

2010-11 Comprehensive Economic Development Strategy (CEDS)

For counties
Klickitat and Skamania, Washington
Hood River, Wasco, and Sherman, Oregon

Prepared by

Mid-Columbia



ECONOMIC DEVELOPMENT DISTRICT

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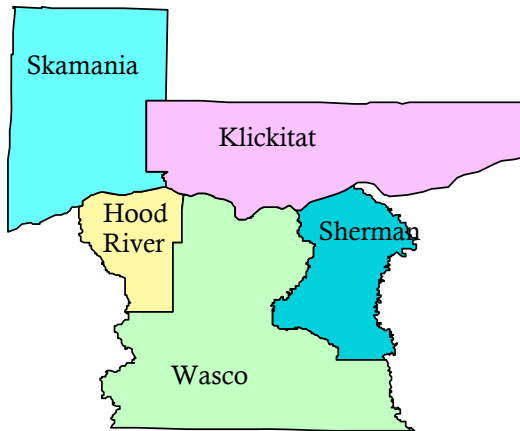
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ABOUT MCEDD

The Mid-Columbia Economic Development District (MCEDD) is made up of five counties bordering the Columbia River—Hood River, Wasco and Sherman counties in Oregon and Skamania and Klickitat counties in Washington.



MCEDD was established in 1969 by its five member counties who realized by sharing a common workforce, a common geography, and common demographics, their economic fates were tied together. They realized by joining together they would benefit from better access to economic development loans and grants, and pooled technical assistance, marketing, and administrative resources. Most importantly, they would be able to bring a regional approach to their economic development efforts. Over the years MCEDD’s membership has grown to include cities, ports and chambers of commerce within the region.

Today we retain the distinction of being the only regionally focused economic development agency in the Mid-Columbia and therefore the agency most appropriate to serve as lead agency for the Economic Development Administration (EDA). MCEDD is organized as a government non-profit in Oregon as an ORS-190 and in Washington as an RCW 39.34.010.

MCEDD is governed by a twenty-member Board of Directors with a representative from each of the five counties of the district, a representative of the cities of each county, representatives of the Ports and Chambers of Commerce in the region, as well as five private sector representatives from any of these areas: agriculture, business, industry, labor, finance, utilities, healthcare, telecommunications, or minorities and a representative from higher education. A complete listing of board members, who doubled as the CEDS committee, is included in Appendix C.

MCEDD staff is comprised of an Executive Director, Finance and Operations Manager, Project Managers, an Assistant Project Manager, Loan Fund Manager and an Office Administrator.

MCEDD’s mission –

“To promote the creation of family-wage jobs, the diversification of the economic base, and the growth, development and retention of business and industry within the five-county district.”

What we do –

The strategic activities MCEDD uses to accomplish this mission are:

- *Coordination*
- *Technical Assistance*
- *Business Assistance*

Coordination

Coordination activities emphasize MCEDD's leadership role in the regional economy. This is important because our economic region is split between two states, five counties and numerous funding districts. More can be accomplished by working together to fulfill goals. In many cases, the counties and cities of the region cooperate and compete as one. The CEDS process gives MCEDD an opportunity to coordinate with these entities across the region to establish a strong, widely held set of regional goals and objectives and an action plan for achieving them.

Coordination activities led by MCEDD in the region include the following:

Columbia Gorge Bi-State Renewable Energy Zone (CGBREZ)



MCEDD worked with members of the five counties to establish the Columbia Gorge Bi-State Renewable Energy Zone (CGBREZ). This self-declared zone was created to reduce the region's dependency on federal subsidies, bring economic vitality to the region, establish a national model for energy self-sufficiency, and provide a model of self-reliance for other rural economies in the 21st Century. CGBREZ resolutions have been passed by all five counties, a logo has been developed, and the group has established priorities which have been passed by each participating county. Monthly CGBREZ meetings provide a forum for county leaders to discuss potential collaborations in renewable energy projects and developments. This year, CGBREZ continued engagement in a regional marketing effort to attract manufacturing and small scale wind development to the region.

Gorge Translink



The public transportation providers of the region's five counties invited MCEDD as a bi-state agency to join them in working to increase inter-city connectivity in 2001. That relationship has continued and Translink has successfully sought funding sources to increase MCEDD's involvement as their mobility manager. Funding for the Mobility Manager position ensures that connectivity throughout the region increases and is focused on support for public transportation for special needs populations and the general public.

This year, MCEDD hosted a Transportation Summit with approximately 100 attendees to develop regionally defined transportation objectives and increase partnerships to support the initiatives. Strategic plans were developed for three target areas: public transit, bicycle and pedestrian, and vanpool/carpool/rideshare. The activities are incorporated into the workplan for the mobility manager. A number of those are already underway, including planning for a pilot project to allow pedestrian/bicycle access across the Hood River bridge through a shuttle system and developing resource lists for information technology systems common to the public transit providers to increase coordination.

Oregon Investment Board (OIB)



Since 1988, MCEDD has coordinated Oregon Investment Board's grant and loan program for Oregon counties lying in the Columbia River Gorge National Scenic Area: Multnomah, Hood River, and Wasco. Project funding awarded through OIB helps to strengthen and diversify the economy of the region. A seven-member board approves projects and the Gorge Commission certifies that OIB projects are consistent with the National Scenic Act, the management plan, and land-use ordinances. MCEDD also hosts and maintains OIB's Web site (<http://www.mcedd.org/oib.htm>). In addition,

MCEDD works with the Washington Investment Board (WIB) staff to coordinate bi-state advisory council meetings between the OIB and WIB

Since its inception, the Oregon Investment Board has awarded over \$1.4 million in grants and over \$4.6 million in loans (using revolved funds). These projects have resulted in businesses creating or retaining at least 298 jobs. OIB funds have leveraged more than \$10,000,000 in private investment and \$11,000,000 in public investment. All OIB funds have been fully revolved and the Board currently makes loans and grants from the revolved principle and interest from previous projects. A sampling of projects funded by the OIB includes:

- Developing a shared use commercial kitchen facility. This facility established a business incubator for the development of specialty food companies and for use as a training center.
- Expanding a dental clinic to serve low income and uninsured individuals.
- Constructing a fiber optic loop by Quality Life Intergovernmental Agency to bring high speed broadband telecommunication services to The Dalles.
- Providing start-up costs for a new child care center.
- Funding Gorge Grown Food Network's Mobile Farmer's Market to provide fresh produce to rural communities and an opportunity for local farmers to sell produce on consignment.
- Supporting development of the Gorge Artists Open Studios.
- Providing working capital to upgrade equipment and machinery for a canning business.
- Leveraging funds to promote the Mt. Hood Cycling Classic Marketing Project
- Developing a web portal for promoting technology based businesses in the Columbia River Gorge Technology through the Gorge Technology Alliance.
- Purchasing technology for Farmers Conservation Alliance to maximize sales of a fish screen designed not to capture debris or harm fish.
- Providing equipment for a pre-engineering program at North Wasco County School District to support a growing technology workforce need.
- Building an integrated economic development plan for the emerging wine industry to address three immediate needs: 1) identify viable markets and ways to move the product, 2) overcome barriers to wine distribution into Washington, and 3) develop a sustainable funding plan for the Association.

Gorge Technology Alliance



MCEDD continues to support the Columbia River Gorge Technology Alliance (GTA) by providing project management coordination for this emerging association. Members of the alliance include technology business entrepreneurs and businesses and organizations providing support services to high tech businesses. The group works to jointly market the Gorge region for high tech, provide networking opportunities, and offer educational growth. GTA formed in 2005 with only a handful of members. Now over 50 members and 200 participants make up the alliance, which continues to grow.

MCEDD has worked with the association over the past year to help the organization receive funding for a sustainability plan and implementation of activities through the Tides Foundation, Oregon Investment Board and USDA Rural Development. The Alliance has developed a white paper on the growth and economic impact of the high tech sector, analyzed similar alliances, and develop a marketing and sustainability plan for future growth and support. Through the grant from the Tides Foundation the Alliance partnered with the Gorge Robotics club to purchase robotics kits, support robotics competitions and host a series of four “Leading Edge of Technology” discussions.

Columbia Gorge Economic Development Association (CGEDA)



MCEDD provides staff support and financial management for the CGEDA. Port districts, counties, Embarq, Northwest Natural and regional economic development groups created this cooperative organization to promote the Columbia River Gorge region as a cost-effective location for business development. With the quickly diminishing amount of available industrial land in the region, CGEDA is now beginning to focus on how to provide additional assistance to existing businesses to promote growth and retention.

County Economic Development

MCEDD has engaged in multiple contracts this year to support our counties by providing economic development services. This pooled resource allows for skilled staff utilizing fewer County resources. Since 2005, Sherman County has contracted with MCEDD to provide economic development services to the County. MCEDD staff has worked this year on a wind farm tour guide, support for developments in Rufus, finding solutions to issues with Giles French Park, and supporting business connections with the new racetrack in the County. Since 2008, Wasco County has contracted with MCEDD to provide economic development services to the County. MCEDD staff has worked with the County Economic Development Commission to develop a business plan for the Columbia Gorge Discovery Center, update the Needs and Issues inventory, tour communities with Needs and Issues projects, and tackle some of those issues with a work day in the City of Shaniko and hosting a PubTalk in The Dalles.

Broadband

MCEDD acted as fiscal agent to coordinate the Oregon Broadband Cooperative's initiative to develop a plan for a statewide broadband network focused on middle-mile wireless access. MCEDD also works with the Klickitat and Skamania Horizons groups to support dialogue about broadband need and uses. In 2010, MCEDD will host the Oregon Connections conference to further engage the region and our partners in sharing information, obtaining resources, and making connections to further broadband developments.

Technical Assistance

MCEDD's technical assistance services emphasize its role as the "go to" organization in the region to get projects moving. MCEDD's specialization in grant writing and grant administration allows our stakeholders to outsource that duty to us and allows them to keep focused on what they do best. MCEDD is also the central compiler for economic and demographic information in the Gorge. Because the Mid-Columbia region spans two states, providing this regional data is especially important since it's not available elsewhere. This data helps our members and stakeholders move their projects forward.

MCEDD's provision of technical assistance has focused directly into grant administration, with qualified staff to support.

Community Development Block Grant (CDBG) Administration

MCEDD completed administration of two CDBG grant projects: an emergency services building in Cascade Locks, Oregon and a fire hall/community center in the High Prairie community outside of Lyle, Washington. Both projects required a large amount of community involvement as well as record keeping and accountability to insure all state and federal requirements are being met.

Oregon Department of Energy ARRA Administration

ODOE contracted with MCEDD to provide administration to seven of their ARRA funded projects in Hood River County. MCEDD is responsible for overseeing the projects proponents to ensure appropriate record keeping, labor standards monitoring, and compliance with Buy American and environmental regulations. This project was developed and attained through MCEDD's engagement in the Oregon Association of Economic Development Districts.

Safe Drinking Water Revolving Loan Fund ARRA Administration

City of The Dalles contracted with MCEDD to provide administration of their safe drinking water project which had received grant funding from the state through ARRA funds. MCEDD provides labor standards compliance services for the City on this project.

Business Assistance

This is a major area of our economic development strategy where MCEDD is out in the region directly helping businesses to retain and create the jobs that expand our economy. This is done primarily through the operation of several Revolving Loan Funds

(RLFs) that provide long-term, low interest financing for business expansion or start-up needs. Specializing in gap financing, our loans are added to other financing and often provide the critical missing piece in the total financing package that makes these deals possible. MCEDD also provides loan packaging assistance to help businesses access other State, Regional and/or Federal finance programs, as well financing from banks and other commercial lenders.

The total loans and grants obtained by MCEDD to capitalize our loan funds since beginning the programs has been over \$4.4 million. This year we have been busy loaning out the balance of these funds along with repaid funds from existing loans. We have also been actively seeking new funding resources to recapitalize our funds and provide opportunities for the parts of our region with fewer sources to access capital for small and emerging businesses.

MCEDD Outlook for the Future – In the future, MCEDD looks to build more relationships with entrepreneurs in the region; to take advantage of the businesses already present in the region and work with them to improve their ability to prosper here. After severe economic downturns from the loss of timber industry and other natural resource-based jobs, MCEDD has concentrated on working with local governments and entrepreneurs to benefit our region's economy together. The result: lower unemployment rates region wide, more jobs, and an improved quality of life.

THE ECONOMIC VISION, GOALS, AND OBJECTIVES

In its 40 year history, MCEDD has demonstrated the ability to bring collaboration to its five county region that spans two states. The considerable difference in each state's funding and legislation has raised challenges, but our feedback process indicates that the stakeholders are uniting around the concept of regionality and the benefit that it brings to our economic stability. Defined industry clusters participate in unifying and strengthening the economy of the region. The desirability of the area has brought growth challenges due to constraints from substantially high federal land ownership and control within the region and the National Scenic Area. The Mid-Columbia district continues to attract additional residents and key businesses, which indicates the desirability of locating to this area and a high level of success in the region's growth management. These concepts will drive our efforts and those of our region partners, as we work to improve the Mid-Columbia economy.

Vision

To create a diversified economy that enhances the opportunity for employment for citizens of the region and increases the tax base for the counties and cities by working together in leadership, planning and strategic investment while safeguarding the area's rural qualities, values and natural resources.

Regional Goals and Objectives

Goal 1—Retain and expand existing businesses in the region to enhance the region's established economic base. Create a supportive environment that promotes entrepreneurship and business expansion.

1. Actively promote the use of revolving funds for regional businesses and economic development projects by:
 - a. Increasing the capitalization of MCEDD's revolving fund through development grants and loans.
 - b. Growing and supporting the availability of funding sources for businesses.
 - c. Continuing to establish a strong loan referral network
 - d. Increasing packaging services to access other funds.
 - e. Providing a comprehensive resource for clients to identify available lending and grant options. Providing information in a manner that encourages minority and small and emerging business applications.
2. Build and advocate for a local Business Support Network
 - a. Reference businesses to appropriate counseling resources
 - b. Support initiatives including GAIN, Gorge Angel conference, Microenterprise outreach efforts, and Small Business Development Center.

Goal 2- Attract new business and industry to the region that will provide opportunities for existing residents at family wages.

1. Actively recruit businesses that utilize existing regional job skills and that bring enhanced opportunities to our existing workforce.
2. Diversify the economy by creating economic opportunities in renewable energy through coordination of the Columbia Gorge Bi-State Renewable Energy Zone.
3. Support and enhance regional high tech cluster initiatives through the Gorge Technology Alliance.

Goal 3- Create adequate public infrastructure that will serve key industrial, commercial and residential areas of the region contributing to increased opportunities for employment and expanded property tax base.

1. Identify needs and opportunities to act cooperatively to ensure and initiate development
2. Provide Technical Assistance support to community projects such as waste water, utility extensions, and other capital projects.
3. Provide information on Economic Development Administration funding. Support and act as a catalyst to support communities seeking EDA support.
4. Provide assistance to partners in support of regional public fiber optic networks; wireless clouds over major population and business centers; and availability of high-speed connectivity to our rural communities and home sites.
5. Coordinate public transportation needs to improve regional public transportation options.

Goal 4- Increase region's access to resources for economic development initiatives.

1. Provide a regional clearinghouse for regional statistics and grant resources. Disseminate information at the office, through a web presence, and via monthly electronic newsletters.
2. Provide economic development support to counties in the region, filling in gaps, and providing services for which they lack the capacity to fill.
3. As the EDA designee, provide technical support services to communities seeking technical assistance funding. Be a knowledge resource for those seeking to identify funding resources.

Goal 5- Continue to build the economic support structure to grow and sustain our region.

1. Provide support for enhancing business health through our existing business clusters.
2. Seek means to address bi-state barriers for industries considering relocating to the region.
3. Partner with economic development organizations, counties, cities, port districts, and others in the region to achieve common goals.

Goal 6- Work with industry, entrepreneurs, and public entities to ensure a qualified and available workforce and training opportunities to meet rapidly changing needs.

1. Support local educational institutions in assessing needs and expanding capacity.
2. Seek to assure jobs and training opportunities for our minority and low income populations.
3. Assist employers to expand their operations by hiring locally
4. Continue to arrange collaborative efforts between economic development and workforce development organizations and interests in the region.

ABOUT THE MID-COLUMBIA REGION

Geology

The region MCEDD serves spans the states of Washington and Oregon along the Columbia River from the slopes of the Cascade Range on the west to the John Day River and the Horse Heaven Hills on the east. It includes Skamania and Klickitat counties in Washington and Hood River, Wasco, and Sherman counties in Oregon. The region constitutes an area of 7,289 square miles and encompasses parts of the Columbia River Gorge National Scenic Area.

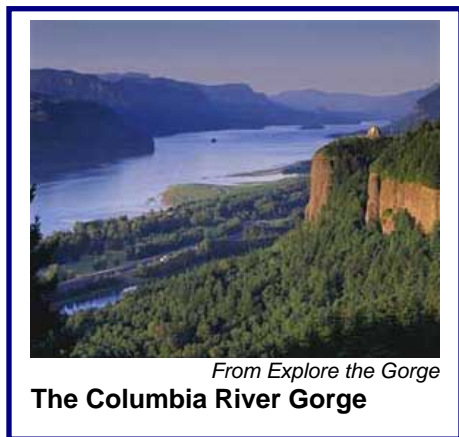
The topography and climate of the region vary greatly from east to west. Three distinct physiographic regions are in evidence: the Cascades, the high Columbia Plateaus, and the Mid-Columbia River Plain. The historical underpinnings of local economies within the region generally coincide with those geographical differences, with the preponderance of lumber production in the Cascades, agriculture on the high plateaus, and transportation, trade, and river-oriented endeavors along the Mid-Columbia River Plain. The intermountain valleys of the Cascades are noted for orchard crops, as are irrigated areas to the east, immediately adjacent to the Mid-Columbia River Plain.

Geology of the Region:

The Cascades

Skamania and Hood River counties are located in the Cascade Range uplift, a region characterized by deeply dissected mountains. Between the two counties, running east to west, the Columbia River has cut through the Cascade Mountain Range to form the Columbia River Gorge, a deep canyon lined by precipitous slopes with outcrops of basalt and anisette.

The physiographic features are rugged mountainous, river flood plains and low terraces. Elevations range from near sea level at the river's edge to towering peaks of over 4,000 feet which form the Gorge face, and mountains reaching over 12,000 feet abs.

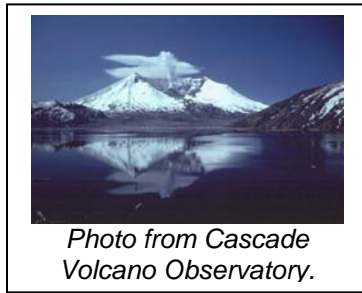


Eons of geologic history are reflected in the Gorge's walls. The history of volcanic eruptions, lava flows, and earth movements that tilted and uplifted the earth's surface, and the series of colossal and catastrophic floods that scoured cliffs and hillsides are evident.

Local landslides, some as recent as 200 years ago, have occurred in several areas along the Columbia River. The large Bonneville Landslide between the cities of Stevenson and North Bonneville, Washington, exposed the Red Bluffs. This landslide blocked the Columbia River for a short period. Another landslide, still active, lies in Skamania County between Wind Mountain and Dog

Mountain. It moves from 40 to 50 feet a year at its upper end, and five to ten feet a year at its lower end.

Geologically, the Cascade Range is the product of volcanic activities that took place until the early Pleistocene Era. This volcanic activity formed an effective transportation barrier separating the Pacific Coast from a large inland hinterland. Most passes through the mountains are above 4,000 feet, the one notable exception being the Columbia River Gorge. The river maintained its channel through the mountains during periods of uplifting, providing a water level route to the sea. Therefore, the Mid-Columbia region is located on a major east-west commerce route to Pacific Northwest population centers and beyond.



Elevations in the northern part of Skamania County vary from about 1,000 feet at Swift Creek Reservoir to approximately 8,000 feet at Mount St. Helens, an active volcano situated near the west margin of the Cascade Range.

Mount Adams rises 12,276 ft. high in the Gifford Pinchot National Forest in Skamania County. Part of this volcano lies within the Yakama Indian Nation and is considered sacred by tribal custom; use by others is prohibited. Snow melt from Mount Adams feeds creeks that help supply water to the residents of Klickitat County and the City of Goldendale, Washington.

Mount Hood rises 11,235 feet in elevation in the Mt. Hood National Forest. Multnomah and Hood River county lines actually bisect this peak. Mt. Hood is an extremely popular destination for winter sports due to the development of several skiing resorts on its slopes. Like Mount Adams, this picturesque volcano can be seen from many places in the Mid-Columbia region, including the plateaus on either side of the Columbia.

The Columbia Plateau and River Plain

The portion of the region in which Klickitat, Wasco and Sherman Counties are situated begins on the eastern slopes of the Cascade Mountains and extends eastward over a narrow transition zone to an arid plateau bordered by the Blue Mountains, the Deschutes River, and the John Day River. The Columbia Plateau is a true lava plateau weathered and bisected by streams.

The Columbia River, through a continuous process of down-cutting, established a deep gorge in a large plateau. From an elevation of 3,000 feet around the edges, the plateau slopes—gently in some places, abruptly in others—toward the Columbia River Gorge. The plateau surface is flat to gently undulating, dissected by a network of steep-walled canyons cut by surface water systems, such as the Deschutes and Klickitat river systems.

Deep layers of basalt rock underlay the plateau and centuries-old river sediment lines its surface. Geographically, the most extensive stratigraphic unit occurring in the region is the basalt of the Columbia River group. These basalts form the high, dark brown-to-black cliffs along the sides of

the Columbia River Gorge and other major canyons. Except in a few locations where the basalt flows have been deformed, the basalt underlies the area in horizontal flows. Near the town of Lyle, Wash., in Klickitat County, the Columbia River Basalt flows dip towards the southeast, deformed by the uplifting forces of the Cascade Mountains.

The Columbia River Basalts erupted from fissures or creeks, each many miles long. The flows spread almost like water for great distances. This is evident by the apparent uniformity of thickness of the flows. Overall thickness is several thousand feet and the age has been dated from early to middle Miocene.

The basalt north of the Columbia is covered with layers of sand, gravel and deposits of lacustrine silt deposited at the end of the Ice Ages when the area was a glacial outwash plain. To the south, sand and loess deposits are prevalent, seldom exceeding a thickness of 50 feet.

Climate

The Mid-Columbia Economic Development District has diverse climates within its region's borders that directly affect its agricultural economy, its forest products industry, the region's power generation system, tourism, recreational activities, and all other aspects of life. Where the growing season is short and the precipitation high, historically the region's forest products industry had been the economic foundation. Now this region is restructuring to better protect its natural resources and empower its entrepreneurs. Where the growing season is longer, with ample precipitation and good drainage, tree crops are produced. On the high, dry, plateau, grain is the major crop.

The Cascades

The Coast Range to the west shields Hood River and Skamania counties from severe winter storms moving inland from the Pacific Ocean. The Cascades also protect the area from the high summer and low winter temperatures of eastern Oregon and Washington. The Columbia River Gorge moderates the blocking effect somewhat by allowing air exchange between inland and coastal areas, creating strong winds through the Gorge.

Depending on the elevation, the winter temperature varies from a January average of 35 degrees Fahrenheit at 1,000-2,000 feet to 10 degrees F at 6,000 feet. Summer maximums are between 90 and 100 degrees F, with the normal range being 70 to 80 degrees F. Precipitation patterns are similar to the coastal areas of the Pacific Northwest. One to two inches of rain typically falls during the driest summer months. The wettest months are typically December or January. Annual totals range from 70 to 100 inches of precipitation.

The Columbia Plateau

The dominant distinction between the high plateaus and the Cascades is the much lower annual precipitation they receive. This part of the region is located within a rain shadow created by the Cascade Mountains. Most weather stations average between 10 and 20 inches of rainfall annually, increasing to 20 to 30 inches in some localized higher areas. Some eastern parts of the region receive less than six inches of precipitation a year, most falling as snow between November and February. Summers are hot and dry with July and August having little or no rainfall.

Temperatures vary according to elevation. Locations at moderate elevations have July averages of 70 to 75 degrees F. In midsummer, temperatures in the 80s and 90s are common during the daytime, dropping to the 50s at night. Extreme summer temperatures of more than 115 degrees F have occurred. Relative humidity is low, especially during summer. January mean temperatures vary between 25 and 30 degrees F, with occasional daytime high temperatures below 0 degrees Fahrenheit. Temperature extremes as low as -34 degrees F below zero have occurred. The growing season varies from 150 to 175 days.

The Mid-Columbia River Plain

The Mid-Columbia River Plain generates its own linear climatic system. Portions of the west end of the Columbia River Gorge are considered rain forest, while the east end of the region has an arid desert climate. Annual precipitation varies from over 80 inches at Cascade Locks in the west to 10 inches at its eastern edge. The length of the growing season ranges from 160 days in the Western Gorge to more than 200 days east of The Dalles. The prolonged growing season of the east end can be attributed to the protection the river plain receives from the Columbia Hills and Horse Heaven Hills to the north, and the moderating effect of the Columbia River.

Prevailing winds in the Columbia River Gorge are from west to east in the summer and from east to west in the winter. This phenomenon has helped boost the region's economy in recent years; the prevailing summer winds, which blow up river against the river current, provide ideal windsurfing conditions. Thousands of windsurfers a year come to what has become a "Mecca" of the sport—the Columbia River Gorge. This relatively new sport to the area has increased rapidly in popularity.

Natural Resources-Political Geography

Land Use and Zoning

All five counties in the Mid-Columbia region have zoning ordinances and land use comprehensive plans. Portions of four of the five counties (Wasco, Hood River, Skamania, and Klickitat) lie within the Columbia River Gorge National Scenic Area (NSA). Established to oversee the NSA, the Columbia Gorge Commission has assisted the counties in preparing plans and drafting ordinances complying with the NSA Management Plan and the requirements of the Scenic Act. The Gorge Commission continues to oversee land-use decisions in those portions of the NSA where the counties have not yet adopted ordinances complying with the Management Plan. The Gorge Commission also formally approves ordinances proposed by the individual counties once they are determined to comply with the Management Plan.

State and federal forestry practices are in place in both the Oregon and Washington portions of the District's region. Overall, land-use regulation in Oregon is controlled by the Department of Land Conservation and Development (DLCD). Washington's Growth Management Act (GMA), which became law in 1990, governs land-use requirements in that state. The GMA was enacted in 1990 to slow urban sprawl and protect forest and farmlands from development. The act affects development and growth patterns throughout the state. Both Washington counties have taken the administrative steps to "opt out" of the GMA, an option available to counties with populations of less than 50,000 and growth rates of less than 20% over the past decade.

Other state and federal regulatory agencies also affect development activities in the region, including the U.S. Army Corps of Engineers (COE), the U.S. Bureau of Land Management (BLM), the U.S. Environmental Protection Agency (EPA), the Oregon Department of Environmental Quality (DEQ), and the Washington Department of Ecology (DOE).

Prime or Unique Farmland

As defined by the Farmland and Preservation Act, prime farmland is land that has the best combination of physical and chemical characteristics for producing food, feed, forage fiber, and oilseed crops, and is also available for these uses. In general, prime farmlands have an adequate and dependable water supply from precipitation or irrigation, a favorable temperature and growing season, acceptable acidity and few or no rocks. There is a total of approximately 130,000 acres of prime farmlands in the Mid-Columbia Economic Development District's region.

Floodplains and Wetlands

There are several identified wetland sites in the five-county region. Maps of these locations are available at county planning and U.S. Forest Service offices, and at the offices of the Columbia Gorge Commission.

Both Oregon and Washington have delegated responsibility to local governments to adopt flood plain management ordinances requiring review of and permits for development on flood plains.

Political Geography

Oregon's Hood River and Wasco counties and Washington's Klickitat and Skamania counties operate with county commissions. Oregon's Sherman County has a county court.

Columbia River Gorge National Scenic Area

Environmental issues in the Columbia River Gorge have been a top item of discussion since the 1986 Congressional Act that designated it a National Scenic Area. The act places further land-use restrictions on large portions of four of the five counties in the region. The legislation created a National Scenic Area along both banks of the Columbia River, including portions of Clark, Skamania, and Klickitat counties in Washington, and Multnomah, Hood River, and Wasco counties in Oregon. Except for small pieces of Clark and Multnomah counties, the Scenic Area lies within the confines of the Mid-Columbia Economic Development District.

The lower White Salmon and lower Klickitat Rivers were also added to the National Wild and Scenic River system through the Scenic Act. In 2005, the upper White Salmon River and one of its tributaries, Cascade Creek, were also added to the National Wild and Scenic River system. Management plans have been developed for these areas by the U.S. Forest Service.

The purposes of the National Scenic Act (NSA) are

1. To establish a national scenic area to protect and provide for the enhancement of the scenic, cultural, recreational, and natural resources of the Columbia River Gorge; and

2. To protect and support the economy of the Columbia River Gorge area by encouraging growth to occur in existing urban areas and by allowing future economic development in a manner that is consistent with paragraph (1).

The U.S. Forest Service managed the National Scenic Area initially. A 13-member Columbia Gorge Commission, with full-time staff, was established in 1987 and took over management responsibilities in early 1988. The Gorge Commission's offices are in downtown White Salmon on the west edge of Klickitat County.

The Commission's Management Plan, adopted in 1992, highlights the first objective and purpose of the act as "to establish a National Scenic Area to protect and provide for the enhancement of the scenic, cultural, recreational, and natural resources of the Columbia River Gorge."

Five of the six Scenic Area counties—Clark, Multnomah, Wasco, Hood River, and Skamania—have adopted ordinances approved by the Columbia Gorge Commission. Klickitat County has taken no steps toward preparing proposed ordinances for the Gorge Commission's approval.

The Management Plan created three land-use designations for the 292,615 acres of the National Scenic Area:

1. **Urban Areas:** The communities of Cascade Locks, Hood River, Mosier, and The Dalles in Oregon, and North Bonneville, Stevenson, Carson, Home Valley, Bingen, White Salmon, Lyle, Dallesport, and Wishram in Washington are identified as urban areas in the Management Plan. These areas, totaling 28,511 acres, are generally exempt from most of the land-use restrictions of the act, including any new county ordinances adopted to conform to the requirements of the Management Plan. The boundaries of the urban areas were established by the legislation. Urban growth boundary issues have become a primary concern for a number of these communities. In 2008, the Gorge Commission began a process of reviewing the intent of the legislation with respect to UGB's.
2. **General Management Areas:** More than half of the Scenic Area—149,004 acres—is designated General Management Area (GMA). It covers most of the eastern Gorge and is scattered in the central and west end of the Gorge. The GMA primarily includes the expansive grazing lands of the east, orchard and other intensive agricultural lands, and the Columbia River.
3. **Special Management Areas:** The Special Management Areas (SMA) designation was applied to 115,100 acres of area determined to have special scenic qualities, significant natural resources, or important archeological and historic sites. Those lands include portions of the Gifford Pinchot National Forest in Washington, and the Mount Hood National Forest in Oregon. These lands are concentrated in the western half of the Scenic Area. The SMA also includes the sheer cliffs and dense forests of the Gorge walls, the islands of the Columbia River, and the marshy bottom lands along its banks.

In spring 2005, the Gorge Commission completed the process of reviewing the Management Plan (a process begun in 2001). Plan Review is mandated by the National Scenic Act every five

to ten years. After three public drafts and input from over 250 people, agencies, and organizations, major changes to the plan include the following.

- Allowing wine tasting rooms in residential zones to be up to 1,000 square feet rather than 500 square feet.
- Allowing commercial events in rural residential, agricultural, and forest-zoned areas.
- Allowing orchard fans used for frost control to be installed without a permit in the General Management Area and under a fast-track process in the Special Management Area.
- Increasing the size of “accessory” buildings that can be built through expedited review from 120 to 200 square feet.
- Eliminating provisions that would have allowed up to 1,500 square feet of activity inside a wetland or stream buffer.
- Increasing requirements for grading plans when a project involves more than 100 cubic yards of grading or fill.
- Clarifying that new development sites inside six “developed settings” does not have to be painted a dark, earth-tone color.
- Eliminating several redundant regulations.

Later in 2005, the Gorge Commission released the long-awaited “Scenic Resources Implementation Handbook” designed to offer clear-cut guidelines for the requirement that new construction in the National Scenic Area be “visually subordinate” to the landscape if capable of being seen from “key viewing areas.” The handbook does not eliminate the need to obtain necessary permits and reviews, but will help residents through the process more quickly.

Economic Development in the National Scenic Area

The National Scenic Area Act authorized \$5 million each for Washington and Oregon to provide grants and loans to stimulate economic development within the Scenic Area. Additional monies were provided to help construct Skamania Lodge near Stevenson, and allocated for construction of the Columbia Gorge Discovery Center at Crates Point west of The Dalles. Each of the six counties that make up the Scenic Area must adopt additional land-use provisions consistent with the legislation, and win approval of those measures from the Gorge Commission, to qualify for use of the promised economic development funds.

Because they have approved ordinances meeting the requirements of the Management Plan in place, Multnomah, Hood River, Wasco, Clark and Skamania counties qualify for use of the \$10 million in economic development funding promised by the Scenic Act to mitigate for the economic impacts of designating the region a National Scenic Area. Since Klickitat County has not yet met the requirements, projects in the county are not eligible for the funds.

Both Washington and Oregon have received economic development funds from the federal government as part of this act. A Bi-State Advisory Council was established to oversee investment of those monies, and separate Investment Boards for each state were charged with making the actual decisions. MCEDD's Executive Director is an Advisory Council member. These funds are managed by the Washington Investment Board (WIB) and the Oregon

Investment Board (OIB). Each Board is responsible for overseeing a grant and loan program that supports economic development projects in the scenic area. All decisions made by each Board are reviewed by the Columbia River Gorge Commission to ensure that each grant or loan is consistent with the two purposes of the act. As of June, 2003, each State had received \$4,001,750 of a \$5,000,000 authorization. No further allocations from this authorization have been made as of April, 2008, despite numerous attempts to gain the additional funds.

Oregon and Washington were each authorized \$5 million to create an economic development program in the National Scenic Area. \$744,000 was appropriated in FY 1993, \$2.5 million was appropriated in FY 1996, \$3.0 million in FY 1997 and \$1,872,000 in the FY 2001 budget. Funds are granted through the Forest Service to Washington and Oregon to implement an already prepared economic development plan. The appropriated monies were split equally between Washington and Oregon for business loans and other projects within the confines of the Scenic Area.

Separate economic development plans were prepared by the two states for use of those funds as called for in the Scenic Act. Those plans were based on a 1988 Economic Opportunity Study. That study was based on 1980 U.S. Census data and predates the impacts of federal timber harvest restrictions, measures aimed at protecting endangered salmon species, rapid growth in the Gorge's windsurfing industry and the implications of the establishment of the National Scenic Area itself.

The 1988 Economic Opportunity Study was updated in 1997 by MCEDD. The "Columbia Gorge Bi-State Economic Opportunity Study & Action Agenda, July 1997," sponsored by the Bi-State Advisory Council and the Washington and Oregon Investment Boards, and funded through the U.S. Department of Commerce Economic Development Administration and the Washington State Department of Community, Trade and Economic Development, amends the 1992 Economic Development Plans for the Columbia River Gorge National Scenic Area of both states. The 1999 plan update for economic development was approved by both state governors.

Indian Tribes

Tribal Reservations are located in three of the region's five counties. A 387,912-acre portion of the Confederated Tribes of the Warm Springs Reservation is located in South Wasco County. Approximately 916 acres are located east of The Dalles in the northeast corner of Wasco County, in the community of Celilo. These two areas are home to members of the Umatilla, Nez Pearce, Warm Springs, and Yakama tribes. The community of Celilo is not a reservation, only federal lands exempt for their occupancy. Sherman County has 146 acres owned by the "Mud Head" Indian tribe. Indian tribes own 66,252 acres of land in Klickitat County – 57,452 acres make up part of the Confederated Tribes of the Yakima Nation Reservation; just 9.17 acres of the Yakima Reservation lie in Skamania County. Reservation and tribal lands comprise a total of 455,235 acres of Indian Reservation land in the Mid-Columbia Economic Development District's region.

DEMOGRAPHIC INFORMATION AND ANALYSIS

Population

POPULATION DISTRIBUTION AND DENSITY IN THE MID-COLUMBIA, 2009

Source: U.S. Census

	Land Area (mi ²)	Population Estimates, 2009	Persons per square mile
Hood River	522	21,883	41.9
Wasco	2,381	24,149	10.1
Sherman	823	1,711	2.1
Skamania	1,656	10,894	6.5
Klickitat	1,872	20,554	10.9
MCEDD Region	7,254	79,191	10.9

Much of the Mid-Columbia region's population is located in three of its counties: Hood River, Wasco, and Klickitat. Hood River is by far the most densely populated in region. It is also the smallest county in terms of land area in the region and in the State of Oregon.

COUNTY POPULATION ESTIMATES- POPULATION CHANGE 2004-2009

Source: U.S. Census

Geographic Area	5 Year- % change	Population Estimates					
		2009	2008	2007	2006	2005	2004
Klickitat County	6.2%	20,544	20,377	20,054	19,780	19,401	19,341
Skamania County	6.5%	10,894	10,794	10,698	10,507	10,284	10,225
Hood River County	5.1%	21,883	21,536	21,200	21,120	20,984	20,812
Sherman County	2.6%	1,711	1,638	1,664	1,641	1,659	1,668
Wasco County	3.2%	24,149	23,775	23,705	23,552	23,401	23,393
MCEDD Region	4.9%	79,191	78,120	77,321	76,600	75,729	75,439
Oregon	7.0%	3,825,657	3,790,060	3,735,549	3,680,968	3,621,939	3,576,262
Washington	7.8%	6,664,195	6,549,224	6,449,511	6,360,529	6,254,579	6,179,645

All of the of the counties in the MCEDD region have grown at a lesser pace than the state averages over a five year period (2004-2009).

POPULATION CHANGE BY RACE 1990-2000

Source: U.S. Census

1990	Total	White	Hispanic	Black	American Indian	Asian & Pacific Islander
Hood River County	16,903	16,315	2,670	52	222	314
Sherman County	1,918	1,880	27	0	24	14
Wasco County	21,683	20,447	967	69	924	243
Klickitat County	16,616	15,851	880	30	596	139
Skamania County	8,289	8,031	162	5	200	53
MCEDD Region	65,409	62,524	4,706	156	1,966	763
Oregon	2,842,337	2,684,559	103,288	47,017	40,522	70,239
Washington	4,866,669	4,411,387	186,092	152,569	87,259	215,454
2000	Total	White	Hispanic	Black	American Indian	Asian & Pacific Islander
Hood River County	20,411	16,099	5,107	117	229	326
Sherman County	1,934	1,810	94	4	27	9
Wasco County	23,791	20,599	2,214	71	906	310
Klickitat County	19,161	16,778	1,496	51	665	180
Skamania County	9,872	9,093	398	30	217	70
MCEDD Region	75,169	64,379	9,309	273	2,044	895
Oregon	3,421,399	2,961,623	275,314	55,662	45,211	109,326
Washington	5,894,121	4,821,823	441,509	190,267	93,301	346,288
1990-2000 Percent Change	Total	White	Hispanic	Black	American Indian	Asian & Pacific Islander
Hood River County	20.80%	-1.3%	91.3%	125.0%	3.2%	3.8%
Sherman County	0.80%	-3.7%	248.1%	n/a	12.5%	-35.7%
Wasco County	9.70%	0.7%	129.0%	2.9%	-1.9%	27.6%
Klickitat County	15.30%	5.8%	70.0%	70.0%	11.6%	29.5%
Skamania County	19.10%	13.2%	145.7%	500.0%	8.5%	32.1%
MCEDD Region	14.90%	3.0%	97.8%	75.0%	4.0%	17.3%
Oregon	20.40%	10.3%	166.5%	18.4%	11.6%	55.6%
Washington	21.10%	9.3%	137.3%	24.7%	6.9%	60.7%

While the MCEDD region underwent many demographic changes during the 1990s, perhaps the most significant is the relative increase in races that have not traditionally been a significant part of the population. The biggest increase was in persons of Hispanic or Latino descent. Their population almost doubled. Even with this increase in diversity, the region remains largely white.

CHANGE IN POPULATION AND DEPENDENCY RATIO, 1990-2000

The Dependency Ratio measures the relative size of the working age population to the non-working age of the population. Higher ratios are preferred as it means that there are more people working to support those who are not.

1990	0 to 19 years	20 to 64 years	65 years and more	Total	Dependency Ratio
United States	71,321,886	146,146,156	31,241,831	248,709,873	1.42
Oregon	802,516	1,648,481	391,324	2,842,321	1.38
Washington	1,398,246	2,893,158	575,288	4,866,692	1.47
MCEDD Region	19,802	35,978	9,629	65,409	1.22
Hood River County	5,016	9,522	2,365	16,903	1.29
Sherman County	564	1,031	323	1,918	1.16
Wasco County	6,321	11,576	3,786	21,683	1.15
Klickitat County	5,230	9,119	2,267	16,616	1.22
Skamania County	2,671	4,730	888	8,289	1.33
2000	0 to 19 years	20 to 64 years	65 years and more	Total	Dependency Ratio
United States	80,473,265	165,956,888	34,991,753	281,421,906	1.44
Oregon	944,004	2,039,218	438,177	3,421,399	1.48
Washington	1,683,019	3,548,954	662,148	5,894,121	1.51
MCEDD Region	21,915	42,583	10,671	75,169	1.31
Hood River County	6,219	11,569	2,623	20,411	1.31
Sherman County	555	1,026	353	1,934	1.13
Wasco County	6,609	13,217	3,965	23,791	1.25
Klickitat County	5,649	10,868	2,644	19,161	1.31
Skamania County	2,883	5,903	1,086	9,872	1.49
Change 1990 - 2000	0 to 19 years	20 to 64 years	65 years and more	Total	Dependency Ratio
United States	12.8%	13.6%	12.0%	13.2%	1.2%
Oregon	17.6%	23.7%	12.0%	20.4%	9.5%
Washington	20.4%	22.7%	15.1%	21.1%	4.7%
MCEDD Region	10.7%	18.4%	10.8%	14.9%	8.4%
Hood River County	24.0%	21.5%	10.9%	20.8%	1.8%
Sherman County	-1.6%	-0.5%	9.3%	0.8%	-3.2%
Wasco County	4.6%	14.2%	4.7%	9.7%	10.5%
Klickitat County	8.0%	19.2%	16.6%	15.3%	9.4%
Skamania County	7.9%	24.8%	22.3%	19.1%	15.8%

Between 1990 and 2000, the Dependency Ratio for the MCEDD region improved, although overall the rate remains lower than state or national averages. Within the region, it is important to note that in only one county, Sherman, was the elderly population the fastest growing segment. In Hood River, the under 10 segment grew the fastest. However, relatively robust growth in the 20-64 year-old segment led to an improvement in the county's dependency ratio.

Employment and Income

The Economic Development Administration calculates distress criteria for potential project funding in relation to at least one of three criteria: 24 month unemployment, Per capita personal income, or Special Economic Conditions. The most recent information related to the unemployment and per capita personal income is included below. Updated information is available at <http://www.statsamerica.org>.

Economic Distress Criteria—Regional

	MCEDD Region	U.S.
24-month Average Unemployment Rate (BLS) period ending March 2010	8.57	8.15
2007 Per Capita Money Income (ACS)	N/A	\$26,178
2008 Per Capita Personal Income (BEA)	\$33,220	\$40,166
2000 Per Capita Money Income (Decennial Census)	\$17,316	\$21,587
<i>Sources: U.S. Sources: U.S Census Bureau, Bureau of Labor Statistics, Bureau of Economic Analysis; Generated by STATS America</i>		

Economic Distress Criteria—County

County	24 Month Unemployment (March 2010)	BEA Per Capita Personal Income	Percent of U.S.
Hood River County, OR	7.36	\$33,374	83.1
Sherman County, OR	8.49	\$45,263	112.7
Wasco County, OR	8.17	\$33,302	82.9
Klickitat County, WA	9.34	\$32,550	81
Skamania County, WA	11.24	\$32,147	80
<i>S Sources: U.S Census Bureau, Bureau of Labor Statistics, Bureau of Economic Analysis; Generated by STATS America</i>			

AVERAGE WAGE, 2007		
2007	Average Wage Per Job	Percent of National Average
Klickitat County	33,619	76%
Skamania County	30,095	69%
Hood River County	28,054	64%
Wasco County	32,126	73%
Sherman County	36,400	83%
Washington	45,975	105%
Oregon	38,725	88%
United States	43,889	
Per capita personal income is calculated as the personal income of the residents of a given area divided by the resident population of the area. Average wage per job is wage and salary disbursements divided by the number of wage and salary jobs. <i>Source: Bureau of Economic Analysis</i>		

Education

Educational Attainment for Persons 25 Years and Older, 2000				
<i>Source: U.S. Census</i>				
	United States	Oregon	Washington	MCEDD
Less than 9th grade	7.5%	5.0%	4.3%	7.3%
9th to 12th grade, no diploma	12.1%	9.9%	8.6%	11.1%
High school graduate (includes equivalency)	28.6%	26.3%	24.9%	32.1%
Some college, no degree	21.0%	27.1%	26.4%	25.5%
Associate degree	6.3%	6.6%	8.0%	5.9%
Bachelor's degree	15.5%	16.4%	18.4%	12.2%
Graduate or professional degree	8.9%	8.7%	9.3%	5.9%
Total	100%	100%	100%	100%

	MCEDD	Hood River County	Sherman County	Wasco County	Klickitat County	Skamania County
Less than 9th grade	7.3%	11.5%	3.5%	6.1%	6.7%	4.1%
9th to 12th grade, no diploma	11.1%	10.4%	12.2%	11.8%	11.6%	10.1%
High school graduate (includes equivalency)	32.1%	26.6%	32.9%	34.0%	34.3%	33.4%
Some college, no degree	25.5%	23.8%	25.8%	26.0%	24.8%	29.1%
Associate degree	5.9%	4.6%	6.5%	6.5%	6.2%	6.5%
Bachelor's degree	12.2%	15.2%	15.0%	10.5%	11.1%	11.7%
Graduate or professional degree	5.9%	7.8%	4.0%	5.2%	5.3%	5.1%
Total	100%	100%	100%	100%	100%	100%

Source: US Census Bureau

While educational attainment in the Mid-Columbia region for those above 25 doesn't vary drastically from state and national averages, there are however, a few items worth pointing out. As the highlighted areas above show, while the MCEDD region as a whole has fewer individuals with graduate or professional degrees than state and national averages, it does have a higher percentage of individuals with a High School diploma. This is an indication of a capable blue collar workforce.

Educational attainment is not evenly spread throughout the five MCEDD region counties. Hood River County, for example, has both the highest rate of individuals with less than a 9th grade education, a result of a large, immigrant workforce, but it also has the highest rate for individuals with graduate or professional degrees. From these findings one can infer that the region has appeal to high-level workers, but also relies on agriculture for a large portion of its rural economy.

Housing

HOUSING GROWTH AND VACANCY, 1990-2000

Source: U.S. Census

1990	Total Housing Units	Occupied Housing Units	Vacant Housing Units	Homeowner Vacancy Rate%	Rental Vacancy Rate %
Hood River County	7,569	6,425	1,144	1.5%	9.7%
Sherman County	900	784	116	1.9%	11.0%
Wasco County	10,476	8,607	1,869	1.9%	9.3%
Klickitat County	7,213	6,210	1,003	2.1%	6.5%
Skamania County	3,922	3,066	856	1.7%	7.9%
MCEDD Region	30,080	25,092	4,988		
Oregon	1,193,567	1,103,313	90,254	1.4%	5.3%
Washington	2,032,378	1,872,431	159,947	1.3%	5.8%
United States	102,263,678	91,947,410	10,316,268	2.1%	8.5%
2000	Total Housing Units	Occupied Housing Units	Vacant Housing Units	Homeowner Vacancy Rate%	Rental Vacancy Rate %
Hood River County	7,818	7,248	570	1.4%	3.7%
Sherman County	935	797	138	1.7%	8.6%
Wasco County	10,651	9,401	1,250	2.6%	7.2%
Klickitat County	8,633	7,473	1,160	2.6%	8.1%
Skamania County	4,576	3,755	821	2.2%	6.8%
MCEDD Region	32,613	28,674	3,939		
Oregon	1,452,709	1,333,723	118,986	2.3%	7.3%
Washington	2,451,075	2,271,398	179,677	1.8%	5.9%
United States	115,904,641	105,480,101	10,424,540	1.7%	6.8%
1990-2000 Percent Change	Total Housing Units	Occupied Housing Units	Vacant Housing Units	Vacancy Rate% Change	Vacancy Rate % Change
Hood River County	3.3%	12.8%	-50.2%	0.1%	6.0%
Sherman County	3.9%	1.7%	19.0%	0.2%	2.4%
Wasco County	1.7%	9.2%	-33.1%	-0.7%	2.1%
Klickitat County	19.7%	20.3%	15.7%	-0.5%	-1.6%
Skamania County	16.7%	22.5%	-4.1%	-0.5%	1.1%
MCEDD Region	8.4%	14.3%	-21.0%		
Oregon	21.7%	20.9%	31.8%	-0.9%	-2.0%
Washington	20.6%	21.3%	12.3%	-0.5%	-0.1%
United States	13.3%	14.7%	1.0%	0.4%	1.7%

While the MCEDD region experienced less growth in total housing units between 1990 and 2000, the number of vacant units declined. This can be partly attributed to the impact of the Scenic Act restricting housing growth and to the upturn in the economy during the 90s; these effects were most pronounced in Hood River County. Klickitat and Sherman counties experienced the biggest jump in vacancy rates from '90 to 2000. This can be attributed to growth in housing units over the decade and the economic downturn experienced during the late 90's.

AGE OF HOUSING STOCK*Source: U.S. Census*

	United States	Oregon	Wash	MCEDD	Hood River County	Sherman County	Wasco County	Klickitat County	Skamania County
Built 1999 to March 2000	2.4%	2.8%	2.6%	2.4%	2.0%	1.1%	1.6%	3.6%	2.5%
Built 1995 to 1998	7.3%	10.3%	9.1%	8.6%	7.5%	3.9%	7.3%	11.1%	9.9%
Built 1990 to 1994	7.3%	8.8%	10.0%	6.4%	8.1%	4.1%	5.0%	6.4%	7.3%
Built 1980 to 1989	15.8%	12.2%	16.2%	12.8%	13.6%	8.6%	10.8%	12.5%	17.7%
Built 1970 to 1979	18.5%	23.0%	20.2%	20.9%	21.0%	19.8%	18.7%	22.3%	23.1%
Built 1960 to 1969	13.7%	12.2%	12.5%	10.7%	8.6%	11.0%	12.4%	9.0%	13.4%
Built 1950 to 1959	12.7%	10.2%	10.1%	12.2%	11.3%	11.3%	16.2%	11.0%	6.9%
Built 1940 to 1949	7.3%	7.2%	6.9%	8.2%	7.7%	5.2%	9.3%	7.3%	8.6%
Built 1939 or earlier	15.0%	13.4%	12.5%	17.9%	20.2%	35.1%	18.8%	16.6%	10.7%
Total:	100%	100%	100%	100%	100%	100%	100%	100%	100%

Source: H34. YEAR STRUCTURE BUILT [10] - Universe: Housing units Data Set: Census 2000 Summary File 3 (SF 3) - Sample Data

PRESENCE OF COMPLETE PLUMBING FACILITIES, 2000*Source: U.S. Census*

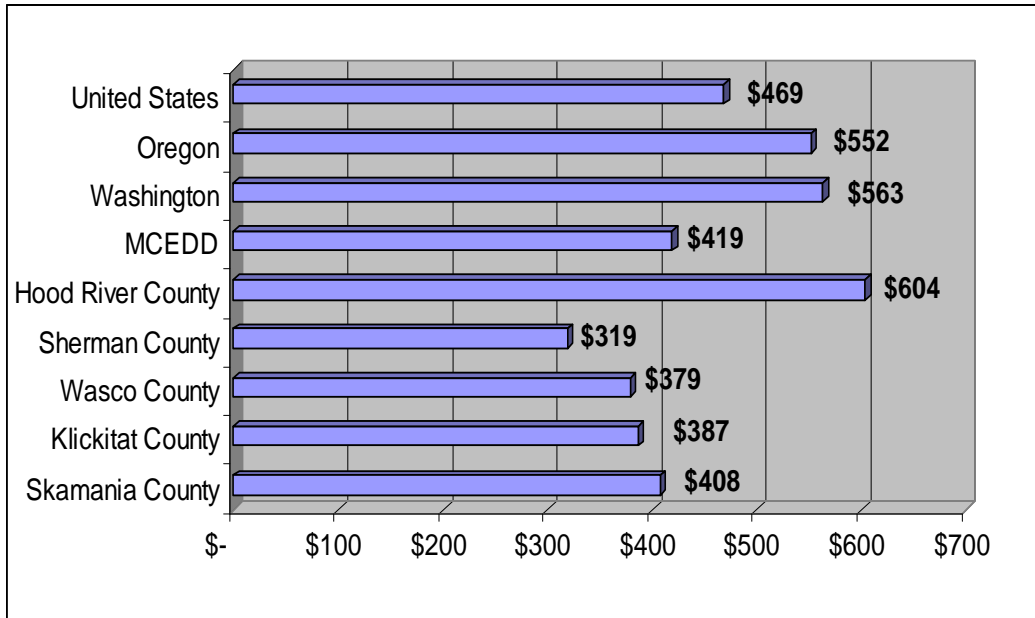
	United States	Oregon	Wash	MCEDD	Hood River County	Sherman County	Wasco County	Klickitat County	Skamania County
Complete plumbing facilities	98.8%	99.1%	99.0%	97.9%	98.9%	98.9%	98.9%	97.2%	94.9%
Lacking complete plumbing facilities	1.2%	0.9%	1.0%	2.1%	1.1%	1.1%	1.1%	2.8%	5.1%

Source: H47. PLUMBING FACILITIES [3] - Universe: Housing units

Data Set: Census 2000 Summary File 3 (SF 3) - Sample Data

Overall, the housing stock in the Mid-Columbia region was older than either that of the US or Oregon and Washington. This is common for most rural areas. The slow housing growth during the 1990s is an indication of the economic struggles this region faced. More troubling than slow housing growth, however, was the high number of homes that lack complete plumbing facilities. The MCEDD region is more than twice as likely to have a home that lacks these basic facilities. The situation is particularly acute in Skamania County, where the rate is over five-times that of the state average.

MEDIAN RENT ASKED, 2000



Overall, rent in the Mid-Columbia is relatively inexpensive compared to National, Oregon and Washington levels. Hood River is the great exception among Mid-Columbia counties. In Hood River County, rents are anywhere between 50% and 90% higher on average than the other counties. This high rent may be responsible for Hood River having the highest rate of renter-occupied housing of any county in the region.

RENTER VS. OWNER-OCCUPIED HOUSING, 2000									
<i>Source: U.S. Census</i>									
	United States	Oregon	Wash	MCEDD	Hood River County	Sherman County	Wasco County	Klickitat County	Skamania County
Owner occupied	66.2%	64.2%	64.6%	69.3%	64.9%	70.4%	68.4%	68.8%	73.9%
Renter occupied	33.8%	35.8%	35.4%	30.7%	35.1%	29.6%	31.6%	31.2%	26.1%

Source: US Census Bureau

Transportation

COMMUTING IN THE MID-COLUMBIA BY PLACE OF WORK; 2000

Source: U.S. Census

	United States		Oregon		Washington		MCEDD	
Worked in state of residence:	123,643,704	96.4%	1,568,739	98.0%	2,693,574	96.7%	28,479	88.9%
<i>Worked in county of residence</i>	94,042,863	76.1%	1,240,563	79.1%	2,278,641	84.6%	24,195	85.0%
<i>Worked outside county of residence</i>	29,600,841	23.9%	328,176	20.9%	414,933	15.4%	4,284	15.0%
Worked outside state of residence	4,635,524	3.6%	32,639	2.0%	91,905	3.3%	3,568	11.1%
Total:	128,279,228	100%	1,601,378	100%	2,785,479	100%	32,047	100%

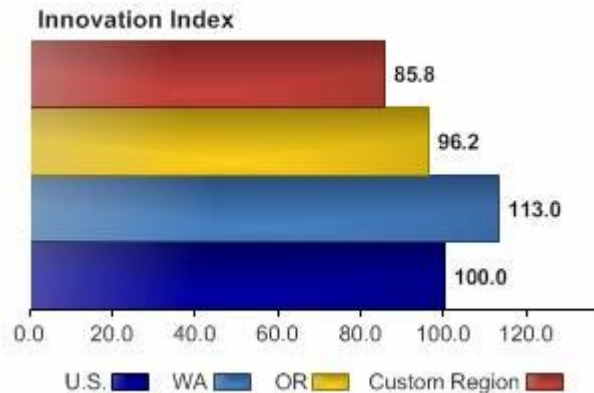
	MCEDD		Hood River County		Sherman County		Wasco County		Klickitat County		Skamania County	
Worked in state of residence:	28,479	88.9%	8,890	96.2%	767	94.8%	9,562	95.0%	6,064	79.1%	3,196	75.0%
<i>Worked in county of residence</i>	24,195	85.0%	7,743	87.1%	606	79.0%	8,182	85.6%	5,632	92.9%	2,032	63.6%
<i>Worked outside county of residence</i>	4,284	15.0%	1,147	12.9%	161	21.0%	1,380	14.4%	432	7.1%	1,164	36.4%
Worked outside state of residence	3,568	11.1%	355	3.8%	42	5.2%	506	5.0%	1,600	20.9%	1,065	25.0%
Total:	32,047	100%	9,245	100%	809	100%	10,068	100%	7,664	100%	4,261	100%

Source: US Census Bureau

The tables above show how workers in the Mid-Columbia region are likely to travel outside their county and state of residence to work. This demonstrates that current and prospective employers should consider the entire region as a resource for workers.

Innovation

Encouraging innovation and improving the contributing factors are key components to regional economic development and primary investment principles for the EDA. Overall, the MCEDD region scores less favorably, with higher distress criteria than the nation and the two states (Oregon and Washington). The following information is provided by statsamerica.org.



Region: MCEDD counties: Klickitat and Skamania (Washington), Hood River, Sherman and Wasco (Oregon)

Innovation Index Characteristics

Economic Well-Being

- Average Poverty Rate
- Unemployment Rate
- Average Net Migration
- Average Growth in Per-Capita Personal Income
- Compensation.

Productivity and Employment

- Change in High tech employment
- Job Growth
- GDP per worker
- Average patents/worker

Human Capital

- Educational Attainment
- Population Growth rates
- High Tech Employment Share
- Technology- Based Knowledge Occupations

Economic Dynamics

- Average venture capital
- Average private R/D
- Broadband density and penetration
- Establishment churn
- Establishment sizes

Economic Well Being

Average Poverty Rate

The MCEDD region overall, as well as each of the counties excluding Skamania, has a higher poverty rate than the nation and states. A lesser poverty rate is thought to be the outcome of an innovative economy which attracts greater employment opportunities, a more highly educated workforce, and more employers.

Poverty Rate, 3-Year Average from 2003-2005				
	Average Poverty Rate	Number in Poverty, 2003	Number in Poverty, 2004	Number in Poverty, 2005
MCEDD	14%	9,953	10,452	11,342
OR	13%	423,253	462,212	497,318
WA	11.5%	671,221	715,271	732,049
U.S.	12.8%	35,861,170	37,039,804	38,231,474
Hood River	13.6%	2,593	2,718	3,105
Sherman	14.6%	221	252	283
Wasco	14.1%	3,120	3,274	3,373
Klickitat	15.7%	2,878	2,988	3,404
Skamania	11.2%	1,141	1,220	1,177

Average Unemployment Rates

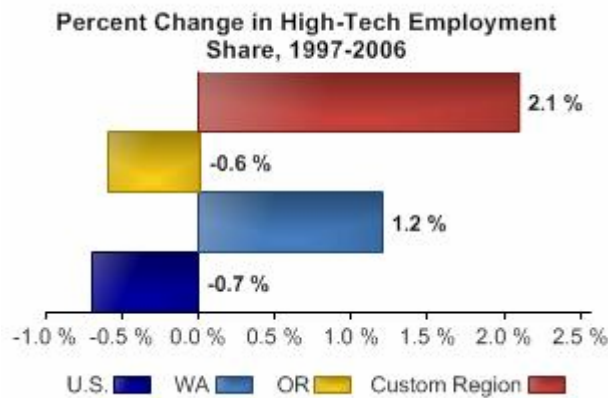
The unemployment rate is similar to poverty in acting as an output indicator for the level of innovation. It also is a measure of the overall health of the economic well-being. While some unemployment will always be present, the higher unemployment numbers present in the MCEDD region are indicative of probable structural unemployment concerns.

Unemployment Rate, 3-Year Average 2005-2007							
	Unempl. Rate 3-year Ave 2005-2007	Unemployment 2005	Unemployment 2006	Unemployment 2007	Labor Force 2005	Labor Force 2006	Labor Force 2007
MCEDD	6.1%	2,854	2,483	2,241	40,358	41,277	41,812
OR	5.5%	115,222	101,258	98,915	1,862,642	1,898,090	1,924,576
WA	5%	179,362	162,598	153,890	3,258,844	3,319,593	3,391,248
U.S.	4.8%	7,591,000	7,001,000	7,078,000	149,320,000	151,428,000	153,124,000
Hood River	5.4%	784	691	580	12,365	12,645	12,901
Sherman	5.9%	61	52	46	891	891	932
Wasco	5.8%	903	721	650	12,772	13,240	13,258
Klickitat	7.1%	727	665	633	9,324	9,451	9,704
Skamania	7.1%	379	354	332	5,006	5,050	5,017

Productivity and Employment

Change in High-Tech Employment

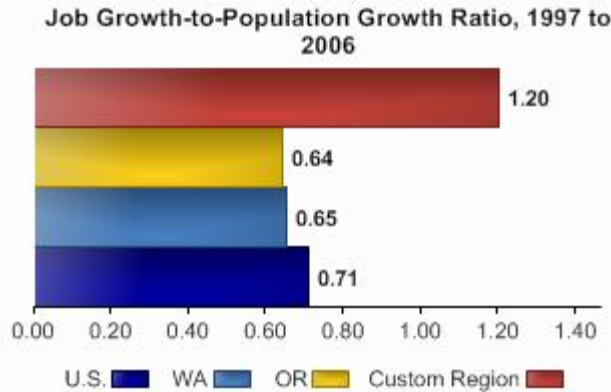
The MCEDD region is increasingly becoming a growth area for high-tech firms, especially related to unmanned aircraft vehicles. The Gorge Technology Alliance conducted a study in 2009 which showed that since 2005, the technology business sector has grown in revenue and employment. The study also provided evidence that the number of businesses has increased, especially small start-ups. Of the respondents to the study, all had increased in employment from 50 to over 1,000%. This represents a much faster growth rate than the overall regional economy. High tech firms are considered as drawing upon specialized skills and increase innovation. Note the differences between counties in the region with Klickitat County having the highest rate of positive change, primarily related to a concentration of firms in the Bingen/White Salmon area.



	Rate of Change in High-Tech Employment Share, 1997-2006	High-Tech Employment Share, 1997	High-Tech Employment Share, 2006
MCEDD	2.1%	2.7%	3.2%
OR	-0.6%	5.7%	5.4%
WA	1.2%	5.3%	5.9%
U.S.	-0.7%	4.8%	4.5%
Hood River	3.1%	2.1%	2.8%
Sherman	1.8%	0.9%	1.1%
Wasco	-3%	4.3%	3.3%
Klickitat	10.8%	1.8%	4.7%
Skamania	2.3%	1.6%	1.9%

Job Growth

The MCEDD region has a higher rate of employment growth relative to the increase in population in comparison to the states and nation, indicating strong economic growth.



	Job Growth to Population Growth Ratio	Total Employment (1997)	Total Employment (2006)	Total Population (1997)	Total Population (2006)
MCEDD	1.20	37,427	42,180	72,779	76,728
OR	0.64	1,986,426	2,263,610	3,243,254	3,677,545
WA	0.65	3,298,010	3,796,256	5,604,105	6,372,243
U.S.	0.71	154,541,200	176,124,600	267,783,607	298,362,973
Hood River	1.25	12,751	15,070	19,249	21,111
Sherman	-0.67	1,206	1,303	1,805	1,661
Wasco	3.29	11,755	13,193	23,106	23,543
Klickitat	0.67	8,879	9,489	18,954	19,864
Skamania	0.33	2,836	3,125	9,665	10,549

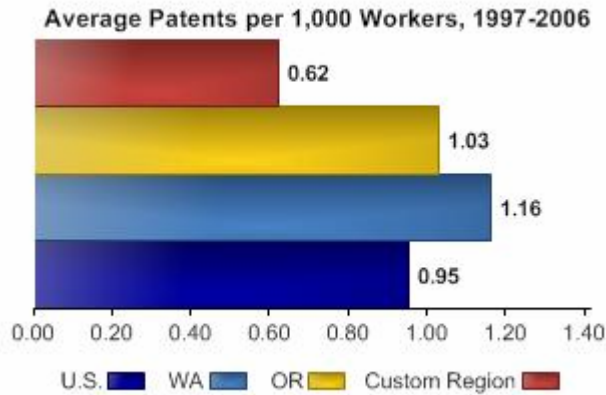
Gross Domestic Product per Worker

The Gross Domestic Product per worker is a measurement of worker productivity and a signal to the strength of the regional economy. The region is not fully pacing with the states and nation, but not far lagged behind.

	GDP per Worker
MCEDD	\$61,907
OR	\$66,701
WA	\$76,733
U.S.	\$74,492
Hood River	\$60,236
Sherman	\$37,885
Wasco	\$66,825
Klickitat	\$61,948
Skamania	\$59,092

Average Patents per 1,000 Workers

Patents provide a signal of the ability for firms to increase their competitive stance through development of new technology. The figures for the MCEDD region are surprising given the level of high tech growth and the presence of companies such as Batelle in Skamania County. However, the data from 2006 may be slightly lagged from the current economic reality.

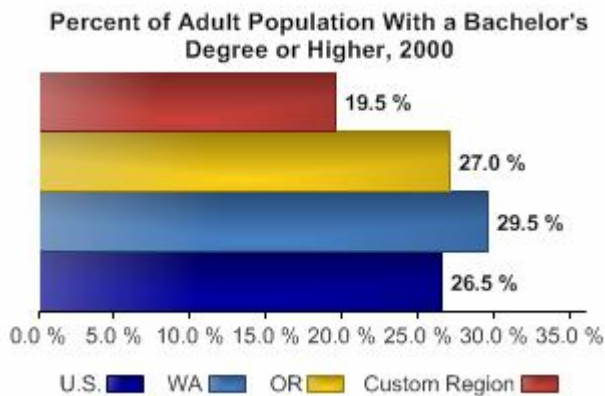
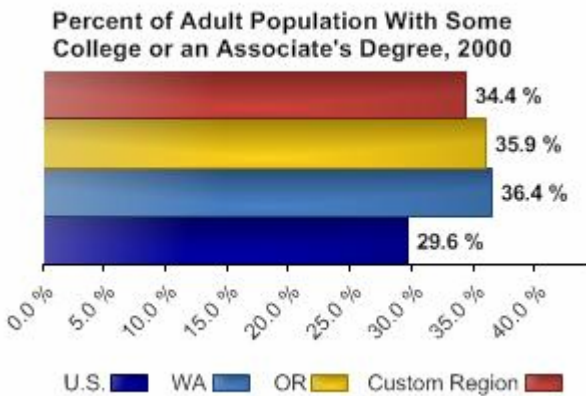


Average Patents per 1,000 Workers, 1997-2006	
	Average Patents per 1,000 Workers
MCEDD	0.62
OR	1.03
WA	1.16
U.S.	0.95
Hood River	0.45
Sherman	0.16
Wasco	0.23
Klickitat	1.15
Skamania	1.71

Human Capital

Educational Attainment

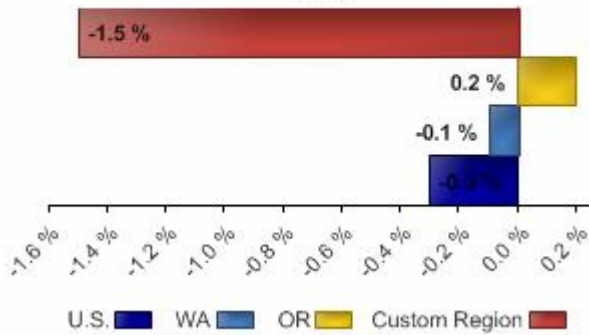
The educational attainment measure is used as an indication of a workforce with the skills to compete in a knowledge based, innovative economy. The MCEDD region is keeping pace with the states and exceeding the nation in the percentage of the population with an Associate's degree, but falls behind in measurements of individuals with a bachelors degree or higher. In addition to the characteristics of businesses making up the economy, the divergence between the two measures is not surprising. The region features a Community College responsive to industry's needs, but has no higher education facility.



Population Growth Rates

The measurement is used to indicate new attraction or retention of younger working age persons to an area who may contribute to innovative businesses or start their own businesses. The graph below demonstrates what may be told anecdotally, but the region as a whole has a declining mid-aged population, with the largest declines in Sherman County where affordable housing and employment are more scarce.

Percent Change in Mid-Aged Population, 1997-2006



	Average Annual Change in Mid-Aged Population	Mid-Aged Population 2006	Mid-Aged Population 1997
MCEDDD	-1.5%	18,171	20,815
OR	0.2%	1,024,260	1,009,577
WA	-0.1%	1,821,981	1,838,676
U.S.	-0.3%	83,500,610	85,573,378
Hood River	-0.9%	5,514	6,006
Sherman	-7.4%	253	493
Wasco	-1.7%	5,295	6,198
Klickitat	-1.5%	4,529	5,174
Skamania	-1.5%	2,580	2,944

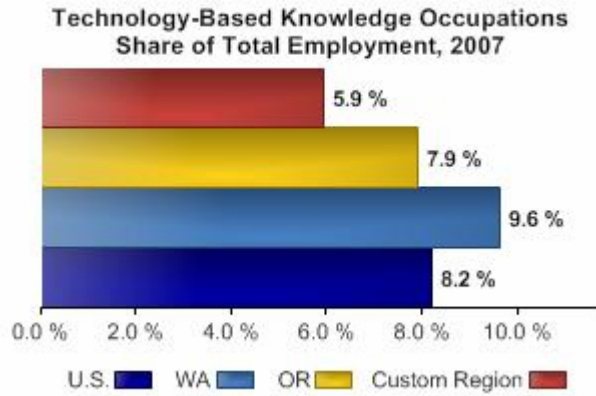
High-Tech Employment Share

Firms requiring a highly skilled and specialized workforce contribute to innovation in a county by providing a resource for workers, other firms and other industries.

	Average High-Tech Employment Share, 1997-2006	Average High-Tech Employment Share, 1997-2001	Average High-Tech Employment Share, 2002-2006
MCEDDD	2.9%	2.9%	2.7%
OR	5.7%	5.8%	5.5%
WA	5.8%	5.8%	5.8%
U.S.	4.8%	5%	4.7%
Hood River	2.5%	2.4%	2.5%
Sherman	1%	1%	1%
Wasco	3.8%	4.4%	3.2%
Klickitat	2.5%	2%	2.6%
Skamania	1.7%	1.6%	1.8%

Technology-Based Knowledge Occupations

These 6 occupation clusters are often thought to be closely associated with the production of innovations. They include information technology; engineering; health care and medical science practitioners and scientists; mathematics, statistics, data and accounting; natural science and environmental management; and postsecondary education and knowledge creation.

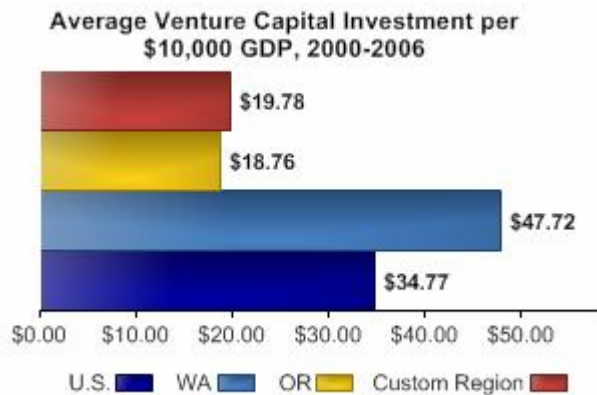


Technology-Based Knowledge Occupations Share of Total Employment, 2007	
MCEDD Region	5.9%
OR	7.9%
WA	9.6%
U.S.	8.2%
Hood River, OR	5.3%
Sherman, OR	7.2%
Wasco, OR	5.8%
Klickitat, WA	6.7%
Skamania, WA	6.3%

Economic Dynamics

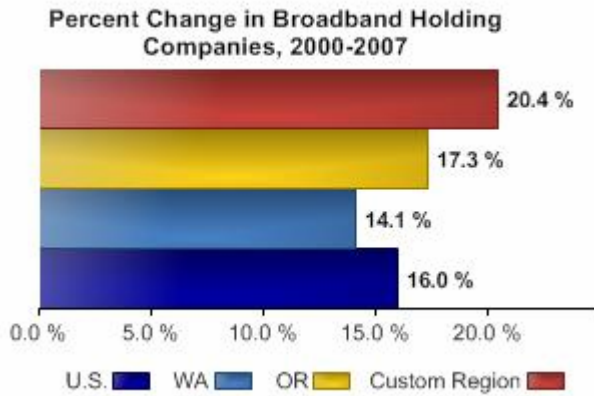
Average Venture Capital

Venture capital provides a source of funds to launch new ideas or expand innovative companies. Although the figures for the MCEDD region are low, as are other rural areas with dispersed populations and smaller market centers, the environment is improving. The Gorge Angel Investor Network (GAIN) is moving into its fourth iteration with an increasing number of local investors and a larger pool of funds. In addition, the Gorge PubTalks which had been concentrated to Hood River County, had the first hosting in Wasco County in the past year with a broad regional expansion targeted for 2010-2011. The PubTalks provide a network and place for entrepreneurs to pitch their ideas while seeking to secure venture capital or support on their business team.



Broadband Density and Penetration

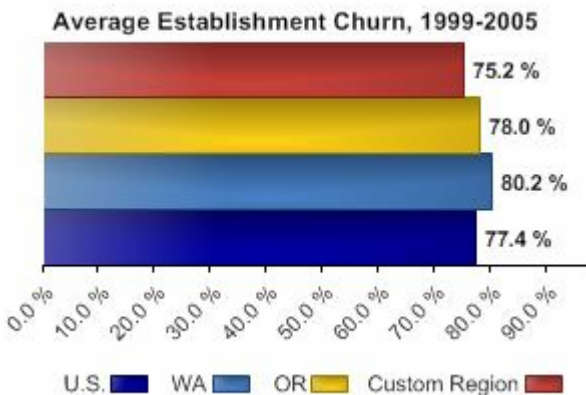
This indicator is defined as the number of broadband providers available to residents in a given county, which serves as a proxy for actual broadband penetration into rural markets. This indicator is presented as the population-weighted mean of broadband service providers available per county translated from population-weighted ZIP code data. In 2010, both Oregon and Washington embarked on a statewide broadband mapping exercise which will provide a more expansive indication for broadband availability, noting both download and upload speeds. In rural areas of the MCEDD region, upload speeds can be particularly problematic as uploading of information is a primary usage for business purposes of those connected to the high tech industry. Although the figures below indicate a relatively high penetration for the region, the pockets of limited service are concerning for regional growth, especially as the region focuses to support lifestyle entrepreneurs. The issue is widely recognized with Klickitat and Skamania Horizons programs forming broadband groups to systematically address the problem.



	Average Annual Change in Broadband Density, 2000-2007	Broadband Density 2000	Broadband Density 2007
MCEDD Region	20.3%	1.8	7.7
OR	17.3%	3.2	10.8
WA	14.1%	4.4	11.7
U.S.	16%	3.5	10.6
Hood River, OR	20.3%	2.0	8.3
Sherman, OR	14.7%	1.9	5.4
Wasco, OR	21.8%	2.0	9.1
Klickitat, WA	16.8%	1.9	6.1
Skamania, WA	26%	1.0	6.1

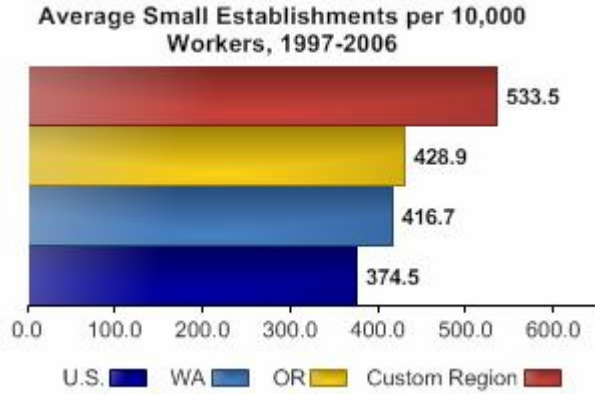
Establishment Churn

Innovative and efficient companies replace outdated establishments, or those firms unable to modernize techniques and processes. Average churn is a measure of total establishment births and deaths, and expansions and contractions, relative to the total number of firms in a county for all years available.

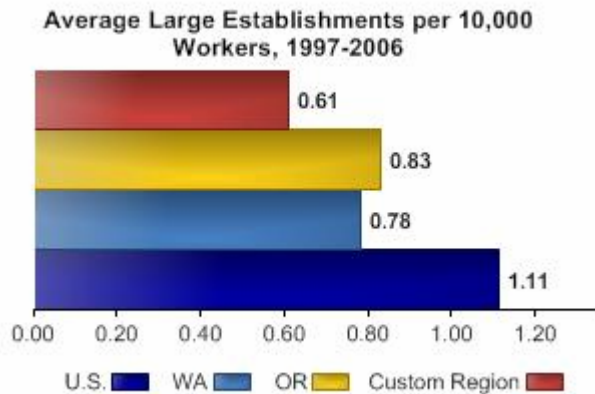


Establishment Sizes

Establishment size has a dual effect to the innovation potential of a region. A large number of smaller establishments (fewer than 20 employees) indicate that the structural composition of the economy is diversified and flexible to respond to change. However, in general these small businesses do not have the capital or labor to fund research and other innovative activities.



Average Small Establishments per 10,000 Workers, 1997-2006	
	Average Small Establishments per Worker
MCEDD Region	533.5
OR	428.9
WA	416.7
U.S.	374.5
Hood River, OR	538.3
Sherman, OR	317.3
Wasco, OR	513.9
Klickitat, WA	565.8
Skamania, WA	586.3



ECONOMY

Economic Profile

Klickitat County

Klickitat County has at least three distinct economic regions. The western third of the county is dependent upon orchards, fruit packing, and wood products. The central third includes the county seat, the closed aluminum smelter, Maryhill Museum and windsurfing and kite boarding beaches. The eastern third includes vegetable farming and a growing number of wineries, along with the regional landfill, Rabanco.

The County continues to look towards efforts designed to reduce the long-standing unemployment created by reductions in forest products and aluminum smelter employment as well as the general downturn in agriculture. Central to Klickitat County's economic development strategy is strengthening the financial base of the county, including the agricultural sector. As one of the top wind resource areas in the Pacific Northwest, and with the adoption of a first-in-the-nation Energy Overlay Zone for wind and solar facilities, the county is working to become a recognized center for renewable energy projects, which will help the county's ranching families and school and fire districts.

Klickitat County is open for business, especially renewable energy businesses. Iberdrola recently developed the Big Horn wind project, an expansive project near Bickleton in Eastern Klickitat County and further new development has occurred along US-97. The Klickitat County Economic Development Agency has been actively participating in marketing efforts to attract renewable energy companies, including publications in Xpansion magazine, membership in the World Economic Development Association, and participation in the Columbia Gorge Bi-State Renewable Energy Zone. A specific area targeted is the Goldendale Aluminum facility, which has approximately 1 million square feet of space under roof that would be ideal for a component manufacturer. With more than 8,000 components going into each wind turbine and international business involvement, Klickitat County has focused on this area as a potential for significant new economic development and growth. Recently, the Aluminum facility has been working with a consultant to help identify further uses of the space.

In addition to support for renewable energy projects, the county continues to actively support value added process for traditional timber and agricultural uses. The Mt Adams Resource Stewards group, formed in 2003, has new small business incubation activities, including activities surrounding a small wood utilization initiative. In support for value-added ag, there is a growing wine industry in the county and throughout the Gorge. The County has actively supported the efforts of the Columbia Gorge Winegrowers to promote the grapes and wines of the area and produced an additional wine map

covering the entire county, including parts of the Columbia Gorge AVA and Horse Heaven Hills AVA.

Paralleling support for agriculture, the County, the Port of Klickitat, and the City of Goldendale have been engaging in numerous industrial park infrastructure projects and related marketing efforts designed to expand the number of light manufacturing jobs available. These industrial areas have been a major focus for economic development activities as reflected in the CEDS projects. In the City of Goldendale, a study has been underway to look at the feasibility of developing an incubator to support small and emerging businesses.

The neighboring cities of Bingen and White Salmon are attracting more residents as housing prices soar across the river and new companies move into and expand in the cities. The result has been a squeeze on affordable and workforce housing options for both areas. Both cities suffer from a lack of water to service growing needs. Expansion of local companies and housing has begun to strain the existing supply, which has led the cities to look for creative solutions.

In supporting business expansion, the County has also been working on issues to develop increased opportunities for telecommunications in unserved and underserved parts of the County. Applications were submitted in both rounds for ARRA funding for projects, particularly for crucial middle-mile projects.

Like most other areas, the County's medical facility, Skyline, expanded. Services at the regional airport, located in the County also expanded. The site there includes life flight, an essential service for the region.

Skamania County

With a majority of its land owned and managed by the U.S. Forest Service or in the Columbia Gorge National Scenic Area, economic development in Skamania County requires cognizant planning. Foreseeing a loss of timber revenues from County payments, Skamania County commissioners were active in getting the payments temporarily renewed. The Skamania Economic Development Commission has been simultaneously working to utilize available sites.

One such site, the Broughton Landing project has received initial approval but still moving through the process to resolve legal issues with appeals. The project's proponents project that at full build-out, Broughton Landing will contain approximately 570 bedrooms plus 36 campsites. Average annual occupancy will fluctuate seasonally between about 150 occupants in the winter to 490 resort guests and 50-75 campers during the summer. At maximum peak occupancy which will likely be limited to summer holiday weekends, the resort could be occupied by up to 855 resort guests plus an additional 90 campers. The economic impact analysis estimated that average annual occupancy would be approximately 270 guests staying at Broughton Landing.

Skamania County has been forward thinking in means to diversify the economy. Over the past two years, Skamania County has engaged in a new effort with both public and private partners to look at a “Ring of Fire” concept promoting tourism. This year marked the thirtieth anniversary of the eruption of Mt St Helens. With tourism as an important sector for the economy, the Skamania Chamber reported that this year, visitor counts are consistent with individuals seeking “staycations,” but that occupancy was down in many of the lodging locations.

In looking to diversify its economy, the County was also a leader in signing the resolution to create the Columbia Gorge Bi-State Renewable Energy Zone and has been initiating its own projects to utilize its natural renewable resource base. One proposal is an approximate 75 megawatt wind generation project which would cover 1,152 acres.

The Port of Skamania County is also a key partner in developing industrial and commercial zoned properties and attracting economic development opportunities. As with the rest of the county, however, the port is constrained by the taxable land base in its ability to borrow and access funding for infrastructure development. Less than 2% of the county is on taxable land, which the Port draws from. Without capacity for additional debt, though, the Port cannot borrow to construct the infrastructure needed to build that tax base. With support from the Washington Investment Fund and the State of Washington, however, the Port has been able to move forward on some of its projects. This year, the Port constructed a new building, the Tietzel building.

Hood River County

Hood River County continues to capitalize on new opportunities, including innovative work in support for entrepreneurs. With its proximity to the Portland metropolitan market, natural beauty, and rural communities, Hood River continues to advance its economy. Incorporated cities include the City of Hood River and the City of Cascade Locks, but smaller unincorporated communities such as Odell and Parkdale are also vital with a strong agricultural focus.

The County has traditionally been financially secured through ownership of its own timber lands. With declines nationally in the housing market and a reduction in the demand and price of timber, the County’s general fund was severely impacted. Further cuts from state and federal resources are also anticipated to affect all of the county governments, including Hood River. As a result, a number of services will be cut moving into the next fiscal year including the County library which will close its doors on July 1, 2010 and the County economic development department.

Hood River County Economic Development continued to support the Gorge Angel conference and PubTalks this year to encourage entrepreneurial investment in the region. In its third year, the Gorge Angel conference and PubTalks connect local entrepreneurs with local angel investors. Following the end of the year, the PubTalks and Gorge Angel activities will be housed under the Oregon Entrepreneurs Network and widely spread throughout the region.

Hood River County had been pursuing an effort to create sustainable revenue sources to offset the county's operating expenses by exploring the potential to develop micro-hydro, biomass, and community-scale (10 megawatts or less) wind projects. The first major project explored was a wind project on Middle Mountain which the County Commission decided against pursuing after receiving the financial report.

Overall, Hood River faces struggles with affordable housing issues. Housing is particularly an issue for addressing the needs of one-in-three households. Median home prices vary widely across the Mid-Columbia, with the least affordable markets concentrated in Hood River County. The affordable markets for the vast majority of first-time buyers are located in the Mid-Columbia's eastern-end.

The City of Hood River continues to receive a variety of positive rankings noting the quality of life and outdoor lifestyle characteristics of the community. The quality of life in Hood River is attracting many of its new residents. With innumerable recreation opportunities, the Pacific Northwest's climatic and visual attributes, multi-modal transportation options, and proximity to a major metropolitan area, more companies and families want to move to Hood River.

Providence Memorial Hospital expanded its facilities to enhance patient care and provide new services and state of the art equipment. This project has created other smaller business opportunities in the area that support the hospital. In addition to the physical expansion, the hospital also developed a new outreach tool: the Mobile Health Unit. The mobile unit brings health care to residents who are otherwise unable to access these services. It makes stops in Parkdale, Odell, Cascade Locks and Pine Grove.

Industrial property in the City of Hood River, in particular, is in short supply. An active participant in developing industrial properties is the Port of Hood River. The Port Commission and staff has been active with new projects to address the issue including:

- Acquiring the Luhr Jensen building
- Construction of the Halyard building with planned Silver LEED certification
- Marina expansion
- Waterfront Infrastructure
- Planning for enhanced safety at the airport runway
- Receiving a \$220,000 grant from Corps to study the Delta formed in 2006

The City of Cascade Locks received funding last year from DLCD to conduct an Economic Opportunity Analysis to support future decisions for the community. The community has seen a recent flurry of interest by a water bottling company to locate in Cascade Locks. The location in the Pacific Northwest, combined with access to a natural spring makes Cascade Locks a natural candidate for the bottling company to explore their expansion plans. The South Bank project moved forward with undergrounding utility lines. This effort lowers maintenance costs for the municipal utility and provides enhanced reliability for the electric users along the route. The above ground lines have

been difficult to maintain and service in the National Scenic Area, especially in wetlands areas.

A new Fire Station to serve the community has been completed. This major community goal has taken more than 20 years to reach this point, but is finally becoming a reality with the assistance of a Community Development Block Grant, the City of Cascade Locks and citizen groups, the Ford Family Foundation, and the Oregon Investment Board. The new facility houses the fire department in a quality and modern facility, replacing a structure that was structurally unsound. The City also received funding for a new fire truck.

The Port of Cascade Locks continues to work in conjunction with the Confederated Tribes of the Warm Springs to build a world class resort and casino in an industrial park in Cascade Locks. The project would provide economic self sufficiency to tribal members, supply 1,400 full-time jobs and provide revenue sharing of 17% of casino profits. The tribe has been working on this proposal since 1998 when a tribal referendum supported moving gaming operations from Kah- Nee-Ta to tribal lands in Hood River County.

The Port is also actively working on the Marine Park with proposals for the Marine Park entrance (included in the Hood River County public works list in this document). Improvements have been made to one of the Historic Lock Tender Homes and a new conference room at the Port allows for additional use. To better accommodate the Columbia Gorge Racing Association and the desirable sailing climate, the Port continues development of the Marine Park, to allow sailboat racing in Cascade Locks to be able to expand and grow tourism in the community.

Wasco County

Agriculture plays a significant role in Wasco County from cherries to wheat to cattle. Orchardists in Wasco County saw a bumper crop for cherries this year, but many of the cherries were small in size and the fresh cherry market did not hold to support the product coming from the region. As a result, tons of harvested cherries ended up being thrown away. This year, the markets are looking stronger and while the trees are holding less fruit, the size of cherries should be better to afford a greater quality in the product to demand a higher price. Many brine cherry trees are being pulled from production as they provide a lesser return to the grower. Oregon Cherry Growers fruit drying facility has been a profitable venture and has included drying of both cherries and blueberries. It will be negatively affected, however, by some of the brine cherries being pulled from production. Wheat farmers again benefited from high values for wheat in the last year, but inputs continue to rise dramatically over the same time period, mainly due to the rising cost of fuel, fertilizers and chemicals. Mid-Columbia Producers constructed a new set of bins to increase capacity for grain storage in the region, in part anticipating market needs and anticipating the planned closure of The Dalles Dam and other Columbia River dams. The river is an important navigation route for shipping wheat.

The scenic beauty of agriculture areas combined with the National Scenic Area and varied geography have increased recreational opportunities, especially for cyclists. The Mt Hood Cycling Classic, an Olympic qualifying event, once again was hosted in Wasco County. This year, The Dalles also hosted the Cherry Blossom Cycling Classic. The Dalles Area Chamber of Commerce and local cycling groups have developed tour guides for cyclists to take advantage of the multitude of potential rides. Bicycle-related tourism has increased through these efforts.

The Discovery Center, serving the entire National Scenic Area has struggled with its debt service and introduced a raptor program which they hope will draw additional tourists to the area. They were also supported through an Oregon Solutions process that engaged community leaders in developing a business plan for the Center. New businesses catering to tourists including a potential cruise ship dock would also assist the Discovery Center. Currently they serve approximately 50,000 visitors per year.

Like most other counties in the region, Wasco County is seeking to benefit from renewable energy projects. Although the 7 mile hill/UPC project was pulled, there are new met towers in the County for future wind projects that do not have as close a proximity to residential neighborhoods. Wasco County actively participates in the Bi-state Renewable Energy Zone development and works with Mid-Columbia Council of Governments and the Community Renewable Energy Association on community renewable projects. The County has also been in discussion regarding a natural gas pipeline project, Palomar.

City of The Dalles, with funding commitment through funds from the American Recovery and Reinvestment Act, completed the East Gateway project, installing a roundabout on the east side of the City at Brewery Grade to mitigate traffic issues, and open new properties for development. The City continues to actively pursue development of a cruise ship dock at the foot of Union Street. A central part of the City's Downtown Renaissance Project is to reconnect the Downtown to its historic Columbia River frontage. The primary project in this effort is construction of a Cruise Ship Dock and Pier that will allow the expanding Columbia River cruise ship industry to make The Dalles one of its primary stops. The continued viability of the downtown area relies heavily on the possibility of additional customers from the cruise ship industry. In addition, the city makes progress toward redevelopment of the historic First Street corridor, with a Washington Street pedestrian undercrossing beneath the railroad tracks, linking to the Union Street portal, and development of an adjacent events site. The City has been pursuing resources to further utilize the Riverfront Trail and connect to parks at The Dalles Dam through a shuttle system. In addition to City activities, new business changes are occurring in the downtown areas including closure of the local bowling alley and Granada theater and redevelopment of the Sunshine Mill with a unique wine bottling facility. Finally, the City Council voted to allow siting of a Super Walmart in the community, which is currently going through mitigation issues for wetlands concerns. Further developments are being pursued at the Port and at the NorCor site.

Construction began on the Lone Pine development on the east end of The Dalles. Lone Pine Village will comprise 60 acres of mixed-use residential and commercial space with 248 homes – single-family, townhomes, and condominiums with an additional 175,000 square feet of commercial spaces. The project also helps to accelerate completion of the 10-mile Riverfront trail and pieces of the trail have already been constructed in 2008. In conjunction with this development, Mid-Columbia Medical Center broke ground on a facility at the site which will house the wellness center.

Port of The Dalles moved forward with its partners on the Chenoweth Creek Bridge. The bridge realignment improves access to the North Chenoweth subdivision of the Port of The Dalles Industrial area, which could allow for future industrial development. This year the Northwest Aluminum site was leveled. While privately owned, the Port continues to work with potential options for the site. The Port continues to actively work on a number of leads and respond to state inquiries.

Celilo Village development finalized the construction of new homes. Celilo Village is unique in that it belongs to the U.S. government and is held in trust by the Bureau of Indian Affairs for the Nez Perce, Umatilla, Warm Springs and Yakama tribal groups along with the Columbia River Indians.

Sherman County

Sherman County is frequently referred to as the "Land Between the Rivers." Located in north central Oregon, the Columbia River forms the northern border, while the east and west boundaries are marked by the steep, deep canyons of the John Day River on the east and the Deschutes River on the west. The rugged canyons of Buck Hollow, a tributary of the Deschutes, mark the southwest border.¹

The twentieth century saw Sherman County's population decline from over 5000 in 1900 to about 1700 in 2000 and the closing of many local businesses, consolidation of farms and out-migration of the younger generations. This is beginning to reverse as people are moving back into the county, building new homes and opening new businesses. Particularly in the City of Rufus, a new housing development will open up resources for a County hamstrung by housing concerns.

Sherman County has the highest percentage of tilled farmland out of any county in Oregon. Sherman County's most important crop is winter wheat. Of the county's 531,200 acres, 304,138 are tillable. Farms average 3,500 acres and the average yield is 42 bushels per acre. Dry-land wheat has proven a reliable crop for decades in Sherman County². However, some of those acres in the community of Grass Valley are now catering to racing fans with the development of the Sherman County Race Track. This project brings the second racetrack for sports cars in the state of Oregon to a county in great need of economic diversification.

¹ Sherman County Extension website: <http://extension.oregonstate.edu/sherman/index.php>

² Sherman County website

Wind energy, particularly in the northeast section of the County, continues to be a great source of economic development for Sherman County. Currently, wind fuels the 321-megawatt Klondike Wind Farm located four miles southeast of Wasco, as well as the 450-megawatt Biglow Canyon Wind Farm just to the north. The first three phases of the Klondike project, owned by Iberdrola Renewables, Inc., use 44 Siemens 2.3 MW wind turbines and 146 GE 1.5 MW wind turbines. These wind farms supply clean, renewable electricity to Portland General Electric, Bonneville Power Administration, the Eugene Water & Electric Board and others. ³

Regional

Columbia Gorge Community College (CGCC)

CGCC is currently seeking independent accreditation. Focus remains on its core competencies and particularly on its signature programs: nursing and renewable energy technology (RET). With the RET program, close contact remains with industry partners to shape the curriculum and with increasing funding, the college will be able to handle more than 100 students in the program. The College has benefited the community through construction of a new campus in Hood River and building expansions in The Dalles. This expansion is critical as the College has seen a 45% increase in student enrollment.

Columbia Gorge Regional Airport, Dallesport—Managers of the Columbia Gorge Regional Airport in Dallesport, Wash. are ready for major growth in the coming five to ten years. Plans include Sundoon, a 300-acre championship golf course, a 50-acre mix of retail and industrial development, business offices, a hotel, an airplane distributor, aviation research and development, additional hangars and an on-site fire station. Life Flight moved into the facility, creating additional jobs and opportunities. The emergency medical helicopter's 24-7 staff includes a critical care nurse, paramedic and pilot. The helicopter can be off the ground in as little as 5-minutes. The new helicopter can respond to emergencies from Bend to Portland and to Yakima, the Tri-Cities and Seattle in Washington. Previously, Life Flight helicopters from the Portland area could take more than 30 minutes to travel to the Gorge. Key focus areas for the airport in supporting the region include runway strengthening and lengthening to allow larger aircraft and construction of an airport water distribution system.

Columbia Gorge National Scenic Area

Funding cuts have severely diminished the staffing levels at the Commission, increasing the difficulty of addressing regional issues. Of particular concern to economic development interests are Urban Growth Boundaries. Funding for stabilizing the commission and addressing the regional issues is being sought. This next year will also mark the 25th anniversary of the National Scenic Area Act.

Insitu

The Unmanned Aircraft Vehicle manufacturer in the region, Insitu, was recently acquired by Boeing. Planning for potential government contracts, Insitu announced a request for proposals for a campus. All communities in the region submitted responses noting their capacity to meet the company's needs. An expansion would also likely lead to further developments throughout

³ Sherman County website

the region as suppliers ramped up their production. In addition to the proposals submitted for Insitu, the information is valuable as a regional synopsis of available lands.

Regional Industry Cluster Development

In spring 2005 MCEDD met, in a series of three meetings, with leaders in wine, renewable energy, natural healthcare, art, and high technology industries to create five Mid-Columbia industry clusters. During the three-meeting series, each cluster created a five-year work plan, which outlines initiatives the cluster believes imperative to improve its business environment in the region. The meetings created opportunities for entrepreneurs to network with others in the region in their cluster. The networking strengthened communication and enthusiasm within the industries. The three-meeting series within each industry created groups to work towards accomplishing goals recorded in their five-year work plans.

Yet, MCEDD and cluster leaders realized many initiatives require additional funding to move forward. In winter 2005, MCEDD partnered with the five clusters to pursue EDA assistance to fund Cluster Development Phase II: moving cluster initiatives into action. MCEDD noticed all cluster work plans identified needs in education, marketing, and market research. Therefore, MCEDD submitted an application to EDA on behalf of the arts, high technology, natural healthcare, renewable energy, and wine clusters in spring 2006 for funding assistance to develop education, marketing, and market research projects.

With EDA support, MCEDD has strengthened its relationships with the entrepreneurs and small businesses that comprise each Mid-Columbia cluster. From 2006 through 2010, MCEDD worked with each cluster to move work plan initiatives forward. The Mid-Columbia region clusters are emerging as a new economic base in the region. As entrepreneurs throughout the region have connected with others who share their frustrations and their barriers to success, they have discovered a foundation for their industry and an organization committed to their success. The paragraphs below provide descriptions of each cluster's progress, current focus, and action.

Arts Cluster –

The arts cluster has improved region-wide communication, marketing, and education for artists and art tourists to further develop the local industry. With strong arts groups including Gorge Artists, Columbia Center for the Arts, White Salmon Arts, Skamania Performing Arts, and others, the arts cluster has a number of industry leaders to contribute to its recent successes:

- Gorge Artists Open Studios (GAOS) began in 2007 with support from MCEDD and a steering committee of local artists. Now in its fourth year, GAOS has held three region-wide open studios tours for more than 30 artists every year. Participating Gorge artists open their studios to the public, displaying their work for sale and providing educational demonstration. Event marketing promotes the tour to community members and art patrons from the Portland metro area and communities east of the Columbia Gorge in Washington and Oregon. The event brings art councils in many communities in the region together, along with community members and businesses. It creates a new direct-marketing opportunity for the region's artists, with a built-in education component to improve the artists' business skills and marketing ability. As the event grows in

future years, it will glue the arts cluster together, through communication, community building, and improved bottom lines.

Columbia Gorge Natural Healthcare Network –

Healthcare continues to be a major component of the economy of the Columbia River Gorge. Expansions to two major emergency healthcare providers: Providence Hospital in Hood River and Mid-Columbia Medical Center in The Dalles ensures that this cluster will continue to grow. This independent cluster is also supported by Columbia Gorge Community College through their innovative nursing program.

Columbia River Gorge Technology Alliance –

The high-technology cluster formed the Gorge Technology Alliance (GTA). The CEO of Insitu acted as president of the GTA for 3 years. Recently the owner of Custom Interface was elected president of the alliance and currently the position is chaired by the owner of Privacy Ready. The GTA connects over 50 members and 200 individuals, who work to promote the Gorge as an emerging technology cluster, meet monthly to provide technology-related public education, and network and learn from speakers experienced in the industry. These monthly gatherings are used to support and promote local high tech companies and high tech education opportunities in the region. The GTA maintains a website, www.crgta.org, which has developed into a high-powered Web portal to attract more high tech businesses and employees to the Gorge.

Wine Cluster –

The wine cluster is growing through the Columbia Gorge Winegrowers Association (CGWA). This non-profit organization includes grape growers, vineyard managers, wine makers, and associate members (businesses related to the wine industry in the region). CGWA had been staffed by MCEDD but in 2008 was able to gain enough funding and support from its membership to fund one part-time coordinator. As a result of the group's efforts, the Columbia Gorge region received recognition as American Viticulture Area (AVA). Between 2002 and 2006, the number of wineries in the region grew from eight to 26, and will continue to increase in the coming years, along with the number of vineyards, tasting rooms, and partnerships with local restaurants.

Mid-Columbia Renewable Energy Cluster –

The renewable energy cluster has focused this year on the development of the nation's first renewable energy zone, the Columbia River Gorge Bi-State Renewable Energy Zone, or CGBREZ. Formed by the five counties in MCEDD's service district, the zone was created to reduce the region's dependency on federal subsidies, bring economic vitality to the region, establish a national model for energy self-sufficiency, and provide a model of self-reliance for other rural economies in the 21st century.



The intention of this group is to provide a forum for coordination on renewable energy project and to:

- Formalize the CGBREZ Plan
 - Define areas of logical emphasis for each county
 - Launch economic development initiatives in each

- Support intensive Clean and Green Tech research in the region
 - Promote and establish our area as a thought and research leader in Renewable Energy
 - Explore application of R&D on new industries
- Leverage our strengths to position us as a national leader in Renewable Energy
 - Capitalize on our assets by utilizing our geographic advantage to attract and retain tomorrow's knowledge workers
- Support workforce development through educational initiatives, workforce housing, and public transit
 - Build on the very successful Wind Turbine Technician pilot program recently completed by the Columbia Gorge Community College
 - Launch initiatives to create adequate workforce housing and accessible public transportation throughout the region
- Support all areas of this initiative to provide assistance to public and private interests to develop renewable energy businesses including, but not limited to:
 - Loan guarantees
 - Revolving loan fund
 - Streamlining governmental permitting processes

Emerging Clusters

The five clusters developed through MCEDD continue to emerge as leading industries for the region. Renewable energy opportunities, rapid growth in the region's wine industry, development of opportunities for artists and expansion of the region's high-tech leaders, provide a new economic base for the Mid-Columbia region. As the wind industry and green technology begins to flourish with the support of public policy and the presence of natural resources, additional related clusters are beginning to emerge including component manufacturers for the wind industry, potential biomass, and solar. Additionally, outdoor sports and recreation, manufacturing, and construction continue to create strongholds of cluster-based economic development activities for parts of the region with a growing number of businesses operating in the region.

ECONOMIC DEVELOPMENT RESOURCES AND PARTNERS

As part of its responsibilities for regional planning and development, MCEDD coordinates with a variety of local, state and federal entities. It is essential to bring all of these talents and resources together in order to accomplish the economic development so critical to this area. The following is a brief description of these important organizations and some of the ways we have worked with them.

Federal

Economic Development Administration

As the agency responsible for economic development planning for the five-county district, MCEDD coordinates the process of gathering the information and building consensus for the development of the annual CEDS. This process is part of the requirement by EDA in our planning grant work plan. It is an essential part of our role as liaison between EDA and the local communities. It helps these communities to identify needs and to apply for funding for economic development projects. MCEDD can assist communities to pursue funding for projects. Some project examples include infrastructure, technical assistance, feasibility studies, business assistance and any other projects that will bring jobs and economic diversification to the area. These strategies seek to address both the long-term economic distress of the area as well as acute economic dislocations caused by downturns in specific economic sectors.

MCEDD has recognized that one of the major barriers to business growth and job creation within the district is access to capital. The strategy to address this has taken the form of a Revolving Loan Fund capitalized by grants from EDA. MCEDD utilizes these funds to assist businesses to secure adequate funding for expansion or start-up projects that will create or retain jobs.

In pursuing adequate infrastructure needed to allow for economic growth and diversification, MCEDD helps communities access EDA programs and other grant and loan sources, putting together funding packages that make these improvements possible.

U.S. Department of Agriculture (USDA)—Rural Development

Rural Development is another federal agency which has been a partner in economic development activities in the district. In past years this agency has been a major source of financing for infrastructure and community development projects, many times combining with funding from EDA and/or state dollars. It has also been a source of support for our business activities in recapitalizing our loan funds and supporting entrepreneurial activities through Rural Business Enterprise Grants.

U.S. Small Business Administration (SBA)

The SBA is a resource that has been used to a large extent in the financing of small business expansion projects in our region. MCEDD business assistance/loan staff has packaged loans

under the SBA-504 program and has had numerous SBA 7-A loans as part of financing packages in conjunction with our other loan resources.

State

Oregon Business Development Department (OBDD)

MCEDD lending staff works to assist loan applicants to access OBDD loan programs. Many times these applications are in conjunction with MCEDD RLF loans as part of an overall package.

Washington State Department of Commerce

MCEDD has a strong working relationship with staff in Olympia. Some of the businesses financed with our revolving loan funds also have financing with the Washington Investment Board.

Oregon Solutions

MCEDD partners with Oregon Solutions on issues relevant to our three Oregon counties. The mission of Oregon Solutions is to develop sustainable solutions to community-based problems that support economic, environmental, and community objectives and are built through the collaborative efforts of businesses, government, and non-profit organizations. Oregon Solutions provides the mechanism and the place for this type of problem-solving to occur. Using the Community Governance System model, Oregon Solutions works with communities to bring diverse partners to the table to reach an agreement. In 2009-2010, MCEDD participated in the Oregon Solutions process for the Columbia River Gorge Discovery Center.

Regional

Columbia Gorge Economic Development Association (CGEDA)

This organization is a partnership among ports, cities, and counties in the MCEDD region. CGEDA heads business recruitment marketing efforts for the Mid-Columbia region. The organization has created and distributed marketing materials, maintained a website, and headed other marketing and recruitment efforts.

Columbia River Gorge National Scenic Area

As part of the legislation creating the National Scenic Area, each state was entrusted with funding for economic development within the Scenic Area boundaries. Each state created appointed Investment Boards to make decisions on use of those funds for grants and loans. In addition there is a Bi-state Advisory Committee, which works on general policy and strategy for economic development.

MCEDD has been a member of the Bi-state Advisory Committee since its inception. Additionally, under contract with the State of Oregon, MCEDD has been the administrator of the Oregon program and staff for the Oregon Investment Board. MCEDD administers all of the grants and loans for the OIB. MCEDD loan staff receives applications and analyzes and presents loans to the OIB. Staff review and present all of the grant requests, as well. Staff also coordinates with the Columbia River Gorge Commission to get certification that the projects are consistent with the National Scenic Act (NSA). MCEDD provides assistance to applicants in accessing the

Washington Investment Board NSA programs, which are administered by the Washington State Office of Trade and Economic Development.

Mt. Hood Economic Alliance (MHEA)

Hood River and Clackamas Counties formed a partnership to operate two lottery funded programs, Regional Investment Fund and Rural Investment Fund. As of 2004, Wasco County has joined this Alliance. Economic and community development projects located in these counties can apply for grants and loans. MCEDD staff consults with MHEA staff and attends meetings of MHEA to make sure we are aware of their vision, plans, and procedures. Due to legislative defunding of regional rural investment boards, this organization must seek additional support.

Lower John Day Regional Partnership and Investment Board

This partnership between Sherman, Wheeler, and Gilliam Counties operates the Regional and Rural Investment Fund programs in this region. Until 2004, Wasco County was a member of this Partnership. MCEDD Staff works closely with this organization, attending meetings and coordinating with county capacity builders on development activities and activities under the state contract with OECDD. MCEDD also provides assistance to applicants for grants and loans under their programs.

County Economic Development

Klickitat County Economic Development Authority

The Klickitat EDA works to improve the economic conditions in the County. Staff work to create or retain jobs, improve infrastructure, and coordinate federal and state funding. MCEDD works closely with the Klickitat EDA on projects in Klickitat County.

Skamania County Economic Development Council (EDC)

The Skamania EDC is an integral part of economic development activities in the County. The EDC is staff for the Washington Investment Board and consequently MCEDD works closely with that agency to coordinate NSA bi-state activities. The EDC is also active in the CGEDA, the regional marketing effort started by MCEDD.

Hood River Economic Development Committee

Hood River County has an active committee of government leaders and private citizens who make economic development related recommendations to the County Commission. The economic development position will end at the conclusion of the county fiscal year (June 30, 2010).

Wasco County Economic Development Commission

Wasco County has an active committee of government leaders and private citizens who make economic development related recommendations to the County Court. MCEDD provides staffing for the Commission to work to improve the economic conditions within the County.

Sherman County Economic Development

MCEDD provides staffing for Sherman County economic development.

Jurisdictions

Counties: Klickitat, Skamania, Hood River, Wasco, Sherman

Incorporated Cities:

Klickitat County: Bingen, Goldendale, White Salmon

Skamania County: Stevenson, North Bonneville

Hood River County: Cascade Locks, Hood River

Wasco County: The Dalles, Maupin, Mosier, Dufur, Shaniko, Antelope

Sherman County: Grass Valley, Moro, Rufus, Wasco

Ports: Cascade Locks, Hood River, The Dalles, Klickitat, Skamania

Tribes: Umatilla, Nez Pearce, Warm Springs, and Yakama tribes

City of The Dalles Urban Renewal Agency

The Columbia Gateway/Downtown Urban Renewal Plan and Report allows for a variety of projects and activities including Property Rehabilitation Grant and Loan Programs. The City contracted with MCEDD to develop and design this grant and loan program. MCEDD staff also provides ongoing administrative support to the agency for this program.

The program provides for grants to non-profit or civic organizations for civic improvements in the Urban Renewal district. There are also grants available for design service to applicants for loans under the Historic Restoration Program. Loan interest subsidies are available for projects to restore and improve facades and other qualified work on buildings in the district. Participating private commercial banks makes these loans and the Urban Renewal Agency pays the interest. Loan interest subsidies are also available for redevelopment of unused and underused properties. Direct loans are available for demolition of blighted property. These loans can be forgiven under certain conditions.

Tourism

MCEDD is a member of all Chambers in our region:

- Goldendale Chamber of Commerce
- Mt Adams Chamber of Commerce
- Skamania Chamber of Commerce
- The Dalles Chamber of Commerce
- Hood River Chamber of Commerce

Workforce Training

Columbia Gorge Community College

Oregon Employment Department

Washington Employment Department

Mid-Columbia Council of Governments

Workforce Investment Boards

Public Transportation

Hood River Transportation District

Transportation Network

Mt Adams Transportation

Skamania County Transportation

Sherman County Transit
Gorge TransLink

Business Financing and Counseling

Commercial Banks

Most of the business financing packages in which MCEDD has been involved include a major part by private commercial banks. Without them business development would not happen. MCEDD does not attempt to supplant bank financing. Rather, it attempts to encourage their participation by making projects possible that require their loans.

Columbia Gorge Community College, Small Business Development Center

The Small Business Development Center at the college provides assistance to small businesses in the region by offering counseling and training. Many of the small businesses that request loans for one of the MCEDD loan programs have received services from the SBDC.

Central Oregon Microenterprise

Central Oregon Microenterprise provides support to small businesses, following the model of the Sirolli institute and serves much of the eastern part of the Oregon geographic region of MCEDD.

Next Door

Providing intensive support to the Latino community, Next Door is a critical source for individuals to seek initial advice when starting a business venture. Next Door has the capacity to then partner with the SBDC, MCEDD, or microenterprise funds to assist their clients. They also provide translation services to MCEDD on an as-needed basis.

Gorge Angel Investor Network

The Gorge Angel Investor Network (GAIN 1, 2, 3, and 4) and the Gorge Angel conference are vital partners in business financing.

Other Entities Involved in Economic Development

Mid-Columbia Housing Authority

The Housing Authority has been active in receiving funds to support low income and workforce housing. They are a critical component of the regional economy. MCEDD has provided information and letters of support to their new project in Hood River as well as advice on potential funding sources for projects.

West Columbia Gorge Economic Development

This position was newly formed in 2009. In the MCEDD region, it includes coverage to the City of Cascade Locks.

Cascade Locks Action Team (CAT)

CAT provides a forum for discussion for citizens, organizations, and government entities in the City of Cascade Locks.

Gorge Grown Food Network and Farmers Markets

Gorge Grown supports the local economy by serving “as a central source to inform, empower, and connect local Columbia River Gorge farmers, food producers, farm workers, consumers, policy-makers, educators, health promoters, and food enthusiasts.” It also provides a mobile farmer’s market to outreach to communities which was partially funded by the Oregon Investment Board. Additional farmer’s markets are supported throughout the region.

Wasco County Outreach Team

The Outreach team is composed of members from the City of The Dalles, The Dalles Chamber of Commerce, Wasco County, Mid-Columbia Council of Governments, Mid-Columbia Economic Development District, Northern Wasco PUD, Port of The Dalles, and Columbia Gorge Community College. All members work cooperatively to identify and pursue projects that will benefit the area.

Klickitat and Skamania Horizons

Klickitat and Skamania Horizons has been working on numerous economic development issues through volunteers, including broadband and transportation.

Utilities

Klickitat PUD, North Wasco PUD, Wasco Electric Coop, Hood River Electric Coop, Skamania PUD, City of Cascade Locks, Embarq, NW Natural, Avista, and Bonneville Power Administration are major players in the region as utility service providers.

Private Business

No economic development would take place with out the entrepreneurs and industries that invest and risk their time and money to the projects that are our economy. All of MCEDD’s activities take this into consideration.

MCEDD ACTION PLAN FOR 2010-2011

1. 1. Prepare and maintain the Comprehensive Economic Development Strategy.
 - Collect data relevant to the regional economy.
 - Identify opportunities/issues and define vision/goals for the region.
 - Create strategies to accomplish goals.
 - Coordinate activities to implement these strategies.
 - Create prioritized list of Technical Assistance and Public Works projects.
2. Create opportunities to develop adequate public infrastructure
 - Support the availability of high speed connectivity by hosting the Oregon Connections 2010 conference.
 - Operate the Oregon Investment Board grant and loan programs.
 - Work closely with the Economic Development Representative and EDA staff to develop future potential economic development projects.
3. Promote growth, development and retention of businesses and industry within the region by enhancing programs to retain and expand existing businesses
 - Build and advocate for a local business support network and grow the availability of funding sources for businesses.
 - Create economic opportunities in renewable energy through the Columbia Gorge Bi-State Renewable Energy Zone.
 - Support and enhance regional high tech cluster initiatives through the Gorge Technology Alliance.
4. Identify opportunities for regional coordination to enhance economic development initiatives and promote the creation of family wage jobs.
 - Continue to coordinate transportation needs to improve regional public transportation through support for a regional Mobility Manager.
 - Host Transportation Summit to identify local solutions to transportation challenges.
 - Provide technical assistance for grant writing and administration.
 - Provide monthly updates on grant resources and access to region-wide demographic and statistical data via an electronic newsletter to regional partners and through our website.
 - Engage in cooperative bi-state coordination activities, including those in the National Scenic Area.
 - Provide assistance for local economic development related activities and act as a liaison between appropriate Oregon, Washington and federal interests.
 - Provide economic development support to counties within the region, filling in gaps and providing services for which they lack the capacity or resources to fill.

PERFORMANCE MEASURES

The performance measures for the Comprehensive Economic Development Strategy include the following:

- Number of new initiatives implemented from the CEDS
- Number of jobs created or retained and cost/job
- Leverage of private funding for every \$1 of funds committed
- Leverage of public funding for every \$1 of funds committed
- Percentage of sub-state jurisdictions participating in the district who are eligible to participate

Performance will be measured annually based upon the annual action plan approved by the MCEDD Board and the performance measures listed in the approved CEDS. In addition, a full annual report will be developed describing the accomplishments of the district covering each fiscal year. Both reports will be submitted annually to the Economic Development Administration and provided to the MCEDD Board of Directors and CEDS Committee.

EVALUATION OF MCEDD'S ACTION PLAN FOR 2009-10

MCEDD is in its fifth year of a reorganization project to be more responsive to client needs and has hired project managers to provide additional assistance to businesses, organizations, and governments. A full report for the accomplishments in relation to the work items outlined by the MCEDD board for 2009-10 can be viewed by reading the 2009-2010 annual report or the final report to the EDA for the 2009-2010 planning grant.

In conjunction with the action plan and the resulting initiatives, from April 1, 2009 through March 31, 2010, MCEDD was able to:

- Implement 34 initiatives from the CEDS during the 2009-2010 planning grant investment period
 - 4 of these were technology based
 - 3 were funded by EDA and 31 by other sources
- Initiatives resulted in 81 jobs created or retained
- Private sector investment from project was \$3,387,105
- Public sector investment from projects implemented was \$2,418,947
- All 19 sub-state jurisdictions eligible to participate in the districts participated by attending meetings or contributing financially.

PRIORITIZATION PROCESS

A primary component of the regional economic development strategy is identifying collective issues and prioritizing both public works and technical assistance projects. The projects are solicited from each county's economic developer. While each county has their own process for needs and issues, all gather projects and information from public and nonprofit groups in their area and identify county priorities. MCEDD staff requests the full listing of submitted projects along with the top five for each category. All projects must include statements of the amount of total funding needed, the amount already secured, a narrative description of the project, statement for readiness to proceed, and discussion on the anticipated economic impact.

From the county submissions, MCEDD staff seeks additional information related to regional impact and relationship to the potential to improve economic conditions in relation to the regionally identified economic vision. Utilizing this information, the MCEDD staff develops a draft ranking according to the following criteria:

- EDA investment priorities
- Readiness to proceed (within one year)
- Economic impact
- Regional impact

The CEDS strategy committee meets to review the projects and staff recommendations and adopts a regional priority listing. These are divided into public works and technical assistance categories for both states. Due to the change to place greater emphasis on projects of a regional nature, many cross state lines. The placement within the lists is based upon physical location of the project, despite the fact that it may impact multiple areas.

REGIONAL PROJECT PRIORITY LIST

Oregon Technical Assistance Projects

<i>Regional Priority</i>	<i>Project</i>	<i>Funding Needed</i>	<i>Total Project Cost</i>
1	<p style="text-align: center;">Workforce Innovations Center Design</p> <p>CGCC lacks sufficient long-term instructional space in which to train the 21st Century workforce. This project would design and construct a National Workforce Innovation Center with sufficient classroom and high-bay lab space to provide workforce instruction as well as space for community partners, such as K-12 career-technical classes. This facility will be constructed in three phases: 1) high-bay lab; 2) classroom annex 1; 3) classroom annex 2.</p>	\$1,200,000	\$2,500,000
2	<p style="text-align: center;">Regional Renewable Energy Assessment <i>HR Biomass and Sherman Solar</i></p> <p>Sherman County would like to explore the feasibility of private solar panels for homeowners. New technology in this field has become more available and feasible to utilize. It is becoming apparent that the county needs to explore this alternative renewable energy source. This project includes planning for the establishment of a biomass collection facility. This would eliminate slash burning of the County forest. This project includes study and permitting of a small facility on County property.</p>	\$470,000	\$520,000
3	<p style="text-align: center;">Workforce Housing</p> <p>Sherman County is in need of work force housing to meet the growing demand of jobs that are being created due to the siting of an organic warehouse in Moro and the wind farms being built in the County. Current housing is severely limited and/or substandard.</p>	\$50,000	\$50,000
4	<p style="text-align: center;">Industrial Building/Site Development <i>Ports of CL and HR, NorCor</i></p> <p>The Port of Cascade Locks is interested in building a speculative building to encourage either existing or new firms to locate in the County. Development of up to a 50,000 sq ft industrial building to use as a</p>	\$1,619,500	\$1,831,000

	catalyst for Cascade Locks job creation is sought. There are no vacant buildings in the community ready to accommodate industrial use. Funding is for design, planning and construction. In 2010, the Port of Hood River will seek Industrial Site Certification for Lot 1 on the Hood River Waterfront. The certification process requires a Phase 1 environmental assessment. Lot 1 has no structures, but industrial buildings were located on the parcel for decades and were removed in the 1980s and 1990s.		
5	<p style="text-align: center;">Giles French Park</p> <p>For many years Sherman county has tried to work with the Corps of Engineers to obtain the Park or work with them to develop an RV Park on the site. The site is currently a day use only park for fisherman and other outdoor enthusiasts and is used frequently. There are no developed sites and has only one restroom. However it is an unmanned park. The county would like to develop the park into an overnight RV Park that is manned and secure.</p>	\$50,000	\$50,000

Washington Technical Assistance Projects

<i>Regional Priority</i>	<i>Project</i>	<i>Funding Needed</i>	<i>Total Project Cost</i>
1	<p style="text-align: center;">Regional Renewable Energy Assessment</p> <p>Conduct a geothermal feasibility study to evaluate the locations and geography for the drilling of exploration wells. The study would also examine transmission interconnection and potential geothermal electric generation. Included in the study would also be a timeline and budget proposal for the exploration of geothermal potential</p>	\$100,000	\$100,000
2	<p style="text-align: center;">Dallesport Water System Update</p> <p>Conduct system analysis including rate structure & update system plan</p>	\$100,000	\$150,000
3	<p style="text-align: center;">Broadband Study</p> <p>Bring broadband service to unserved communities in Klickitat and Skamania counties</p>	\$40,000	\$40,000
4	<p style="text-align: center;">Joint Emergency Facility Study</p> <p>The City of Stevenson Fire Department, Skamania Fire District II, Skamania County Emergency Services, Skamania County Ambulance Services and Skamania</p>	\$50,000	\$100,000

	County Dispatch are interested in exploring the feasibility of sharing a centralized emergency services facility. The feasibility study project's Stage One would identify the facility needs of each emergency service organization, prioritize each organizations' needs, and determine if the five partners should proceed with the study. Under Stage Two, the partners would assess alternative locations, develop alternative pre-design concepts with construction cost, develop maintenance and operation costs, identify potential legal structure needed to allow the facility to be shared, and present conclusions to each of the organizations involved.		
5	Bingen Point RR Underpass Study Feasibility study to determine potential new access	\$125,000	\$125,000

Public Works Projects

<i>Regional Priority</i>	<i>Project</i>	<i>Funding Needed</i>	<i>Total Project Cost</i>
1	Marine Terminal The existing Marine Terminal currently only provides for storage of river barges. A new multiuse Marine Terminal with parking and restrooms facilities is needed to help reconnect the downtown business district and the local economy once again to the river. This project will rehabilitate the existing terminal and build adjacent supporting infrastructure to support use of the terminal for shipping and tourism.	\$2,000,000	\$4,015,000
2	Workforce Innovation Center- Construction CGCC lacks sufficient long-term instructional space in which to train the 21st Century workforce. This project would design and construct a National Workforce Innovation Center with sufficient classroom and high-bay lab space to provide workforce instruction as well as space for community partners, such as K-12 career-technical classes. This facility will be constructed in three phases: 1) high-bay lab; 2) classroom annex 1; 3) classroom annex 2.	\$8,000,000	16,000,000
3	Cascade Locks Marine Park Entrance Build a modern road and pedestrian access to the Marine Park crossing the Mainline Railroad to eliminate safety concerns and enhance accessibility for trucks and recreational vehicles. The project will create a new primary entrance replacing the antiquated underpass	\$4,200,000	\$5,000,000

	currently used. This project will facilitate the attraction of visitors to the park and its resources, including the Sternwheeler. It will also create and retain manufacturing and natural resource jobs.		
4	<p>Moro Medical Clinic Renovation The Health District would like to renovate and enlarge the existing Moro Medical Clinic. This will allow them to increase their exam rooms from two to four rooms. They also need to put in another bathroom that is dedicated to urine drug testing. This project will entail merging the annex building into the existing medical clinic to better utilize both buildings.</p> <p>Downtown Riverfront Undercrossing The freeway and railroad separates The Dalles from the Columbia River, precluding river access from the downtown area and the rest of the community. A pedestrian-only access tunnel will pass under the freeway and railroad at Washington Street.</p>	\$375,000	\$411,000
5		\$2,630,000	\$9,680,000

Washington Public Works Projects

<i>Regional Priority</i>	<i>Project</i>	<i>Funding Needed</i>	<i>Total Project Cost</i>
1	<p>Dallesport Water Infrastructure Improvements Dallesport is the site of much anticipated public and private commercial, industrial and residential development. A single, looped system is needed to meet current and future community and airport needs.</p>	\$2,215,958	\$4,715,958
2	<p>Cascade Park Business Development The Cascade Business Park is on Hwy 14 at the eastern edge of the City of N. Bonneville. Fort Cascade is currently undeveloped and lacks on site infrastructure, including roads, water, sewer, gas, telephone, cable TV and power systems. This 3-phase project proposes a total of 16 industrial zone lots. At build out, this Phase I includes final engineering design and construction of roads, water, sewer, gas, telephone, cable TV and power systems required to establish buildable lots.</p>	\$1,900,000	\$1,912,000
3	<p>Goldendale Incubator Construct 10,000 s.f. publicly owned flex-space building at City of Goldendale Industrial Park.</p>	\$1,000,000	\$1,000,000
4	<p>Rock Creek Cove Dredging The 2006, 2007 and 2008 record rainfall caused a major landslide on the northern edge of the City of Stevenson. More than 600,000 cubic yards of material slid into Rock Creek and were transported downstream. Potential</p>	\$1,200,000	\$1,300,000

	<p>flooding of the sewer plant and critical facilities was averted by two separate dredging activities. Geologists have concluded that the final materials from the landslide have sloughed off, and a third dredging is needed to remove materials and improve conveyance and habitat, allowing Rock Creek to flow in its original channel. Failure to remove the materials would dramatically increase potential flood damage and environmental impacts. The City and County have successfully conducted two similar operations in the same channel successfully.</p>		
5	<p>Bingen Point Looped Infrastructure and Grading Plan</p> <p>Project will integrate and loop water, fire flow system and related utilities and develop shovel ready sites, including road work</p>	\$2,575,000	\$2,575,000

APPENDICES A-C

Appendix A – Regional Project List

Washington Technical Assistance

Washington Technical Assistance Projects- Klickitat County				
<i>County Priority</i>	<i>Applicant</i>	<i>Project</i>	<i>Federal/State Assistance Needed</i>	<i>Total Project Cost</i>
Klickitat County Technical Assistance				
1	<i>Goldendale</i>	Downtown Revitalization Project to determine investments appropriate to restore downtown vitality.	200,000	200,000
2	<i>Lyle</i>	Lyle Revitalization Study to determine potential future uses	50,000	70,000
3	<i>Port of Klickitat</i>	Bingen Point RR Underpass study Feasibility study to determine potential new access	125,000	125,000
4	<i>Port of Klickitat</i>	Dallesport Industrial Water System Update Conduct system analysis including rate structure & update system plan	170,000	170,000
5	<i>Columbia Gorge Regional Airport</i>	Runway Strengthening The existing runway pavement does not meet the rating shown on the Master Plan and is below the strength needed for some of its users. The runway also has a slight hump in it, causing a line-of-sight safety hazard, and needs to be lengthened to serve some users.	150,000	450,000
6		Broadband "main street" and "last mile" Bring broadband service to unserved communities and schools in Klickitat County.	40,000	40,000

Washington Technical Assistance Projects- Skamania County				
<i>County Priority</i>	<i>Applicant</i>	<i>Project</i>	<i>Federal/State Assistance Needed</i>	<i>Total Project Cost</i>
Skamania County Technical Assistance				
1	<i>City of Stevenson</i>	<p>Feasibility Study for Joint Emergency Facility</p> <p>The City of Stevenson Fire Department, Skamania Fire District II, Skamania County Emergency Services, Skamania County Ambulance Services and Skamania County Dispatch are interested in exploring the feasibility of sharing a centralized emergency services facility. The feasibility study project's Stage One would identify the facility needs of each emergency service organization, prioritize each organizations' needs, and determine if the five partners should proceed with the study. Under Stage Two, the partners would assess alternative locations, develop alternative pre-design concepts with construction cost, develop maintenance and operation costs, identify potential legal structure needed to allow the facility to be shared, and present conclusions to each of the organizations involved.</p>	50,000	100,000
2	<i>Skamania County EDC</i>	<p>Geothermal Feasibility Study</p> <p>The Skamania County EDC desires to conduct a geothermal feasibility study to evaluate the locations and geography for the drilling of exploration wells. The study would also examine transmission interconnection and potential geothermal electric generation. Included in the study would also be a timeline and budget proposal for the exploration of geothermal potential</p>	100,000	100,000
3	<i>Skamania County</i>	<p>Bridge of the Gods Casino Impact Analysis</p> <p>The proposed Warm Springs Casino, which will be located across the river in Cascade Locks, OR, will be a huge tourist draw which will greatly increase traffic entering Skamania County via the Bridge of the Gods. Travel impacts will be significant and Skamania County needs to complete its assessment of the impacts of handling the added traffic to its already busy corridor. An assessment would look at the impacts to emergency services needs and safety issues associated with a large casino project.</p>	75,000	75,000

4	<i>Port of Skamania County</i>	Cascade Avenue Street and Utility Improvements Feasibility Study	120,000	145,000
		Planned upgrades include new utilities, travel lanes, parking, sidewalks and street trees for the unimproved northern section of this important collector street. This street is used to access the Port's growing industrial area as well as a resort and beach used by tourists and the Port's boat launch area.		
5	<i>Skamania County</i>	Feasibility Study: Multi-Use Trail Carson-Beacon Rock This project would evaluate options for the creation of a multi-use trail connecting the communities of Carson, Stevenson, and North Bonneville, with a connection to trail system at Beacon Rock State Park, a distance of nearly 15 miles. Ideally, the feasibility study will address route selection, signage, surface materials, and maintenance responsibilities. The completion of this study will enable the collaboration of various entities, including the State, Skamania County, the cities of Stevenson and North Bonneville, and trail enthusiasts. The realization of the trail would provide a facility for recreational and practical users alike.	75,000	75,000

Oregon Technical Assistance

Oregon Technical Assistance Projects- Hood River County				
<i>County Priority</i>	<i>Applicant</i>	<i>Project</i>	<i>Federal/State Assistance Needed</i>	<i>Total Project Cost</i>
Hood River County Technical Assistance				
1	<i>Hood River County</i>	<p>Industrial Building Design and Construction for Cascade Locks</p> <p>The Port of Cascade Locks is interested in building a speculative building to encourage either existing or new firms to locate in the County. Development of up to a 50,000 sq ft industrial building to use as a catalyst for Cascade Locks job creation is sought. There are no vacant buildings in the community ready to accommodate industrial use. Funding is for design, planning and construction</p>	1,600,000	1,800,000
2	<i>Hood River County</i>	<p>Forest Biomass Collection Facility</p> <p>This project includes planning for the establishment of a biomass collection facility. This would eliminate slash burning of the County forest. This project includes study and permitting of a small facility on County property.</p>	450,000	500,000
3	<i>Hood River County</i>	<p>Port of Hood River Phase 1 Environmental Analysis for Waterfront Lot 1's Industrial Site Certification</p> <p>In 2010, the Port of Hood River will seek Industrial Site Certification for Lot 1 on the Hood River Waterfront. The certification process requires a Phase 1 environmental assessment. Lot 1 has no structures, but industrial buildings were located on the parcel for decades and were removed in the 1980s and 1990s.</p>	4,000	5,000
4	<i>Hood River County</i>	<p>Comprehensive Transportation Plan for Hood River County Needs Analysis</p> <p>The County is intent on developing a comprehensive transportation plan to include the City of Hood River and areas south and west of the City. There is not an available truck route to move business traffic to existing and future industrial sites. The plan will explore a direct connection between Hwys 35 and 281 in the vicinity of the HR Airport to serve the industrial and farm operations in the mid valley. The study will also plan for a west side collector street system to enhance traffic patterns and include a truck route for the west end of HR to assist with development and population growth.</p>	360,000	360,000
5	<i>Hood River</i>	<p>Anaerobic Digester Pilot Project</p>	4,200,000	4,700,000

	<i>County</i>	<p>Goals of the development of an Anaerobic Digester Pilot program are to assist local businesses in resolving waste disposal issues, to create renewable energy, and to create an enterprise center for the County. The pilot could include several possible private sector partners including Full Sail Brewery, Wy'East Labs, and Diamond Fruit. This project will assist local businesses in their efforts to effectively reduce the costs of disposing of their waste products while dramatically increasing the community value of that waste. This is a green process and works well with the County's vision of renewable energy sources. There is a high cost to businesses in their waste disposal programs. There are present and future potential hazards to natural resources with the current disposal practices.</p>		
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Oregon Technical Assistance Projects- Sherman County

<i>County Priority</i>	<i>Applicant</i>	<i>Project</i>	<i>Federal/State Assistance Needed</i>	<i>Total Project Cost</i>
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Sherman County Technical Assistance

1	Sherman County	<p>Design of County Court Office annex The court would like to hire an architect to design an annex to the current courthouse to house all county departments in one location. Currently several county departments are housed in other locations in Moro. The courthouse is not big enough to accommodate all of the departments. Having all offices on one site would better serve the public.</p>	150,000	150,000
2	Sherman County	<p>Work Housing Plan Sherman County is in need of work force housing to meet the growing demand of jobs that are being created due to the siting of an organic warehouse in Moro and the wind farms being built in the County. Current housing is severely limited and/or substandard.</p>	50000	50000
3	City of Wasco	<p>Wasco Waste Water Lines Upgrade The City of Wasco is seeking funds to conduct a study of the collection system to determine the condition, status and deficiencies of the system. Collection deficiencies will be catalogued as to the extent, location and type of system problem. Due to ongoing sewer problems, the City wishes to have a plan developed in order to begin the replacement of all of the sewer lines within the City.</p>	30,000	30,000
4	Sherman	<p>Giles French Park</p>	50,000	50,000

	County	For many years Sherman county has tried to work with the Corps of Engineers to obtain the Park or work with them to develop an RV Park on the site. The site is currently a day use only park for fisherman and other outdoor enthusiasts and is used frequently. There are no developed sites and has only one restroom. However it is an unmanned park. The county would like to develop the park into an overnight RV Park that is manned and secure.		
5	Sherman County	Solar Plan Study Sherman County would like to explore the feasibility of private solar panels for homeowners. New technology in this field has become more available and feasible to utilize. It is becoming apparent that the county needs to explore this alternative renewable energy source.	20,000	20,000

<i>County Priority</i>	<i>Applicant</i>	<i>Project</i>	<i>Federal/State Assistance Needed</i>	<i>Total Project Cost</i>
Wasco County Technical Assistance				
1	<i>Columbia Gorge Regional Airport</i>	Airport Water Distribution System Design Construction of a water distribution system will involve creation of a water facility and system in conjunction with a multi-jurisdictional water plan, re-drilling of the existing well, water distribution, utilities, grading/roads, sewer and storm drainage throughout the airport property. Water will also be used for fire control. 50% to be completed in the first phase.	\$ 100,000.00	\$ 150,000.00
2	<i>Columbia Gorge Regional Airport</i>	Runway Strengthening Design The existing runway pavement does not meet the rating shown on the Master Plan and is below the strength needed for some of its users. The runway also has a slight hump in it, causing a line-of-sight safety hazard, and needs to be lengthened to serve some users.	\$ 150,000.00	\$ 450,000.00
3	<i>Columbia Gorge Community College</i>	Workforce Innovations Center CGCC lacks sufficient long-term instructional space in which to train the 21st Century workforce. This project would design and construct a National Workforce Innovation Center with sufficient classroom and high-bay lab space to provide workforce instruction as well as space for community partners, such as K-12 career-technical classes. This facility will be constructed in three phases: 1) high-bay lab; 2) classroom annex 1; 3) classroom annex 2.	\$ 8,000,000.00	\$16,000,000.00
4	<i>Wasco County</i>	Rock Creek Hydroelectric Facilities	\$ 40,000.00	\$ 40,000.00

	<i>SWCD</i>	Rock Creek Irrigation District is looking to install a hydroelectric facility to reduce costs for district users, create a revenue stream for the district, extend the irrigation season, raise levels at Rock Creek Reservoir for recreation benefits and for other benefits.		
5	<i>Mosier Watershed Council</i>	Mosier Groundwater Sustainability Study Water levels in Mosier-area wells have dropped up to 200 feet in the past 30 years. A recent study by the US Geological Survey determined that commingling wells are the primary cause of the water level declines. Further study is needed to develop a plan to address the problem.	\$ 205,000.00	\$ 300,000.00

Washington Public Works

Washington Public Works Projects- Klickitat County				
<i>County Priority</i>	<i>Applicant</i>	<i>Project</i>	<i>Federal/State Assistance Needed</i>	<i>Total Project Cost</i>
1	<i>Dallesport</i>	<p>Dallesport Water Infrastructure Improvement Project</p> <p>Dallesport is the site of much anticipated public and private commercial, industrial and residential development. A single, looped system is needed to meet current and future community and airport needs.</p>	2,215,958	4,715,958
2	<i>Regional Airport</i>	<p>Columbia Gorge Regional Airport Runway Extension</p> <p>In order to accommodate larger (potentially commuter airline) aircraft, the current runway must be both strengthened and lengthened.</p>	4.5 to 6 million	6 to 8 million
3	<i>City of Goldendale</i>	<p>Goldendale Industrial Park – Incubator</p> <p>Construct 10,000 s.f. publicly owned flex-space building at City of Goldendale Industrial Park.</p>	1,000,000	1,000,000
4	<i>Port of Klickitat</i>	<p>Bingen Point Looped Infrastructure and Grading Plan Phase II</p> <p>Project will integrate and loop water, fire flow system and related utilities and develop shovel ready sites, including road work</p>	2,575,000	2,575,000
5	<i>Port of Klickitat</i>	<p>Dallesport site excavation</p> <p>Bring Dallesport industrial sites up to shovel ready status. Lots need to be leveled</p>	2,700,000	2,700,000
6	<i>Dallesport</i>	<p>Airport Business Resource Center</p> <p>Provide a business development incubator and a center for business financial and management counseling/training for Klickitat County small businesses and provide office space for business park manager. Fully equipped business resource center located in the Dallesport Airport Business Park would provide services to small to mid-size businesses throughout Klickitat County as well as businesses operating in the business development incubator.</p>	250,000	300,000
7	<i>Regional Airport</i>	<p>Regional Airport Terminal</p> <p>Replace present airport terminal.</p>	750,000	1,000,000

8	<i>White Salmon</i>	Water system		
		Provide water system infrastructure to facilitate residential and commercial hook ups necessary for continued community development following the lifting of a lengthy building moratorium in that community.	3,000,000	3,500,000
9	<i>Klickitat County</i>	Broadband "main street" and "last mile" to underserved areas of Klickitat County	1,500,000	2,000,000
		Bring broadband service to unserved communities and schools in Klickitat County.		

Washington Public Works - Skamania County				
<i>County Priority</i>	<i>Applicant</i>	<i>Project</i>	<i>Federal/State Assistance Needed</i>	<i>Total Project Cost</i>
Skamania County Public Works				
1	<i>City of Stevenson</i>	Russell Avenue Upgrade Russell Avenue is a primary arterial connecting the City's Columbia River Waterfront and industrial area with the downtown core at SR 14. The project will correct several roadway and storm water deficiencies; eliminate unsafe conditions along existing sidewalks; and significantly improve the two key intersecting downtown corridors to create an attractive streetscape for the tourism dependent commercial center as well as improving the economic climate of the commercial center.	2,600,000	3,000,000
2	<i>City of Stevenson/ Skamania County</i>	Rock Creek Cove Dredging Phase 1, 2, 3 The 2006, 2007 and 2008 record rainfall caused a major landslide on the northern edge of the City of Stevenson. More than 600,000 cubic yards of material slid into Rock Creek and were transported downstream. Potential flooding of the sewer plant and critical facilities was averted by two separate dredging activities. Geologists have concluded that the final materials from the landslide have sloughed off, and a third dredging is needed to remove materials and improve conveyance and habitat, allowing Rock Creek to flow in its original channel. Failure to remove the materials would dramatically increase potential flood damage and environmental impacts. The City and County have successfully conducted two similar operations in the same channel successfully.	1,200,000	1,300,000
3	<i>Port of</i>	Cascade Business Park Development	1,900,000	1,912,000

	<i>Skamania County</i>	The Cascade Business Park is on Hwy 14 at the eastern edge of the City of N. Bonneville. Fort Cascade is currently undeveloped and lacks on site infrastructure, including roads, water, sewer, gas, telephone, cable TV and power systems. This 3-phase project proposes a total of 16 industrial zone lots. At build out, this Phase I includes final engineering design and construction of roads, water, sewer, gas, telephone, cable TV and power systems required to establish buildable lots.		
4	<i>Port of Skamania County/City of Stevenson</i>	Columbia River Shoreline Enhancement The downtown Stevenson Columbia River shoreline of the Port's property is made up of a failing river bank (no shoreline protection), steel sheet pile, and artificial fill/rip rap. The Port wants to return the shoreline to a more natural state by creating a shallow water fish habitat. The design for this shoreline improvement/enhancement project is complete. A Joint Aquatic Permit Application has been submitted and is under review by the regulatory agencies. This project will use material (spoils) from dredging Rock Creek to be performed by Skamania County and the City of Stevenson.	675,000	750,000
5	<i>Skamania County EDC</i>	County Wide Broadband Development Expansion of Broadband in Skamania County will provide high speed technology to large parcels of developable land such as the Wind River Business Park and the Fort Cascades Business Park. This project will provide high speed broadband access to facilities and residents in Skamania County and create much needed infrastructure for future economic growth.	2,345,652	2,345,652

Oregon Public Works

Oregon Public Works Projects- Hood River County				
<i>County Priority</i>	<i>Applicant</i>	<i>Project</i>	<i>Federal/State Assistance Needed</i>	<i>Total Project Cost</i>
Hood River County Public Works				
1	<i>Hood River County</i>	Port of Cascade Locks Sail Park Expansion The Port is actively working to expand the river resources for the sailing industry in the community. The permitting is in process to allow for the expansion and discussion is underway to allow for the project to be used as a mitigation resource for a larger in-river project.	\$1,000,000	\$1,000,000

2	Hood River County	Small Scale Biomass Boiler District Heating Plan The funds will be used in Phase 1 to design and construct a distributed biomass boiler system serving the County Courthouse and the County Police Station/City Hall. The project would be done in conjunction with an urban renewal district project to rebuild State Street and would include infrastructure for the district heating plan from 1st Street to 7th Street. The intent is to use biomass from the County forest lands to supply the small and efficient plant.	\$1,000,000	\$1,500,000
3	Hood River County	Cascade Locks Marine Park Entrance Build a modern road and pedestrian access to the Marine Park crossing the Mainline Railroad to eliminate safety concerns and enhance accessibility for trucks and recreational vehicles. The project will create a new primary entrance replacing the antiquated underpass currently used. This project will facilitate the attraction of visitors to the park and its resources, including the Sternwheeler. It will also create and retain manufacturing and natural resource jobs.	\$4,200,000	\$5,000,000
4	Hood River County	Indian Creek Sanitary Sewer Lift Station This project serves to replace an aging sewer line following the Indian Creek. The lift station will allow for the diversion of sewage from this aging line. The lift station will also serve the newly establish Windmaster sewer district that was formed to mitigate a health hazard area in the County.	1,700,000	1,380,000
5	Hood River County	Cascade Locks Industrial Park Entrance The City of Cascade Locks is facing a significant challenge in developing a 90-acre parcel of land bound by the Columbia River, a residential area, I-84 / mainline of the UP Railroad, and the National Scenic Area. The State Fire Marshall has limited the development opportunities for the industrial area because of emergency access constraints. A new above-grade railroad crossing and I-84 interchange are necessary to allow development of the site in this struggling rural community. This project would create construction jobs for the duration of the project. It would also support the long-term job development efforts of the community, and provide better access to and from the community	\$25,000,000	\$25,000,000

Oregon Public Works Projects- Sherman County

County Priority	Applicant	Project	Federal/State Assistance Needed	Total Project Cost
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Sherman County Public Works

1	Sherman County Health District	Moro Medical Clinic Renovation The Health District would like to renovate and enlarge the existing Moro Medical Clinic. This will allow them to increase their exam rooms from two to four rooms. They also need to put in another bathroom that is dedicated to urine drug testing. This project will entail merging the annex building into the existing medical clinic to better utilize both buildings.	375,000	411,000
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2	City of Moro	Waste Water System Improvements Improvements are necessary to achieve compliance with the City's WPCF permit with DEQ. The improvements include an additional evaporation pond and replacing a portion of the City's collection system to meet DEQ guidelines for pipe size and manhole locations.	1,000,000	1,609,500
3	City of Grass Valley	City Park Restrooms The City is in need of new ADA fully contained restrooms in the park. The current restrooms are old, small and have outlived their usefulness. Recent completion of the racetrack near town creates a need for facilities that can accommodate racers, families and fans coming through Grass Valley.	200,000	200,000
4	City of Rufus	Community & Training Center The City of Rufus purchased the former Rufus Grade School which currently houses the City Hall. The Center will serve as a site to congregate for citizens and as a hub for community and regional events. A market and feasibility study conducted by PARC Resources shows favorable demand and the ability to support itself after the renovation. The Center currently holds Friday night Bingo and an annual 4 th of July event.	1,000,000	4,000,000
5	City of Wasco	Church Street Bridge Repair Due to the erosion of the banks of Spanish Hollow Creek, the Church Street bridge has shifted and deteriorated to the point where only one lane of traffic is allowed on ½ of the bridge. The project will include the implementation of erosion control solutions and the construction of a new bridge.	220,000	220,000

Oregon Public Works Projects- Wasco County				
<i>County Priority</i>	<i>Applicant</i>	<i>Project</i>	<i>Federal/State Assistance Needed</i>	<i>Total Project Cost</i>
Wasco County Public Works				
1	<i>City of The</i>	Marine Terminal	\$ 2,000,000.00	\$ 4,015,000.00

	<i>Dalles</i>	The existing Marine Terminal currently only provides for storage of river barges. A new multiuse Marine Terminal with parking and restrooms facilities is needed to help reconnect the downtown business district and the local economy once again to the river. This project will rehabilitate the existing terminal and build adjacent supporting infrastructure to support use of the terminal for shipping and tourism.		
2	<i>City of The Dalles</i>	Project Name: Downtown Riverfront Undercrossing The freeway and railroad separates The Dalles from the Columbia River, precluding river access from the downtown area and the rest of the community. A pedestrian-only access tunnel will pass under the freeway and railroad at Washington Street.	\$ 2,630,000.00	\$ 9,680,000.00
3	<i>Northern Wasco County Parks and Recreation District</i>	The Dalles Skatepark Skateboarding is one of the fastest growing recreational sports for youth. The proposed site at upper Thompson Park is currently underutilized as an overflow parking area. The skatepark will be a 9-11,000 square foot outdoor concrete structure that will combine streetscape elements and bowls, have benches and ADA paths.	\$ -	\$ 275,000.00
4	<i>Fort Dalles Museum</i>	Historic vehicle display & curation building Ft Dalles Museum is the oldest historical museum in Oregon and has a varied collection of artifacts that are displayed and maintained in some of the most historical and architecturally significant buildings in the state. The museum's large and significant collection of horse drawn vehicles is housed in less than ideal situations partially exposed to the weather. A new building with space for display, interpretation and curatorial facilities is needed	\$ 378,400.00	\$ 500,000.00
5	<i>Northern Wasco County Parks and Recreation District</i>	Riverfront Trail The Dalles Riverfront trail is a planned 10-mile multi-use trail that will connect The Columbia Gorge Discovery Center, the Marine Terminal, Downtown The Dalles and The Dalles Dam Visitors Center. About 8.5 miles have been constructed. This project will complete 1400 feet of trail, erect a bridge and install a boardwalk to connect with the new Lone Pine Village mixed use development.	\$ 277,000.00	\$ 307,000.00

Appendix B – MCEDD Board of Directors 2010 Roster/CEDS Committee

<p>Mr. Ken Bailey 3900 Orchard Rd. The Dalles, OR 97058 Economic Interest: Private business Constituency: Agriculture Representative Exec. Committee: No RLF Committee: No Sex: Male Disabled: No Minority: No</p>	<p>Mr. Don Stevens P.O. Box 32 North Bonneville, WA 98639 Economic Interest: Private business Constituency: Skamania County Cities Exec. Committee: No RLF Committee: No Sex: Male Disabled: No Minority: No</p>
<p>Ms. Jan Brending P. O. Box 607 Bingen, WA 98605 Economic Interest: City of Bingen Constituency: Klickitat County Cities Exec. Committee: No RLF Committee: No Sex: Female Disabled: No Minority: No</p>	<p>Mr. Cliff Jett, Secretary/Treasurer PO Box 846 Rufus, OR 97050 Economic Interest: Rufus City Mayor Constituency: Sherman County Cities Exec. Committee: No RLF Committee: No Sex: Male Disabled: No Minority: No</p>
<p>Mr. Mike Smith P.O. Box 127 Moro, OR 97039 Economic Interest: Sherman County Commissioner Constituency: Sherman County Exec. Committee: Yes RLF Committee: Yes Sex: Male Disabled: No Minority: No</p>	<p>Mr. Martin Campos-Davis 1309 Montello Ave Hood River, OR 97031 Economic Interest: Washington Workforce Constituency: Minority Exec. Committee: No RLF Committee: No Sex: Male Disabled: No Minority: Yes</p>
<p>Ms. Barbara Briggs, Chairperson 4475 Post Canyon Drive Hood River, OR 97031 Economic Interest: Hood River County Commissioner Constituency: Hood River County Exec. Committee: Yes RLF Committee: Yes Sex: Female Disabled: No Minority: No</p>	<p>Mr. Tony Bolstad Economic Interest: Skamania County Port District Constituency: Port District Exec. Committee: No RLF Committee: No Sex: Male Disabled: No Minority: No</p>
<p>Mr. Chuck Daughtry P. O. Box 307 Cascade Locks, OR 97014 Economic Interest: Port of Cascade Locks Constituency: Oregon Ports Exec. Committee: No RLF Committee: No Sex: Male Disabled: No Minority: No</p>	<p>Ms. Jane Beatty Economic Interest: City of Hood River Constituency: Hood River County Cities Exec. Committee: No RLF Committee: No Sex: Male Disabled: No Minority: No</p>

<p>Mr. Ray LaFond 805 N Fairgrounds Rd Goldendale, WA 98620 Economic Interest: Goldendale Area Chamber of Commerce Constituency: Washington Chambers of Commerce Exec. Committee: No RLF Committee: No Sex: Male Disabled: No Minority: No</p>	<p>Dr. Susan J. Wolff 400 East Scenic Drive The Dalles, OR 97058 Economic Interest: Private Sector Representative Constituency: Columbia Gorge Community College Exec. Committee: Yes RLF Committee: No Sex: Female Disabled: No Minority: No</p>
<p>Mr. Dan Ericksen 511 Washington Street The Dalles, OR 97058 Economic Interest: Wasco County Commissioner Constituency: Wasco County Exec. Committee: Yes RLF Committee: Yes Sex: Male Disabled: No Minority: No</p>	<p>Mr. Paul Pearce P. O. Box 790 Stevenson, WA 98648 Economic Interest: Skamania County Commissioner Constituency: Skamania County Exec. Committee: Yes RLF Committee: Yes Sex: Male Disabled: No Minority: No</p>
<p>Mr. Bill Dick 2520 E. 14th St. The Dalles, OR 97058 Economic Interest: The Dalles City Councilor Constituency: City of The Dalles Exec. Committee: No RLF Committee: No Sex: Male Disabled: No Minority: No</p>	<p>Ms. Tonya Brumley 1125 Bargeway Rd The Dalles, OR 97058 Economic Interest: Private business Constituency: Oregon Chambers Exec. Committee: No RLF Committee: No Sex: Female Disabled: No Minority: No</p>
<p>Mr. Rex Johnston, Vice-chairperson 205 S. Columbus, MS-CH-04 Goldendale, WA 98620 Economic Interest: Klickitat County Commissioner Constituency: Klickitat County Exec. Committee: Yes RLF Committee: Yes Sex: Male Disabled: No Minority: No</p>	<p>Ms. Nancy White P.O. Box 886 White Salmon, WA 98672 Economic Interest: Private business Constituency: Business Exec. Committee: No RLF Committee: No Sex: Female Disabled: No Minority: No</p>
<p>Mr. Harold Haake 2018 Steel Road The Dalles, OR 97058 Economic Interest: Private Sector Constituency: Utilities Representative Exec. Committee: No RLF Committee: No Sex: Male Disabled: No Minority: No</p>	<p>Ms. Dianne Storby Mid-Columbia Medical Center 1700 E. 19th St. The Dalles, OR 97058 Economic Interest: Private Non-profit Constituency: Healthcare Representative Exec. Committee: No RLF Committee: No Sex: Female Disabled: No Minority: No</p>

Appendix C – Composition of the MCEDD Board of Directors

		Percent
<u>Total Number of Board Members</u>	20	
Local Government Members	10	
Private Sector Members	11	55%
Public Sector Members	9	45%
Minority Members	1	
<u>Total Number of Executive Board Members</u>	7	
Minority Members	0	
Disabled Members	0	