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AGENDA CITY COUNCIL RETREAT WORK SESSION

FRIDAY, JANUARY 17, 2025, 1:00 PM

<https://us02web.zoom.us/j/87376246348?pwd=SOQuXhuHpgBpaXg2fyWPt76CoMzxrO.1>

**Meeting ID: 873 7624 6348
Passcode: 029556**

- 1. CALL RETREAT WORK SESSION TO ORDER**
- 2. ADDITIONS TO AGENDA**
- 3. RETREAT DISCUSSION TOPICS**
 - 3.1. Condon Can! Presentation & Next Steps**
 - 3.2. Condon Community Swimming Pool**
 - 3.3. Condon Grade School - Future Plans & Public Messaging**
 - 3.4. Housing - Next Steps on Fairway Housing**
 - 3.5. Fiber/Broadband - Wifi System, Leasing Fibers**
 - 3.6. Street & Sidewalk Priorities/Programs**
 - 3.7. Public Works Overview - Water & Sewer Projects**
 - 3.8. Park & Recreation - Park & Golf Course**
 - 3.9. City Facilities - Upgrade, Remodel & Repairs**
 - 3.10. Update Goals and Priorities Document**
 - 3.11. Other Items**
- 4. COUNCIL INFORMATION**
- 5. ADJOURN RETREAT-WORK SESSION MEETING**

The City of Condon is an Equal Opportunity Provider and Employer. Complaints of discrimination should be sent to City of Condon Administrator, PO Box 445, Condon, OR 97823.

Agenda prepared and distributed January 10, 2025

CondonCAN! Vision Plan 2050

November 2024



CITY of
CONDON

Vision Statement:

All Roads Lead to Condon

Condon is a place where history meets innovation; embracing a modern lifestyle for residents and visitors alike. With a history in agriculture, recreation, and arts, Condon is a safe and vibrant community.



Core Values

The following core values define the culture and identity of the people. This is the way we act, connect, and make our community a prosperous and welcoming place. In order to live with integrity at the individual, community, and government level, it's important to align decision making with these core values.

Clean, Safe, and Welcoming

Condon takes pride in being a quaint hometown which welcomes new residents, visitors, and families.

Respect for People and Property

In Condon we respect our neighbors and their belongings. We look out for each other because we need each other.

Active Healthy Lifestyle

We enjoy the outdoor recreation opportunities available in the surrounding area and in town.

Culture and Heritage

From the first peoples to inhabit the land, to the pioneers and farmers, we uplift the stories of resilience and innovation around agriculture and natural resources that this place has to offer.

Family and Youth

We see families and youth as the future of our community. We value intergenerational relationships and offer places and activities that are family friendly.

Everyone Can Make a Difference

We believe in the potential of every person to serve the community and are welcome and open to new volunteers.

Community Spirit and Pride

We love our town, its history, the place, and all it has to offer. We uplift our community through supporting local businesses, art, community celebrations, and the stories we tell.

FOCUS AREA:



***Condon fosters a nurturing community deeply committed to family values and youth development.
We offer a flourishing quality of life that provides a fresh start for all who live here.***

Strategy #1: Communication, Inclusion, and Community Engagement

(The Times-Journal & Oregon Frontier Chamber of Commerce)

20-Year Vision: New and established residents are engaged in the community, recognized for their service, and feel welcome.

What does success look like in 5 years?

People in the community know what is happening and know how to get involved and can easily access information. There is community space where information is shared either in a physical or online format. Ideally there is a community system/hub that streamlines and centralizes community events, assistance, and volunteer opportunities.

Actions/Projects:

- Develop communication platform to centralize information
 - Explore community website partnerships
- Incentives/recognition, reward volunteers
- People can easily find and share job openings, volunteer opportunities, individual skills for skill sharing, and businesses in town.

“It’s the People – we need to keep this feeling alive and keep everyone doing kind things for and with each other.”

Strategy #2: Intergenerational Activities

(Gilliam County Public Library Board & Summit Springs Village)

20-Year Vision: Kids and adults learning together to build connections and to strengthen individual and community resiliency.

What does success look like in 5 years?

There are activities that serve the youth and support bonds between youth and adults in the community. Internships with community organizations and businesses support mentorship, community service, the arts, and career opportunity. There are adult education classes which help to share knowledge and skills.

Actions/Projects:

- Community tied into class offerings
- Schools partner with business community
- 1st Lego league
- Math night
- Scholarships
- Cooking, movie, game nights
- Farm to Table program
- Work study and internships fostering community
- Adult learning and skill trade (e.g., canning, building, quilting, etc.)

“I’d like to preserve Condon’s proud history in livestock and farming; its ‘old country’ legacies and family histories of community settlers; its community pride.”

FOCUS AREA:



(Continued)

Strategy #3: Thriving Schools *(Condon School*

District & Parent and Community Team - PACT)

20-Year Vision: By 2050 Condon's school system continues to thrive by offering a variety of classes and activities for all learners. Teachers are well compensated and recognized, and the school is an active part of the community and the community an active part of public education.

What does success look like in 5 years?

Students, Administrators, and the Community are interconnected and working together to support education, economic opportunity, and community service. The School Board and administration are active within the broader community. There is a vision for the school and communication and recognition is clear for all residents. Vision, activities, staff, and student academic successes is communicated with all residents.

Actions/Projects

- Develop volunteering and intern programs with students and community.
- Strengthen relationship with school and community
- Attend Chamber, 4H, City Council, etc. meetings
- Communicate activities via the local newspaper and announcement apps
- Shop, trades, arts, classes in the schools.

“I’d like Condon to have great schools, care for school age children (before/after school and during breaks), low crime, cultural and athletic activities.”



“If we can help develop our schools to be the best in the area, we can attract more families to the area and continue to grow our community with great families and a strong sense of community.”



FOCUS AREA:

PLACE

***We value our rich heritage while embracing a modern lifestyle for residents and visitors alike.
Recreation, arts, and cultural activities enhance community connections and pride.***

Strategy #1: Community Gathering Spaces

(South Gilliam County Health District & Gilliam County Fair Board)

20-Year Vision: Condon has a variety of gathering places that provide social connection and recreation to support active and healthy lifestyles.

What does success look like in 5 years?

The town is safe and walkable, and new infrastructure expands year-round recreation options.

Actions/Projects

- Workout groups
- Indoor/outdoor all ages activity center
- Pickleball
- Utilize gym at the school/old grade school
- Identify walking corridors: sidewalk installation, negotiate easements, get the kids involved, ADA considering
- Turn the abandoned Condon-Kinzua and Southern railroad into a recreation trail
- Dog park: Get dog owners, identify location
- Set up Parks & Rec District to move projects forward
- Encourage gym to get keyless entry
- Utilize community spaces (Elks – dancing)
- Gather proposals for bike/pump park; Identify funding
- Explore pool options; Save and improve

Strategy #2: Arts & Culture *(Condon Arts Council)*

20-Year Vision: There is music and art programming for residents and visitors of all ages that are well attended and valued by the community.

What does success look like in 5 years?

Expanded support for the Arts Council is demonstrated through volunteers, leadership and funding. The community participates in programs and events which increase community pride and celebrates local culture and history.

Actions/Projects

- Adult theatre group; Adult music – hootenanny
- Live art show
- Find out how to advertise to all
- More murals and public art



FOCUS AREA:



(Continued)

Strategy #3: Housing *(Pioneer Community Development Corporation & City of Condon)*

20-Year Vision: In Condon there is a variety of housing options that allow everyone who wants to move to the area to be able to do so.

What does success look like in 5 years?

There are a variety of rentals, homes for sale, and buildable lots. Because people respect each other and their homes, lots are clean and visually pleasing.

Actions/Projects:

- Promote grant options to incentivize builders; share energy rebate options
- Contact derelict home owners; share PCDC programs
- Encourage infrastructure and development of vacant lots
- PCDC to be a developer to get housing built
- Review planning to support development
- Educate the community on the value of housing and development
- Revisit Main Street and 2nd story housing
- Revisit options for HUD housing; partnership with Habitat for Humanity and Fairway Housing Project



“Good paying jobs, incentives to acquisition of homes whether new home construction, older home purchase and remodeling (to live in not to rent).”



“I'd like Condon to be similar to now, but with a healthier population that allows for more stable economic security through local business, jobs, housing, and culture.”

FOCUS AREA:

PROSPERITY

Condon empowers local sustainable businesses which add life and vitality to a bustling Main Street and the community supports the local economy. Residents and visitors can get their basic needs met in town.

Strategy #1: More Job Opportunities

(Oregon Frontier Chamber of Commerce)

20-Year Vision: Condon has an adequate amount of skilled trade workers to meet needs in town and entrepreneurship is encouraged.

What does success look like in 5 years?

There are a variety of eating establishments and jobs are full in the service industries. There is workforce housing, and skilled trade laborers meet local resident and commercial needs.

Actions/Projects:

- Community college or high school program to train for trades
- More windmill/solar management to local business
- Food cart pods: Trucks, hub location



Strategy #2: Increase Childcare Options

(Condon Early Learning Center)

20-Year Vision: Childcare is available for every family in Condon and the surrounding region, making it an accessible place for families to live and work.

What does success look like in 5 years?

Childcare options are expanded to include afterschool and summer school age care.

Actions/Projects:

- More staff for ratio, summer pre-K; better wage/benefits is already complete
- Bigger building: Expansion underway, going out to bid soon
- Fundraising still
- School-age program after school and summer; CELC working on developing program
- Actively involve private daycares in conversations and resource connections

***“Love my community and the people.
I never really wanted to live elsewhere;
went to college and came back.”***

***“I’d like more businesses on Main Street,
with a welcoming look coming into town
in each direction.”***

FOCUS AREA:

PROSPERITY

(Continued)

Strategy #3: Bustling Main Street/ Thriving Small Business *(Oregon Frontier Chamber of Commerce & Gilliam County Economic Development Staff/Department)*

20-Year Vision: Storefronts on Main Street are occupied and open at least five days a week. Residents visit downtown frequently and purchase what they can locally.

What does success look like in 5 years?

There is affordable housing to support workforce labor. Restaurants and small business incentives make starting a business in Condon accessible and sustainable.

Actions/Projects:

- Education and training on creating and operating business on Main Street
- Find funding through grants and other opportunities for workforce housing in 2nd story initiatives
- Entrepreneur classes and better relationship with SBDC



“In 10-20 years I’d love to see Condon have a thriving downtown area with places to eat and shopping.”



Appendix: Vision Plan Accountability Chart

Focus Area	Leads	Strategy	Lead(s)
	City of Condon & Oregon Frontier Chamber of Commerce	Communication, Inclusion & Community Engagement	<i>The Times-Journal & Oregon Frontier Chamber of Commerce</i>
		Intergenerational Activities	<i>Gilliam County Public Library Board & Summit Springs Village</i>
		Thriving Schools	<i>Condon School District & Parent and Community Team (PACT)</i>
		Community Gathering Spaces	<i>South Gilliam County Health District & Gilliam County Fair Board</i>
		Arts & Culture	<i>Condon Arts Council</i>
		Housing	<i>Pioneer Community Development Corporation & City of Condon</i>
		More Job Opportunities	<i>Oregon Frontier Chamber of Commerce</i>
		Increase Childcare Options	<i>Condon Early Learning Center</i>
		Bustling Main Street/Thriving Small Businesses	<i>Oregon Frontier Chamber of Commerce & Gilliam County Economic Development Staff/Department</i>

Thank you to everyone who participated in the CondonCAN! Visioning project.

Steering Committee

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Chris Fitzsimmons, Sheriff's Office & Gilliam County Fair
Gibb Wilkins, City of Condon
Jed Crowther, Port of Arlington
K'Lynn Lane, The Ford Family Foundation
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Funding Partners

The City of Condon, The Ford Family Foundation,
Gilliam County, Rural Development Initiatives

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Condon Arts Council
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K'Lynn Lane, Memory Lane Photography





Condon Community Pool Evaluation

WTI #24505

Wednesday, 09 October 2024

Prepared For City of Condon

A handwritten signature in black ink, appearing to read "R. Nachreiner".

Ryan Nachreiner

Water Technology, Inc. (WTI)

INTRODUCTION

WTI has been commissioned by the City of Condon to report on the current condition of the existing outdoor pool. WTI visited the facility on October 9, 2024, toured the pool and related amenities, and met with staff to discuss operations. The enclosed report documents the observations from the site visit and outlines recommended capital and operational changes.

The condition of a facility is a major determination of the effort and cost of maintaining the utility and value of the amenities. A deteriorated facility will demand higher annual operating expenses over time as parts break, systems fail, finishes deteriorate, and structures weaken. There are also efficiencies lost when operating aging systems or equipment which are unable to take advantage of current methods and financially sustainable practices. The recommended repairs, replacements and renovations described in this report seek to modernize aquatic components and renew the efficient lifespan of the facility.

The purpose of this evaluation is to observe the present condition of the aquatic amenities and aquatic mechanical systems at the existing pool. The evaluation consists of visual examination of the pool and associated mechanical equipment. The report outlines the present condition of the systems, equipment, and components and provides recommendations for repairs or replacements. Potential options for facility repair or replacements are given an estimated range of the probable cost of construction.

Aquatic elements include pool vessels, water features, pool filtration systems, pool circulation pumps, piping, valves and controls, and water treatment systems. Observations were conducted in a non-destructive manner and did not involve the removal of any structures or disassembly of any equipment.

Included in the report are observations and indications of the condition of the accessible means of pool entry and exit. WTI has endeavored to identify problems with the means of access and potential non-compliance with the Americans with Disabilities Act (ADA). Observations and evaluations included in this report do not constitute certification or verification of compliance with ADA requirements. ADA compliance is a legal opinion, and WTI is not able to anticipate or guarantee judicial interpretation with respect to a facility's legal compliance. WTI recommendations are based on a current understanding of the technical requirements of ADA regulations on aquatic amenities.

Compliance with Virginia Graeme Baker Pool and Spa Safety Act (VGBA) regulations has not been verified or investigated as a part of this evaluation and report. Any statements regarding

drains, suction fittings, or any other component pertaining to VGBA are preliminary observations only, and further inspection to substantiate compliance is necessary.

The cost amounts associated with the provided recommendations are the opinion of WTI based on a professional understanding of market conditions. Cost amounts have not been trade or contractor verified, and are intended only to provide guidance for a preliminary aquatic budget.

OBSERVATIONS

Observation - Vessel

The pool vessel is constructed of concrete. While there are no visible signs of structure failure, there are several visible cracks in the interior surface of the pool.



Observation - Finishes

The interior finish of the pool is in moderate condition; aside from some cracking, which is likely a concrete vessel issue rather than solely interior finish related.



Observation - Perimeter Skimming

The water is removed from the surface of the pool by a stainless-steel perimeter gutter. The gutter is not functioning properly and skimming over the rim of the gutter is not able to be

achieved. The water level is too low and staff is unable to bring the water level up to appropriate levels due to excessive water leaks. This is a significant detriment to the proper distribution of the pool water and overall water quality.



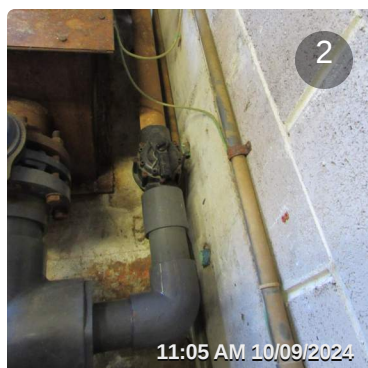
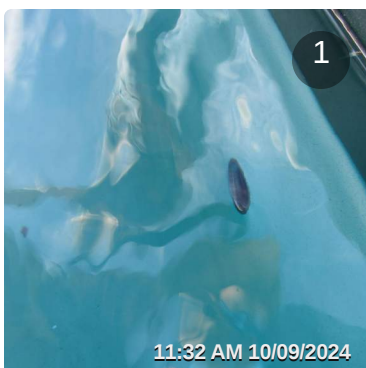
Observation - Submerged Outlets - Main Drains

While the main drains were not specifically evaluated for VGBA SOFA requirement compliance, the drain covers appear to be compliant.



Observation - Submerged Outlets - Vacuum Port

There is a piping connection to the pool wall which is believed to be a vacuum port for vacuum cleaning the pool. This connection is assumed to have a direct piping to the circulation pump. This is a regulated submerged suction fitting and is not compliant with current SOFA requirements. If suction forces were to activate on this piping it is an entrapment hazard.



Observation - Accessibility

The pool does not have an ADA compliant means of access, such as a chairlift.

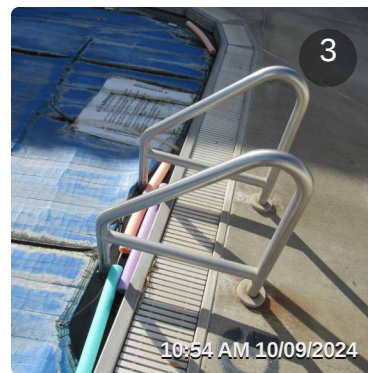
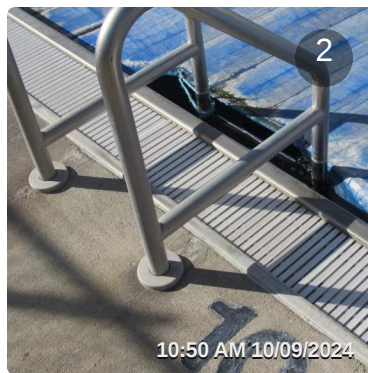
While beyond the scope of this evaluation, the pool deck and facility in general does not appear to be ADA compliant.

Observation - Deck Equipment

A single fixed lifeguard chair/station is installed on the pool deck. The station is mildly corroded.

A pool cover was placed on the pool water at the time of observation. A pool cover storage reel is located on the deck and is severely corroded.

The pool is accessed with four in-pool stainless steel ladders. The ladders have some mild scaling and are in good condition.



Observation - Competition Equipment

The pool does not have starting platforms, lane lines, or lane dividers.

A single springboard diving board resides in the deep end of the pool. The stand is heavily corroded. The board surface is worn and chipping. The pool vessel, with a depth of 10', is no longer compliant with current code requirements for water depth for 1-meter springboard diving.



Observation - Surge Tank

The surge tank is a steel tank within the pool mechanical room. The tank is severely corroded, to the extent it should be expected to soon fail to be waterproof.

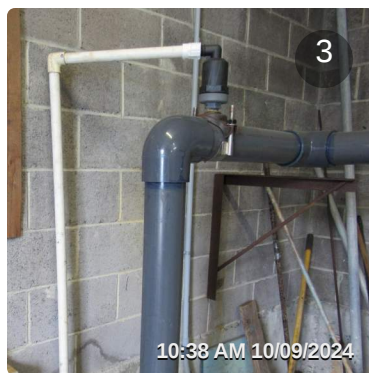
The tank is also insufficient in size to properly hold the potential surge capacity of the pool.



Observation - Circulation Pump

The pool water is moved with a flooded suction centrifugal pump. Prior to the pump is a strainer with stainless steel basket and acrylic lid. The pump body has mild corrosion. No variable frequency drive was observed. The pump is a flooded suction horizontal centrifugal pump, however, is not at a sufficient elevation to convey positive head pressure to the pump. Staff reports an inability to achieve 300 GPM of circulation flow rate. This may be an insufficiency in the pump/impeller, blockage in piping, or filter flow dynamics.

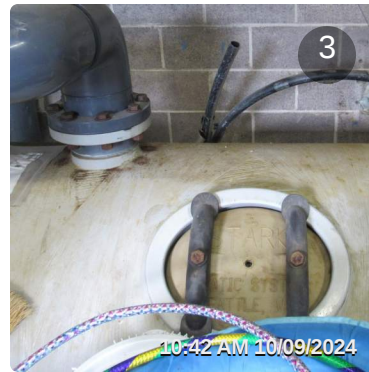
A large amount of air is building in the system and is evident in the stainer body prior to the pump. An air bleed has been added on the pressure side of the pump but may be insufficient in preventing air from reaching the filter.



Observation - Filtration

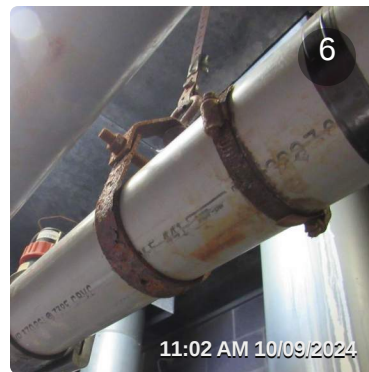
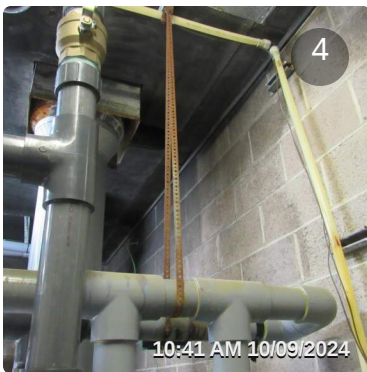
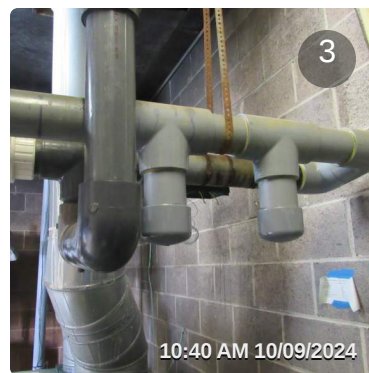
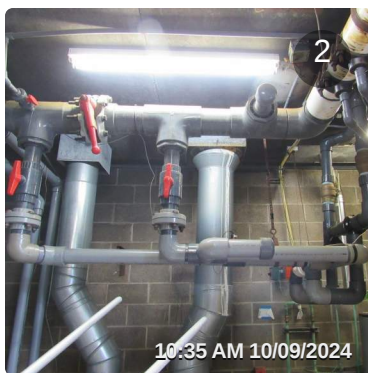
The pool water is filtered with a horizontal high rate sand filter. The fiberglass body of the filter appears to be in good condition. The age of the sand media is understood to be approximately 5 years.

The pressure differential between the existing influent and effluent gauges is approximately 5 PSI, which depending on the timing within the backwash cycle is likely appropriate.



Observation - Observable Piping

All observed piping in the mechanical room was PVC. There are several stubbed, or deadheaded, pipes in the system. Some piping hangers and straps are heavily corroded.



Observation - Underground Piping

The unobservable piping buried under the pool and pool deck is assumed to be broken, cracked, or otherwise leaking. This is due to the amount continuous water loss and the need for near constant filling of the pool with fresh water. A garden hose runs almost continuously and has trouble keeping the pool filled. The majority of the water loss is assumed to be in the underground piping, likely in the main drain line as the pool completely drains if left without fresh water fill.



Observation - Valves

Valves on the main pool lines are butterfly valves, while valves on the heater loop are ball valves. All valves appear to be in working order.



Observation - Chemical Control

Disinfection and pH control chemicals are injected by digital automatic chemical controller. The controller, flow cell, and probes appear in good condition.



Observation - Primary Disinfection

The pool is disinfected using the addition of calcium hypochlorite. Tablets are added to a spray erosion feeder and the dissolved chemical is injected into the pool circulation system. The feeder and stored buckets of tablets are located in the common open area of the pool mechanical room, exposing other equipment to the fumes of the chlorine tablets. The feeder is immediately adjacent to the pool heater, which is particularly susceptible to damage from

chemical fumes. Furthermore, adjacency to gas-fired heaters is dangerous as calcium hypochlorite is a Class 3 Oxidizer.

The booster pump on the feeder bypass has a small leak on the pressure side of the pump.



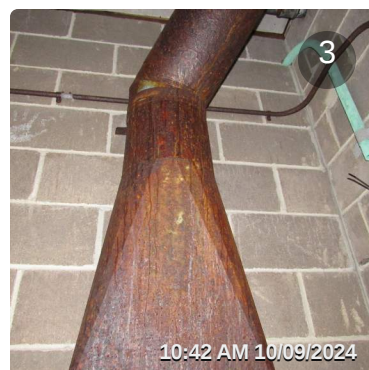
Observation - Supplemental Systems

The pool does not have a supplemental sanitation system, such as ultraviolet disinfection.

Observation - pH Balance

The pool is balanced using the addition of hydrochloric acid, or muriatic acid. The acid is delivered and stored in 15 gallon drums. Injection of the acid, governed by the chemical controller, is performed with a peristaltic chemical pump.

The acid is stored in a chemical closet with ventilation. The door and metal ventilation ductwork are extremely corroded, suggesting excessive exposure to acid fumes from unsealed containers.



Observation - Chemical Storage and Safety

As discussed, chlorine is stored in the common area of the mechanical room and acid fumes have corroded components of the acid storage closet.

Neither chemical has spill containment or secondary containment.

All other dry chemicals are stored in the common area of the mechanical room.

There is no chemical shower or eyewash station available in the mechanical room.



Observation - Pool Heating

Pool water heating is provided by a gas fired pool heater. The pool heater appears in good condition.



Observation - Mechanical General

A flow meter is present and appears to be working.

There is no Valve Legend or system operating chart in the mechanical room. However, piping flow direction is well labeled.

The mechanical room does not have good access for repairs or heavy equipment replacements. Access is only out to the pool deck.

DEFICIENCIES

- D01: Cracking and potentially leaking pool vessel concrete
- D02: Non-functioning gutter / water level
- D03: Non-compliant vacuum port
- D04: Lack of ADA compliant access
- D05: Corroded pool cover storage reel
- D06: Corroded and worn diving stand and board
- D07: Non-compliant water depth for springboard diving
- D08: Corroded surge tank
- D09: Insufficiently sized surge tank
- D10: Lack of Variable Frequency Drive (VFD)
- D11: Insufficient pump elevation depth
- D12: Insufficient flow rate (<300 GPM)
- D13: Excessive air in circulation system
- D14: Significant water loss / leaking
- D15: Lack of isolated ventilated chlorine storage
- D16: Leaking chlorine booster pump
- D17: Corrosion in acid chemical room
- D18: Lack of chemical spill containment
- D19: Lack of chemical shower or eyewash

RECOMMENDATIONS - Repairs and Renovation

The following repairs are recommended, at a minimum, to allow the facility to continue operating in an effective manner and correct the deficiencies defined above.

R01: Repair concrete cracks in the pool vessel

R02: Remove/decommission vacuum port line

R03: Replace underground pool piping

R04: Replace pool gutter

R05: Install chair lift

R06: Replace pool cover storage reel

R07: Remove diving stand and board

R08: Construct new surge tank and pump pit

R09: Install a Variable Frequency Drive on the circulation pump

R10: Construct isolated and ventilated chlorine storage room with spill containment

R11: Replace corroded vents and components in acid room and add spill containment

R12: Replace filter sand media

R13: Add medium pressure ultraviolet supplemental sanitation

Opinion of Probable Construction Cost of Pool Repair and Renovation: \$775,000 to \$1,250,000 USD

RECOMMENDATIONS - Replacement

The previously discussed recommendations are necessary to maintain the aquatic components of the facility in proper working order. When a significant capital investment is considered for components of an asset, the cost to replace the complete asset is often a valuable comparative consideration. Therefore, an estimated probable construction cost for the complete reconstruction of the pool and associated pool systems with newly a constructed pool vessel, pool piping and pool mechanical systems is provided below. The newly constructed pool vessel will be designed and engineered to modern standards of quality and compliance and be supported by today's advanced mechanical, filtration and water treatment systems.

New Lap Pool, approximately 3,400 SF

- Water Depth: 3'6" to 7'0"
- Quartz Aggregate Finish with Tile Border and Markings
- Deck Level Perimeter Gutter
- Six Lap Lanes with Starting Platforms
- Shallow Water Program Area

Opinion of Probable Construction Cost of Pool Replacement: \$1,320,000 to \$1,850,000 USD

Complete pool replacement as defined above does NOT include replacement or improvements to the bathhouse/buildings, mechanical rooms, site work, excavation, site drainage, utilities, decks and walkways, turf and landscaping, lighting, and fences and barriers.

CONCLUSION

There is a significant investment required to provide aquatic amenities to the community which are maintainable long-term. However, lower levels of capital inputs for repairs or renovations in the short-term often result in higher total expenditures in the long-term. This report finds the Condon community would be best served, both programmatically and financially, with a new aquatic facility. A modern aquatic center can provide the durability and efficiencies to enable a more effective and sustainable facility over a lifespan measured in decades than the existing facility after repairs and renovations.

Furthermore, the construction of a completely new pool provides an opportunity to refine the facility's ability to accommodate users. The program offerings of new aquatic amenities can meet and exceed those available in the current facility. New aquatic amenities allow separate bodies of water, new features, and a wider range of programs resulting in increased community participation. A new aquatic facility allows for the reconsideration of aquatic program offerings and realignment of how to best serve the needs of the community.

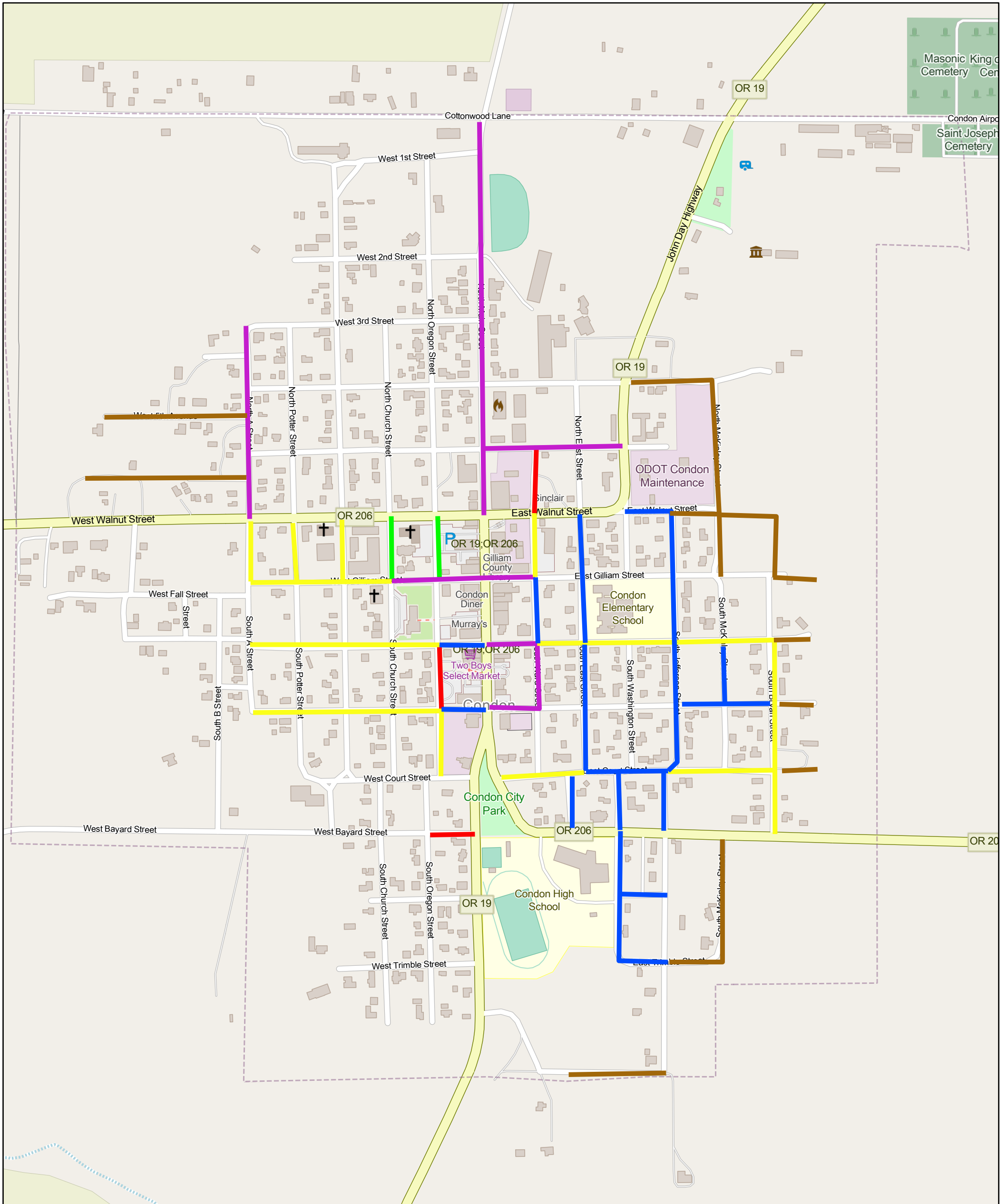
2025 Public Works Swimming Pool Projects

1. Replace sand in sand filter (in progress)
2. Seal cracks in pool liner this spring
3. Fix autofill or find other solution
4. Attempt to locate leak
5. Any other tasks as assigned by the city administrator or council

Yearly Tasks Performed at Swimming Pool by Public Works

1. Remove and store winter tarp in spring and put winter tarp on in fall.
2. Inspect and repair solar panels in spring and throughout the season.
3. Install drain plugs in Spring/remove in winter and do the initial draining for winterization.
4. Apply winter chemicals in fall after water temp drops below 60F.

2025 Street Priorities



1/10/2025

City Street

 Scheduled to be paved

 Priority 1

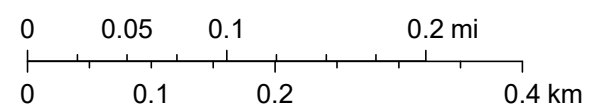
 Recently Paved

 Priority 2

Unimproved

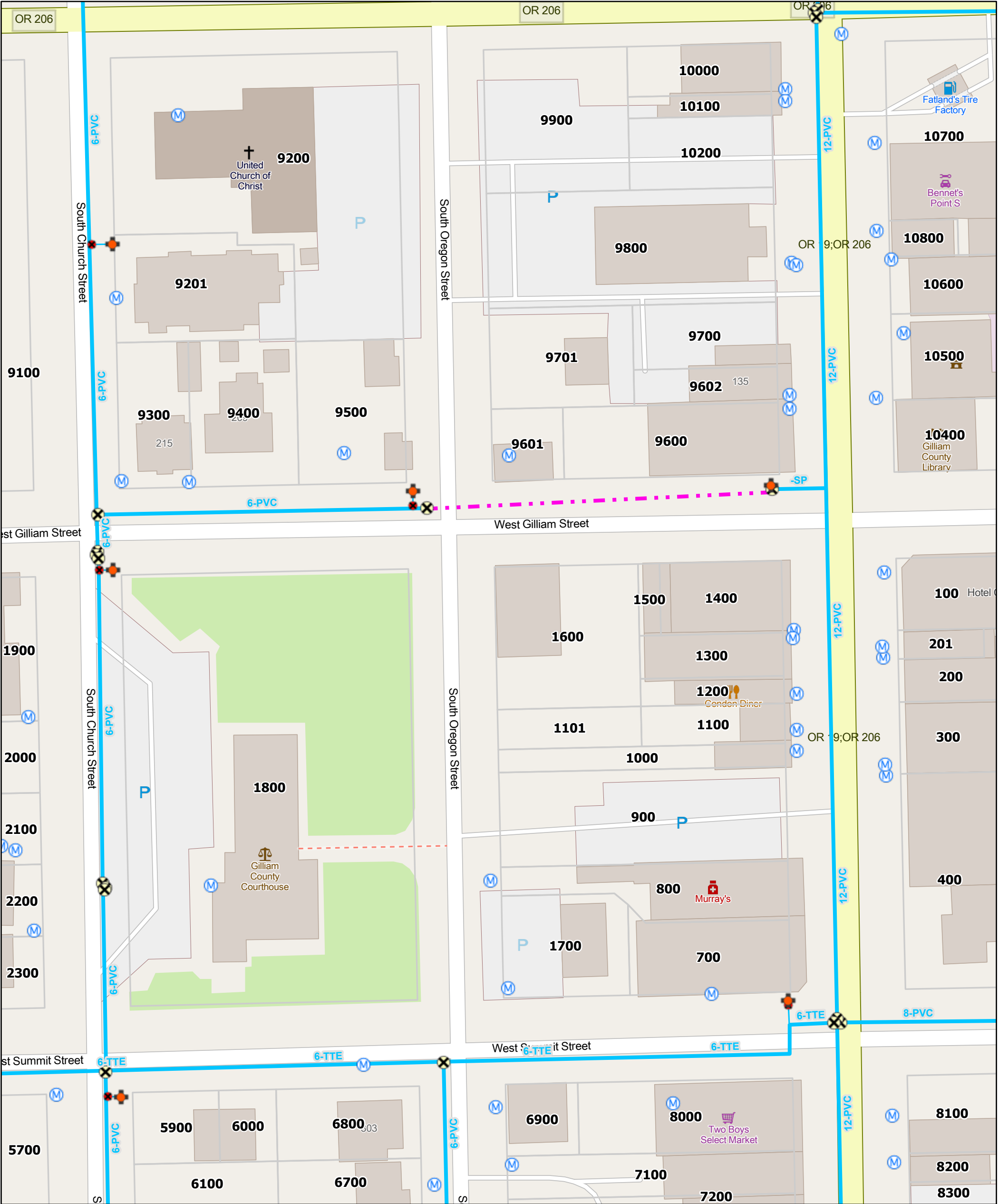
Priority 3

1:8,665



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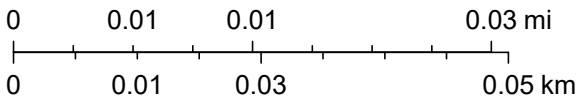
2025 Water Line Project #1



1/10/2025

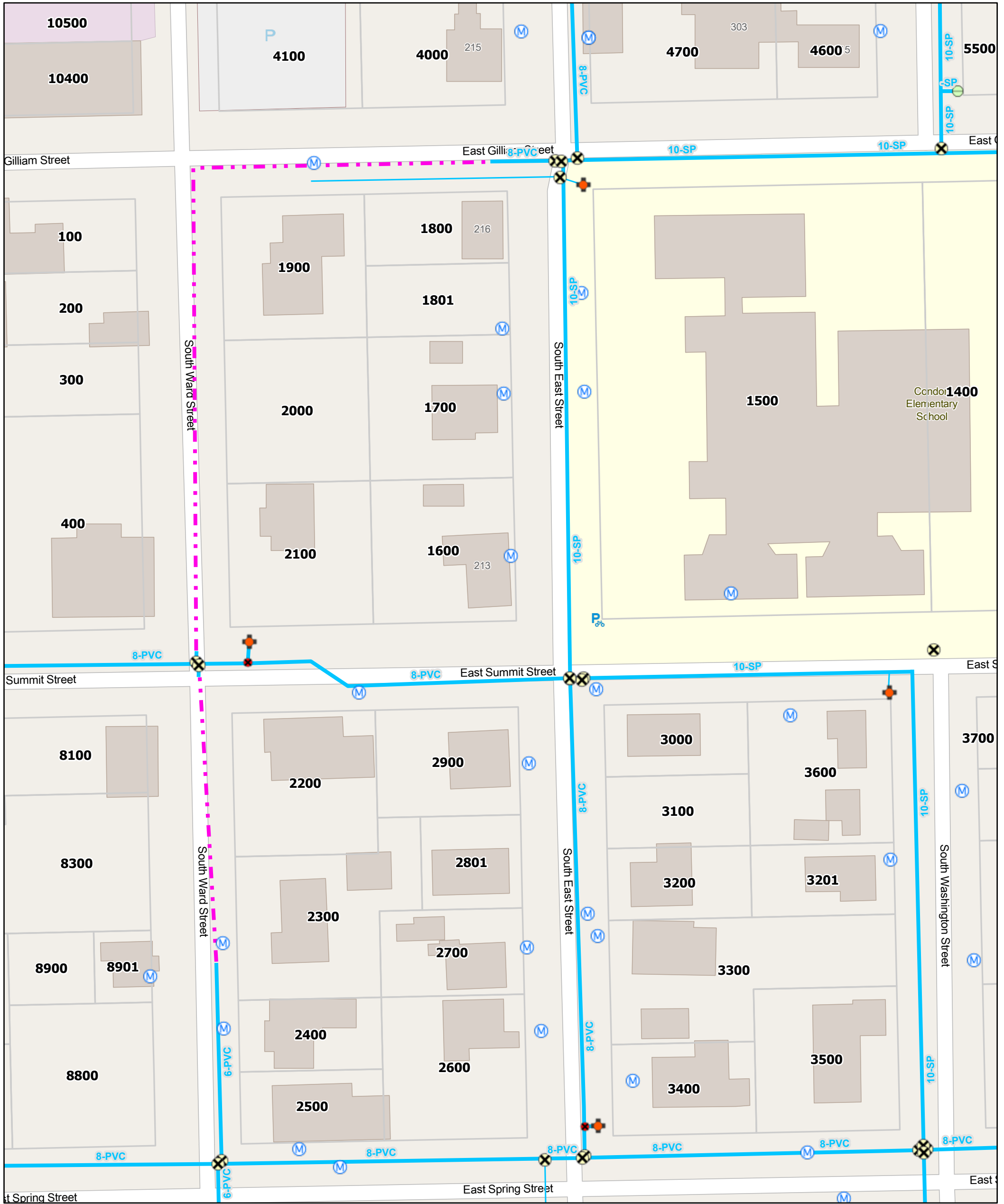
- City Limits
- wHydrants
- wServiceConnections
- wSystemValves
- System Valve
- Hydrant Valve
- wConstructionLine
- wLateral Lines
- wMains
- Taxlots

1:1,083



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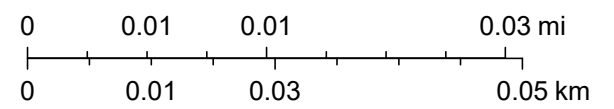
2025 Water Line Project #2



1/10/2025

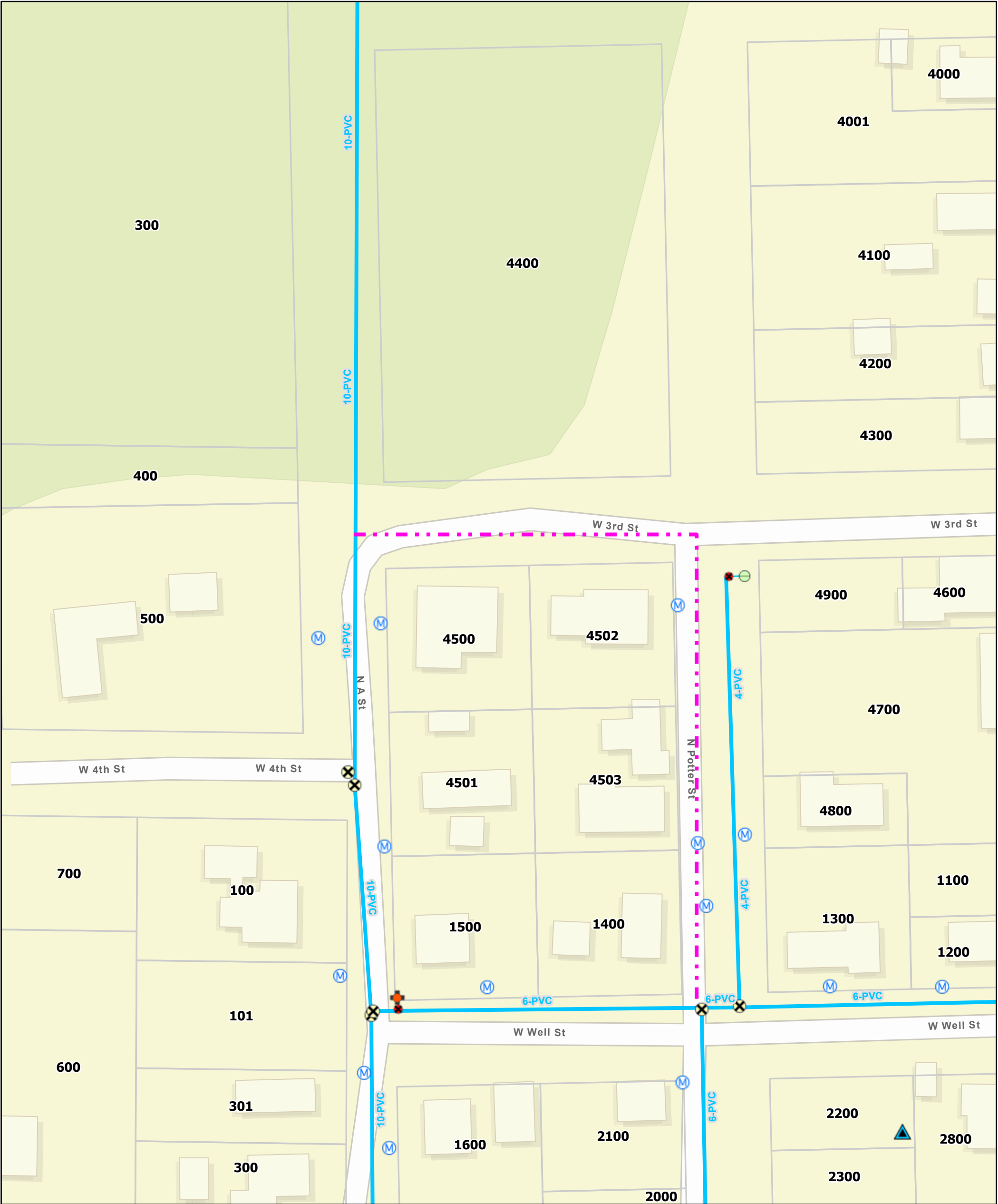
-  City Limits
  wSystemValves
  wLateral Lines
-  wControlValves
  System Valve
  wMains
-  wHydrants
  Hydrant Valve
  Taxlots
-  wServiceConnections
  wConstructionLine

1:1,083



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2025 Water Line Project #3



1/10/2025

City Limits

wControlValves

wHydrants

wNetworkStructures

Production Well

wServiceConnections

wSystemValves

System Valve

Hydrant Valve

wConstructionLine

wLateral Lines

wMains

Taxlots

1:1,083

0 0.01 0.01 0.03 mi

0 0.01 0.03 0.05 km

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Goals & Priorities
Council Retreat – January 19, 2024
Approved by City Council February 7, 2024

WATER

Current Projects – Ongoing- up to two years

- PW crew will work on projects within the city’s Master Plan:
 - Summit Street – Main to East Street
- Install radio water meters that include leak detection
- Obtain maps that show where the meters are in the system
- Review water rates
- Plan for Phase II of the telemetry system upgrade
- Cell tower revenue will be diverted to its own line item in Fund 020 for a reserve for transmission line
- Monitor transmission line potential problem areas that were noted in the line’s evaluation three years ago.
- Water conservation program – continue to investigate programs and possible grant funds for residents.
- Upgrade telemetry from City Farm to City Shop with either fiber if available or radio system in TAG evaluation.

Two-Ten Year Projects

- Refurbish wet well at City Farm with either a liner or epoxy material.
- Public Works crew is evaluating and assessing the trouble spots in the system and work on projects in the Public Works Master Plan as needed.
- Continue to evaluate Master Plan to determine when an amendment is needed

SEWER

Ongoing – Two Years

- Public Works crew is evaluating and assessing the trouble spots in the system and work on projects in the Public Works Master Plan as needed
- Develop a plan for manhole replace or installation and place the goal of one manhole per fiscal year.
- Sewer line replacement on Gilliam Street from East to Main Streets

Five + Year Project

- Develop “sludge plan” for lagoons with Anderson, Perry & Associates (Will do this plan if needed)

STREETS/SIDEWALKS

Current – Two year

- Complete ODOT Small City Allotment grant to pave Oregon Street from Walnut to Trimble Street.
- Complete the last year of the ODOT STIP sidewalk project on North Main Street.
- Map paving priorities for 10 years by working with Public Works Committee – PW priorities West Frazer, North Main and North Oregon streets
- Investigate cost-share program for sidewalk replacement or installation for residents that coincide with the city’s sidewalk standards. Budget \$20,000 for a program that is first come first serve that provides city approved sidewalks. Start a marketing campaign to let residents know this exists in the 2024-25 budget cycle
- Continue to apply for street and sidewalk grants as applicable. This includes Safe Routes to School grants

Two-Ten Year Projects

- Streets – Complete repairs and replacement as water and wastewater project are completed.
- Continue sidewalk replacement/repair project with council prioritizing projects.

TRANSFER STATION/RECYCLE DEPOT

Current Projects - Ongoing

- Continue to investigate recycling options. Working with current partners – Waste Connections and Rick Watkins

GOLF

One-Two Year Projects

- Demolition clubhouse in the winter/spring of 2024.
- Complete plans for clubhouse and put out to bid in spring 2024.
- Working on a tree master plan.
- Repair fencing along the perimeter and check into seeing if the OYCC group can do this task. Fencing was put at a low priority.

PARK

Current Project - Ongoing

- Add public art and work to remove ODOT signs on the point.
- Tree planting plans to eventually replace elms.

POOL

Current Project – Ongoing

- Replace thermal cover and apply for grants to offset cost
- Put in place a one-year work plan to operate the Condon Community Pool that includes a lease with Condon School District and work with Gilliam County on funding.
- Working with Pool Committee to get a plan to operate it at the current location for the next several years. Will do a survey to see the level of interest in maintaining a community pool. Determine where funding will come from for maintenance as the school is no longer a community partner.
- Plans for a new pool and timeline based on Pool Committee's response in next year

FACILITIES

One-Two Year Projects

- **Memorial Hall**
 - Research drop-down screens for meetings.
 - Start the process of getting duct work installed
- **City Hall**
 - Research new flooring, insulation, new front window and other maintenance issues in the Main part of City Hall.
- **Ward Street Shop**
 - Nothing while leased to Gilliam County. Rent is waived to Gilliam County until January 1, 2026 due to the improvements that were installed at inception of lease.
- **Condon Grade School**
 - Work with Port of Arlington, Condon Grade School Committee, Gilliam County on development of this facility.

VEHICLES

Current – Ongoing

- Snow plow blades for two city pickups
- Replace 10-yard dump truck with a 5-yard dump truck
- Dump bed for 2010 Silver Chevrolet to replace 1-ton at golf course & park

PUBLIC SAFETY

Current Project - Ongoing

- Review contract with Gilliam County Sheriff Office, Gilliam County Fire Services and South Gilliam County Rural Fire Protection District

ECONOMIC DEVELOPMENT

Current Project – Ongoing

- Fiber/Broadband – Dark Fiber Lease
 - Make a free Wi-Fi at City Park and Condon Community Pool with the use of the city’s leased fiber
 - Update the Broadband Utilization Plan with community partners
- Housing project –
 - Fairway Housing project – Work with Hayden Homes on a development plan and apply for grants as needed
 - Continue to investigate local, state and federal programs to continue to develop buildable lots with community partners.
- Public Art – Bronze statues of Nobel Prize Winners from Condon; art work on the point at the park (fly fisherman, farmer); other areas of Main Street. Investigate grants for public art at local, state and federal level.
- Investigate charging stations for electric vehicles and partner with local entities.
- Computer Visioning process with Rural Development Initiatives
- Work with Port of Arlington, Gilliam County, Oregon Department of Aviation for installing fuel sales at Linus Pauling Field
- Discussed purchasing bus company property in Condon for potential office and vehicle storage space

“WISH LIST”

Projects

- Water Conservation incentives – cost share on low flow toilets, showerheads, etc.
- Solar panel field at the site of the pivot
- Work toward a comprehensive strategic/marketing plan for the City of Condon. What do we want the city to achieve or look like in the future?

Outdoor Debris Burning Opened October 1, 2023

[Dismiss](#)

(<https://www.co.umatilla.or.us/departments/community-development/ag-residential-burning>)

If you're burning within the burning ordinance, then please refer to Umatilla County Smoke Management to determine if it is a good burn day. Click on this banner to be redirected to their website to see if it is a burn day.

(<https://www.co.umatilla.or.us/departments/community-development/ag-residential-burning>)



UMATILLA COUNTY FIRE DISTRICT #1

(<https://www.ucfd1.org/>)



(<https://www.youtube.com/firedistrictone>)



(<https://twitter.com/firedistrictone>)



(<https://www.instagram.com/firedistrictone/>)



(<https://www.facebook.com/firedistrictone/>)

[Contact Us \(/contact-us\)](#)

BURN REGULATIONS

[\(/BURN-REGULATIONS\)](#)

[BURN POLICY \(/BURN-POLICY\)](#)

[BURN FAQ \(/BURN-FAQ\)](#)

Burn Policy

Open burning is allowed under the following conditions:

- Within the city limits of Stanfield, burning is allowed by Permit Only except small recreational and cooking fires. Permits must be obtained from City Hall per Ordinance 424-2018.

Other areas covered by Umatilla County Fire District #1:

- The use of burn barrels or other burning containers as well as incinerators are allowed to burn paper and cardboard only. Burn barrels shall be no higher than three feet tall, be in good condition and have a screen with 1/4 inch or less openings when in use.

- Burning of yard debris is allowed during open burning periods which includes limbs, twigs, and cut trees shrubbery, but excludes wet tree leaves, grass clippings, and other slow burning vegetative material.

NO BURNING ALLOWED FROM JUNE 1ST TO SEPTEMBER 30TH

- Open burning from October 1st to May 31st is allowed only during burn days allowed by Umatilla County. Please call 541-278-6397 prior to burning.

- Burning hours are 10:00 A.M. to Sunset.

- Fire must be extinguished by dark. -Large burns can be called into the Fire District, 541-567-8822.

- Burning is allowed on burn days during any of the following weather conditions:

- Temperature under 90 degrees Fahrenheit.

- Wind below 10 MPH -Humidity above 15%

Umatilla County Fire District #1 Burn Policy does not apply to:

- Recreational burning, cooking fires, and Ceremonial Fires no larger than 3' x 3'

- Barbecue and other outdoor cooking appliances.

- Agricultural burns – field burning more than 2 acres. (Must follow Umatilla County Smoke Management Permit Requirements).

- Field Burning of less than 2 acres must follow the requirements for open burning and fire protection equipment provisions.

- Open burning of construction, demolition and commercial waste within the City of Hermiston and within a three (3) mile radius of the City of Hermiston requires an open burn letter from Oregon Department of Environmental Quality and the Umatilla County Fire District #1. Once domestic waste is removed from the property of its origin, it becomes commercial waste and permits from ODEQ and UCFD #1 are required.

- All unconfined burning piles shall be located so as to provide a safety area around any fire. The location for open burning of burn piles 3 feet in diameter or less and 2 feet in height or less shall not be less than 25 feet from any structure, and provisions shall be made to prevent the fire from spreading to within 25 feet of any structure. The location for open burning of piles larger than 3 feet in diameter shall not be less than 50 feet from any structure, and provisions shall be made to prevent the fire from spreading to within 50 feet of any structure.

Ceremonial Fires: Groups or organizations must have site inspected and permission granted before a ceremonial fire. All rules for unconfined burning piles shall apply.

Cooking Fires and Recreational Fires: Cooking Fires and Recreational fires shall be no larger than 3 x 3 feet. All rules for burning shall apply. Cooking Fires larger than 3 x 3 feet are allowed only after permission is granted by Umatilla County Fire District #1.

Nuisance, or hazardous fires are prohibited It is unlawful to burn the following: Rubber Products, Tires and Automotive Parts Plastics/Wire Insulation, Wet Garbage, Disposable Diapers, Petroleum Product, Petroleum Treated Materials, Asphalt or Industrial Waste, Wet Tree Leaves, Grass Clippings

****Any material that emits large volumes of smoke is prohibited****

Violation of Burn policy ORS 478.965 allows the Fire District to recover costs of suppressing unlawful fires and attorney fees. Violation of the Umatilla County Fire District #1 Burn Policy may be punishable by a fine not to exceed \$250.00 or the cost of fire response and/or suppression for apparatus and personnel, which ever is greater in accordance with the Fire District Cost Recovery Ordinance. In addition to the above, Violation of the burn ordinance 424-2018 for the City of Stanfield will be forwarded to the City for enforcement.

[!\[\]\(7f05b059bc0583c5dd3385c0ccddbce0_img.jpg\) BurnPolicy \(/files/6ee48122a/2019-UCFD1-Burnpolicybrochure.pdf\)](#)

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320 S 1ST ST, HERMISTON OR 97838

TELEPHONE (541) 567-8822

[!\[\]\(842b9a660eb497650bab4e1dbd552bfc_img.jpg\)](https://www.youtube.com/firedistrictone) (HTTPS://WWW.YOUTUBE.COM/FIREDISTRICTONE) [!\[\]\(e118b83315752a748075ed801f8d6818_img.jpg\)](https://twitter.com/firedistrictone) (HTTPS://TWITTER.COM/FIREDISTRICTONE) [EMPLOYEE](#)

[!\[\]\(4c004fe1308bd1c1ed3931e371f29946_img.jpg\)](https://www.instagram.com/firedistrictone/) (HTTPS://WWW.INSTAGRAM.COM/FIREDISTRICTONE/) [!\[\]\(88e356d8260ad6edacfe2fe3c0441034_img.jpg\)](https://www.facebook.com/firedistrictone/) (HTTPS://WWW.FACEBOOK.COM/FIREDISTRICTONE/)

[PORTAL \(HTTPS://UCFD1-PORTAL.SPECIALDISTRICT.ORG/\)](https://ucfd1-portal.specialdistrict.org/)

[PRIVACY POLICY \(/PRIVACY-POLICY\)](/privacy-policy)

[WEBSITE ACCESSIBILITY STATEMENT](#)

[DISTRICT TRANSPARENCY \(TRANSPARENCY.HTML\)](transparency.html)

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