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## MINUTES REGULAR CITY COUNCIL MEETING

WEDNESDAY, APRIL 1, 2026, 7:00 PM

### 1. CALL REGULAR MEETING TO ORDER

Council President Jan Stinchfield called the meeting to order at 7:00pm.

### 2. ROLL CALL

Present: Council President Jan Stinchfield, Councilor Mike Durfey, Councilor Hanna Bass, Councilor Eli Caudill (Zoom), Councilor Tom Fatland (Zoom)

Absent: Mayor Dustan Hall, Councilor Jeremy Kirby

Staff: Interim City Administrator and Public Works Superintendent Gibb Wilkins, Interim City Recorder Jessica Isley

Guests: Sheriff Gary Bettencourt, Robyn Johnson, Katie Hams, Anja Mundy, Jill Frazee, Alisha Reed, Larry Conaway, Jennifer's iPad (Zoom), Stephen Allen (Zoom), Patnode (Zoom), \*\*\* (Zoom)

### 3. ADDITIONS TO AGENDA

3.1. \*\*\* 7.3 Consider Condon Youth Baseball Inc.'s Request for Assitance with Water

3.2. \*\*\* 7.4 Consider Condon Early Learning Center's request for Funding

### 4. PUBLIC COMMENT

4.1. **The council may hear discussion of unannounced items from the floor and comments on the agenda items. Comments are limited to five (5) minutes. Please state your full name and physical address before giving discussion or comment.**

4.2. **Jen Hall Letter to the Council. It was requested that it be read into the record**

Wilkins read Jen Hall's letter to the council out loud. This letter is in the packet.

4.3. **Police & Fire – Gilliam County Sheriff Gary Bettencourt**

Sheriff Bettencourt will be looking at weeds and grass soon. Councilor Bass mentioned dogs barking, and Sheriff Bettencourt advised making a call each time.

### 5. CONSENT AGENDA

5.1. **Review and approve March 4th 2026 Condon City Council Minutes and March 10th Special City Council Minutes**

Councilor Durfey moved to approve the March 4, 2026, city council minutes and the March 10, 2026, special city council minutes. Councilor Bass seconded. All in favor: Councilor Durfey, Councilor Bass, Councilor Fatland, Councilor Caudill. Opposed: None. Abstain: None. Motion passes.

5.2. **Review the March 2026 accounts payable and VISA statements**

No questions or comments.

### 6. OLD BUSINESS

**6.1. Fairway Housing and Housing Committee update**

Wilkins — Housing committee meeting last Thursday, discussed community land trust and affordability easements but those need to be taken over by a non-profit and not by the city. Was given the go-ahead to look further into MIRL, Moderate Income Revolving Loan. It can be used for Fairway housing and throughout town. Moderate income definition is for a family of 4 making under 97k. If used for a sidewalk, then every lot that the sidewalk services is subject to that income. Good note on fairway housing in general, moving forward with the construction drawings, and then we will find out how much the infrastructure is going to cost. We are going to look at a phase approach. Need to research more on the Age+ housing program.

**6.2. Swimming Pool Update**

Wilkins - Pool pipe repair will be April 20, 2026. Supplemental budget will be brought to the next council meeting so we can pay for it. The pool was drained dry, then 2–3 weeks later there was 3 feet of water in there, so not keeping groundwater out. The pool manager is coming back but may not have enough lifeguards, need 5 full-time, so the hours may be limited.

**7. NEW BUSINESS****7.1. Consider Council Approval for serving Alcohol at a Wedding Reception in Memorial Hall on October 10th 2026**

Isley - Wedding is for Lacy Aamodt and Michael Brennan. Server information and event insurance has been provided. Councilor Durfey moved to approve the serving of alcohol at the Memorial Hall for the wedding reception on October 10, 2026. Councilor Bass seconded. All in favor: Councilor Bass, Councilor Durfey, Councilor Caudill, Councilor Fatland. Opposed: None. Abstain: None. Motion passes.

**7.2. Consider Approval of Property Tax Exempt Status for the Old Grade School**

Councilor Durfey made the motion to approve the property tax-exempt status for the old grade school. Councilor Fatland seconded. All in favor: Councilor Bass, Councilor Durfey, Councilor Fatland, Councilor Caudill. Opposed: None. Abstain: None. Motion passes.

**7.3. Consider Condon Youth Baseball Inc.'s Request for Assistance with Water**

Wilkins – Best practice is not to give away free water.

Councilor Stinchfield – Can we give \$2,000 from the transient fund?

Wilkins – Thinks it's best to give them money so that they can pay the bill themselves and budget accordingly.

Councilor Bass made the motion to give the Condon Youth Baseball Inc. \$2,500. Councilor Durfey seconded. All in favor: Councilor Bass, Councilor Durfey, Councilor Caudill, Councilor Fatland. Opposed: None. Abstain: None. Motion passes. More discussion, and it was decided that \$3,000 would be a better amount. Motion amended and moved by Councilor Durfey to give the Condon Youth Baseball Inc. \$3,000, Councilor Bass seconded. All in favor: Councilor Fatland, Councilor Caudill, Councilor Bass, Councilor Durfey. Opposed: None. Abstain: None. Motion passes.

**7.4. Consider Condon Early Learning Center's request for Funding**

Councilor Durfey declared an actual conflict of interest; his wife is an employee of the Condon Early Learning Center, he will not participate in discussion or vote on this matter.

Wilkins declared a potential conflict of interest, he is a board member of the Condon Early Learning Center, and he will participate in discussion on this matter, he does not have a vote.

CELC requests \$20k for construction of their new wing.

Councilor Fatland – thinks it's important but wants to have this put in the budget for the next year.

Councilor Bass and Councilor Stinchfield would like to table it until the next meeting.

Councilor Stinchfield thinks it is something we can consider.

**8. STAFF REPORTS****8.1. Public Works – Public Works Superintendent Gibb Wilkins**

Wilkins - 3.1 million gallons of drinking water pumped up the hill. Switched to summer wells on 4/1, golf and park attendants started, we are on summer hours for staff and transfer station. Double drum roller arrived. Dark Sky Streetlight grant was received. Main Street streetlights will be replaced after July 4<sup>th</sup> and will need to reach out to an electrician. Plastic pipe prices are high. Still finding leaks with the new leak detector.

Councilor Durfey – where is the pipe going?

Wilkins - Down Main Street and the clinic. In 20 years, all but 1 high priority project has been completed. Mentioned putting 16" pipe up cottonwood, so there will be more water closer to town, and a reservoir buffer.

**8.2. Administration – Interim City Administrator Gibb Wilkins**

Wilkins — Nothing to report that wasn't already covered in other areas of the agenda.

**9. EXECUTIVE SESSION - ORS 192.660(2)(i) - To review and evaluate the employment-related performance of the chief executive officer of any public body, a public officer, employee or staff member who does not request an open hearing.**

Executive Session was entered at 7:37pm. Executive Session was closed, and the meeting returned to open session at 8:08pm. Personnel Committee meetings will be scheduled once a month for the next 3 months.

**9.1. Interim City Adminstator 3 month performance review**

**9.2. Interim City Recorder 3 month performance review**

**10. COUNCIL INFORMATION**

**10.1. Councilors need to make sure to file a Statement of Economic Interest with the Oregon Ethics Commission.**

Councilor Stinchfield reminded the council to file a statement of economic interest with the Oregon Ethics Commission.

**11. NEXT REGULAR MEETING DATE**

**11.1. May 6th 2026 at 7:00 pm**

**12. ADJOURN REGULAR MEETING**

Council President Stinchfield adjourned the meeting at 8:11pm.

\_\_\_\_\_ Date \_\_\_\_\_  
Dustan Hall, Mayor

ATTEST: \_\_\_\_\_ Date \_\_\_\_\_  
Gibb Wilkins Interim City Administrator