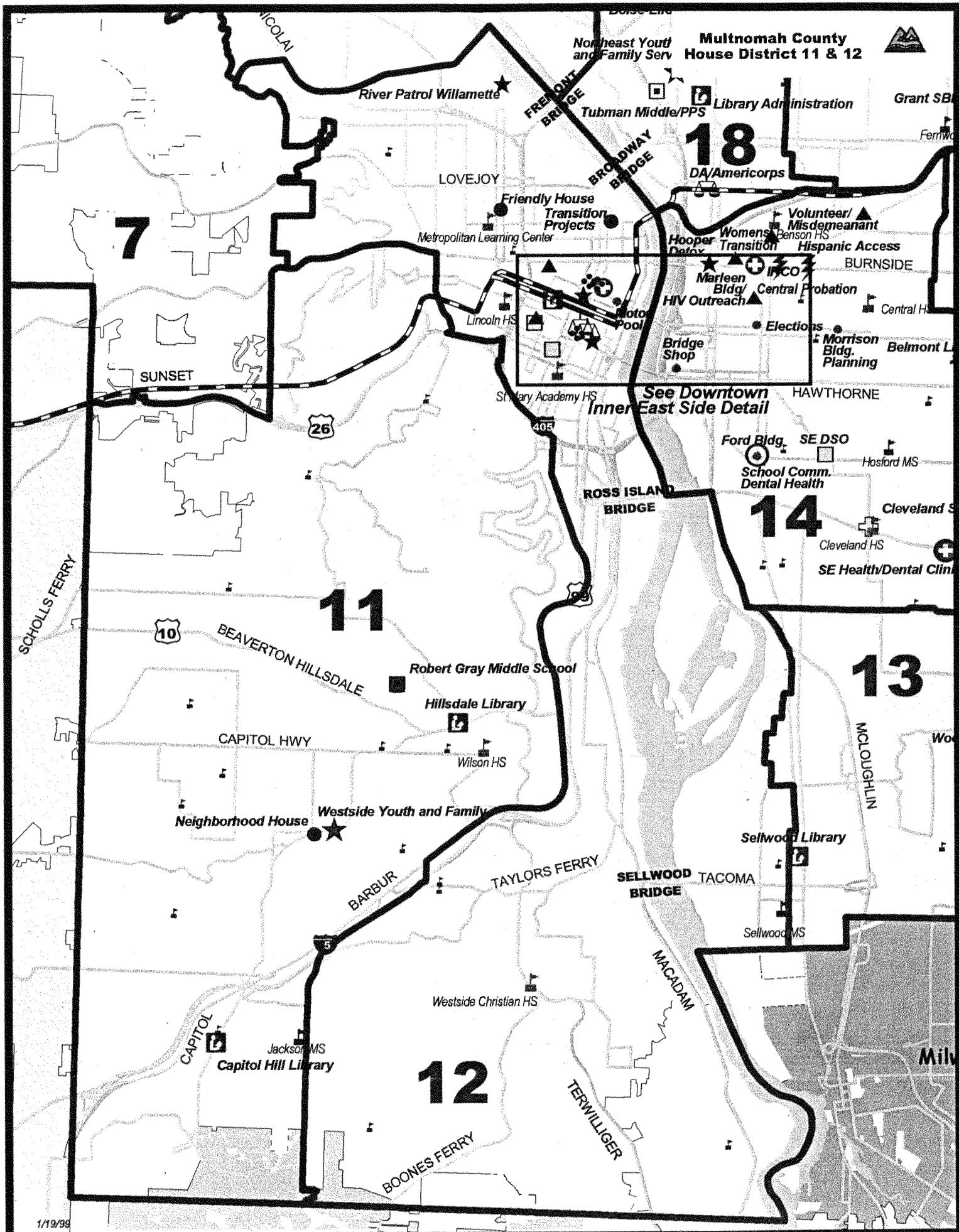
CORNELIUS PASS

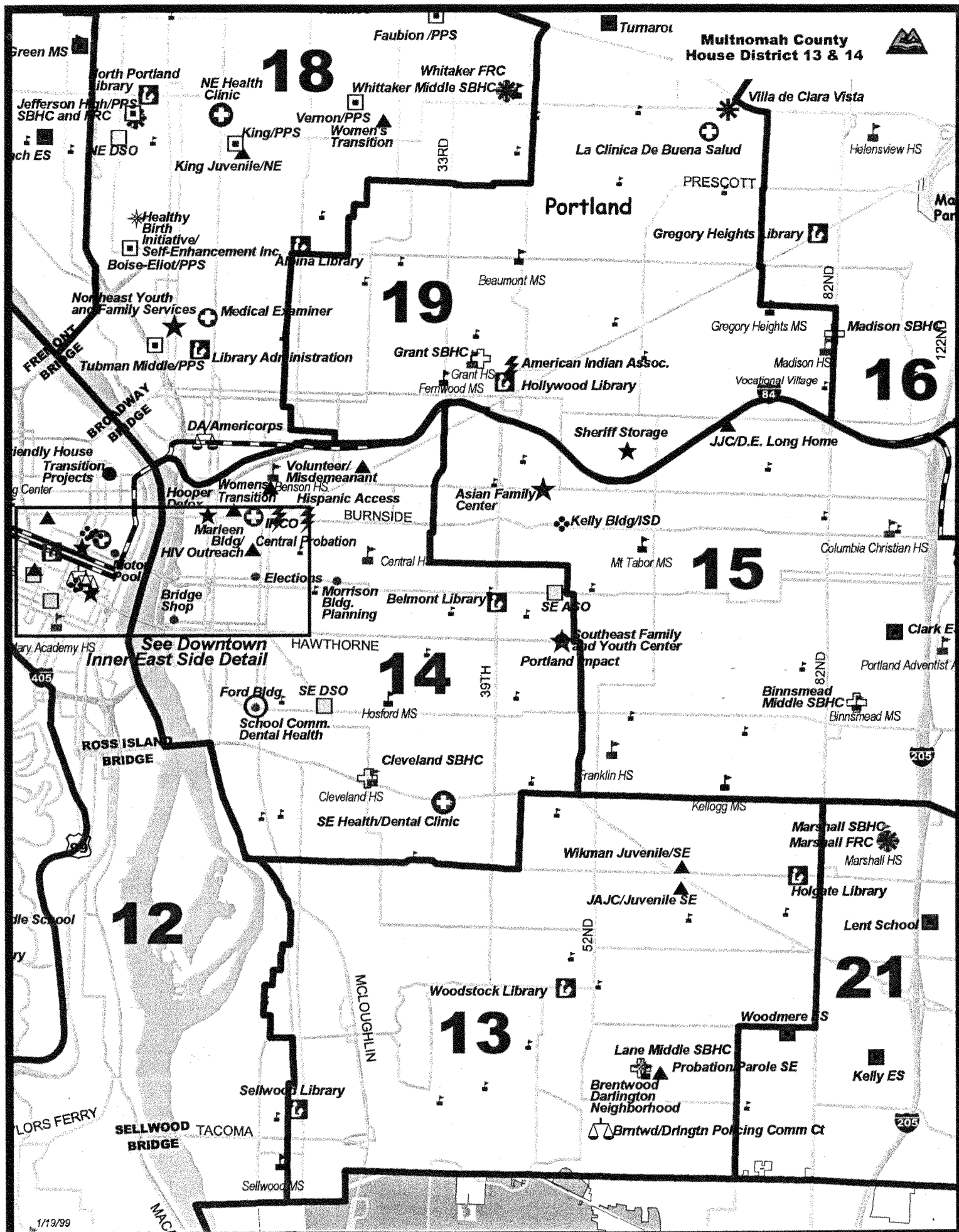
7

Road Shop #1/Skyline

17







Multnomah County
House District 13 & 14



18

19

16

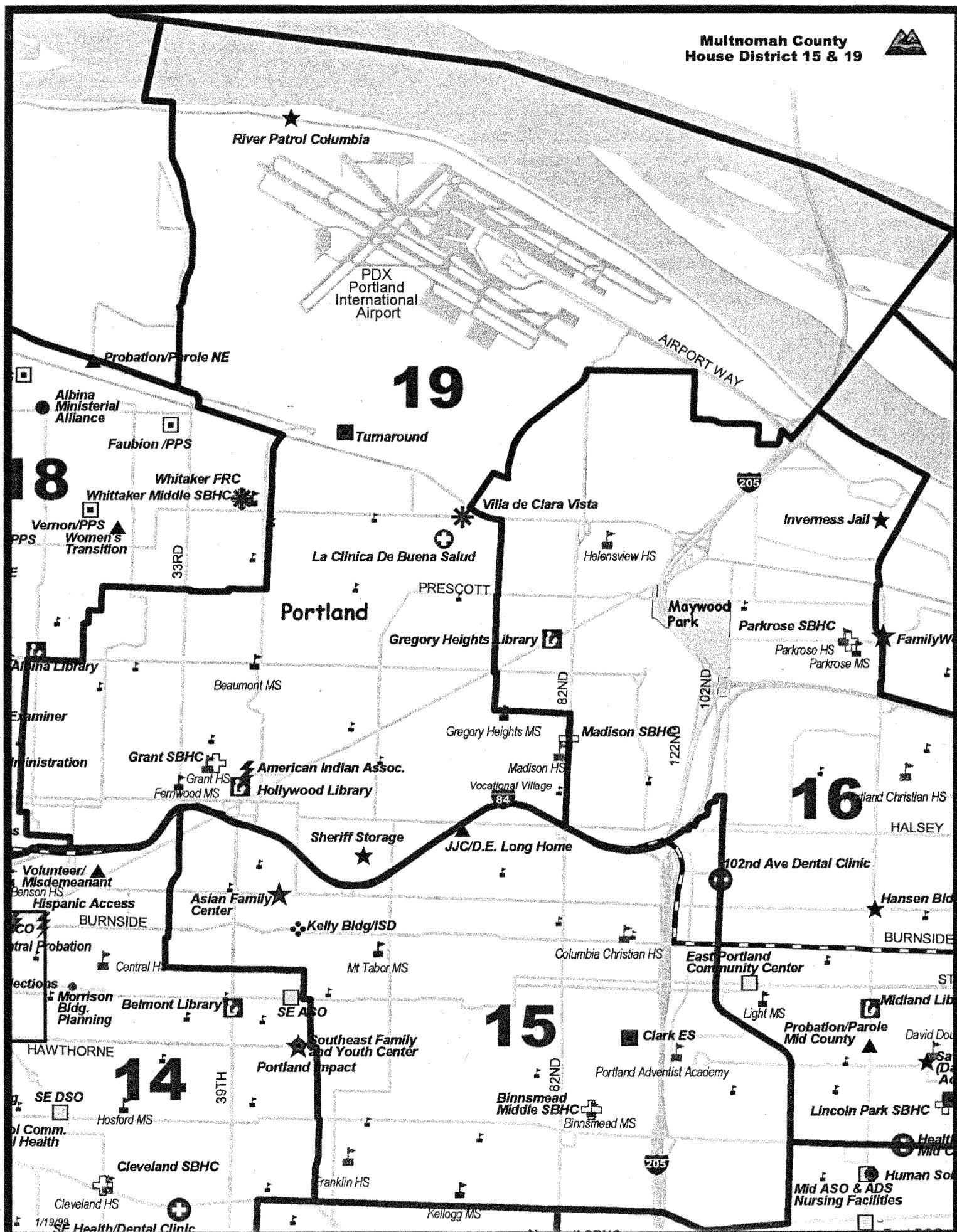
15

14

12

13

21



River Patrol Columbia

PDX
Portland
International
Airport

19

Probation/Parole NE

Albina
Ministerial
Alliance

Faubion /PPS

Turnaround

Whittaker FRC

Whittaker Middle SBHC

Vernon/PPS
Women's
Transition

33RD

La Clinica De Buena Salud

PRESOTT

Portland

Gregory Heights Library

Villa de Clara Vista

Helensview HS

AIRPORT WAY

205

Inverness Jail

Parkrose SBHC

Parkrose HS
Parkrose MS

FamilyW

Albina Library

Beaumont MS

Examiner

Administration

Grant SBHC

Grant HS
Fernwood MS

American Indian Assoc.

Hollywood Library

Gregory Heights MS

Madison SBHC

Madison HS

Vocational Village

Sheriff Storage

JJC/D.E. Long Home

16

land Christian HS

HALSEY

102nd Ave Dental Clinic

Hansen Bldg

BURNSIDE

Volunteer/
Misdemeanant

Benson HS
Hispanic Access

BURNSIDE

Central Probation

Central H

Mt Tabor MS

Asian Family
Center

Kelly Bldg/ISD

Columbia Christian HS

East Portland
Community Center

Midland Lib

Probation/Parole
Mid County

David Dou

Sa
(Da
Ac

Lincoln Park SBHC

Health
Mid C

Human So
Mid ASO & ADS
Nursing Facilities

14

Belmont Library

SE ASO

Southeast Family
and Youth Center
Portland Impact

Cleveland SBHC

Cleveland HS

Franklin HS

Kellogg MS

15

Binnsmead
Middle SBHC

Binnsmead MS

Clark ES

Portland Adventist Academy

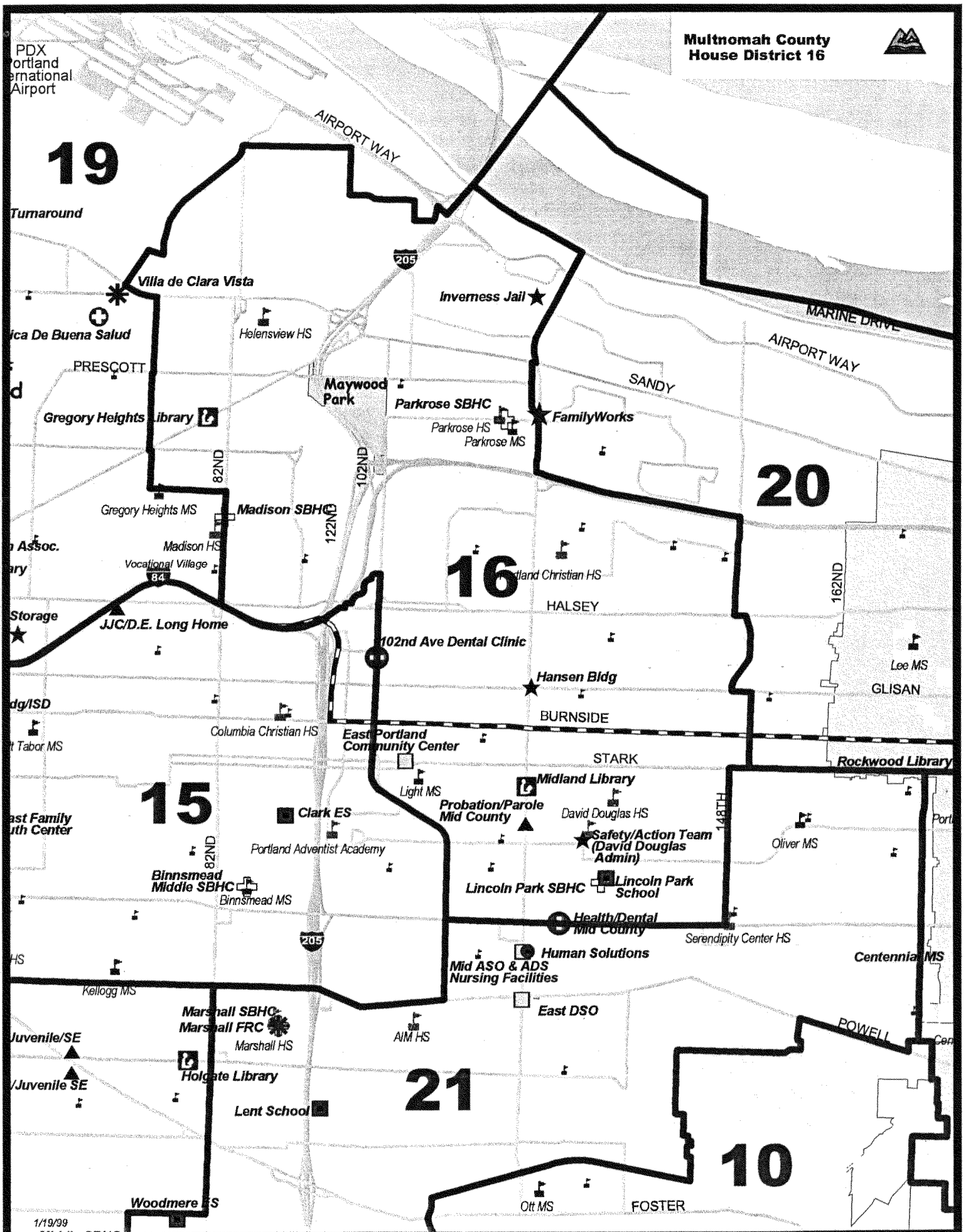
205

1/19/99

SE Health/Dental Clinic

PDX
Portland
International
Airport

Multnomah County
House District 16





7

17

LOMBARD

ST HELENS

30

COLUMBIA

Sitton ES

George Middle SBHC

George MS

Vector

YWCA St. Johns

James Johns ES

Clarendon

Roosevelt FRC
Roosevelt SBHC

St Johns Library

North Portland
Health Center

Probation/Parole
Pennisula

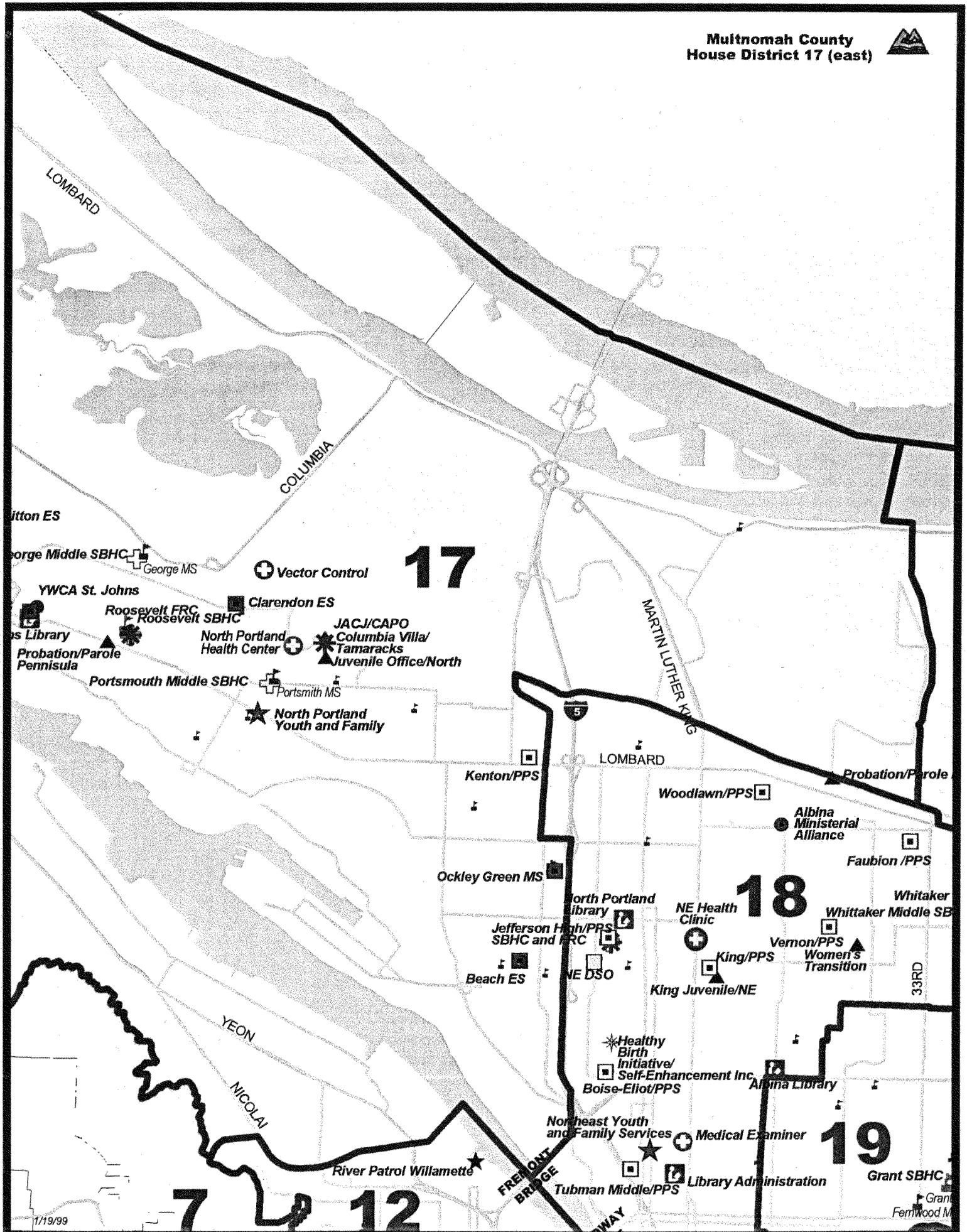
Portsmouth Middle SBHC

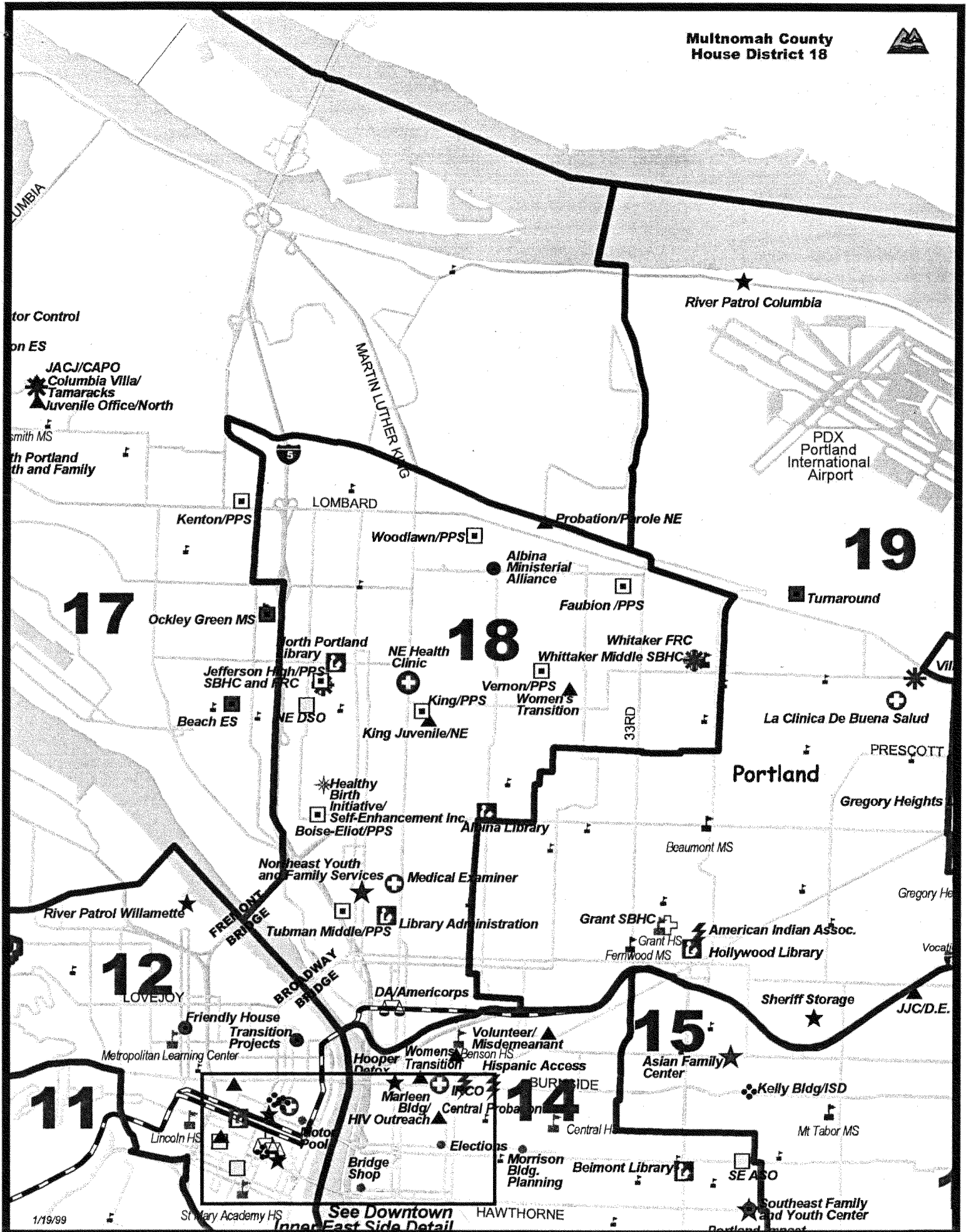
Portsmith

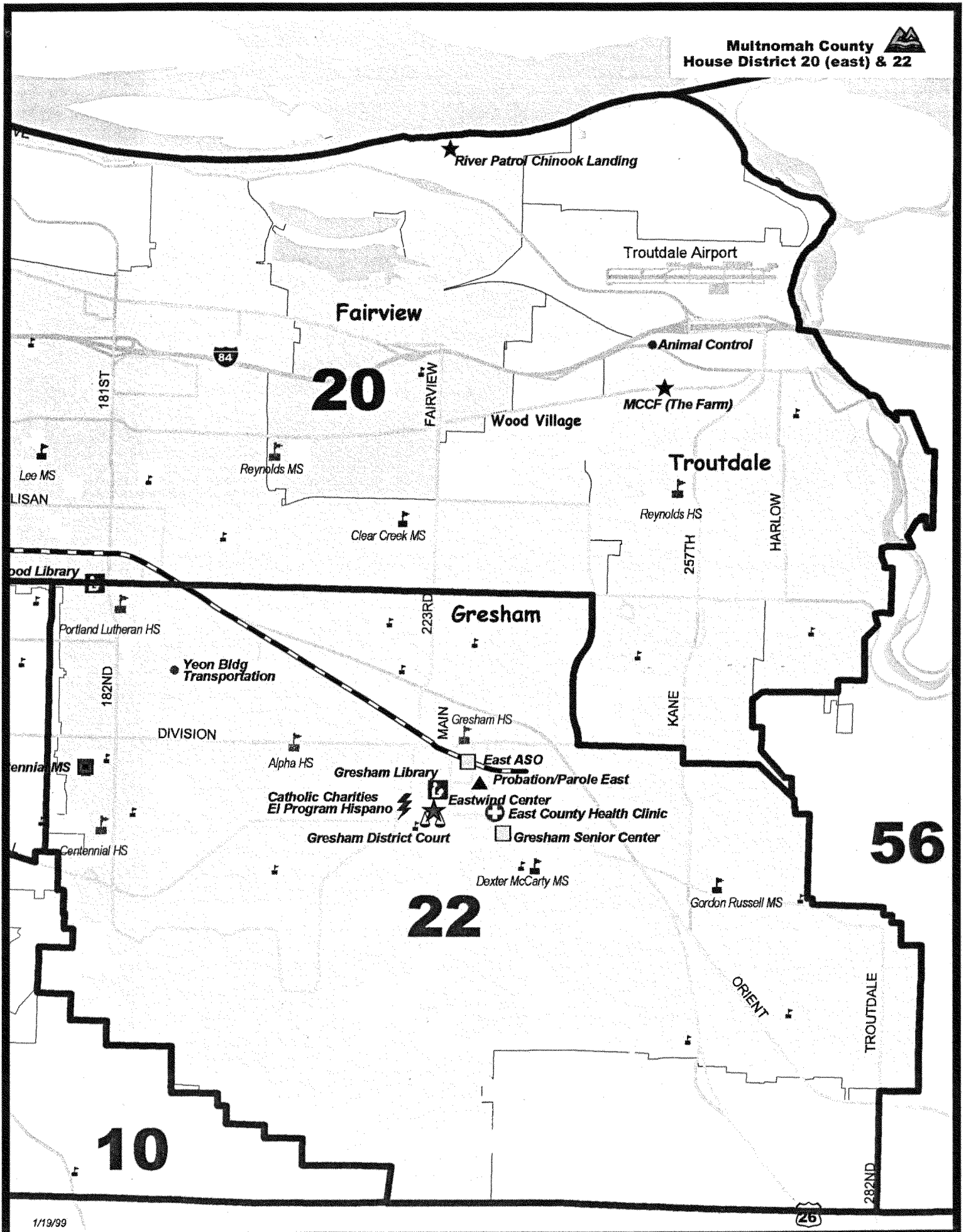
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Youth a

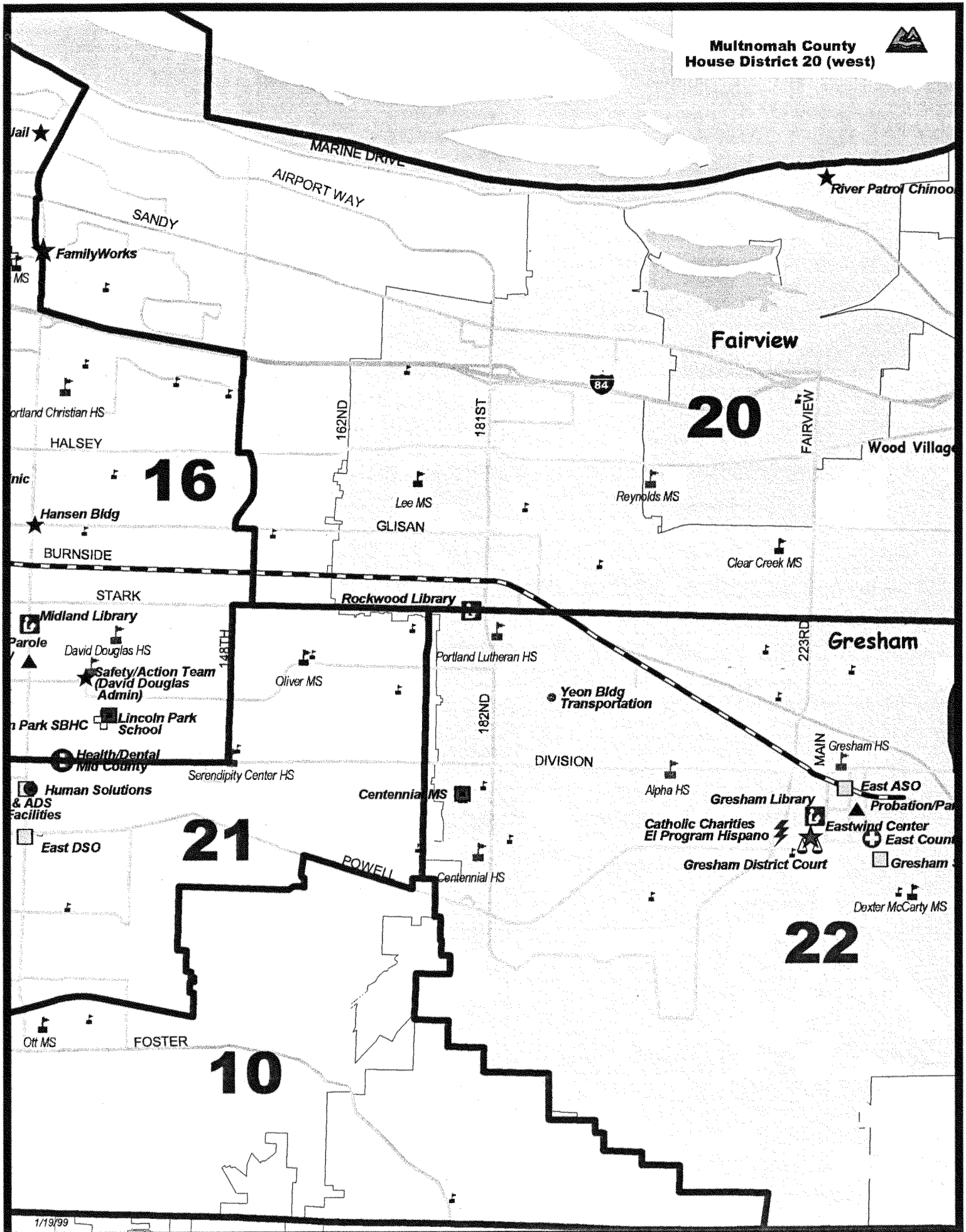
ST JOHNS
BRIDGE

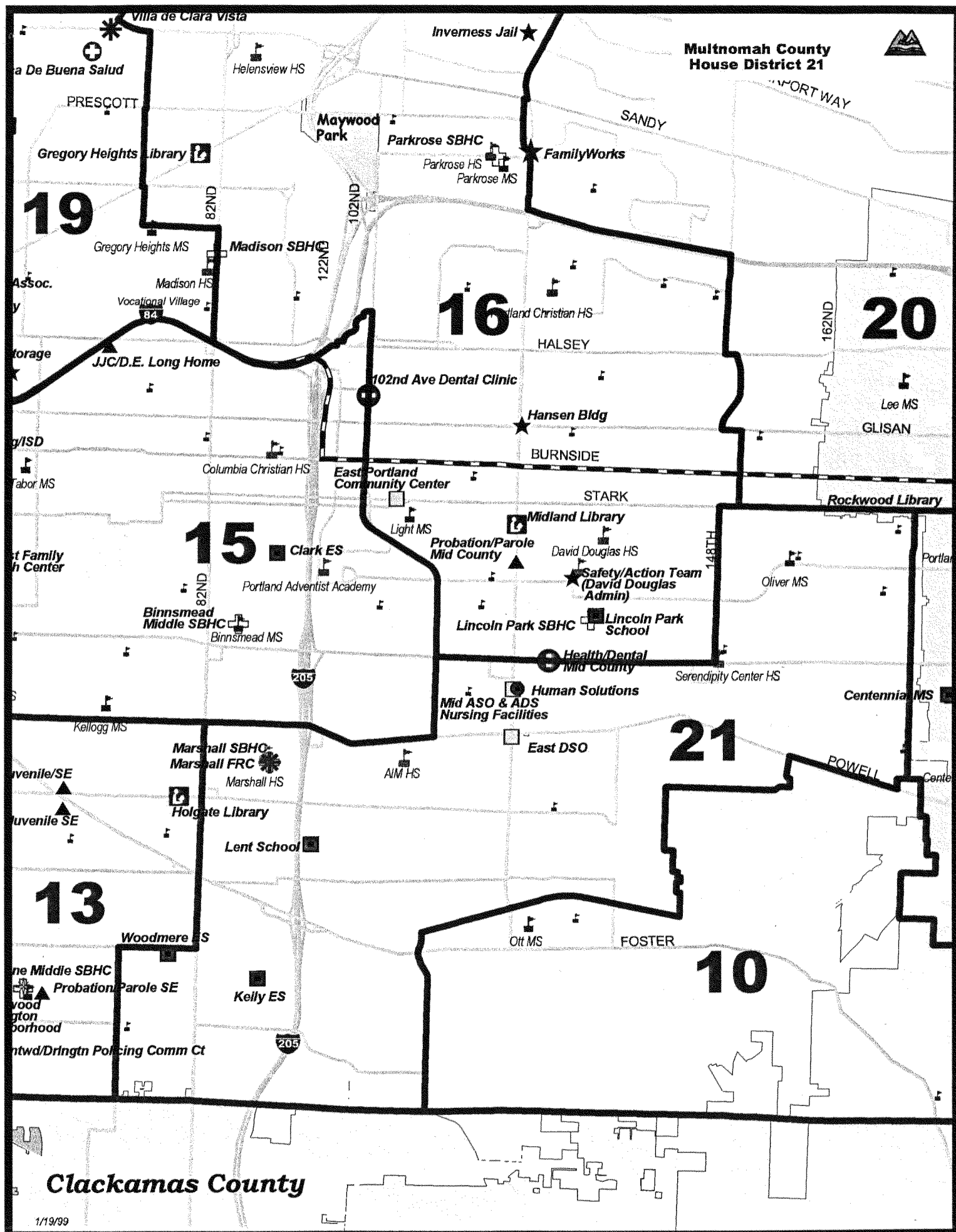
YEON

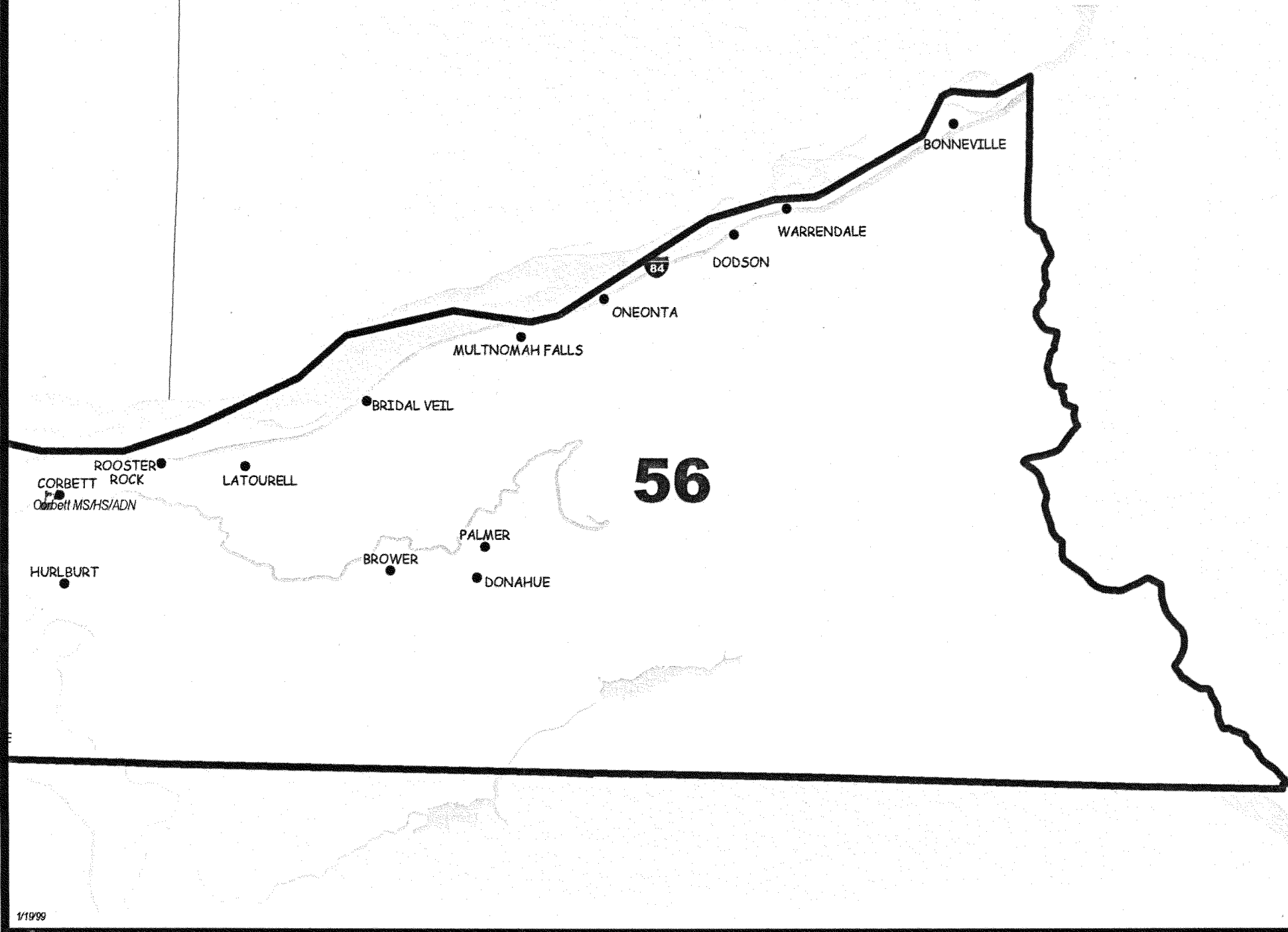


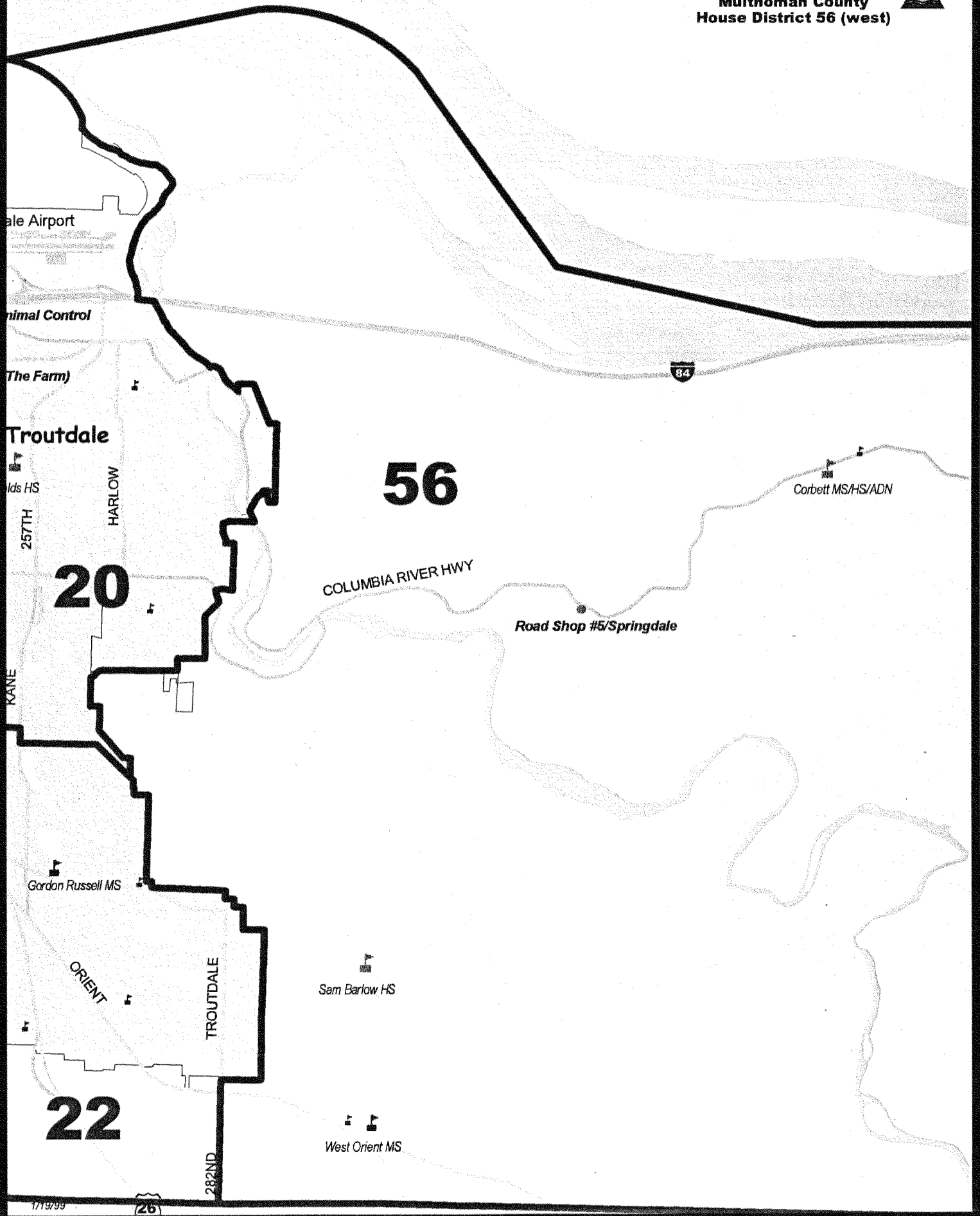






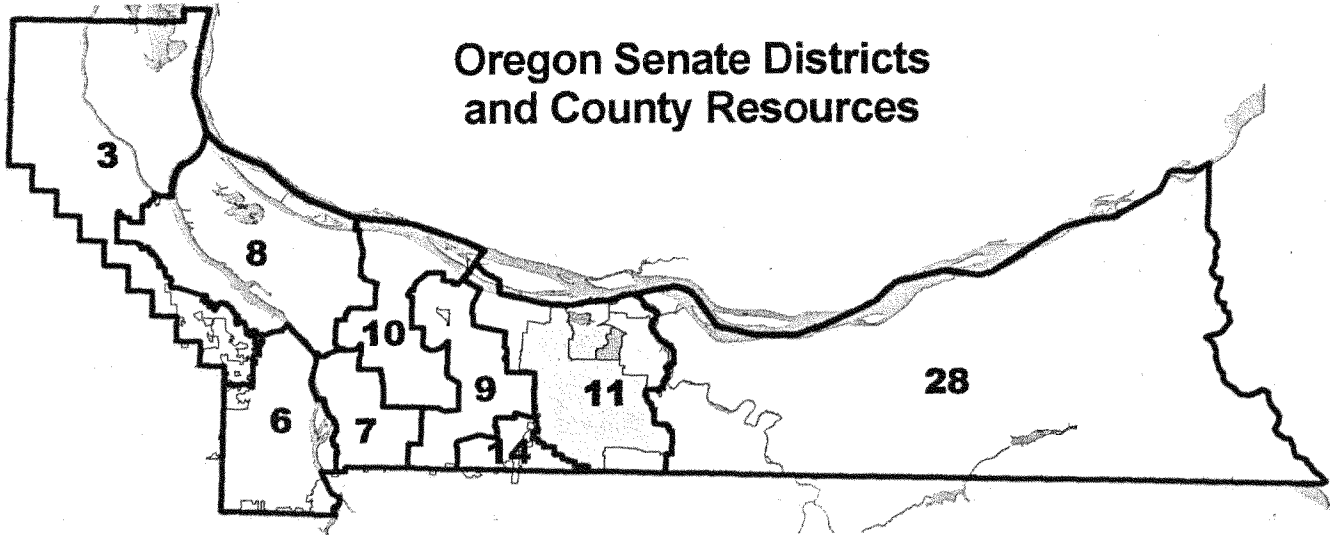






Multnomah County

Oregon Senate Districts and County Resources



ABBREVIATIONS

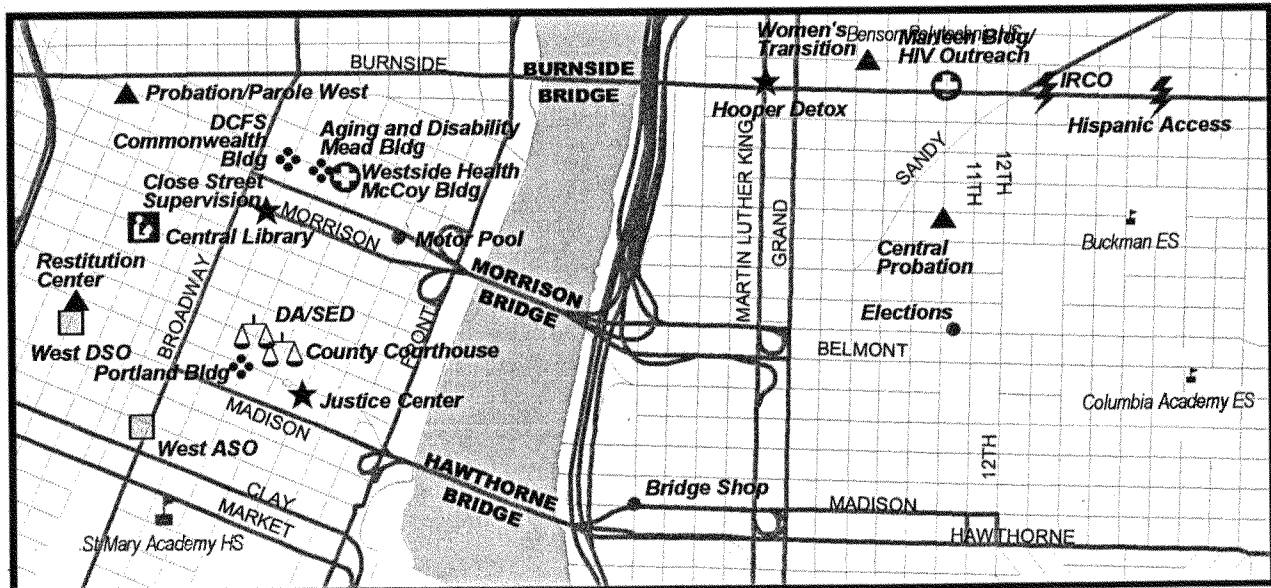
ASO Aging Services Office
DA District Attorney
DSO Disability Services Office
DCFS Dept. of Community
and Family Services
HS High School
MS Middle School
PPS Portland Public
School Financing
SBHC School Based
Health Clinic

Aging & Disability
 DA/Courts
 Corrections
 Environmental Services
 Health
 Library
 Sheriff
 Office
 Dental Services
 School and Neighborhood Health
 School Based Health
 Neighborhood
 Public and Private Schools
 Elementary School
 Middle or Jr. High School
 High School

MAP LEGEND

DCFS Services
 Community Service Centers
 Ethnic Access
 Family Center System
 Family Resource Centers
 Touchstone/Multnomah County
 Touchstone/Portland Public Schools
 Multnomah County Minor Bridges
 Multnomah County Major Bridges
 Multnomah County Roads
 MAX Light Rail
 Tri Met Bus Lines
 Parks and Open Space
 Unincorporated Areas

Downtown-Inner East Side Detail



Multnomah County
Senate District 3 (west)



★ *Sauvie Island
Safety Action Team*

CORNELIUS PASS

3

Road Shop #1/Skyline

8



★ Sauvie Island
Safety Action Team

CORNELIUS PASS

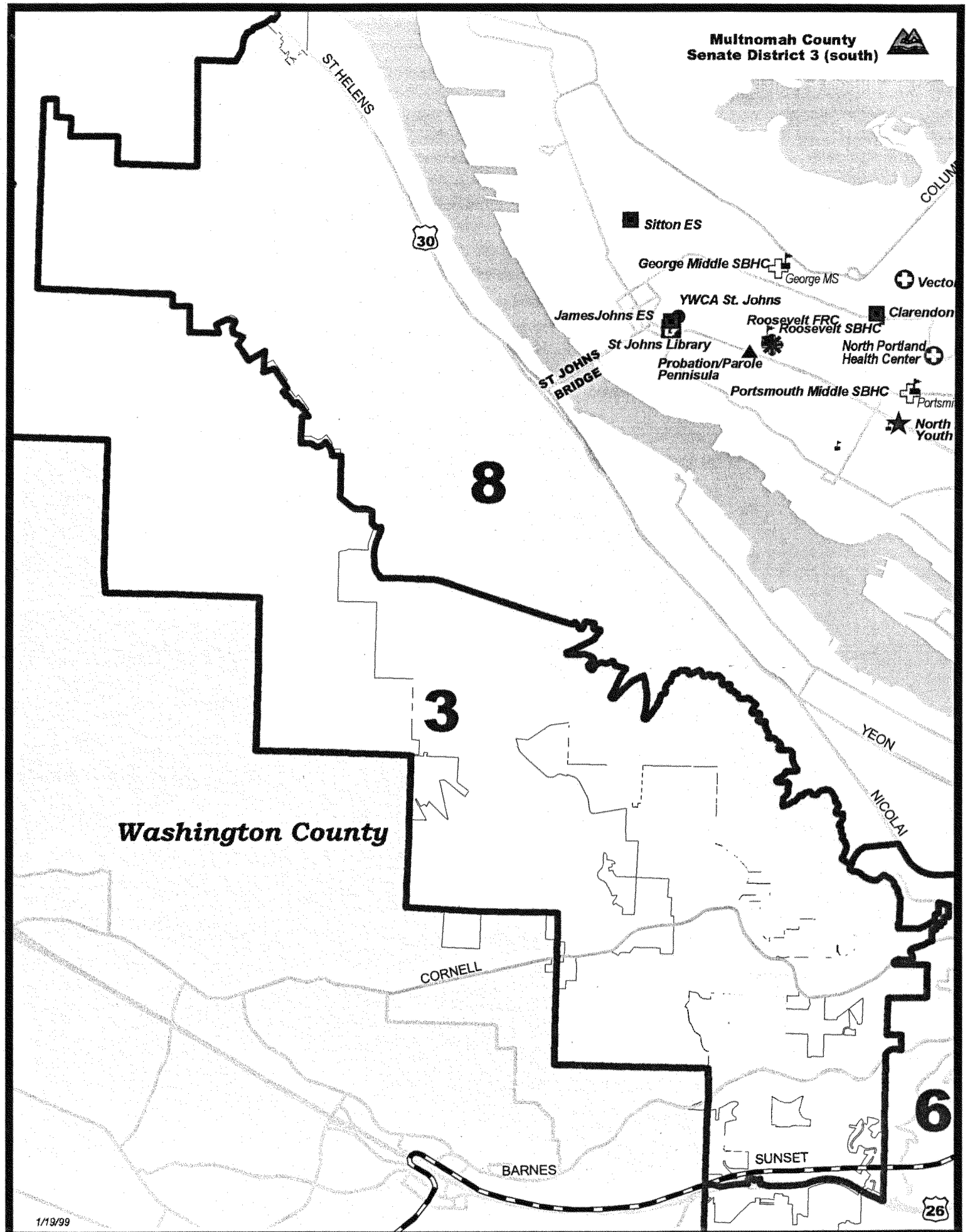
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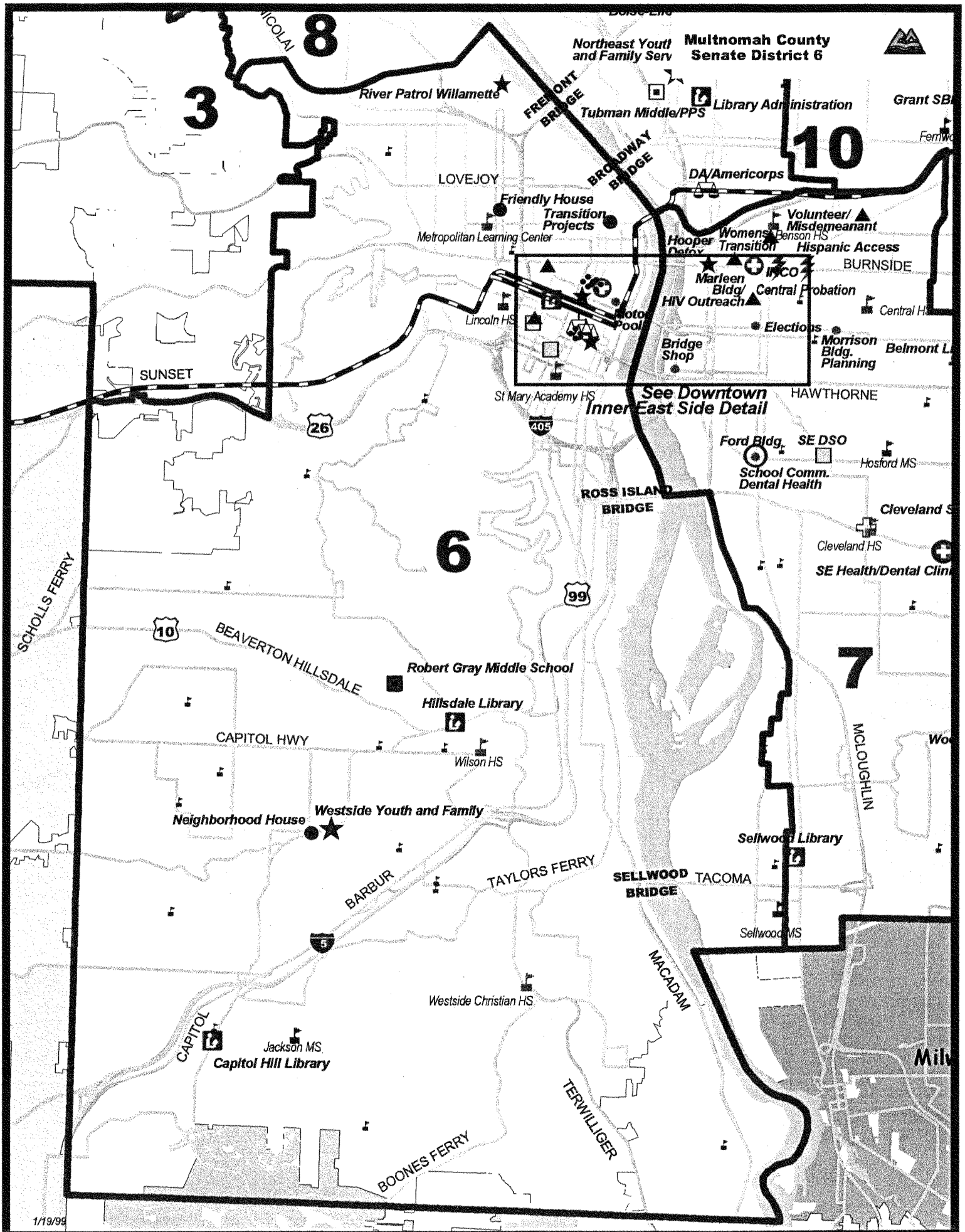
SAUVIE ISLAND

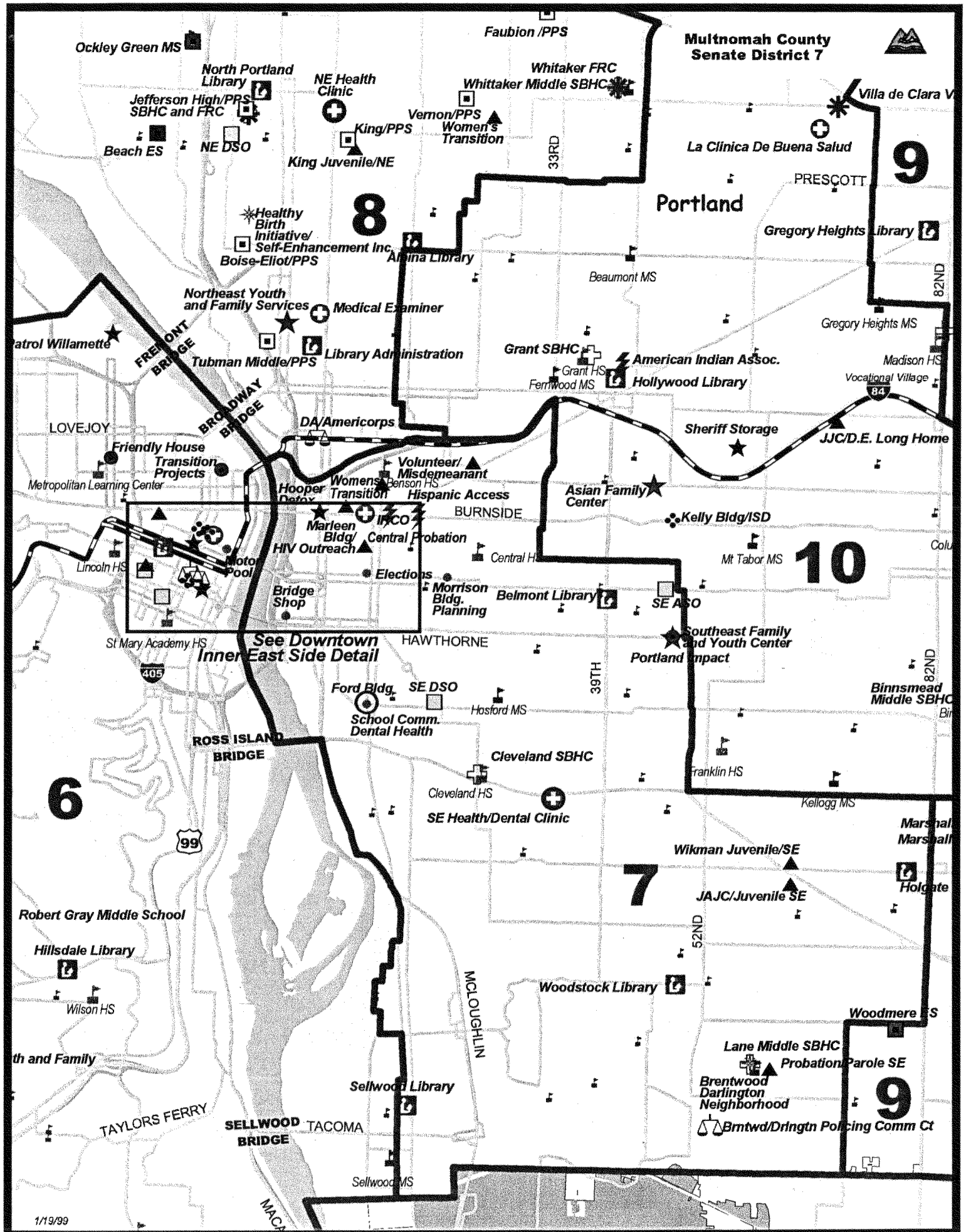
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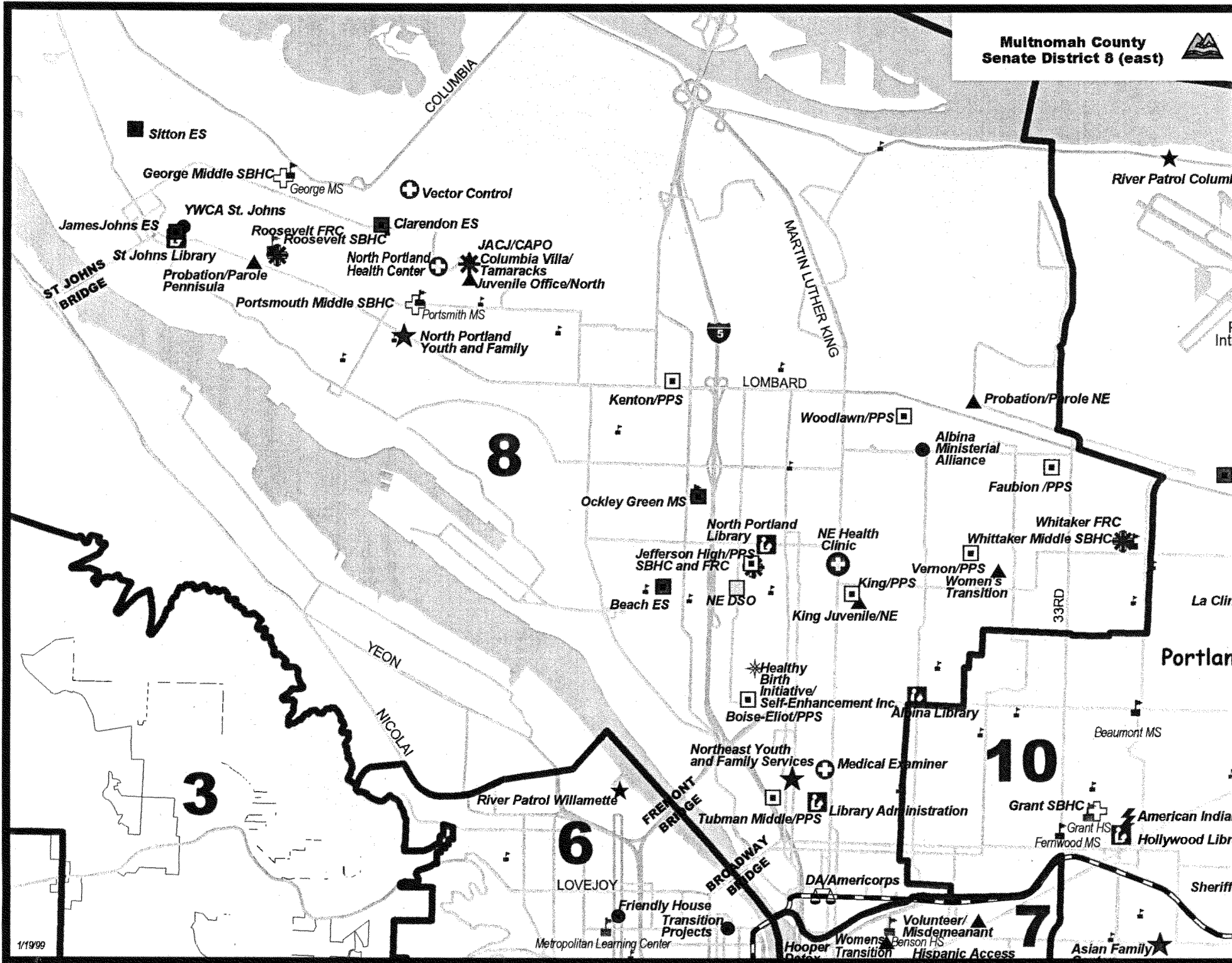
ST HELENS

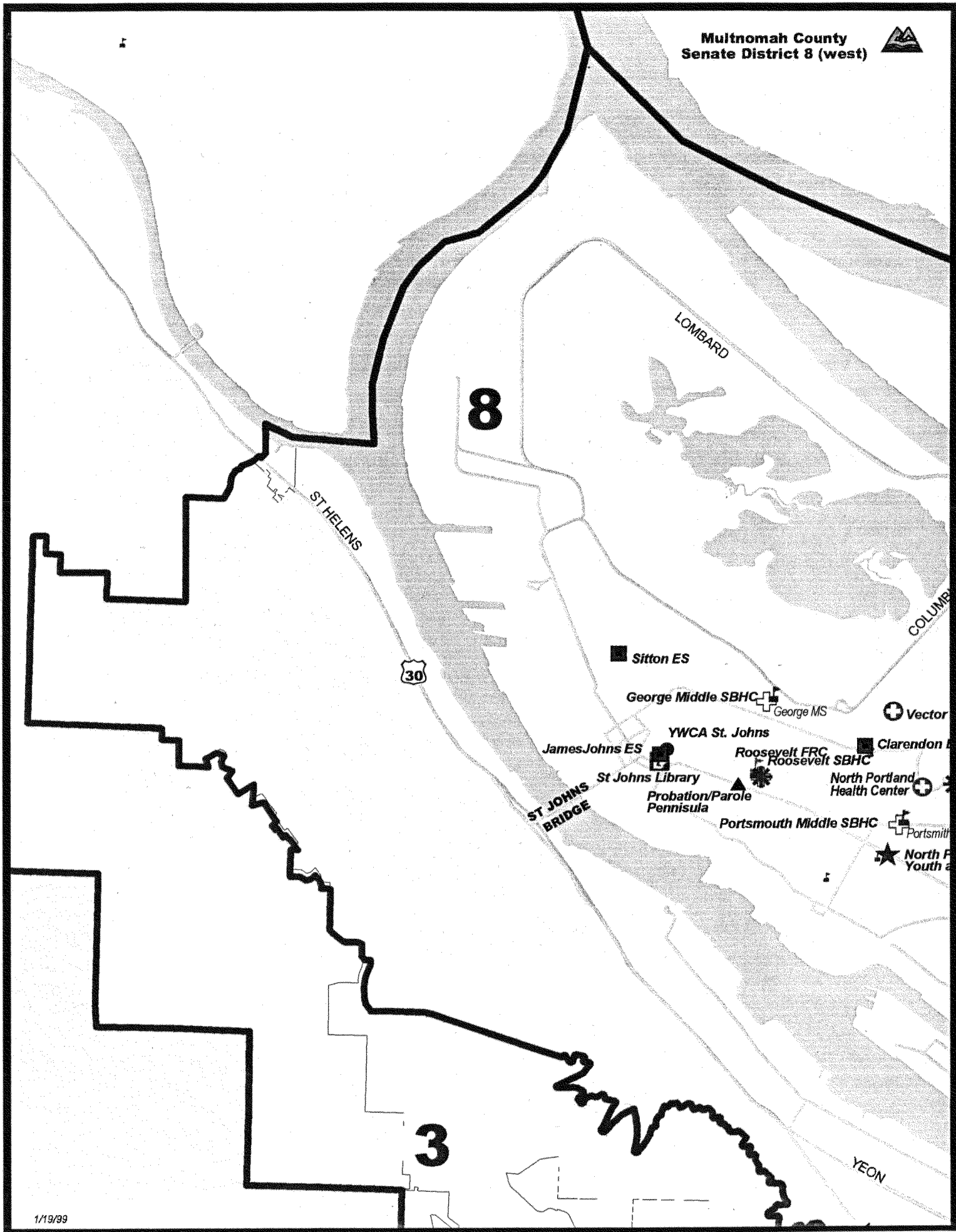
Multnomah County
Senate District 3 (south)

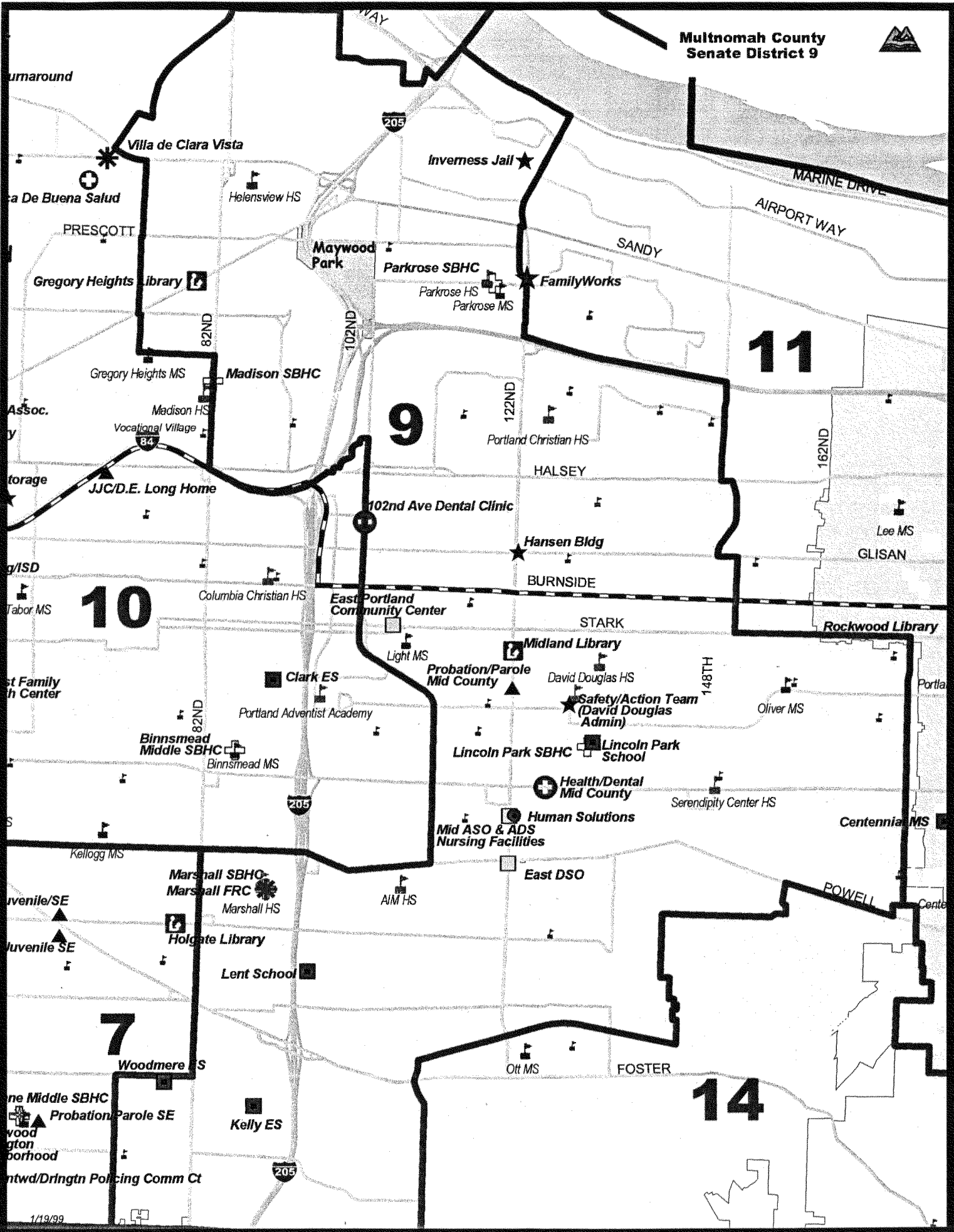


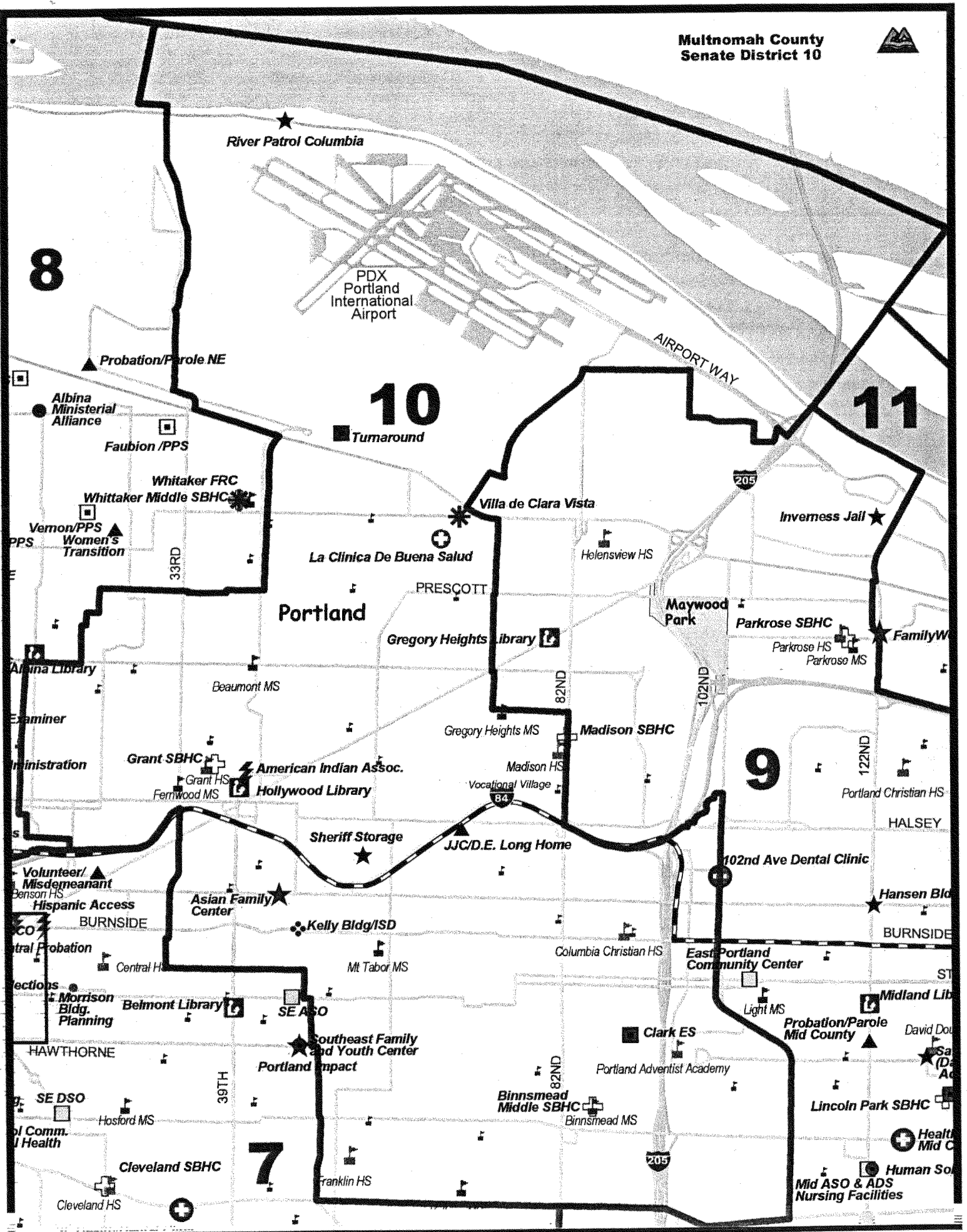


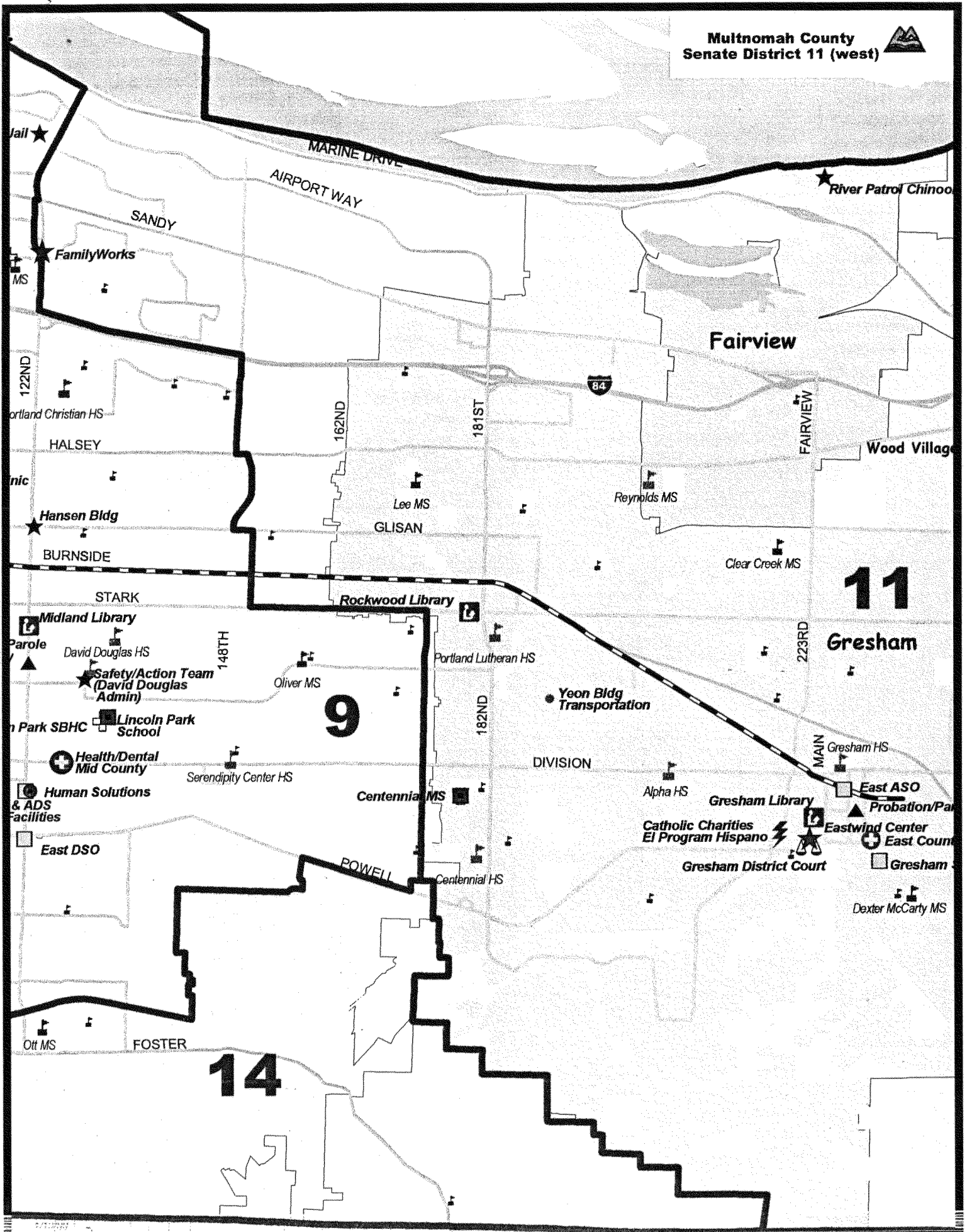


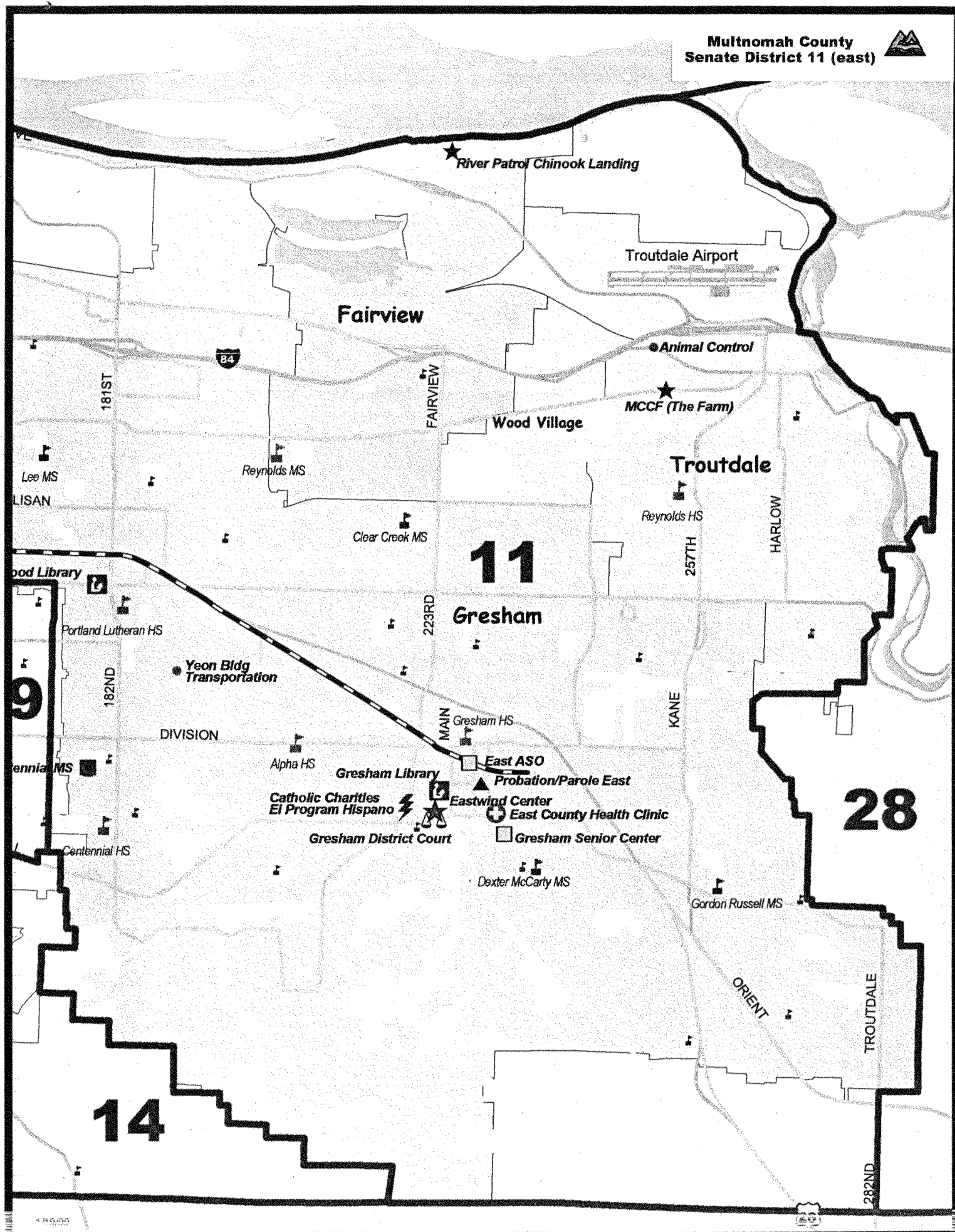


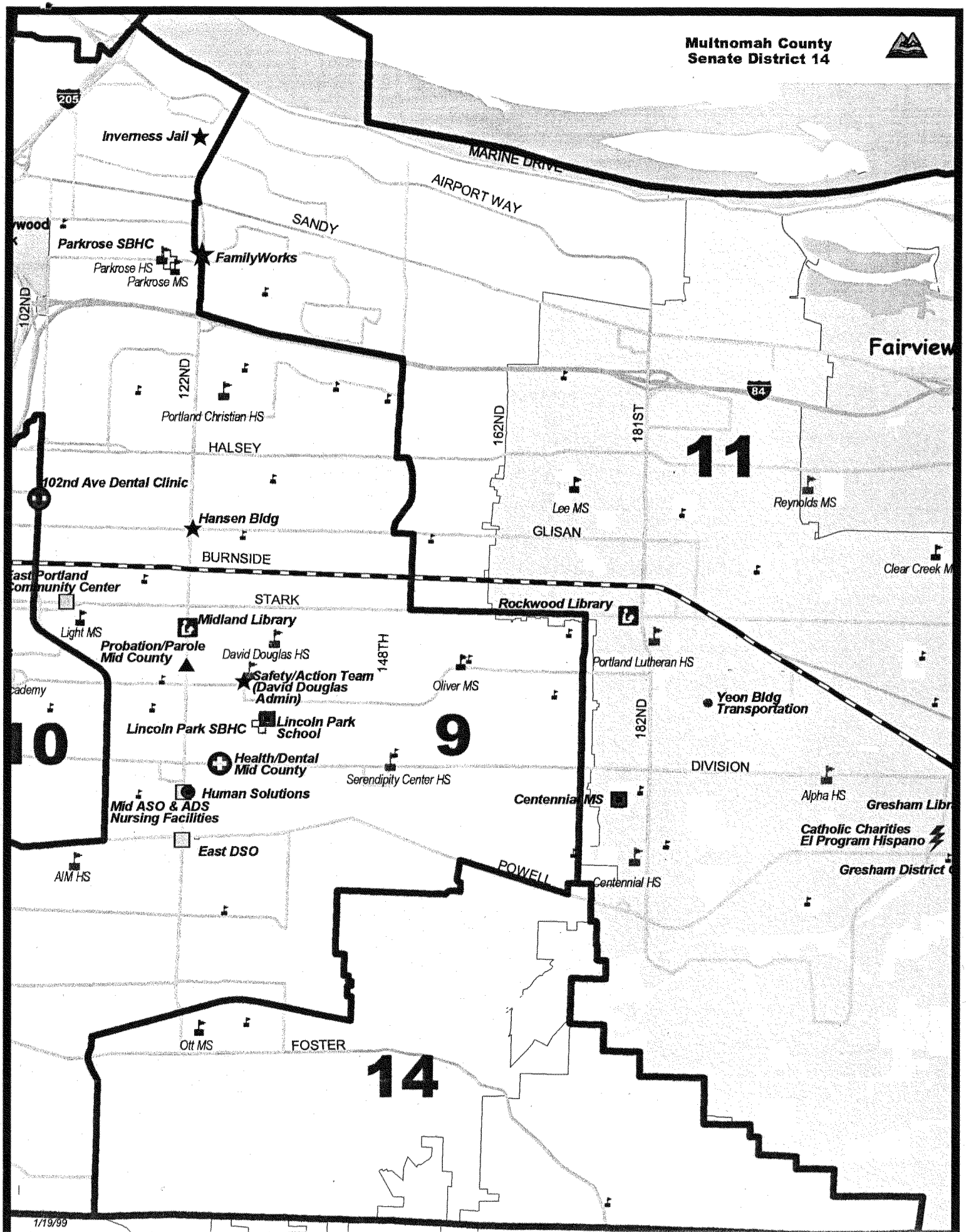


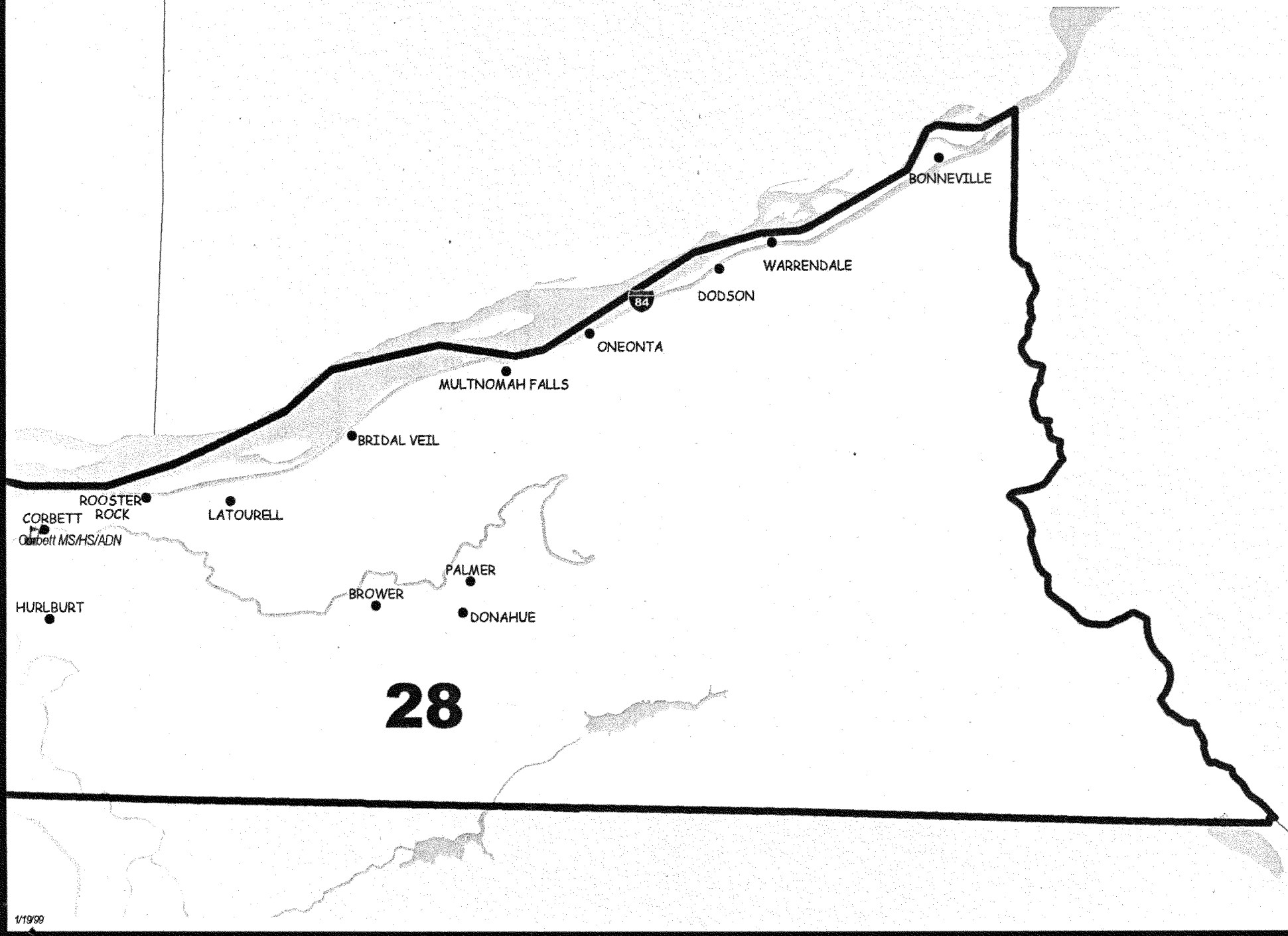


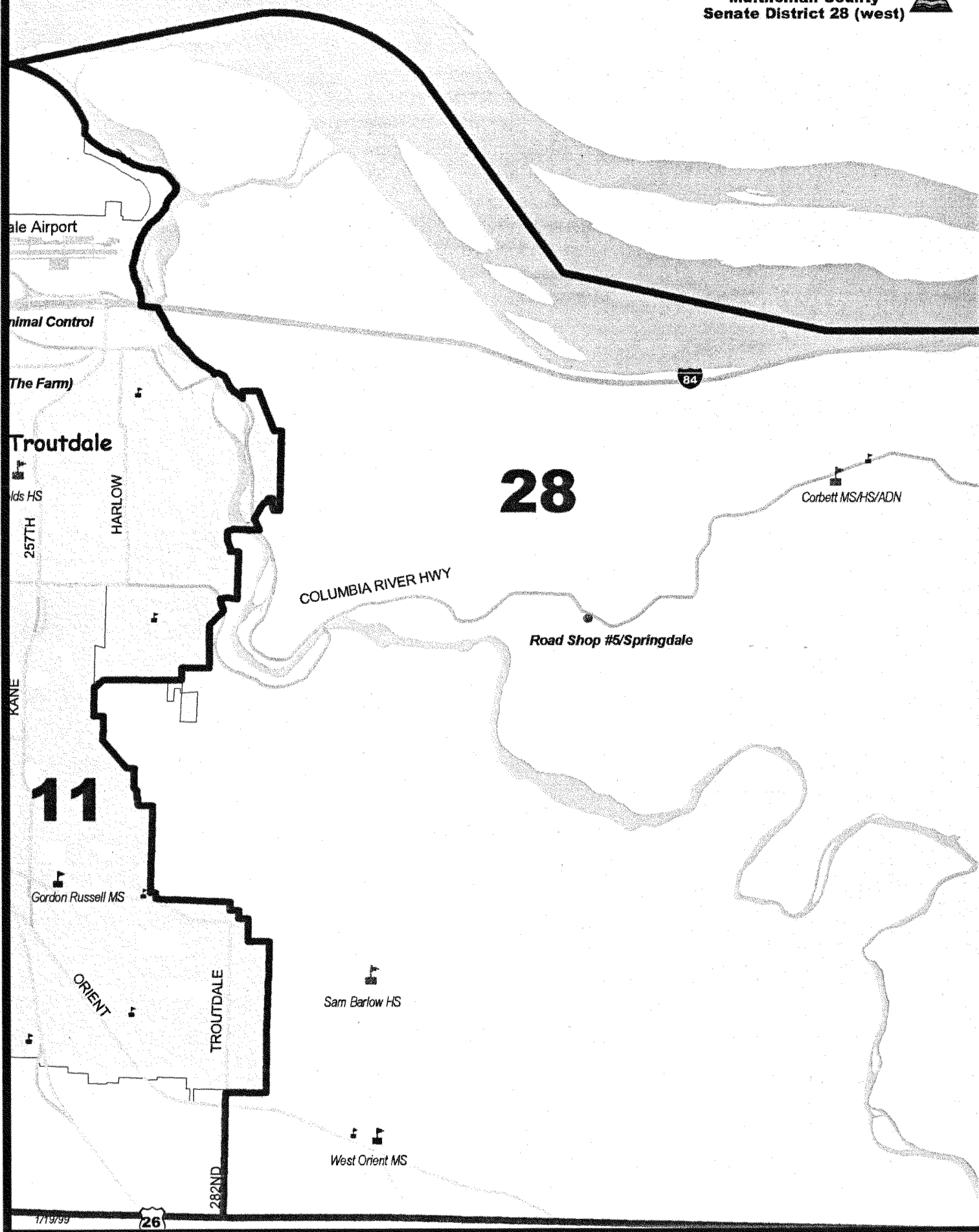


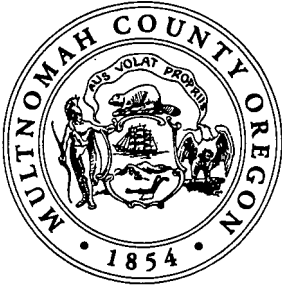












Beverly Stein, Multnomah County Chair

Suite 600, Multnomah Building
501 S.E. Hawthorne Blvd.
Portland, Oregon 97214

Phone: (503) 988-3308
FAX: (503) 988-3093
E-Mail: mult.chair@co.multnomah.or.us

MEMORANDUM

TO: Commissioner Diane Linn
Commissioner Serena Cruz
Commissioner Lisa Naito
Commissioner Sharron Kelley
Office of the Board Clerk

FROM: R. Lyne Martin

DATE: January 17, 2001

RE: Board/Briefing Meeting Absences

Chair Stein will be unable to be in attendance at the now cancelled Board Briefing scheduled for Tuesday January 23. She will not be able to attend the Briefing on February 20.

Cc: Chair Staff

01 JAN 17 PM 1:51
DEAN OF
COUNTY COMMISSIONERS
MULTNOMAH COUNTY
OREGON





Diane Linn, Multnomah County Commissioner
DISTRICT ONE

MEMORANDUM

TO: Chair Beverly Stein
Commissioner Serena Cruz
Commissioner Lisa Naito
Commissioner Lonnie Roberts
Board Clerk Deb Bogstad

FROM: Laura Bridges
Staff to Commissioner Diane Linn

DATE: January 12, 2001

RE: Board Briefing Absences

Commissioner Linn will not be attending the January 23, 2001 Board Briefing, as she will be attending Leaders Roundtable and Connecting for Kids.

BOARD OF
COUNTY COMMISSIONERS
01 JAN 16 AM 10:54
MULTNOMAH COUNTY
OREGON





COMMISSIONER SERENA CRUZ, DISTRICT 2

MULTNOMAH COUNTY OREGON

501 SE Hawthorne Blvd, Suite 600
Portland, Oregon 97214
(503) 988-5219 phone
(503) 988-5440 fax
e-mail: serena@co.multnomah.or.us
www.co.multnomah.or.us/cc/ds2/

MEMORANDUM

TO: Chair Beverly Stein
Commissioner Diane Linn
Commissioner Lisa Naito
Commissioner Sharron Kelley
Board Clerk Deb Bogstad

FROM: Beckie Lee *Beckie Lee*
Staff to Commissioner Serena Cruz

DATE: 12/13/00

RE: Board Meeting Absences

BOARD OF
COUNTY COMMISSIONERS
00 DEC 13 PM 2:21
MULTNOMAH COUNTY
OREGON

Commissioner Cruz will not be able to attend Board meetings on the following days as she will be out of town to celebrate her honeymoon:

January 4th, 2001
January 9th, 2001
January 11th, 2001
January 16th, 2001
January 18th, 2001
January 23rd, 2001



Cancelled

MEETING DATE: _____

AGENDA NO: _____

ESTIMATED START TIME: _____

(Above Space for Board Clerk's Use ONLY)

AGENDA PLACEMENT FORM

SUBJECT: Legislative Update

BOARD BRIEFING:

DATE REQUESTED: January 23, 2001

REQUESTED BY: Gina Mattioda

AMOUNT OF TIME NEEDED: 45 mins. - 1 hr

REGULAR MEETING:

DATE REQUESTED: _____

AMOUNT OF TIME NEEDED: _____

DEPARTMENT: Non-Departmental

DIVISION: Public Affairs Office

CONTACT: Gina Mattioda

TELEPHONE #: 85766

BLDG/ROOM #: 503/6

PERSON(S) MAKING PRESENTATION: Gina Mattioda and Stephanie Soden

ACTION REQUESTED:

☒ INFORMATIONAL ONLY ☐ POLICY DIRECTION ☐ APPROVAL ☐ OTHER

SUGGESTED AGENDA TITLE:

Legislative Update

SIGNATURES REQUIRED:

ELECTED OFFICIAL: _____

(OR)

DEPARTMENT

MANAGER: _____

Gina Mattioda
Deborah L. Bogstad

ALL ACCOMPANYING DOCUMENTS MUST HAVE REQUIRED SIGNATURES

Any Questions: Call the Board Clerk @ (503) 988-3277 or email
deborah.l.bogstad@co.multnomah.or.us

BOARD OF
COUNTY COMMISSIONERS
MULTNOMAH COUNTY
OREGON
01 JAN 16 AM 10:47



Multnomah County Oregon

Board of Commissioners & Agenda

connecting citizens with information and services

BOARD OF COMMISSIONERS

Beverly Stein, Chair

501 SE Hawthorne Boulevard, Suite 600
Portland, Or 97214
Phone: (503) 988-3308 FAX (503) 988-3093
Email: mult.chair@co.multnomah.or.us

Diane Linn, Commission Dist. 1

501 SE Hawthorne Boulevard, Suite 600
Portland, Or 97214
Phone: (503) 988-5220 FAX (503) 988-5440
Email: diane.m.linn@co.multnomah.or.us

Serena Cruz, Commission Dist. 2

501 SE Hawthorne Boulevard, Suite 600
Portland, Or 97214
Phone: (503) 988-5219 FAX (503) 988-5440
Email: serena.m.cruz@co.multnomah.or.us

Lisa Naito, Commission Dist. 3

501 SE Hawthorne Boulevard, Suite 600
Portland, Or 97214
Phone: (503) 988-5217 FAX (503) 988-5262
Email: lisa.h.naito@co.multnomah.or.us

Lonnie Roberts, Commission Dist. 4

501 SE Hawthorne Boulevard, Suite 600
Portland, Or 97214
Phone: (503) 988-5213 FAX (503) 988-5262
Email: lonnie.j.roberts@co.multnomah.or.us

ANY QUESTIONS? CALL BOARD

CLERK DEB BOGSTAD @ (503) 988-3277

Email: deborah.l.bogstad@co.multnomah.or.us

**INDIVIDUALS WITH DISABILITIES
PLEASE CALL THE BOARD CLERK
AT (503) 988-3277, OR MULTNOMAH
COUNTY TDD PHONE (503) 988-5040,
FOR INFORMATION ON AVAILABLE
SERVICES AND ACCESSIBILITY.**

JANUARY 25, 2001

BOARD MEETING

FASTLOOK AGENDA ITEMS OF INTEREST

Pg. 2	7:30 a.m. Monday Multnomah County 2001 Legislative Agenda Breakfast
Pg. 3	9:30 a.m. Thursday Opportunity for Public Comment on Non-Agenda Matters
Pg. 3	9:40 a.m. Thursday Lease to Oregonian
Pg. 3	9:45 a.m. Thursday HD Notice of Intent
Pg. 4	10:00 a.m. Thursday Support for Labor Organizing and Collective Bargaining
Pg. 4	10:30 a.m. Thursday Review and Approval of Regional Investment Plan
*	Board and Agenda Web Site: http://www.co.multnomah.or.us/cc/index.html

Thursday meetings of the Multnomah County Board of Commissioners are cable-cast live and taped and may be seen by Cable subscribers in Multnomah County at the following times:

Thursday, 9:30 AM, (LIVE) Channel 30

Saturday, 9:00 AM, Channel 30

Sunday, 11:00 AM, Channel 30

Tuesday, 11:00 PM, Channel 30

Produced through Multnomah Community
Television

Monday, January 22, 2001 - 7:30 – 8:30 AM
State Capitol, Room 167-A, Salem

LEGISLATIVE BREAKFAST

The Multnomah County Board of Commissioners Will Host a Breakfast for Multnomah County Delegates to Share the 2001 Multnomah County Legislative Agenda with Legislators and to Ask for Their Support.

2001 MULTNOMAH COUNTY LEGISLATIVE AGENDA

- Benchmark #1: Improve the Health of the Community
 - Maintain the Oregon Health Plan
 - Enhance the Mental Health Treatment System
 - Support Funding of the Children's Receiving Center
 - Expand Early Childhood Services
 - Support the Aging Community and Persons with Disabilities
 - Preserve the Columbia Gorge Area
- Benchmark #2: Reduce Crime
 - Fund Local Community Correction Efforts
 - Maintain Juvenile Crime Prevention Framework
 - Prevent and Reduce the Incidence of Domestic Violence
- Benchmark #3: Reduce Poverty
 - Support Living Wages for Oregon's Families
 - Cooperate in the Metro Regional Affordable Housing Strategy
- Benchmark #4: Increase Success in School
 - Support the Quality Education Model
 - Maintain Local Bonding Option
- Benchmark #5: Maintain Principles of Good Government
 - Reform PERS to Provide Good Benefits with Stable, Sustainable Funding
 - Coordinate and Fund Mental and Public Health Services
 - Fund District Attorney Offices
 - Fund State Court Operations
 - Establish a Disaster Relief Fund
 - Support a Statewide Telecommunications Network

Thursday, January 25, 2001 - 9:30 AM
Multnomah Building, First Floor Commissioners Boardroom 100
501 SE Hawthorne Boulevard, Portland

REGULAR MEETING

REGULAR AGENDA - 9:30 AM

PUBLIC COMMENT - 9:30 AM

Opportunity for Public Comment on Non-Agenda Matters. Testimony Limited to Three Minutes Per Person.

DEPARTMENT OF SUSTAINABLE COMMUNITY DEVELOPMENT - 9:30 AM

- R-1 Waiver of the 150-Day Clock and Request for 60 Day Continuance of the Appeal Process as Requested by Applicants and Agreed to by Appellants, in Land Use Planning Case SEC 0-5, and Reschedule the De Novo Hearing Decision to 9:30 a.m., Thursday, March 29, 2001, for Property Located at 13939 NW Germantown Road, Portland
- R-2 Amendment to Lease Agreement 0010881-1 with Sellwood Lofts, LLC, Adding Approximately 800 Square Feet (Approximately 4,375 Square Feet Altogether) for the New Sellwood Branch Library
- R-3 Lease Agreement 0010884 with The Oregonian Publishing Company for Lease of 104 Square Feet at the Multnomah Building, 501 SE Hawthorne Boulevard, Room 162, and One Unreserved Parking Space in the Parking Structure Adjacent to the Multnomah Building

DEPARTMENT OF HEALTH - 9:45 AM

- R-4 NOTICE OF INTENT to Respond to a Request for Proposals from the Health Resources and Services Administration, Maternal and Child Health Bureau's Community-based Abstinence Education Program

NON-DEPARTMENTAL - 9:55 AM

- R-5 Second Reading and Possible Adoption of an ORDINANCE Conforming Amendments to Multnomah County Code Chapter Sections 11.300, 11.304, 11.400 and 11.401 Relating to Visitor Facilities, and Declaring an Emergency

R-6 RESOLUTION in Support for Union Organizing and Collective Bargaining

R-7 RESOLUTION Approving the Multnomah and Washington County Regional Investment Plan

COMMISSIONER COMMENT/LEGISLATIVE ISSUES – 11:00 AM

Opportunity (as Time Allows) for Commissioners to Comment on Non-Agenda Items or to Discuss Legislative Issues.



LISA H. NAITO
Multnomah County Commissioner, District 3
501 SE Hawthorne Blvd., Room 600
Portland, Oregon 97214-3576
Phone (503) 988-5217 Fax (503) 988-5262

MULTNOMAH COUNTY OREGON

MEMORANDUM

TO: Chair Beverly Stein
Commissioner Diane Linn
Commissioner Serena Cruz
Commissioner Sharron Kelley
Commissioner-elect Lonnie Roberts
Board Clerk Deb Bogstad

FROM: Jeanne Kaliszewski
Staff to Commissioner Lisa Naito

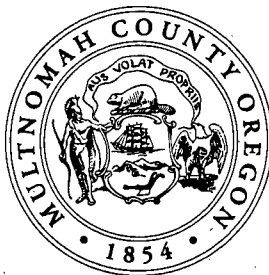
DATE: December 26, 2000

RE: January 25 Board Meeting

BOARD OF
COUNTY COMMISSIONERS
01 JAN 11 AM 10:54
MULTNOMAH COUNTY
OREGON

Due to a conflict with the NACo conference agenda on January 25, Lisa will not be calling in to the Board meeting that morning.

LONNIE ROBERTS
Multnomah County Commissioner
District 4



501 SE Hawthorne Blvd., Suite 600
Portland, Oregon 97214
(503) 988-5213 phone
(503) 988-5262 fax
e-mail: lonnie.j.roberts@co.multnomah.or.us
www.co.multnomah.or.us/cc/ds4/

MEMORANDUM

TO: Chair Beverly Stein
Commissioner Diane Linn
Commissioner Serena Cruz
Commissioner Lisa Naito
Board Clerk Deb Bogstad

FROM: Brett Walker
Staff to Commissioner Lonnie Roberts

DATE: January 9, 2001

RE: Commissioner Roberts Board Meeting Absence

Commissioner Roberts will not be able to attend Board meetings on January 25, 2001 as he will be in Stevenson, Washington attending a Gorge Counties Coalition meeting from 9:30 A.M. to 12:00 P.M.

01 JAN - 9 PM 3:56
CLERK OF
COUNTY COMMISSIONERS
MULTNOMAH COUNTY
OREGON

MEETING DATE: January 25, 2001
AGENDA NO: R-1
ESTIMATED START TIME: 9:30 AM
LOCATION: Boardroom 100

(Above Space for Board Clerk's use only)

AGENDA PLACEMENT FORM

SUBJECT: Reschedule SEC 0-5 De Novo Hearing Decision Pending Negotiations

BOARD BRIEFING: DATE REQUESTED: _____
REQUESTED BY: _____
AMOUNT OF TIME NEEDED: _____

REGULAR MEETING: DATE REQUESTED: Thursday, January 25, 2001
AMOUNT OF TIME NEEDED: 1 minute

DEPARTMENT: DSCD DIVISION: Land Use Planning
CONTACT: Virginia Bowers TELEPHONE #: (503) 988-3043, ext. 29604
BLDG/ROOM #: 455/116

PERSON(S) MAKING PRESENTATION: Chair Beverly Stein

ACTION REQUESTED:

☐ INFORMATIONAL ONLY ☐ POLICY DIRECTION ☒ APPROVAL ☐ OTHER

SUGGESTED AGENDA TITLE:

Waiver of the 150-Day Clock and Request for 60 Day Continuance of the Appeal Process as Requested by Applicants and Agreed to by Appellants, in Land Use Planning Case SEC 0-5, and Reschedule the De Novo Hearing Decision to 9:30 a.m., Thursday, March 29, 2001, for Property Located at 13939 NW Germantown Road, Portland

SIGNATURES REQUIRED:

ELECTED OFFICIAL: _____
(OR)

DEPARTMENT MANAGER: Maria Rojo de Steffey

ALL ACCOMPANYING DOCUMENTS MUST HAVE REQUIRED SIGNATURES

Any Questions? Call the Board Clerk @ (503) 988-3277

BOARD OF
COUNTY COMMISSIONERS
01 JAN 18 PM 4:30
MULTNOMAH COUNTY
OREGON

BOGSTAD Deborah L

From: MUIR Susan L
Sent: Thursday, January 11, 2001 12:03 PM
To: BRIDGES Laura M
Cc: BUSSE Kathy A; BOWERS Virginia D; DUFFY Sandra N; COMITO Charlotte A; BOGSTAD Deborah L; FARMER Stuart
Subject: Update on SEC 0-5

Laura - my optimism has returned. We had a very successful meeting this morning with all parties on the SEC 0-5 appeal issue. Everyone came to the table open and ready to roll up their sleeves and negotiate. We expect something in writing very soon asking for a 60 day extension on the continuance of the hearing (scheduled for Jan. 25th) so that some terms of the negotiations can be worked out.

There is a heightened sensitivity about confidentiality with respect to some of the things that the property owner will need to accomplish in order to successfully meet the desires of the appellant. We have all agreed to keep the terms of the negotiations confidential so the applicant can proceed in good faith. We will let you in on the details as soon as we hear the applicant can move forward with what was discussed. We have a check in date of 30 days from now to make sure the applicant has made some progress and is continuing to move forward.

I will keep you posted on the negotiations. Stuart will work with Deb for a new date as soon as we have an official request to postpone the hearing.

I think we should postpone our meeting next week and the Board staff briefing the following week. We can schedule something once we have more information.

Let me know if you need anything else on this matter. Thanks, Susan

**RAMIS
CREW
CORRIGAN &
BACHRACH, LLP
ATTORNEYS AT LAW**

1727 N.W. Hoyt Street
Portland, Oregon 97209

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Fax: (503) 243-2944

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BOARD OF
COUNTY COMMISSIONERS

00 DEC 27 PM 2:52

MULTNOMAH COUNTY
OREGON

December 22, 2000

Deb Bogstad
Clerk, Multnomah Board of County Commissioners
501 SE Hawthorne Boulevard
Suite 600
Portland, OR 97214

Re: Final Written Argument in Support of SEC 0-5

Dear Ms. Bogstad:

Enclosed please find the applicants' final written argument in support of SEC 0-5. Pursuant to ORS 197.763(6)(e), the applicant is permitted to submit a final written argument up to seven days after the record is closed. The enclosed argument does not contain any new evidence.

Please forward the enclosed memorandum to each of the County Commissioners. Thank you for your time and effort.

Very truly yours,



Dana L. Krawczuk

cc: Virginia Bowers
Sandra Duffy
Arnie Rochlin

G:\DLK\Venkins\Bd of County Comm\closing letter.wpd

Dana L. Krawczuk
RAMIS CREW CORRIGAN
& BACHRACH LLP
1727 NW Hoyt Street
Portland, OR 97209
Phone: 503.222.4402
Fax: 503.243.2944

Attorneys for Applicants/Owners

BEFORE THE BOARD OF COUNTY COMMISSIONERS
MULTNOMAH COUNTY, OREGON

DIANE JENKINS AND WILLIAM)	Case File: SEC 0-5
BABCOCK,)	
Applicants/Owners)	FINAL WRITTEN ARGUMENT
)	IN SUPPORT OF SEC 0-5

I. Introduction

The intent of this memorandum is to submit final written arguments in support of Diane Jenkin's and William Babcock's (the "owners" or "applicants") application pursuant to ORS 197.763(6)(e). No new evidence is included.

Once zoning violation ZV 99-56 identified that an SEC permit was required for the accessory weight room and sport court, the owners worked with the county planning department staff to resolve the violation. SEC 0-5 was staff's solution to the zoning violation. Staff's approval was challenged by the appellants, who raised a myriad of issues. After careful analysis of all of the issues and evidence in the record, the hearings officer affirmed staff's approval of SEC 0-5. The hearings officer's approval, despite the number of challenges to the decision, demonstrates the thoroughness and legality of staff's approval of SEC 0-5. The applicants urge the Board of County Commissioners to not disregard their staff's and hearings officer's expertise in land use planning and code interpretation. Rather, the applicants respectfully request that the Board of County Commissioners affirm the hearings officers approval of SEC 0-5, with the modifications suggested by staff.

II. The weight room and sports court are accessory uses that are appropriate for the Rural Residential (RR) district, pursuant to MCC 11.15.6404(A) and .2214.

In the RR zone, accessory uses are defined as, “[o]ther structures or uses customarily accessory or incidental to any use permitted or approved in this district....” MCC 11.15.2214(D). During the December 20, 2000 hearing, the discussion whether the weight room and sport court are accessory uses focused on what is customary in the RR district. Perhaps I was not clear in my explanation at the hearing, but the applicants believe that the analysis does not turn on the types of uses customarily found in the RR zone. Rather, the applicants agree with staff that “in this district” modifies the “use permitted or approved.” In this case, the “use permitted...in this district” is the applicants’ single family dwelling. The single family dwellings allowed in the RR zone are not limited to dwellings that are rural in character. MCC 11.15.2208(C). Accordingly, uses that are accessory to a single family dwelling in the RR zone need not be rural in character. Rather, a use is allowed as an accessory use so long as it its “customarily” accessory or incidental to a single family dwelling. Sport courts and weight rooms are not customarily found unless they are associated with a dwelling. Therefore, those uses are accessory uses allowed in the RR district.

In the alternative, if the Board decides to adopt a new, more demanding, requirement that in the RR zone accessory uses must be rural in character, the proposed uses still qualify as accessory uses. It is important to keep in mind that the zone at issue is Rural **Residential**, not Exclusive Farm Use or Commercial Forest Use. Therefore, homes and accessory uses that are residential in character are expected in the zone. The weight room and sport court do not diminish the rural residential character of the area. As explained in the hearings officer’s decision, the weight room building plan includes a room for “exercise” and “shop,” and a covered porch labeled “covered wood storage.” Shops, storing wood and equipment are all uses that are “rural” in nature. The sport court is a multi-use (*i.e.* tennis and basketball) fenced-in recreational court. Basketball hoops and other recreational uses are typically associated with residential uses, even in rural areas. Additionally, both accessory uses are

buffered from the road and neighboring properties by topography and vegetation.

Because the weight room and sport court are customarily accessory and incidental to single family dwellings, including rural dwellings, the Board should uphold the hearings officer's decision that the uses are accessory and allowed in the RR zone.

III. It is permissible to locate the weight room and sport court beyond the 200 foot limit from the road.

The Multnomah County Code allows a development to be located beyond 200 feet from the road if the property has unique physical constraints, such as steep slopes, and the applicant implements a Wildlife Conservation Plan. The front of the property has slope hazard areas and slopes greater than 20%. This unique physical constraint dictated that the house, which was approved in 1997, be located approximately 650 feet from the road and that the applicants implement a Wildlife Conservation Plan. The dangerous and steep slopes still exist on the property, and continue to dictate that development cannot be located within 200 feet of the road.

Because the area of the lot within 200 feet of the road has the steepest slopes, the only possible locations for the accessory uses are: the area in front of the house; the area immediately behind the house; the current location of the weight room and sport court; or the area behind the current location. The area in front of the house has slopes greater than 20% and contains the drainfield. Therefore, locating a structure on the slope would require a large retaining wall and extensive grading and fill to level the site. Additionally, if the drainfield needed to be accessed (*i.e.* for repair), the structures would have to be removed. Therefore, locating the accessory uses in front of the house is not practical. The area directly behind the house has slopes of about 16 % and is forested. Locating the accessory uses in this area would require extensive grading and the removal of several trees. The applicants avoided this increased impact by locating the uses at the present location. The area where the sport court and weight room are currently located is relatively flat and clear, so placing the uses did not require as much grading or tree removal. Therefore, the current location is the most

appropriate area for the sport court and weight room.

If the Board disagrees that the current location is the minimum departure from the 200 foot standard and determines that a different site is more suitable, it is important to keep in mind the ramifications of that decision. If the Board chooses a different site, the existing sport court and weight room will have to be completely demolished and the area reforested. Prior to reconstructing the weight room and sport court on the new site, any existing vegetation or trees will have to be cleared and the area graded. Such disruption to the site would not provide any benefit to the wildlife habitat.

Because the current location of the sport court and weight room is the minimum departure from the 200 foot standard and relocating the uses would not provide any overall benefit to the wildlife habitat, the hearings officer's decision should be upheld.

IV. Conclusion

The county planning department and hearings officer agree that SEC 0-5 is a thorough, reasonable, and legal solution to the zoning violation. The applicants urge the Board of County Commissioners to not disregard their staff's and hearings officer's expertise in land use planning and code interpretation. Rather, the applicants respectfully request that the Board of County Commissioners affirm the hearings officers approval of SEC 0-5, with the modifications suggested by staff.

Dated this 2nd day of December, 2000.


Dana L. Krawczuk
Attorney for Applicants/Owners

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OF COUNSEL

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& CREW**
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(503) 656-5200
Fax: (503) 656-0125

January 12, 2001

Multnomah County Board of County Commissioners
501 SE Hawthorne Boulevard
Suite 600
Portland, OR 97214

Re: 60-Day Continuance for SEC 0-5

Dear Commissioners:

William Babcock and Diane Jenkins, the applicants in SEC 0-5, request a 60-day continuance for the hearing on SEC 0-5 currently scheduled for January 25, 2001. The applicants are willing to extend the 150-day clock accordingly.

The applicants request the continuance so that they can pursue a settlement with the appellants, Arnold Rochlin and Claire Stock. The applicants met with the appellants, county counsel and county staff on January 11, 2001 and reached a tentative agreement. Over the next 60-days the applicants will work in good faith to implement this agreement.

Please confirm that the hearing will be continued. Thank you for your attention to this matter - do not hesitate to call with any questions.

Very truly yours,



Dana L. Krawczuk

cc: William Babcock and Diane Jenkins
Arnold Rochlin
Sandra Duffy, County Counsel
Virginia Bowers, County Staff

G:\DLK\Jenkins\Bd of County Comm\continuance lettr.wpd



MULTNOMAH COUNTY OREGON

DEPARTMENT OF ENVIRONMENTAL SERVICES
LAND USE PLANNING DIVISION
1600 SE 190TH AVE.
PORTLAND, OREGON 97233
(503) 988-3043

BOARD OF COUNTY COMMISSIONERS
BEVERLY STEIN • CHAIR OF THE BOARD
DIANE LINN • DISTRICT 1 COMMISSIONER
SERENA CRUZ • DISTRICT 2 COMMISSIONER
LISA NAITO • DISTRICT 3 COMMISSIONER
SHARRON KELLEY • DISTRICT 4 COMMISSIONER

FAX TRANSMITTAL

To: De Bogstad

Fax: 503 988-3043

From: Virginia Bowen

Fax: (503) 988-3389

Date: 1/17/01

Case: SEC 0-5

Re: postponement of hearing

Total Pages: 3

Comments: _____

RECEIVED

01 JAN 16 PM 2:17

MULTNOMAH COUNTY
PLANNING SECTION

RAMIS

CREW

CORRIGAN &

BACHRACH, LLP

ATTORNEYS AT LAW

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January 12, 2001

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501 SE Hawthorne Boulevard
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Portland, OR 97214

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Very truly yours,



Dana L. Krawczuk

cc: William Babcock and Diane Jenkins
Arnold Rochlin
Sandra Duffy, County Counsel
Virginia Bowers, County Staff

GADLK Jenkins Bd of County Comm continuance letter.pdf

January 16, 2001

Forest Park Neighborhood Assoc.

Arnold Rochlin, v.p.
P.O. Box 83645
Portland, OR 97283-0645
289-2657 kayer@teleport.com

Virgina Bowers, Planner
Land Use Planning Division
1600 SE 190th Ave.
Portland, OR 97233

Re: SEC 0-5—Applicant's Request for Extension

This is to confirm that appellants agree to the applicant's request of January 12, 2001 for a 60 day continuance of the appeal process.

#1

SPEAKER SIGN UP CARDS

DATE 1/25/01
NAME ROBERT W BOULWARG
ADDRESS 1216 SE TENINO ST
PORTLAND OR 97201
PHONE (503) 234-6960
SPEAKING ON AGENDA ITEM NUMBER OR
TOPIC SEASIDE LIBRARY
GIVE TO BOARD CLERK

#2

SPEAKER SIGN UP CARDS

DATE 1/25/01
NAME Richard Laughlin
ADDRESS 7515 SE 18
Portland, OR
PHONE 236-4675
SPEAKING ON AGENDA ITEM NUMBER OR
TOPIC Seaside Library Lease
GIVE TO BOARD CLERK

MEETING DATE: JAN 25 2001
AGENDA NO: R-2
ESTIMATED START TIME: 9:35

(Above Space for Board Clerk's use only)

AGENDA PLACEMENT FORM

SUBJECT: **Amendment of Sellwood Library Real Property Lease**

BOARD BRIEFING:

Date Requested: _____
Requested by: _____
Amount of Time Needed: _____

REGULAR MEETING:

Date Requested: January 25, 2001
Amount of Time Needed: 3 minutes

DEPARTMENT: Environmental Services

DIVISION: Facilities and Property Mgt

CONTACT: Bob Oberst

TELEPHONE #: 83851
BLDG/ROOM #: 421/3rd

PERSON(S) MAKING PRESENTATION: **Bob Oberst, Mike Harrington**

ACTION REQUESTED:

{ } INFORMATION ONLY { } POLICY DIRECTION {X} APPROVAL { } OTHER

01/29/01 originals to Bob Oberst

Attached documents: Supplemental Staff Report, Lease Description Form, First Amendment to Lease

01 JAN - 9 PM 5:03
MULTI-NOMAH COUNTY
OREGON
COUNTY COMMISSIONERS

SIGNATURES REQUIRED:

ELECTED OFFICIAL: _____

OR
DEPARTMENT MANAGER: *Robert Oberst* *Denia Pajo de Steffen*

ALL ACCOMPANYING DOCUMENTS MUST HAVE REQUIRED SIGNATURES
Any Questions: Call the Board Clerk @ 988-3277

**BOARD OF COUNTY COMMISSIONERS
AGENDA ITEM BRIEFING – SUPPLEMENTAL STAFF REPORT**

TO: BOARD OF COUNTY COMMISSIONERS

FROM: Department of Environmental Services
Facilities and Property Management Division

TODAY'S DATE: December 29, 2000

REQUESTED PLACEMENT DATE: January 25, 2001

REFERENCE: Amendment of Sellwood Library Real Property Lease

- I. Recommendation/Action Requested: Approval of Amendment of Sellwood Library Real Property Lease Adding Approximately 800 Square Feet to the Library Premises and Authorization for County Chair to Execute the FIRST AMENDMENT TO LEASE and Any Other Documents Necessary to the Amendment**
- II. Background Analysis:** Multnomah County entered into a lease of space in the Sellwood Lofts project on September 22, 2000 as approved by the Board of Commissioners. That lease is for approximately 3,575 square feet of space for the new Sellwood Library. The lease provided a right for Multnomah County to add approximately 800 square feet of adjacent space in the project beginning five years from the commencement of the County's lease. The adjacent space is available at this time, although it will be leased out for retail use if not utilized by the library at this time.

At the time that the present lease was presented to the Board, it was pointed out that the Sellwood Lofts project offered the opportunity for future expansion. The Library Department believes that the interest of the public would be best served by acquiring the use of the added space at this time. This would provide a meeting room for library programs and community usage and improved shelving design to accommodate a greater number of library materials. The resulting library service would be similar in scope to that of the Albina Library.

If the adjacent space is leased to a retail tenant, the floor will be at a different elevation from the library floor. Adding the space to the lease at this time will ensure that the floor is at the same level as the present library space floor. This would avoid extensive additional improvement cost and disruption in service upon adding the space in the future.

- III. Financial Impact:** The proposed amendment to the Sellwood Library Lease will increase annual base rental from \$60,778.56 to \$74,374.99. Annual operating costs will increase by approximately \$6,400.00. The additional tenant improvement cost for the added space will be approximately \$48,000.
- IV. Legal Issues:** None.
- V. Controversial Issues:** None.
- VI. Link to Current County Policies:** Provided at time of approval of Lease to be amended.
- VII. Citizen Participation:** Provided prior to time of approval of Lease to be amended.
- VIII. Other Government Participation:** None.

Lee D. Leighton, AICP
6113 S.E. 17th Avenue
Portland Oregon 97202
(503) 238-1675 voice & fax
(503) 515-5890 mobile



January 25, 2001

Multnomah County Board of Commissioners
% Deborah Bogstad, Board Clerk
Fax (503) 988-3013

RE: Board Agenda for January 25, 2001, 9:30 a.m.
Department of Sustainable Community Development Agenda Item R-2, Amendment to Lease Agreement 0010881-1 with Sellwood Lofts, LLC, Adding Approximately 800 Square Feet (Approximately 4,375 Square Feet Altogether) for the New Sellwood Branch Library

Dear Chair Stein and Commissioners Cruz, Linn, Naito, and Roberts:

I am sending this letter to encourage you to proceed with the proposal to increase the Library's lease area within the Sellwood Lofts building, which is pending construction. I advocated for your Board's initial decision to lease that space, and I continue to believe it will be an excellent location for the neighborhood library. I was very pleased to learn that enlarging the space was being considered at this time, because doing so in the future would only be disruptive. Taking this action now will enable the Library to get settled in early, with the space it needs for its updated services to our neighborhood and community.

As I expressed in my testimony before your Board when the "lease vs. own" decision was made, the Sellwood Lofts space offers a central location in the heart of the 13th Avenue business district, with good access to transit, pedestrian accessibility, and supporting shops and businesses all around. Moreover, with residences upstairs, the Library will enjoy surveillance by its own upstairs neighbors, contributing to the safety of its patrons at all hours.

Apparently there are a few vocal individuals who believe the neighborhood's branch library will be at risk of closure in the future if the County does not own the building in which it operates. If this issue arises at your meeting this morning, please recall that your Board received substantial testimony on this question at its public hearing for the original leasing decision. In particular, Ms. Ginny Cooper reported that the Library system has both leased and owned facilities, and looking back on library closures that were considered following adoption of Ballot Measure 5, her research did not find a correlation between proposed closures and the ownership of the buildings. I know your Board is sensitive to the issue of stability and tenure of our library branches, but the evidence indicates that actual decision-making proceeds along lines of staffing needs and patronization – and on these bases the new Sellwood library branch is sure to score very high.

Last year, your Board made the right decision in leasing the Sellwood Lofts space. Today you have the opportunity to follow up with more of a good thing. Please expand the Library's lease area and proceed to use the space as soon as its developer can ready it for occupancy.

Sincerely,

Lee D. Leighton

MULTNOMAH COUNTY REAL PROPERTY LEASE DESCRIPTION FORM

☐ Revenue ☒ Expense ☐ County Owned Renewal Taxpayer ID: _____

Property Management Contact: Bob Oberst Phone: 83851 Date: 12/29/00
Division Requesting Lease: Library Department Contact: Mike Harrington Phone: 84525

Lessor: Sellwood Lofts, LLC
Address: 7115 SE 22nd Ave., Portland, Oregon 97202
Phone: 503-233-9861

Lessee: Multnomah County
Address: 2505 SE 11th Ave., Portland, Oregon 97202
Phone: 503-988-3322

Address of lease and purpose: 7800 SE 13th Ave., Portland, Oregon. Sellwood Branch Library. Amendment of existing lease adding to space leased in existing lease.

Effective Date: Completion of Improvements. Expiration: 30 years after effective date with 10 year renewal option.

Total Amount of Agreement : \$4,895,000.00

Payment Terms: \$6,197.92 per month, subject to 3% annual increase.
\$2,940.00 per month estimated operating expense.

AMENDMENT OF EXISTING LEASE # 0010881 EXECUTED SEPTEMBER 22, 2000.

<u>Business Area</u>	<u>Cost Center</u>	<u>Project Number</u>
3505	902575	625

Required Signatures

Department Head

County Counsel

Property Management

County Executive/Sheriff

Date:

1/2/00

1/5/00

12-29-00

January 25, 2001

Contract Number: (old) 0010881-1

FIRST AMENDMENT TO LEASE

WHEREAS, Sellwood Lofts, LLC, an Oregon limited liability company (Landlord) and Multnomah County, a political subdivision of the State of Oregon (Tenant) entered into that certain LEASE on September 22, 2000 for lease of approximately 3,575 square feet of gross area (the Premises) as shown on Exhibit "A" attached to said LEASE and located in the retail area of the Sellwood Lofts (the Lofts) located at the 7800 block of S.E. 13th Avenue, Portland, Oregon; and

WHEREAS, Tenant wishes to lease additional gross area of approximately 800 square feet, adjacent to the Premises in the Lofts, from Landlord and Landlord is willing to lease to Tenant such additional gross area upon the terms and conditions hereinafter set forth;

NOW, THEREFORE, in consideration of the mutual covenants and agreements herein contained and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Landlord and Tenant agree that said LEASE shall be amended as follows:

1. The Premises, as defined and leased from Landlord to Tenant in said LEASE, shall consist of approximately 4,375 square feet of area with a single floor elevation in the retail area of the Lofts as shown on the site plan attached hereto as Exhibit I.

2. Sections 1.3 and 2.5 of said LEASE are hereby deleted.

3. Section 1.9 of said LEASE is amended to read as follows:

Tenant's Pro-Rata Share of Expenses:

Gross Square Feet in Premises: Approximately 4,375 gross square feet.

Gross Square Feet in Retail Area of the Lofts: Approximately 8,753 gross square feet.

Tenant's Pro-Rata Share: 49.98% ("Tenant's Pro-Rata Share")

4. Section 3.1 of said LEASE is amended to read as follows:

Rent. Tenant shall pay to Landlord the Base Rent set forth in Section 1.4 (the "Base Rent"), in advance, on the first day of each calendar month of the Lease term, including the month in which the Lease commences.

5. Except as herein modified or amended, the provisions, conditions and terms of the said LEASE shall remain unchanged and in full force and effect. In the case of any inconsistency between the provisions of said LEASE and this FIRST AMENDMENT TO

LEASE, the provisions of this FIRST AMENDMENT TO LEASE shall govern and control.

IN WITNESS WHEREOF, Landlord and Tenant have duly executed this FIRST AMENDMENT TO LEASE this ___ Day of _____, 2001.

LANDLORD:

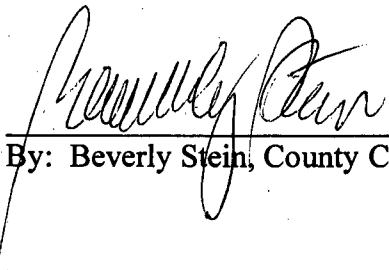
Sellwood Lofts, LLC
An Oregon limited liability company

By: Loren J. Waxman, Principal

By: James C. Meakin, Principal

TENANT:

Multnomah County, a political subdivision
of the State of Oregon



By: Beverly Stein, County Chair

REVIEWED:
THOMAS SPONSER, COUNTY ATTORNEY
FOR MULTNOMAH COUNTY

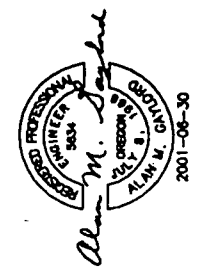
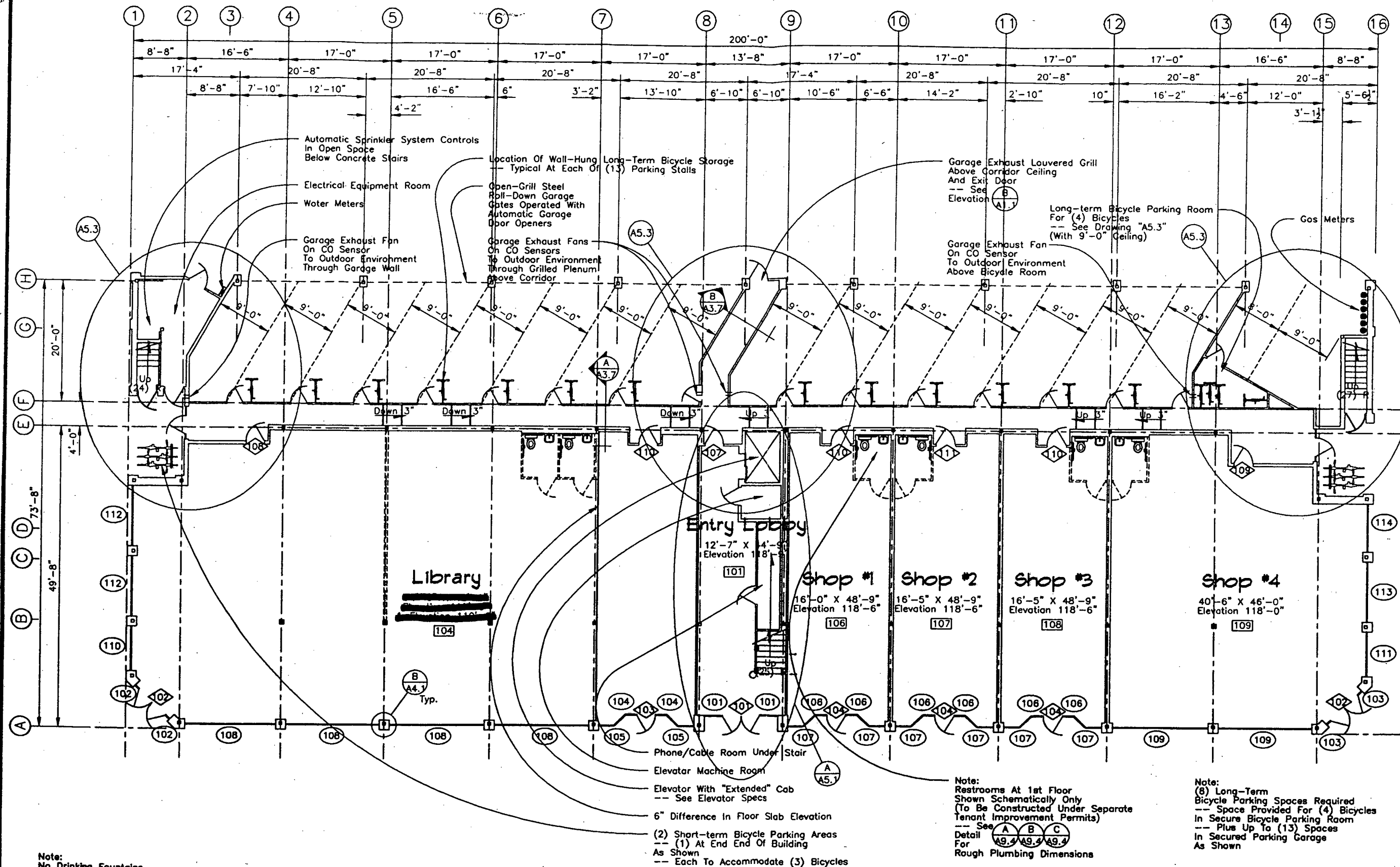
BY 

ASSISTANT COUNTY ATTORNEY

DATE

APPROVED MULTNOMAH COUNTY
BOARD OF COMMISSIONERS

AGENDA # R-2 DATE 01/25/01
DEB BOGSTAD, BOARD CLERK



Project Sellwood Lofts Building - Southeast 13th Avenue, Portland, Oregon 97202	
Client Sellwood Lofts, LLC - 7115 S.E. 22nd Avenue, Portland, Oregon 97202	
STRUCTURAL SYSTEMS 3515 N.E. 112TH AVENUE PORTLAND, OREGON 97220-2402 Tel: 503-255-4192 Fax: 503-255-4185 Email: Engineers@StruSys.com	
Revision 0 Date	Drawing Date December 19, 2000
Drawing A2.1	Title 1st (Ground/Commercial) Floor Plan
Designer Alan Gaylord	Drafter Mike Livermore
Project 1079-01	

Exhibit I

RECEIVED

JAN 22 2001

COUNTY COUNSEL FOR
MULTNOMAH COUNTY, OR

106/1530/CO ATTORNEY
THOMAS SPONSER

R-2
1/25/01

MEETING DATE: JAN 25 2001
AGENDA NO: R-3
ESTIMATED START TIME: 9:40

(Above Space for Board Clerk's Use ONLY)

AGENDA PLACEMENT FORM

SUBJECT Approval of Lease of Space at the Multnomah Building to the Oregonian Publishing Company.

BOARD BRIEFING: **DATE REQUESTED:** _____
REQUESTED BY: _____
AMOUNT OF TIME NEEDED: _____

REGULAR MEETING: **DATE REQUESTED** :January 25, 2001
AMOUNT OF TIME NEEDED 5 Minutes

DEPARTMENT:Environmental Svcs. **DIVISION:**Facilities and Property Management

CONTACT:Jennifer de Haro **TELEPHONE #:** 988-6094
BLDG/ROOM # 421/3rd

PERSON(S) MAKING PRESENTATION: Jennifer de Haro

ACTION REQUESTED:

☐ INFORMATIONAL ONLY ☐ POLICY DIRECTION ☒ APPROVAL ☐ OTHER

SUGGESTED AGENDA TITLE:

Approval of Lease of Space at the Multnomah Building to the Oregonian Publishing Company.

01/29/01 ORIGINALS TO JENNIFER DE HARO

SIGNATURES REQUIRED:

ELECTED OFFICIAL: _____

(OR)

**DEPARTMENT
MANAGER:** _____

ALL ACCOMPANYING DOCUMENTS MUST HAVE REQUIRED SIGNATURES

Any Questions: Call the Board Clerk @ (503) 988-3277

01 JAN 17 AM 8:44
MULTNOMAH COUNTY
OREGON
BOARD OF
COUNTY COMMISSIONERS

SUPPLEMENTAL STAFF REPORT

TO: Board of County Commissioners

FROM: Facilities and Property Management

DATE: January 16, 2001

RE: Approval of Lease of Space at the Multnomah Building to the Oregonian Publishing Company

1. Recommendation/Action Requested:
Approval of Lease.
2. Background/Analysis:
The Oregonian has made the request to lease space at the Multnomah Building in order to cover the Multnomah County Board of Commissioners' meetings and other related County business.
3. Financial Impact:
The Oregonian will pay \$197.20 per month for the term of the lease, which shall include a parking space and will be valid from February 1, 2001 through January 31, 2006.
4. Legal Issues:
None known.
5. Controversial Issues:
None known.
6. Link to Current County Policies:
This lease of County space to the Oregonian Publishing Company is not inconsistent with any County policy known to Facilities and Property Management.
7. Citizen Participation:
None known.
8. Other Government Participation:
None known.

MULTNOMAH COUNTY REAL PROPERTY LEASE DESCRIPTION FORM

☐ X Revenue ☐ Expense ☐ County Owned Renewal Taxpayer ID: On file

Property Management Contact: Bob Oberst Phone: 988-3851 Date: 1/16/01
Division Requesting Lease: Facilities & Property Management
Contact: Bob Oberst Phone: 988-3851

Lessor: Multnomah County
Address: 2505 SE 11th Ave. Portland
Phone: 503-988-3322

Lessee: The Oregonian
Address: 1320 SW Broadway Portland
Phone: 503-221-8333 Carl Owen (Purchasing Manager)

Address of lease and purpose: Lease of excess County space

Effective Date: February 1, 2001 Expiration: January 31, 2006

Total Amount of Agreement : \$11,832.00

Payment Terms: \$197.20 monthly due on the 1st day of each month

<u>Business Area</u>	<u>Cost Center</u>	<u>Project Number</u>
902575	3505	B503

Required Signatures

OB Department Head

County Counsel

Property Management

County Executive/Sheriff

Date:

January 25, 2001

Contract Number: 0010884

LEASE

Date: _____

Between: Multnomah County, "Landlord"

And: The Oregonian Publishing Company, "Tenant"

Landlord leases to Tenant and Tenant leases from Landlord the following described property (the "Premises") on the terms and conditions stated below:

104 square feet at 501 SE Hawthorne Room 162, also known as the Multnomah Building. The Premises are shown on attached Exhibit A (the "Premises"), together with one unreserved parking space in Landlord's parking structure adjacent to the Multnomah Building.

Section 1. Occupancy

1.1 Original Term. The term of this lease shall commence February 1, 2001, and continue through January 31, 2003, unless sooner terminated as hereinafter provided.

1.2 Possession. Tenant's right to possession and obligations under the lease shall commence on February 1, 2001, or on such later date as the work to be performed by Landlord pursuant to Paragraph 8.2 is substantially complete and the Premises are available for possession by Tenant if possession is not given on the opening day of the term. Landlord shall have no liability for delays in delivery of possession and Tenant will not have the right to terminate this lease because of delay in delivery of possession except as hereinafter provided. If Landlord is not able to give possession of the Premises on or before February 1, 2001, subject only to delays caused by matters not within Landlord's reasonable control, Tenant may rescind the lease by notice in writing to Landlord given at any time thereafter prior to the date on which possession is tendered by Landlord.

1.3 Renewal Option. If the lease is not in default at the time each option is exercised or at the time the renewal term is to commence, Tenant shall have the option to renew this lease for one successive term of five (5) years, as follows:

1) The renewal term shall commence on the day following expiration of the preceding term.

2) The option may be exercised by written notice to Landlord given not less than 90 days prior to the last day of the expiring term. The giving of such notice shall be sufficient to make the lease binding for the renewal term without further act of the parties. Base rental during the renewal term shall be the amount shown in Paragraph 2.1 multiplied by the percentage increase, if any, of the Consumer Price Index published by the United States Department of Labor for the Portland, Oregon metropolitan area for All Urban Consumers from January 2001 to January 2006 or the most nearly comparable data if such index is no longer published.

3) The terms and conditions of the lease for the renewal term shall be identical with the original term except for rent and except that Tenant will have no option to renew this lease beyond such renewal term that has been exercised.

Section 2. Rent

2.1 Base Rent. During the original term, Tenant shall pay to Landlord as base rent the sum of \$197.20 per month. The Base Rent of \$197.20 shall be payable monthly in advance on the 1st day of each month commencing February 1, 2001 at the address stated in Paragraph 20 or such place as may be designated by Landlord.

2.2 Additional Rent. All taxes, insurance costs, utility charges that Tenant is required to pay by this lease, and any other sum that Tenant is required to pay to Landlord or third parties shall be additional rent.

Section 3. Taxes.

3.1 Property Taxes. Tenant shall pay as due all taxes on its personal property located on the Premises. Tenant shall pay as due all real property taxes and special assessments levied against the Premises. As used herein, real property taxes includes any fee or charge relating to the ownership, use, or rental of the Premises, other than taxes on the net income of Landlord or Tenant. Landlord shall furnish Tenant with an invoice showing the real property taxes and the calculation of Tenant's proportionate share thereof. Landlord shall attach a true copy of the actual tax bill for the period for which additional rent is sought. In the event Landlord receives any tax credits, discounts or other allowances due to Landlord's early payment or other prepayment of real property taxes to the applicable taxing authority, such credit, discount or other allowance shall be credited to real property taxes before determining Tenant's percentage share thereof. In no event shall Tenant be obligated to pay any portion of real property taxes assessed against land that is undeveloped or not available for Tenant's use or benefit. Additionally, Tenant shall have no obligation to pay any portion of real property taxes assessed upon a tenant of the Building whose real property taxes are assessed or paid independently of Landlord's real property taxes. The Premises will be appraised by Multnomah County Assessment & Taxation Division for its Real Market Value, and a separate tax account will be established. Annually, in accordance with "Measure 50" and/or all other then applicable statutes, an Assessed Value associated with the Premises will also be determined. Annually determined tax rates, associated with the location of the Premises within the County, will be applied to the Assessed Value to generate the annual tax to be levied. Annual property tax statements are normally produced and mailed to a designated address in mid-October.

3.2 Special Assessments. If an assessment for a public improvement is made against the Premises, Landlord may elect to cause such assessment to be paid in installments, in which case all of the installments payable with respect to the lease term shall be treated the same as general real property taxes for purposes of Section 3.

3.3 Proration of Taxes. Tenant's share of real property taxes and assessments for the years in which this lease commences or terminates shall be prorated based on the portion of the tax year that this lease is in effect.

3.4 New Charges or Fees. If a new charge or fee relating to the ownership or use of the Premises or the receipt of rental therefrom or in lieu of property taxes is assessed or imposed, then, to the extent permitted by law, Tenant shall pay such charge or fee. Tenant, however, shall have no obligation to pay any income, profits, or franchise tax levied on the net income derived by Landlord from this lease.

Section 4. Utilities. Landlord shall furnish and pay for utilities and janitorial service to the Premises in accordance with Landlord's standard for such utilities and services furnished to other areas of the Multnomah Building. When there are any additional charges for electricity, gas, heat, janitorial service within the leased Premises, telephone, or other utilities of any kind furnished to the Premises, Tenant shall pay promptly when due. If Landlord receives and pays bills for any such additional utilities consumed by Tenant, its agents, employees or invitees to the Premises, Tenant shall reimburse Landlord upon demand. In no event shall Tenant overload the electrical circuits from which Tenant obtains current.

Section 5. Use of the Premises

5.1 Permitted Use. The Premises shall primarily be used, managed and operated during customary business hours of operation of the Multnomah Building for the entire term of this lease, for general office purposes only and for no other purpose without the consent of Landlord, which consent shall not be withheld or delayed unreasonably. It is understood by Landlord that Tenant is in the business of reporting news and in some circumstances may need access during hours not customary for operation of the Multnomah Building, and for this purpose and no other shall have 24 hour access to the Premises seven (7) days per week through the front door by use of a card key.

5.2 Restrictions on Use. In connection with the use of the Premises, Tenant shall:

(1) Conform to all applicable laws and regulations of any public authority affecting the premises and the use, and correct at Tenant's own expense any failure of compliance created through Tenant's fault or by reason of Tenant's use, but Tenant shall not be required to make any structural changes to effect such compliance unless such changes are required because of Tenant's specific use.

(2) Refrain from any activity that would make it impossible to insure the Premises against casualty, would increase the insurance rate, or would prevent Landlord from taking advantage of any ruling of the Oregon Insurance Rating Bureau, or its successor, allowing Landlord to obtain reduced premium rates for long-term fire insurance policies, unless Tenant pays the additional cost of the insurance.

(3) Refrain from any use that would be reasonably offensive to other tenants or owners or users of neighboring premises or that would tend to create a nuisance or damage the reputation of the premises.

(4) Refrain from loading the electrical system or floors beyond the point considered safe by a competent engineer or architect selected by Landlord.

(5) Refrain from making any marks on or attaching any sign, insignia, antenna, aerial, or other device to the exterior or interior walls, windows, or roof of the premises without the written consent of Landlord.

Section 6. Hazardous Substances. Tenant shall not cause or permit any Hazardous Substance to be spilled, leaked, disposed of, or otherwise released on or under the Premises. Tenant may use or otherwise handle on the Premises only those Hazardous Substances typically used or sold in the prudent and safe operation of the general office business specified in Section 5.1. Tenant may store such Hazardous Substances on the Premises only in quantities necessary to satisfy Tenant's reasonably anticipated needs. Tenant shall comply with all applicable

Environmental Laws and exercise reasonable care in the use, handling, and storage of Hazardous Substances and shall take all reasonable measures to minimize the quantity and toxicity of Hazardous Substances used, handled, or stored on the Premises. Upon the expiration or termination of this Lease, Tenant shall remove all Hazardous Substances it brought to the Premises from the Premises. Landlord represents to the best of its knowledge that as of the commencement of this lease, the Premises are in full compliance with all Environmental Laws and free of any Hazardous Substances.

Landlord shall have the sole responsibility, at its expense, to comply with the architectural guidelines of the Americans with Disabilities Act, and any state or local law, rule, regulation or ordinance similar thereto and to comply with all Environmental Laws relating to Hazardous Substances which exist on or existed prior to the commencement of this lease, whether or not known, in, under or above the Premises

Subject to the provisions of the Oregon Tort Claims Act, ORS 30.260 – 30.300 and within the limits set forth in ORS 30.270, Landlord agrees to indemnify, defend and hold harmless Tenant and Tenant's employees, agents, shareholders, directors, officers, successors and affiliates from and against any and all losses, costs, damages (including consequential damages), fines, penalties, liabilities, orders, remedial actions, expenses, and attorneys' fees that relate in any way to Environmental Laws or Hazardous Substances and result from: (a) actions, operations or activities of Landlord, or any agent, representative, or invitee of Landlord; (b) Landlord's breach of any representations, warranties or covenants or non-compliance with or violation of any Environmental Laws; or (c) the presence of any Hazardous Substances in, on, or under the Premises (whether known or unknown) unless such Hazardous substances or environmental conditions are proven to have been discharged or caused by Tenant, its employees, agents or invitees.

The term Environmental Law shall mean any federal, state, or local statute, regulation, or ordinance or any judicial or other governmental order pertaining to the protection of health, safety or the environment. The term Hazardous Substance shall mean any hazardous, toxic, infectious or radioactive substance, waste, and material as defined or listed by any Environmental Law and shall include, without limitation, petroleum oil and its fractions.

Asbestos. Landlord has discussed with Tenant the Phase 1 Environmental Survey and has provided Tenant a copy of the Survey, which indicated the Premises contained no asbestos material.

Section 7. Repairs and Maintenance.

7.1 Landlord's Obligations. The following shall be the responsibility of Landlord:

- (1) Repairs and maintenance of the roof and gutters, exterior walls (including painting), bearing walls, all structural aspects and components of the building, floor slabs, and foundation.
- (2) Repair of sidewalks, driveways, curbs, parking areas, and areas used in common by Tenant and Landlord or tenants of other portions of the same building.
- (3) Repair and maintenance of all water, sewage, gas, and electrical services.
- (3) Repair of the heating and air conditioning system and currently existing mechanical and life-safety systems.

7.2 Tenant's Obligations. The following shall be the responsibility of Tenant:

(1) Any repairs necessitated by the negligence of Tenant, its agents, employees, and invitees, except as provided in Section 19 dealing with waiver of subrogation, but including repairs that would otherwise be the responsibility of Landlord under Section 7.1.

(2) All other repairs to the Premises which Landlord is not required to make under Paragraph 7.1.

Section 8. Alterations

8.1 Alterations Prohibited. Tenant shall make no improvements or alterations of any kind on the Premises without first obtaining Landlord's written consent, not to be unreasonably withheld or delayed. All alterations shall be made in a good and workmanlike manner, and in compliance with applicable laws and building codes. As used herein, "alterations" includes the installation of computer and telecommunications wiring, cables, and conduit.

8.2 Tenant Improvements Required. The improvements and alterations delineated on the work sheet attached to and made a part of this lease shall be performed by the party designated and within the time stated in the work sheet.

8.3 Ownership and Removal of Alterations. All improvements and alterations performed on the Premises by either Landlord or Tenant shall be the property of Landlord when installed unless the applicable Landlord's consent or work sheet specifically provides otherwise. Improvements and alterations installed by Tenant shall, at Landlord's option, be removed by Tenant and the premises restored unless the applicable Landlord's consent or work sheet specifically provides otherwise.

Section 9. Liability and Indemnity

9.1 Liens

(1) Except with respect to activities for which Landlord is responsible, Tenant shall pay as due all claims for work done on and for services rendered or material furnished to the Premises, and shall keep the Premises free from any liens. If Tenant fails to pay any such claims or to discharge any lien, Landlord may do so and collect the cost as additional rent. Any amount so added shall bear interest at the rate of 1% per annum from the date expended by Landlord and shall be payable on demand. Such action by Landlord shall not constitute a waiver of any right or remedy which Landlord may have on account of Tenant's default.

(2) Tenant may withhold payment of any claim in connection with a good-faith dispute over the obligation to pay, as long as Landlord's property interests are not jeopardized. If a lien is filed as a result of nonpayment, Tenant shall, within 10 days after knowledge of the filing, secure the discharge of the lien or deposit with Landlord cash or sufficient corporate surety bond or other surety satisfactory to Landlord in an amount sufficient to discharge the lien plus any costs, attorney fees, and other charges that could accrue as a result of a foreclosure or sale under the lien.

9.2 Indemnification. Tenant shall indemnify and defend Landlord from any claim, loss, or liability arising out of or related to any negligent activity of Tenant on the Premises or any condition of the Premises in the possession or under the control of Tenant. Landlord shall have no liability to Tenant for any injury, loss, or damage caused by third parties, or by any condition of the Premises except to the extent caused by Landlord's negligence or breach of duty under this lease.

9.3 Liability Insurance. Before going into possession of the Premises, Tenant shall procure and thereafter during the term of the lease shall continue to carry the following insurance at Tenant's cost: comprehensive general liability insurance in a responsible company with limits of not less than \$1,000,000 for injury to one person, \$1,000,000 for injury to two or more persons in one occurrence, and \$1,000,000 for damage to property with coverage for bodily injury and property damage liability, personal and advertising injury liability, and medical payment with a general aggregate limit of not less than \$1,000,000 and a per occurrence limit of not less than \$500,000. Such insurance shall cover all risks arising directly or indirectly out of Tenant's activities on or any condition of the premises. Such insurance shall protect Tenant against the claims of Landlord on account of the obligations assumed by Tenant under Section 9.2, and shall name Landlord as an additional insured. Certificates evidencing such insurance and bearing endorsements requiring 10 days' written notice to Landlord prior to any change or cancellation shall be furnished to Landlord prior to Tenant's occupancy of the property.

Section 10. Quiet Enjoyment.

10.1 Landlord's Warranty. Landlord warrants that it is the owner of the Premises and has the right to lease them. Landlord will defend Tenant's right to quiet enjoyment of the Premises from the lawful claims of all persons during the lease term.

Section 11. Insurance. Landlord shall keep the Premises insured at Landlord's expense against fire and other risks covered by a standard fire insurance policy with an endorsement for extended coverage. Tenant shall carry similar insurance insuring the property of Tenant on the Premises against such risks.

Section 12. Damage and Destruction

12.1 Partial Damage. If the Premises are partly damaged and Section 12.2 does not apply, the Premises shall be repaired by Landlord at Landlord's expense. Repairs shall be accomplished with all reasonable dispatch subject to interruptions and delays from labor disputes and matters beyond the control of Landlord.

12.2 Destruction. If the Premises or the Multnomah Building are destroyed or damaged such that the cost of repair exceeds 50% of the value of the Multnomah Building before the damage, either party may elect to terminate the lease as of the date of the damage or destruction by notice given to the other in writing not more than 45 days following the date of damage. In such event all rights and obligations of the parties shall cease as of the date of termination, and Tenant shall be entitled to the reimbursement of any prepaid amounts paid by Tenant and attributable to the anticipated term. If neither party elects to terminate, Landlord shall proceed to restore the Premises to substantially the same form as prior to the damage or destruction. Work shall be commenced as soon as reasonably possible and thereafter shall proceed without interruption except for work stoppages on account of labor disputes and matters beyond Landlord's reasonable control.

12.3 Rent Abatement. Rent shall be abated during the repair of any damage to the extent the premises are untenantable, except that there shall be no rent abatement where the damage occurred as the result of the fault of Tenant.

12.4 Damage Late in Term. If damage or destruction to which Section 12.2 would apply occurs within one year before the end of the then-current lease term, Tenant may elect to terminate the lease by written notice to Landlord given within 30 days after the date of the damage. Such termination shall have the same effect as termination by Landlord under Section 12.2.

Section 13. Assignment and Subletting

No part of the Premises may be assigned, mortgaged, or subleased, nor may a right of use of any portion of the property be conferred on any third person by any other means, without the prior written consent of Landlord. This provision shall apply to all transfers by operation of law. No consent in one instance shall prevent the provision from applying to a subsequent instance. Landlord may withhold or condition such consent in its sole and arbitrary discretion. Landlord shall consent to a transaction covered by this provision when withholding such consent would be unreasonable in the circumstances. Landlord shall not unreasonably delay consent and shall give consent under circumstances where withholding it shall be unreasonable.

Section 14. Default

The following shall be events of default:

14.1 Default in Rent. Failure of Tenant to pay any rent or other charge within 10 days after written notice that it is due.

14.2 Default in Other Covenants. Failure of Tenant to comply with any term or condition or fulfill any obligation of the lease (other than the payment of rent or other charges) within 20 days after written notice by Landlord specifying the nature of the default with reasonable particularity. If the default is of such a nature that it cannot be completely remedied within the 20-day period, this provision shall be complied with if Tenant begins correction of the default within the 20-day period and thereafter proceeds with reasonable diligence and in good faith to effect the remedy as soon as practicable.

14.3 Abandonment. Failure of Tenant to occupy the Premises for 30 consecutive days or more for one or more of the purposes permitted under this lease, unless such failure is excused under other provisions of this lease.

Section 15. Remedies on Default

15.1 Termination. In the event of a default the lease may be terminated at the option of Landlord by written notice to Tenant. Whether or not the lease is terminated by the election of Landlord or otherwise, Landlord shall be entitled to recover damages from Tenant for the default, and Landlord may reenter, take possession of the premises, and remove any persons or property by legal action or by self-help with the use of reasonable force and without liability for damages and without having accepted a surrender.

15.2 Reletting. Following reentry or abandonment, Landlord may relet the Premises and in that connection may make any suitable alterations or refurbish the Premises, or both, or change the character or use of the Premises, but Landlord shall not be required to relet for any use or purpose other than that specified in the lease or which Landlord may reasonably consider injurious to the Premises, or to any tenant that Landlord may reasonably consider objectionable. Landlord may relet all or part of the Premises, alone or in conjunction with other properties, for a term longer or shorter than the term of this lease, upon any reasonable terms and conditions, including the granting of some rent-free occupancy or other rent concession.

15.3 Damages. In the event of termination or retaking of possession following default, Landlord shall be entitled to recover immediately, without waiting until the due date of any future rent or until the date fixed for expiration of the lease term, the following amounts as damages:

(1) The loss of rental from the date of default until a new tenant is, or with the exercise of reasonable efforts could have been, secured and paying out.

(2) The reasonable costs of reentry and reletting including without limitation the cost of putting the Premises in broom clean condition or the cost of refurbishing, removal of Tenant's property and fixtures, costs incurred under Section 15.5, or any other reasonable expense occasioned by Tenant's default including but not limited to, any repair costs, attorney fees, court costs, broker commissions, and advertising costs.

(3) Any excess of the value of the rent and all of Tenant's other obligations under this lease over the reasonable expected return from the premises for the period commencing on the earlier of the date of trial or the date the premises are relet, and continuing through the end of the term. The present value of future amounts will be computed using a discount rate equal to the prime loan rate of major Oregon banks in effect on the date of trial.

15.4 Right to Sue More than Once. Landlord may sue periodically to recover damages during the period corresponding to the remainder of the lease term, and no action for damages shall bar a later action for damages subsequently accruing.

15.5 Landlord's Right to Cure Defaults. If Tenant fails to perform any obligation under this lease, Landlord shall have the option to do so after 30 days' written notice to Tenant. All of Landlord's expenditures to correct the default shall be reimbursed by Tenant on demand with interest at the rate of 1% annum from the date of expenditure by Landlord. Such action by Landlord shall not waive any other remedies available to Landlord because of the default.

15.6 Remedies Cumulative. The foregoing remedies shall be in addition to and shall not exclude any other remedy available to Landlord under applicable law.

15.7 Limitation of Damages. In no event shall tenant be liable for incidental, special or consequential damages.

Section 16. Surrender at Expiration

16.1 Condition of Premises. Upon expiration of the lease term or earlier termination on account of default, Tenant shall deliver all keys to Landlord and surrender the Premises broom clean and in substantially the same condition as existed on the commencement date of the term. Alterations constructed by Tenant with permission from Landlord shall not be removed or restored to the original condition unless the terms of permission for the alteration so require. Depreciation and wear from ordinary use for the purpose for which the Premises are leased shall be excepted but repairs for which Tenant is responsible shall be completed to the latest practical date prior to such surrender. Tenant's obligations under this section shall be subordinate to the provisions of Section 12 relating to destruction.

16.2 Fixtures

(1) All fixtures placed upon the Premises by Tenant during the term other than Tenant's trade fixtures, shall, at Landlord's option, become the property of Landlord. If Landlord so elects, Tenant shall remove any or all fixtures that would otherwise remain the property of Landlord, and shall repair any physical damage resulting from the removal. If Tenant fails to remove such fixtures, Landlord may do so and charge the cost to Tenant with interest at the legal rate from the date of expenditure.

(2) Prior to expiration or other termination of the lease term Tenant shall remove all furnishings, furniture, and trade fixtures that remain its property. If Tenant fails to do so, this shall be an abandonment of the property, and Landlord may retain the property and all rights of Tenant with respect to it shall cease or, by notice in writing given to Tenant within 20 days after removal was required, Landlord may elect to hold Tenant to its obligation of removal. If Landlord elects to require Tenant to remove, Landlord may effect a removal and place the property in public storage for Tenant's account. Tenant shall be liable to Landlord for the cost of removal, transportation to storage, and storage, with interest at the legal rate on all such expenses from the date of expenditure by Landlord.

16.3 Holdover

(1) If Tenant does not vacate the Premises at the time required, Landlord shall have the option to treat Tenant as a tenant from month to month, subject to all of the provisions of this lease except the provisions for term and renewal [and at a rental rate equal to 150 percent of the rent last paid by Tenant during the original term], or to eject Tenant from the Premises and recover damages caused by wrongful holdover. Failure of Tenant to remove fixtures, furniture, furnishings, or trade fixtures that Tenant is required to remove under this lease shall constitute a failure to vacate to which this section shall apply if the property not removed will substantially interfere with occupancy of the Premises by another tenant or with occupancy by Landlord for any purpose including preparation for a new tenant.

(2) If a month-to-month tenancy results from a holdover by Tenant under this Section 16.3, the tenancy shall be terminable at the end of any monthly rental period on written notice from Landlord given not less than 10 days prior to the termination date which shall be specified in the notice. Tenant waives any notice that would otherwise be provided by law with respect to a month-to-month tenancy.

Section 17. Miscellaneous

17.1 Nonwaiver. Waiver by either party of strict performance of any provision of this lease shall not be a waiver of or prejudice the party's right to require strict performance of the same provision in the future or of any other provision.

17.2 Attorney Fees. If suit or action is instituted in connection with any controversy arising out of this lease, the prevailing party shall be entitled to recover in addition to costs such sum as the court may adjudge reasonable as attorney fees at trial, on petition for review, and on appeal.

17.3 Notices. Any notice required or permitted under this lease shall be given when actually delivered or 48 hours after deposited in United States mail as certified mail addressed to the address given for Landlord in Paragraph 19 or for Tenant in Paragraph 20 in this lease.

17.4 Succession. Subject to the above-stated limitations on transfer of Tenant's interest, this lease shall be binding on and inure to the benefit of the parties and their respective successors and assigns.

17.6 Entry for Inspection. Upon prior reasonable notice to Tenant and during normal business hours, Landlord shall have the right to enter upon the Premises at any time to determine Tenant's compliance with this lease, to make necessary repairs to the building or to the Premises, or to show the Premises to any prospective tenant or purchaser, and in addition shall have the right, at any time during the last two months of the term of this lease, to place and maintain upon the Premises notices for leasing or selling of the Premises.

17.7 Interest on Rent and Other Charges. Any rent or other payment required of Tenant by this lease shall, if not paid within 10 days after it is due, bear interest at the rate of 1% per annum (but not in any event at a rate greater than the maximum rate of interest permitted by law) from the due date until paid. In addition, if Tenant fails to make any rent or other payment required by this lease to be paid to Landlord within five days after it is due, Landlord may elect to impose a late charge of five cents per dollar of the overdue payment to reimburse Landlord for the costs of collecting the overdue payment. Tenant shall pay the late charge upon demand by Landlord. Landlord may levy and collect a late charge in addition to all other remedies available for Tenant's default, and collection of a late charge shall not waive the breach caused by the late payment.

17.8 Proration of Rent. In the event of commencement or termination of this lease at a time other than the beginning or end of one of the specified rental periods, then the rent shall be prorated as of the date of commencement or termination and in the event of termination for reasons other than default, all prepaid rent shall be refunded to Tenant or paid on its account.

17.9 Time of Essence. Time is of the essence of the performance of each of Tenant's obligations under this lease.

17.10 Governing Law. This lease shall be governed by and construed in accordance with the laws of the State of Oregon.

Section 18. Waiver of Subrogation. Anything in this Lease to the contrary notwithstanding, Landlord and Tenant hereby waive and release each other of and from any and all rights of recovery, claim, action, or cause of action against each other and their partners, agents, officers, and employees, for any loss or damage that may occur to the Premises, Building, or Project, or personal property within the Building that is covered by valid and collectible insurance in effect at the time of such loss or damage, regardless of cause or origin, including negligence of Landlord or Tenant and their partners, agents, officers, and employees, but only to the extent of any recovery made by the parties hereto for such loss or damage under any insurance policy now or hereafter issued or required to be carried pursuant to this Lease covering the Premises or the

Building. Landlord and Tenant agree to give immediately to their respective insurance companies that have issued policies of insurance covering a any risk of direct physical loss written notice of the terms of the mutual waivers contained in this Section, and to have the insurance policies properly endorsed, if necessary.

Section 19. Place of Payments and Notices to Landlord

All Payments and Notices to the Landlord related to this Lease shall be sent to the following:

Multnomah County Facilities and Property Management
2505 SE 11th Ave.
Portland, OR 97202

or such other location as Landlord may designate in writing.

Section 20. Place of Notices to Tenant.

All Notices to Tenant related to this Lease shall be sent or delivered to the following:
1320 SW Broadway
Portland, OR 97201-3499

or such other location as Tenant may designate in writing.

Copies of all notices to Tenant shall simultaneously be sent in like manner to Tenant's counsel:

Sabin, Bermant & Gould LLP
Four Times Square
New York, N.Y. 10036
ATTN: Lawrence J. Sacks, Esq.

Landlord:

Multnomah County


Beverly Stein, County Chair

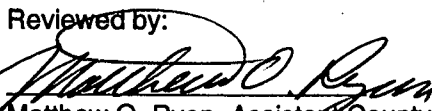
Date January 25, 2001

Tenant:

The Oregonian Publishing Company

Date _____

Reviewed by:


Matthew O. Ryan, Assistant County Attorney

APPROVED MULTNOMAH COUNTY
BOARD OF COMMISSIONERS

AGENDA # R-3 DATE 01/25/01

DEB BOGSTAD, BOARD CLERK

MEETING DATE: JAN 25 2001
AGENDA NO: R-4
ESTIMATED START TIME: 9:45

(Above Space for Board Clerk's Use ONLY)

AGENDA PLACEMENT FORM

SUBJECT: Notice of Intent to Apply for Health Resources and Services Administration, Maternal and Child Health Bureau's Community-based Abstinence Education Program Grant

BOARD BRIEFING: DATE REQUESTED:
REQUESTED BY:
AMOUNT OF TIME NEEDED:

REGULAR MEETING: DATE REQUESTED: January 25, 2001
AMOUNT OF TIME NEEDED: 10 minutes

DEPARTMENT: Health **DIVISION:** Planning and Development

CONTACT: Bonnie Kostecky **TELEPHONE #:** (503) 988-3663, Ext. 24299
BLDG/ROOM #: Portland Building, 14th Floor

PERSON(S) MAKING PRESENTATION: Bonnie Kostecky and Diane Ruminski

ACTION REQUESTED:

☐ INFORMATIONAL ONLY ☐ POLICY DIRECTION ☒ APPROVAL ☐ OTHER

SUGGESTED AGENDA TITLE:

Notice of Intent to Respond to a Request for Proposals from the Health Resources and Services Administration, Maternal and Child Health Bureau's Community-based Abstinence Education Program

CLERK OF
COUNTY COMMISSIONERS
01 JAN 17 AM 11:31
MULTNOMAH COUNTY
OREGON

SIGNATURES REQUIRED:

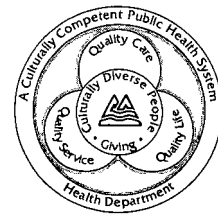
ELECTED OFFICIAL: _____
(OR)
DEPARTMENT
MANAGER: William Shirley Bonnie Kostecky

ALL ACCOMPANYING DOCUMENTS MUST HAVE REQUIRED SIGNATURES

Any Questions: Call the Board Clerk @ (503) 988-3277



MULTNOMAH COUNTY OREGON




HEALTH DEPARTMENT
426 S.W. STARK STREET, 2ND FLOOR
PORTLAND, OREGON 97204-2394
(503) 988-3674
FAX (503) 988-3283
TDD (503) 988-3816

BOARD OF COUNTY COMMISSIONERS
BEVERLY STEIN • CHAIR OF THE BOARD
DIANE LINN • DISTRICT 1 COMMISSIONER
SERENA CRUZ • DISTRICT 2 COMMISSIONER
LISA NAITO • DISTRICT 3 COMMISSIONER
SHARRON KELLEY • DISTRICT 4 COMMISSIONER

MEMORANDUM

TO: Beverly Stein, Chair

FROM: Bonnie Kostecky, Director
Planning and Development 

THROUGH: Lillian Shirley, Director

SUBJECT: Notice of Intent to Respond to a Request for Proposals from the Health Resources and Services Administration, Maternal and Child Health Bureau's Community-based Abstinence Education Program

DATE: January 16, 2001

REQUESTED PLACEMENT DATE: January 25, 2001

I. Recommendation/Action Requested

The Multnomah County Health Department is requesting approval to respond to a Request for Proposals from the Health Resources and Services Administration, Maternal and Child Health Bureau's Community-based Abstinence Education Program. This grant will support the County's Abstinence Education program, Students Today Aren't Ready for Sex (STARS).

II. Background/Analysis

In 1995, the Multnomah County Health Department developed and piloted an abstinence education program called Students Today Aren't Ready for Sex (STARS) as part of its school based health education program. STARS is an abstinence based teen pregnancy prevention program delivered in middle schools to 6th and 7th graders. Intensively trained teen leaders present the message, "It's best for teens to wait to have sex". As a skills-based program, STARS gives children practice in *how* to say NO effectively. The objective of STARS is to help reduce teen pregnancy by reaching young teens before they become sexually active, teaching them to identify and resist pressures that lead to sexual involvement. The STARS model has been replicated on a statewide basis.

The purpose of the Community-based Abstinence Education Project Grant Program is to provide support to public and private entities for the development and implementation of abstinence

education programs for adolescents, ages 12 through 18, in communities across the country. This funding opportunity targets the planning and implementation of community-based, abstinence-only educational interventions designed to reduce the rate of births to teenagers, the proportion of adolescents who have engaged in sexual intercourse, and the proportion of teenagers who have engaged in risk behaviors, such as tobacco, alcohol, and drug use. Approximately \$1.5 million will be awarded to support planning grants and \$15.5 million will be awarded to support implementation grants. The County will request an implementation grant.

With the proposed grant funds, the Health Department will:

1. Enhance the current Multnomah County STARS program.
2. Provide statewide leadership and resources for improvements in Abstinence Education and the STARS Program in collaboration with Adult and Family Services, local school districts, businesses, community-based organizations and the STARS Foundation.
3. Implement Abstinence Education pilots in new areas such as parent involvement, follow-up with older kids, and serving special populations.
4. Develop bilingual outreach materials.
5. Build local capacity to expand and sustain STARS.

III. Financial Impact

Multnomah County Health Department anticipates requesting approximately \$1,000,000 per year for three years. The project would begin on May 1, 2001 and continue through April 30, 2004. No new county funds are needed to support this project.

IV. Legal Issues

None.

V. Controversial Issues

Abstinence Education is well established in Multnomah County and the State. The additional grant funds would sustain and improve current efforts.

VI. Link to Current County Policies

This project is consistent with the county benchmarks related to teen pregnancy, teenager's sexually transmitted diseases, student alcohol and drug use, high school completion, and health communities.

VII. Citizen Participation

Citizen stakeholders will be participants on the Project Advisory Committee and the Teen Advisory Board.

VIII. Other Government Participation

The project will involve working with representatives from the Oregon Health Division, Adult and Family Services, local school districts as well as community-based organizations and businesses.

JAN 25 2001

MEETING DATE: JAN 18 2001
AGENDA NO: R-2 R-5
ESTIMATED START TIME: 9:35 9:55
LOCATION: Board Room 100

(Above Space for Board Clerk's Use ONLY)

AGENDA PLACEMENT FORM

SUBJECT: Ordinance conforming Multnomah County Code to amended Visitor Facilities Intergovernmental Agreement

BOARD BRIEFING: DATE REQUESTED: _____
REQUESTED BY: _____
AMOUNT OF TIME NEEDED: _____

REGULAR MEETING: DATE REQUESTED January 18, 2001
AMOUNT OF TIME NEEDED: 30 minutes

DEPARTMENT: Non-Departmental DIVISION: Chair's Office

CONTACT Jeff Cogen TELEPHONE #: (503) 988-5834
BLDG/ROOM #: 503/600

PERSON(S) MAKING PRESENTATION: Thomas Sponsler

ACTION REQUESTED:

☐ INFORMATIONAL ONLY ☐ POLICY DIRECTION ☒ APPROVAL ☐ OTHER

SUGGESTED AGENDA TITLE:

First reading of Ordinance Conforming Multnomah County Code to amended Visitor Facilities Intergovernmental Agreement

01/29/01 copies to JEFF COGEN &
Carol Kinoskita

SIGNATURES REQUIRED:

ELECTED OFFICIAL: Ceverly Stunt
(OR)
DEPARTMENT
MANAGER: _____

01 JAN 10 AM 10:59
MULTNOMAH COUNTY
OREGON
CLERK OF
COUNTY COMMISSIONERS

ALL ACCOMPANYING DOCUMENTS MUST HAVE REQUIRED SIGNATURES

Any Questions: Call the Board Clerk @ (503) 988-3277



Beverly Stein, Multnomah County Chair

Suite 600, Multnomah Building
501 S.E. Hawthorne Blvd.
Portland, Oregon 97214

Phone: (503) 988-3308
FAX: (503) 988-3093
Email: mult.chair@co.multnomah.or.us

SUPPLEMENTAL STAFF REPORT

TO: Board of County Commissioners

FROM: Jeff Cogen

DATE: January 10, 2001

RE: Ordinance conforming Multnomah County Code to amended Visitor Facilities intergovernmental agreement.

1. Recommendation/Action Requested:

Approve ordinance amending MCC sections 11.300 and 11.304 (Motor Vehicle Rental Tax) and MCC sections 11.400 and 11.401 (Transient Lodging Tax) to conform to approved Visitor Facilities IGA amendments.

2. Background/Analysis:

On February 17, 2000 the Board of County Commissioners approved the Visitor Facilities Intergovernmental Agreement with the City of Portland and Metro, as well as related changes to the Multnomah County Code. The Visitor Facilities IGA provided funding for the expansion of the Oregon Convention Center, the renovation of Civic Stadium (now called PGE Park), expansion of "fareless square" to the Lloyd district and capital improvements for the Portland Center for Performing Arts.

Funds for the projects were obtained by increasing Multnomah County's Hotel/Motel tax from 9% to 11.5% and by increasing the County's Motor Vehicle Rental Tax from 10% to 12.5%. The increased tax revenues will be

used to repay bonded indebtedness issued by the City of Portland. Additionally, Metro and the Portland Development Commission will each contribute \$5 million to the project.

The cost of the convention center and civic stadium projects has increased from original estimates (civic stadium from \$33 million to \$35 million, convention center from \$106 million to \$116 million). The cost increases are due to a variety of factors including additional underground parking for the convention center and delays in construction due to a statewide ballot measure that, if passed, would have subjected the project to a vote before proceeding. Additionally, the parties have agreed to Metro's request that at year 7 of the agreement it be allowed to revisit the formula for the support services it charges to MERC, and that funds (beginning at \$250,000 annually) be given to Metro for marketing the expanded convention center.

The amended Visitor Facilities IGA incorporates these changes and is expected to be approved by the Board on January 18, 2001. Metro and Portland approved the amended IGA on December 14 and 27, 2000, respectively. The proposed amendments to the County Code conform the Code to the changes.

3. Financial Impact:

There is no financial impact to the County from the changes to the Visitor Facilities IGA or the corresponding changes to the County Code. The County will continue to collect and pass through tax monies to its partners for which it will receive a small processing fee. Current projections show the bonds should be repaid within the time contemplated in the IGA.

4. Legal Issues:

There is a legal commitment by the County to impose, collect and dedicate taxes until 2026, or until the bonds identified in the IGA are retired.

5. Controversial Issues:

Some parties may object to the fact that this entire transaction occurred after voters rejected a similar plan.

6. Link to Current County Policies:

Continues the policy of working with other government agencies and private organizations to help improve the regions economic vitality and the community's livability.

7. Citizen Participation:

The Visitor Facilities IGA was put together with participation from private citizens involved in the lodging, car rental and visitor industries.

8. Other Government Participation:

In addition to the City of Portland and Metro, the Visitor Facilities IGA involved many meetings with, and the active participation of, representatives of the Tri-Met, the Oregon Convention Center, the Portland Center for the Performing Arts, and the cities of Gresham and Troutdale.

BEFORE THE BOARD OF COUNTY COMMISSIONERS

FOR MULTNOMAH COUNTY, OREGON

ORDINANCE NO. _____

Conforming Amendments MCC §§11.300, 11.304, 11.400 And 11.401 Relating To Visitor Facilities and Declaring an Emergency.

(~~Stricken~~ language is deleted; double- underlined language is new.)

Multnomah County ordains as follows:

Section 1. MCC § 11.300- is amended to read as follows

§ 11.300- Definitions.

For the purpose of this subchapter, the following definitions apply unless the context requires a different meaning.

CAR SHARING ORGANIZATION. A profit or non-profit organization with membership requirements that provides the use of motor vehicles exclusively to its members for a fee.

COMMERCIAL ESTABLISHMENT. Any person or other entity, any part of whose business consists of providing the use of motor vehicles for a rental fee.

DIRECTOR. The Finance Director of the county.

DOING BUSINESS IN THE COUNTY. Any of the following conduct by a commercial establishment whose business address is within or outside the county:

- (1) Delivery of a rented vehicle to a location within the county for use by a person within the county; or
- (2) Presenting for execution within the county by any person a car rental agreement.

EXEMPTION AREA. Multnomah, Washington and Clackamas Counties.

MOTOR VEHICLE. Without limitation, automobiles, trucks having a manufacturer's gross vehicle weight not exceeding 24,000 pounds, motor homes, motorcycles, pickup campers and any motorized passenger vehicles designed to carry fewer than ten persons, which are capable of being used on the highways of the state.

~~_____ ***PARITY OBLIGATIONS.*** County bonds or obligations up to \$8,500,000 in aggregate principal amount that pledge motor vehicle rental tax on a parity with the Regional Children's Campus Bonds, and any bonds or obligations issued to the refund Regional Children's Campus Bonds.~~

REGIONAL CHILDREN'S CAMPUS (RCC) BONDS AND PARITY OBLIGATIONS. (a)
County Revenue Bonds, Series 1998 (Regional Children's Campus, Inc.) that are dated October 1, 1998, (b)

Motor Vehicle Rental Tax Revenue Bonds, Series 2000A and 2000B dated November 1, 2000, (c) any obligations issued to refund obligations described in clause (a) or (b) of this definition.

RENTAL FEE. The gross fee and charges, whatever the basis of their calculation, paid to a commercial establishment by any person for the rental of a motor vehicle.

RENTAL or **RENTING.** Obtaining in the county the use of a motor vehicle from a commercial establishment in the county for a rental fee, and includes all services, supplies and commodities furnished by the commercial establishment in connection with providing the use of the vehicle, but does not include leasing or other transactions where title of a motor vehicle is permanently or temporarily transferred from the commercial establishment to any other person or entity.

YEAR ONE. Fiscal Year 2000-2001.

Section 2. MCC § 11.304 is amended to read as follows

§ 11.304 Use Of Taxes.

(A) The 10% base taxes collected under this subchapter are general fund revenues of the county, except that the portion of taxes attributable to gasoline sales are subject to the limitations on use prescribed by the constitution and laws of the state.

(B) The base taxes, and to the extent necessary also surcharge taxes, will be used by the County to pay any debt service on the RCC Bonds and ~~any~~ Parity Obligations. All 2.5% surcharge taxes collected under this subchapter not needed for that purpose will be deposited in the Visitors Facilities Trust Account (VFTA) created by 11.401(E) and allocated as provided by 11.401(E)(4). The Board is authorized under Home Rule authority to enter an intergovernmental agreement with the City of Portland to pledge the County to maintain this surcharge to pay the bonds and other obligations identified in 11.401(E). Such pledge is binding under ORS 288.594 from April 1, 2000 as long as the 11.401(E) bonds are outstanding.

Section 3. MCC § 11.400- is amended to read as follows

§ 11.400- Definitions.

For the purpose of this subchapter, the following definitions apply unless the context requires a different meaning.

ACCRUAL ACCOUNTING. An accounting method where the operator enters the rent due from a transient on the records when the rent is earned, whether or not it is paid.

ADMINISTRATIVE FEE. The County Trust Account Fee that is the Indirect Flow-Through Rate that is published annually in the County Indirect Cost Rates and Countywide Cost Allocation Plan and charged to internal accounts.

BONDS. Collectively, the Convention Center Completion Bonds, the Civic Stadium Bonds and the Portland Center for Performing Arts (PCPA) Bonds.

CASH ACCOUNTING. An accounting method where the operator does not enter the rent due from a transient on the records until rent is paid.

CIVIC STADIUM BONDS. Bonds or other obligations issued by the City of Portland (City) to fund Civic Stadium improvements in an amount not to exceed ~~\$33,000,000~~ \$35,000,000 and any bonds issued to refund those bonds.

CONVENTION CENTER COMPLETION BONDS. Bonds or other obligations issued by the City to fund the Convention Center Completion Project in an amount not to exceed \$100,000,000 and any bonds issued to refund those bonds.

CONVENTION CENTER COMPLETION PROJECT. The expansion of the Oregon Convention Center (OCC) facilities to include approximately ~~115,000~~ 105,000 square feet of exhibit space, a 35,000 square foot ballroom, a total of 40 meeting rooms, 35,000 square feet of lobby space, a ~~1,350~~ 825 space parking garage and 10 loading docks.

CPI. The annual average percent change in the Portland Salem OR-WA CPI-U as issued by the U.S. Department of Labor, Bureau of Labor Statistics for the most recent 12-month calendar year period, or a comparable measure of price change if this index is not available.

CULTURAL TOURISM. A program or programs to attract visitors to the Portland area to attend cultural and recreational events and exhibits.

FACILITIES. The Oregon Convention Center, the Portland Center for the Performing Arts, the Exposition Center, and neighborhood arts programs.

HOTEL. Any structure, or any portion of any structure that is occupied or intended or designed for transient occupancy for 30 days or less for dwelling, lodging, or sleeping purposes, and includes any hotel, inn, tourist home or house, motel, studio hotel, lodginghouse, rooming house, apartment house, public or private dormitory, fraternity, sorority, public or private club, and also includes space in mobile home or trailer parks, or similar structure or space if occupancy is for less than a 30-day period.

NEIGHBORHOOD ARTS. Arts programs aimed at increased community and educational exposure to arts and involvement in artistic endeavors to enhance the quality of life in the region thus increasing tourism and increasing support for cultural programs.

NET REVENUES. The collections (including delinquent interest and penalties) from the 2.5% surcharge transient lodging tax (MCC § 11.401(E)), the collections (including delinquent interest and penalties) from the 2.5% surcharge vehicle rental tax (MCC § 11.301(C)), and earnings on amounts in the Visitors Fund Trust Account, less the Administrative Fee. Net revenues does not include any amounts required to pay refunds of surcharge taxes, interest, or other charges required by state law, debt service on the Regional Children's Campus Bonds and Parity Obligations.

OCCUPANCY. The use or possession, or the right to use or possess for lodging or sleeping purposes any room or rooms in a hotel, or space in a mobile home or trailer park or portion thereof.

OPERATING EXPENSES. The total cost of all labor, benefits, overhead, maintenance, materials and services incurred by the operator or operators of the facilities in encouraging attendance, administering, and operating events held in the facilities and in obtaining events to be held there or as part of the neighborhood arts programs.

OPERATOR. The person who is proprietor of the hotel in any capacity. Where the operator performs functions through a managing agent of any type or character other than an employee, the managing agent will also be considered an operator for the purposes of this subchapter and will have the same duties and liabilities as the principal. Compliance with the provisions of this subchapter by either the principal or the managing agent is compliance by both.

PCPA BONDS. Bonds or other obligations issued by the City to fund capital improvements to the PCPA in an amount not to exceed \$2,100,000, and any bonds issued to refund those bonds.

RENT. The consideration charged, whether or not received by the operator, for the occupancy of space in a hotel, valued in money, goods, labor, credits, property or other consideration valued in money, without any deduction.

RENT PACKAGE PLAN. The consideration charged for both food and rent where a single rate is made for the total of both. The amount applicable to rent for determination of transient room tax under this subchapter is the same charge made for rent when not a part of a package plan.

TAX. Either the tax payable by the transient or the aggregate amount of taxes due from an operator during the period for which the operator is required to report collections.

TAX ADMINISTRATOR. The Finance Director of the county.

TRANSIENT. Any individual who exercises occupancy or is entitled to occupancy in a hotel for a period of 30 consecutive calendar days or less, counting portions of calendar days as full days. The day a transient checks out of the hotel will not be included in determining the 30-day period if the transient is not charged rent for that day by the operator. Any such individual occupying space in a hotel will be considered to be a transient until the period of 30 days has expired unless there is an agreement in writing between the operator and the occupant providing for a longer period of occupancy, or the tenancy actually extends more than 30 consecutive days. A person who pays for lodging on a monthly basis, irrespective of the number of days in any month, is not considered transient.

VISITORS FACILITIES TRUST ACCOUNT (VFTA). The excise tax account created by MCC § 11.401(E) to receive and disburse Net Revenues as provided in the Visitor Facilities Intergovernmental Agreement.

Section 4. MCC § 11.401 is amended to read as follows

§ 11.401 Tax Imposed.

(A) For the privilege of occupancy in any hotel in the county, each transient shall pay a tax of 11.5% of the rent charged by the operator. The tax constitutes a debt owed by the transient to the county that is extinguished only by payment by the operator to the county. The transient will pay the tax to the operator of the hotel at the time the rent is paid. The operator will record the tax when rent is collected if the operator keeps records on the cash accounting basis, and when earned if the operator keeps records on the accrual accounting basis. If rent is paid in installments, the transient will pay a proportionate share of the tax to the operator with each installment. In all cases the rent paid or charged for occupancy will exclude the sale of any goods, services and commodities, other than the furnishing of rooms, accommodations and space occupancy in mobile home parks or trailer parks. After deductions for administration costs and any refunds or credits authorized by this subchapter the proceeds of the tax will be allocated as provided for in subsections (A), (B), (C), (D) and (E) of this section.

(B) The base rate of the tax imposed by subsection (A) is equal to 5%. It will be allocated to the county general fund, and is available for general fund expenditures.

(C) A surcharge rate of the tax imposed by subsection (A) is equal to 1% and will be used exclusively for contracting with private organizations for the promotion, solicitation, procurement and service of county convention business and tourism.

(D) A surcharge rate of the tax imposed by subsection (A) is equal to 3% and will be allocated to the Excise Tax Fund.

(1) Before paying the tax imposed by subsection (D), as required by § 11.407, the operator may deduct an amount equal to 5% of that portion of the tax that is allocated to the Excise Tax Fund. This 5% may be retained by the operator as reimbursement for the operator's expenses in collecting the tax.

(2) The county will pay from the proceeds of the tax that is allocated to the Excise Tax Fund:

(a) To Metro, for the operation of the Oregon Convention Center, \$3,800,000 in fiscal year 1997-98 and, in each fiscal year thereafter, that amount plus annual percentage increases equal to the greater of the change in the CPI or the overall change in the proceeds of the tax. If the overall increase in the proceeds of the tax in any given year exceeds 7%, any additional funds beyond the 7% increase will be allocated as specified in subsection (e) of subsection (D). Metro may also utilize the proceeds to pay debt service on Bonds issued for the purpose of making capital improvements to the Oregon Convention Center.

(b) To the government entity responsible for the operation of the Portland Center for the Performing Arts, \$1,200,000 in fiscal year 1997-98 and, in each fiscal year thereafter, that amount plus annual percentage increases equal to the lesser of the change in the CPI or the overall change in the proceeds of the tax.

(c) To the government entity responsible for operating the Portland Center for the Performing Arts for a program or programs for cultural tourism, to be administered through a contract with the Portland Oregon Visitor's Association, and in collaboration with the Regional Arts and Culture Council, \$200,000 in fiscal year 1997-98 and, in each fiscal year thereafter, that amount plus annual percentage increases equal to the lesser of the change in the CPI or the overall change in the proceeds of the tax;

(d) To the Regional Arts and Culture Council, any remaining balance up to \$200,000 of the proceeds of the tax after the payments in subsections (a) through (c) are made, to be allocated as follows:

1. \$100,000 for neighborhood arts;
2. \$100,000 to broaden participation in and visitors to the region's cultural and artistic assets by residents of outlying areas of the greater Portland metropolitan region.

(e) To Metro for any remaining balance of the proceeds from the tax after the payments in subsections (a) through (e) are made will be allocated towards replacement, renewal,

expansion, and other capital needs of the facilities managed by Metro, on an as-needed basis to be determined by Metro.

(3) Earnings on proceeds allocated to the Excise Tax Fund will be credited to the Excise Tax Fund.

(4) The amounts specified in subsection (2) above are subject to review by the Board every five years.

(5) The tax imposed by subsection (D) is separate and independent of the tax imposed by subsection (C). Nothing in this subsection (D) modifies the 1% tax provided for by subsection (C).

(E) A surcharge rate of the tax imposed by subsection (A) is equal to 2.5% and will be allocated to the VFTA that is separate from the Excise Tax Fund. This 2.5% surcharge will terminate if the 2.5% motor vehicle rental tax surcharge imposed by § 11.301(C) is terminated before issuance of the Bonds.

(1) Before paying the tax imposed by subsection (E) as required by § 11.407, the operator may deduct an amount equal to 5% of the portion of the tax allocated to VFTA. This 5% may be retained by the operator as reimbursement for expenses for collecting the tax.

(2) The tax imposed by subsection (E) is separate and independent of the tax imposed by subsections (C) and (D). Nothing in this subsection modifies the taxes imposed by subsections (C) and (D).

(3) In addition to imposing a tax, this subsection (E) specifically authorizes the Board under Home Rule authority to enter into an intergovernmental agreement with the City, pledging the County to maintain the tax surcharge to pay the Bonds and other obligations of this subsection (E). Any pledge of tax revenues in such an intergovernmental agreement is binding under ORS 288.594 from April 1, 2000, and as long as the Bonds set out in subsection (E) are outstanding.

(4) Taxes imposed by subsection (E) will be allocated in the following order of priority:

(a) First, to the City in the amount required to pay debt service on the Convention Center Completion Bonds;

(b) Second, to the City in the amount required to pay debt service on the PCPA Bonds;

(c) Third, to the City in the amount, if any, required to pay the remaining debt service on Civic Stadium Bonds after application of Civic Stadium Revenues;

(d) Fourth, to Metro in the amount, if any, required to pay reasonable operating, capital repair and maintenance cost of the OCC in excess of revenues collected by the OCC and the tax received by Metro from subsection (D);

(e) Fifth, to Metro for Convention Center Marketing, \$250,000 in Year One, \$350,000 in the second year, increased for each fiscal year thereafter by the CPI.

(ef) ~~Fifth~~Sixth, to Tri-County Metropolitan Transportation District (Tri-Met), \$300,000 in the fiscal year 2000-01, increased each subsequent fiscal year by the CPI, for costs of extending the fareless square to the Lloyd Center Max station;

(fg) ~~Sixth~~Seventh, to the Visitor Development Fund (VDF), \$250,000 in the fiscal year 2000-01, \$500,000 in fiscal year 2001-02, increased each subsequent fiscal year by the CPI, to attract visitors to the county and City that maximize hotel occupancy and vehicle rentals;

(gh) ~~Seventh~~Eighth, to Metro for the operator of the PCPA, ~~\$250,000 in Year One, \$500,000 each fiscal year in the second year,~~ increased each year thereafter by the CPI, for costs of PCPA operations;

(a) ~~(hi)~~ Eighth~~Ninth~~, to Metro to pay OCC operating deficits in excess of \$8,840,000 that accumulate during the first six fiscal years (2000-01 through 2005-06) after the effective date of the tax imposed by subsection (E);

(i) ~~Ninth~~Tenth, to a revenue stabilization subaccount sufficient to pay subsection (a) through (hi) disbursements for at least one fiscal year, and that may be used to redeem or defease Convention Center Completion Bonds and PCPA Bonds.

(jk) ~~Tenth~~Eleventh, any subsection (E) taxes remaining after the (a) through (hi) payments including subaccounts may be spent according to budgets proposed by the Visitor Development Board.

Section 5. This ordinance, being necessary to conform the code to the Visitor Facilities Intergovernmental Agreement with the City of Portland and Metro approved by the Board on January 18, 2001, and for the health, safety, and general welfare of the people of Multnomah County, an emergency is declared and this ordinance shall take effect upon its execution by the County Chair, pursuant to section 5.50 of the Charter of Multnomah County.

FIRST READING:

January 18, 2001

SECOND READING AND ADOPTION:

January 25, 2001

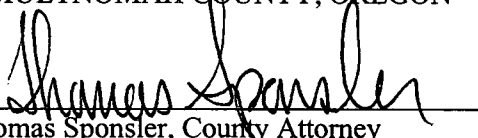
BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON

Beverly Stein, Chair

REVIEWED:

THOMAS SPONSLER, COUNTY ATTORNEY
FOR MULTNOMAH COUNTY, OREGON

By


Thomas Sponsler, County Attorney

BEFORE THE BOARD OF COUNTY COMMISSIONERS

FOR MULTNOMAH COUNTY, OREGON

ORDINANCE NO. 957

Conforming Amendments to Multnomah County Code Chapter Sections 11.300, 11.304, 11.400 and 11.401
Relating to Visitor Facilities, and Declaring an Emergency

(Stricken language is deleted; double- underlined language is new.)

Multnomah County ordains as follows:

Section 1. MCC § 11.300- is amended to read as follows

§ 11.300- Definitions.

For the purpose of this subchapter, the following definitions apply unless the context requires a different meaning.

CAR SHARING ORGANIZATION. A profit or non-profit organization with membership requirements that provides the use of motor vehicles exclusively to its members for a fee.

COMMERCIAL ESTABLISHMENT. Any person or other entity, any part of whose business consists of providing the use of motor vehicles for a rental fee.

DIRECTOR. The Finance Director of the county.

DOING BUSINESS IN THE COUNTY. Any of the following conduct by a commercial establishment whose business address is within or outside the county:

- (1) Delivery of a rented vehicle to a location within the county for use by a person within the county; or
- (2) Presenting for execution within the county by any person a car rental agreement.

EXEMPTION AREA. Multnomah, Washington and Clackamas Counties.

MOTOR VEHICLE. Without limitation, automobiles, trucks having a manufacturer's gross vehicle weight not exceeding 24,000 pounds, motor homes, motorcycles, pickup campers and any motorized passenger vehicles designed to carry fewer than ten persons, which are capable of being used on the highways of the state.

PARITY OBLIGATIONS. ~~County bonds or obligations up to \$8,500,000 in aggregate principal amount that pledge motor vehicle rental tax on a parity with the Regional Children's Campus Bonds, and any bonds or obligations issued to the refund Regional Children's Campus Bonds.~~

REGIONAL CHILDREN'S CAMPUS (RCC) BONDS AND PARITY OBLIGATIONS. (a) County Revenue Bonds, Series 1998 (Regional Children's Campus, Inc.) that are dated October 1, 1998, (b) Motor Vehicle Rental Tax Revenue Bonds, Series 2000A and 2000B dated November 1, 2000, (c) any obligations issued to refund obligations described in clause (a) or (b) of this definition.

RENTAL FEE. The gross fee and charges, whatever the basis of their calculation, paid to a commercial establishment by any person for the rental of a motor vehicle.

RENTAL or RENTING. Obtaining in the county the use of a motor vehicle from a commercial establishment in the county for a rental fee, and includes all services, supplies and commodities furnished by the commercial establishment in connection with providing the use of the vehicle, but does not include leasing or other transactions where title of a motor vehicle is permanently or temporarily transferred from the commercial establishment to any other person or entity.

YEAR ONE. Fiscal Year 2000-2001.

Section 2. MCC § 11.304 is amended to read as follows

§ 11.304 Use Of Taxes.

(A) The 10% base taxes collected under this subchapter are general fund revenues of the county, except that the portion of taxes attributable to gasoline sales are subject to the limitations on use prescribed by the constitution and laws of the state.

(B) The base taxes, and to the extent necessary also surcharge taxes, will be used by the County to pay any debt service on the RCC Bonds and any Parity Obligations. All 2.5% surcharge taxes collected under this subchapter not needed for that purpose will be deposited in the Visitors Facilities Trust Account (VFTA) created by 11.401(E) and allocated as provided by 11.401(E)(4). The Board is authorized under Home Rule authority to enter an intergovernmental agreement with the City of Portland to pledge the County to maintain this surcharge to pay the bonds and other obligations identified in 11.401(E). Such pledge is binding under ORS 288.594 from April 1, 2000 as long as the 11.401(E) bonds are outstanding.

Section 3. MCC § 11.400- is amended to read as follows

§ 11.400- Definitions.

For the purpose of this subchapter, the following definitions apply unless the context requires a different meaning.

ACCRUAL ACCOUNTING. An accounting method where the operator enters the rent due from a transient on the records when the rent is earned, whether or not it is paid.

ADMINISTRATIVE FEE. The County Trust Account Fee that is the Indirect Flow-Through Rate that is published annually in the County Indirect Cost Rates and Countywide Cost Allocation Plan and charged to internal accounts.

BONDS. Collectively, the Convention Center Completion Bonds, the Civic Stadium Bonds and the Portland Center for Performing Arts (PCPA) Bonds.

CASH ACCOUNTING. An accounting method where the operator does not enter the rent due from a transient on the records until rent is paid.

CIVIC STADIUM BONDS. Bonds or other obligations issued by the City of Portland (City) to fund Civic Stadium improvements in an amount not to exceed ~~\$33,000,000~~\$35,000,000 and any bonds issued to refund those bonds.

CONVENTION CENTER COMPLETION BONDS. Bonds or other obligations issued by the City to fund the Convention Center Completion Project in an amount not to exceed \$100,000,000 and any bonds issued to refund those bonds.

CONVENTION CENTER COMPLETION PROJECT. The expansion of the Oregon Convention Center (OCC) facilities to include approximately ~~115,000~~105,000 square feet of exhibit space, a 35,000 square foot ballroom, a total of 40 meeting rooms, 35,000 square feet of lobby space, a ~~1,350~~825 space parking garage and 10 loading docks.

CPI. The annual average percent change in the Portland Salem OR-WA CPI-U as issued by the U.S. Department of Labor, Bureau of Labor Statistics for the most recent 12-month calendar year period, or a comparable measure of price change if this index is not available.

CULTURAL TOURISM. A program or programs to attract visitors to the Portland area to attend cultural and recreational events and exhibits.

FACILITIES. The Oregon Convention Center, the Portland Center for the Performing Arts, the Exposition Center, and neighborhood arts programs.

HOTEL. Any structure, or any portion of any structure that is occupied or intended or designed for transient occupancy for 30 days or less for dwelling, lodging, or sleeping purposes, and includes any hotel, inn, tourist home or house, motel, studio hotel, lodginghouse, rooming house, apartment house, public or private dormitory, fraternity, sorority, public or private club, and also includes space in mobile home or trailer parks, or similar structure or space if occupancy is for less than a 30-day period.

NEIGHBORHOOD ARTS. Arts programs aimed at increased community and educational exposure to arts and involvement in artistic endeavors to enhance the quality of life in the region thus increasing tourism and increasing support for cultural programs.

NET REVENUES. The collections (including delinquent interest and penalties) from the 2.5% surcharge transient lodging tax (MCC § 11.401(E)), the collections (including delinquent interest and penalties) from the 2.5% surcharge vehicle rental tax (MCC § 11.301(C)), and earnings on amounts in the Visitors Fund Trust Account, less the Administrative Fee. Net revenues does not include any amounts required to pay refunds of surcharge taxes, interest, or other charges required by state law, debt service on the Regional Children's Campus Bonds and Parity Obligations.

OCCUPANCY. The use or possession, or the right to use or possess for lodging or sleeping purposes any room or rooms in a hotel, or space in a mobile home or trailer park or portion thereof.

OPERATING EXPENSES. The total cost of all labor, benefits, overhead, maintenance, materials and services incurred by the operator or operators of the facilities in encouraging attendance, administering, and operating events held in the facilities and in obtaining events to be held there or as part of the neighborhood arts programs.

OPERATOR. The person who is proprietor of the hotel in any capacity. Where the operator performs functions through a managing agent of any type or character other than an employee, the managing agent will also be considered an operator for the purposes of this subchapter and will have the

same duties and liabilities as the principal. Compliance with the provisions of this subchapter by either the principal or the managing agent is compliance by both.

PCPA BONDS. Bonds or other obligations issued by the City to fund capital improvements to the PCPA in an amount not to exceed \$2,100,000, and any bonds issued to refund those bonds.

RENT. The consideration charged, whether or not received by the operator, for the occupancy of space in a hotel, valued in money, goods, labor, credits, property or other consideration valued in money, without any deduction.

RENT PACKAGE PLAN. The consideration charged for both food and rent where a single rate is made for the total of both. The amount applicable to rent for determination of transient room tax under this subchapter is the same charge made for rent when not a part of a package plan.

TAX. Either the tax payable by the transient or the aggregate amount of taxes due from an operator during the period for which the operator is required to report collections.

TAX ADMINISTRATOR. The Finance Director of the county.

TRANSIENT. Any individual who exercises occupancy or is entitled to occupancy in a hotel for a period of 30 consecutive calendar days or less, counting portions of calendar days as full days. The day a transient checks out of the hotel will not be included in determining the 30-day period if the transient is not charged rent for that day by the operator. Any such individual occupying space in a hotel will be considered to be a transient until the period of 30 days has expired unless there is an agreement in writing between the operator and the occupant providing for a longer period of occupancy, or the tenancy actually extends more than 30 consecutive days. A person who pays for lodging on a monthly basis, irrespective of the number of days in any month, is not considered transient.

VISITORS FACILITIES TRUST ACCOUNT (VFTA). The excise tax account created by MCC § 11.401(E) to receive and disburse Net Revenues as provided in the Visitor Facilities Intergovernmental Agreement.

Section 4. MCC § 11.401 is amended to read as follows

§ 11.401 Tax Imposed.

(A) For the privilege of occupancy in any hotel in the county, each transient shall pay a tax of 11.5% of the rent charged by the operator. The tax constitutes a debt owed by the transient to the county that is extinguished only by payment by the operator to the county. The transient will pay the tax to the operator of the hotel at the time the rent is paid. The operator will record the tax when rent is collected if the operator keeps records on the cash accounting basis, and when earned if the operator keeps records on the accrual accounting basis. If rent is paid in installments, the transient will pay a proportionate share of the tax to the operator with each installment. In all cases the rent paid or charged for occupancy will exclude the sale of any goods, services and commodities, other than the furnishing of rooms, accommodations and space occupancy in mobile home parks or trailer parks. After deductions for administration costs and any refunds or credits authorized by this subchapter the proceeds of the tax will be allocated as provided for in subsections (A), (B), (C), (D) and (E) of this section.

(B) The base rate of the tax imposed by subsection (A) is equal to 5%. It will be allocated to the county general fund, and is available for general fund expenditures.

(C) A surcharge rate of the tax imposed by subsection (A) is equal to 1% and will be used exclusively for contracting with private organizations for the promotion, solicitation, procurement and service of county convention business and tourism.

(D) A surcharge rate of the tax imposed by subsection (A) is equal to 3% and will be allocated to the Excise Tax Fund.

(1) Before paying the tax imposed by subsection (D), as required by § 11.407, the operator may deduct an amount equal to 5% of that portion of the tax that is allocated to the Excise Tax Fund. This 5% may be retained by the operator as reimbursement for the operator's expenses in collecting the tax.

(2) The county will pay from the proceeds of the tax that is allocated to the Excise Tax Fund:

(a) To Metro, for the operation of the Oregon Convention Center, \$3,800,000 in fiscal year 1997-98 and, in each fiscal year thereafter, that amount plus annual percentage increases equal to the greater of the change in the CPI or the overall change in the proceeds of the tax. If the overall increase in the proceeds of the tax in any given year exceeds 7%, any additional funds beyond the 7% increase will be allocated as specified in subsection (e) of subsection (D). Metro may also utilize the proceeds to pay debt service on Bonds issued for the purpose of making capital improvements to the Oregon Convention Center.

(b) To the government entity responsible for the operation of the Portland Center for the Performing Arts, \$1,200,000 in fiscal year 1997-98 and, in each fiscal year thereafter, that amount plus annual percentage increases equal to the lesser of the change in the CPI or the overall change in the proceeds of the tax.

(c) To the government entity responsible for operating the Portland Center for the Performing Arts for a program or programs for cultural tourism, to be administered through a contract with the Portland Oregon Visitor's Association, and in collaboration with the Regional Arts and Culture Council, \$200,000 in fiscal year 1997-98 and, in each fiscal year thereafter, that amount plus annual percentage increases equal to the lesser of the change in the CPI or the overall change in the proceeds of the tax;

(d) To the Regional Arts and Culture Council, any remaining balance up to \$200,000 of the proceeds of the tax after the payments in subsections (a) through (c) are made, to be allocated as follows:

1. \$100,000 for neighborhood arts;
2. \$100,000 to broaden participation in and visitors to the region's cultural and artistic assets by residents of outlying areas of the greater Portland metropolitan region.

(e) To Metro for any remaining balance of the proceeds from the tax after the payments in subsections (a) through (e) are made will be allocated towards replacement, renewal, expansion, and other capital needs of the facilities managed by Metro, on an as-needed basis to be determined by Metro.

(3) Earnings on proceeds allocated to the Excise Tax Fund will be credited to the Excise Tax Fund.

(4) The amounts specified in subsection (2) above are subject to review by the Board every five years.

(5) The tax imposed by subsection (D) is separate and independent of the tax imposed by subsection (C). Nothing in this subsection (D) modifies the 1% tax provided for by subsection (C).

(E) A surcharge rate of the tax imposed by subsection (A) is equal to 2.5% and will be allocated to the VFTA that is separate from the Excise Tax Fund. This 2.5% surcharge will terminate if the 2.5% motor vehicle rental tax surcharge imposed by § 11.301(C) is terminated before issuance of the Bonds.

(1) Before paying the tax imposed by subsection (E) as required by § 11.407, the operator may deduct an amount equal to 5% of the portion of the tax allocated to VFTA. This 5% may be retained by the operator as reimbursement for expenses for collecting the tax.

(2) The tax imposed by subsection (E) is separate and independent of the tax imposed by subsections (C) and (D). Nothing in this subsection modifies the taxes imposed by subsections (C) and (D).

(3) In addition to imposing a tax, this subsection (E) specifically authorizes the Board under Home Rule authority to enter into an intergovernmental agreement with the City, pledging the County to maintain the tax surcharge to pay the Bonds and other obligations of this subsection (E). Any pledge of tax revenues in such an intergovernmental agreement is binding under ORS 288.594 from April 1, 2000, and as long as the Bonds set out in subsection (E) are outstanding.

(4) Taxes imposed by subsection (E) will be allocated in the following order of priority:

(a) First, to the City in the amount required to pay debt service on the Convention Center Completion Bonds;

(b) Second, to the City in the amount required to pay debt service on the PCPA Bonds;

(c) Third, to the City in the amount, if any, required to pay the remaining debt service on Civic Stadium Bonds after application of Civic Stadium Revenues;

(d) Fourth, to Metro in the amount, if any, required to pay reasonable operating, capital repair and maintenance cost of the OCC in excess of revenues collected by the OCC and the tax received by Metro from subsection (D);

(e) Fifth, to Metro for Convention Center Marketing, \$250,000 in Year One, \$350,000 in the second year, increased for each fiscal year thereafter by the CPI.

(ef) ~~Fifth~~Sixth, to Tri-County Metropolitan Transportation District (Tri-Met), \$300,000 in the fiscal year 2000-01, increased each subsequent fiscal year by the CPI, for costs of extending the fareless square to the Lloyd Center Max station;

(fg) ~~Sixth~~Seventh, to the Visitor Development Fund (VDF), \$250,000 in the fiscal year 2000-01, \$500,000 in fiscal year 2001-02, increased each subsequent fiscal year by the CPI, to attract visitors to the county and City that maximize hotel occupancy and vehicle rentals;

(gh) ~~Seventh~~Eighth, to Metro for the operator of the PCPA, \$250,000 in Year One, \$500,000 each fiscal year in the second year, increased each year thereafter by the CPI, for costs of PCPA operations;

(a) (hi) ~~Eighth~~Ninth, to Metro to pay OCC operating deficits in excess of \$8,840,000 that accumulate during the first six fiscal years (2000-01 through 2005-06) after the effective date of the tax imposed by subsection (E);

(ij) ~~Ninth~~Tenth, to a revenue stabilization subaccount sufficient to pay subsection (a) through (hi) disbursements ~~for at least one fiscal year~~, and that may be used to redeem or defease Convention Center Completion Bonds and PCPA Bonds.

(jk) ~~Tenth~~Eleventh, any subsection (E) taxes remaining after the (a) through (hi) payments including subaccounts may be spent according to budgets proposed by the Visitor Development Board.

Section 5. This ordinance, being necessary to conform the code to the Visitor Facilities Intergovernmental Agreement with the City of Portland and Metro approved by the Board on January 18, 2001, and for the health, safety, and general welfare of the people of Multnomah County, an emergency is declared and this ordinance shall take effect upon its execution by the County Chair, pursuant to section 5.50 of the Charter of Multnomah County.

FIRST READING:

January 18, 2001

SECOND READING AND ADOPTION:

January 25, 2001



BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON

Beverly Stein, Chair

REVIEWED:

THOMAS SPONSER, COUNTY ATTORNEY
FOR MULTNOMAH COUNTY, OREGON

By Thomas Sponsler
Thomas Sponsler, County Attorney

NW
NORTHWEST
OREGON
LABOR COUNCIL

#1

JUDY O'CONNOR
Executive Secretary-Treasurer

(503) 235-9444

1125 S.E. MADISON, SUITE 103-A
PORTLAND, OREGON 97214



#4

SPEAKER SIGN UP CARDS

DATE 1-25-01 ^{Oregon} AFU-UO

NAME Steve Lanning

ADDRESS 655 Welcome Way SE
Salem Oregon 97302

PHONE 503-399-8289

SPEAKING ON AGENDA ITEM NUMBER OR
TOPIC Support for Collective

GIVE TO BOARD CLERK Bargaining

#5

SPEAKER SIGN UP CARDS

DATE 1/25/01

NAME Margaret Butler

ADDRESS 824 NE 70th

PHONE

256-6738

SPEAKING ON AGENDA ITEM NUMBER OR
TOPIC Right to Organize

GIVE TO BOARD CLERK

#6

SPEAKER SIGN UP CARDS

DATE 1-25-2001

NAME Joe Rastatter

ADDRESS 2006 N.E. 50th

Portland 97213

PHONE 503-281-2538

SPEAKING ON AGENDA ITEM NUMBER OR
TOPIC Workers Rights to Organize +

GIVE TO BOARD CLERK Collectively

Bargain

#7

SPEAKER SIGN UP CARDS

DATE 1-25-01

NAME JOEL VALERA

ADDRESS 18314 NW WALKER RD
APT. E

PHONE 503-645-8217

SPEAKING ON AGENDA ITEM NUMBER OR
TOPIC R-6

GIVE TO BOARD CLERK

MEETING DATE: JAN 25 2001
AGENDA NO: R-6
ESTIMATED START TIME: 10:00
LOCATION: Boardroom 100

(Above Space for Board Clerk's Use ONLY)

AGENDA PLACEMENT FORM

SUBJECT: Support for Organizing and Collective Bargaining

BOARD BRIEFING:

DATE REQUESTED: _____

REQUESTED BY: _____

AMOUNT OF TIME NEEDED: _____

REGULAR MEETING:

DATE REQUESTED

January 25, 2001

AMOUNT OF TIME NEEDED: 30 minutes

DEPARTMENT: Non-Departmental

DIVISION: _____

Chair's Office

CONTACT Rhys Scholes

TELEPHONE #: _____

(503) 988-3928

BLDG/ROOM #: _____

503/600

PERSON(S) MAKING PRESENTATION: _____

Judy O'Connor

ACTION REQUESTED:

☐ INFORMATIONAL ONLY ☐ POLICY DIRECTION ☒ APPROVAL ☐ OTHER

SUGGESTED AGENDA TITLE:

Support for Labor Organizing and Collective Bargaining

01/25/01 copies to Rhys Scholes

SIGNATURES REQUIRED:

ELECTED OFFICIAL: _____

(OR)

DEPARTMENT

MANAGER: _____

Peverly Stein

BOARD OF
COUNTY COMMISSIONERS
01 JAN 16 PM 5:07
MULTNOMAH COUNTY
OREGON

ALL ACCOMPANYING DOCUMENTS MUST HAVE REQUIRED SIGNATURES

Any Questions: Call the Board Clerk @ (503) 988-3277



Beverly Stein, Multnomah County Chair

Suite 600, Multnomah Building
501 S.E. Hawthorne Blvd.
Portland, Oregon 97214

Phone: (503) 988-3308
FAX: (503) 988-3093
Email: mult.chair@co.multnomah.or.us

SUPPLEMENTAL STAFF REPORT

TO: Board of County Commissioners
FROM: Rhys Scholes
DATE: January 17, 2001
RE: Resolution supporting Organizing and Collective Bargaining

1. Recommendation/Action Requested:

Approve resolution supporting organizing and collective bargaining by labor unions.

2. Background/Analysis:

Multnomah County has enjoyed a long and productive relationship with organized labor both within collective bargaining relationships and in other partnerships for community improvement

3. Financial Impact:

None.

4. Legal Issues:

None.

5. Controversial Issues:

While some specific labor organizing efforts have been highly controversial, the underlying values expressed in this resolution are broadly supported.

6. Link to Current County Policies:

As noted in the resolution there is a direct connection with the County's goals of reducing poverty and increasing access to health services.

7. Citizen Participation:

The request for this resolution came from the Northwest Oregon Labor Council whose member organizations represent thousands of Multnomah County citizens.

8. Other Government Participation:

Lane County has adopted a similar resolution and other jurisdictions will be considering such resolutions in the future.

BEFORE THE BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON

RESOLUTION NO. _____

Support for Organizing and Collective Bargaining

The Multnomah County Board of Commissioners Finds:

- A. Employees' rights to form or join a union should continue to be protected by Federal and Oregon state laws.
- B. The State of Oregon's number one benchmark is quality jobs for all Oregonians.
- C. Unionized employees generally earn more than their non-represented counter-parts thus supporting the County's goal of reducing poverty.
- D. Unionized employees are more likely to receive comprehensive health insurance benefits thus supporting the County's goal of increasing access to health services.
- E. Unions provide employees with a voice on the job and can encourage job innovation, productivity growth and improved morale as demonstrated by the labor management cooperation for quality improvement within Multnomah County government.
- F. Unions have contributed to the growth of democracy, the well-being of America's working families and our communities generally.

The Multnomah County Board of Commissioners Resolves:

- 1. We support the efforts of working people in our community who seek to unionize to better their conditions of employment.
- 2. We call on all employers within our community to provide their employees the opportunity to freely choose whether or not to unionize.
- 3. We call on all employers to clearly communicate to their employees that they are neutral on their employees' choice, and will deal fairly with any union that employees may select.

4. We call on all employers to abide by their employees' decision and to bargain in good faith when a majority has, through appropriate processes, indicated their desire to be represented by a union.

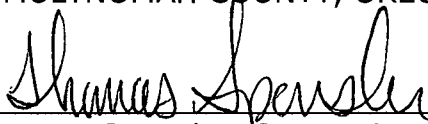
ADOPTED this 25th day of January, 2001.

BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON

Beverly Stein, Chair

REVIEWED:

THOMAS SPONSER, COUNTY ATTORNEY
FOR MULTNOMAH COUNTY, OREGON

By 
Thomas Sponsler, County Attorney

Former Precision Castparts worker gets \$100k to leave

By DON McINTOSH
Staff Reporter

Pat Maloney expects to pay more in taxes this year than ever before, but he doesn't mind. "The government really did serve me like it should," he said.

In November, Maloney received \$100,000 minus taxes from Portland-based Precision Castparts, in a settlement arranged by the National Labor Relations Board (NLRB).

In 1995 and 1996, Maloney was an active participant in two unsuccessful campaigns by the United Steelworkers of America to unionize Precision Castparts Corp., now called PCC Structural, Inc.

Then, on April 10, 1997, he was fired. The company claimed it canned him for harassing a wheelchair-bound co-worker. The NLRB found no merit to that claim, and agreed with Maloney and the union that he'd been illegally terminated in retaliation for his persistent support of the union.

Today, Maloney works at Boeing in Greasham and serves on the Executive Board of Machinists Lodge 63 and as a delegate to the Northwest Oregon Labor Council.

At the time he was fired, Maloney had worked for Precision more than 16 years, analyzing X-ray photographs of aerospace parts to make sure they had no flaws.

He had opposed an earlier union drive at the company in the 1970s. But when the union again tried to organize the company's 1,800 workers in 1995, Maloney knew which side he was on. He wore "Union Yes" buttons and hats, and pasted a giant Steelworkers sticker on his car. He distributed leaflets outside the plant and



PAT MALONEY

in the lunch room during breaks, and posted leaflets on employee bulletin boards.

When the election was held in July 1995, the union lost by a margin smaller than the number of challenged ballots. Rather than wait years for the government to resolve challenged ballots, the union started a new organizing campaign. In three weeks time, Maloney recalls, a majority of 1,175 employees signed cards authorizing the union, and the Steelworkers filed for a new election, which was held in October 1996.

The union lost after an aggressive anti-union campaign by the company. Unfair la-

bor practice charges were filed by the union and the NLRB agreed that numerous violations of U.S. labor laws had been committed.

"There's no question in my mind that the illegal activity by the employer poisoned the results of the election," Maloney said. "There are very few people that have any doubt about that."

After a hearing in June 1998, a federal judge agreed with NLRB investigators that:

- Managers had watched union supporters at their work stations and followed them throughout the plant as they went to lunch, breaks — even to the restroom — listening to their conversations and interrupting them to ask if they were talking about the union.

- The company issued a series of rules prohibiting employees from discussing the union or posting or distributing literature, but enforced them only against pro-union employees. Union supporters were restricted to their work stations, while anti-union employees were allowed to roam freely to distribute anti-union literature and talk to employees.

- Anti-union workers used company copiers and distributed anti-union petitions on company time. The company held mandatory meetings at which employees were ordered not to sign union cards. The company promised employees a wage increase and improvements to their pension plan if they rejected the union, and threatened to close the plant and relocate to Richland, Wash., if they did choose the union.

- Managers told employees that if they voted to unionize, that they would never get

a contract because the company would never bargain with the Steelworkers.

- They threatened union supporters with loss of promotion, discipline and termination if they continued to support the union. They even threatened employees with adverse consequences if they associated with Maloney.

- On Martin Luther King Jr.'s birthday, in January 1997, the company held anti-union rallies outside the Portland and Seattle offices of the National Labor Relations Board, attended by employees who were bused, clothed, fed, entertained, and paid eight hours regular time and four hours overtime for their attendance.

All of this was blatantly illegal, but the company faced almost no consequences for its lawbreaking. To settle the case with the NLRB, the company was ordered to post notices on the shop floor reporting the NLRB's findings. The board ordered back pay to one suspended employee, and \$100 each to 1,200 employees who didn't agree to go to the MLK Day anti-union rallies. The NLRB also ordered Precision to reinstate and pay backpay to Maloney.

That last order it resisted. The company appealed to the NLRB in Washington, D.C., which upheld the judge's order. With only one avenue of appeal left, to a federal court of appeals, the company negotiated with Maloney a payment of \$100,000 — on condition that he waive his right to reinstatement.

"It's like getting a \$5 speeding ticket for murder," Maloney said. "They broke every law in the book and they got away with it."

BEFORE THE BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON

RESOLUTION NO. 01-010

Support for Organizing and Collective Bargaining

The Multnomah County Board of Commissioners Finds:

- a) Employees' rights to form or join a union should continue to be protected by Federal and Oregon state laws.
- b) The State of Oregon's number one benchmark is quality jobs for all Oregonians.
- c) Unionized employees generally earn more than their non-represented counter-parts thus supporting the County's goal of reducing poverty.
- d) Unionized employees are more likely to receive comprehensive health insurance benefits thus supporting the County's goal of increasing access to health services.
- e) Unions provide employees with a voice on the job and can encourage job innovation, productivity growth and improved morale as demonstrated by the labor management cooperation for quality improvement within Multnomah County government.
- f) Unions have contributed to the growth of democracy, the well-being of America's working families and our communities generally.

The Multnomah County Board of Commissioners Resolves:

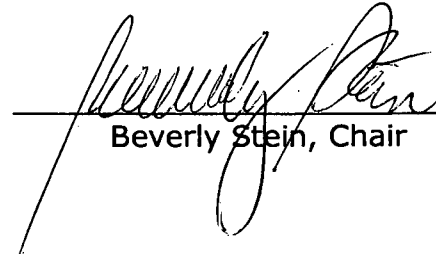
- 1) We support the efforts of working people in our community who seek to unionize to better their conditions of employment.
- 2) We call on all employers within our community to provide their employees the opportunity to freely choose whether or not to unionize.
- 3) We call on all employers to clearly communicate to their employees that they are neutral on their employees' choice, and will deal fairly with any union that employees may select.

- 4) We call on all employers to abide by their employees' decision and to bargain in good faith when a majority has, through appropriate processes, indicated their desire to be represented by a union.

ADOPTED this 25th day of January, 2001.



BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON


Beverly Stein, Chair

REVIEWED:

THOMAS SPONSER, COUNTY ATTORNEY
FOR MULTNOMAH COUNTY, OREGON

By 
Thomas Sponsler, County Attorney

MEETING DATE: January 25, 2001
AGENDA NO: R-7
ESTIMATED START TIME: 10:30 AM
LOCATION: Boardroom 100

(Above Space for Board Clerk's Use ONLY)

AGENDA PLACEMENT FORM

SUBJECT: Review and Approval of Regional Investment Plan

BOARD BRIEFING: DATE REQUESTED: _____
REQUESTED BY: _____
AMOUNT OF TIME NEEDED: _____

REGULAR MEETING: DATE REQUESTED: January 25, 2001
AMOUNT OF TIME NEEDED: 30 minutes

DEPARTMENT: Non-Departmental DIVISION: Chair's Office

CONTACT: Jeff Cogen TELEPHONE #: (503) 988-5834
BLDG/ROOM #: 503/600

PERSON(S) MAKING PRESENTATION: Ethan Seltzer

ACTION REQUESTED:

☐ INFORMATIONAL ONLY ☐ POLICY DIRECTION ☒ APPROVAL ☐ OTHER

SUGGESTED AGENDA TITLE:

Resolution Approving the Multnomah and Washington County Regional Investment Plan

01/26/01 copies to John Provo, BCC, Jeff Cogen &
STEVE PEARSON

SIGNATURES REQUIRED:

ELECTED OFFICIAL: _____

(OR)
DEPARTMENT
MANAGER: _____

Beverly Stein

BOARD OF
COUNTY COMMISSIONERS
MULTNOMAH COUNTY
OREGON
01 JAN 19 AM 8:48

ALL ACCOMPANYING DOCUMENTS MUST HAVE REQUIRED SIGNATURES

Any Questions: Call the Board Clerk @ (503) 988-3277



Beverly Stein, Multnomah County Chair

Suite 600, Multnomah Building
501 S.E. Hawthorne Blvd.
Portland, Oregon 97214

Phone: (503) 988-3308
FAX: (503) 988-3093
Email: mult.chair@co.multnomah.or.us

SUPPLEMENTAL STAFF REPORT

TO: Board of County Commissioners

FROM: Jeff Cogen

DATE: January 17, 2001

RE: Resolution approving Regional Investment Plan

1. Recommendation/Action Requested:

Adopt resolution approving Regional Investment Plan.

2. Background/Analysis:

Oregon created the Rural Investment and Regional Investment Program to promote economic growth throughout the state. For the purposes of the program, the state was divided into 18 "regions", each consisting of two counties. The Multnomah-Washington County Regional Investment Board was created to implement the program locally. Today the Board of County Commissioners is being asked to approve the Regional Investment Plan created by the Multnomah-Washington County Regional Investment Board.

This year the Multnomah-Washington County Regional Investment Board has approximately \$1.5 million available for regional investments and an additional \$220,000 set aside for rural areas outside the urban growth boundaries in the two counties. The Regional Investment Plan sets the goals and priorities for the use of these funds.

The Regional Investment Plan seeks to "sustain the ongoing evolution of our regional economy by acting to increase the capacity of people to

participate and benefit from our economic growth, catalyzing efforts to ensure that all communities are great places to live and do business, and fostering vital, innovative industry clusters.”

The plan creates a strategic framework for accomplishing these goals by focusing on three key elements: people, places and industry clusters. For each element the plan identifies a primary strategy and several secondary strategies. The primary strategy for increasing the capacity of people to benefit from economic growth is to focus on efforts to improve workers' skills. The primary strategy for places is to focus on meeting the needs of distressed communities. The strategy for supporting key industry clusters is to focus on fostering vital, innovative industry clusters, including: high technology, creative services, metals, machinery and transportation equipment, nursery products, specialty foods/craft beverages and lumber and wood products.

The plan establishes 3 criteria for funding projects: the extent to which the proposed project responds to one of the above primary strategies and links with others, the extent to which the project leverages additional funding from other sources, and the extent to which the project shows partnerships with other organizations.

The Boards of County Commissioners in both Multnomah and Washington Counties must both approve the plan for it to go into effect. The Washington County Board of Commissioners will consider the plan on January 23, 2001.

3. Financial Impact:

Approving the Regional Investment Plan will make the Regional Investment Board's \$1.72 million available to projects in the two county area. Approval of the plan creates no financial obligations for Multnomah County.

4. Legal Issues:

None.

5. Controversial Issues:

None.

6. Link to Current County Policies:

The Regional Investment Plan supports the County's benchmark of reducing poverty. It is also supportive of the County's workforce development and sustainability goals.

7. Citizen Participation:

The Regional Investment Board is composed of private citizens from Washington and Multnomah Counties. Public hearings have been held in both counties to solicit feedback and help develop the plan.

8. Other Government Participation:

Both Washington and Multnomah counties must approve the plan. The plan is the result of programs developed in the state government.

December 13, 2000

To: Interested Parties

From: Multnomah-Washington Regional Investment Board

Re: Draft Regional Investment Plan and Hearing Schedule

Attached to this memo is the draft Regional Investment Plan for Multnomah and Washington Counties. The Plan will be used to guide the Regional Investment Board's allocation of Regional Investment Funds to projects in the two counties in the coming year.

Public hearings will be held on the plan in January. Please note that the purpose of the hearings is to receive comment on the draft plan. Projects will not be discussed at this time. Those proposing projects and seeking information about the application process should plan on attending a proposer's workshop in mid-January. For more information about these workshops, please contact the Institute of Portland Metropolitan Studies.

The hearings on the draft plan will be held as follows:

Tuesday, January 9
Multnomah Building, 501 SE Hawthorne, Portland
Board Room, 7-9 pm

Wednesday, January 10
Beaverton City Hall, 4755 SW Griffith Dr, Beaverton
First Floor Conference Room, 7-9 pm

Written comments can be submitted to the board via e-mail (provoj@pdx.edu) or to the Institute of Portland Metropolitan Studies at the address listed below.

Following the public hearings, the Regional Investment Board will meet to review suggestions and make needed changes. The plan will be submitted to the Multnomah and Washington County Commissions for adoption in late January.

Please feel free to contact the Institute of Portland Metropolitan Studies at Portland State University should you have any questions about the plan of the process.

Thanks!

BEFORE THE BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON

RESOLUTION NO. _____

Approving Regional Investment Plan

The Multnomah County Board of Commissioners Finds:

- A. The Regional Investment Plan (Plan) of the Multnomah-Washington Regional Investment Board meets the community and economic development criteria established by the Oregon Rural Investment and Regional Investment Program.
- B. The Plan is consistent with the County's benchmark for reducing poverty and the County's goals for workforce development and sustainability.
- C. The County, and particularly distressed communities within the County, will benefit greatly from the implementation of the Plan.

The Multnomah County Board of Commissioners Resolves:

- 1. The Board approves the Multnomah-Washington Regional Investment Board's Regional Investment Plan.

Adopted this 25th day of January 2001.

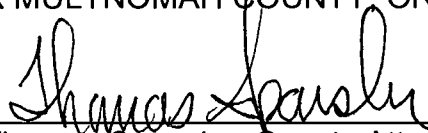
BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON


Beverly Stein, Chair

REVIEWED:

THOMAS SPONSER, COUNTY ATTORNEY
FOR MULTNOMAH COUNTY, OREGON

By


Thomas Sponsler, County Attorney

EXECUTIVE SUMMARY

D R A F T

**Multnomah & Washington County
Regional Investment Plan**

**Prepared by the
Multnomah-Washington County Regional Investment Board**

With assistance of the
Institute of Portland Metropolitan Studies
College of Urban and Public Affairs
Portland State University

**Prepared for
the Counties of Multnomah and Washington, their citizens, Oregon
Economic and Community Development Department, Oregon State
Legislature, The Governor of the State of Oregon**

**Portland, Oregon
December 2000**

The Portland economy has grown consistently for a decade and a half, reliably outperforming the nation. Population, wages, and personal incomes have risen while the economy has evolved from a singular reliance on natural resources to an increasingly diversified mix of knowledge-based and traditional industries. Today we no longer rely solely on drawing a living from the land, but also trade on the products and services created by skilled people attracted to our community and its natural and built environments. These skilled people, attached to this special place, have allowed us to develop distinctive competencies that manifest themselves in certain industry clusters that are the driving force behind the regional economy.

Both Multnomah and Washington Counties have benefited from this change in similar ways. Thriving in the new global economy, their growth in population and employment has been sustained by a rich and increasingly diversified job base. This economic diversification has its roots in the growth of clusters of knowledge-based high technology industries. However, the region has also continued to support traditional strengths in natural resource and manufacturing industries, with one major difference: Like their counterparts in high technology, these industries are increasingly reliant on the expertise of their workforce to establish themselves as innovative economic competitors.

Placing this economic change in context, the Regional Investment Board concludes that

- ⇒ *Our economy is doing well*
- ⇒ *Our counties are job-rich*
- ⇒ *Our population is becoming more diverse*
- ⇒ *We still face pockets of poverty and there are communities that have not shared in the benefits of a growing regional economy*
- ⇒ *Knowledge, skills, and expertise are the keys to our future economic success*

These statements highlight the fundamental connections between people, places, and industry clusters in driving the regional economy. The centrality of these three themes has guided the Regional Investment Board in the development of the Regional Investment Plan and a strategy for funding projects.

To that end:

- ⇒ *The mission of the Regional Investment Board is to develop and implement a plan that will help sustain the ongoing evolution of our regional economy by acting to increase the capacity of people to participate and benefit from our economic growth, catalyzing efforts to ensure that all communities are great places to live and do business, and fostering vital, innovative industry clusters.*

To achieve this mission, the Regional Investment Plan will focus on three goals:

1) People

Increase the capacity of people to participate in and benefit from economic growth by improving worker skills, providing pathways to entrepreneurship, and enhancing life-long learning opportunities.

2) Places

Ensure that all communities are great places to live and do business, have adequate and high quality public infrastructure, and sustain environmental quality. In considering these issues, the Board will pay special attention to the needs of distressed communities.

3) Clusters

Foster vital, innovative industry clusters by meeting the physical needs of industry, promoting cluster relationships, and supporting efforts to improve global competitiveness and enhance innovative capacity. Regional clusters currently include high tech, creative services, metals/machinery/transportation equipment, nursery products, special foods/craft beverages, and lumber and wood products.

Guided by an analysis of the region's resources, the Regional Investment Board has shaped these goals into strategic priorities for funding projects.

Strategic Elements	Primary Strategy	Secondary Strategies
People	<i>Increase the capacity of people to participate in and benefit from economic growth by improving worker skills, providing pathways to entrepreneurship, and enhancing life-long learning opportunities.</i>	Ensuring opportunity
		Educating the next workforce: Higher education
		Educating the next workforce: Primary and secondary education
Places	<i>Catalyzing efforts to ensure that all communities are great places to live and do business, have adequate and high quality public infrastructure, and sustain environmental quality. In considering these issues, the Board will pay special attention to the needs of distressed communities.</i>	Maintaining and improving quality of life
		Providing quality public infrastructure
		Sustaining environmental quality
Clusters	<i>Foster vital, innovative industry clusters by meeting the physical needs of industry, promoting cluster relationships, and supporting efforts to improve global competitiveness and enhance innovative capacity.</i>	Meeting the physical needs of industry
		Promoting cluster relationships
		Improving global competitiveness
	<i>Regional clusters currently include high tech, creative services, metals/machinery/transportation equipment, nursery products, special foods/craft beverages, and lumber and wood products.</i>	Enhancing innovation

The Board identified specific regional benchmarks that will be collected and evaluated to assess the overall strategy. In addition, the Board will work with project applicants to define, measure and monitor outputs and intermediate outcomes.

Strategic Elements	Regional Investment Goals	High Level Outcome / Regional Benchmark
People	<i>Increase the capacity of people to participate in and benefit from economic growth by improving worker skills, providing pathways to entrepreneurship, and enhancing life-long learning opportunities.</i>	<ol style="list-style-type: none"> 1. Percentage change in adults completing high school or equivalent 2. Percentage change in adults who have postsecondary professional-technical credentials 3. Percentage change in adults who have completed <ul style="list-style-type: none"> – bachelor's degree – advanced degree 4. Percentage change in average wages compared to percentage change in regional median income. 5. Percentage change in number of certified minority and women-owned business enterprises 6. Number of business start-ups.
Places	<i>Catalyzing efforts to ensure that all communities are great places to live and do business, have adequate and high quality public infrastructure, and sustain environmental quality. In considering these issues, the Board will pay special attention to the needs of distressed communities.</i>	<ol style="list-style-type: none"> 1. Percentage change in median family income in distressed communities as percent of regional median income 2. Percent change in unemployment rate in distressed communities as percent of regional unemployment rate 3. Percent change in poverty rate in distressed communities as percent of regional poverty rate 4. Percentage of households paying more than 30% of gross monthly income for housing. 5. Percentage homeownership. 6. Percentage of households able to afford the median-priced house. 7. Number of air quality non-attainment days. 8. Number of water quality limited streams or stream segments. 9. Percentage of residents who commute fewer than 30 minutes between home and work 10. Vehicle miles traveled per capita per year 11. Percentage of roads in fair or better condition

Clusters	<p><i>Foster vital, innovative industry clusters by meeting the physical needs of industry, promoting cluster relationships, and supporting efforts to improve global competitiveness and enhance innovative capacity.</i></p> <p><i>Regional clusters currently include high tech, creative services, metals/machinery/transportation equipment, nursery products, special foods/craft beverages, and lumber and wood products.</i></p>	<ol style="list-style-type: none"> 1. Percentage change in sectoral cluster employment 2. Value-added exports as a percent of total exports 3. Percentage change in registered patents 4. Percentage of industrial property that meets development requirements 5. Enrollment in graduate and continuing education programs. 6. Number of job postings in high tech cluster.
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D R A F T

Multnomah & Washington County

Regional Investment Plan

Prepared by the
Multnomah-Washington County Regional Investment Board

With assistance of the
Institute of Portland Metropolitan Studies
College of Urban and Public Affairs
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Prepared for
the Counties of Multnomah and Washington, their citizens, Oregon
Economic and Community Development Department, Oregon State
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Portland, Oregon
December 2000

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1. Executive Summary

The Portland economy has grown consistently for a decade and a half, reliably outperforming the nation. Population, wages, and personal incomes have risen while the economy has evolved from a singular reliance on natural resources to an increasingly diversified mix of knowledge-based and traditional industries. Today we no longer rely solely on drawing a living from the land, but also trade on the products and services created by skilled people attracted to our community and its natural and built environments. These skilled people, attached to this special place, have allowed us to develop distinctive competencies that manifest themselves in certain industry clusters that are the driving force behind the regional economy.

Both Multnomah and Washington Counties have benefited from this change in similar ways. Thriving in the new global economy, their growth in population and employment has been sustained by a rich and increasingly diversified job base. This economic diversification has its roots in the growth of clusters of knowledge-based high technology industries. However, the region has also continued to support traditional strengths in natural resource and manufacturing industries, with one major difference: Like their counterparts in high technology, these industries are increasingly reliant on the expertise of their workforce to establish themselves as innovative economic competitors.

Placing this economic change in context, the Regional Investment Board concludes that

- ⇒ *Our economy is doing well*
- ⇒ *Our counties are job-rich*
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These statements highlight the fundamental connections between people, places, and industry clusters in driving the regional economy. The centrality of these three themes has guided the Regional Investment Board in the development of the Regional Investment Plan and a strategy for funding projects.

To that end:

⇒ ***The mission of the Regional Investment Board is to develop and implement a plan that will help sustain the ongoing evolution of our regional economy by acting to increase the capacity of people to participate and benefit from our economic growth, catalyzing efforts to ensure that all communities are great places to live and do business, and fostering vital, innovative industry clusters.***

To achieve this mission, the Regional Investment Plan will focus on three goals:

1) People

Increase the capacity of people to participate in and benefit from economic growth by improving worker skills, providing pathways to entrepreneurship, and enhancing life-long learning opportunities.

2) Places

Ensure that all communities are great places to live and do business, have adequate and high quality public infrastructure, and sustain environmental quality. In considering these issues, the Board will pay special attention to the needs of distressed communities.

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Foster vital, innovative industry clusters by meeting the physical needs of industry, promoting cluster relationships, and supporting efforts to improve global competitiveness and enhance innovative capacity. Regional clusters currently include high tech, creative services, metals/machinery/transportation equipment, nursery products, special foods/craft beverages, and lumber and wood products.

2. Background: What is the purpose of the Regional Investment Plan?

The Regional Investment Plan charts the means by which the Multnomah-Washington County Regional Investment Board (RIB) will implement the Rural Investment and Regional Investment Programs in accordance with ORS 285B.230 to ORS 285B.263 and ORS 285B.269, as amended by Senate Bill 1128, and OAR 123-044-0000 to 123-044-0090 and OAR 123-045-0000 through 123-045-0060.

The purpose of Oregon's economic development strategy, outlined in the legislation above, is to promote the improvement of Oregon's economy to better provide for the well-being of its citizens. Advancing those goals, the Multnomah-Washington Regional Investment Plan is intended to provide a strategy through which the Board can make investments in the Region's economic and community development priorities and as a means for ensuring that investments yield the intended results. More than a list of projects, the Plan is expected to provide guidance for the Board and other decisionmakers seeking to advance regional priorities consistently and effectively.

In addition, this strategy directly ties into the state's economic strategy (SB 1128) which addresses the following priorities:

- Focusing on Oregonians in communities that are rural, economically distressed or lack diverse employment opportunities, including providing assistance in recruiting jobs from outside the community or state and financing necessary infrastructure;
- Assisting Oregonians who are unemployed or in low-income jobs
- Assist start-up companies and companies already doing business in Oregon; and
- Help regions that are committed to making a strong progress toward an integrated structure and process for strategic planning and project development

Towards those ends, the Plan includes criteria for making investments and the basis upon which program impact and regional performance will be judged. The Plan is intended to be a dynamic document, evolving as conditions change and assumptions get tested. The Regional Investment Board is the body that will develop the plan and monitor its performance. Upon initial adoption of the Plan, and taking action through the process the Plan establishes to make both Regional and Rural investments, the Board will continue to review and refine the plan in consultation with citizens, cities and counties, public agencies, civic and business organizations, and other interested parties.

3. Regional Investment Board Members

	Name	Organization	Phone Number	Fax	Address	E-mail
Multnomah County	John Ball	Worksystems inc.	241-4600	241-4622	711 SW Alder Suite 200 Portland, OR 97205	Jball@worksystems.org
	Bud Caverly	Dupont Photomasks	674-2330 x3001	674-2336	23932 NE Glisan St. Gresham, OR 97030	Bud.caverly@photomask.com
	Bertha Ferran	Hispanic Chamber of Commerce	464-9215	297-6684	3761 SW 58th Dr Portland, OR 97221	Locoloco23@aol.com
	Roy Jay	Oregon Business Network	244-5794 x45	293-2094	516 SE Morrison Suite 650 Portland, OR 97214	Royjay1@aol.com
	Robert McKean	President, Albina Community Bank	288-7280	282-4691	2002 NE Martin Luther King Jr. Blv, Portland OR 97212	Rmckean@albinabank.com
	Rod Park	Metro	797-1547	797-1793	2100 SE 282nd Ave. Gresham, OR 97080	Parkr@metro.dst.or.us
Washington County	Betty Atteberry	Director, Westside Economic Alliance	968-3100	624-0641	10200 NW Nimbus Ave G-3 Portland, OR 97223	Batteberry@westside-alliance.org
	Doug Marshall	Morgan, Cox & Slater Ltd.	517-0381	223-2011	5350 NW Edgebrook Place Portland, OR 97229	Marshall@morgancox.com
	Jack Orchard	Ball Janik LLP	228-2525	295-1058	101 SW Main St. Suite 1100 Portland, OR 97204	Jorchard@bjllp.com
	Judson Randall	County Planning Commission Chair	725-5687	293-0166	6601 SW Pine St. Tigard, OR 97223	Jud@europa.com
	Bob Terry	Fisher Farms	985-7561	985-3518	9650 SW Hardebeck Rd Gaston, OR 97119	Bob@fisherfarms.com
	Janet Young	City of Beaverton	526-2456	526-2479	P.O. Box 4755 Beaverton OR 97076-4755	Jyoung@ci.beaverton.or.us
Staffing	Ethan Seltzer, Director Graduate Assistants: Heike Mayer John Provo	Institute of Portland Metropolitan Studies	725-5170	725-5199	P.O. Box 751 Portland, OR 97207-0751	Seltzere@pdx.edu Mayerhe@irn.pdx.edu Provoj@pdx.edu
Fiscal Agent	Portland Development Commission (PDC)	Larry Pederson	823-3251	823-3368	1900 SW Fourth Suite 7000 Portland, OR 97201	Lpederson@portlanddev.org

4. Resource Analysis: What do we know about the region?

The Portland economy has grown consistently for a decade and a half, almost always outperforming the nation. Population, wages, and personal incomes have risen while the economy as a whole experienced a fundamental transformation from a singular reliance on natural resource industries to an increasingly diversified, knowledge-based economy. Today we no longer rely solely on drawing a living from the land, but trade on the products and services created by skilled people attracted to our community and its natural and built environments. These skilled people, attached to this special place, have allowed us to develop distinctive competencies that manifest themselves in industry clusters that are the driving force behind the regional economy.

What drives the economy?

The regional economic structure consists of core industry competencies that determine future economic prosperity and success. The competencies are apparent in sector growth patterns showing that several industries grew much faster in Portland than they did in the rest of the country. These key export-based industries are high technology, nursery products, creative services, and the metals industry. These four industries form the region's primary industrial clusters, which are rooted in the region and draw on current local strengths that should be sustained by the Regional Investment Plan.

These clusters drive the economy because their products are exported and their economic activity contributes to multiplier effects that benefit the region as a whole. A healthy growth of such industry clusters will contribute to their comparative and competitive economic advantage. Industry cluster growth will have obvious effects such as direct employment impacts of new hiring or economic multiplier effects. These multipliers are felt through the local economy through related growth in the retail and personal services sectors.

There are however less obvious effects. Firms belonging to healthy growing clusters connect with firms from other sectors in supplier-buyer relationships. These relationships contribute to the exchange of information between the firms which will help the companies to be more innovative and therefore more competitive in a global economy. Thus, industry clusters also contribute in an intangible way by cultivating these relationships, creating a form of "social capital" within the local economy.

Table 1: Portland's cluster performance, 1990 to 1996

Cluster	Number of Jobs 1990	Number of Jobs 1996	% Change
High technology	37,711	45,582	20.9%
Nursery Products	6,261	8,926	42.6%
Creative Services	8,212*	13,523*	65.7%
Metals, machinery and transportation equipment	35,817	37,134	3.7%
Lumber and Wood Products	22,041	17,610	-20.1%

*Source: Progress of a Region: The Metropolitan Economy in the 1990s. Technical Report of the Regional Connections Project, Institute of Portland Metropolitan Studies, College of Urban and Public Affairs, Portland State University, April 1999. * Data for creative services employment is for 1992 and 1997 respectively.*

Portland's industry clusters are not static. They are dynamic and experience different rates of change over time. This pattern has been evident especially in the lumber and wood products cluster. Employment in this industry has declined dramatically, dropping 20 percent, or more than 4,000 jobs between 1990 and 1996. At the same time, other clusters experienced employment growth ranging from more than 7,000 jobs in high technology to almost 2,000 jobs in metals and transportation equipment.

High Technology Cluster

High technology industries in Portland's Silicon Forest have been characterized during the 1990s by rapid job growth and high and rising wages. Further, massive industry investment has promoted a rapidly increasing level of research and development activity, and fostered the development of many fast growing, indigenous firms. Portland's high technology industry cluster exhibits a distinctive specialization in numerous areas. These include semiconductor manufacturing, semiconductor materials, and semiconductor manufacturing equipment, as well as electronic design automation software and display technologies.

Table 2: Economic Dimensions of Portland's high technology cluster

Segment	Employment	Average Pay
Computers	4,206	\$ 48,755
Electronic & Electrical Machinery	23,530	\$ 57,771
Instruments	10,378	\$ 53,535
High Tech Wholesaling	11,607	\$ 49,195
Software and Computer Services	11,856	\$ 51,781
Total, Oregon Portion of Metro Area	61,577	\$ 53,671

Source: Oregon Employment Department, 1997 Covered Employment and Payroll Data.

Major high technology firms in the area include: Intel (14,500 employees), Tektronix (4,000), Sequent Computer Systems, now IBM (2,500), Hewlett-Packard Co. (2,000), Epson Portland Inc. (1,800), SEH America Inc. (1,800), Wacker Siltronic (1,700), Merix (1,100), Precision Interconnect (1,000) and Planar Systems (900). The knowledge created in the region by these top ten high technology firms is evidenced by the 1,459 patents they generated in 1998. In fact, between 1990 and 1998 patent growth in the region increased 10 percent per year compared to 6 percent in the rest of the nation.

Firms that take root in the Silicon Forest experience advantages from this critical mass of high technology firms. They are sustained by a growing number of venture capital firms and specialized business services, as well as a skilled labor pool from which the companies can draw. The regional high technology cluster is also supported by two important business associations: the Oregon chapter of the American Electronics Association (AEA) and the Software Association of Oregon (SAO). Geographically, high technology businesses are mainly concentrated in Washington County. While some of the foreign-owned firms, mainly silicon wafer producers and large-scale fabs, are located in Clark and Multnomah counties.

Nursery Products Cluster

The nursery products industry represents another important cluster, one with a history in the regional economy dating back to the turn of the century. The industry consists of more than 1,000 mostly small, locally owned firms, employing more than 10,000 workers, and generating annual sales of more than half a billion dollars.

Table 3: Economic Dimensions of Portland's nursery industry cluster, Metro Portland & Marion County, 1998

Segment	Employment	Average Pay
Nursery products	6,408	\$ 19,600
Landscape and horticultural consulting services	359	\$ 26,957
Lawn and garden services	3,226	\$ 22,551
Shrub and tree services	306	\$ 26,801
Wholesale flowers and florist supplies	791	\$ 19,939
Retail nursery and garden supply stores	740	\$ 21,484
Totals	11,829	\$ 20,956

Source: Oregon Employment Department, 1998 Covered Employment and Payroll Data.

A key to their success has been cooperative marketing efforts promoted by the Oregon Association of Nurserymen, the state trade association, as well as the tight geographic concentration of firms on the fringes of the urbanized portion of the metro region. Producing a highly specialized, high quality, "value-added" agricultural product, Oregon's nursery industry accounts for about 11 percent of all the nursery products produced in the United States.

Creative Services Cluster

The creative services industry cluster is largely concentrated in downtown Portland. This industry encompasses firms in software, multimedia, advertising, public relations, film and video, and design firms. Between 1992 and 1997, jobs in creative services grew twice as fast as the regional economy, 9 percent annually for creative services, compared to the 4.4 percent for the metropolitan average.

Table 4: Economic Dimensions of Portland's creative service cluster, 1997

Segment	Employment	Average Pay
Advertising agencies and services	2,346	\$ 43,694
Advertising, commercial photo, graphic design	1,224	\$ 31,201
Computer software, integration and data processing	7,719	\$ 52,106
Motion pictures	1,257	\$ 31,655
Theatrical producers and services	587	\$ 18,201
Public relations services	390	\$ 45,554
Totals	13,523	\$ 45,193

Source: Oregon Employment Department, 1997 Covered Employment and Payroll Data.

The economic vitality of this industry is enhanced by firms' strong relationships to each other as suppliers and customers of each other's services and products. The industry's Creative Services Alliance is the focus of a wide range of collaborative industry activities. In addition to enhancement of collaboration and networking among firms, the Alliance supports businesses in areas of work including talent and workforce development, marketing the region as a creative service hub, and promoting business development infrastructure.

Metals Products Cluster

Within the Portland region's manufacturing sector the cluster of firms in the metals industry is an important employer. About 1,700 firms directly employ more than 55,000 workers. The average pay for the industry is \$35,000 per year, about one-third more than the average for all workers in the Oregon economy. Metals industry firms are involved in a diverse range of activities. These include primary metal production, and manufacturing of fabricated components, as well as designing and building a wide range of specialized machinery and transportation products such as trucks, railcars, ships, and aircraft components.

Table 5: Economic Dimensions of Portland's metals products cluster, 1996

Segment	Employment	Average Pay
Primary metals industries	11,028	\$ 40,411
Fabricated metals products	13,810	\$ 30,794
Industrial machinery & equipment	14,972	\$ 39,237
Transportation equipment	15,508	\$ 35,767
Total	55,318	\$ 35,397

Source: Oregon Employment Department, 1996 Covered Employment and Payroll Data.

Geographically, metals products manufacturers are fairly dispersed throughout the region, with a few concentrations in widely scattered locations. The Metals Industry Council primarily represents the larger firms in the industry, while The Oregon Precision Metal Fabricators Association works with smaller firms, many of whom are suppliers to the high tech industry.

What do clusters mean for the region's economic performance?

The growth of specialized industry clusters has occurred as the region moves from a singular reliance on the natural landscape to a diversified economy built on a landscape of knowledge and skills. Understanding the connection between the health of clusters and the region's healthy economic performance has a great significance for the Regional Investment Plan. As outlined below, the region has thrived economically during this transition.

Table 6: Key Economic Indicators, Portland Metropolitan Area, 1997 compared to all U.S. Metro Areas

	Portland	All US Metropolitan Areas
Population	1,789,790	
Population Growth 1990-1997	2.3%	1.1%
Employment	1,165,642	
Employment Growth 1990-1997	3.4%	1.6%
Manufacturing Employment	155,263	
Manufacturing Growth 1990-1997	2.5%	-0.4%
Per Capita Income	\$ 27,388	\$ 26,840
(Percent of Metro Average)	102.0%	100%
Per Capita Income Growth 1990-1997	4.8%	4.0%

Source: Bureau of Economic Analysis, Regional Economic Information System

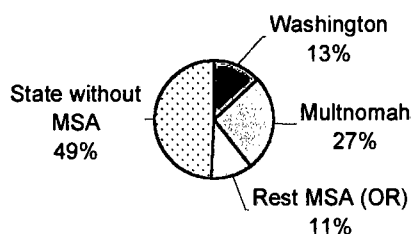
For nearly a decade and a half, Portland has compiled a record of strong employment and population growth. The population of the Portland metropolitan region has steadily increased over the past three decades totaling 1,789,790 in 1997. The majority of this increase came from in-migration into the region. According to 1997 population estimates, the majority of the region's population lives in the region's job centers of Multnomah and Washington counties.

The region has recorded increases in employment since 1983. Total full- and part-time employment in the Portland area economy has grown especially rapidly during the 1990s. Since 1990, total full- and part-time employment in the region has increased from 923,000 workers to nearly 1,185,000 workers in 1998. During the eight-year period from 1990 to 1998, the Portland metro economy added nearly 262,000 jobs. In 1998, Washington and Multnomah counties accounted for 40 % of Oregon's employment.

The region added 26,000 new manufacturing jobs between 1990 and 1998. This growth in Portland, driven by expansions in high skill and high technology manufacturing, has occurred at a time when manufacturing employment has been declining nationally.

Portland's unemployment rate has consistently been below that of both the nation and the rest of Oregon as well. The region's 1997 unemployment rate of 4.3 percent is in keeping with rates that have been low by historical standards over the past decade. Unemployment ranged between 3.7 percent, the low point in calendar year 1995, and 6.4 percent for 1992, the highest rate recorded in the 1990s.

Chart 1: Metro Share of State Employment, 1998



Source: Regional Economic Information System, BEA

What does economic growth mean for the community?

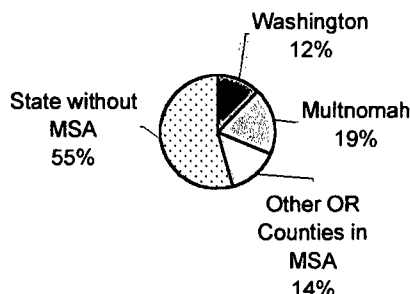
Shaped by the growth of industry clusters and the region's diversification into skill- and knowledge-based industries, Portland's successful economic performance has great significance for the communities that make up the region. Forecasts of population growth and changing population demographics are altering what we earn and learn, where we live and work, how we travel, and in the end what we value as a community.

Who lives here?

The region's population has changed substantially over the past decade. Growth is projected to continue, largely through in migration, resulting in significant differences that should be anticipated by the Regional Investment Plan. These include decreases in the numbers of young adults and school-aged children, as well as an increase in the region's ethnic diversity.

Population has steadily increased over the 1990's, and is projected to surpass two million by 2010. Washington County was the fastest growing county on the Oregon side of the region adding 73,000 residents between 1990 and 1997, for an increase of 23 percent. Multnomah County also grew, adding 55,000 residents during the same period, although its 9 percent growth rate was the slowest in the metropolitan region. In 1998, Multnomah and Washington Counties' total population was 1,031,288 people. This amounts to one-third of the state's population of 3,282,055.

Chart 2: Metro Share of State Population, 1998



Source: Regional Economic Information System, Bureau of Economic Analysis

Natural increase in population (the difference between births and deaths) contributed to about 31 percent of the region's growth. The area's overall population increase of 264,000 between 1990 and 1997 was composed of a natural increase of 84,000 and estimated net in migration of 180,000.

As represented below, the region's population is projected to include fewer school age children (ages 5-17), who should move from 19.9 percent of the population in 1995 to 18.4 percent of the population in 2010. Further decreases are projected in the numbers of young adults (ages 18-24) who should drop from 10.3 percent of the population in 1995 to 9.8 percent in 2010. Only the share of working age adults (age 25-64) is projected to increase, growing from 57.4 percent of the region's population in 1995 to 59.7 percent in 2010.

Table 7: Age composition

	1995	2000	2005	2010
School age (5-17)	19.9	19.3	18.8	18.4
Young adults (18-24)	10.3	10.5	10.2	9.8
Working age (25-64)	57.4	58.5	59.6	59.7
Elderly (65+)	12.3	11.7	11.4	12.2

Source: IMS Metro Briefing Book 1999

While the region's population is relatively homogenous compared to other major US cities, the minority population has risen dramatically in the last decade, from 139,890 persons in 1990 to 200,020 persons in 1997. This has been driven by large increases in the region's Hispanic population, which grew from 44,733 in 1990 to 77,100 in 1997, a 72% increase. Also contributing were a 42% increase in the region's Asian population from 44,644 in 1990 to 66,200 in 1997 and a 22% increase in the region's African-American population from 38,816 to 47,200 in 1997.

Table 8: Ethnic Composition

	1990	1997	Percent Increase
Overall population	139,890	200,020	43
Hispanic	44,733	77,100	72
Asian	46,644	66,200	42
African American	36,186	47,200	22

Source: Institute of Portland Metropolitan Studies: Metro Briefing Book, 1999

Issues such as education and workforce training are greatly affected by changes in the age makeup and ethnic diversity of the region. Thus, as growth and increasing diversity continue, the changing composition of Metropolitan Portland's population is of great significance to the Regional Investment Plan.

What do we earn?

While the region has seen increases in employment over the past decade, the Regional Investment Plan should be concerned not only with the quantity of jobs, but with their quality. Incomes and wages have risen generally at a faster rate than the nation as a whole, indicating the benefits that have accrued to the region from growth in industries relying on the skill and expertise of workers. However, data on average occupational wages and poverty indicate that not everyone was able to share in the regional economic success.

Historically, the Portland metropolitan area has enjoyed a per capita income somewhat higher than the US average. In fact, the region's per capita income has risen from a little over \$4,000 per year in the late 1960s to more than \$27,388 in 1997. Except for the years 1980 to 1982, real incomes have risen from year to year, indicating a steadily improving standard of living. Adjusted for inflation, Portland residents have about \$10,000 more in income than in the late 1960s. Compared to the nation, Portland's per capita income has risen by 4.8 % between 1990 and 1997.

Income distribution data from the 1990 Census also shows that Portland's income is much more evenly distributed than is national income. For example, in 1990, 4 percent of all U.S. families and 2.5 percent of all Portland metro families had incomes of less than \$ 5,000 per year. The data shows that Portland had a smaller fraction than the nation of families earning less than \$15,000 per year, a level just above the \$13,359 poverty threshold for a family of four. The region also had a smaller fraction of its families earning more than \$75,000 per year. As a result, a larger fraction of Portland families are found in the middle income categories. The following table shows the fraction of the Portland and U.S. families in low, middle and high-income groups.

Table 9: US and Portland MSA Families, by Income Category, 1990

Family Income Category	US	Portland MSA
Less than \$5,000	4.0%	2.5%
\$5,000 to \$9,999	5.6%	4.2%
\$10,000 to 14,999	7.2%	5.8%
\$15,000 to \$24,999	16.4%	16.1%
\$25,000 to \$34,999	16.5%	18.1%
\$35,000 to \$49,999	20.4%	23.3%
\$50,000 to \$74,999	18.2%	19.6%
\$75,000 to \$99,999	6.3%	5.8%
\$100,000 or more	5.4%	4.7%

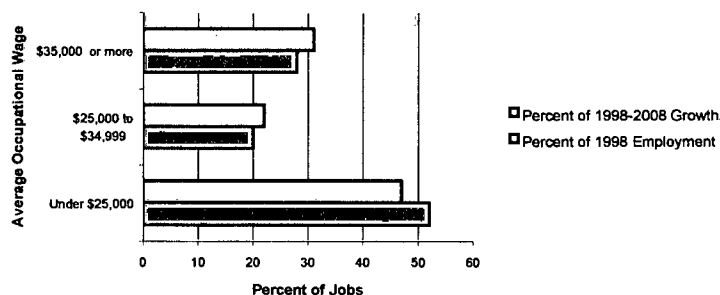
Source: 1990 Census of Population and Housing

Like income, average wages have risen steadily in the region from about \$15,200 per worker in 1980 to about \$29,900 per worker in 1996. While this seems like an impressive gain, much of the increase is due to inflation. Stated in inflation adjusted dollars, wages per worker in the metro area are up only slightly over this time period, from about \$29,300 in 1980 to \$30,500 in 1996, an increase of just \$1,200 per worker, or about 4 percent (amounts expressed in chained 1997 dollars).

As for the distribution of those wages, the Bureau of Labor Statistics completed a survey in 1997 which provided the following data: About 10 percent of all workers earned less than \$7.30 per hour, and only about 10 percent of all workers earned more than \$27.14 per hour. Half of all workers earned between \$9.50 per hour and \$19.65 per hour.

Placing that broad range in perspective, the Oregon Employment Department surveys average wage levels by occupation. In 1998, they found that 52 percent of all jobs in the Portland metropolitan area are in occupations with average wage levels of less than \$25,000 per year. On the opposite extreme only 28 percent of the region's work force was employed in high wage occupations earning on average \$35,000 or more. However, their forecasts through 2008 project a higher percentage of the region's new jobs will be in higher wage categories.

Chart 3: Jobs by Average Occupational Wage



Source: Oregon Employment Department, 1999 Regional Economic Profile

As was the case with per capita incomes, poverty rates for the nation and metropolitan region since 1970 indicate that the incidence of poverty in the region has been consistently lower. As indicated in Chart 4 (following page) US rates of poverty have ranges from 13.7 percent in 1970,

down to 12.4 percent in 1980 and rising to 13.1 percent in 1990. Figures for the Metropolitan Region went from 9.7 percent in 1970 to a low of 8.8 percent in 1980 rising again to 9.7 percent in 1990.

Most recent estimates from the US Census Bureau (Current Population Survey) indicate that rates remain low, with 1995 figures ranging across the region from 7.1 percent in Washington County and 6.8 percent in Clark County, Washington.

The exception in the region is Multnomah County, which at 13.5 percent is the only jurisdiction with higher rates than the 12.5 percent statewide figure. Further data, compiled at the tract level for Multnomah County by the Census Bureau's American Community Survey, suggests that despite positive job growth, the incidence of

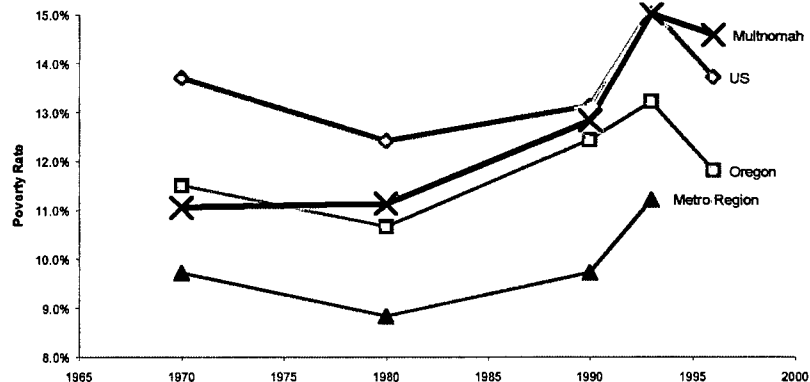
poverty in Multnomah remains high at 14.1 percent. This concentration of poverty is highest in North-Northeast Portland, with ten percent of the county's population and 22 percent of poverty, and Outer Southeast Portland with six percent of population and 18 percent of poverty in the county.

What do we know?

The disparity suggested by the juxtaposition of rising per capita incomes, low average occupational wages and persistent pockets of poverty is echoed in an examination of statistics on educational attainment and outcomes in the region. The metropolitan region's population is one of the nation's best educated, far ahead in the number of individuals holding at least four-year college degrees. However, results in secondary education are mixed, with high school drop out rates rising. This difference in educational outcomes indicates that sustaining future high levels of educational attainment should be a great concern of the Regional Investment Plan.

One-third of metropolitan Portland's adult population has at least a four-year college degree, ranking the region among the ten best-educated large metropolitan areas. Educational attainment in the region, always somewhat above the national average, has improved dramatically in the 1990s, coincident with the region's high tech boom and the in-migration of many well-educated new residents. In fact, the Oregon Employment Department estimates that about 50 percent of interstate migrants to Oregon who settle in the Portland metropolitan area have at least a four-year college degree. Further the American Electronics Association estimates that 54 percent of Oregon high tech employees have a four-year degree or greater level of education.

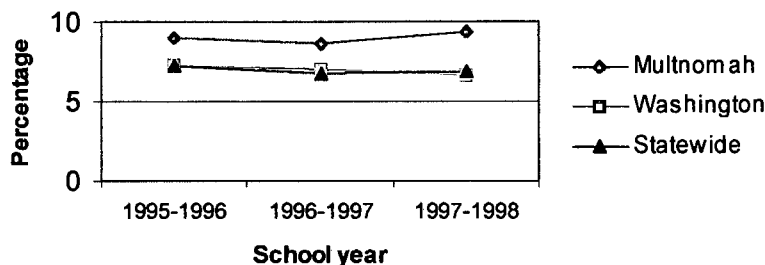
Chart 4: Poverty Rate 1970 - 1996



Source: 1970, 1980, 1990 Census Data, American Community Survey, March 1997 Current Population Survey

At the same time rates of higher education attainment were climbing, the high school drop out rates in Multnomah and Washington Counties have either been on par or have exceeded state figures. In fact, Multnomah has consistently had one of the highest rates in the state, averaging 9 percent between the 1995-1998 school years. As outlined in Chart 5 below, Washington County's rates have been closer to statewide figures, with an average of 7 percent of student's in grades 7-12 dropping out between the 1995 and 1998 school years compared to the statewide figure of 6.9 percent. Even so, both counties lead the state in this measure, with Multnomah's rate third highest and Washington thirteenth out of Oregon's 36 counties.

Chart 5: Drop-out rates for Multnomah, Washington, and Oregon



Source: Oregon Progress Board, 1999 County Data Book

How do we work and live?

The Regional Investment Plan, in considering both population growth and its relationship to the region's valued quality of life, should be intimately concerned with questions of how we work and live. While Portland represents a much more attractive and vibrant urban core than many U.S. center cities, the region's growth in jobs and population has become increasingly decentralized over the last decade. The resulting changes in the balance between jobs and housing throughout the region affect not only transportation costs and housing affordability, but the sense of community, the strong neighborhoods, and the environment that contribute to the quality of life that attracts both people and employers to the region.

Within the region, there are tight population and employment linkages between counties, especially the region's four most populous counties – Clackamas, Clark, Multnomah and Washington – as evidenced by commuting patterns. In 1990, more than 200,000 of the MSA's workers, about one-third of the region's workforce, worked in a different MSA county than they lived in. Because much of the region's employment remains centralized, Multnomah County is a big importer of labor from the surrounding counties. In 1990 for example, commuters from outside the County held about 40 percent of the 357,000 jobs in there. Multnomah County employers provided jobs to 82 percent of the workers living in Multnomah County, 47 percent of the workers living in Clackamas County, 36 percent of the workers living in Washington County and 28 percent of the workers living in Clark County. In fact, persons living in Clackamas County are more likely to work in Multnomah County than in Clackamas County.

The projections outlined below indicate the volume of continued residential and employment growth, particularly in suburban communities. While the projected increases vary across jurisdictions, the data shows that substantial gains in population and employment in Washington County should outpace those in occurring in Multnomah County. For example, projections for Washington County indicate an increase of 207,918 person or 49 percent and an increase in employment by 240,104 jobs, or 94 percent. Multnomah County population is projected to increase by 131,208 persons, for a 23 percent increase since 1994, while employment should grow by 201,568, for a 44 percent increase.

Table 10: Regional Growth

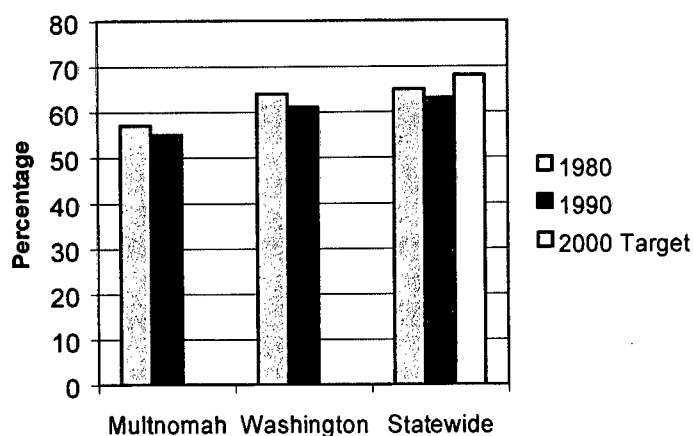
Metro/RTP Areas	Population			Employment		
	1994	2020	Projected Increase	1994	2020	Projected Increase
Multnomah County	574,694	705,902	131,208 (+23%)	454,087	655,655	201,568 (+44%)
Washington County*	424,918	632,836	207,918 (+49%)	256,246	496,350	240,104 (+94%)
Clackamas County	146,747	333,012	186,265 (+127%)	81,599	176,584	94,985 (+116%)
Clark County, WA	282,437	480,387	197,950 (+70%)	123,759	228,523	104,764 (+85%)
Rural Reserves	123,868	196,806	72,938 (+59%)	31,956	53,844	21,888 (+70%)
Total	1,552,664	2,348,943	796,279 (+51%)	947,647	1,610,956	663,309 (+70%)

Source: 2000 Regional Transportation Plan, Metro

*Includes areas of Clackamas County west of the Willamette River

Rates of owner-occupied housing are an important measure of affordability and community stability and have suffered recent reversals. Declining from 57 percent in Multnomah and 64 percent in Washington County in 1980 to 55 and 61 percent respectively in 1990, both localities trail statewide home ownership figures of 65 percent in 1980 and 63 percent in 1990, and are below the state target of 68 percent for 2000.

Chart 6: Owner occupied housing



Source: 1999 Oregon Progress Board County Data Book

What do we value?

With the region's population continuing to grow and change, core values and beliefs that are a part of Portland's identifiable quality of life "brand" have significance for the Regional Investment Plan. They attract and retain skilled people and sustain the growth of industry clusters. These values have found voice in public concerns dealing with sustaining community, neighborhood, the environment and quality of life in general. Recent survey research by the Institute of Portland Metropolitan Studies indicates that the protection of environmental quality and the management of regional growth are issues the general public as well as opinion leaders are concerned about primarily.

Portland's brand of "urban environmentalism" aims to sustain community and neighborhoods while accommodating growth and maintaining access to the region's natural resources. The Oregon Progress Board's recently released "State of the Environment Report" groups Multnomah and Washington Counties into a larger "Eco-region" that runs the length of the Willamette Valley. Stretching from Portland to Eugene, this area contains almost 70 percent of the state's population, the majority of its industry and almost half its farmland.

Citing the Willamette Valley's role as both Oregon's agricultural heartland and home to the state's urban industrial and population centers, the report notes declines in water quality and loss of native species habitat associated with the historical loss of the Valley's natural features to urban and residential development. The Oregon Progress Board 1999 Benchmarks County Data Book also measures the impact of urban Portland on the environment, noting that increases in the average solid waste production for Multnomah and Washington County residents has grown from 1,526 pounds per year in 1990 to 1,769 per year in 1998. This exceeds the state target for year 2000 of 1,506 pounds per capita.

5. Needs & Barriers

While our economy is doing well, our single greatest barrier to continued success has been the lack of a coordinated economic and community development strategy. This undermines efforts to sustain our economic growth and broaden its reach throughout the communities that make up the region. Sincere efforts at the local level may understand the fundamental connections between people, places, and industrial clusters in driving the regional economy, but they lack a framework to connect these themes across political and programmatic boundaries.

For example, while workforce development is consistently cited as a priority across the region, the effectiveness of programs, whether in higher education, secondary schools, or employment and training, was questioned in interviews conducted for this study. While as a region we are job rich, in many areas we face a skills mismatch between the current population and new, high-wage jobs. Thus, while incomes are rising, it appears that the region does not develop enough family-wage jobs. This leads to inequitable distribution of economic growth and a failure to affect persistent pockets of poverty in the region. While we may agree in response that our people need to develop greater expertise, the scope of the problem overwhelms local action.

Further, our public infrastructure, particularly in transportation, represents a frequently cited concern for communities across the region. Our regional growth is creating challenges in areas of access and affordability that reach across political boundaries and affect how we work, live and do business. These problems raise fundamental concerns about our quality of life and the very reasons that have attracted and retain the talented people who work in the industrial clusters that drive our economy.

6. The Regional Investment Strategic Framework

The analysis of the region's resources has guided the Regional Investment Board in the development of the Regional Investment Plan and a strategy for funding projects. To that end the Board has chosen three goals that will guide funding decisions:

1) People: Increase the capacity of people to participate in and benefit from economic growth by improving worker skills, providing pathways to entrepreneurship, and enhancing life-long learning opportunities.

2) Place: Ensure that all communities are great places to live and do business, have adequate and high quality public infrastructure, and sustain environmental quality. In considering these issues, the Board will pay special attention to the needs of distressed communities.

3) Clusters: Foster vital, innovative industry clusters by meeting the physical needs of industry, promoting cluster relationships, and supporting efforts to improve global competitiveness and enhance innovative capacity. Regional clusters currently include high tech, creative services, metals/machinery/transportation equipment, nursery products, special foods/craft beverages, and lumber and wood products.

Strategic Elements	Primary Strategy	Secondary Strategies
People	Increase the capacity of people to participate and benefit from our economic growth by focusing on efforts to improve worker skills .	Ensuring opportunity
		Educating the next workforce: Higher education
		Educating the next workforce: Primary and secondary education
Places	Catalyze efforts to ensure that all communities are great places to live and do business with a primary focus on meeting the needs of distressed communities .	Maintaining and improving quality of life
		Providing quality public infrastructure
		Sustaining environmental quality
Clusters	Focus on fostering vital, innovative industry clusters for: <ul style="list-style-type: none"> - high technology, - creative services, - metals, machinery, transportation equipment, - nursery products, - specialty foods / craft beverages; and - lumber and wood products. 	Meeting the physical needs of industry
		Promoting cluster relationships
		Improving global competitiveness
		Enhancing innovation

People

"...increase the capacity of people to participate and benefit from our economic growth..."

Primary Strategy:

✓ Improving worker skills

The region's continued strengths in traditional and emerging industries are challenged by the increasingly technical demands of work in these fields, and the inability of many firms in some industries to attract younger workers to replace their rapidly aging workforces.

- ⇒ **The Regional Investment Plan should assist both workers and employers with maintaining up-to-date and transferable skills, now and into the future.**

Secondary Strategies:

✓ Ensuring opportunity

Despite more than a decade of dramatic increases in employment, the regional economy has not produced enough family wage jobs, and faces persistent problems with poverty, suggesting that the benefits of economic growth have not been enjoyed evenly across the region's increasingly diverse population.

- ⇒ **The Regional Investment Plan should assist those that have not had the opportunity to participate in the strong economy, particularly residents of rural and distressed communities, by promoting entrepreneurship and e-commerce opportunities, as well as efforts that support those facing barriers to participation in the workforce.**

✓ Educating the next workforce: Higher education

Having relied heavily on attracting skilled workers from outside of Oregon, the region's industries need a higher education system that enables the region to "grow its own" expertise in the workforce. Additionally the system should be able to provide the continuing education demanded by our existing high skills workforce.

- ⇒ **The Regional Investment Plan should support enhanced offerings from universities and community colleges across the region that augment public and private cluster workforce development efforts.**

✓ Educating the next workforce: Primary and secondary education

A quality primary and secondary system is crucial both to developing a skilled workforce and providing everyone with the opportunity to benefit from the strong economy.

Further, negative student outcomes could create barriers to retaining talented people and the firms they work for in the region.

- ⇒ **The Regional Investment Plan should support efforts aimed at improving outcomes in primary and secondary education, while also forging closer links between education and industry.**

Places

"...catalyzing efforts to ensure that all communities are great places to live and do business..."

Primary Strategy:

✓ Meeting the needs of distressed communities

Certain communities consistently bear the burden of the region's problems with poverty and limited opportunities for family-wage employment. Representing untapped resources for firms, their development would improve the region's competitive position.

- ⇒ **The Regional Investment Plan should work to bring the benefits of our region's economic growth to distressed or lagging communities.**

Secondary Strategies

✓ Maintain and improve quality of life

Concern over maintaining and improving quality of life is a defining characteristic for residents in both Multnomah and Washington Counties. Our quality of life is found in the spectacular natural environment, vital and attractive city centers, vital and safe communities, and healthy urban/rural/suburban systems that meet the needs of our region's people.

- ⇒ **The Regional Investment Plan should support efforts aimed at addressing the effects of community growth and change that threaten to undermine the region's quality of life.**

✓ Provide quality public infrastructure

Infrastructure is vital both to our quality of life and economic competitiveness as a region. The quality of that infrastructure has been challenged by our growth and success in recent years.

- ⇒ **The Regional Investment Plan should support efforts to upgrade and update infrastructure in a manner that is efficient and sustainable.**

✓ Sustaining environmental quality

Maintaining our quality of life over the long term is intimately connected with the quality of the natural and built environment.

- ⇒ **The Regional Investment Plan should promote a long term regional outlook that maintains a commitment to environmental quality as the region's "brand."**

Clusters

"...fostering vital, innovative industry clusters."

Primary Strategy

✓ Focus on fostering vital, innovative industry clusters for:

- high technology
- creative services
- metals, machinery, transportation equipment
- nursery products
- specialty foods/craft beverages, and
- lumber and wood products.

Secondary Strategies

✓ Meeting the physical needs of industry

Industry clusters are firmly rooted in geography. While the region hosts several unique physical environments where industry clusters have thrived, some industries and some areas face challenges for economic growth. These challenges include the availability of land or buildings, and the ability to efficiently move goods and people.

- ⇒ **The Regional Investment Plan should support efforts to retain healthy industry clusters in communities across the region.**

✓ Promote cluster relations

Individual firms that make up Washington and Multnomah County's industry clusters are rooted in relationships to each other and to public and private institutions in the region. Such relationships are important for the competitive success of the clusters.

- ⇒ **The Regional Investment Plan should promote cluster relationships as well as a better understanding of the dynamics of such clusters.**

✓ Improve global competitiveness

The region's industry clusters compete in global markets. Connections to producers, suppliers and markets regionally, nationally, as well as internationally are critical to maintaining competition.

- ⇒ **The Regional Investment Plan should support projects that ensure the global competitiveness of the businesses in the region.**

✓ Enhancing innovation

Washington and Multnomah County host unique industrial clusters. The success and resilience of these clusters depends on the ability of the businesses to create innovation in products and processes.

- ⇒ **The Regional Investment Plan should support efforts to enhance the innovative capacity of the region's industrial clusters.**

7. Implementation

After the Board approved the Regional Investment strategy, a request for proposals was sent out to more than 300 interested parties in Multnomah and Washington County. Applicants will have until February 9, 2001 to submit proposals. Workshops for applicants to learn more about the Regional Investment Program are scheduled for January in Gresham, Hillsboro and Northeast Portland. Applicants will have the opportunity to meet the Board staff and learn important information concerning the Regional Investment Plan, the application, contracting and other issues. Staff will review submitted proposals and the Board will select projects using the following criteria:

- **Responsiveness to application requirements** outlined in the RFP. Requirements include:
 1. Executive summary: a clear and concise presentation of the project goals and outcomes.
 2. Project narrative: the narrative should provide a clear explanation of how the proposed project responds to the goals and strategy presented in the Regional Investment Plan. In addition, the narrative should explain how the project will be accomplished, what its outputs and outcomes will be, and how the project will be assessed.
 3. Budget: a presentation of how all resources needed to complete the project will be secured and allocated.
 4. Letters of commitment from other funding sources
 5. Letters of support from project partners
- **Linking the strategic themes:** The Regional Investment Board recognizes that the three strategic areas are closely linked to each other. To reflect these interdependencies, project proposals should state in which ways the project responds to a primary strategy and in which ways they are linked to the other strategies.
- **Leveraging funds:** Projects must leverage funding or in-kind contributions from other sources or demonstrate why it is not feasible or warranted at this time.
- **Partnerships:** Projects must show partnerships with other organizations, institutions or groups or demonstrate why it is not feasible or warranted at this time.

The Board may choose to negotiate funding levels and other aspects of projects with proposers. Further, the Board recognizes that some projects will require more than one year to be of greatest utility to the region, and to fully respond to the goals of the Plan. The issues addressed by this Plan are not easily addressed or resolved solely with the resources of the Board or within a single year. Consequently, the Board encourages sponsors of long-term projects to submit proposals recognizing that funding must be requested in increments and outcomes need to be assessed and demonstrated annually.

The Board will select projects for funding in February and March. Successful applicants will enter into contracts with PDC and begin work in April. Funds must be expended within one year.

8. Rural Action Plan

The Regional Investment Board will apply the same set of criteria for projects applying for rural, regional, and multi-regional investment funds. All applicants should respond to the strategic framework outlined in the Regional Investment Plan.

9. Disadvantaged / Minority Involvement

The Regional Investment Plan recognizes that the population of Multnomah and Washington County is becoming more diverse. Additionally, the two counties still face pockets of poverty highlighting the fact that there are communities that have not shared in the benefits of a growing regional economy. Therefore, the Regional Investment Plan identifies specifically the needs of distressed communities as a primary investment target.

The Regional Investment Board and staff solicited comprehensive input from a variety of community and economic development groups. Input was solicited from various ethnic groups, rural communities, as well as representatives from the low-income communities. Additionally, the Board and staff has made extensive outreach efforts to disadvantaged and minority individuals, groups, and organizations regarding the existence of the Regional Investment Program, the availability of funds, and the application process.

There will be additional outreach efforts during the program and project solicitation process. We have consciously located workshops for applicants in diverse communities.

10. Evaluation

The evaluation of the Regional Investment Program is based on the goals established for the region. The Board identified specific regional benchmarks that will be collected and evaluated for the overall strategy. In addition, the Board will work with project applicants to define, measure and monitor outputs and intermediate outcomes.

Strategic Elements	Regional Investment Goals	High Level Outcome / Regional Benchmark
People	<i>Increase the capacity of people to participate in and benefit from economic growth by improving worker skills, providing pathways to entrepreneurship, and enhancing life-long learning opportunities.</i>	<ol style="list-style-type: none"> 1. Percentage change in adults completing high school or equivalent 2. Percentage change in adults who have postsecondary professional-technical credentials 3. Percentage change in adults who have completed <ul style="list-style-type: none"> – bachelor's degree – advanced degree 4. Percentage change in average wages compared to percentage change in regional median income. 5. Percentage change in number of certified minority and women-owned business enterprises 6. Number of business start-ups.
Places	<i>Ensure that all communities are great places to live and do business, have adequate and high quality public infrastructure, and sustain environmental quality. In considering these issues, the Board will pay special attention to the needs of distressed communities.</i>	<ol style="list-style-type: none"> 1. Percentage change in median family income in distressed communities as percent of regional median income 2. Percent change in unemployment rate in distressed communities as percent of regional unemployment rate 3. Percent change in poverty rate in distressed communities as percent of regional poverty rate 4. Percentage of households paying more than 30% of gross monthly income for housing. 5. Percentage homeownership. 6. Percentage of households able to afford the median-priced house. 7. Number of air quality non-attainment days. 8. Number of water quality limited streams or stream segments. 9. Percentage of residents who commute fewer than 30 minutes between home and work 10. Vehicle miles traveled per capita per year 11. Percentage of roads in fair or better condition

Clusters	<i>Foster vital, innovative industry clusters by meeting the physical needs of industry, promoting cluster relationships, and supporting efforts to improve global competitiveness and enhance innovative capacity. Regional clusters currently include high tech, creative services, metals/machinery/transportation equipment, nursery products, special foods/craft beverages, and lumber and wood products.</i>	<ol style="list-style-type: none"> 1. Percentage change in sectoral cluster employment 2. Value-added exports as a percent of total exports 3. Percentage change in registered patents 4. Percentage of industrial property that meets development requirements 5. Enrollment in graduate and continuing education programs. 6. Number of job postings in high tech cluster.
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11. Management

Washington and Multnomah County have each appointed six members to the Regional Investment Board. The Multnomah and Washington County Region has contracted with the Portland Development Commission as the fiscal agent and with Portland State University's Institute of Portland Metropolitan Studies for administrative management of the plan. In this capacity, Portland Development Commission and Portland State University will record and document the expenditures of the funds allocated by the Regional Investment Board, and track the progress of projects.

12. First-Source Hiring Agreements for "Benefited Businesses"

In the event that funding is directly awarded to private businesses, a first-source hiring agreement for "benefited businesses" (ORS 461.740) will be required.

PORTLAND STATE UNIVERSITY

January 19, 2001

To: Interested Parties

From: Multnomah-Washington County Regional Investment Board

Re: Delivery of Applications and Draft Regional Investment Plan

Greetings!

With the February 9, 2001, 5 PM deadline for applications to the Regional Investment Board for funding approaching, we wanted to provide you with some additional information. Attached to this memo is a copy of the final draft of the Multnomah-Washington County Regional Investment Plan. This document includes information that should be reviewed by every applicant.

Keep in mind that the February 9th deadline will be strictly observed. It is your responsibility to see that we receive your application by then. Your completed application must include all of the information requested in the Request for Proposals. You must submit 15 copies and one unbound original application for your submission to be complete. The copies can be double-sided.

In addition to accepting applications by mail prior to February 9th, we have arranged for two physical sites where you may drop off your materials between the hours of 9 AM and 5 PM.:

**Institute of Portland Metropolitan Studies
Urban Center Building
Portland State University
506 SW Mill, Room 780
Portland**

**Washington County Administrator's
Office
Public Services Building
155 N First Ave, Suite 300
Hillsboro**

Maps directing you to both locations are attached. Applications sent by mail should still be directed to the address listed in the RFP:

**Multnomah-Washington County Regional Investment Board
Institute of Portland Metropolitan Studies
IMS URBN 780
Portland State University
P.O. Box 751
Portland, Oregon 97207**

Given the broad nature of its task, and the fact that this is the first round of investments in the region, the Board will necessarily be exercising its discretion in crafting a package of investments that in its view will best meet the needs of the region and best, as a package, enable the Board to learn how its Regional Investment Strategy works. The Board will screen and rank projects for funding keeping in mind the criteria listed in the Regional Investment Plan, the applications instructions in the Request for Proposals, and its interest in crafting the best overall package of projects. The Board will select projects for funding in February and March. All decisions of the Board will be final.

While a thorough review of the plan document will be your best guide to preparing the strongest possible application, please feel free to contact Board staff (503-725-5170) with questions.

Drawing on the recent workshops held for project applicants, the following list of frequently asked questions might assist you in preparing your application.

Funding:

How much funding is available and what projects qualify under each funding category? The Board will have approximately \$1.5 million available for regional investments, with an additional \$220,000 for projects in rural areas located outside of the Metro Portland Urban Growth Boundary. About \$280,000 of the regional funds will be available for multi-regional projects that link Multnomah and Washington Counties with other regions in Oregon. Such projects must be funded by two different regional investment boards. Contact information for other regional investment boards is available from the Oregon Economic and Community Development on-line at <http://www.econ.state.or.us/RIPlist.htm>.

How much funding should I request? The Board has not established guidelines in this area. Applicants should keep in mind the limited amount of funds available and consider it unlikely that the Board will devote the majority of its funds to any one project.

When do you anticipate money being available? When and how will successful applicants be notified? The Board will select projects for funding in February and March. All applicants will be notified of the Board's decisions in writing. Successful applicants will enter into contracts with the Board's fiscal agent the Portland Development Commission to begin work in April or May.

Do I have to spend the money this year? What if my project will need to unfold over more than one year? Current authorization for the Regional Investment Program expires this year. While the program may be reauthorized, its current status means that all funds must be expended one calendar year from the date the contract commences. The Board recognizes that some projects will need more than one year to be of greatest utility to the region. Consequently, the Board encourages sponsors of long-term projects to submit proposals recognizing that funding must be requested in increments and outcomes need to be assessed and demonstrated annually.

Approval Criteria:

Do I need to address all three strategic themes? No. However, all projects should respond to at least one of the themes (People, Places, Clusters) identified in the plan. Projects that are able to respond to more than one theme will be looked on more favorably.

What if I have a project that doesn't address one of the industrial clusters? The clusters identified in the plan are groups of industries which through trade outside of the region play a unique role in determining our economic health. The Board recognizes that other industries play a significant role in our economy. So, projects related to those other industries may be brought forward if they address either the people or place themes.

What qualifies as matching funds? Is there a set percentage match required? Cash or in-kind contributions (such as equipment, space, or services) are appropriate matches. The Board has not set a required percentage for matches.

What if my match has not yet been received? As the Board is committed to seeing all of its limited funds expended applicants should do their best to either have matches in hand or provide written commitment from other funding sources. If this is not possible applicants should explain how they would complete their project if the match falls through.

What value does the Board place on partnerships? The Board views partnerships among organizations as likely to increase the effectiveness of the projects it funds. As such, project applications must show partnerships with other organizations, institutions, or groups or demonstrate why it is not feasible at this time. If another organization, institutions, or agency is involved in any of the activities of a proposed project, or is expected to respond in any way to the project or its products, then a letter of support should be provided by that organization, institution or agency.

Application:

May the Executive Summary be single-spaced? Yes. Please print in no smaller than twelve-point type.

May additional information be attached as appendices beyond the ten-page limit for the project narrative? Yes. However, we cannot promise that additional material will be considered by the Board. Applicants should distill all relevant information into the project narrative.

Do the requested resumes count against the ten-page limit? No. They should be attached.

Is a detailed budget narrative required? No. It is not the desire of the Board to micro-manage your budget. However, the budget information you provide should allow the Board to understand where the money flows in your project and to what end.

Do private businesses qualify as applicants? Do public agencies qualify as applicants? The Board has placed no restrictions on the types of organizations that may apply. However, the state does prohibit public agencies from using this funding either to restore funding cuts or to provide services that they are required to provide on a regular basis.



Public Services Center Campus

Washington County • City of Hillsboro • Unified Sewerage Agency • State Courts

Legend

- A Courthouse
- B Washington County Jail
- C Justice Services Building
- D Juvenile Services Building
- E Storage
- F Public Services Building
- G Central Services Building
- H Juvenile Shelter Home (Harkins House)
- I Court Annex (1890 Bldg)
- J Post Office
- K Facilities
- L Retail and Parking Structure
- M Community Corrections Center
- N Law Enforcement Center
- O Detention Facility
- P Lightrail Terminus – Government Station

Parking Lot Time Allowances*

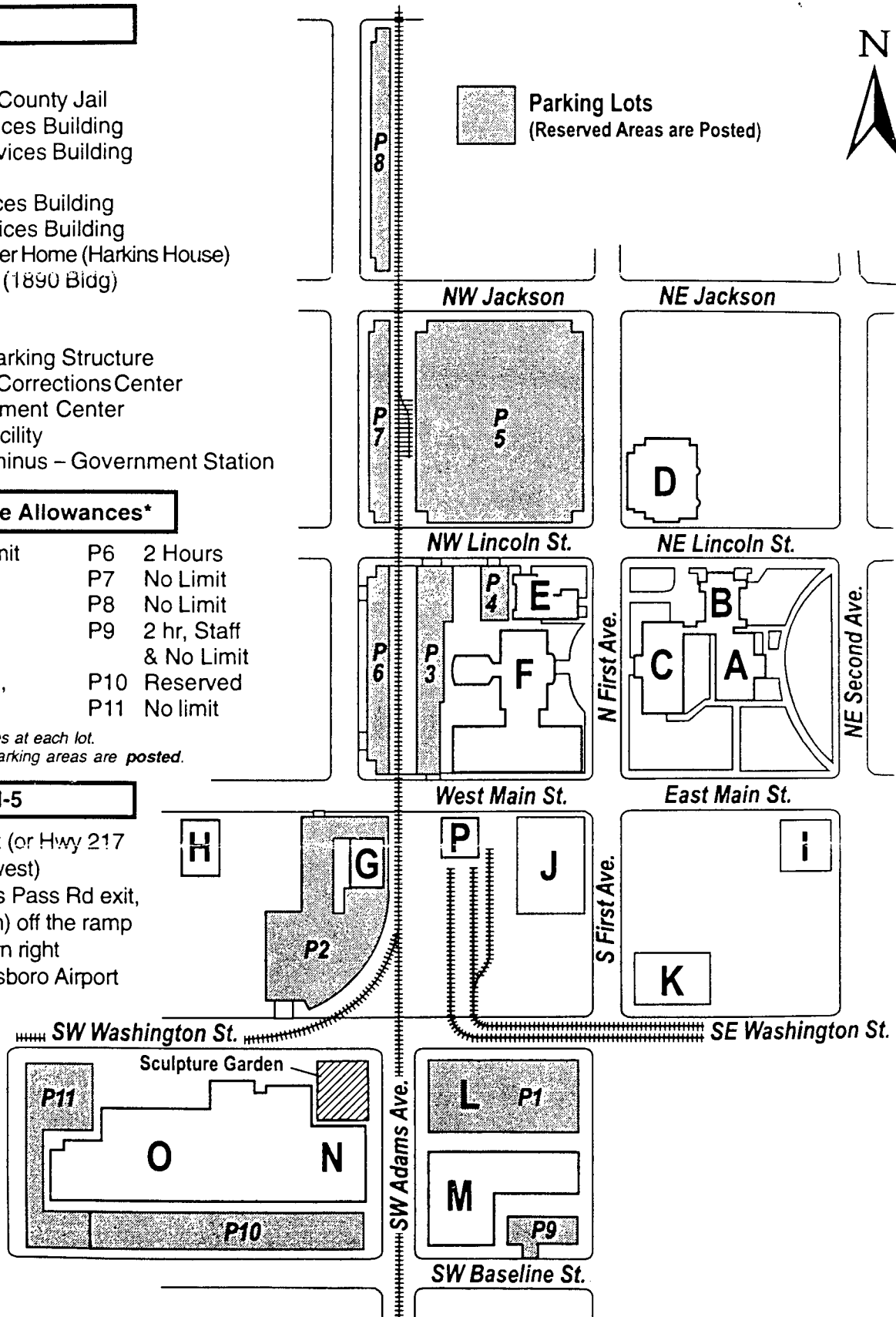
- | | |
|------------------------------|---------------------------|
| P1 2 hr & No Limit | P6 2 Hours |
| P2 Reserved | P7 No Limit |
| P3 Health Clinic & Disabled | P8 No Limit |
| P4 Reserved | P9 2 hr, Staff & No Limit |
| P5 2 hr, Secured, & No Limit | P10 Reserved |
| | P11 No limit |

*Always note **posted** times at each lot.

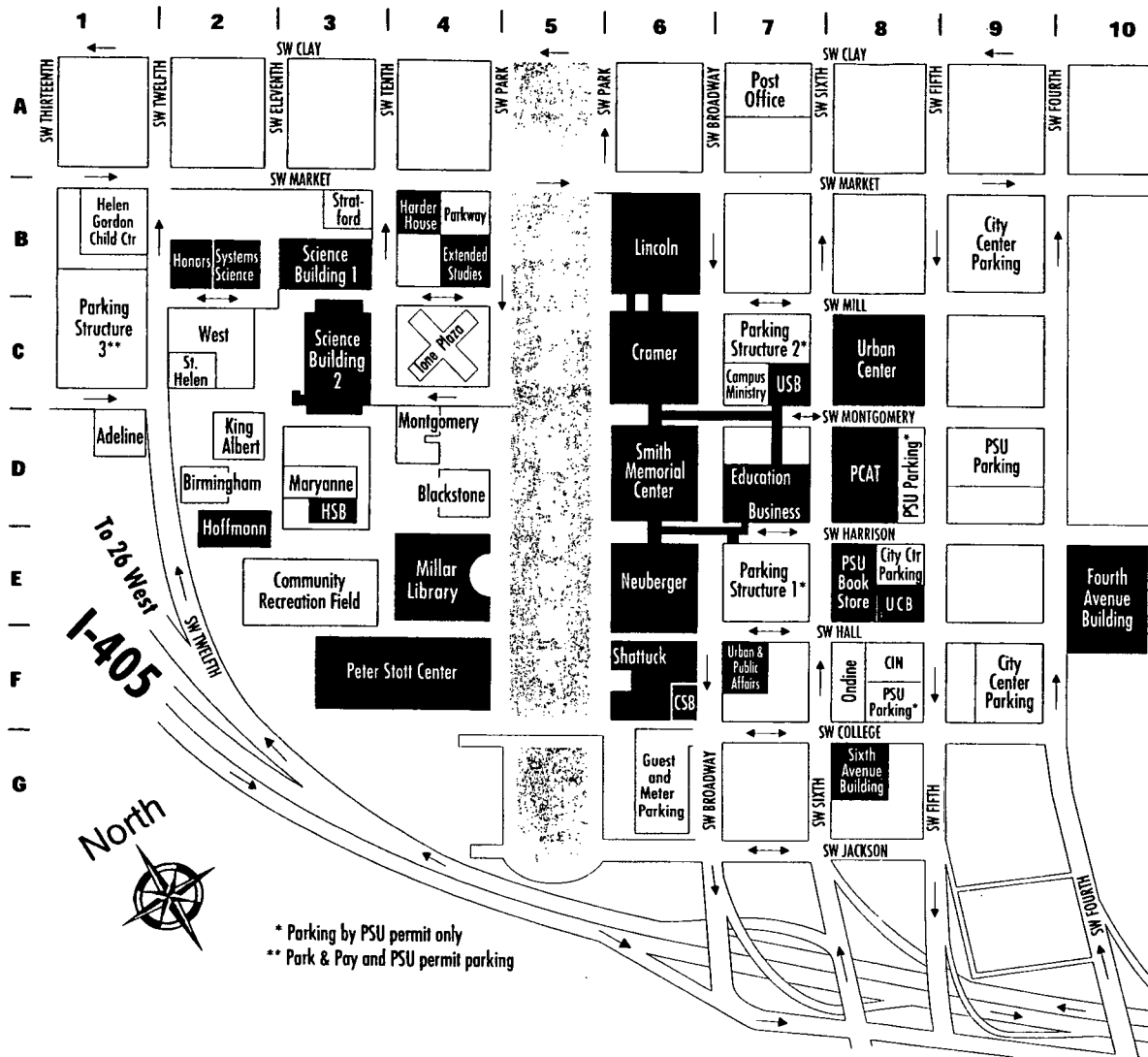
Reserved and disabled parking areas are **posted**.

Directions from I-5

- take Hwy 26 west (or Hwy 217 north to Hwy 26 west)
- take the Cornelius Pass Rd exit, take a right (south) off the ramp
- at Cornell Rd., turn right
- continue past Hillsboro Airport
- at Main St., turn right
- The Washington County campus is on the north side of the intersection of 1st Ave. and Main St.



PORTLAND STATE UNIVERSITY CAMPUS



PSU BUILDINGS

Code	Name	Location
BA	Business Administration	7-D
CSB	Campus Security Building	6-F
HGDCD	Helen Gordon Child Development Center	1-B
	Community Recreation Field	3-E
SH	Computing Services	6-F
CH	Cramer Hall	6-C
ED	Education	7-D
XSB	Extended Studies	4-B
FAB	Fourth Avenue Building	10-E
CIN	Fifth Avenue Cinema	8-F
PSC	Gymnasium	4-F
HH	Harder House	4-B
HOFF	Hoffmann Hall	2-E
HSB	Harrison Street Building	3-D
UHP	University Honors Program	2-B
LIB	Library, Millar	4-E
LH	Lincoln Hall	6-B
C&G	Maintenance	3-D
NH	Neuberger Hall	6-E
OND	Ondine	8-F
NH	Parking Office (Neuberger)	6-E
PS1	Parking Structure 1	7-E
PS2	Parking Structure 2	7-C
PS3	Parking Structure 3	1-C
PSC	Peter Stott Center	4-F
PCAT	Portland Center Adv Tech	8-D
SB1	Science Building 1	3-B
SB2	Science Building 2	3-C
SEAS	see CIN	
SH	Shattuck Hall	6-F
SAB	Sixth Avenue Building	8-G
SMC	Smith Memorial Center	6-D
UCB	Social Work (2nd floor)	8-E
SYSC	System Science	2-B
XSB	Summer Session	4-B
UCB	University Center Building	8-E
USB	University Services Building	7-C
UPA	Urban & Public Affairs	7-F
UC	Urban Center (U.C.)	8-D

OTHER BUILDINGS

Name	Location
Bookstore	8-E
Campus Ministry (K-House)	7-C
Post Office (University Station)	7-A
College Housing Northwest (PSS)	
PSS1	Adeline
PSS2	Birmingham
PSS3	Blackstone
PSS4	King Albert
PSS5	Maryanne
PSS6	Montgomery (Offices)
PSS7	Ondine
PSS8	Parkway
PSS9	St. Helens
PSS10	Stratford
PSS11	West Hall

Multnomah & Washington County Regional Investment Plan

**Prepared by the
Multnomah-Washington County Regional Investment Board**

With assistance from the
Institute of Portland Metropolitan Studies
College of Urban and Public Affairs
Portland State University

**Prepared for
the Counties of Multnomah and Washington, their citizens, Oregon
Economic and Community Development Department, Oregon State
Legislature, The Governor of the State of Oregon**

January 19, 2001

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1. Executive Summary

The Portland economy has grown consistently for a decade and a half, outperforming the nation. Population, wages, and personal incomes have risen while the economy has evolved from a singular reliance on natural resources to an increasingly diversified mix of knowledge-based and traditional industries. Today we no longer rely solely on drawing a living from the land, but also trade on the products and services created by skilled people attracted to our community and its natural and built environments. These skilled people, attached to this special place, have allowed us to develop distinctive competencies that manifest themselves in certain industry clusters that are the driving force behind the regional economy.

Both Multnomah and Washington Counties have benefited from the successful economy in similar ways. Thriving in the new global economy, their growth in population and employment has been sustained by a rich and increasingly diversified job base. This economic diversification has its roots in the growth of clusters of knowledge-based high technology industries. However, the region has also continued to support traditional strengths in natural resource and manufacturing industries, with one major difference: Like their counterparts in high technology, these industries are increasingly reliant on the expertise of their workforce to establish themselves as innovative economic competitors.

Notwithstanding the positive changes of the past decade, our economic growth has presented us with a central unresolved paradox that raises concerns over our ability to maintain and continue to improve our quality of life. The benefits of economic growth have not been enjoyed evenly across the region's increasingly diverse population. Not only has the regional economy failed to produce enough family-wage jobs, but persistent problems with poverty remain a fact in the region as well. In response, the development of skills and expertise in all parts of the population, especially in distressed communities, is critical to future economic success. Placing this economic change in context, the Regional Investment Board concludes that

- ⇒ *Our economy is doing well*
- ⇒ *Our counties are job-rich*
- ⇒ *Our population is becoming more diverse*
- ⇒ *We still face pockets of poverty and there are communities that have not shared in the benefits of a growing regional economy*
- ⇒ *Knowledge, skills, and expertise are the keys to our future economic success*

These statements highlight the fundamental connections between people, places, and industry clusters in driving the regional economy. The centrality of these three themes has guided the Regional Investment Board in the development of the Regional Investment Plan and a strategy for funding projects. To that end:

- ⇒ ***The mission of the Regional Investment Board is to develop and implement a plan that will help sustain the ongoing evolution of our regional economy by increasing the capacity of all people to participate in and benefit from our economic growth, catalyzing efforts to ensure that all communities are great places to live and do business, and fostering vital, innovative industry clusters.***

To achieve this mission, the Regional Investment Plan will focus on three goals:

❑ **People**

Increase the capacity of all people to participate in and benefit from economic growth by improving **worker skills**, providing pathways to **entrepreneurship**, and enhancing **life-long learning opportunities**.

❑ **Places**

Ensure that all **communities** are great places to live and do business, have adequate and high quality **public infrastructure**, and sustain **environmental quality**. In considering these issues, the Board will pay special attention to the **needs of distressed communities**.

❑ **Clusters**

Foster vital, innovative **industry clusters** by meeting the physical needs of industry, promoting cluster relationships, and supporting efforts to improve global competitiveness and enhance innovative capacity. Regional clusters currently include high tech, creative services, metals/machinery/transportation equipment, nursery products, specialty foods/craft beverages, and lumber and wood products.

2. Background: What is the purpose of the Regional Investment Plan?

The Regional Investment Plan charts the means by which the Multnomah-Washington County Regional Investment Board (RIB) will implement the Rural Investment and Regional Investment Programs in accordance with ORS 285B.230 to ORS 285B.263 and ORS 285B.269, as amended by Senate Bill 1128, and OAR 123-044-0000 to 123-044-0090 and OAR 123-045-0000 through 123-045-0060.

The purpose of Oregon's economic development strategy, outlined in the legislation above, is to promote the improvement of Oregon's economy to better provide for the well-being of its citizens. Advancing those goals, the Multnomah-Washington Regional Investment Plan is intended to provide a strategy through which the Board can make investments in the Region's economic and community development priorities and as a means for ensuring that investments yield the intended results. More than a list of projects, the Plan is expected to provide guidance for the Board and other decisionmakers seeking to advance regional priorities consistently and effectively.

In addition, this strategy directly ties into the state's economic strategy (SB 1128) which addresses the following priorities:

- ❑ Focusing on Oregonians in communities that are rural, economically distressed or lack diverse employment opportunities, including providing assistance in recruiting jobs from outside the community or state and financing necessary infrastructure;
- ❑ Assisting Oregonians who are unemployed or in low-income jobs;
- ❑ Assisting start-up companies and companies already doing business in Oregon; and
- ❑ Helping regions that are committed to making a strong progress toward an integrated structure and process for strategic planning and project development

Towards those ends, the Plan includes criteria for making investments and the basis upon which program impact and regional performance will be judged. The Plan is intended to be a dynamic document, evolving as conditions change and assumptions get tested. The Regional Investment Board is the body that will develop the plan and monitor its performance. Upon initial adoption of the Plan, and taking action through the process the Plan establishes to make both Regional and Rural investments, the Board will continue to review and refine the plan in consultation with citizens, cities and counties, public agencies, civic and business organizations, and other interested parties.

3. Regional Investment Board Members

	Name	Organization	Phone Number	Fax	Address	E-mail
Multnomah County	John Ball	Worksystems inc.	241-4600	241-4622	711 SW Alder Suite 200 Portland, OR 97205	Jball@worksystems.org
	Bud Caverly	Dupont Photomasks	674-2330 x3001	674-2336	23932 NE Glisan St. Gresham, OR 97030	Bud.caverly@photomask.com
	Bertha Ferran	Hispanic Chamber of Commerce	464-9215	297-6684	3761 SW 58th Dr Portland, OR 97221	Locoloco23@aol.com
	Roy Jay	Oregon Business Network	244-5794 x45	293-2094	516 SE Morrison Suite 650 Portland, OR 97214	Royjay1@aol.com
	Robert McKean	President, Albina Community Bank	288-7280	282-4691	2002 NE Martin Luther King Jr. Blv, Portland OR 97212	Rmckean@albinabank.com
	Rod Park	Metro	797-1547	797-1793	2100 SE 282nd Ave. Gresham, OR 97080	Parkr@metro.dst.or.us
Washington County	Betty Atteberry	Director, Westside Economic Alliance	968-3100	624-0641	10200 NW Nimbus Ave G-3 Portland, OR 97223	Batteberry@westside- alliance.org
	Doug Marshall	Morgan, Cox & Slater Ltd.	517-0381	223-2011	5350 NW Edgebrook Place Portland, OR 97229	Marshall@morgancox.com
	Jack Orchard	Ball Janik LLP	228-2525	295-1058	101 SW Main St. Suite 1100 Portland, OR 97204	Jorchard@bjllp.com
	Judson Randall	County Planning Commission Chair	725-5687	293-0166	6601 SW Pine St. Tigard, OR 97223	Jud@europa.com
	Bob Terry	Fisher Farms	985-7561	985-3518	9650 SW Hardebeck Rd Gaston, OR 97119	Bob@fisherfarms.com
	Janet Young	City of Beaverton	526-2456	526-2479	P.O. Box 4755 Beaverton OR 97076- 4755	Jyoung@ci.beaverton.or.us
Staffing	Ethan Seltzer, Director Graduate Assistants: Heike Mayer John Provo	Institute of Portland Metropolitan Studies	725-5170	725-5199	P.O. Box 751 Portland, OR 97207- 0751	Seltzere@pdx.edu Mayerhe@irn.pdx.edu Provoj@pdx.edu
Fiscal Agent	Portland Development Commission (PDC)	Larry Pederson	823-3251	823-3368	1900 SW Fourth Suite 7000 Portland, OR 97201	Lpederson@portlanddev.org

4. Resource Analysis: What do we know about the region?

Shaped by the growth of industry clusters and the region's diversification into skill- and knowledge-based industries, Portland's successful economic performance has great significance for the communities that make up the region. The following analysis of what we earn and learn, where we live and work, how we travel, and in the end what we value as a community guides the Regional Investment Strategy.

□ **People**

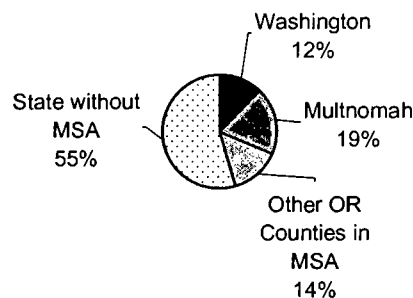
The positive economic changes of the last decade are reflected in the region's burgeoning population. Further, by many measures we are better educated and better off than has ever been the case. That said, the benefits of this economic growth have not been enjoyed evenly across the region's increasingly diverse population. The regional economy has not produced enough family-wage jobs, and faces persistent problems with poverty.

Who lives here?

The region's population has changed substantially over the past decade. Growth is projected to continue, largely through in-migration, resulting in significant differences that should be anticipated by the Regional Investment Plan. These include decreases in the numbers of young adults and school-aged children, as well as an increase in the region's ethnic diversity.

Population has steadily increased over the 1990's, and is projected to surpass two million by 2010. Washington County was the fastest growing county on the Oregon side of the region, adding 73,000 residents between 1990 and 1997, for an increase of 23 percent. Multnomah County also grew, adding 55,000 residents during the same period, although its 9 percent growth rate was the slowest in the metropolitan region. In 1998, Multnomah and Washington Counties' total population was 1,031,288 people. This amounts to one-third of the state's population of 3,282,055.

Chart 2: Metro Share of State Population, 1998



Source: Regional Economic Information System,
Bureau of Economic Analysis

Natural increase in population (the difference between births and deaths) contributed to about 31 percent of the region's growth. The area's overall population increase of 264,000 between 1990 and 1997 was composed of a natural increase of 84,000 and estimated net in migration of 180,000.

As represented below, the region's population is projected to include fewer school-age children (ages 5-17), who should move from 19.9 percent of the population in 1995 to 18.4 percent of the

population in 2010. Further decreases are projected in the numbers of young adults (ages 18-24), who should drop from 10.3 percent of the population in 1995 to 9.8 percent in 2010. Only the share of working age adults (age 25-64) is projected to increase, growing from 57.4 percent of the region's population in 1995 to 59.7 percent in 2010.

Table 7: Age composition

	1995	2000	2005	2010
School age (5-17)	19.9	19.3	18.8	18.4
Young adults (18-24)	10.3	10.5	10.2	9.8
Working age (25-64)	57.4	58.5	59.6	59.7
Elderly (65+)	12.3	11.7	11.4	12.2

Source: IMS Metro Briefing Book 1999

While the region's population is relatively homogenous compared to other major U.S. cities, the minority population has risen dramatically in the last decade, from 139,890 persons in 1990 to 200,020 persons in 1997. This has been driven by large increases in the region's Hispanic population, which grew from 44,733 in 1990 to 77,100 in 1997, a 72 percent increase. Also contributing were a 42 percent increase in the region's Asian population from 46,644 in 1990 to 66,200 in 1997 and a 22 percent increase in the region's African-American population from 36,186 to 47,200 in 1997.

Table 8: Ethnic Composition

	1990	1997	Percent Increase
Overall population	139,890	200,020	43
Hispanic	44,733	77,100	72
Asian	46,644	66,200	42
African American	36,186	47,200	22

Source: Institute of Portland Metropolitan Studies: Metro Briefing Book, 1999

Issues such as education and workforce training are greatly affected by changes in the age makeup and ethnic diversity of the region. Thus, as growth and increasing diversity continue, the changing composition of Metropolitan Portland's population is of great significance to the Regional Investment Plan.

What do we earn?

While the region has seen increases in employment over the past decade, the Regional Investment Plan should be concerned not only with the quantity of jobs, but with their quality. Incomes and wages have risen generally at a faster rate than the nation as a whole, indicating the benefits that have accrued to the region from growth in industries relying on the skill and expertise of workers. However, data on average occupational wages and poverty indicate that not everyone was able to share in the regional economic success.

Historically, the Portland metropolitan area has enjoyed a per capita income somewhat higher than the U.S. average. In fact, the region's per capita income has risen from a little over \$4,000 per year in the late 1960s to more than \$27,388 in 1997. Except for the years 1980 to 1982, real incomes have risen from year to year, indicating a steadily improving standard of living. Adjusted for inflation, Portland residents have about \$10,000 more in income than in the late 1960s. Compared to the nation, Portland's per capita income has risen by 4.8 percent between 1990 and 1997.

Income distribution data from the 1990 Census also shows that Portland's income is much more evenly distributed than is national income. For example, in 1990, 4 percent of all U.S. families and 2.5 percent of all Portland metro families had incomes of less than \$ 5,000 per year. The data shows that Portland had a smaller fraction than the nation of families earning less than \$15,000 per year, a level just above the \$13,359 poverty threshold for a family of four. The region also had a smaller fraction of its families earning more than \$75,000 per year. As a result, a larger fraction of Portland families are found in the middle income categories. The following table shows the fraction of the Portland and U.S. families in low, middle and high-income groups.

Table 9: U.S. and Portland MSA Families, by Income Category, 1990

Family Income Category	U.S.	Portland MSA
Less than \$5,000	4.0%	2.5%
\$5,000 to \$9,999	5.6%	4.2%
\$10,000 to 14,999	7.2%	5.8%
\$15,000 to \$24,999	16.4%	16.1%
\$25,000 to \$34,999	16.5%	18.1%
\$35,000 to \$49,999	20.4%	23.3%
\$50,000 to \$74,999	18.2%	19.6%
\$75,000 to \$99,999	6.3%	5.8%
\$100,000 or more	5.4%	4.7%

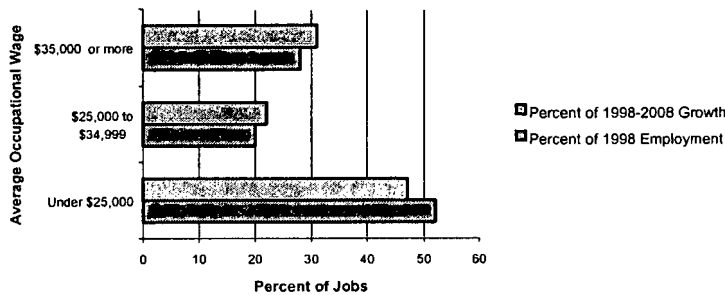
Source: 1990 Census of Population and Housing

Like income, average wages have risen steadily in the region, from about \$15,200 per worker in 1980 to about \$29,900 per worker in 1996. While this seems like an impressive gain, much of the increase is due to inflation. Stated in inflation adjusted dollars, wages per worker in the metro area are up only slightly over this time period, from about \$29,300 in 1980 to \$30,500 in 1996, an increase of just \$1,200 per worker, or about 4 percent (amounts expressed in chained 1997 dollars).

As for the distribution of those wages, the Bureau of Labor Statistics completed a survey in 1997 which provided the following data: About 10 percent of all workers earned less than \$7.30 per hour, and only about 10 percent of all workers earned more than \$27.14 per hour. Half of all workers earned between \$9.50 per hour and \$19.65 per hour.

Placing that broad range in perspective, the Oregon Employment Department surveys average wage levels by occupation. In 1998, they found that 52 percent of all jobs in the Portland metropolitan area are in occupations with average wage levels of less than \$25,000 per year. On the opposite extreme only 28 percent of the region's work force was employed in high wage occupations earning on average \$35,000 or more. However, their forecasts through 2008 project a higher percentage of the region's new jobs will be in higher wage categories.

Chart 3: Jobs by Average Occupational Wage



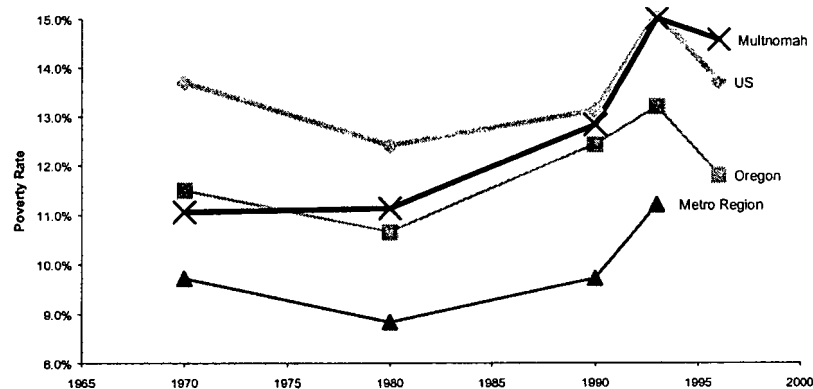
Source: Oregon Employment Department, 1999 Regional Economic Profile

Poverty rates for the nation and metropolitan region since 1970 indicate that the incidence of poverty in the region has been consistently lower. As indicated in Chart 4, U.S. rates of poverty have ranges from 13.7 percent in 1970, down to 12.4 percent in 1980 and rising to 13.1 percent in 1990. Figures for the Metropolitan Region went from 9.7 percent in 1970 to a low of 8.8 percent in 1980, rising again to 9.7 percent in 1990.

Most recent estimates from the U.S. Census Bureau (Current Population Survey) indicate that rates remain low, with 1995 figures ranging across the region from 7.1 percent in Washington County and 6.8 percent in Clark County, Washington.

The exception in the region is Multnomah County, which at 13.5 percent is the only jurisdiction with higher rates than the 12.5 percent statewide figure. Further data, compiled at the tract level for Multnomah County by the Census Bureau's American Community Survey, suggests that despite positive job growth, the incidence of poverty in Multnomah County remains high at 14.1 percent. This concentration of poverty is highest in North-Northeast Portland, with 10 percent of the county's population and 22 percent of poverty, and Outer Southeast Portland with six percent of population and 18 percent of poverty in the county.

Chart 4: Poverty Rate 1970 - 1996



Source: 1970, 1980, 1990 Census Data, American Community Survey, March 1997 Current Population Survey

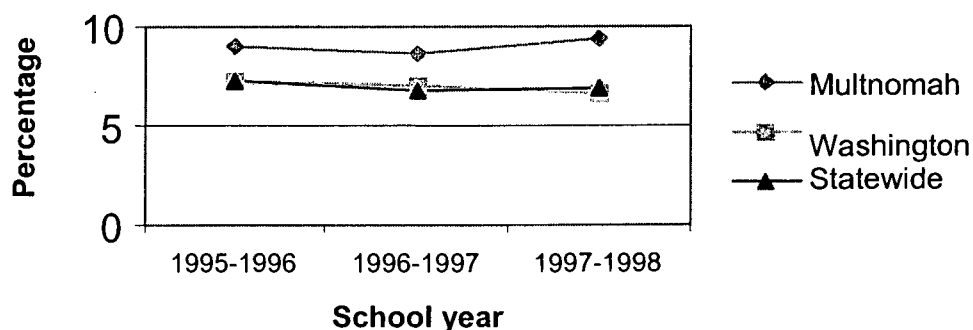
What do we know?

The disparity suggested by the juxtaposition of rising per capita incomes, low average occupational wages and persistent pockets of poverty is echoed in an examination of statistics on educational attainment and outcomes in the region. The metropolitan region's population is one of the nation's best educated, far ahead in the number of individuals holding at least four-year college degrees. However, results in secondary education are mixed, with high school drop out rates rising. This difference in educational outcomes indicates that sustaining future high levels of educational attainment should be a great concern of the Regional Investment Plan.

One-third of metropolitan Portland's adult population has at least a four-year college degree, ranking the region among the ten best-educated large metropolitan areas. Educational attainment in the region, always somewhat above the national average, has improved dramatically in the 1990s, coincident with the region's high tech boom and the in-migration of many well-educated new residents. In fact, the Oregon Employment Department estimates that about 50 percent of interstate migrants to Oregon who settle in the Portland metropolitan area have at least a four-year college degree. Further the American Electronics Association estimates that 54 percent of Oregon high tech employees have a four-year degree or greater level of education.

At the same time rates of higher education attainment were climbing, the high school drop out rates in Multnomah and Washington Counties have either been on par or have exceeded state figures. In fact, Multnomah County has consistently had one of the highest rates in the state, averaging 9 percent between the 1995-1998 school years. As outlined in Chart 5 below, Washington County's rates have been closer to statewide figures, with an average of 7 percent of student's in grades 7-12 dropping out between the 1995 and 1998 school years compared to the statewide figure of 6.9 percent. Even so, both counties lead the state in this measure, with Multnomah's rate third highest and Washington thirteenth out of Oregon's 36 counties.

Chart 5: Drop-out rates for Multnomah County, Washington County, and the State of Oregon



Source: Oregon Progress Board, 1999 County Data Book

□ Places

Economic success and population growth has turned attention to the maintenance and improvement of the region's quality of life as a key to ensuring that all communities are great places to live and do business. We increasingly live and work on a regional scale and our successful economic performance has not benefited all of the communities that make up the region. There are still areas of need and pockets of poverty that manifest themselves both geographically in distressed communities, and in communities of interest spread across the region.

Where do we work and live?

The Regional Investment Plan, in considering both population growth and its relationship to the region's valued quality of life, should be intimately concerned with questions of how we work and live. While Portland represents a much more attractive and vibrant urban core than many U.S. center cities, the region's growth in jobs and population has become increasingly decentralized over the last decade. The resulting changes in the balance between jobs and housing throughout the region affect not only transportation costs and housing affordability, but the sense of community, the strong neighborhoods, and the environment that contribute to the quality of life that attracts both people and employers to the region.

Within the region, there are tight population and employment linkages between counties, especially the region's four most populous counties – Clackamas, Clark, Multnomah and Washington – as evidenced by commuting patterns. In 1990, more than 200,000 of the MSA's workers, about one-third of the region's workforce, worked in a different MSA county than they lived in. Because much of the region's employment remains centralized, Multnomah County is a big importer of labor from the surrounding counties. In 1990 for example, commuters from outside the County held about 40 percent of the 357,000 jobs in there. Multnomah County employers provided jobs to 82 percent of the workers living in Multnomah County, 47 percent of the workers living in Clackamas County, 36 percent of the workers living in Washington County and 28 percent of the workers living in Clark County. In fact, persons living in Clackamas County are more likely to work in Multnomah County than in Clackamas County.

The projections outlined below indicate the volume of continued residential and employment growth, particularly in suburban communities. While the projected increases vary across jurisdictions, the data shows that substantial gains in population and employment in Washington County should outpace those in occurring in Multnomah County. For example, projections for Washington County indicate an increase of 207,918 person or 49 percent and an increase in employment by 240,104 jobs, or 94 percent. Multnomah County population is projected to increase by 131,208 persons, for a 23 percent increase since 1994, while employment should grow by 201,568, for a 44 percent increase.

Table 10: Regional Growth

Metro/RTP Areas	Population			Employment		
	1994	2020	Projected Increase	1994	2020	Projected Increase
Multnomah County	574,694	705,902	131,208 (+23%)	454,087	655,655	201,568 (+44%)
Washington County*	424,918	632,836	207,918 (+49%)	256,246	496,350	240,104 (+94%)
Clackamas County	146,747	333,012	186,265 (+127%)	81,599	176,584	94,985 (+116%)
Clark County, WA	282,437	480,387	197,950 (+70%)	123,759	228,523	104,764 (+85%)
Rural Reserves	123,868	196,806	72,938 (+59%)	31,956	53,844	21,888 (+70%)
Total	1,552,664	2,348,943	796,279 (+51%)	947,647	1,610,956	663,309 (+70%)

Source: 2000 Regional Transportation Plan, Metro; *Includes areas of Clackamas County west of the Willamette River

Rates of owner-occupied housing are an important measure of affordability and community stability and have suffered recent reversals. Declining from 57 percent in Multnomah and 64 percent in Washington County in 1980 to 55 and 61 percent respectively in 1990, both localities trail statewide home ownership figures of 65 percent in 1980 and 63 percent in 1990, and are below the state target of 68 percent for 2000.

Chart 6: Owner occupied housing



Source: 1999 Oregon Progress Board County Data Book

What do we value?

With the region's population continuing to grow and change, core values and beliefs that are a part of Portland's identifiable quality of life "brand" have significance for the Regional Investment Plan. They attract and retain skilled people and sustain the growth of industry clusters. These values have found voice in public concerns dealing with sustaining community, neighborhood, the environment and quality of life in general. Recent survey research by the Institute of Portland Metropolitan Studies indicates that the protection of environmental quality and the management of regional growth are primary concerns of both the general public as well as opinion leaders.

Portland's brand of "urban environmentalism" aims to sustain communities and neighborhoods while accommodating growth and maintaining access to the region's natural resources. The Oregon Progress Board's recently released "State of the Environment Report" groups

Multnomah and Washington Counties into a larger "Eco-region" that runs the length of the Willamette Valley. Stretching from Portland to Eugene, this area contains almost 70 percent of the state's population, the majority of its industry and almost half its farmland.

Citing the Willamette Valley's role as both Oregon's agricultural heartland and home to the state's urban industrial and population centers, the report notes declines in water quality and loss of native species habitat associated with the historical loss of the Valley's natural features to urban and residential development. The Oregon Progress Board 1999 Benchmarks County Data Book also measures the impact of urban Portland on the environment, noting that increases in the average solid waste production for Multnomah and Washington County residents has grown from 1,526 pounds per year in 1990 to 1,769 per year in 1998. This exceeds the state target for year 2000 of 1,506 pounds per capita.

Who was left out of the economic success?

The Oregon Economic and Community Development Department maintains a list of "distressed areas." The evaluation of distressed communities is based on data about county unemployment rates, per capita income, average pay per worker, population changes, unemployment insurance benefit recipients, the industrial diversity based on employment distribution, families in poverty, and job loss. Based on data from these sources, the department calculates an index for which the threshold is 1.2. For Multnomah County the Lents neighborhood and North/Northeast Portland are on this list of distressed communities with an index of 1.27 and 1.48 respectively. Banks (1.85) and Gaston (1.86) in Washington County are distressed communities as well.

Working through the state needs and issues process many of the communities of rural western Washington County have identified priorities in services and infrastructure to address the quality of life issues outlined above. A similar process is underway in the Lents neighborhood and North/Northeast Portland through the Portland Development Commission's Urban Renewal Process.

While the state list of "distressed areas" is instructive, our understanding of distress should be expanded to include communities that feature significant concentrations of the individual characteristics described in the state index, as well as unincorporated areas that are not examined and communities of interest bypassed by our economic growth. As the U.S. Census releases detailed information in the next year this could be a priority for further study.

□ Clusters

The Portland economy has grown consistently for a decade and a half, almost always outperforming the nation. Population, wages, and personal incomes have risen while the economy as a whole experienced a fundamental transformation from a singular reliance on natural resource industries to an increasingly diversified, knowledge-based economy. Today we no longer rely solely on drawing a living from the land, but trade on the products and services created by skilled people attracted to our community and its natural and built environments. These skilled people, attached to this special place, have allowed us to develop distinctive competencies that manifest themselves in industry clusters that are the driving force behind the regional economy.

What drives the economy?

The regional economic structure consists of core industry competencies that determine future economic prosperity and success. The competencies are apparent in sector growth patterns showing that several industries grew much faster in Portland than they did in the rest of the country. These key export-based industries are high technology, nursery products, creative services, and the metals industry. These four industries form the region's primary industrial clusters, which are rooted in the region and draw on current local strengths that should be sustained by the Regional Investment Plan.

These clusters drive the economy because their products are exported and their economic activity contributes to multiplier effects that benefit the region as a whole. A healthy growth of such industry clusters will contribute to their comparative and competitive economic advantage. Industry cluster growth will have obvious effects such as direct employment impacts of new hiring or economic multiplier effects. These multipliers are felt through the local economy through related growth in the retail and personal services sectors.

There are, however, less obvious effects. Firms belonging to healthy growing clusters connect with firms from other sectors in supplier-buyer relationships. These relationships contribute to the exchange of information between the firms which will help the companies to be more innovative and therefore more competitive in a global economy. Thus, industry clusters also contribute in an intangible way by cultivating these relationships, creating a form of "social capital" within the local economy.

Table 1: Portland's cluster performance, 1990 to 1996

Cluster	Number of Jobs 1990	Number of Jobs 1996	% Change
High technology	37,711	45,582	20.9%
Nursery Products	6,261	8,926	42.6%
Creative Services	8,212*	13,523*	65.7%
Metals, machinery and transportation equipment	35,817	37,134	3.7%
Lumber and Wood Products	22,041	17,610	-20.1%

Source: *Progress of a Region: The Metropolitan Economy in the 1990s. Technical Report of the Regional Connections Project, Institute of Portland Metropolitan Studies, College of Urban and Public Affairs, Portland State University, April 1999.*

* Data for creative services employment is for 1992 and 1997 respectively.

Portland's industry clusters are not static. They are dynamic and experience different rates of change over time. This pattern has been evident especially in the lumber and wood products cluster. Employment in this industry has declined dramatically, dropping 20 percent, or more than 4,000 jobs between 1990 and 1996. At the same time, other clusters experienced employment growth ranging from more than 7,000 jobs in high technology to almost 2,000 jobs in metals and transportation equipment.

High Technology Cluster

High technology industries in Portland's Silicon Forest have been characterized during the 1990s by rapid job growth and high and rising wages. Further, massive industry investment has promoted a rapidly increasing level of research and development activity, and fostered the development of many fast growing, indigenous firms. Portland's high technology industry cluster exhibits a distinctive specialization in numerous areas. These include semiconductor manufacturing, semiconductor materials, and semiconductor manufacturing equipment, as well as electronic design automation software and display technologies.

Table 2: Economic Dimensions of Portland's high technology cluster

Segment	Employment	Average Pay
Computers	4,206	\$ 48,755
Electronic & Electrical Machinery	23,530	\$ 57,771
Instruments	10,378	\$ 53,535
High Tech Wholesaling	11,607	\$ 49,195
Software and Computer Services	11,856	\$ 51,781
Total, Oregon Portion of Metro Area	61,577	\$ 53,671

Source: Oregon Employment Department, 1997 Covered Employment and Payroll Data.

Major high technology firms in the area include: Intel (14,500 employees), Tektronix (4,000), Sequent Computer Systems, now IBM (2,500), Hewlett-Packard Co. (2,000), Epson Portland Inc. (1,800), SEH America Inc. (1,800), Wacker Siltronic (1,700), Merix (1,100), Precision Interconnect (1,000) and Planar Systems (900). The knowledge created in the region by these top ten high technology firms is evidenced by the 1,459 patents they generated in 1998. In fact, between 1990 and 1998 patent growth in the region increased 10 percent per year compared to 6 percent in the rest of the nation.

Firms that take root in the Silicon Forest experience advantages from this critical mass of high technology firms. They are sustained by a growing number of venture capital firms and specialized business services, as well as a skilled labor pool from which the companies can draw. The regional high technology cluster is also supported by two important business associations: the Oregon chapter of the American Electronics Association (AEA) and the Software Association of Oregon (SAO). Geographically, high technology businesses are mainly concentrated in Washington County and some of the foreign-owned firms, mainly silicon wafer producers and large-scale fabs, are located in Clark and Multnomah counties.

Nursery Products Cluster

The nursery products industry represents another important cluster, one with a history in the regional economy dating back to the turn of the century. The industry consists of more than 1,000 mostly small, locally owned firms, employing more than 10,000 workers, and generating annual sales of more than half a billion dollars.

Table 3: Economic Dimensions of Portland's nursery industry cluster, Metro Portland & Marion County, 1998

Segment	Employment	Average Pay
Nursery products	6,408	\$ 19,600
Landscape and horticultural consulting services	359	\$ 26,957
Lawn and garden services	3,226	\$ 22,551
Shrub and tree services	306	\$ 26,801
Wholesale flowers and florist supplies	791	\$ 19,939
Retail nursery and garden supply stores	740	\$ 21,484
Totals	11,829	\$ 20,956

Source: Oregon Employment Department, 1998 Covered Employment and Payroll Data.

A key to the industry's success has been cooperative marketing efforts promoted by the Oregon Association of Nurserymen (the state trade association) as well as the tight geographic concentration of firms on the fringes of the urbanized portion of the metro region. Producing a highly specialized, high quality, "value-added" agricultural product, Oregon's nursery industry accounts for about 11 percent of all the nursery products produced in the United States.

Creative Services Cluster

The creative services industry cluster is largely concentrated in downtown Portland. This industry encompasses firms in software, multimedia, advertising, public relations, film and video, and design firms. Between 1992 and 1997, jobs in creative services grew twice as fast as the regional economy, 9 percent annually for creative services, compared to the 4.4 percent for the metropolitan average.

Table 4: Economic Dimensions of Portland's creative service cluster, 1997

Segment	Employment	Average Pay
Advertising agencies and services	2,346	\$ 43,694
Advertising, commercial photo, graphic design	1,224	\$ 31,201
Computer software, integration and data processing	7,719	\$ 52,106
Motion pictures	1,257	\$ 31,655
Theatrical producers and services	587	\$ 18,201
Public relations services	390	\$ 45,554
Totals	13,523	\$ 45,193

Source: Oregon Employment Department, 1997 Covered Employment and Payroll Data.

The economic vitality of this industry is enhanced by firms' strong relationships to each other as suppliers and customers of each other's services and products. The industry's Creative Services Alliance is the focus of a wide range of collaborative industry activities. In addition to enhancement of collaboration and networking among firms, the Alliance supports businesses in areas of work including talent and workforce development, marketing the region as a creative service hub, and promoting business development infrastructure.

Metals Products Cluster

Within the Portland region's manufacturing sector the cluster of firms in the metals industry is an important employer. About 1,700 firms directly employ more than 55,000 workers. The average pay for the industry is \$35,000 per year, about one-third more than the average for all workers in the Oregon economy. Metals industry firms are involved in a diverse range of activities. These include primary metal production, and manufacturing of fabricated components, as well as designing and building a wide range of specialized machinery and transportation products such as trucks, railcars, ships, and aircraft components.

Table 5: Economic Dimensions of Portland's metals products cluster, 1996

Segment	Employment	Average Pay
Primary metals industries	11,028	\$ 40,411
Fabricated metals products	13,810	\$ 30,794
Industrial machinery & equipment	14,972	\$ 39,237
Transportation equipment	15,508	\$ 35,767
Total	55,318	\$ 35,397

Source: Oregon Employment Department, 1996 Covered Employment and Payroll Data.

Geographically, metals products manufacturers are fairly dispersed throughout the region, with a few concentrations in widely scattered locations. The Metals Industry Council primarily represents the larger firms in the industry, while The Oregon Precision Metal Fabricators Association works with smaller firms, many of whom are suppliers to the high tech industry.

What do clusters mean for the region's economic performance?

The growth of specialized industry clusters has occurred as the region moves from a singular reliance on the natural landscape to a diversified economy built on a landscape of knowledge and skills. Understanding the connection between the health of clusters and the region's healthy economic performance has a great significance for the Regional Investment Plan. As outlined below, the region has thrived economically during this transition.

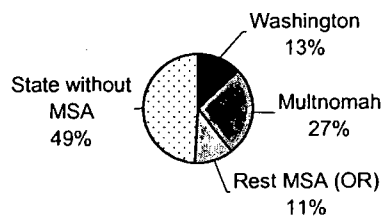
Table 6: Key Economic Indicators, Portland Metropolitan Area, 1997 compared to all U.S. Metro Areas

	Portland	All U.S. Metropolitan Areas
Population	1,789,790	
Population Growth 1990-1997	2.3%	1.1%
Employment	1,165,642	
Employment Growth 1990-1997	3.4%	1.6%
Manufacturing Employment	155,263	
Manufacturing Growth 1990-1997	2.5%	-0.4%
Per Capita Income	\$ 27,388	\$ 26,840
(Percent of Metro Average)	102.0%	100%
Per Capita Income Growth 1990-1997	4.8%	4.0%

Source: Bureau of Economic Analysis, Regional Economic Information System

For nearly a decade and a half, Portland has compiled a record of strong employment and population growth. The population of the Portland metropolitan region has steadily increased over the past three decades totaling 1,789,790 in 1997. The majority of this increase came from in-migration into the region. According to 1997 population estimates, the majority of the region's population lives in the region's job centers of Multnomah and Washington counties.

Chart 7: Metro Share of State Employment, 1998



Source: Regional Economic Information System, BEA

The region has recorded increases in employment since 1983. Total full- and part-time employment in the Portland area economy has grown especially rapidly during the 1990s. Since 1990, total full- and part-time employment in the region has increased from 923,000 workers to nearly 1,185,000 workers in 1998. During the eight-year period from 1990 to 1998, the Portland metro economy added nearly 262,000 jobs. In 1998, Washington and Multnomah counties accounted for 40 percent of Oregon's employment.

The region added 26,000 new manufacturing jobs between 1990 and 1998. This growth in Portland, driven by expansions in high skill and high technology manufacturing, has occurred at a time when manufacturing employment has been declining nationally.

Portland's unemployment rate has consistently been below that of both the nation and the rest of Oregon as well. The region's 1997 unemployment rate of 4.3 percent is in keeping with rates that have been low by historical standards over the past decade. Unemployment ranged between 3.7 percent, the low point in calendar year 1995, and 6.4 percent for 1992, the highest rate recorded in the 1990s.

5. Needs & Barriers

While our economy is doing well, our single greatest barrier to continued success has been the lack of a coordinated economic and community development strategy. This undermines efforts to sustain our economic growth and broaden its reach throughout the communities that make up the region. Sincere efforts at the local level may understand the fundamental connections between people, places, and industrial clusters in driving the regional economy, but they lack a framework to connect these themes across political and programmatic boundaries. Beyond this broad concern, several needs and barriers related to the plan's strategic elements emerged during the data collection process:

□ **People**

While workforce development is consistently cited as a priority across the region, the effectiveness of programs, whether in higher education, secondary schools, or employment and training, was questioned in interviews conducted for this plan.

Despite the fact that the region is job-rich, and while incomes are rising, it appears that the region does not develop enough family-wage jobs. In many areas we face a skills mismatch between the current population and the new, high-wage jobs that are driving the regional economy. This leads to inequitable distribution of economic growth and a failure to affect persistent pockets of poverty in the region. While as a region we may agree in response that our people need to develop greater expertise, the scope of the problem overwhelms purely local action.

Structural barriers to access to education and training for some population groups may also pose challenges to regional economic and community development policy. Needs in specific minority communities for mentoring and/or programs to link residents to regional workforce development and education opportunities are one of many responses to such structural barriers.

□ **Places**

Further, our public infrastructure, particularly in transportation, represents a frequently cited concern for communities across the region. Our regional growth is creating challenges in areas of access and affordability that reach across political boundaries and affect how we work, live and do business. These problems raise fundamental concerns about our quality of life and the very reasons that have attracted and retain the talented people who work in the industrial clusters that drive our economy.

In addition, distressed neighborhoods and communities face numerous service and infrastructure needs in order to be able to provide jobs and livable residential environments. While distressed areas may enjoy some of the strongest sense of community in the region, they face some of the greatest barriers to maintaining quality of life.

□ Clusters

Unforeseen developments in the world economy might pose new needs and barriers to the development of various export industries in the region. Thus, ongoing monitoring of the health of the region's clusters and attention to tasks that facilitate their development remain an important need for the region.

6. The Regional Investment Strategic Framework

Based on its analysis of the region's resources, needs, and barriers, the Regional Investment Board has identified three goals for its investments in the region:

- ❑ **People:** Increase the capacity of all people to participate in and benefit from economic growth by improving **worker skills**, providing pathways to **entrepreneurship**, and enhancing **life-long learning opportunities**.
- ❑ **Places:** Ensure that all **communities** are great places to live and do business, have adequate and high quality **public infrastructure**, and sustain **environmental quality**. In considering these issues, the Board will pay special attention to the **needs of distressed communities**.
- ❑ **Clusters:** Foster vital, innovative **industry clusters** by meeting the physical needs of industry, promoting cluster relationships, and supporting efforts to improve global competitiveness and enhance innovative capacity. Regional clusters currently include high tech, creative services, metals/machinery/transportation equipment, nursery products, special foods/craft beverages, and lumber and wood products.

Strategic Elements	Primary Strategy	Secondary Strategies
People	Improve worker skills.	Enhance opportunities for and pathways to entrepreneurship.
		Educate the next workforce: Higher education
		Educate the next workforce: Primary and secondary education
Places	Enhance the livability of and business climate within distressed communities.	Maintain and improve quality of life
		Provide quality public infrastructure
		Sustain and enhance environmental quality
Clusters	Foster vital, innovative industry clusters for: - high technology, - creative services, - metals, machinery, transportation equipment, - nursery products, - specialty foods / craft beverages; and - lumber and wood products.	Meet the physical needs of industry
		Promote cluster relationships
		Improve global competitiveness
		Enhance innovation

People

"...increase the capacity of all people to participate and benefit from our economic growth..."

Primary Strategy:

⊕ Improve worker skills

The region's continued strengths in traditional and emerging industries are challenged by the increasingly technical demands of work in these fields, and the inability of many firms in some industries to attract younger workers to replace their rapidly aging workforces.

- ⇒ **The Regional Investment Plan should assist both workers and employers with maintaining up-to-date and transferable skills, now and into the future.**

Secondary Strategies:

⊕ Enhance opportunities for and pathways to entrepreneurship

Despite more than a decade of dramatic increases in employment, the regional economy has not produced enough family-wage jobs, and faces persistent problems with poverty, suggesting that the benefits of economic growth have not been enjoyed evenly across the region's increasingly diverse population.

- ⇒ **The Regional Investment Plan should assist those that have not had the opportunity to participate in the strong economy, particularly residents of rural and distressed communities, by promoting entrepreneurship opportunities, as well as efforts that support those facing barriers to participation in the workforce.**

⊕ Educate the next workforce: Higher education

Having relied heavily on attracting skilled workers from outside of Oregon, the region's industries need a higher education system that enables the region to "grow its own" expertise in the workforce. Additionally the system should be able to provide the continuing education demanded by our existing high skills workforce.

- ⇒ **The Regional Investment Plan should support enhanced offerings from universities and community colleges across the region that augment public and private cluster workforce development efforts.**

⊕ Educate the next workforce: Primary and secondary education

A quality primary and secondary system is crucial both to developing a skilled workforce and providing everyone with the opportunity to benefit from the strong economy. Further, negative student outcomes could create barriers to retaining talented people and the firms they work for in the region.

- ⇒ **The Regional Investment Plan should support efforts aimed at improving outcomes in primary and secondary education, while also forging closer links between education and industry.**

Places

"...catalyzing efforts to ensure that all communities are great places to live and do business..."

Primary Strategy:

⊕ Enhance the livability of and business climate within distressed communities

Certain communities consistently bear the burden of the region's problems with poverty and limited opportunities for family-wage employment. Representing untapped resources for firms, their development would improve the region's competitive position.

- ⇒ **The Regional Investment Plan should work to bring the benefits of our region's economic growth to distressed or lagging communities.**

Secondary Strategies

⊕ Maintain and improve quality of life

Concern over maintaining and improving quality of life is a defining characteristic for residents in both Multnomah and Washington Counties. Our quality of life is found in the spectacular natural environment, vital and attractive city centers, vital and safe communities, and healthy urban/rural/suburban systems that meet the needs of our region's people.

- ⇒ **The Regional Investment Plan should support efforts aimed at addressing the effects of community growth and change that threaten to undermine the region's quality of life.**

⊕ Provide quality public infrastructure

Infrastructure is vital both to our quality of life and economic competitiveness as a region. The quality of that infrastructure has been challenged by our growth and success in recent years.

- ⇒ **The Regional Investment Plan should support efforts to upgrade and update infrastructure in a manner that is efficient and sustainable.**

⊕ Sustain and enhance environmental quality

Maintaining our quality of life over the long term is intimately connected with the quality of the natural and built environment.

- ⇒ **The Regional Investment Plan should promote a long term regional outlook that maintains a commitment to environmental quality as the region's "brand."**

Clusters

"...fostering vital, innovative industry clusters."

Primary Strategy

⊕ Foster vital, innovative industry clusters for:

- high technology
- creative services
- metals, machinery, transportation equipment
- nursery products
- specialty foods/craft beverages, and
- lumber and wood products.

Secondary Strategies

⊕ Meet the physical needs of industry

Industry clusters are firmly rooted in geography. While the region hosts several unique physical environments where industry clusters have thrived, some industries and some areas face challenges for economic growth. These challenges include the availability of land or buildings, and the ability to efficiently move goods and people.

- ⇒ **The Regional Investment Plan should support efforts to retain healthy industry clusters in communities across the region.**

⊕ Promote cluster relations

Individual firms that make up Washington and Multnomah County's industry clusters are rooted in relationships to each other and to public and private institutions in the region. Such relationships are important for the competitive success of the clusters.

- ⇒ **The Regional Investment Plan should promote cluster relationships as well as a better understanding of the dynamics of such clusters.**

⊕ Improve global competitiveness

The region's industry clusters compete in global markets. Connections to producers, suppliers and markets regionally, nationally, as well as internationally are critical to maintaining competition.

- ⇒ **The Regional Investment Plan should support projects that ensure the global competitiveness of the businesses in the region.**

⊕ Enhance innovation

Washington and Multnomah County host unique industrial clusters. The success and resilience of these clusters depends on the ability of the businesses to create innovation in products and processes.

- ⇒ **The Regional Investment Plan should support efforts to enhance the innovative capacity of the region's industrial clusters.**

7. Implementation

After the Board approved the Regional Investment Strategy, a request for proposals was sent out on November 21, 2000 to more than 400 interested parties in Multnomah and Washington County. Applicants were given until February 9, 2001 to submit proposals. Workshops for applicants to learn more about the Regional Investment Program took place during January in Gresham, Hillsboro, and Northeast Portland. These meetings provided applicants with the opportunity to meet the Board staff and learn important information concerning the Regional Investment Plan, the application, contracting and other issues. Staff will review submitted proposals and the Board will select projects using the following criteria:

- ❑ **Responsiveness to application requirements** outlined in the RFP. Requirements include:
 1. Executive summary: a clear and concise presentation of the project goals and outcomes.
 2. Project narrative: the narrative should provide a clear explanation of how the proposed project responds to the goals and strategy presented in the Regional Investment Plan. In addition, the narrative should explain how the project will be accomplished, what its outputs and outcomes will be, and how the project will be assessed.
 3. Budget: a presentation of how all resources needed to complete the project will be secured and allocated.
 4. Letters of commitment from other funding sources.
 5. Letters of support from project partners.
- ❑ **Addressing the strategic themes:** The Regional Investment Board has developed the strategic themes of people, places, and clusters in response to conditions in the region and near-term opportunities. It expects proposed projects will directly address at least one of these three themes consistent with the objectives outlined in the Regional Investment Plan. The Board also recognizes that the three strategic areas are closely linked to each other. To reflect these interdependencies, project proposals that pertain to more than one of the key themes will be encouraged and reviewed more favorably.
- ❑ **Leveraging funds:** Projects must leverage funding or in-kind contributions from other sources or demonstrate why it is not feasible or warranted at this time. Given the diverse and dynamic nature of the region, and the wide range of needs in area communities, the Board does not expect to provide 100 percent of the resources needed to successfully complete proposed projects. Further, if projects propose using Regional or Rural Investment funds as match for other, as yet unsecured funds necessary for the completion of the project, applicants should explain what the Regional or Rural Investment funds will produce in the way of outputs and outcomes during the project period.
- ❑ **Partnerships:** Projects must show partnerships with other organizations, institutions or groups or demonstrate why it is not feasible or warranted at this time. If an organization, institution, or agency is involved in any of the activities of a proposed project, or expected to respond in any way to either a project or its products, then a letter of support should be provided by that organization, institution, or agency.

In making its selections, the Board will fund projects in a manner that is geographically balanced. Although final intermediate outcomes for each project will be negotiated at the time when contracts are signed, the Board will also pay close attention to the proposed impact of projects and the manner in which applicants propose to assess impacts. The Board may choose to negotiate funding levels and other aspects of projects with proposers.

Further, the Board recognizes that some projects will require more than one year to be of greatest utility to the region, and to fully respond to the goals of the Plan. The issues addressed by this Plan are not easily addressed or resolved solely with the resources of the Board or within a single year. Consequently, the Board encourages sponsors of long-term projects to submit proposals recognizing that funding must be requested in increments and outcomes need to be assessed and demonstrated annually.

Given the broad nature of its task, and the fact that this is the first round of investments in the region, the Board will necessarily be exercising its discretion in crafting a package of investments that in its view will best meet the needs of the region and best, as a package, enable the Board to learn how its Regional Investment Strategy works. The Board will screen and rank projects for funding, keeping in mind the criteria listed above and its interest in crafting the best overall package of projects. The Board will select projects for funding in February and March. All decisions of the Board will be final. Successful applicants will enter into contracts with the Portland Development Commission, the Board's fiscal agent, and begin work in April/May. Funds must be expended within one year.

Contracting Requirements

The Portland Development Commission, acting as the contract administrator for the Multnomah-Washington Regional Investment Board, requires the following information and documentation be provided in order to execute Grant Award Agreements with successful applicants:

Certificates of Insurance:

- ☐ Provide commercial general and automobile liability insurance written on an "occurrence" basis.
- ☐ Such insurance shall be in the amount of not less than \$500,000 combined single limit for liability insuring bodily and/or personal injury, including death and disease, and property damages.
- ☐ Include coverage for any owned, non-owned or hired motor vehicle equipment, contracted liability, operations, products, completed operations, negligent acts, and all operations of subcontractors.
- ☐ Provide a certificate of insurance that names the "*Portland Development Commission and the City of Portland and each of their respective officials, employees and agents*" as additional insureds (exact language must be used).
- ☐ Provide that coverage afforded will not be canceled without at least 30 days prior written notice to the Commission.

Worker's Compensation Insurance:

- ☐ The contractor, its subcontractors, if any, and all employers working under this contract who are subject employers under the Oregon Workers' Compensation Law shall comply with ORS 656.017, which requires them to provide workers' compensation coverage for all their subject workers. The contractor shall maintain workers' compensation insurance coverage for the duration of the contract.

Federal Tax ID Number:

- ☐ Every contractor is required to provide their federal tax ID number.

State Tax ID Number:

- ☐ Every contractor is required to provide their state tax ID number.

Business License (For Profit Companies or Organizations):

- ☐ Every for profit contractor is required to hold a City of Portland Business License or the appropriate Business License for the location of the organization and its work. These organizations will also need to enter into a "First Source Hiring Agreement" with the Board, which will commit the contractor to attempting to employ residents of distressed communities through *worksystems inc.*, the regional workforce agency.

Reporting Requirements

As a part of this program, the State of Oregon requires that contractors must also report on a regular schedule detailed information on their activities. These involve not only spending by contractors and their partners, but information on project outputs and outcomes as well. Failure to completely respond to reporting requirements can be a reason for contract termination.

8. Rural Action Plan

Rural investment funds will be made available to areas in the region outside of the Metro Urban Growth Boundary, including incorporated cities located in those rural areas. The Regional Investment Board will apply the same set of criteria for projects applying for rural, regional, and multi-regional investment funds. All applicants should respond to the strategic framework outlined in the Regional Investment Plan.

9. Disadvantaged / Minority Involvement

The Regional Investment Plan recognizes that the population of Multnomah and Washington County is becoming more diverse. Additionally, the two counties still face pockets of poverty highlighting the fact that there are communities that have not shared in the benefits of a growing regional economy. Therefore, the Regional Investment Plan identifies specifically the needs of distressed communities as a primary investment target.

The Regional Investment Board and staff solicited comprehensive input from a variety of community and economic development groups. Input was solicited from various ethnic groups, rural communities, as well as representatives from low-income communities. Additionally, the Board and staff has made extensive outreach efforts to disadvantaged and minority individuals, groups, and organizations regarding the existence of the Regional Investment Program, the availability of funds, and the application process. We have also consciously located workshops for applicants in diverse communities.

10. Evaluation

The evaluation of the Regional Investment Program is based on the goals established for the region. The Board identified specific higher level outcomes as regional benchmarks (see matrix next page) that will be collected and used to evaluate the overall strategy. In addition, the Board will work with project applicants to define, measure, and monitor outputs and intermediate outcomes as described below.

Outputs

- The numbers of items produced by a program or project funded by the Regional Investment Board. Viewed through a short term perspective they indicate progress toward intermediate outcomes.

Intermediate Outcomes

- Proposed by applicants, these milestones are viewed through a short to medium term perspective. They represent the changes associated with the successful completion of a program or project and which contribute to overall efforts aimed at achieving high level outcomes.

High Level Outcomes

- Changes in the overall quality of the region's economy or capacity of its workforce being sought through the combined efforts of public, private, and nonprofit sector efforts. Progress towards these broad goals is viewed over a long-term perspective and is affected by societal forces. Achieving these outcomes is beyond the scope of an individual project.

If applicable contractors must also report of the relationship of their activities to distressed areas, as well as any jobs that may have been created or retained in the region that can credited to their activities.

Strategic Elements	Regional Investment Goals	Intermediate Outcomes	High Level Outcome./ Regional Benchmark
People	<i>Increase the capacity of all people to participate in and benefit from economic growth by improving worker skills, providing pathways to entrepreneurship, and enhancing life-long learning opportunities.</i>	<i>To be proposed by project applicants</i>	<ol style="list-style-type: none"> 1. Percentage increase of adults completing high school or equivalent 2. Percentage increase in adults who have postsecondary professional-technical credentials 3. Percentage increase in adults who have completed – bachelor's degree – advanced degree 4. Percentage increase in average wages compared to percentage increase in regional median income 5. Percentage increase in number of certified minority and women-owned business enterprises 6. Number of additional business start-ups
Places	<i>Ensure that all communities are great places to live and do business, have adequate and high quality public infrastructure, and sustain environmental quality. In considering these issues, the Board will pay special attention to the needs of distressed communities.</i>	<i>To be proposed by project applicants</i>	<ol style="list-style-type: none"> 1. Percentage change in median family income in distressed communities as compared to the percent change of regional median income 2. Percent change in unemployment rate in distressed communities as compared to the percent change of regional unemployment rate 3. Percent change in poverty rate in distressed communities as compared to the percent change of regional poverty rate 4. Percentage decrease of households paying more than 30% of gross monthly income for housing 5. Percentage increase in homeownership 6. Percentage increase in households able to afford the median-priced house 7. Decrease in number of air quality non-attainment days 8. Decrease in number of water quality limited streams or stream segments 9. Percentage increase in residents who commute fewer than 30 minutes between home and work 10. Decrease of vehicle miles traveled per capita per year 11. Percentage increase of roads in fair or better condition
Clusters	<i>Foster vital, innovative industry clusters by meeting the physical needs of industry, promoting cluster relationships, and supporting efforts to improve global competitiveness and enhance innovative capacity. Regional clusters currently include high tech, creative services, metals/machinery/transportation equipment, nursery products, special foods/craft beverages, and lumber and wood products.</i>	<i>To be proposed by project applicants</i>	<ol style="list-style-type: none"> 1. Increase in value-added exports as a percent of total exports 2. Percentage increase in registered patents 3. Percentage increase of industrial property that meets development requirements 4. Enrollment increase in graduate and continuing education programs

11. Management

Washington and Multnomah County have each appointed six members to the Regional Investment Board. The Multnomah and Washington County Region has contracted with the Portland Development Commission as the fiscal agent and with Portland State University's Institute of Portland Metropolitan Studies for administrative management of the plan. In this capacity, Portland Development Commission and Portland State University will record and document the expenditures of the funds allocated by the Regional Investment Board, and track the progress of projects.

12. First-Source Hiring Agreements for "Benefited Businesses"

In the event that funding is directly awarded to private businesses, a first-source hiring agreement for "benefited businesses" (ORS 461.740) will be required.

13. Appendices

A) Glossary of Terms

Capacity - The ability and resources needed to take action, improve conditions or circumstances, and/or engage the economy.

Competitiveness - The qualities associated with being able to attract and retain enterprises, investors, and labor needed to sustain the economy.

Distressed Communities - Communities defined by the Oregon Economic and Community Development Department as lagging economically compared to other Oregon communities.

High Level Outcomes - Changes in the overall quality of the region's economy or capacity of its workforce being sought through the combined efforts of public, private, and nonprofit sector efforts. Progress towards these broad goals is viewed over a long-term perspective and is affected by societal forces. Achieving these outcomes is beyond the scope of an individual project.

Industry Clusters - Groups of firms that work together to promote innovation and competitiveness with respect to global markets and standards.

Inputs - The resources committed to a program or project.

Intermediate Outcomes - These milestones are viewed through a short to medium term perspective. They represent the changes associated with the successful completion of a program or project and which contribute to overall efforts aimed at achieving high level outcomes.

Leverage - Promote the contribution of resources to programs or projects.

Match - dollars or other in-kind resources committed to a project which augment dollars being requested from the Regional Investment Board.

Multiregional Projects - Projects that are jointly funded by the Multnomah-Washington County Regional Investment Board and at least one other Regional Investment Board in the state of Oregon.

Outputs - The numbers of items produced by a program or project funded by the Regional Investment Board. Viewed through a short term perspective they indicate progress toward intermediate outcomes.

Partners - Individuals, organizations, or firms committed to jointly funding and conducting a program or project.

Primary Strategy - The highest priorities of the Regional Investment Board.

Public Infrastructure - Any public works, telecommunications, or other infrastructure owned and developed by a city, county, the state, regional government, special or port district.

Regional Benchmarks - The high level outcomes being sought by public bodies in the metropolitan area.

Regional Economy - The economy of the six-county Portland Metropolitan Statistical Area.

Regional Investment Board - The Board appointed, in this case, by Multnomah and Washington counties and charged with developing and implementing the Regional Investment Plan.

Regional Investment Goals - The goals to be served by the Regional Investment Plan. Progress towards these goals is assessed through the use of High Level Outcomes and Regional Benchmarks.

Regional Investment Plan - The strategy used by the Regional Investment Board to guide its investment of regional, multiregional, and rural investment funds in the region.

Regional Investment Program - The program developed by the State of Oregon to support regional efforts to sustain and improve regional economies and promote needed community development efforts.

Rural Action Plan - A strategy for addressing the needs of communities and enterprises located outside of urban growth boundaries.

Secondary Strategy - Actions needed to support Primary Strategies and/or achieve the Regional Investment Goals.

Strategic Element - The central summary themes for the Primary Strategies.

B) Interviews

Organization	Contact	Date of Interview
Oregon Economic and Community Development Department	Joan Rutledge Marcy Jacobs	July 7, 2000
Consultant	Pat Scruggs	July 12, 2000
Portland Development Commission	Larry Pederson	July 13, 2000
City of Hillsboro	David Lawrence	July 13, 2000
City of Beaverton	Janet Young	July 13, 2000
Neighborhood Partnership Fund	Cathey Briggs Kathy Kniep	July 14, 2000
City of Gresham	Shelly Parini Max Talbot	July 17, 2000
Westside Economic Alliance	Betty Atteberry	July 18, 2000
Consultant	Jan Bureson	July 18, 2000
Professor	Karen Gibson	July 18, 2000
Washington County	Dennis Mulvihill	July 19, 2000
Columbia River Economic Development Council	Bart Philips	July 19, 2000
Columbia Pacific Economic Development District	Jeff King	July 19, 2000
Hillsboro Chamber of Commerce	Shirley Huffman	July 19, 2000
City of Tualatin	Doug Rux	July 20, 2000
City of Vancouver	Gerald Baugh	July 20, 2000
Worksystems inc.	Kristin Wolff	July 20, 2000
Oregon Association of Nurserymen	Jeff McIvor	July 20, 2000
Multnomah County	John Rackowitz	July 21, 2000
Oregon Economic and Community Development Department	Ellen Nyberg	July 24, 2000
Community Development Network	Tasha Harmond	July 25, 2000
The Skanner	Bernie Foster	August 30, 2000
Oregon Business Council	Duncan Wise	September 14, 2000
Worksystems inc.	John Ball	September 18, 2000
OAME	Sam Brooks	September 18, 2000
Hispanic Chamber of Commerce	Gail Castillo	September 19, 2000
Clackamas County	Greg Jenks	September 28, 2000
US EDA	Ann Berblinger	September 29, 2000

Portland Development Commission	Lita Colligan	October 2, 2000
City of Portland Commissioner	Eric Sten	October 4, 2000
Mayor's Office	Linly Rees	October 6, 2000
Japan America Society	Jan Bureson	November, 2000
OECD, Clackamas	Pat Allen	November, 2000
Rural Development Initiative	Craig Smith	November, 2000
Sapporo Chamber	Yoshio Kurosaki	November, 2000
African American Chamber of Commerce	Roy Jay	November 10, 2000
Oregon Agri-Business Council	Mary Stewart	November 13, 2000
Multnomah County	Jeff Cogen	November 15, 2000
Portland-Shouzu Economic Development Commission	Jin Lan	November 21, 2000
Portland Metro Chamber	Sho Dozono	December 13, 2000

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January 19, 2001

To: Interested Parties

From: Multnomah-Washington County Regional Investment Board

Re: Delivery of Applications and Draft Regional Investment Plan

Greetings!

With the February 9, 2001, 5 PM deadline for applications to the Regional Investment Board for funding approaching, we wanted to provide you with some additional information. Attached to this memo is a copy of the final draft of the Multnomah-Washington County Regional Investment Plan. This document includes information that should be reviewed by every applicant.

Keep in mind that the February 9th deadline will be strictly observed. It is your responsibility to see that we receive your application by then. Your completed application must include all of the information requested in the Request for Proposals. You must submit 15 copies and one unbound original application for your submission to be complete. The copies can be double-sided.

In addition to accepting applications by mail prior to February 9th, we have arranged for two physical sites where you may drop off your materials between the hours of 9 AM and 5 PM.:

**Institute of Portland Metropolitan Studies
Urban Center Building
Portland State University
506 SW Mill, Room 780
Portland**

**Washington County Administrator's
Office
Public Services Building
155 N First Ave, Suite 300
Hillsboro**

Maps directing you to both locations are attached. Applications sent by mail should still be directed to the address listed in the RFP:

**Multnomah-Washington County Regional Investment Board
Institute of Portland Metropolitan Studies
IMS URBN 780
Portland State University
P.O. Box 751
Portland, Oregon 97207**

Given the broad nature of its task, and the fact that this is the first round of investments in the region, the Board will necessarily be exercising its discretion in crafting a package of investments that in its view will best meet the needs of the region and best, as a package, enable the Board to learn how its Regional Investment Strategy works. The Board will screen and rank projects for funding keeping in mind the criteria listed in the Regional Investment Plan, the applications instructions in the Request for Proposals, and its interest in crafting the best overall package of projects. The Board will select projects for funding in February and March. All decisions of the Board will be final.

While a thorough review of the plan document will be your best guide to preparing the strongest possible application, please feel free to contact Board staff (503-725-5170) with questions.

Drawing on the recent workshops held for project applicants, the following list of frequently asked questions might assist you in preparing your application.

Funding:

How much funding is available and what projects qualify under each funding category? The Board will have approximately \$1.5 million available for regional investments, with an additional \$220,000 for projects in rural areas located outside of the Metro Portland Urban Growth Boundary. About \$280,000 of the regional funds will be available for multi-regional projects that link Multnomah and Washington Counties with other regions in Oregon. Such projects must be funded by two different regional investment boards. Contact information for other regional investment boards is available from the Oregon Economic and Community Development on-line at <http://www.econ.state.or.us/RIPlist.htm>.

How much funding should I request? The Board has not established guidelines in this area. Applicants should keep in mind the limited amount of funds available and consider it unlikely that the Board will devote the majority of its funds to any one project.

When do you anticipate money being available? When and how will successful applicants be notified? The Board will select projects for funding in February and March. All applicants will be notified of the Board's decisions in writing. Successful applicants will enter into contracts with the Board's fiscal agent the Portland Development Commission to begin work in April or May.

Do I have to spend the money this year? What if my project will need to unfold over more than one year? Current authorization for the Regional Investment Program expires this year. While the program may be reauthorized, its current status means that all funds must be expended one calendar year from the date the contract commences. The Board recognizes that some projects will need more than one year to be of greatest utility to the region. Consequently, the Board encourages sponsors of long-term projects to submit proposals recognizing that funding must be requested in increments and outcomes need to be assessed and demonstrated annually.

Approval Criteria:

Do I need to address all three strategic themes? No. However, all projects should respond to at least one of the themes (People, Places, Clusters) identified in the plan. Projects that are able to respond to more than one theme will be looked on more favorably.

What if I have a project that doesn't address one of the industrial clusters? The clusters identified in the plan are groups of industries which through trade outside of the region play a unique role in determining our economic health. The Board recognizes that other industries play a significant role in our economy. So, projects related to those other industries may be brought forward if they address either the people or place themes.

What qualifies as matching funds? Is there a set percentage match required? Cash or in-kind contributions (such as equipment, space, or services) are appropriate matches. The Board has not set a required percentage for matches.

What if my match has not yet been received? As the Board is committed to seeing all of its limited funds expended applicants should do their best to either have matches in hand or provide written commitment from other funding sources. If this is not possible applicants should explain how they would complete their project if the match falls through.

What value does the Board place on partnerships? The Board views partnerships among organizations as likely to increase the effectiveness of the projects it funds. As such, project applications must show partnerships with other organizations, institutions, or groups or demonstrate why it is not feasible at this time. If another organization, institutions, or agency is involved in any of the activities of a proposed project, or is expected to respond in any way to the project or its products, then a letter of support should be provided by that organization, institution or agency.

Application:

May the Executive Summary be single-spaced? Yes. Please print in no smaller than twelve-point type.

May additional information be attached as appendices beyond the ten-page limit for the project narrative? Yes. However, we cannot promise that additional material will be considered by the Board. Applicants should distill all relevant information into the project narrative.

Do the requested resumes count against the ten-page limit? No. They should be attached.

Is a detailed budget narrative required? No. It is not the desire of the Board to micro-manage your budget. However, the budget information you provide should allow the Board to understand where the money flows in your project and to what end.

Do private businesses qualify as applicants? Do public agencies qualify as applicants? The Board has placed no restrictions on the types of organizations that may apply. However, the state does prohibit public agencies from using this funding either to restore funding cuts or to provide services that they are required to provide on a regular basis.

BEFORE THE BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON

RESOLUTION NO. 01-011

Approving the Multnomah and Washington County Regional Investment Plan

The Multnomah County Board of Commissioners Finds:

- a) The Regional Investment Plan (Plan) of the Multnomah-Washington Regional Investment Board meets the community and economic development criteria established by the Oregon Rural Investment and Regional Investment Program.
- b) The Plan is consistent with the County's benchmark for reducing poverty and the County's goals for workforce development and sustainability.
- c) The County, and particularly distressed communities within the County, will benefit greatly from the implementation of the Plan.

The Multnomah County Board of Commissioners Resolves:

- 1. The Board approves the Multnomah-Washington Regional Investment Board's Regional Investment Plan.

ADOPTED this 25th day of January 2001.



BOARD OF COUNTY COMMISSIONERS
FOR MULTNOMAH COUNTY, OREGON


Beverly Stein, Chair

REVIEWED:

THOMAS SPONSLER, COUNTY ATTORNEY
FOR MULTNOMAH COUNTY, OREGON

By


Thomas Sponsler, County Attorney

Multnomah & Washington County Regional Investment Plan

**Prepared by the
Multnomah-Washington County Regional Investment Board**

With assistance from the
Institute of Portland Metropolitan Studies
College of Urban and Public Affairs
Portland State University

**Prepared for
the Counties of Multnomah and Washington, their citizens, Oregon
Economic and Community Development Department, Oregon State
Legislature, The Governor of the State of Oregon**

January 26, 2001

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1. Executive Summary

The Portland economy has grown consistently for a decade and a half, outperforming the nation. Population, wages, and personal incomes have risen while the economy has evolved from a singular reliance on natural resources to an increasingly diversified mix of knowledge-based and traditional industries. Today we no longer rely solely on drawing a living from the land, but also trade on the products and services created by skilled people attracted to our community and its natural and built environments. These skilled people, attached to this special place, have allowed us to develop distinctive competencies that manifest themselves in certain industry clusters that are the driving force behind the regional economy.

Both Multnomah and Washington Counties have benefited from the successful economy in similar ways. Thriving in the new global economy, their growth in population and employment has been sustained by a rich and increasingly diversified job base. This economic diversification has its roots in the growth of clusters of knowledge-based high technology industries. However, the region has also continued to support traditional strengths in natural resource and manufacturing industries, with one major difference: Like their counterparts in high technology, these industries are increasingly reliant on the expertise of their workforce to establish themselves as innovative economic competitors.

Notwithstanding the positive changes of the past decade, our economic growth has presented us with a central unresolved paradox that raises concerns over our ability to maintain and continue to improve our quality of life. The benefits of economic growth have not been enjoyed evenly across the region's increasingly diverse population. Not only has the regional economy failed to produce enough family-wage jobs, but persistent problems with poverty remain a fact in the region as well. In response, the development of skills and expertise in all parts of the population, especially in distressed communities, is critical to future economic success. Placing this economic change in context, the Regional Investment Board concludes that

- ⇒ *Our economy is doing well*
- ⇒ *Our counties are job-rich*
- ⇒ *Our population is becoming more diverse*
- ⇒ *We still face pockets of poverty and there are communities that have not shared in the benefits of a growing regional economy*
- ⇒ *Knowledge, skills, and expertise are the keys to our future economic success*

These statements highlight the fundamental connections between people, places, and industry clusters in driving the regional economy. The centrality of these three themes has guided the Regional Investment Board in the development of the Regional Investment Plan and a strategy for funding projects. To that end:

- ⇒ *The mission of the Regional Investment Board is to develop and implement a plan that will help sustain the ongoing evolution of our regional economy by increasing the capacity of all people to participate in and benefit from our economic growth, catalyzing efforts to ensure that all communities are great places to live and do business, and fostering vital, innovative industry clusters.*

To achieve this mission, the Regional Investment Plan will focus on three goals:

□ **People**

Increase the capacity of all people to participate in and benefit from economic growth by improving **worker skills**, providing pathways to **entrepreneurship**, and enhancing **life-long learning opportunities**.

□ **Places**

Ensure that all **communities** are great places to live and do business, have adequate and high quality **public infrastructure**, and sustain **environmental quality**. In considering these issues, the Board will pay special attention to the **needs of distressed communities**.

□ **Clusters**

Foster vital, innovative **industry clusters** by meeting the physical needs of industry, promoting cluster relationships, and supporting efforts to improve global competitiveness and enhance innovative capacity. Regional clusters currently include high tech, creative services, metals/machinery/transportation equipment, nursery products, specialty foods/craft beverages, and lumber and wood products.

2. Background: What is the purpose of the Regional Investment Plan?

The Regional Investment Plan charts the means by which the Multnomah-Washington County Regional Investment Board (RIB) will implement the Rural Investment and Regional Investment Programs in accordance with ORS 285B.230 to ORS 285B.263 and ORS 285B.269, as amended by Senate Bill 1128, and OAR 123-044-0000 to 123-044-0090 and OAR 123-045-0000 through 123-045-0060.

The purpose of Oregon's economic development strategy, outlined in the legislation above, is to promote the improvement of Oregon's economy to better provide for the well-being of its citizens. Advancing those goals, the Multnomah-Washington Regional Investment Plan is intended to provide a strategy through which the Board can make investments in the Region's economic and community development priorities and as a means for ensuring that investments yield the intended results. More than a list of projects, the Plan is expected to provide guidance for the Board and other decisionmakers seeking to advance regional priorities consistently and effectively.

In addition, this strategy directly ties into the state's economic strategy (SB 1128) which addresses the following priorities:

- ❑ Focusing on Oregonians in communities that are rural, economically distressed or lack diverse employment opportunities, including providing assistance in recruiting jobs from outside the community or state and financing necessary infrastructure;
- ❑ Assisting Oregonians who are unemployed or in low-income jobs;
- ❑ Assisting start-up companies and companies already doing business in Oregon; and
- ❑ Helping regions that are committed to making a strong progress toward an integrated structure and process for strategic planning and project development

Towards those ends, the Plan includes criteria for making investments and the basis upon which program impact and regional performance will be judged. The Plan is intended to be a dynamic document, evolving as conditions change and assumptions get tested. The Regional Investment Board is the body that will develop the plan and monitor its performance. Upon initial adoption of the Plan, and taking action through the process the Plan establishes to make both Regional and Rural investments, the Board will continue to review and refine the plan in consultation with citizens, cities and counties, public agencies, civic and business organizations, and other interested parties.

3. Regional Investment Board Members

	Name	Organization	Phone Number	Fax	Address	E-mail
Multnomah County	John Ball	Worksystems inc.	241-4600	241-4622	711 SW Alder Suite 200 Portland, OR 97205	Jball@worksystems.org
	Bud Caverly	Dupont Photomasks	674-2330 x3001	674-2336	23932 NE Glisan St. Gresham, OR 97030	Bud.caverly@photomask.com
	Bertha Ferran	Hispanic Chamber of Commerce	464-9215	297-6684	3761 SW 58th Dr Portland, OR 97221	Locoloco23@aol.com
	Roy Jay	Oregon Business Network	244-5794 x45	293-2094	516 SE Morrison Suite 650 Portland, OR 97214	Royjay1@aol.com
	Robert McKean	President, Albina Community Bank	288-7280	282-4691	2002 NE Martin Luther King Jr. Blv, Portland OR 97212	Rmckean@albinabank.com
	Rod Park	Metro	797-1547	797-1793	2100 SE 282nd Ave. Gresham, OR 97080	Parkr@metro.dst.or.us
Washington County	Betty Atteberry	Director, Westside Economic Alliance	968-3100	624-0641	10200 NW Nimbus Ave G-3 Portland, OR 97223	Batteberry@westside-alliance.org
	Doug Marshall	Morgan, Cox & Slater Ltd.	517-0381	223-2011	5350 NW Edgebrook Place Portland, OR 97229	Marshall@morgancox.com
	Jack Orchard	Ball Janik LLP	228-2525	295-1058	101 SW Main St. Suite 1100 Portland, OR 97204	Jorchard@bjllp.com
	Judson Randall	County Planning Commission Chair	725-5687	293-0166	6601 SW Pine St. Tigard, OR 97223	Jud@europa.com
	Bob Terry	Fisher Farms	985-7561	985-3518	9650 SW Hardebeck Rd Gaston, OR 97119	Bob@fisherfarms.com
	Janet Young	City of Beaverton	526-2456	526-2479	P.O. Box 4755 Beaverton OR 97076-4755	Jyoung@ci.beaverton.or.us
Staffing	Ethan Seltzer, Director Graduate Assistants: Heike Mayer John Provo	Institute of Portland Metropolitan Studies	725-5170	725-5199	P.O. Box 751 Portland, OR 97207-0751	Seltzere@pdx.edu Mayerhe@irn.pdx.edu Provoj@pdx.edu
Fiscal Agent	Portland Development Commission (PDC)	Larry Pederson	823-3251	823-3368	1900 SW Fourth Suite 7000 Portland, OR 97201	Lpederson@portlanddev.org

4. Resource Analysis: What do we know about the region?

Shaped by the growth of industry clusters and the region's diversification into skill- and knowledge-based industries, Portland's successful economic performance has great significance for the communities that make up the region. The following analysis of what we earn and learn, where we live and work, how we travel, and in the end what we value as a community guides the Regional Investment Strategy.

□ People

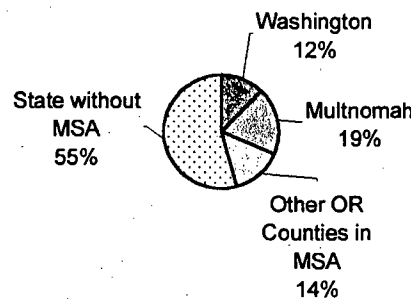
The positive economic changes of the last decade are reflected in the region's burgeoning population. Further, by many measures we are better educated and better off than has ever been the case. That said, the benefits of this economic growth have not been enjoyed evenly across the region's increasingly diverse population. The regional economy has not produced enough family-wage jobs, and faces persistent problems with poverty.

Who lives here?

The region's population has changed substantially over the past decade. Growth is projected to continue, largely through in-migration, resulting in significant differences that should be anticipated by the Regional Investment Plan. These include decreases in the numbers of young adults and school-aged children, as well as an increase in the region's ethnic diversity.

Population has steadily increased over the 1990's, and is projected to surpass two million by 2010. Washington County was the fastest growing county on the Oregon side of the region, adding 73,000 residents between 1990 and 1997, for an increase of 23 percent. Multnomah County also grew, adding 55,000 residents during the same period, although its 9 percent growth rate was the slowest in the metropolitan region. In 1998, Multnomah and Washington Counties' total population was 1,031,288 people. This amounts to one-third of the state's population of 3,282,055.

Chart 2: Metro Share of State Population, 1998



Source: Regional Economic Information System, Bureau of Economic Analysis

Natural increase in population (the difference between births and deaths) contributed to about 31 percent of the region's growth. The area's overall population increase of 264,000 between 1990 and 1997 was composed of a natural increase of 84,000 and estimated net in migration of 180,000.

As represented below, the region's population is projected to include fewer school-age children (ages 5-17), who should move from 19.9 percent of the population in 1995 to 18.4 percent of the

population in 2010. Further decreases are projected in the numbers of young adults (ages 18-24), who should drop from 10.3 percent of the population in 1995 to 9.8 percent in 2010. Only the share of working age adults (age 25-64) is projected to increase, growing from 57.4 percent of the region's population in 1995 to 59.7 percent in 2010.

Table 7: Age composition

	1995	2000	2005	2010
School age (5-17)	19.9	19.3	18.8	18.4
Young adults (18-24)	10.3	10.5	10.2	9.8
Working age (25-64)	57.4	58.5	59.6	59.7
Elderly (65+)	12.3	11.7	11.4	12.2

Source: IMS Metro Briefing Book 1999

While the region's population is relatively homogenous compared to other major U.S. cities, the minority population has risen dramatically in the last decade, from 139,890 persons in 1990 to 200,020 persons in 1997. This has been driven by large increases in the region's Hispanic population, which grew from 44,733 in 1990 to 77,100 in 1997, a 72 percent increase. Also contributing were a 42 percent increase in the region's Asian population from 46,644 in 1990 to 66,200 in 1997 and a 22 percent increase in the region's African-American population from 38,816 to 47,200 in 1997.

Table 8: Ethnic Composition

	1990	1997	Percent Increase
Overall population	139,890	200,020	43
Hispanic	44,733	77,100	72
Asian	46,644	66,200	42
African American	38,816	47,200	22

Source: Institute of Portland Metropolitan Studies: Metro Briefing Book, 1999

Issues such as education and workforce training are greatly affected by changes in the age makeup and ethnic diversity of the region. Thus, as growth and increasing diversity continue, the changing composition of Metropolitan Portland's population is of great significance to the Regional Investment Plan.

What do we earn?

While the region has seen increases in employment over the past decade, the Regional Investment Plan should be concerned not only with the quantity of jobs, but with their quality. Incomes and wages have risen generally at a faster rate than the nation as a whole, indicating the benefits that have accrued to the region from growth in industries relying on the skill and expertise of workers. However, data on average occupational wages and poverty indicate that not everyone was able to share in the regional economic success.

Historically, the Portland metropolitan area has enjoyed a per capita income somewhat higher than the U.S. average. In fact, the region's per capita income has risen from a little over \$4,000 per year in the late 1960s to more than \$27,388 in 1997. Except for the years 1980 to 1982, real incomes have risen from year to year, indicating a steadily improving standard of living. Adjusted for inflation, Portland residents have about \$10,000 more in income than in the late 1960s. Compared to the nation, Portland's per capita income has risen by 4.8 percent between 1990 and 1997.

Income distribution data from the 1990 Census also shows that Portland's income is much more evenly distributed than is national income. For example, in 1990, 4 percent of all U.S. families and 2.5 percent of all Portland metro families had incomes of less than \$ 5,000 per year. The data shows that Portland had a smaller fraction than the nation of families earning less than \$15,000 per year, a level just above the \$13,359 poverty threshold for a family of four. The region also had a smaller fraction of its families earning more than \$75,000 per year. As a result, a larger fraction of Portland families are found in the middle income categories. The following table shows the fraction of the Portland and U.S. families in low, middle and high-income groups.

Table 9: U.S. and Portland MSA Families, by Income Category, 1990

Family Income Category	U.S.	Portland MSA
Less than \$5,000	4.0%	2.5%
\$5,000 to \$9,999	5.6%	4.2%
\$10,000 to 14,999	7.2%	5.8%
\$15,000 to \$24,999	16.4%	16.1%
\$25,000 to \$34,999	16.5%	18.1%
\$35,000 to \$49,999	20.4%	23.3%
\$50,000 to \$74,999	18.2%	19.6%
\$75,000 to \$99,999	6.3%	5.8%
\$100,000 or more	5.4%	4.7%

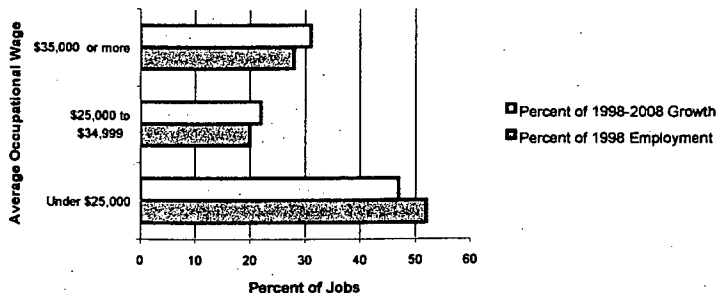
Source: 1990 Census of Population and Housing

Like income, average wages have risen steadily in the region, from about \$15,200 per worker in 1980 to about \$29,900 per worker in 1996. While this seems like an impressive gain, much of the increase is due to inflation. Stated in inflation adjusted dollars, wages per worker in the metro area are up only slightly over this time period, from about \$29,300 in 1980 to \$30,500 in 1996, an increase of just \$1,200 per worker, or about 4 percent (amounts expressed in chained 1997 dollars).

As for the distribution of those wages, the Bureau of Labor Statistics completed a survey in 1997 which provided the following data: About 10 percent of all workers earned less than \$7.30 per hour, and only about 10 percent of all workers earned more than \$27.14 per hour. Half of all workers earned between \$9.50 per hour and \$19.65 per hour.

Placing that broad range in perspective, the Oregon Employment Department surveys average wage levels by occupation. In 1998, they found that 52 percent of all jobs in the Portland metropolitan area are in occupations with average wage levels of less than \$25,000 per year. On the opposite extreme only 28 percent of the region's work force was employed in high wage occupations earning on average \$35,000 or more. However, their forecasts through 2008 project a higher percentage of the region's new jobs will be in higher wage categories.

Chart 3: Jobs by Average Occupational Wage



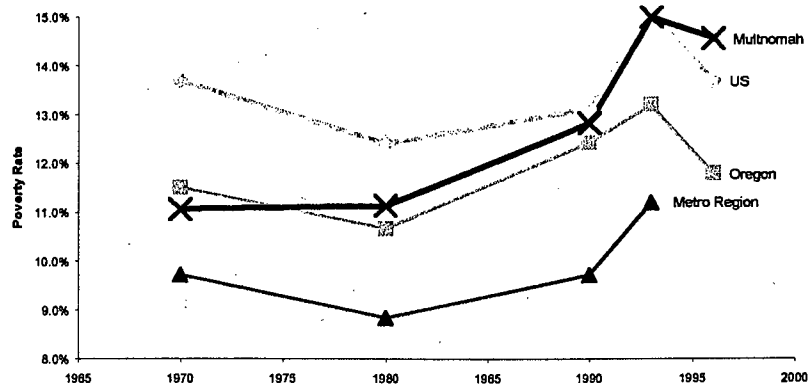
Source: Oregon Employment Department, 1999 Regional Economic Profile

Poverty rates for the nation and metropolitan region since 1970 indicate that the incidence of poverty in the region has been consistently lower. As indicated in Chart 4, U.S. rates of poverty have ranges from 13.7 percent in 1970, down to 12.4 percent in 1980 and rising to 13.1 percent in 1990. Figures for the Metropolitan Region went from 9.7 percent in 1970 to a low of 8.8 percent in 1980, rising again to 9.7 percent in 1990.

Most recent estimates from the U.S. Census Bureau (Current Population Survey) indicate that rates remain low, with 1995 figures ranging across the region from 7.1 percent in Washington County and 6.8 percent in Clark County, Washington.

The exception in the region is Multnomah County, which at 13.5 percent is the only jurisdiction with higher rates than the 12.5 percent statewide figure. Further data, compiled at the tract level for Multnomah County by the Census Bureau's American Community Survey, suggests that despite positive job growth, the incidence of poverty in Multnomah County remains high at 14.1 percent. This concentration of poverty is highest in North-Northeast Portland, with 10 percent of the county's population and 22 percent of poverty, and Outer Southeast Portland with six percent of population and 18 percent of poverty in the county.

Chart 4: Poverty Rate 1970 - 1996



Source: 1970, 1980, 1990 Census Data, American Community Survey, March 1997 Current Population Survey

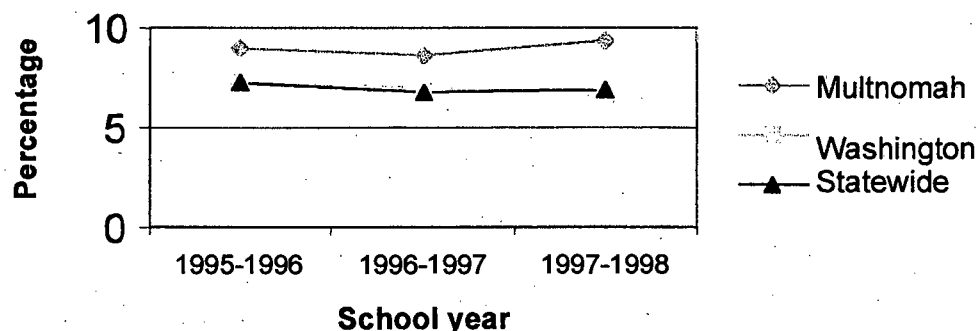
What do we know?

The disparity suggested by the juxtaposition of rising per capita incomes, low average occupational wages and persistent pockets of poverty is echoed in an examination of statistics on educational attainment and outcomes in the region. The metropolitan region's population is one of the nation's best educated, far ahead in the number of individuals holding at least four-year college degrees. However, results in secondary education are mixed, with high school drop out rates rising. This difference in educational outcomes indicates that sustaining future high levels of educational attainment should be a great concern of the Regional Investment Plan.

One-third of metropolitan Portland's adult population has at least a four-year college degree, ranking the region among the ten best-educated large metropolitan areas. Educational attainment in the region, always somewhat above the national average, has improved dramatically in the 1990s, coincident with the region's high tech boom and the in-migration of many well-educated new residents. In fact, the Oregon Employment Department estimates that about 50 percent of interstate migrants to Oregon who settle in the Portland metropolitan area have at least a four-year college degree. Further the American Electronics Association estimates that 54 percent of Oregon high tech employees have a four-year degree or greater level of education.

At the same time rates of higher education attainment were climbing, the high school drop out rates in Multnomah and Washington Counties have either been on par or have exceeded state figures. In fact, Multnomah County has consistently had one of the highest rates in the state, averaging 9 percent between the 1995-1998 school years. As outlined in Chart 5 below, Washington County's rates have been closer to statewide figures, with an average of 7 percent of student's in grades 7-12 dropping out between the 1995 and 1998 school years compared to the statewide figure of 6.9 percent. Even so, both counties lead the state in this measure, with Multnomah's rate third highest and Washington thirteenth out of Oregon's 36 counties.

Chart 5: Drop-out rates for Multnomah County, Washington County, and the State of Oregon



Source: Oregon Progress Board, 1999 County Data Book

□ Places

Economic success and population growth has turned attention to the maintenance and improvement of the region's quality of life as a key to ensuring that all communities are great places to live and do business. We increasingly live and work on a regional scale and our successful economic performance has not benefited all of the communities that make up the region. There are still areas of need and pockets of poverty that manifest themselves both geographically in distressed communities, and in communities of interest spread across the region.

Where do we work and live?

The Regional Investment Plan, in considering both population growth and its relationship to the region's valued quality of life, should be intimately concerned with questions of how we work and live. While Portland represents a much more attractive and vibrant urban core than many U.S. center cities, the region's growth in jobs and population has become increasingly decentralized over the last decade. The resulting changes in the balance between jobs and housing throughout the region affect not only transportation costs and housing affordability, but the sense of community, the strong neighborhoods, and the environment that contribute to the quality of life that attracts both people and employers to the region.

Within the region, there are tight population and employment linkages between counties, especially the region's four most populous counties – Clackamas, Clark, Multnomah and Washington – as evidenced by commuting patterns. In 1990, more than 200,000 of the MSA's workers, about one-third of the region's workforce, worked in a different MSA county than they lived in. Because much of the region's employment remains centralized, Multnomah County is a big importer of labor from the surrounding counties. In 1990 for example, commuters from outside the County held about 40 percent of the 357,000 jobs in there. Multnomah County employers provided jobs to 82 percent of the workers living in Multnomah County, 47 percent of the workers living in Clackamas County, 36 percent of the workers living in Washington County and 28 percent of the workers living in Clark County. In fact, persons living in Clackamas County are more likely to work in Multnomah County than in Clackamas County.

The projections outlined below indicate the volume of continued residential and employment growth, particularly in suburban communities. While the projected increases vary across jurisdictions, the data shows that substantial gains in population and employment in Washington County should outpace those in occurring in Multnomah County. For example, projections for Washington County indicate an increase of 207,918 person or 49 percent and an increase in employment by 240,104 jobs, or 94 percent. Multnomah County population is projected to increase by 131,208 persons, for a 23 percent increase since 1994, while employment should grow by 201,568, for a 44 percent increase.

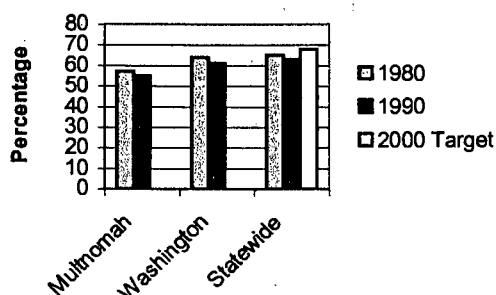
Table 10: Regional Growth

Metro/RTP Areas	Population			Employment		
	1994	2020	Projected Increase	1994	2020	Projected Increase
Multnomah County	574,694	705,902	131,208 (+23%)	454,087	655,655	201,568 (+44%)
Washington County*	424,918	632,836	207,918 (+49%)	256,246	496,350	240,104 (+94%)
Clackamas County	146,747	333,012	186,265 (+127%)	81,599	176,584	94,985 (+116%)
Clark County, WA	282,437	480,387	197,950 (+70%)	123,759	228,523	104,764 (+85%)
Rural Reserves	123,868	196,806	72,938 (+59%)	31,956	53,844	21,888 (+70%)
Total	1,552,664	2,348,943	796,279 (+51%)	947,647	1,610,956	663,309 (+70%)

Source: 2000 Regional Transportation Plan, Metro; *Includes areas of Clackamas County west of the Willamette River

Rates of owner-occupied housing are an important measure of affordability and community stability and have suffered recent reversals. Declining from 57 percent in Multnomah and 64 percent in Washington County in 1980 to 55 and 61 percent respectively in 1990, both localities trail statewide home ownership figures of 65 percent in 1980 and 63 percent in 1990, and are below the state target of 68 percent for 2000.

Chart 6: Owner occupied housing



Source: 1999 Oregon Progress Board County Data Book

What do we value?

With the region's population continuing to grow and change, core values and beliefs that are a part of Portland's identifiable quality of life "brand" have significance for the Regional Investment Plan. They attract and retain skilled people and sustain the growth of industry clusters. These values have found voice in public concerns dealing with sustaining community, neighborhood, the environment and quality of life in general. Recent survey research by the Institute of Portland Metropolitan Studies indicates that the protection of environmental quality and the management of regional growth are primary concerns of both the general public as well as opinion leaders.

Portland's brand of "urban environmentalism" aims to sustain communities and neighborhoods while accommodating growth and maintaining access to the region's natural resources. The Oregon Progress Board's recently released "State of the Environment Report" groups

Multnomah and Washington Counties into a larger "Eco-region" that runs the length of the Willamette Valley. Stretching from Portland to Eugene, this area contains almost 70 percent of the state's population, the majority of its industry and almost half its farmland.

Citing the Willamette Valley's role as both Oregon's agricultural heartland and home to the state's urban industrial and population centers, the report notes declines in water quality and loss of native species habitat associated with the historical loss of the Valley's natural features to urban and residential development. The Oregon Progress Board 1999 Benchmarks County Data Book also measures the impact of urban Portland on the environment, noting that increases in the average solid waste production for Multnomah and Washington County residents has grown from 1,526 pounds per year in 1990 to 1,769 per year in 1998. This exceeds the state target for year 2000 of 1,506 pounds per capita.

Who was left out of the economic success?

The Oregon Economic and Community Development Department maintains a list of "distressed areas." The evaluation of distressed communities is based on data about county unemployment rates, per capita income, average pay per worker, population changes, unemployment insurance benefit recipients, the industrial diversity based on employment distribution, families in poverty, and job loss. Based on data from these sources, the department calculates an index for which the threshold is 1.2. For Multnomah County the Lents neighborhood and North/Northeast Portland are on this list of distressed communities with an index of 1.27 and 1.48 respectively. Banks (1.85) and Gaston (1.86) in Washington County are distressed communities as well.

Working through the state needs and issues process many of the communities of rural western Washington County have identified priorities in services and infrastructure to address the quality of life issues outlined above. A similar process is underway in the Lents neighborhood and North/Northeast Portland through the Portland Development Commission's Urban Renewal Process.

While the state list of "distressed areas" is instructive, our understanding of distress should be expanded to include communities that feature significant concentrations of the individual characteristics described in the state index, as well as unincorporated areas that are not examined and communities of interest bypassed by our economic growth. As the U.S. Census releases detailed information in the next year this could be a priority for further study.

□ Clusters

The Portland economy has grown consistently for a decade and a half, almost always outperforming the nation. Population, wages, and personal incomes have risen while the economy as a whole experienced a fundamental transformation from a singular reliance on natural resource industries to an increasingly diversified, knowledge-based economy. Today we no longer rely solely on drawing a living from the land, but trade on the products and services created by skilled people attracted to our community and its natural and built environments. These skilled people, attached to this special place, have allowed us to develop distinctive competencies that manifest themselves in industry clusters that are the driving force behind the regional economy.

What drives the economy?

The regional economic structure consists of core industry competencies that determine future economic prosperity and success. The competencies are apparent in sector growth patterns showing that several industries grew much faster in Portland than they did in the rest of the country. These key export-based industries are high technology, nursery products, creative services, and the metals industry. These four industries form the region's primary industrial clusters, which are rooted in the region and draw on current local strengths that should be sustained by the Regional Investment Plan.

These clusters drive the economy because their products are exported and their economic activity contributes to multiplier effects that benefit the region as a whole. A healthy growth of such industry clusters will contribute to their comparative and competitive economic advantage. Industry cluster growth will have obvious effects such as direct employment impacts of new hiring or economic multiplier effects. These multipliers are felt through the local economy through related growth in the retail and personal services sectors.

There are, however, less obvious effects. Firms belonging to healthy growing clusters connect with firms from other sectors in supplier-buyer relationships. These relationships contribute to the exchange of information between the firms which will help the companies to be more innovative and therefore more competitive in a global economy. Thus, industry clusters also contribute in an intangible way by cultivating these relationships, creating a form of "social capital" within the local economy.

Table 1: Portland's cluster performance, 1990 to 1996

Cluster	Number of Jobs 1990	Number of Jobs 1996	% Change
High technology	37,711	45,582	20.9%
Nursery Products	6,261	8,926	42.6%
Creative Services	8,212*	13,523*	65.7%
Metals, machinery and transportation equipment	35,817	37,134	3.7%
Lumber and Wood Products	22,041	17,610	-20.1%

Source: *Progress of a Region: The Metropolitan Economy in the 1990s. Technical Report of the Regional Connections Project, Institute of Portland Metropolitan Studies, College of Urban and Public Affairs, Portland State University, April 1999.*

* Data for creative services employment is for 1992 and 1997 respectively.

Portland's industry clusters are not static. They are dynamic and experience different rates of change over time. This pattern has been evident especially in the lumber and wood products cluster. Employment in this industry has declined dramatically, dropping 20 percent, or more than 4,000 jobs between 1990 and 1996. At the same time, other clusters experienced employment growth ranging from more than 7,000 jobs in high technology to almost 2,000 jobs in metals and transportation equipment.

High Technology Cluster

High technology industries in Portland's Silicon Forest have been characterized during the 1990s by rapid job growth and high and rising wages. Further, massive industry investment has promoted a rapidly increasing level of research and development activity, and fostered the development of many fast growing, indigenous firms. Portland's high technology industry cluster exhibits a distinctive specialization in numerous areas. These include semiconductor manufacturing, semiconductor materials, and semiconductor manufacturing equipment, as well as electronic design automation software and display technologies.

Table 2: Economic Dimensions of Portland's high technology cluster

Segment	Employment	Average Pay
Computers	4,206	\$ 48,755
Electronic & Electrical Machinery	23,530	\$ 57,771
Instruments	10,378	\$ 53,535
High Tech Wholesaling	11,607	\$ 49,195
Software and Computer Services	11,856	\$ 51,781
Total, Oregon Portion of Metro Area	61,577	\$ 53,671

Source: Oregon Employment Department, 1997 Covered Employment and Payroll Data.

Major high technology firms in the area include: Intel (14,500 employees), Tektronix (4,000), Sequent Computer Systems, now IBM (2,500), Hewlett-Packard Co. (2,000), Epson Portland Inc. (1,800), SEH America Inc. (1,800), Wacker Siltronic (1,700), Merix (1,100), Precision Interconnect (1,000) and Planar Systems (900). The knowledge created in the region by these top ten high technology firms is evidenced by the 1,459 patents they generated in 1998. In fact, between 1990 and 1998 patent growth in the region increased 10 percent per year compared to 6 percent in the rest of the nation.

Firms that take root in the Silicon Forest experience advantages from this critical mass of high technology firms. They are sustained by a growing number of venture capital firms and specialized business services, as well as a skilled labor pool from which the companies can draw. The regional high technology cluster is also supported by two important business associations: the Oregon chapter of the American Electronics Association (AEA) and the Software Association of Oregon (SAO). Geographically, high technology businesses are mainly concentrated in Washington County and some of the foreign-owned firms, mainly silicon wafer producers and large-scale fabs, are located in Clark and Multnomah counties.

Nursery Products Cluster

The nursery products industry represents another important cluster, one with a history in the regional economy dating back to the turn of the century. The industry consists of more than 1,000 mostly small, locally owned firms, employing more than 10,000 workers, and generating annual sales of more than half a billion dollars.

Table 3: Economic Dimensions of Portland's nursery industry cluster, Metro Portland & Marion County, 1998

Segment	Employment	Average Pay
Nursery products	6,408	\$ 19,600
Landscape and horticultural consulting services	359	\$ 26,957
Lawn and garden services	3,226	\$ 22,551
Shrub and tree services	306	\$ 26,801
Wholesale flowers and florist supplies	791	\$ 19,939
Retail nursery and garden supply stores	740	\$ 21,484
Totals	11,829	\$ 20,956

Source: Oregon Employment Department, 1998 Covered Employment and Payroll Data.

A key to the industry's success has been cooperative marketing efforts promoted by the Oregon Association of Nurserymen (the state trade association) as well as the tight geographic concentration of firms on the fringes of the urbanized portion of the metro region. Producing a highly specialized, high quality, "value-added" agricultural product, Oregon's nursery industry accounts for about 11 percent of all the nursery products produced in the United States.

Creative Services Cluster

The creative services industry cluster is largely concentrated in downtown Portland. This industry encompasses firms in software, multimedia, advertising, public relations, film and video, and design firms. Between 1992 and 1997, jobs in creative services grew twice as fast as the regional economy, 9 percent annually for creative services, compared to the 4.4 percent for the metropolitan average.

Table 4: Economic Dimensions of Portland's creative service cluster, 1997

Segment	Employment	Average Pay
Advertising agencies and services	2,346	\$ 43,694
Advertising, commercial photo, graphic design	1,224	\$ 31,201
Computer software, integration and data processing	7,719	\$ 52,106
Motion pictures	1,257	\$ 31,655
Theatrical producers and services	587	\$ 18,201
Public relations services	390	\$ 45,554
Totals	13,523	\$ 45,193

Source: Oregon Employment Department, 1997 Covered Employment and Payroll Data.

The economic vitality of this industry is enhanced by firms' strong relationships to each other as suppliers and customers of each other's services and products. The industry's Creative Services Alliance is the focus of a wide range of collaborative industry activities. In addition to enhancement of collaboration and networking among firms, the Alliance supports businesses in areas of work including talent and workforce development, marketing the region as a creative service hub, and promoting business development infrastructure.

Metals Products Cluster

Within the Portland region's manufacturing sector the cluster of firms in the metals industry is an important employer. About 1,700 firms directly employ more than 55,000 workers. The average pay for the industry is \$35,000 per year, about one-third more than the average for all workers in the Oregon economy. Metals industry firms are involved in a diverse range of activities. These include primary metal production, and manufacturing of fabricated components, as well as designing and building a wide range of specialized machinery and transportation products such as trucks, railcars, ships, and aircraft components.

Table 5: Economic Dimensions of Portland's metals products cluster, 1996

Segment	Employment	Average Pay
Primary metals industries	11,028	\$ 40,411
Fabricated metals products	13,810	\$ 30,794
Industrial machinery & equipment	14,972	\$ 39,237
Transportation equipment	15,508	\$ 35,767
Total	55,318	\$ 35,397

Source: Oregon Employment Department, 1996 Covered Employment and Payroll Data.

Geographically, metals products manufacturers are fairly dispersed throughout the region, with a few concentrations in widely scattered locations. The Metals Industry Council primarily represents the larger firms in the industry, while The Oregon Precision Metal Fabricators Association works with smaller firms, many of whom are suppliers to the high tech industry.

What do clusters mean for the region's economic performance?

The growth of specialized industry clusters has occurred as the region moves from a singular reliance on the natural landscape to a diversified economy built on a landscape of knowledge and skills. Understanding the connection between the health of clusters and the region's healthy economic performance has a great significance for the Regional Investment Plan. As outlined below, the region has thrived economically during this transition.

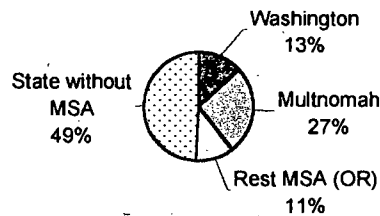
Table 6: Key Economic Indicators, Portland Metropolitan Area, 1997 compared to all U.S. Metro Areas

	Portland	All U.S. Metropolitan Areas
Population	1,789,790	
Population Growth 1990-1997	2.3%	1.1%
Employment	1,165,642	
Employment Growth 1990-1997	3.4%	1.6%
Manufacturing Employment	155,263	
Manufacturing Growth 1990-1997	2.5%	-0.4%
Per Capita Income	\$ 27,388	\$ 26,840
(Percent of Metro Average)	102.0%	100%
Per Capita Income Growth 1990-1997	4.8%	4.0%

Source: Bureau of Economic Analysis, Regional Economic Information System

For nearly a decade and a half, Portland has compiled a record of strong employment and population growth. The population of the Portland metropolitan region has steadily increased over the past three decades totaling 1,789,790 in 1997. The majority of this increase came from in-migration into the region. According to 1997 population estimates, the majority of the region's population lives in the region's job centers of Multnomah and Washington counties.

Chart 7: Metro Share of State Employment, 1998



Source: Regional Economic Information System, BEA

The region has recorded increases in employment since 1983. Total full- and part-time employment in the Portland area economy has grown especially rapidly during the 1990s. Since 1990, total full- and part-time employment in the region has increased from 923,000 workers to nearly 1,185,000 workers in 1998. During the eight-year period from 1990 to 1998, the Portland metro economy added nearly 262,000 jobs. In 1998, Washington and Multnomah counties accounted for 40 percent of Oregon's employment.

The region added 26,000 new manufacturing jobs between 1990 and 1998. This growth in Portland, driven by expansions in high skill and high technology manufacturing, has occurred at a time when manufacturing employment has been declining nationally.

Portland's unemployment rate has consistently been below that of both the nation and the rest of Oregon as well. The region's 1997 unemployment rate of 4.3 percent is in keeping with rates that have been low by historical standards over the past decade. Unemployment ranged between 3.7 percent, the low point in calendar year 1995, and 6.4 percent for 1992, the highest rate recorded in the 1990s.

5. Needs & Barriers

While our economy is doing well, our single greatest barrier to continued success has been the lack of a coordinated economic and community development strategy. This undermines efforts to sustain our economic growth and broaden its reach throughout the communities that make up the region. Sincere efforts at the local level may understand the fundamental connections between people, places, and industrial clusters in driving the regional economy, but they lack a framework to connect these themes across political and programmatic boundaries. Beyond this broad concern, several needs and barriers related to the plan's strategic elements emerged during the data collection process:

□ People

While workforce development is consistently cited as a priority across the region, the effectiveness of programs, whether in higher education, secondary schools, or employment and training, was questioned in interviews conducted for this plan.

Despite the fact that the region is job-rich, and while incomes are rising, it appears that the region does not develop enough family-wage jobs. In many areas we face a skills mismatch between the current population and the new, high-wage jobs that are driving the regional economy. This leads to inequitable distribution of economic growth and a failure to affect persistent pockets of poverty in the region. While as a region we may agree in response that our people need to develop greater expertise, the scope of the problem overwhelms purely local action.

Structural barriers to access to education and training for some population groups may also pose challenges to regional economic and community development policy. Needs in specific minority communities for mentoring and/or programs to link residents to regional workforce development and education opportunities are one of many responses to such structural barriers.

□ Places

Further, our public infrastructure, particularly in transportation, represents a frequently cited concern for communities across the region. Our regional growth is creating challenges in areas of access and affordability that reach across political boundaries and affect how we work, live and do business. These problems raise fundamental concerns about our quality of life and the very reasons that have attracted and retain the talented people who work in the industrial clusters that drive our economy.

In addition, distressed neighborhoods and communities face numerous service and infrastructure needs in order to be able to provide jobs and livable residential environments. While distressed areas may enjoy some of the strongest sense of community in the region, they face some of the greatest barriers to maintaining quality of life.

□ Clusters

Unforeseen developments in the world economy might pose new needs and barriers to the development of various export industries in the region. Thus, ongoing monitoring of the health of the region's clusters and attention to tasks that facilitate their development remain an important need for the region.

6. The Regional Investment Strategic Framework

Based on its analysis of the region's resources, needs, and barriers, the Regional Investment Board has identified three goals for its investments in the region:

- ❑ **People:** Increase the capacity of all people to participate in and benefit from economic growth by improving **worker skills**, providing pathways to **entrepreneurship**, and enhancing **life-long learning opportunities**.
- ❑ **Places:** Ensure that all **communities** are great places to live and do business, have adequate and high quality **public infrastructure**, and sustain **environmental quality**. In considering these issues, the Board will pay special attention to the **needs of distressed communities**.
- ❑ **Clusters:** Foster vital, innovative **industry clusters** by meeting the physical needs of industry, promoting cluster relationships, and supporting efforts to improve global competitiveness and enhance innovative capacity. Regional clusters currently include high tech, creative services, metals/machinery/transportation equipment, nursery products, special foods/craft beverages, and lumber and wood products.

Strategic Elements	Primary Strategy	Secondary Strategies
People	Improve worker skills.	Enhance opportunities for and pathways to entrepreneurship.
		Educate the next workforce: Higher education
		Educate the next workforce: Primary and secondary education
Places	Enhance the livability of and business climate within distressed communities.	Maintain and improve quality of life
		Provide quality public infrastructure
		Sustain and enhance environmental quality
Clusters	Foster vital, innovative industry clusters for: <ul style="list-style-type: none"> - high technology, - creative services, - metals, machinery, transportation equipment, - nursery products, - specialty foods / craft beverages; and - lumber and wood products. 	Meet the physical needs of industry
		Promote cluster relationships
		Improve global competitiveness
		Enhance innovation

People

"...increase the capacity of all people to participate and benefit from our economic growth..."

Primary Strategy:

✓ Improve worker skills

The region's continued strengths in traditional and emerging industries are challenged by the increasingly technical demands of work in these fields, and the inability of many firms in some industries to attract younger workers to replace their rapidly aging workforces.

- ⇒ **The Regional Investment Plan should assist both workers and employers with maintaining up-to-date and transferable skills, now and into the future.**

Secondary Strategies:

✓ Enhance opportunities for and pathways to entrepreneurship

Despite more than a decade of dramatic increases in employment, the regional economy has not produced enough family-wage jobs, and faces persistent problems with poverty, suggesting that the benefits of economic growth have not been enjoyed evenly across the region's increasingly diverse population.

- ⇒ **The Regional Investment Plan should assist those that have not had the opportunity to participate in the strong economy, particularly residents of rural and distressed communities, by promoting entrepreneurship opportunities, as well as efforts that support those facing barriers to participation in the workforce.**

✓ Educate the next workforce: Higher education

Having relied heavily on attracting skilled workers from outside of Oregon, the region's industries need a higher education system that enables the region to "grow its own" expertise in the workforce. Additionally the system should be able to provide the continuing education demanded by our existing high skills workforce.

- ⇒ **The Regional Investment Plan should support enhanced offerings from universities and community colleges across the region that augment public and private cluster workforce development efforts.**

✓ Educate the next workforce: Primary and secondary education

A quality primary and secondary system is crucial both to developing a skilled workforce and providing everyone with the opportunity to benefit from the strong economy.

Further, negative student outcomes could create barriers to retaining talented people and the firms they work for in the region.

- ⇒ **The Regional Investment Plan should support efforts aimed at improving outcomes in primary and secondary education, while also forging closer links between education and industry.**

Places

"...catalyzing efforts to ensure that all communities are great places to live and do business..."

Primary Strategy:

✓ Enhance the livability of and business climate within distressed communities

Certain communities consistently bear the burden of the region's problems with poverty and limited opportunities for family-wage employment. Representing untapped resources for firms, their development would improve the region's competitive position.

- ⇒ **The Regional Investment Plan should work to bring the benefits of our region's economic growth to distressed or lagging communities.**

Secondary Strategies

✓ Maintain and improve quality of life

Concern over maintaining and improving quality of life is a defining characteristic for residents in both Multnomah and Washington Counties. Our quality of life is found in the spectacular natural environment, vital and attractive city centers, vital and safe communities, and healthy urban/rural/suburban systems that meet the needs of our region's people.

- ⇒ **The Regional Investment Plan should support efforts aimed at addressing the effects of community growth and change that threaten to undermine the region's quality of life.**

✓ Provide quality public infrastructure

Infrastructure is vital both to our quality of life and economic competitiveness as a region. The quality of that infrastructure has been challenged by our growth and success in recent years.

- ⇒ **The Regional Investment Plan should support efforts to upgrade and update infrastructure in a manner that is efficient and sustainable.**

✓ Sustain and enhance environmental quality

Maintaining our quality of life over the long term is intimately connected with the quality of the natural and built environment.

- ⇒ **The Regional Investment Plan should promote a long term regional outlook that maintains a commitment to environmental quality as the region's "brand."**

Clusters

"...fostering vital, innovative industry clusters."

Primary Strategy

✓ Foster vital, innovative industry clusters for:

- high technology
- creative services
- metals, machinery, transportation equipment
- nursery products
- specialty foods/craft beverages, and
- lumber and wood products.

Secondary Strategies

✓ Meet the physical needs of industry

Industry clusters are firmly rooted in geography. While the region hosts several unique physical environments where industry clusters have thrived, some industries and some areas face challenges for economic growth. These challenges include the availability of land or buildings, and the ability to efficiently move goods and people.

- ⇒ **The Regional Investment Plan should support efforts to retain healthy industry clusters in communities across the region.**

✓ Promote cluster relations

Individual firms that make up Washington and Multnomah County's industry clusters are rooted in relationships to each other and to public and private institutions in the region. Such relationships are important for the competitive success of the clusters.

- ⇒ **The Regional Investment Plan should promote cluster relationships as well as a better understanding of the dynamics of such clusters.**

✓ Improve global competitiveness

The region's industry clusters compete in global markets. Connections to producers, suppliers and markets regionally, nationally, as well as internationally are critical to maintaining competition.

- ⇒ **The Regional Investment Plan should support projects that ensure the global competitiveness of the businesses in the region.**

✓ Enhance innovation

Washington and Multnomah County host unique industrial clusters. The success and resilience of these clusters depends on the ability of the businesses to create innovation in products and processes.

- ⇒ **The Regional Investment Plan should support efforts to enhance the innovative capacity of the region's industrial clusters.**

7. Implementation

After the Board approved the Regional Investment Strategy, a request for proposals was sent out on November 21, 2000 to more than 400 interested parties in Multnomah and Washington County. Applicants were given until February 9, 2001 to submit proposals. Workshops for applicants to learn more about the Regional Investment Program took place during January in Gresham, Hillsboro, and Northeast Portland. These meetings provided applicants with the opportunity to meet the Board staff and learn important information concerning the Regional Investment Plan, the application, contracting and other issues. Staff will review submitted proposals and the Board will select projects using the following criteria:

- ❑ **Responsiveness to application requirements** outlined in the RFP. Requirements include:
 1. Executive summary: a clear and concise presentation of the project goals and outcomes.
 2. Project narrative: the narrative should provide a clear explanation of how the proposed project responds to the goals and strategy presented in the Regional Investment Plan. In addition, the narrative should explain how the project will be accomplished, what its outputs and outcomes will be, and how the project will be assessed.
 3. Budget: a presentation of how all resources needed to complete the project will be secured and allocated.
 4. Letters of commitment from other funding sources.
 5. Letters of support from project partners.
- ❑ **Addressing the strategic themes:** The Regional Investment Board has developed the strategic themes of people, places, and clusters in response to conditions in the region and near-term opportunities. It expects proposed projects will directly address at least one of these three themes consistent with the objectives outlined in the Regional Investment Plan. The Board also recognizes that the three strategic areas are closely linked to each other. To reflect these interdependencies, project proposals that pertain to more than one of the key themes will be encouraged and reviewed more favorably.
- ❑ **Leveraging funds:** Projects must leverage funding or in-kind contributions from other sources or demonstrate why it is not feasible or warranted at this time. Given the diverse and dynamic nature of the region, and the wide range of needs in area communities, the Board does not expect to provide 100 percent of the resources needed to successfully complete proposed projects. Further, if projects propose using Regional or Rural Investment funds as match for other, as yet unsecured funds necessary for the completion of the project, applicants should explain what the Regional or Rural Investment funds will produce in the way of outputs and outcomes during the project period.
- ❑ **Partnerships:** Projects must show partnerships with other organizations, institutions or groups or demonstrate why it is not feasible or warranted at this time. If an organization, institution, or agency is involved in any of the activities of a proposed project, or expected to respond in any way to either a project or its products, then a letter of support should be provided by that organization, institution, or agency.

In making its selections, the Board will fund projects in a manner that is geographically balanced. Although final intermediate outcomes for each project will be negotiated at the time when contracts are signed, the Board will also pay close attention to the proposed impact of projects and the manner in which applicants propose to assess impacts. The Board may choose to negotiate funding levels and other aspects of projects with proposers.

Further, the Board recognizes that some projects will require more than one year to be of greatest utility to the region, and to fully respond to the goals of the Plan. The issues addressed by this Plan are not easily addressed or resolved solely with the resources of the Board or within a single year. Consequently, the Board encourages sponsors of long-term projects to submit proposals recognizing that funding must be requested in increments and outcomes need to be assessed and demonstrated annually.

Given the broad nature of its task, and the fact that this is the first round of investments in the region, the Board will necessarily be exercising its discretion in crafting a package of investments that in its view will best meet the needs of the region and best, as a package, enable the Board to learn how its Regional Investment Strategy works. The Board will screen and rank projects for funding, keeping in mind the criteria listed above and its interest in crafting the best overall package of projects. The Board will select projects for funding in February and March. All decisions of the Board will be final. Successful applicants will enter into contracts with the Portland Development Commission, the Board's fiscal agent, and begin work in April/May. Funds must be expended within one year.

Contracting Requirements

The Portland Development Commission, acting as the contract administrator for the Multnomah-Washington Regional Investment Board, requires the following information and documentation be provided in order to execute Grant Award Agreements with successful applicants:

Certificates of Insurance:

- ❑ Provide commercial general and automobile liability insurance written on an "occurrence" basis.
- ❑ Such insurance shall be in the amount of not less than \$500,000 combined single limit for liability insuring bodily and/or personal injury, including death and disease, and property damages.
- ❑ Include coverage for any owned, non-owned or hired motor vehicle equipment, contracted liability, operations, products, completed operations, negligent acts, and all operations of subcontractors.
- ❑ Provide a certificate of insurance that names the "*Portland Development Commission and the City of Portland and each of their respective officials, employees and agents*" as additional insureds (exact language must be used).
- ❑ Provide that coverage afforded will not be canceled without at least 30 days prior written notice to the Commission.

Worker's Compensation Insurance:

- ❑ The contractor, its subcontractors, if any, and all employers working under this contract who are subject employers under the Oregon Workers' Compensation Law shall comply with ORS 656.017, which requires them to provide workers' compensation coverage for all their subject workers. The contractor shall maintain workers' compensation insurance coverage for the duration of the contract.

Federal Tax ID Number:

- ❑ Every contractor is required to provide their federal tax ID number.

State Tax ID Number:

- ❑ Every contractor is required to provide their state tax ID number.

Business License (For Profit Companies or Organizations):

- ❑ Every for profit contractor is required to hold a City of Portland Business License or the appropriate Business License for the location of the organization and its work. These organizations will also need to enter into a "First Source Hiring Agreement" with the Board, which will commit the contractor to attempting to employ residents of distressed communities through *worksystems inc.*, the regional workforce agency.

Reporting Requirements

As a part of this program, the State of Oregon requires that contractors must also report on a regular schedule detailed information on their activities. These involve not only spending by contractors and their partners, but information on project outputs and outcomes as well. Failure to completely respond to reporting requirements can be a reason for contract termination.

8. Rural Action Plan

Rural investment funds will be made available to areas in the region outside of the Metro Urban Growth Boundary, including incorporated cities located in those rural areas. The Regional Investment Board will apply the same set of criteria for projects applying for rural, regional, and multi-regional investment funds. All applicants should respond to the strategic framework outlined in the Regional Investment Plan.

9. Disadvantaged / Minority Involvement

The Regional Investment Plan recognizes that the population of Multnomah and Washington County is becoming more diverse. Additionally, the two counties still face pockets of poverty highlighting the fact that there are communities that have not shared in the benefits of a growing regional economy. Therefore, the Regional Investment Plan identifies specifically the needs of distressed communities as a primary investment target.

The Regional Investment Board and staff solicited comprehensive input from a variety of community and economic development groups. Input was solicited from various ethnic groups, rural communities, as well as representatives from low-income communities. Additionally, the Board and staff has made extensive outreach efforts to disadvantaged and minority individuals, groups, and organizations regarding the existence of the Regional Investment Program, the availability of funds, and the application process. We have also consciously located workshops for applicants in diverse communities.

10. Evaluation

The evaluation of the Regional Investment Program is based on the goals established for the region. The Board identified specific higher level outcomes as regional benchmarks (see matrix next page) that will be collected and used to evaluate the overall strategy. In addition, the Board will work with project applicants to define, measure, and monitor outputs and intermediate outcomes as described below.

Outputs

- The numbers of items produced by a program or project funded by the Regional Investment Board. Viewed through a short term perspective they indicate progress toward intermediate outcomes.

Intermediate Outcomes

- Proposed by applicants, these milestones are viewed through a short to medium term perspective. They represent the changes associated with the successful completion of a program or project and which contribute to overall efforts aimed at achieving high level outcomes.

High Level Outcomes

- Changes in the overall quality of the region's economy or capacity of its workforce being sought through the combined efforts of public, private, and nonprofit sector efforts. Progress towards these broad goals is viewed over a long-term perspective and is affected by societal forces. Achieving these outcomes is beyond the scope of an individual project.

If applicable contractors must also report of the relationship of their activities to distressed areas, as well as any jobs that may have been created or retained in the region that can credited to their activities.

Strategic Elements	Regional Investment Goals	Intermediate Outcomes	High Level Outcome / Regional Benchmark
People	<i>Increase the capacity of all people to participate in and benefit from economic growth by improving worker skills, providing pathways to entrepreneurship, and enhancing life-long learning opportunities.</i>	<i>To be proposed by project applicants</i>	<ol style="list-style-type: none"> 1. Percentage increase of adults completing high school or equivalent 2. Percentage increase in adults who have postsecondary professional-technical credentials 3. Percentage increase in adults who have completed – bachelor's degree – advanced degree 4. Percentage increase in average wages compared to percentage increase in regional median income 5. Percentage increase in number of certified minority and women-owned business enterprises 6. Number of additional business start-ups
Places	<i>Ensure that all communities are great places to live and do business, have adequate and high quality public infrastructure, and sustain environmental quality. In considering these issues, the Board will pay special attention to the needs of distressed communities.</i>	<i>To be proposed by project applicants</i>	<ol style="list-style-type: none"> 1. Percentage change in median family income in distressed communities as compared to the percent change of regional median income 2. Percent change in unemployment rate in distressed communities as compared to the percent change of regional unemployment rate 3. Percent change in poverty rate in distressed communities as compared to the percent change of regional poverty rate 4. Percentage decrease of households paying more than 30% of gross monthly income for housing 5. Percentage increase in homeownership 6. Percentage increase in households able to afford the median-priced house 7. Decrease in number of air quality non-attainment days 8. Decrease in number of water quality limited streams or stream segments 9. Percentage increase in residents who commute fewer than 30 minutes between home and work 10. Decrease of vehicle miles traveled per capita per year 11. Percentage increase of roads in fair or better condition
Clusters	<i>Foster vital, innovative industry clusters by meeting the physical needs of industry, promoting cluster relationships, and supporting efforts to improve global competitiveness and enhance innovative capacity. Regional clusters currently include high tech, creative services, metals/machinery/transportation equipment, nursery products, special foods/craft beverages, and lumber and wood products.</i>	<i>To be proposed by project applicants</i>	<ol style="list-style-type: none"> 1. Increase in value-added exports as a percent of total exports 2. Percentage increase in registered patents 3. Percentage increase of industrial property that meets development requirements 4. Enrollment increase in graduate and continuing education programs

11. Management

Washington and Multnomah County have each appointed six members to the Regional Investment Board. The Multnomah and Washington County Region has contracted with the Portland Development Commission as the fiscal agent and with Portland State University's Institute of Portland Metropolitan Studies for administrative management of the plan. In this capacity, Portland Development Commission and Portland State University will record and document the expenditures of the funds allocated by the Regional Investment Board, and track the progress of projects.

12. First-Source Hiring Agreements for "Benefited Businesses"

In the event that funding is directly awarded to private businesses, a first-source hiring agreement for "benefited businesses" (ORS 461.740) will be required.

13. Appendices

A) Glossary of Terms

Capacity - The ability and resources needed to take action, improve conditions or circumstances, and/or engage the economy.

Competitiveness - The qualities associated with being able to attract and retain enterprises, investors, and labor needed to sustain the economy.

Distressed Communities - Communities defined by the Oregon Economic and Community Development Department as lagging economically compared to other Oregon communities.

High Level Outcomes - Changes in the overall quality of the region's economy or capacity of its workforce being sought through the combined efforts of public, private, and nonprofit sector efforts. Progress towards these broad goals is viewed over a long-term perspective and is affected by societal forces. Achieving these outcomes is beyond the scope of an individual project.

Industry Clusters - Groups of firms that work together to promote innovation and competitiveness with respect to global markets and standards.

Inputs - The resources committed to a program or project.

Intermediate Outcomes - These milestones are viewed through a short to medium term perspective. They represent the changes associated with the successful completion of a program or project and which contribute to overall efforts aimed at achieving high level outcomes.

Leverage - Promote the contribution of resources to programs or projects.

Match - dollars or other in-kind resources committed to a project which augment dollars being requested from the Regional Investment Board.

Multiregional Projects - Projects that are jointly funded by the Multnomah-Washington County Regional Investment Board and at least one other Regional Investment Board in the state of Oregon.

Outputs - The numbers of items produced by a program or project funded by the Regional Investment Board. Viewed through a short term perspective they indicate progress toward intermediate outcomes.

Partners - Individuals, organizations, or firms committed to jointly funding and conducting a program or project.

Primary Strategy - The highest priorities of the Regional Investment Board.

Public Infrastructure - Any public works, telecommunications, or other infrastructure owned and developed by a city, county, the state, regional government, special or port district.

Regional Benchmarks - The high level outcomes being sought by public bodies in the metropolitan area.

Regional Economy - The economy of the six-county Portland Metropolitan Statistical Area.

Regional Investment Board - The Board appointed, in this case, by Multnomah and Washington counties and charged with developing and implementing the Regional Investment Plan.

Regional Investment Goals - The goals to be served by the Regional Investment Plan. Progress towards these goals is assessed through the use of High Level Outcomes and Regional Benchmarks.

Regional Investment Plan - The strategy used by the Regional Investment Board to guide its investment of regional, multiregional, and rural investment funds in the region.

Regional Investment Program - The program developed by the State of Oregon to support regional efforts to sustain and improve regional economies and promote needed community development efforts.

Rural Action Plan - A strategy for addressing the needs of communities and enterprises located outside of urban growth boundaries.

Secondary Strategy - Actions needed to support Primary Strategies and/or achieve the Regional Investment Goals.

Strategic Element - The central summary themes for the Primary Strategies.

B) Interviews

Organization	Contact	Date of Interview
Oregon Economic and Community Development Department	Joan Rutledge Marcy Jacobs	July 7, 2000
Consultant	Pat Scruggs	July 12, 2000
Portland Development Commission	Larry Pederson	July 13, 2000
City of Hillsboro	David Lawrence	July 13, 2000
City of Beaverton	Janet Young	July 13, 2000
Neighborhood Partnership Fund	Cathey Briggs Kathy Kniep	July 14, 2000
City of Gresham	Shelly Parini Max Talbot	July 17, 2000
Westside Economic Alliance	Betty Atteberry	July 18, 2000
Consultant	Jan Bureson	July 18, 2000
Professor	Karen Gibson	July 18, 2000
Washington County	Dennis Mulvihill	July 19, 2000
Columbia River Economic Development Council	Bart Philips	July 19, 2000
Columbia Pacific Economic Development District	Jeff King	July 19, 2000
Hillsboro Chamber of Commerce	Shirley Huffman	July 19, 2000
City of Tualatin	Doug Rux	July 20, 2000
City of Vancouver	Gerald Baugh	July 20, 2000
Worksystems inc.	Kristin Wolff	July 20, 2000
Oregon Association of Nurserymen	Jeff McIvor	July 20, 2000
Multnomah County	John Rackowitz	July 21, 2000
Oregon Economic and Community Development Department	Ellen Nyberg	July 24, 2000
Community Development Network	Tasha Harmond	July 25, 2000
The Skanner	Bernie Foster	August 30, 2000
Oregon Business Council	Duncan Wise	September 14, 2000
Worksystems inc.	John Ball	September 18, 2000
OAME	Sam Brooks	September 18, 2000
Hispanic Chamber of Commerce	Gail Castillo	September 19, 2000
Clackamas County	Greg Jenks	September 28, 2000
US EDA	Ann Berblinger	September 29, 2000

Portland Development Commission	Lita Colligan	October 2, 2000
City of Portland Commissioner	Eric Sten	October 4, 2000
Mayor's Office	Linly Rees	October 6, 2000
Japan America Society	Jan Bureson	November, 2000
OECD, Clackamas	Pat Allen	November, 2000
Rural Development Initiative	Craig Smith	November, 2000
Sapporo Chamber	Yoshio Kurosaki	November, 2000
African American Chamber of Commerce	Roy Jay	November 10, 2000
Oregon Agri-Business Council	Mary Stewart	November 13, 2000
Multnomah County	Jeff Cogen	November 15, 2000
Portland-Shouzu Economic Development Commission	Jin Lan	November 21, 2000
Portland Metro Chamber	Sho Dozono	December 13, 2000

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