

BEFORE THE BOARD OF COUNTY COMMISSIONERS
FOR COLUMBIA COUNTY, OREGON

In the Matter of a Request to)	
Amend the Boundaries of the)	RESOLUTION NO. 2-2014
South Columbia County)	
Enterprise Zone)	

WHEREAS, Columbia County has made a commitment to economic development and industrial development, and in 1996 joined with the City of St. Helens, and the City of Columbia City, in the creation of an Enterprise Zone partly within the Cities and partly within the unincorporated area of Columbia County; and

WHEREAS, in 2011, the Enterprise Zone was expanded to include land within the City of Scappoose and the Enterprise Zone was renamed the South Columbia County Enterprise Zone; and

WHEREAS, altering the area of such Enterprise Zone to include additional unincorporated areas within the County and areas inside the City of Vernonia will provide greater opportunity to assist in economic and industrial development; the area shall meet statutory limitations on size and configuration; and

WHEREAS, the designation of an enterprise zone does not grant or imply permission to develop land within the Enterprise Zone without complying with all prevailing zoning, regulatory and permitting processes and restrictions of any and all local jurisdictions; nor does it indicate any public intent to modify those processes or restrictions, unless otherwise in agreement with applicable comprehensive land use plans; and

WHEREAS, this Enterprise Zone and the three to five year property tax exemption that it offers for new investments in plant and equipment by eligible business firms are critical elements of local efforts to increase employment opportunities, to raise local incomes, to attract investments by new and existing businesses and to secure and diversify the local economic base; and

WHEREAS, the citizens of Columbia County will be favorably impacted by increased job opportunities in the newly added areas; and

WHEREAS, the City of Vernonia will become a zone sponsor along with Columbia County, the City of St. Helens, the City of Scappoose, the Port of St. Helens, and the City of Columbia City; and

WHEREAS, the zone sponsors will jointly comply with the requirements and provisions of ORS Chapter 285C; and

WHEREAS, special notification was sent to all affected taxing districts in the Zone; and

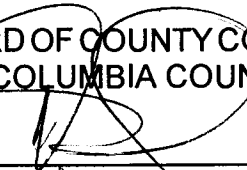
WHEREAS, a public meeting was held on January 22, 2014, to hear the response of the taxing districts;

NOW, THEREFORE, IT IS HEREBY RESOLVED as follows:

1. The Board of County Commissioners of Columbia County, Oregon, requests that the boundary of the South Columbia County Enterprise Zone be altered to include those portion of the unincorporated territory of Columbia County, and those portions of the incorporated territory of the City of Vernonia, depicted in Exhibit A, which is attached hereto and is incorporated herein by this reference, and as listed in Exhibit B, which is attached hereto and is incorporated herein by this reference.
2. This Resolution shall be submitted to the Director of the Oregon Economic and Community Development Department. Chuck Daughtry, Columbia County Economic Team Executive Director, is authorized to submit the application for the zone sponsors.
3. Upon approval of Oregon Business, the City of Vernonia shall be a co-sponsor of the South Columbia County Enterprise Zone.

DATED this 22nd day of Jan, 2014.

BOARD OF COUNTY COMMISSIONERS
FOR COLUMBIA COUNTY, OREGON

By:  _____

Anthony Hyde, Chair

By:  _____

Henry Heimuller, Commissioner

By:  _____

Earl Fisher, Commissioner

Approved as to form

By:  _____

Office of County Counsel

**PROPOSED SITE (Vernonia)
SOUTH COLUMBIA COUNTY
ENTERPRISE ZONE
(December, 2013)**

Columbia County

EXHIBIT A

- ☐ SCCEZA Proposed Expansion
- ☐ Scappoose City Limits

ECONOMIC TEAM

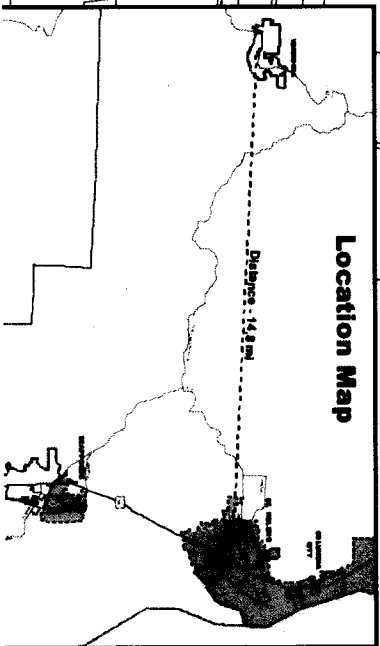
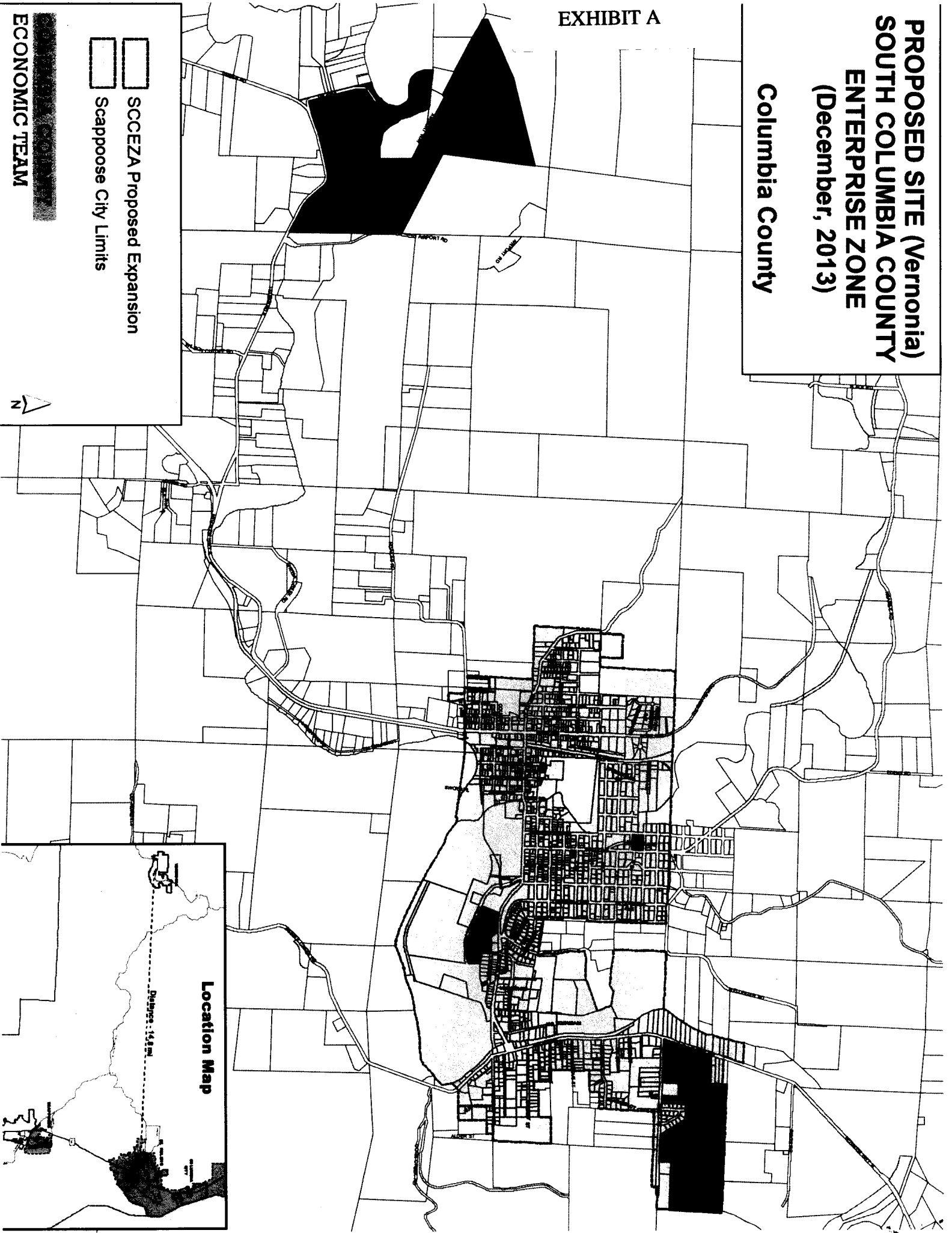


EXHIBIT B

COLUMBIA COUNTY ECONOMIC TEAM VERNONIA ENTERPRISE ZONE EXTENSION

ACCOUNT #	TAX LOT #	ACRES	OWNER NAME	OWNER ADDRESS	OWNER CITY	STATE	ZIP	ZONE	NOTES	County
24280	4N5W1200 202	44.81	RC Zavales	8918 NE 119th Place	Kirkland	WA	98004	CS-R	Old Golf Course - now horse barn	County
24283	4N5W1200 400	53.69	Michell Jason & King Julie	18485 SW Scholls Ferry Road	Beaverton	OR	97007	PA-80	Current Golf Course	County
29662	4N5W1200 100	29.74	City of Vernonia	1001 Bridge Street	Vernonia	OR	97064	CS-R	Airport Park	County
29662	4N5W1200 100		City of Vernonia	1002 Bridge Street	Vernonia	OR	97064	A-1		County
29663	4N5W1200 301	1.74	City of Vernonia	15067 SE Marian Street	Milwaukie	OR	97267	A-1	Airport	County
29661	4N5W1200 600	17.10	City of Vernonia	1002 Bridge Street	Vernonia	OR	97064	A-1	Airport	County
24256	4N5W1200 300	72.73	Bero, Tim & Michelle	1002 Bridge Street	Vernonia	OR	97064	A-1	Airport	County
23496	5N5W34CC 400	4.76	Bartholemey, Ed	6701 NE 339th Street	La Center	WA	98629	A-1	Airport	County
23502	5N5W34CC 406	2.20	Bartholemey, Ed	18485 SW Scholls Ferry Road	Beaverton	OR	97007	Light Ind		County
23503	5N5W34CC 407	2.20	Derek & Angela Handegard	58150 Timber Road	Vernonia	OR	97064	Light Ind		County
23500	5N5W34CC 404	2.21	David & Lisa McClean	37222 Linda Lane	Seaside	OR	97138	Light Ind		County
23501	5N5W34CC 405	2.00	Mike Phil Logging Company	PO Box 321	Vernonia	OR	97064	Light Ind		County
433910	5N5W34CC 410	0.44	Robert Curl	1066 NE 6th Ave	Hillsboro	OR	97124	Light Ind		County
433909	5N5W34CC 409	0.88	Robert Curl	1066 NE 6th Ave	Hillsboro	OR	97124	Light Ind		County
435007	5N5W34CC 411	0.52	Robert Curl	1067 NE 6th Ave	Hillsboro	OR	97124	Light Ind		County
23499	5N5W34CC 403	0.47	Robert Curl	1068 NE 6th Ave	Hillsboro	OR	97124	Light Ind		County
23497	5N5W34CC 401	0.54	Robert Curl	1069 NE 6th Ave	Hillsboro	OR	97124	Light Ind		County
23498	5N5W34CC 402	0.54	Robert Curl	1070 NE 6th Ave	Hillsboro	OR	97124	Light Ind		County
23491	5N5W3400 1902	52.77	R. Smejkal	PO Box 1758	Eugene	OR	97440	Light Ind	City/County maps differ	County
23519	5N5W34CD 100	1.69	E. Schader	24835 NW Hwy 47	Buxton	OR	97109	Light Ind		County
22566	4N4W400 700	7.52	Casey Mitchell	623 Lakeview Drive	Vernonia	OR	97064	Light Ind	Part Residential	County
23101	4N4W40A 1900	0.81	Casey Mitchell	624 Lakeview Drive	Vernonia	OR	97064	Light Ind	Residential	County
22742	4N4W4BA 1700	0.11	Richard Huntman	1795 N Washington	Vernonia	OR	97064	Light Ind		County
29540	4N4W4BA 1800	0.11	Columbia County	230 Strand Street	St Helens	OR	97051	Light Ind		County
22743	4N4W4BA 1900	0.23	Richard Titus	57280 Timber Road	Vernonia	OR	97051	Light Ind		County
29541	4N4W4BA 2000	0.23	Columbia County	230 Strand Street	St Helens	OR	97051	Light Ind		County
29542	4N4W4BA 2100	0.46	Columbia County	230 Strand Street	St Helens	OR	97051	Light Ind		County
29543	4N4W4BA 2200	0.23	West Oregon Electric	715 Maple Street	Vernonia	OR	97064	Light Ind		County
22927	4N4W04BD 3300	0.28	Gary & Patricia Davis	1162 State Street	Vernonia	OR	97064	Comm		County
22642	4N4W04AC 3400	0.39	Vanmeter, David & Brooke	1900 Weed Ave	Vernonia	OR	97601	Comm		County
10665	4N4W04BC 3400	0.13	Craig & Treasa Staggenborg	900 Madison Ave #10	Vernonia	OR	97604	Comm		County
22845	4N4W04BC 3400	0.13	Craig & Treasa Staggenborg	901 Madison Ave #10	Vernonia	OR	97604	Comm		County
22844	4N4W04BC 3300	0.20	Craig & Treasa Staggenborg	901 Madison Ave #10	Vernonia	OR	97604	Comm		County

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