

CLACKAMAS COUNTY BOARD OF COUNTY COMMISSIONERS

Sitting/Acting as Extension/4H District Board

Policy Session Worksheet

Presentation Date: May 20, 2025

Approx. Start Time: 11:00 am

Approx. Length: 60 minutes

Presentation Title: Potential Future Site of the Extension/4H District Facility

Department: County Administration

Presenters: Nancy Bush, County Operating Officer

WHAT ACTION ARE YOU REQUESTING FROM THE BOARD?

Staff is seeking Board direction on the future site of the Extension/4H District Education Facility. Should staff pursue a facility at the former Bob's Red Mill Store or continue its partnership with Clackamas Community College?

EXECUTIVE SUMMARY:

The Extension and 4H District was formed by the voters of Clackamas County in 2008. At that time, the District partnered with Oregon State University to provide extension program and service support on behalf of the District. The Board of County Commissioners serves as the governing body for the Extension and 4H District of Clackamas County.

Oregon State University has worked closely with Clackamas County since 2014 to develop plans for the construction of a new Extension Education Center on the Red Soils campus. In June 2022 County and District staff reported that construction estimates came in \$2 million more than the original estimates, bringing the project cost to over \$17 million. This exceeded the District's available funding and bond financing was requested from the County. The Board did not make a final decision and instead requested additional financial documents and value engineering on the facility to find cost efficiencies.

In the Fall of 2022, Board Chair Tootie Smith began looking for a creative partnership opportunity between Oregon State University (OSU) and Clackamas Community College (CCC) on behalf of the Extension/4H District. Those discussions progressed and OSU and CCC began looking at using a variety of funding sources to locate an Education Center for a shared purpose on the CCC campus. The Board discussed these developments in Executive Session and briefly in public session.

In November 2024, CCC \$120 million bond renewal was passed. While not explicitly naming an Extension Education Center, this was shared as a possibility in community meetings. A "Natural Resources Center of Excellence" is detailed in bond project descriptions. However, there CCC reports that there are no restrictions on the bond that it be used specifically for an Extension/4H facility.

On May 2, County Administration received a request from Oregon State University staff to consider the purchase of the recently available former Bob's Red Mill Store.

Per the 2022 IGA between the Extension/4H District, Clackamas County and Oregon State University (OSU), the County is responsible for ownership, maintenance and operation of the Clackamas Extension Program facilities. There is also a provision in the IGA that Clackamas County and OSU may jointly agree that the extension facility is not owned, leased or maintained by Clackamas County.

If the Board directed staff to pursue this site, the building would be owned and maintained by the Clackamas County, **not** Oregon State University.

FINANCIAL IMPLICATIONS (current year and ongoing):

Is this item in your current budget? ☒ YES ☐ NO

What is the cost? \$15 million

What is the funding source? Extension/4H District, the District has set aside these funds for a new facility

STRATEGIC PLAN ALIGNMENT:

- Honor, Utilize, Promote and Invest in our Natural Resources.

LEGAL/POLICY REQUIREMENTS:

There is an Intergovernmental Agreement (IGA) between Clackamas County, Extension/4H District and Oregon State University outlining the partnership and each entity's roles and responsibilities.

PUBLIC/GOVERNMENTAL PARTICIPATION:

Clackamas County Extension/4H Advisory Board has been engaged in discussions around a future site for an Extension Education Facility. Additionally, these members are aware of the opportunity to purchase the former Bob's Red Mill Store.

OPTIONS:

1. Direct staff to draft a Letter of Intent to consider the purchase of the former Bob's Red Mill Store for use as the new Extension Education Facility.
2. Direct staff to continue working with Clackamas Community College on the development of the shared facility, a Natural Resources Center of Excellence which would house the Extension/4H education, programs and services.
3. Take no action, but direct staff to come back with more information.

RECOMMENDATION:

No staff recommendation.

ATTACHMENTS:

SUBMITTED BY:

Division Director/Head Approval _____

Department Director/Head Approval _____

County Administrator Approval _____

For information on this issue or copies of attachments, please contact Emily Klepper @ 503-742-5933
