

City Council Meeting Minutes

THURSDAY, AUGUST 21, 2025 – 6:00 PM
COLUMBIA CITY, CITY HALL – 1840 SECOND STREET
CITY OF COLUMBIA CITY, COLUMBIA COUNTY, OREGON

AGENDA ITEM 1

CALL TO ORDER/ROLL CALL:

CONVENED:

Council President Rob Forman called the Regular Meeting to order at 6:00 pm.

COUNCIL MEMBERS PRESENT:

Council President Rob Forman
Councilor Gordon Thistle
Councilor Connie Quick

COUNCIL MEMBERS ABSENT:

Mayor Alex Reed
Councilor Lyle Bluhm

ALSO PRESENT:

Kim Karber, City Administrator/Recorder
Jerry Bartolomucci, Chief of Police

ATTORNEY PRESENT:

None

A quorum was present, and due notice had been published.

AGENDA ITEM 2

PUBLIC HEARINGS:

None

AGENDA ITEM 3

CITIZEN INPUT:

3.1 Kit Gardes, representing Columbia City Library, thanked the Council and the citizens for making the City Celebration successful again this year and for all the support of the Library. Kim added that calculations from the strawberry pancake breakfast were almost finalized and there would be a check issued for around \$2100 to the library.

3.2 Kathleen Devlin, 3065 6th Place, saw that Ruth Rose Richardson Park (RRR) was for sale and wanted some information on that and Pixie Park. Kim explained that the Daughters of the American Revolution (D.A.R.) donated Pixie Park to the City, and they are currently trying to sell RRR, which is zoned as public lands. If whoever buys RRR wants to build on it, they will have to go through Columbia City's rezoning process, which has specific steps that need to be met. Kathleen inquired if the City would purchase the property and suggested possibly raising taxes to do so. It was explained that the City could not afford to purchase it, and our tax rates are frozen and cannot be raised. She then mentioned doing a levy, which the City could do if the voters approved of it. Mark Stevens commented it would be sold before something like that was passed.

Rob Johnson, 1850 Front Place, asked if the City kept up the park and if D.A.R. paid for that. Kim explained the City no longer maintains RRR but does empty the garbage can and provides the porta potty for Pixie Park and RRR.

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Mark Stevens, 1505 3rd Street, stated that he has created and is President of a non-profit 'Friends of the Caples'. He gave some history on the Caples House, RRR, and Pixie Park and announced he was going to try and put a GoFundMe together to buy RRR as part of the non-profit with the stipulation it stays as a park. He also stated that the D.A.R. voted in May to divest of the Caples House as well and if they follow Del Caples's deed the Caples House would go to the City. He said he is a Caples, and he knows a lot of the Caples family and their history. He wants to make sure the Caples House and RRR are preserved.

Mark Stevens then moved on to represent Jason Moon, a resident of Columbia City, and the residents on 3rd Street who live by Jason and their concerns about their scenic views being obstructed and property neglect. Mark asked if we had received Jason's letter addressed to the Mayor and Council. The Council members present said they had not received the letter. Mark stated that the homeowner of the property of concern had been contacted regarding the concerns but had not received a response.

Linda Thomas, 1500 3rd Street, also addressed Council about the view obstruction issue.

Councilor Quick stated that when she called in the past and inquired about tree heights, she was told the City does not have any tree height restriction ordinances but there may be something in the HOA's or CCR's that do, but the City is not responsible for enforcing those. Kim verified the City does not currently have any tree height ordinances.

Caitlinn Floyd, 1530 3rd Street, also addressed Council about the view obstruction issue and provided a letter the neighbors on 3rd Street had presented to the homeowner asking them to trim the trees, not remove them. They have not received any response.

Joan Thackery, 125 M Street, stated she used to be on the City Planning Commission and there was something about trees not being able to be planted in a row to act like a hedge.

Kim stated the question has come up a lot in the almost 8 years that she has been working for the City and there are no tree height restrictions currently in the City. They might be written into neighborhoods HOA's or CCR's and the City does not enforce those. The only restriction the City has on hedges would be if they are blocking people's line of sight for backing out of their driveways or going around a corner. Kim will verify this again with Helen.

Councilor Thistle asked if these could be added to code. Kim answered they could be, and it would be a nightmare to enforce. The trees currently in place would be grandfathered in and would not be included if a new code were put into place.

Mark Stevens added that all of the City's land use documents are online and suggested everyone take a look at them and if they have any issues with them to bring them to the City's Planning Commission and they will take a look at them and consider the feedback.

AGENDA ITEM 4

COUNCIL REPORTS:

4.1 Audit Committee: Chair Forman reported that the September meeting will be on September 17th.

4.2 Hazard Committee: Chair Quick reported they talked about the Prepare Fair at the Columbia City Celebration. Jerry added they were limited on the participation of the Prepare Fair due to staffing and funding. Next meeting will be August 26th.

4.3 Parks Committee: Kim reported there was not a meeting in August and there will not be one in September. The next meeting will be an advisory committee meeting with Conservation Technix about the park survey feedback.

4.4 Streets Committee: Chair Forman reported the meeting ended up being cancelled due to us not receiving the SCA grant which was going to cover the major

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projects that were scheduled and there were no other funds allocated that could be used to cover the projects. There is money in contingency to cover any smaller emergencies that may come up. Next meeting will be in the Spring to discuss items for the 2026-27 budget year.

4.5 **Water & Sewer Committee:** No report.

AGENDA ITEM 5

CONSENT AGENDA:

- 5.1 Bills paid with check numbers 35564 through 35629 during the month of July 2025.
- 5.2 Expense vs Budget Report for the month ending July 31, 2025.
- 5.3 Combined balance sheet for the month ending July 31, 2025.
- 5.4 Minutes of the July 17, 2025, Regular City Council Meeting.
- 5.5 Activity Report from the City Administrator for the month of July 2025.
- 5.6 Activity Report from the Public Works Superintendent for the month of July 2025.
- 5.7 Activity Report from the Chief of Police for the month of July 2025.
- 5.8 Minutes of the June 25, 2025, Hazard Mitigation Planning Committee.

THE COUNCIL APPROVED THE CONSENT AGENDA BY UNANIMOUS ROLL CALL VOTE.

AGENDA ITEM 6

UNFINISHED BUSINESS:

None

AGENDA ITEM 7

NEW BUSINESS:

7.1 **Authorizing the Signature of the Grant Young Memorial Planning Assistance Grant between the State of Oregon Department of Land Conservation and Development and Columbia City, Oregon.**

MOVED (QUICK), SECONDED (THISTLE), AND CARRIED UNANIMOUSLY TO APPROVE THE SIGNATURE OF THE GRANT YOUNG MEMORIAL PLANNING ASSISTANCE GRANT.

7.2 **Council Bill No. 25-1011: A Resolution Determining that a Nuisance Exists Upon Property Described as Map and Taxlot 5128-AB-00300, Tax Account Number: 14309, Property Located at 2205 Second Street within the City of Columbia City and Requesting City Abatement.**

MOVED (THISTLE), SECONDED (QUICK), AND CARRIED UNANIMOUSLY TO ADOPT COUNCIL BILL NO 25-1011.

7.3 **Council Bill No. 25-1012: A Resolution Assessing Abatement Costs, Fees and Accrued Interest as a Lien Against Vacant Land Described as Map and Taxlots 5128-DA-05500, 5128-DA-05100, 5128-DA-5102, and 5128-DA-5103, Properties are Located Adjacent to Third and M Streets and Adjacent to Second Street North of Spinnaker Way within the City of Columbia City, Oregon, Currently Under the Ownership of Columbia Harbour LLC.**

MOVED (THISTLE), SECONDED (QUICK), AND CARRIED UNANIMOUSLY TO ADOPT COUNCIL BILL NO 25-1012.

7.4 **The Council will hold an Executive Session to review and evaluate the employment-related performance of the City Administrator pursuant to ORS 192.660 (2)(i).**

COUNCIL WENT INTO EXECUTIVE SESSION AT 6:45 AND RETURNED TO REGULAR SESSION AT 7:00.

MOVED (QUICK), SECONDED (THISTLE), AND CARRIED UNANIMOUSLY TO
APPROVE A 3% WAGE INCREASE FOR THE CITY ADMINISTRATOR.

AGENDA ITEM 8 OTHER BUSINESS:

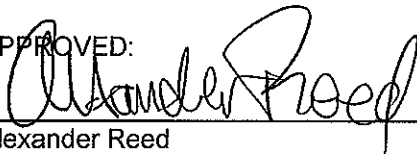
8.1 Lignetics Update.

Kim reported that Steve Nelson with Lignetics gave an update on the progress of the upgrades at the Community Meeting held on July 29th. There were only eight residents and five individuals from The Port that attended. The residents that were there stated they had not seen an improvement in the dust pollution with what has been completed so far. This was the first feedback Steve had heard about them not seeing an improvement. He also discussed the next step was installing the Hammermill, they have all the parts they just need to get them all to the Columbia City plant. The Port stated they would work with Lignetics and try to get some data on what is actually in the air – is it pollution from the pellet plant, pollen, Clearwater, etc. Steve said they are working half of what they were the same time last year; rotating Monday – Wednesday one week and Monday – Thursday they next week, so it seems they should be seeing a decrease in the dust pollution. It will be interesting to see what data they come up with.

AGENDA ITEM 9 ADJOURNMENT:

9.1 There being no further business to come before the Council, the meeting adjourned at 7:01 pm.

APPROVED:



Alexander Reed
Mayor

ATTEST:



Kim Karber
City Administrator/Recorder