



# Work Session Summary Minutes

OREGON

## Project Status and Funding Review

February 5, 2025. 9:00 AM  
Courthouse Square, 555 Court St. NE, Salem  
5th Floor, Suite 5232, Commissioners Board Room

### ATTENDANCE:

**Commissioners:** Colm Willis, Kevin Cameron, and Danielle Bethell.

**Board's Office:** Alvin Klausen, Jan Fritz, Heather Inyama, Toni Whitler, Matt Lawyer, Chris Eppley, and Trevor Lane.

**Legal:** Selah Crisp

Commissioner Danielle Bethell called the meeting to order at 9:08 a.m.

### **Summary**

The board debated funding sources, including American Rescue Plan Act (ARPA) grants, Community Development Block Grant-Disaster Recovery (CDBG-DR) funds, and Opal Creek money. The meeting concluded with plans to negotiate contracts and seek legislative funding to complete the projects. The \$4.7 million gap in fire agency funding was highlighted, with \$2 million from ARPA and \$1.8 million unspent ARPA funds. The need for Metcom agencies to contribute \$760,000 was noted. The discussion included potential use of Opal Creek funds for radio systems and the importance of agencies committing to ongoing operational costs. The natural gas expansion project in the canyon was debated, with a recommendation to allocate \$3 million from economic development and \$1 million from ARPA. The meeting also covered the status of the tree project, secondary homeowner issues, and the need for clear documentation of decisions.

### **Project Status and Funding Review**

- The purpose is to identify ongoing projects and their funding sources:
  - As well as potential projects like the Brooks water treatment facility and body cameras for the sheriff's department.
- No clear request identified for the sheriff's office body camera funding.
- Overview funding sources and obligated amounts:
  - Opal Creek with \$15 million in funding.
    - Community parks and planning projects (\$1 million).
    - Santiam Rail Trail (\$2 million).
    - Opal Creek construction (\$8 million).
    - Opal Creek non-construction (\$4 million).
    - The funding has been partially obligated, with some remaining available.
  - Detroit Marinas:
    - There is a \$1.8 million funding deficit based on recent bids.

- State general fund and lottery dollars.
    - Spending deadline of December 31, 2026.
  - \$12 Million on Oregon Housing & Community Services (OHCS) funding. Deadline June 2025.
  - Canyon Alert System:
    - \$1.8 million in estimated costs.
    - No match requirement and no timeline constraints.
  - Uncommitted Funds:
    - Lottery reserves and property tax refunds.
    - Could potentially be used for various projects.
  - Sewer Project:
    - Identified as the largest and most complex project.
    - Phase one focused on Mill City.
    - Phase two focused on Gates.
    - Spending deadline June 2025
- Acknowledgement that specific directions were given during a previous work session to cover 100% of the sewer project costs, but the details were not fully documented.
- Necessity of U.S. Department of housing and Urban Development National Environmental Policy Act (HUD NEPA) requirements for disaster relief funds:
  - Request to verify if these requirements can be eliminated.
- Prioritization of projects:
  - Detroit commercial and residential septic systems, Marina excavation, Santiam sewer system, and the public radio system.
- Increasing cost estimate concerns for the sewer project, from \$50 million to \$85 million:
  - The need for better upfront estimates to avoid significant cost increases.
- Negotiate with state and federal agencies for funding:
  - Need written agreements to avoid future funding gaps and ensure proper documentation.

## **Other**

- Natural gas system expansion:
  - Potential benefits and the need for a clear plan to address both residential and industrial growth.
- Explore creating a grant program to help secondary homeowners close the gap in their rebuilding costs after the fires.
- Lack of prioritization for the body cam project:
  - Request for project have a clear plan for funding and implementation.
- Challenges in securing funding for the Mill City property:
  - Owners uninterested in creating Area Median Income (AMI) limitations.
- Updates on the tree project and the identification of hazard trees:
  - Currently \$250,000 allocated.
  - Spoke with Oregon Department of Transportation (ODOT) about trees:
    - Including in the Gates and Detroit areas.
    - ODOT has been unresponsive in some cases.
    - Working with Detroit on a project list of trees being worked on.
    - Some hazardous trees have been identified and taken down.
  - Must address hazard trees:

- Aware of tree, in Detroit, that could fall on the highway and work is already underway to address hazardous trees in the area.

### **Next Steps**

- Verify the HUD NEPA requirements for the OHCS funding for the sewer project and explore options to eliminate this requirement.
- Provide the minutes from the previous meeting where the sewer project funding was discussed.
- Negotiate the contract for the CDBG-DR funding for the sewer project.
- Work with OHCS to get the IGA dollars shifted over to the sewer project.
- Explore using the Opal Creek funds for the marina excavation project.
- Reach out to Northwest Natural to get an update on the natural gas system expansion project and potential funding sources.
- Provide an update on the status of the tree removal and hazard tree identification efforts in the canyon.

**Adjourned** – time: 11:02 a.m.

**Minutes by:** Mary Vityukova

**Reviewed by:** Gary L. White