



PROCLAMATION

By Mayor Jerry Cole

National Public Works Week

May 17-23, 2026

WHEREAS, public works infrastructure, facilities and services are of vital importance to sustainable communities and to the health, safety and well-being of the people of the City of Rainier, Oregon; and

WHEREAS, public works services provided in our community are an integral part of our citizens' everyday life; and

WHEREAS, these facilities and services could not be provided without the dedicated efforts of public works professionals, engineers, managers and employees of state and local government and the private sector; and

WHEREAS, these individuals operate and maintain the transportation, water supply, water treatment, wastewater treatment and solid waste systems; public buildings, structures and facilities which are essential to serve our citizens; and

WHEREAS, it is in the public interest for citizens and civic leaders to gain knowledge of and maintain an interest and understanding of public works in their communities; and

WHEREAS, the year 2026 marks the 66th annual National Public Works Week sponsored by the American Public Works Association.

NOW, THEREFORE, I, Jerry Cole, Mayor of the City of Rainier, call upon all citizens to be thankful for the Public Works services provided to this community and to recognize the substantial contributions our Public Works personnel make every day to our health, safety, comfort and quality of life, and do hereby proclaim **May 17-23, 2026** as **National Public Works Week** in the City of Rainier.

MAYOR:

Jerry Cole, Mayor

ATTEST:

W. Scott Jorgensen, City Administrator

**City of Rainier
City Council Meeting
March 2, 2026
6 p.m.
Rainier City Hall**

Mayor Jerry Cole called the council meeting to order at 6 p.m.

Council Present: Scott Cooper, Jeremy Howell, Mike Kreger, Paul Langner, Charleen Ratkie and Denise Watson

Council Absent: Robert duPlessis

City Attorney Present: No

City Staff Present: Gregg Griffith, Police Chief; W. Scott Jorgensen, City Administrator; Russ Reigel, Public Works Director

Flag Salute

Additions/Deletions from the Agenda: Councilor Denise Watson said she wanted to add REDCO Revenue Recovery for Dissolution to the agenda under New Business. Councilor Charleen Ratkie moved to add that item. That motion was seconded by Watson. Councilors Scott Cooper, Jeremy Howell, Mike Kreger, Paul Langner, Ratkie and Watson all voted in favor. None were opposed.

Mayor's Address: Cole read proclamations into the record in support of Save Soil and HOPE.

Student Awards Presentation: Awards were presented to Rainier High School's senior Rho Kappa and Rainier Middle School's Rho Kappa Honor Society members, as well as members of the History Club and organizations that have supported it.

Visitor Comments: Janet Nelson requested speed bumps or traffic calming on West A Street in front of the park. Kim O'Brien said Rainier Little League plans to apply for a grant to pave around the dugouts, add netting and some lighting. Cole encouraged her to apply for the grant.

Consider Approval of the Consent Agenda

Consider Approval of the March 2, 2026 Regular Council Meeting Minutes and Monthly Financial Statements—Cooper moved to approve the consent agenda. That motion was seconded by Howell. Watson expressed concern about the manner in which moorage fees are distributed within the city budget. Cooper, Howell, Kreger, Langner and Ratkie all voted in favor of the motion. Watson was opposed.

New Business

a. Fee Discussion—Cole said he wanted to separate discussion of rates from fees. He wants tampering to be treated as theft of service, instead of having a fee for it. Cole created a form to provide justification for any proposed fee increases and went over it. City Administrator W. Scott Jorgensen said he supports the form. He and Police Chief Gregg Griffith reviewed the city's municipal code and found a portion from 1968 that sets a \$500 fine for meter tampering. He can look into having those cited into the City's municipal court as a violation. The City has

referred cases of tampering to the District Attorney's office for prosecution for theft of service, but those cases are not prioritized by that agency. Ratkie asked about comparables to fees charged by other local cities. Jorgensen said he has those and can share them. Langner said the fee discussion was never intended as a money grab but as a conversation starter, and that he likes the form. Cole opened up public comment on the matter. Michael Self said he supports Cole's approach and that there needs to be transparency. He agrees that the boat launch fee should be increased. Jorgensen said the City needs to charge enough to cover the cost of providing services. If the City waits too long to cover the costs of maintaining the boat launch and marina facilities, it runs the risk of having deferred maintenance beyond the point of being able to afford fixing them. Cole asked if the business license fees can be consolidated. Jorgensen said he would like that. Langner suggested that the Revenue Committee look separately at fees, rates and System Development Charges, develop recommendations, then bring them back to council for a work session. Kreger said costs have gone up. The City needs to maintain its infrastructure and cover its costs. Cole said that septage revenue was bringing in around \$250,000 in revenue to the City per year. That helped keep sewer rates low. When the centrifuge broke at the wastewater plant, the City couldn't take septage anymore. But not taking septage made it easier to keep the plant operating in regulatory compliance. Staff is looking into what it would take to add a screw press to the wastewater plant so the City can take septage again and receive that revenue. Self said he supports adding a screw press to the wastewater plant and added that most local mills use them.

b. Tree Removal Request—Jorgensen said Langner and Reigel reviewed the request and determined that the tree is not on private property, but a public right of way. Staff has no objections to the request. Langner moved to approve the request. That motion was seconded by Cooper. Cooper, Howell, Kreger, Langner, Ratkie and Watson voted in favor. None were opposed.

c. Planning Commission Appointment—Howell moved to appoint Dennis O'Brien to the Planning Commission. That motion was seconded by Watson. Cooper, Howell, Kreger, Langner, Ratkie and Watson voted in favor. None were opposed.

d. Resolution 26-04-01—Authorizing the City of Rainier to Apply for a Local Government Grant from the Oregon Parks and Recreation Department for the Rainier Eagles Skate Park Project and Delegating Authority to the Mayor to Sign the Application—Langner moved to approve the resolution. That motion was seconded by Kreger. Cooper, Howell, Kreger, Langner, Ratkie and Watson voted in favor. None were opposed.

e. Street Sweeping Contract—Cole said he and Councilor Robert duPlessis have been discussing street sweeping. They want 24-hour notice for rescheduling so sweeping dates can be made public to inform residents. Jorgensen said he discovered the City didn't have an official contract with Cowlitz Clean Sweep. That company sent over the draft contract included in the packet. He can reach out to Cowlitz Clean Sweep to try and address the notification issues.

f. REDCO Revenue Recovery for Dissolution—Cole suggested that Watson, Langner and Cooper do further research on the subject. When REDCO dissolves, all of its assets go to the City. But that dissolution is at least a couple of years away from happening.

8. Unfinished Business

a. Council Goals for 2026-27—Council agreed by consensus to table this matter to the next meeting.

b. Wastewater Plant MAO—Reigel said that there is a July 17 deadline to submit the flow monitoring data to the Department of Environmental Quality (DEQ). The City has a September 25 deadline to make the collection system repairs included in the MAO. The only work that hasn't already been done is the manhole rehabilitation, which is scheduled for the following week. A rebuild of a filter at the plant will be starting soon.

9. Reports—Griffith said the police department still has a vacancy. Jorgensen reminded councilors that their Oregon Government Ethics Commission Statements of Economic Interest are due April 15. He and Cole recently held a meeting about keeping the summer concert series going with a different organizer. Along with Reigel, he met with officials from Col-Pac, DEQ and Business Oregon about funding opportunities for a screw press at the wastewater plant and a potential extension of the sewer line down Dyke Road as part of a statewide industrial lands initiative. State Representative Darcy Edwards urged City officials to put together funding requests for the 2027 legislative session. Langner said the school district may be proposing a bond next year.

10. City Calendar/Announcements---Jorgensen said that the Rainier Chamber of Commerce monthly meeting was scheduled for the following Thursday. Its Spring Bazaar is scheduled for April 18 at the Senior Center and its county commissioner candidate forum is scheduled for May 6 in Clatskanie and in partnership with that City's chamber.

Cole adjourned the meeting at 8:22 p.m.

Mayor Jerry Cole

W. Scott Jorgensen, City Administrator

The Columbia Business Alliance

City of Rainier Partnership & Contribution Request

The Columbia Business Alliance's (CBA) mission is to strengthen Columbia County's existing business ecosystem by helping local businesses start, grow, and succeed in their communities through collaboration, education, resource access, and promotion.

The City of Rainier's essential contribution of \$4000 would support and supplement the costs of the following countywide CBA benefits and services to keep the costs low or at no cost for businesses over the FY2026-2027 year:

Community Benefits:

- **1-on-1 Business Support and an Active Presence in Your City:** Communities benefit from a business champion, someone who will show up for local businesses to support them. We are that resource for your city. With your contribution, CBA will be actively engaged in your city, reaching out to businesses to check in, offer support, resource referrals, and hosting events.
- **Business Classes:** supports capacity to host monthly business classes, start-up Co.Starter "Bootcamps" and trainings, speaker events, and more in each city.
- **Central Hub for Businesses:** we'll help connect businesses to local resources, services, GRO Loans (up to \$50k at 3%), and Kiva loans (up to \$15k at 0%).
- **Keep it Local Columbia County:** your support helps fund Keep it Local's "choose local first" promotional efforts (newsletter & social media posts), online directory, the Columbia County Wander app, community events board, and seasonal campaigns.
- **Ecosystem Development:** As part of the Business Retention and Expansion (BRE) Project's Countywide Economic Vision, developed after interviewing 75 local businesses as a community in 2024, we plan to continue pursuing solutions to these top challenges and opportunities identified by local business owners, including:
 - **Regulatory Clarity:** Developing concise 1–2 page guides to help businesses navigate common city and county permitting processes.
 - **Workforce Development:** Exploring the creation of a countywide high school internship program in collaboration with PCC OMIC and NW ESD.
 - **Cross-Agency Communication:** Hosting coordination meetings every other month to strengthen alignment among business-support partners.
 - **Revitalization:** Identifying and exploring countywide approaches that support locally led downtown and commercial district efforts.
- **Inter-agency and inter-community collaboration and support**

Additional Benefits to the City of Rainier

- **Increased tax base and other revenues to the City** as new businesses are created and current businesses and jobs are retained and/or expand.
- **Creation of additional local employment opportunities**, providing residents an opportunity to work where they live.
- **An improved local economy catalyzes your City's growth in other areas**, the domino effect.

- **By contributing to this shared-cost economic development model, the City of Rainier will significantly save money, time, and administrative overhead costs** — compared to if it chose to run an economic development department in-house.
- **This model is more sustainable, thus more stable for your community.** By being housed in the City of Scappoose, the cost to run CBA is more sustainable than CET's previous financial model due to decreased overhead costs and a refined set of services. That said, we will still need contributions from each of the cities to ensure long-term sustainability.
- **Logo & name recognition:** on the CBA website and monthly newsletter.
- **Sponsorship of Keep it Local:** logo recognition on the website directory, quarterly sponsor recognition posts, and quarterly spotlight posts.
- **Invitation to Special Events:** including our Annual Meeting, Small Business Month Appreciation event, "Meet-n-Greet" event(s), and other gatherings.

Partnership is Critical to Continue this Good Work in Your City

Lastly, it is important to emphasize that we intend to offer all these services countywide, including in your city. However, to do so sustainably, we will need your financial support, combined with the support of partners countywide. Specifically, the City of Rainier's \$4000 contribution to this countywide economic development model will help ensure business owners, entrepreneurs, and residents in your area will benefit from our direct 1-on-1 support, free and low-cost education, access to resources and lending products, Keep it Local's marketing, streamlined regulatory guides, and overall improved local economic conditions.

Thank you for your partnership and consideration,

Benjamin Burgener, City Manager
Laurie Oliver Joseph, Community Development Director
Sierra Trass, Economic Development Specialist of the CBA

Why Contribute to the Columbia Business Alliance?

The Columbia Business Alliance's (CBA) mission is to strengthen Columbia County's existing business ecosystem by helping local businesses start, grow, and succeed. Our services and focus areas include:



A Central Hub for Businesses

- 1-on-1 support
- Access to low cost capital options
- Proactive outreach



Business Education

- Monthly classes
- Start-Up bootcamps and trainings
- Annual events



Ecosystem Development

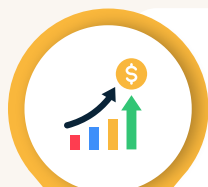
Focus Areas (identified by businesses): Workforce Development, Regulatory Clarity, Communication, and Revitalization



Business Promotion

- Keep it Local program
- Holiday campaign
- Social media posts
- Online Directory/App

Benefits to Your City



1

Increased Tax Base & Revenues

Revenues increase as new businesses are created and current businesses and jobs are retained and/or expand.



2

Rising Tide Lifts All Boats

An improved local economy has many domino effects: more jobs, public services, community events, volunteerism, increased incomes, etc.



3

A Shared-Cost Model Saves Money

Instead of fully funding an economic development department within your city, or going without, contributing to this shared-cost countywide model gives your city access to these services at an affordable cost.

Community Benefits



For Businesses

- Direct, 1-on-1 support
- Free to low cost education
- Improved local economic conditions
- Promotional opportunities
- Increased awareness of services available to them
- Boosted morale



For Residents

- More opportunities to work where they live
- Rising household incomes
- Support to start a business
- Increased community services and offerings
- Greater awareness of local businesses and events

Together, let's make great things happen.

Questions? Contact Sierra Trass at Strass@scappoose.gov



SCAPPOOSE
Oregon

CBA is hosted by the City of Scappoose, but made possible countywide by partners like you.

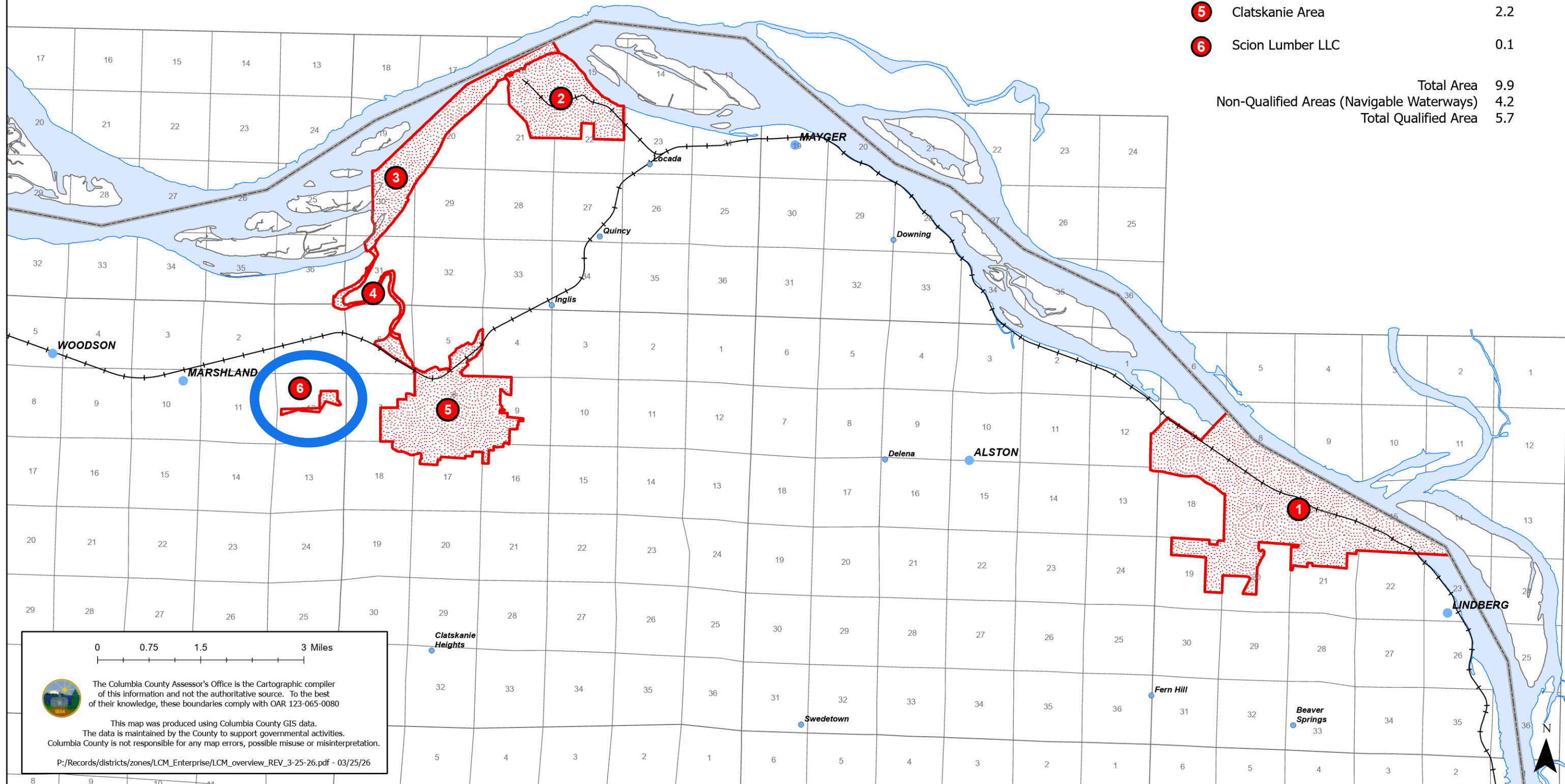
EXHIBIT A

LOWER COLUMBIA MARITIME ENTERPRISE ZONE


Proposed Overview Map - March 25, 2026

Columbia County, Oregon

Parcel No.	General Description	Area (sq mi)
1	Rainier Area	4.6
2	Port Westward Industrial Park	1.5
3	Columbia River from Port Westward to the Clatskanie Slough	1.3
4	Clatskanie Slough from Columbia River to Clatskanie	0.2
5	Clatskanie Area	2.2
6	Scion Lumber LLC	0.1
Total Area		9.9
Non-Qualified Areas (Navigable Waterways)		4.2
Total Qualified Area		5.7

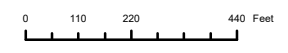


0 0.75 1.5 3 Miles

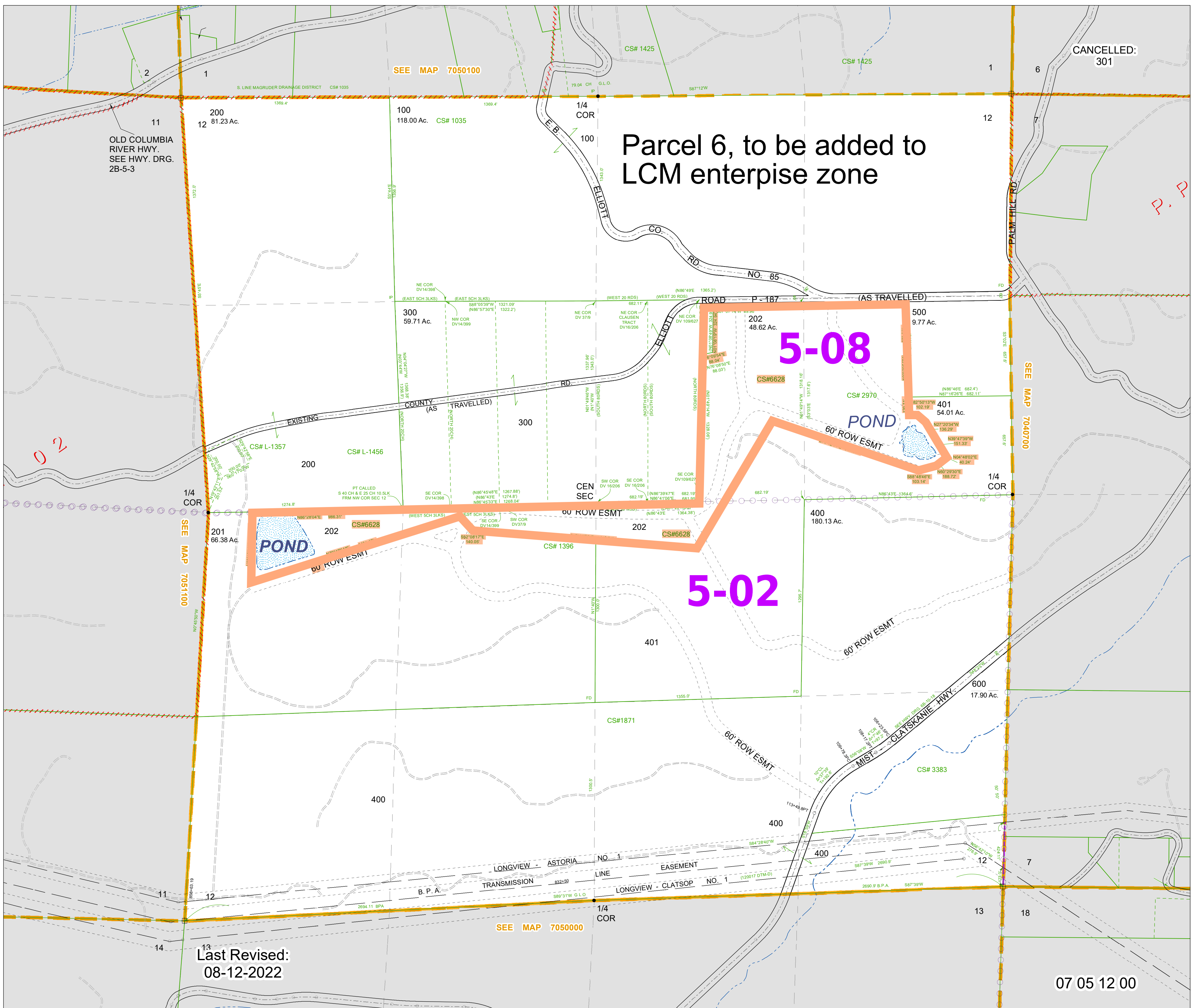
 The Columbia County Assessor's Office is the Cartographic compiler of this information and not the authoritative source. To the best of their knowledge, these boundaries comply with OAR 123-065-0080

This map was produced using Columbia County GIS data. The data is maintained by the County to support governmental activities. Columbia County is not responsible for any map errors, possible misuse or misinterpretation.

P:/Records/districts/zones/LCM_Enterprise/LCM_overview_REV_3-25-26.pdf - 03/25/26



1" = 400'



Parcel 6, to be added to LCM enterprise zone

5-08

5-02

CANCELLED: 301

P.P.

02

Last Revised:
08-12-2022

EXHIBIT C

Boundary Description Lower Columbia River Maritime Enterprise Zone (Per 2026 Boundary Change)

Consisting of six parcels, as follows ...

- PARCEL 1:** That area within the City of Rainier Urban Growth Boundary in Columbia County, Oregon, on or by January 21, 2003, Ordinance 1003 (which excludes that portion of the incorporated city comprising the Rainier Watershed, lying within the corporate limits of the City of Rainier, and inclusive of and extending southwards from tax lot number 300 of tax map Section 21, T.7N., R.2W., Willamette Meridian, consisting of all or part of lot 500, section 27 ..., lot 100, section 28..., lots 100 and 600, section 33 ..., and lots 500 and 600, section 34 of T.7N., R.2W., W.M.).
- PARCEL 2:** That Portion of Columbia County, Oregon, commonly known as the Port Westward Industrial Site and identified by the following tax lot numbers: 100, 200, 300, 400, 500 & 600, section 15, T.8N. R.4W W.M. 100, 200, 300 & 400, section 16, T.8N. R.4W W.M. 700, section 21, T.8N. R.4W W.M., and 100, 200 & 1100, section 22, T.8N. R.4W W.M.
- PARCEL 3:** All of the area within the Columbia River in Columbia County, Oregon, lying between the Westerly side of Bradbury Slough and the Easterly end of Wallace Island. Also, all of the area within Wallace Slough in said Columbia County, running from its intersection with said Columbia River at the Easterly end of Wallace Island, Southwesterly, to its intersection with the Westerly side of the Clatskanie Slough.
- PARCEL 4:** All of Columbia County, Oregon, within the Clatskanie Slough and the Clatskanie River, running from the intersection of said Slough with Wallace Slough, upstream, to the intersection of the Northerly line of Parcel 5 below.
- PARCEL 5:** That area within the City of Clatskanie Urban Growth Boundary as of February 7, 2007, Ordinance No. 648.
- PARCEL 6:** That Portion of Columbia County, Oregon, comprising tax lot number 202, section 12, T.7N. R.5W W.M. (Willamette Meridian).

**BEFORE THE CITY COUNCIL OF
THE CITY OF RAINIER**

RESOLUTION #26-05-01

**A RESOLUTION TO CHANGE THE BOUNDARY OF THE LOWER COLUMBIA
MARITIME ENTERPRISE ZONE**

WHEREAS, the City Council for the City of Rainier sponsors the Lower Columbia Maritime Enterprise Zone, jointly with the governing bodies of the City of Clatskanie, Port of Columbia County and Columbia County, and as such constituting the zone sponsor, which has determined to modify the zone's boundary; and

WHEREAS, the Lower Columbia Maritime Enterprise Zone has furthered local and regional economic development since the late 1980s and was most recently redesignated in 2019; and

WHEREAS, this enterprise zone, as amended, has a total area of 5.7 square miles; it meets other statutory limitations on size and configuration, and it is depicted herein on drawn-to-scale maps (Exhibits A & B), and its boundary is further described herein (Exhibit C); and

WHEREAS, this amendment to the zone boundary is expected to facilitate immediate redevelopment of the tax lot that is being added to it, so that the site is again a place of employment in the wood products industry; and

WHEREAS, the City of Rainier shall continue to fulfill its duties and implement provisions jointly with other cosponsors under ORS 285C.105 or elsewhere in ORS Chapter 285C and related parts of Oregon Law; and

WHEREAS, school districts, special service districts, and so forth that receive operating revenue through the levying of ad valorem taxes on real and personal property in any area of this enterprise zone, as amended, were sent notice regarding this boundary change; and

WHEREAS, modification of this enterprise zone does not grant or imply permission to develop land inside it without complying with jurisdictional zoning, regulatory or permitting processes and restrictions; nor does it indicate any intent to alter those processes or restrictions, except as otherwise done in accordance with a Comprehensive Plan as acknowledged by the State of Oregon Land Conservation and Development Commission (LCDC).

Now Therefore, Be it So Resolved:

Under ORS 285C.115, the City of Rainier does hereby change the boundary of the Enterprise Zone, jointly with the City of Clatskanie, Port of Columbia County and Columbia County, as described in the exhibits.

Art Fish, who is hereby recognized as the acting local zone manager, is authorized to prepare documentation for this enterprise zone boundary change for submission to the Oregon Business Development Department (OBDD) on behalf of the zone sponsor for purposes of a positive determination in favor under ORS 285C.117.

This enterprise zone boundary change is intended to take effect on the date that the last resolution of a sponsoring government is adopted.

Passed and approved this 4th day of May, 2026.

Jerry Cole, Mayor

ATTESTED:

W. Scott Jorgensen
City Administrator

**BEFORE THE CITY COUNCIL OF
THE CITY OF RAINIER**

RESOLUTION #26-05-01

**A RESOLUTION TRANSFERRING APPROPRIATIONS FOR THE 2025-26 FISCAL
YEAR**

WHEREAS, ORS 294.471(1)(a) allows the governing body of a municipal corporation to make one or more supplemental budgets if an occurrence or condition that is not ascertained when preparing the original budget or a previous supplemental budget for the current year or current budget period requires a change in financial planning; and

WHEREAS, if amended estimated expenditures differ by more than 10 percent from the expenditures in the budget as most recently amended prior to the supplemental budget, ORS 294.473(1)(c) states that, after a public hearing, additional expenditures contained in the supplemental budget may not be made unless the governing body of the municipal corporation enacts appropriation ordinances or resolutions authorizing the expenditures; and

NOW THEREFORE, IT IS HEREBY RESOLVED: After completion of a public hearing, by and through the City Council meeting in regular session, the City Council hereby adopts the following supplemental budget, revises appropriations, and adjusts the 2025-2026 fiscal year adopted budget as follows:

	FY 2025-2026 Adopted Budget	Supplemental Budget #1	Adjusted Budget
General Fund			
<hr/>			
Expenditures			
Operating Contingency	\$ 351,000	\$ (300,000)	\$ 51,000
Transfer: Sewer	\$ -	\$ 300,000	\$ 300,000
Fund	-	300,000	300,000
		<hr/>	
		\$ -	
TOTAL ADJUSTMENTS- Expenditure Appropriations		-	
Sewer Fund			
<hr/>			
Resources			
Beginning Cash	\$ 91,600	\$ (185,456)	\$ (93,856)
Sewer Revenue	\$ 1,170,000	\$ (137,544)	\$ 1,032,456
Transfer from General Fund	\$ -	\$ 300,000	\$ 300,000
Storm Drain Fee	\$ -	\$ 23,000	\$ 23,000

TOTAL ADJUSTMENTS- Expenditure Appropriations

\$
-

Explanation of change(s): Lower than anticipated beginning fund balance and lower than projected sewer revenue. New storm drain fee implemented July 1,2025.

Passed and approved this 4th day of May, 2026.

Jerry Cole, Mayor

ATTESTED:

W. Scott Jorgensen
City Administrator



Council Goals
May 4, 2026

Overview of 2025-26 Council Goals

Done:

- Move forward with road and property vacations
- Confirm newspaper of record
- Comply with DEQ regulations
- Links on the City's website for watching council meetings
- Link on the City's website for the Attorney General's Public Record and Public Meeting Manual and the Oregon Government Ethics Commission website
- Public works project management software
- Utilization of the county's C.C. Rider building
- Disc golf course improvements

Other Achievements:

- Pickleball courts
- Senior center painted
- Water plant filter rehab
- E Street paving and water line work
- Supplemental Environmental Project (SEP)
- \$500,000 in legislative funding for collections system rehabilitation
- Centrifuge repair at the wastewater treatment plant
- Zoom, permanent cameras mounted in new council chambers
- Added and replaced fire hydrants
- Passed a UTV ordinance
- Bus line from Rainier to Longview
- Replaced the windows at city hall

A large orange circle is positioned on the left side of the slide, partially overlapping the white background.

Public Works
Staff
Certifications

Lead—Distribution 2;
Collections 2

Wastewater Plant
Operator—Wastewater I

Water Plant Operator—
Water Treatment II

Ongoing/Short-Term:

- Skate park improvements
- Review all contracts, franchises and agreements for updating
- Research improving ways the public can get information about public meetings
- Link on the City's website to ORS 457 (urban renewal)
- Personnel policies on the website
- Email addresses for the county building department could be added to the city's website
- Street sweeping days added to the website

Long-Term:

- Safety improvements on Veterans Way and on the merging lane for the Lewis and Clark Bridge
- Explore getting the City reservoir online
- Dog park
- Entrance signs along Highway 30
- Lighting for the Riverfront Trail
- Better building code enforcement with the county
- Explore funding options for a sixth police officer
- Explore digital utilities
- Training for planning commissioners

The State of the City

- Things are going well, from an operational standpoint
- Public Works was restructured; more specialization; dedicated operators at the water and wastewater plants
- The City has been in compliance with its DEQ permits for over two years; that has been Council's top goal for years
- There was no margin for error after many violations and fines
- That compliance has come at a cost
- The City stopped offering septage receiving services; this represented a significant revenue loss
- Other factors: Inflation drove up the cost of doing business and providing services; PERS contribution rates continue to rise

This is Where We're At

- Debt Service:

- R75262--\$2.7 million loan at 2.87 percent interest

- 7 more payments

- \$92,000 twice per year and a \$93,000 loan reserve requirement

- Final payment September 1, 2029

- R75263--\$7 million loan at 2.87 percent interest

- \$235,337 twice per year

- Final payment September 1, 2029

That's a total of \$654,674 in annual debt service; combined with the loan reserve requirement, that total becomes \$747,674

- REDCO debt –final payment scheduled for December 31, 2029



Due Date	Principal	Interest	Fees	Total	Principal Balance
12/1/26	\$65,411.34	\$3,924.68	0	\$69,336.02	0

Loan Number:
L00007
Amount:
\$886,347
Interest Rate: 6%



Due Date	Principal	Interest	Fees	Total	Principal Balance
3/1/26	\$82,256	\$9,931	0	\$92,187	\$609,796
9/1/26	\$83,436	\$8,751	\$3,049	\$95,236	\$526,360
3/1/27	\$84,634	\$7,553	0	\$92,187	\$441,726
9/1/27	\$85,848	\$6,339	\$2,209	\$94,396	\$355,878
3/1/28	\$87,080	\$5,107	0	\$92,187	\$268,798
9/1/28	\$88,330	\$3,857	\$1,344	\$93,531	\$180,468
3/1/29	\$89,597	\$2,590	0	\$92,187	\$90,871
9/1/29	\$90,871	\$1,304	\$454	\$92,629	0
Totals	\$2,738,759	1,014,339	\$140,987	\$3,894,085	

Loan Number: R75262
 Amount: \$2,738,759
 Interest Rate: 2.87%
 Annual Fee: 0.50%
 Required Loan Reserve:
\$93,827



Loan Number:
R75263

Amount: \$7,000,000

Interest Rate: 2.87%

Annual Fee: 0.50%

Due Date	Principal	Interest	Fees	Total	Principal Balance
3/1/26	\$209,985	\$25,352	0	\$235,337	\$1,556,722
9/1/26	\$212,998	\$22,339	\$7,784	\$243,121	\$1,343,724
3/1/27	\$216,055	\$19,282	0	\$235,337	\$1,127,669
9/1/27	\$219,155	\$16,182	\$5,638	\$240,975	\$908,514
3/1/28	\$222,300	\$13,037	0	\$235,337	\$686,214
9/1/28	\$225,490	\$9,847	\$3,431	\$238,768	\$460,724
3/1/29	\$228,726	\$6,611	0	\$235,337	\$231,998
9/1/29	\$231,998	\$3,329	\$1,160	\$236,487	0
Totals	\$6,991,451	\$2,443,283	\$359,906	\$9,794,640	



Due Date	Principal	Interest	Fees	Total	Principal Balance
8/1/26	0	\$3,578	0	\$3,578	\$268,358
2/1/27	\$29,255	\$1,275	0	\$30,530	\$239,103
8/1/27	\$29,394	\$1,136	0	\$30,530	\$209,709
2/1/28	\$29,534	\$996	0	\$30,530	\$180,175
8/1/28	\$29,674	\$856	0	\$30,530	\$150,501
2/1/29	\$29,815	\$715	0	\$30,530	\$120,686
8/1/29	\$29,957	\$573	0	\$30,530	\$90,729
2/1/30	\$30,099	\$431	0	\$30,530	\$60,630
8/1/30	\$30,242	\$288	0	\$30,530	\$30,399
2/1/31	\$30,388	\$144	0	\$30,532	0
Totals	\$268,358	\$9,992	0	\$278,350	

Loan Number: R75265
 Amount: \$368,358
 Interest Rate: 0.95%
 Payment Amount:
 \$30,530
 Required Loan Reserve:
 \$27,835





The Good News—Most of the City's major debts are scheduled to be paid off by January 2030

The Bad News—We have to get from here to there; the years in between are looking lean.

The Reality:

The City is not in any position to add more services or make any major purchases

The City must take an austerity approach to the 2026-27 fiscal year budget

The Upsides:

Most of the City's funds are in good shape...for now

City Hall improvements are finished

Improved oversight—Finance Director position

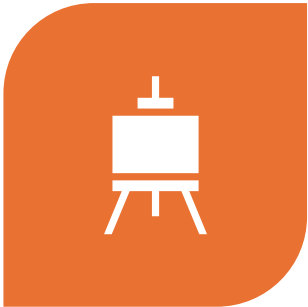
Potential Pathways

Wastewater Plant Improvements:

Adding a Screw Press

- Will enable the City to receive septage and generate revenue without damaging the wastewater plant
- Will add capacity to the plant
- Will better enable the plant to process solids

Screw Press Addition



STEP 1: DESIGN WORK



ESTIMATED COST
\$100,000



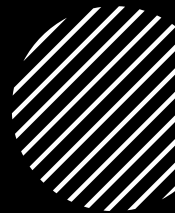
STEP 2: LEGISLATIVE ASK
FOR THE 2027 REGULAR
SESSION



ESTIMATED COST \$3-4
MILLION



Comprehensive Plan Amendment



Current comprehensive plan calls for future growth to be near the School District property

Problem: The residents there didn't want to be in the City when the plan was adopted in the early 1980s and haven't changed their minds all these years later

Solution: Change the language to call for future growth to be out towards the Lindberg area

City Administrator Report
May 4, 2026 Rainier Council Meeting

Mayor Cole and Members of the Council,

On March 30, I attended the very last Columbia Economic Team meeting. The next day, I met with Ben Burgener and Sierra Trass from the City of Scappoose to discuss the Columbia Business Alliance. On April 1, I visited HOPE and met with Executive Director Kelly Miller.

I spoke with Scott Winkels on April 6 about the many issues facing Rainier and other small Oregon cities. Winkels was a longtime lobbyist with the League of Oregon Cities and just transitioned into a role at Oregon Business Alliance. Along with Mayor Cole, I met with Rainier School District Superintendent Chad Holloway April 7. Russ and I met later on that day with Abby Bradshaw from the Environmental Policy Innovation Center (EPIC) about grant funding for the design work for a screw press at the wastewater plant.

On April 8, I arranged for the publication of budget notices in *The Eagle*. The following day, I attended the Col-Pac meeting and was the guest speaker at the Rainier Chamber of Commerce meeting.

I attended the April 14 Library Board meeting and met with representatives of Cowlitz Clean Sweep about proposed contract language.

Along with Mayor Cole, I conducted oral boards April 20 for a police officer candidate. I spent that afternoon chairing the Columbia County Jail Operations Citizens Advisory Committee meeting.

Two days later, Russ and I met with the City Engineer and Abby Bradshaw about putting together a scope of work for the design work for the screw press.

Lastly, I attended the April 27 meeting of the Columbia County Cultural Coalition.

At Your Service,

W. Scott Jorgensen, Executive MPA
City Administrator

Rainier PD Report for the period 07/01/2025 00:00:00 - 03/31/2026 23:59:59

Problem	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	TOTAL
ABUSE - ABUSE/NEGLECT	0	0	0	0	1	0	0	0	0	0	0	0	1
ABV - ABANDON VEH	7	8	10	22	0	1	1	3	3	0	0	0	55
AFD - ASSIST FIRE	1	2	2	0	0	0	1	0	5	0	0	0	11
ALA - ALARM AUDIBLE	9	13	4	12	2	6	7	6	5	0	0	0	64
ALB - ALARM BANK	0	0	1	1	0	0	0	0	0	0	0	0	2
ALO - ALARM OTHER	0	0	0	0	2	0	0	0	0	0	0	0	2
ALP - ALARM PANIC	0	0	0	0	0	1	0	1	0	0	0	0	2
ANM - ANIMAL COMPLAINT	10	14	8	5	11	13	5	10	2	0	0	0	78
AOA - ASSIST AGENCY	10	5	5	7	3	3	3	3	6	0	0	0	45
ASL - ASSAULT	0	0	1	0	1	1	0	0	0	0	0	0	3
ASP - ASSIST PERSON	105	47	68	53	34	38	32	23	40	0	0	0	440
ATL - ATTEMPT LOCATE	1	1	2	0	0	0	1	1	0	0	0	0	6
BHI - **BEHAVIORAL HEALTH	0	1	0	1	0	1	0	0	0	0	0	0	3
BURG - BURGLARY COLD	0	0	0	0	0	1	1	0	0	0	0	0	2
BURGP - BURGLARY IN PROGRESS	0	0	0	0	0	0	0	1	0	0	0	0	1
CAMP - CAMPING	5	0	2	1	2	0	1	1	1	0	0	0	13
CC - COMMUNITY CONTACT	2	6	11	2	0	2	4	2	1	0	0	0	30
CIV - CIVIL	1	3	2	4	2	2	4	2	2	0	0	0	22
CIVE - CIVIL ENFORCEMENT	6	8	7	5	2	11	3	4	5	0	0	0	51
CRM - CRIM MISCHIEF	2	2	1	0	1	0	1	0	0	0	0	0	7
CRMP - CRIM MISCHIEF IN PROGRE	0	0	0	0	0	0	1	0	0	0	0	0	1
DEATH - DEATH INVESTIGATION	0	0	0	0	0	0	0	0	1	0	0	0	1
DETAIL - DETAIL	2	0	1	1	0	2	0	1	0	0	0	0	7
DHS - DHS REFERRAL	1	5	1	4	4	2	2	3	1	0	0	0	23
DIS - DISTURBANCE FIGHT	9	2	1	1	2	0	0	0	0	0	0	0	15
DISV - DISTURBANCE VERBAL	2	2	0	1	0	0	0	1	2	0	0	0	8
DOM - DOMESTIC	4	4	0	1	3	0	11	1	0	0	0	0	24
DUI - DUII	1	0	1	3	2	0	2	2	5	0	0	0	16

EXP - EXTRA PATROL	11	3	5	3	3	3	1	0	1	0	0	0	30
FOL - FOLLOW UP	37	40	44	40	39	51	57	25	70	0	0	0	403
FRD - FRAUD COLD	2	3	3	2	0	5	0	0	2	0	0	0	17
FRDP - FRAUD IN PROGRESS	0	0	0	0	0	0	1	0	0	0	0	0	1
FWK - FIREWORKS	1	0	0	0	0	1	0	0	0	0	0	0	2
HAR - HARASSMENT/THREAT	5	5	3	6	8	2	2	3	3	0	0	0	37
HAZ - HAZARD	12	12	5	3	8	13	7	5	10	0	0	0	75
HMV - HOME VISIT	2	0	0	0	0	1	0	0	1	0	0	0	4
HRI** - HIT / RUN INJURY	0	0	0	0	0	0	0	0	1	0	0	0	1
HRN - HIT / RUN NON-INJ	3	2	3	1	0	3	2	0	0	0	0	0	14
INC - INCOMPLETE 911	2	3	3	1	1	0	2	0	0	0	0	0	12
INFO - INFORMATION	3	8	4	3	5	3	4	5	10	0	0	0	45
JUV - JUVENILE PROBLEM	1	1	4	2	1	0	6	2	2	0	0	0	19
JUVC - JUVENILE CUSTODY DISPUT	0	2	0	0	0	0	1	1	1	0	0	0	5
JUVR - JUVENILE RUNAWAY	0	2	0	0	0	1	2	1	1	0	0	0	7
KDN - KIDNAP	0	1	0	0	0	0	0	0	0	0	0	0	1
LEDS - LEDS ACTIVITY	0	0	1	0	1	1	3	0	0	0	0	0	6
LTR - LITTERING	1	0	0	0	0	1	1	0	0	0	0	0	3
MNCP - MENACING IN PROGRESS	0	0	0	0	0	0	1	0	0	0	0	0	1
MOA - MOTORIST ASSIST	6	0	8	3	1	4	4	9	1	0	0	0	36
MR1 - MARINE ASSIST NON IMMINE	0	1	0	0	0	0	0	0	0	0	0	0	1
MRP - MARINE PATROL	0	1	0	0	0	1	0	0	0	0	0	0	2
MSG - MESSAGE	4	4	3	3	1	7	2	2	6	0	0	0	32
MSP - MISSING PERSON	1	0	0	0	0	0	2	0	1	0	0	0	4
NOI - NOISE COMPLAINT	2	2	0	0	0	0	0	1	0	0	0	0	5
OPN - OPEN DOOR/WINDOW	1	1	2	0	1	0	0	0	0	0	0	0	5
ORD - ORDINANCE VIOL	11	24	25	2	3	2	0	9	2	0	0	0	78
OVD** - OVERDOSE	1	1	0	1	0	0	1	0	0	0	0	0	4
PRK - PARKING COMPLAINT	3	4	2	4	2	4	2	1	1	0	0	0	23
PRM - PREMISE CHECK	102	103	188	163	158	195	166	278	146	0	0	0	1499
PROP - PROPERTY LST/FND	5	4	2	4	4	1	1	0	2	0	0	0	23

PSH - PROMISCUOUS SHOOTING	0	0	1	0	1	0	0	0	0	0	0	0	2
PUR - PURSUIT	0	1	0	0	1	0	0	0	0	0	0	0	2
PWL - PROWLER	1	0	1	1	0	1	0	0	0	0	0	0	4
RADIO CALL	2	0	1	0	0	0	0	1	0	0	0	0	4
RBA - ROBBERY ARMED	0	0	0	0	0	1	0	0	0	0	0	0	1
RSV - RECOV STOLEN VEH	1	0	0	0	0	0	1	0	1	0	0	0	3
SS - SUBJECT STOP	0	0	0	2	1	2	0	1	1	0	0	0	7
SSC - SUSPICIOUS CIRC	3	4	7	10	8	2	11	8	9	0	0	0	62
SSP - SUSPICIOUS PERS	5	10	6	7	1	3	6	1	1	0	0	0	40
SSV - SUSPICIOUS VEH	31	41	15	9	5	9	18	25	8	0	0	0	161
STV - STOLEN VEH	0	1	0	0	1	1	0	0	0	0	0	0	3
SUA** - SUICIDE ATTEMPT	0	1	1	0	0	0	0	0	1	0	0	0	3
SUT - SUICIDE THREAT	1	3	0	1	0	0	3	0	1	0	0	0	9
SV - OUT WITH SUSP VEH	16	11	14	12	5	8	25	13	11	0	0	0	115
SXJ - SEX CRIME JUVENILE	0	0	1	0	0	0	0	0	0	0	0	0	1
TAI** - TRF ACC INJURY	0	0	0	0	1	0	0	0	0	0	0	0	1
TAN - TRF ACC NON-INJURY	2	3	4	2	0	6	3	6	3	0	0	0	29
TAU** - TRF ACC UNK INJ	4	2	1	1	1	2	2	2	3	0	0	0	18
THF - THEFT COLD	9	1	4	0	2	3	6	1	1	0	0	0	27
THFP - THEFT IN PROGRESS	1	1	0	0	0	0	0	0	0	0	0	0	2
TRD - TRAFFIC DETAIL	1	0	0	0	0	0	0	0	0	0	0	0	1
TRF - TRAFFIC COMP	10	15	13	7	10	9	8	11	6	0	0	0	89
TRF ACC ENTRAPMENT	0	1	0	0	0	0	0	0	0	0	0	0	1
TRP - TRESPASS	1	1	2	2	1	1	1	1	3	0	0	0	13
TS - TRAFFIC STOP	155	176	228	239	225	203	194	182	125	0	0	0	1727
UNW - UNWANTED	2	3	0	3	2	0	0	0	3	0	0	0	13
UTIL - UTILITY NOTIFICATION	5	1	2	0	2	2	6	1	7	0	0	0	26
VICE - DRUGS / PROSTITUTE	1	0	0	0	0	1	0	0	0	0	0	0	2
VRO - VIOL REST ORDER	0	1	0	0	3	0	0	1	2	0	0	0	7
WCK - WELFARE CHECK	9	18	7	10	12	5	10	7	12	0	0	0	90
WSV - WARRANT SERVICE	2	5	1	1	1	0	5	0	0	0	0	0	15

XIV - VEHICLE RELEASE	1	0	0	0	0	0	0	0	0	0	0	0	0	1
XPT - TRANSPORT	2	4	0	0	3	1	3	0	1	0	0	0	0	14
Total	659	654	742	672	594	643	650	668	539	0	0	0	0	5821