

Valley Concrete site on the move

Developers to submit qualifications prior to negotiations with city for parcel

By Emily Mentzer
The Itemizer-Observer

INDEPENDENCE — Some of the last remaining buildable land along the Willamette River is for sale, but not to just anyone.

The city of Independence bought the 20-acre parcel of riverfront land in December 2014 for \$800,000 from Valley Concrete with the goal to sell it to a developer who would make good use of the property and allow public access to the nearly 2 and 1/2 miles along the river itself.

The city has done due diligence on the property, including geotechnical work, environmental studies and grading of the site, cleaning up the buildings left by Valley Concrete after they moved from the location. In total, the city has spent about \$1.2 million on the property.

Clyne said he hopes the extra work will pay off in the sale and development, but part of that will be dependent on the marketing of the town and parcel of land.

"At the end of the day, we're still Independence, Oregon," he said. "We're sort of trying to create the magic that we know to be true, but developers in Portland might not know. We're selling the magic of Polk County and Independence."

To help find the right person for the job, the city hired



Demolition continues as workers make the old Valley Concrete site on the Willamette River shovel-ready for whichever developer the city decides to sell it to.

Leland Consultants to help market the property.

It's sort of like a dating game in that Leland Consultants will issue a request for qualifications, encouraging developers to submit a sort of resume before negotiations even begin.

Once the RFQs are in, the city can decide who they want to do business with.

City Manager David Clyne said at the Aug. 11 city council work session that the RFQ process is more generic

than a request for proposal process, which would require developers to submit specific plans — which costs them more money up front.

City councilors were pleased with the idea of getting to review interested parties before money was on the table.

Councilor Jerry Hoffman said whatever happens on this parcel of land will change the face of Independence.

Councilor Nancy Lodge asked if the city will empha-

size sustainable building practices. Other councilors were wary of putting too much emphasis on sustainability because of lessons learned working with Steven Riebero and his failure to build the LEED Platinum building, Independence Station.

One of the things the city is trying not to do through the sale of the Valley Concrete site is have someone come in and partially complete development along the riverfront.

VOLUNTEER OPPORTUNITIES

These Polk County groups would welcome individuals who have time or expertise to volunteer. Organizations that would like to be added to this list should call 503-623-2373 or email l0news@polkio.com. To see a complete list, go online to www.polkio.com.

- After DARC — 503-623-9501
- Arc of Polk County — 503-949-5552
- Central School District — 503-838-0030
- City of Dallas — 503-831-3502
- City of Independence — 503-838-1212
- City of Monmouth — 503-751-0145
- Crime Victims Assistance Program — 503-623-9268
- Dallas Area Chamber of Commerce — 503-623-2564
- Dallas Food Bank — 503-623-3578
- Dallas Kids, Inc. — 503-623-6419
- Dallas Police Department — 503-831-3582
- Dallas Public Library — 503-623-2633
- Dallas Retirement Village — 503-623-5581
- Dallas School District — 503-623-5594
- Delbert Hunter Arboretum — 503-623-7359
- Girl Scouts of Southwest Washington and Oregon — 503-581-2451
- Ella Curran Food Bank — 503-838-1276
- Falls City Arts Center — 503-559-6291
- Falls City School District — 503-787-3531
- H-2-O — 503-831-4736
- HandsOn Mid-Willamette Valley — 503-363-1651
- Heron Pointe Assisted Living — 503-838-6850
- Independence Health and Rehabilitation — 503-838-0001
- Independence Public Library — 503-838-1811
- Kings Valley Charter School — 541-929-2134
- Luckiamute Watershed Council — 503-837-0237
- Luckiamute Valley Charter School — 503-623-4837

DRV: RSVP for lodge club groundbreaking

Continued from 1A

Both companies are based out of Portland. The \$27 million project is slated for completion in late 2016.

The lodge clubhouse will be located at 225 NW Jasper St., and the lodge residences will be at 249 NW Jasper St. Six homes will be relocated will be relocated to 299 NW Jasper St. as part of the project, as well.

To RSVP for the groundbreaking, call 503-623-9211.

POLK COUNTY WORSHIP DIRECTORY

DALLAS

Calvary Chapel Dallas www.calvarydallas.com Currently meeting for worship and verse by verse Bible teaching at 628 SE Jefferson St. Worship service begins at 10 a.m. on Sunday. Sunday school is available from youth ministry and below to nursery. Wednesday evening cafe-style Old Testament study starting at 6:30 pm. Come join us for a relaxed study around a cup of coffee or drink. Mens prayer is Saturday at 7:30 a.m. Womens Bible studies are scheduled also, call for times. The Pastor/Teacher is Larry King. Come join us and be a part of God's family here in Dallas. For more information call 503-831-1074.

Church of God of Prophecy New Beginnings - 575 SW Ash St., (corner of Ash & Stump St.) Pastor Raul Lopez, 971-209-0452. Bible Study School 10:00 a.m. Morning Worship 11:00 a.m. (bi-lingual) Bible Study 6:00 p.m. presently studying the book of Ezekiel. We welcome all. Associate Pastor Jim Dickason 503-302-9816.

Church of Christ - North Kings Valley Hwy. Sunday Class 9:30 a.m. Sunday Service 10:30 a.m. Sunday Evening Service 5:30 p.m. Thursday Evening Bible Study 7:00 p.m. We are a Bible Based Church. Visitors welcome. For information call 503-420-4010. If no answer, please leave a message and we'll return your call as soon as possible.

Dallas Alliance Church - 775 E. Ellendale, Dallas, 503-623-2265, Email office@dallasalliance.org, Lead Pastor Jim Jamieson, and Youth/Children's Pastor Lance Baker; Every Sunday: classes for all ages at 9:15 a.m., Morning Worship at 10:30 a.m., (Nursery provided for a.m. services); Tuesdays: Youth Night 7:00 p.m. in Ediger Hall; Wednesdays: Adult Prayer Meeting 1:00 p.m., Choir practice 6:45 p.m. Call for info on current Bible Studies. Web: dallasalliance.org.

Dallas Church - PO Box 462, Dallas, OR 97338, 503-623-2711. Worship Gatherings: Sundays 10am. Meeting at 450 SE Washington St., Dallas OR 97338. Atmosphere is relaxed, families & children welcome, come as you are, current music & relevant teaching about Jesus. Pastor: Ben Bauman. www.dallaschurch.org

Dallas Foursquare Church—Located at 976 SW Hayter St. on the corner of Washington and Hayter. Worship Service: Sundays at 10am. Youth Group: Sundays 6pm to 8pm. Pastor: Darrin Hausler. We are a multi-generational church with a heart for our community. Our mission is to Love God and Love People to Extend His Kingdom. For more info call us at 503-623-8277 or visit us online at dallasfour.com.

Dallas Presbyterian Church invites you: Warm fellowship, traditional Sunday worship 10:30 am, engaging study groups, prayer "chain" and a loving spirit. Sensitivity to older adult accessibility and needs. Adult Sunday School 9 am, men's breakfasts Tuesdays at 7 am, women's groups, needle crafts group and Indoor Play Park (during school year M-F mornings for children with accompanying parent). 789 SW Levens, Dallas. 623-3397

Evangelical Bible Church - 1175 S.E. Howe, Dallas 503-623-2331. Senior Pastor Jerry Franz, Visitation Pastor Allan Wiebe, Youth Pastor Nathan Ens. Sunday: Worship *8:00 a.m.; *10:45 a.m.; *6:00 p.m.; Sunday School 9:30 a.m.; High School Youth Group 7:00 p.m.; Thursday: Jr. High Youth Group - 7:00 p.m.; 2nd & 4th Tuesday: MOPS *9:00 a.m.; Wednesday: AWANA - 6:30 p.m.; Prayer Meeting & Bible Study 7:00 p.m.; Thursday: Bible Studies *9:00 a.m. & *7:00 p.m. (women); Thursday Group Bible Study 2:00 p.m. *Nursery care provided.

Faith Evangelical Free Church - 2290 E. Ellendale Ave., Dallas, 503-623-8034; Senior Pastor Al Perkins, Associate Pastor Ed Sutter, Worship Pastor Ted Kitzmiller, Youth Pastor Aaron Swank, Ministry of Children & Family Debbie Davies. Sunday School 9:00 a.m.; Sunday Worship 10:30 a.m.; Sunday High School Youth Group 6:30 p.m.; Wednesday Jr. High

Youth Group 7:00 p.m. Please call or visit our website for information about other meetings. www.faithfreechurch.org

First Baptist Church - 245 S.W. Church St., Dallas, 503-623-5189; www.gofbc.org; Church Office Hours: Mon - Fri. 10 am - 2:30 pm; Pastor Rick Bratton 503-551-9561; Sunday School 9:30 a.m., Worship 10:45 a.m., Wednesday Bible Study 6-7 p.m.; Everyone Welcome!

First Christian Church - Joyfully Worshipping & Serving 1079 S.E. Jefferson Street, Dallas, 503-623-2569. Pastor Darren Anderson. "Live Wire Worship" with Praise Team - 8:30 a.m., Adult, Youth & Children Sunday School - 9:30 a.m., Morning Worship - 10:30 a.m. (Nursery provided), Men's Bible Study - Thursday, 8:30 a.m. Christian Women's Fellowship - 2nd Tuesday, 1:00 pm (Sept through June). Please call church office for information about other meetings.

First Presbyterian Church - 879 S.W. Levens Street, Dallas, 503-623-3397. Pastor Sandy Larson invites you to come and share with us. Worship 10:30 a.m.; Adult Sunday School 9:00 am; Men's Breakfast & Bible Study Tues. 7:00 a.m.; Handicapped accessible. Bloodbank 4th Monday of even numbered months. Indoor Play Park.

Grace Community Church - 598 E. Ellendale Ave. PO Box 69, Dallas, 503-623-4961. Senior Pastor Dave Bertolini, Pastor of Worship & Discipleship-Ryan Bucher, Pastor of Student Ministries-Ben Potloff. Sunday Worship: 1st Service-9:00 a.m. with Kids, Youth, & Adult Sunday School running concurrently. 2nd Worship Service-10:45 a.m. with Kids Worship running concurrently. Nursery provided for 0-2 year olds during both services. Office open Tuesday-Friday for office hours visit our website at www.graceindallas.org. All are welcome!

Living Hope City Church - 1156 SE Holman, Dallas. Family Worship 10:30 am. www.livinghopecitychurch.org Equipping Center & Offices 186 SE Mill St., Dallas. For more information call 503-623-6890.

Living Word Faith Fellowship - 830 SE Shelton Street, Dallas, 503-623-9062. Pastor Joan Siewert. Sunday Worship 10:00 a.m. Wednesday Worship 7:00 p.m. Children's Sunday service 10:00 a.m., nursery provided. Men's fellowship second Saturday of month breakfast at 8:00 a.m. at Murphy's Restaurant, Dallas. Pastor Michael Van Dyke in charge of men's fellowship. Call for additional information. Website: www.proclaimhim.org

Salt Creek Baptist Church - 15075 Salt Creek Road, Dallas, 503-623-2976. Senior pastor David Curtis. Sunday School 9:30 a.m. Sunday morning Worship 10:50 a.m. Nursery provided for worship services. Classes for all ages. Wednesday Senior High and Middle School Youth at 6:30 p.m. Please call for information about other meetings or visit our website at www.saltcreekchurch.org.

Seventh-Day Adventist Church - 589 SW Birch, P.O. Box 450, Dallas 97338-0450. 503-623-5872. Services on Saturday: 9:30 A.M. Sabbath School Bible Study for all age groups. 10:50 A.M. Worship Service. Office Hours: Monday, Wednesday, Friday, 9 to Noon. Pastor: Lary Brown

St. Thomas Episcopal Church - 1486 SW Levens St., Dallas (at the corner of Levens & Cherry) 503-623-8522. Email: stthomasdallas@gmail.com 10:00 a.m. Worship with Holy Eucharist. Sunday School and Nursery Care available during worship. Sundays 1:30-3:00 all ages FREE singing lessons. St. Thomas Episcopal Church 1486 SW Levens Dallas. Call Rebecca 503-559-5205 with questions. The Episcopal Church and St Thomas Welcomes you —please join us.

Trinity Lutheran Church - 320 SE Fir Villa Rd, Dallas, 503-623-2233. Pastor - David Pederson. Adult Sunday School 9:00 a.m. Worship Service 10:00 a.m.; Kids Church during 10:00 a.m. Worship. Youth Group HSMS 11:30 a.m. Sundays.

Free Medical Clinic 1st & 4th Saturday of each month. www.dallastlc.org. Catch us on Facebook.

United Methodist Church - A church with Open Hearts, Open Minds & Open Doors. 565 SE LaCreole Drive, Dallas, 503-623-2481. Pastor-Rev. Quinton Kimbrow. Summer Worship—June, July, August, Sept. 6th at 10 am followed by Sunday School. Child-care available. Handicap access. All are welcome! Email: dallasumc@westoffice.net Website: www.sites.umcdallas.com

Valley Life Center (Assemblies of God) - 1795 S.E. Miller Ave., Dallas, 503-623-4116. Pastor Chris Barker, Children's Director, Crystal Barker, Sunday Morning Service 10:30 a.m., Wednesday Family Night 6:30 p.m. Please call for more information or visit our website at www.valleylife-center.com

FALLS CITY

Falls City Christian Church 233 S. Main Street, Falls City, Oregon 97344, 503-787-3104 Sunday Service: 10 am; Website: www.falls-citycc.com

Falls City United Methodist Church - 242 N. Main Street, Falls City, 503-851-3213. Pastor Rebecca Strader. Morning worship Sunday 9:20 am. All denominations are welcome. www.falls-cityumc.org

Mountain Gospel Fellowship - 303 N. Main, Falls City, 503-787-8037. Sunday School 10:00 a.m., Worship Service 11:00 a.m., Wed. Dinner 6:15 p.m. Everyone welcome just as you are. Join Us!

Seventh-Day Adventist Church - 205 N. Main, Falls City 97344, 503-787-3907. Pastor Lary Brown. Sabbath School Sat. 9:30 am-10:40 am; Worship Service 11 am. Community Service Center (Food Bank) third Wed. of each month, noon-3pm.

INDEPENDENCE

Buena Vista Community Church - 11355 Church St., Buena Vista. Independence. Pastor Larry Lyon. Sunday School 9:45 a.m., Morning Worship 11 a.m.

Cornerstone Church of God - 4395 Independence Hwy, Independence, 503-838-5119. Sunday Service 10:30 a.m., Wednesdays 6:30 p.m. Nursery available.

First Baptist Church - A warm, friendly church that cares about you! Located at 1505 Monmouth St., Independence (across from Central High School); 503-838-1001. Senior Pastor Michael Parks. **Sundays:** Worship Service 11 am **Wednesdays:** AWANA 7 pm (during the school year). **Thursdays:** Youth Group 6:15pm. Join us for small groups and life groups throughout the week. *First Baptist Church has ministries for children, youth, adults, families and seniors, throughout the week. Check us out at www.independencefirstbaptist.com*

Life Center Foursquare Church - 437 D Street, Independence, OR Phone: 503-838-6507. Pastor Larry Gratrek. Worship Service and Sunday School starts at 10:30 a.m. Various Studies, Prayer Groups and Home Fellowships available throughout the week. Call for more information. You are welcome! Find us on Facebook.

St. Patrick Parish, Catholic - 1275 E St., Independence, 503-838-5801. Father Henry Guillen Vega Masses Sat., vigil 5 p.m.; Sunday 9:30 a.m. (English), 11 a.m. and 7 p.m. (Spanish); Weekdays Mon, Tues, Wed, & Thurs. 9am, Saturday 7 p.m. (Spanish). Evergreen Nursing Home; Holy Days 9 a.m. (Eng) & 7 p.m. (Eng/Span). Sacrament of Reconciliation: Sat 3:30-4:30 p.m. or by appointment. Religious Education: RCIA Mon 7:00-8:30 p.m.; Mid-High & High School Grades Mon 7:00-8:30p.m.; Grades 1-4 Tues. 7:00-8:30 p.m. WOU Campus Ministry: Mass Sun. 5:00 p.m. at 315 N. Knox St., Monmouth followed by a social hour.

MONMOUTH

Christ The King Christian Church - Meets at 959 Church St. W., Monmouth 7:00 pm Saturday Night. Christ The King Christian Church is a conservative, contemporary, charismatic Biblical Church. At Christ The King we learn: the truths of the Bible, how to live Biblical truths, how to please God, and how to be a blessing to all people. Come and join us as we learn and grow together. Everyone is welcome. Wally Wildman, senior pastor. For more information call 503-623-2262. www.ctkmonmouth.com

Christ's Church Methodist & Presbyterian United - Come care and share with us. 412 Clay Street West, Monmouth, 503-838-1724. Pastor Rebecca Strader. Worship Service 11 a.m. Call for information on small groups.

Church of Christ - 127 N. Heffley St., Monmouth, 503-838-2360. Minister - Dan Brewer, Youth Minister - Jon Siegrist. Sunday School 9:45 a.m., Worship Service 10:45 a.m., Sunday Evening Service 6 p.m., Wednesday Service 6 p.m.

Faith Lutheran Church - 200 Monmouth-Independence Hwy., Monmouth (the church with the lighted cross on the "S" curve). Summer Schedule (thru September 6): Adult Bible Class 8:15 am; Divine Service of Holy Communion 9:30 am. School Year Schedule (begins September 13): Sunday School and Adult Bible Class 9:00 am; Divine Service of Holy Communion 10:30 am. Pastor Dallas C.R. Dubke. www.FaithLutheranMonmouth.org; 503-838-3459. Everyone is welcome!

Heart to Heart Church - 191 N. Monmouth Ave., Monmouth (across street from WOU). Pastor Jim Miller. email: Jim@h2hchurch.com. Sunday School for children and adults 10:00 a.m.; Worship Service 11:00 a.m.; Prayer & Praise 6:00 p.m.; Seekers Night - Monday 6:00 p.m.; Children & Adult Bible Study - Wednesday 7:00 p.m.; Seven Cities Worship Service Friday 8 p.m.; Everybody welcome. Information: church 503-838-0537. www.h2hchurch.com

Monmouth Christian Church - 959 Church Street W, Monmouth, OR 97361; Office: (503) 838-1145; Fax: (503) 838-1162; Email: mcc@mymcc.cc; Website: mymcc.cc; Lead Pastor: Sean Bitzer; Pastors: Ulysses Vela, Mary Weinbender, & Seth Halligan; Sunday Worship Service: 10 am, English & Spanish; children's programming for birth to 6th grades also available. Momentum (7th & 8th Grades) meet Tuesdays 6:30-8:00 pm MCC; Join us this Sunday in person or live online at www.mymcc.tv

New LIFE Ministries - we're growing in Polk County! CHILDREN'S CHURCH NOW AVAILABLE! We are a God-loving, Bible-believing, non-denominational church body. This church is a little different, in that it's not just a church service, but is all about being a "service church". We strive to seek out and serve the needs of the community. It is our hope that God will use us to make a difference. Come join us! We meet at Henry Hill School 750 S. 5th St. in Independence every Sunday morning at 10:00-11:00 am. Our minister is Marion Seick. Feel free to call us at (503) 871-5207. Please come visit and worship with us this Sunday!

Praise Assembly 189 Monmouth Ave S., Monmouth (locations in McMinnville and Willamina as well). Our English worship gathering is 11 am on Sundays, followed by a Spanish service at 2 pm. Kid's church available for 12 and under. Youth group meets at 9:30 Sunday morning. Other ministries include: Celebrate Recovery (Tues, 7 pm), College Bible study (Wed, 7 pm), and Spanish Bible study (Thurs, 7 pm). Please check our website for the most up-to-date information, www.praiseonline.net, or call us at 503-837-0300.

St. Hilda's Episcopal Church 245 Main St. W., Monmouth, 503-838-6087, sthildas.church.org Sunday Eucharist - 10:00 am followed by Fellowship. Children's Sunday School & Adult Bible Study 9:00 am. Wednesday Worship at 8:00 am and 7:00 pm. Nursery care provided. Call for periodic small groups and celebrations. All are welcome!