



Building an Equitable Economy

**Gustavo J. Cruz, Jr.**  
Chair

**Marcelino Alvarez**  
Commissioner

**Felisa Hagins**  
Commissioner

**Michi Slick**  
Commissioner

**Serena Stoudamire Wesley**  
Commissioner

**Ted Wheeler**  
Mayor

**Kimberly Branam**  
Executive Director

This document represents the official meeting record of the July 10, 2024, Prosper Portland Board of Commissioners (Board) meeting held in person and via Zoom. The full video recording of this meeting can be found at: <https://www.youtube.com/watch?v=O4t1iAzHylg>  
<https://www.youtube.com/watch?v=l21mM-g9-Tg>

### 1. Call to Order and Roll Call

Chair Gustavo Cruz called the Prosper Portland Board meeting to order at approximately 3:02 p.m. Pam Feigenbutz, Prosper Portland Board recording secretary, called the roll:

Chair Gustavo Cruz	PRESENT
Commissioner Marcelino Alvarez	PRESENT
Commissioner Felisa Hagins	PRESENT
Commissioner Michi Slick	PRESENT
Commissioner Serena Stoudamire Wesley	PRESENT

Chair Cruz read the following statement: “As required by State law, Prosper Portland has provided an opportunity for the public to access and attend this meeting in person; there is also a YouTube live stream video of the meeting, and the public has had the opportunity to arrange in advance to provide virtual testimony. At this time, the public may provide written testimony to the Commission by emailing [ProsperCommissioners@ProsperPortland.us](mailto:ProsperCommissioners@ProsperPortland.us).”

### 2. Commissioner Reports

Commissioner Alvarez

- Attended the Formula E event and participated in a Green Loop ride

Commissioner Slick

- Participated in a Portland Housing Bureau committee to review the Broadway Corridor Requests for Proposals for a first phase affordable housing project

Commissioner Hagins

- Nothing to report

Commissioner Stoudamire Wesley

- Joined the Portland Metro Chamber Annual Meeting

Chair Cruz

- Joined the Portland Metro Chamber Annual Meeting

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### **3. Executive Director Report**

The Executive Director shared key updates and priorities in the coming months.

### **4. Meeting Minutes**

Chair Cruz called for a motion to approve the June 18, 2024, Prosper Portland Board meeting minutes. Commissioner Alvarez moved and Commissioner Stoudamire Wesley seconded the motion.

AYES: Alvarez, Cruz, Hagins, Slick, Stoudamire Wesley

NAYS: None

### **5. Public Comment for Items Not on Agenda**

Kevin Flagg, Prosper Portland employee and AFSCME union secretary shared his enjoyment working for Prosper Portland.

Akil Patterson, Prosper Portland employee and AFSCME union member, shared his positive experience working for Prosper Portland.

### **CONSENT AGENDA**

**6. Action Item: Resolution 7540 - Authorizing the Executive Director to Wind Up and Dissolve 9101 Foster, LLC**

**7. Action Item: Resolution 7541 - Authorizing the Executive Director to Amend Leases Affected by the COVID-19 Pandemic**

**8. Action Item: Resolution 7542 - Authorizing an Intergovernmental Agreement with the Portland Housing Bureau for Implementation of the Affordable Housing Set-Aside Policy and Administration of the Economic Opportunity Initiative Program**

**9. Action Item: Resolutions 7543 - Authorizing Execution of Fiscal Year 2024-25 Intergovernmental Service Level Agreement with the City of Portland for General Fund and Recreational Cannabis Tax Fund Special Appropriations of \$21,991,575 for Economic Development Activities**

**10. Action Item: Resolutions 7544 and 7545 - Authorizing Multiple Agreements to Implement Workforce Development Programs During Fiscal Year 2024-25**

**11. Action Item: Resolution 7546 - Authorizing an Amendment to a Parking Management Services Contract with City Center**

Chair Cruz called for a motion to approve Resolution Nos. 7540, 7541, 7542, 7543, 7544, 7545, and 7546, Commissioner Slick moved, and Commissioner Stoudamire Wesley seconded the motion.

AYES: Alvarez, Cruz, Hagins, Slick, Stoudamire Wesley  
NAYS: None

At approximately 3:33 pm, Chair Cruz adjourned the Prosper Portland Board meeting and convened the Portland Community Investment Fund Governing Board meeting.

**13. Action Item: Resolution PCIF-6 - Confirming the Identities of the Directors of Corporation**

Prosper Portland staff presenting this item:  
*Casey Edmonson, Assistant General Counsel*

With this action, the Prosper Portland Board confirmed the identities of the Portland Community Investment Fund directors.

Chair Cruz called for a motion to approve Resolution PCIF-6, Commissioner Hagins moved, and Commissioner Alvarez seconded the motion.

AYES: Alvarez, Cruz, Hagins, Slick, Stoudamire Wesley  
NAYS: None

At approximately 3:43 pm, Chair Cruz adjourned the Portland Community Investment Fund Governing Board and convened the Prosper Portland Board meeting

**REGULAR AGENDA**

**14. Action Item: Election of Officers**

Chair Cruz called for a motion to nominate Board Officers. Commissioner Hagins moved to nominate Gustavo Cruz as Chair, Serena Stoudamire Wesley as Vice Chair, and Marcelino Alvarez as Treasurer; Commissioner Slick seconded the motion.

AYES: Alvarez, Cruz, Hagins, Slick, Stoudamire Wesley  
NAYS: None

**15. Action Item: Resolution 7547 - Action Item: Delegating Limited Purpose Expenditure Authority to the Executive Director for the 2024-25 Portland Winter Ice Rink**

Prosper Portland staff presenting this item:  
*Berk Nelson, Events & Film Office Manager*  
*Amanda Park, Project Manager II*

With the action, the Prosper Portland Board increased the Executive Director's expenditure authority for the limited purpose of awarding a contract not to exceed \$900,000 to a vendor to build, produce, and manage the 2024-25 Portland Winter Ice Rink following a competitive procurement process conducted in accordance with Prosper Portland's Local Contract Review Board Administrative Rules.

On June 14, 2024, Prosper Portland issued a request for proposals from qualified event producers to build, produce, and manage the Portland Winter Ice Rink, a temporary outdoor ice rink intended to support the economic recovery of central city. A contractor is expected to be selected by mid-July 2024. It is anticipated that the contract will exceed the Executive Director’s current expenditure authority of \$500,000, and the contract will need to be awarded prior to the Prosper Portland Board’s next meeting scheduled for August 28, 2024.

Ms. Parks presented data showing positive impacts the ice rink had on the city, attracting over 20,000 visitors to downtown.

Ms. Parks detailed the vision for the coming year built upon lessons learned along with an aim to leverage the work happening in the city during the winter season.

Ms. Parks reviewed project funding sources and projected expenses.

Chair Cruz called for a motion to approve Resolution No. 7530, Commissioner Hagins moved, and Commissioner Stoudamire Wesley seconded the motion.

AYES: Alvarez, Cruz, Hagins, Slick, Stoudamire Wesley

NAYS: None

#### **16. Information Item: Update on Prosper Portland Equity Initiatives**

Prosper Portland staff presenting this item:

*Chabre Vickers, Director, Equity, Policy & Communications*

*Meleani Bates, Racial Equity & Inclusion Specialist*

*Kay Little, Asset & Investment Manager*

*Wendy Wilcox, Construction & Compliance Manager*

*Debra Lindsay, Construction Business & Workforce Equity Manager*

*Jennifer Reyes, Project Manager I*

*Hope Whitney, General Counsel*

Staff provided an update on the approaches, accomplishments, and challenges in delivering on Prosper Portland’s equity initiatives, including:

- Department and Program Equity Successes
- Staff Retention and Employee Experience Toolkit
- Manager Antiracism training
- Agency-Wide Antiracism Training
- Affinity Group Support
- Caucusing Support

At approximately 4:45 pm, Chair Cruz adjourned the Prosper Portland Board meeting and convened the Executive Session

**The Executive Session is held in accordance with Oregon Revised Statutes 192.660(2)(d) (e) and (f): to conduct deliberations with persons designated by the governing body to carry on labor negotiations, to conduct deliberations with persons designated by the governing body to negotiate real property**

**transactions and to consult with counsel concerning the legal rights and duties of a public body with regard to current litigation or litigation likely to be filed.**

At approximately 5:48 pm, Chair Cruz adjourned the Executive Session and convened the Prosper Portland Board meeting.

#### **17. Information Item: Open Discussion**

Commissioner Slick requested a chart or summary explaining the work Prosper Portland does and the association with initiatives and strategy that can be shared by the Commissioners with external audiences.

Commissioner Hagins requested a copy of the document, created by Prosper Portland, for the new incoming city councilors in January 2025, be shared with the Board.

Ms. Slick requested an update on how Prosper Portland is approaching the new form of government set to begin January 1, 2025.

Executive Director Branam noted the city is piloting changes now.

#### **18. Adjourn**

There being no further business, Chair Cruz adjourned the Prosper Portland Board meeting at approximately 6:00 p.m.