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**CITY OF CONDON
WORK SESSION AGENDA
POOL COMMITTEE
Wednesday, July 23, 2025, 5:30 PM
CONDON CITY HALL**

1. CALL THE MEETING TO ORDER

The meeting was called to order at 5:35 p.m.

Present: Mayor Dustan Hall; Councilor Mike Durfey; Swimming Pool Committee members (public) - Molly Fatland, Amanda Richardson, Cindy Osterlund, Guy Whatley, Steve Shaffer, Gilliam County Commissioner Leah Watkins; Staff - City Administrator Kathryn Greiner and Condon Community Pool Manager Shellie Johnson; Consultants Ryan Nachreiner, WTI Project Director; Chris Roberts, Opsis Principal; Justine Banda, Opsis Project Manager.

Absent: Consultant Scott Caron, Ballard*King

2. INTRODUCTIONS - 5:30 - 5:40 P.M.

Introductions were made of the staff, consultants and committee members.

3. VISIONING WORKSHOP 0- 5:40 - 6 P.M.

Chris Roberts of Opsis led the meeting and asked the committee to think about four areas - 1) what does a successful project look like; 2) key values; 3) Primary users of the pool; and 4) how you want the community to contribute to the pool.

Johnson - she would like to see the pool remain at the current site or discuss with Condon School District to put on the site of the current tennis courts.

Shaffer - pool is the cornerstone of activities and is the cog to our community and is open to ideas on the pool.

Richardson - wants users from 0- 101. The current pool is not accessible to all.

Fatland - more accessible for lessons and for older and/or disabled users, plus lap swimming. Eliminate use of chlorine - salt water pool?

Durfey - want to be successful and open and accessible to Condon and surrounding communities. Wants a nice facility for families and in a similar location.

Osterlund - current location of park and pool seem to go together well

Whatley - successful and sustainable costs to have a long-lasting facility

Consensus of the group that the "vision" is to have a facility with lots of families, diving board, water features

Nachreiner went over multiple options for pools that had combinations of leisure and lap pools. If the pools were built as two different pools, it would be more expensive to operate as you would need two filtration systems, but the benefit would be keeping the pools at different temperatures at different depths. Other pools combine lap and leisure with a channel connecting them to make one pool. Fatland and Johnson stressed the need for a pool that would allow for swimming lessons and is deep enough for a diving board.

4. REVIEW OF TWO PROPOSED SITES - 6 - 6:20 P.M.

Consultants presented the two site options that were brought forward by the city's Park & Recreation Committee. The same design of a pool was put on both sites to show scale. Both designs showed expected wind direction and sun angles during the different seasons of the year.

4.1. Old Condon Grade School Site

The pool design was put in the southeast corner of the CGS property and parking for 40 vehicles on the north side of the property. There is ample room to add park features and if the old CGS is torn down, the pool could go on the west side of the property. Osterlund stated that the pool house needs to be on the west side of the pool to shelter from the wind. It was noted that this location is closer to Main Street and has sidewalks leading to it, less traffic and alleviates some safety concerns.

4.2. Industrial Site - Corner of Cottonwood Lane and Main Street

The Industrial location is city-owned property on the corner of Main Street and Cottonwood Lane that consists of approximately 7 acres. This is adjacent to the Little League field. The plans showed the pool, but also additional activities that



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included pickleball courts, park area in addition to parking. Durfey said that area is "super" windy, dusty due to nearby wheat fields and an agricultural chemical plant that is adjacent on east side that, at times, creates a chemical smell. It was noted that this area also had no sidewalks and increased traffic on days when the transfer station is open.

Consensus of the committee that CGS was the best option, but asked for a second look at the current site. CA Greiner stated that an evaluation was done on the current pool, which determined looking at different sites. She will send the report out to the committee members.

Whatley stated that he was going to be the "devil's advocate" and stated that if the future was to draw families, it might be better to pick the Industrial site due to the proximity of the Little League fields, golf course and the ability to expand with other activities. He added that the issues mentioned as a deterrent - traffic, dust, wind - may be mitigated to make this a better site due to "not running out of room." He noted that the CGS site was more attuned to housing, not a recreational site.

Fatland stated that this "goes back to vision." Johnson stated that if the plans show more activities down the road, it could be the better option. Richardson asked if one site was more expensive than the other to build.

5. WRAP-UP & NEXT STEPS - 6:20 - 6:30 P.M.

CA Greiner stated that it might be a good idea to discuss expanding the master plan to a full complex and determine costs to make that part of this project. She also stated that the council had directed her that they will not be financing the build, but it would be done with grants and a bond that show public interest and involvement.

Next step is for the consultant group to come to Condon to review the current pool and the potential sites. The information needed is the cost of the pool, which could be phase 1 of a larger project. CA Greiner will coordinate the next visit.

6. ADJOURN

The meeting was adjourned at 6:44 p.m.