

Garibaldi City Council Regular Meeting Minutes

Monday, May 18, 2026 – 5:30 p.m.

Convening Of Meeting

Mayor Bade called the meeting to order at 5:30 p.m. In attendance were Mayor Linda Bade, Council President Cheryl Gierga, and Vice President Bud Shattuck. Staff in attendance were Finance Officer Becca Harth, City Recorder Amy Cram, Fire Chief Tad Pedersen, and Public Works Superintendent Nick Theoharis.

Presentations

There were no presentations.

To Be Added to be Agenda

Mayor Bade proposed adding the GURA meeting before public hearings, as they also had a 5:30 p.m. start time. Council member Gierga made a motion to add several items to the agenda: a beautification project discussion with hanging baskets, an administration discussion about meeting frequency, and emergency management.

A motion was made to add the above items to the agenda.

- **Moved by: Councilor Gierga**
- **Seconded: Councilor Shattuck**
- **Motion passed unanimously**

Public Hearings

There were no hearings.

Consent Calendar

Mayor Bade reviewed edits made to previous meeting minutes, including corrections to executive session language and timing issues. Mayor Bade questioned wastewater revenue figures showing only 51.29% collection. Finance Director Harth indicated she was investigating the discrepancy. Mayor Bade expressed appreciation for the LGIP balance reaching nearly \$3,000,000.

A motion was made to approve the consent calendar.

- **Moved by: Councilor Gierga**
- **Seconded: Councilor Shattuck**
- **Motion passed unanimously**

Public Comments on Agenda Items

Paul Daniels requested to reserve his time for later discussion under new business item H1.

Shirley Peters inquired about water revenue impacts from the mill's resumed operations. Mayor Bade explained that while the mill is using more water and paying more, the increased costs offset the revenue gains, resulting in no net benefit to water rates.

Emergency Management Update

Emergency Management Coordinator Corey provided updates on wildfire protection resources, noting concerning summer conditions ahead. She distributed informational materials with QR codes for residents to request property assessments from the Oregon Fire Marshal. The emergency management team meets on the second Tuesday of each month at 5:30 p.m. and welcomes new members.

Old Business

Open Council Position Discussion

Mayor Bade outlined the need to fill two council positions (2026 and 2028 terms) and planning commission positions. Seven candidates had applied for council positions. The council decided to wait until the June meeting to appoint the planning commission positions, hoping to get more applicants.

A motion was made to appoint Connye Corey to the council position that ends in 2026.

- **Moved by: Councilor Gierga**
- **Seconded: Councilor Shattuck**
- **Motion passed unanimously**

A motion was made to appoint Tom Porter to the council position that ends in 2028.

- **Moved by: Councilor Shattuck**
- **Seconded: Councilor Gierga**
- **Motion passed unanimously**

Mayor Bade administered the oath of office to both new council members, and they were officially sworn in during the meeting.

City Hall Air Quality Discussion

Public Works Director Theoharis presented cost estimates for mold remediation and HVAC improvements. Alpha Environmental provided a comprehensive proposal for \$78,672 covering mold testing, asbestos testing, remediation, crawl space mitigation, and exterior wall sealing. Additional HVAC work from various contractors ranged from approximately \$15,482 to \$17,781 for recirculation systems and heat pumps.

Mayor Bade noted that mold scores in the community space, fire chief's office, and current meeting room were identical at 112 (below the 150 threshold), questioning why some spaces remained closed while others were usable. Council agreed to tape off the kitchen and bathroom areas while utilizing the community space for meetings.

Finance Director Harth announced that city staff would return to City Hall on June 1st, working from the fire chief's office.

New Business

System Development Charge Discussion

Mayor Bade explained that System Development Charges (SDCs) had not increased since 2013 and proposed implementing a 45% increase plus cost-of-living adjustments totaling approximately 50-51% overall. Finance Director Harth confirmed the new rates would be \$14,154 for a standard 3/4-inch water connection, compared to the current \$9,201. She noted that neighboring Rockaway Beach charges between \$11,120 and \$15,000 depending on development type. The resolution would take effect July 1st.

A motion was made to implement the System Development Charge resolution.

- **Moved by: Councilor Shattuck**
- **Seconded: Councilor Gierga**
- **Motion passed unanimously**

Resolution Authorizing Check Signers and Credit Card Holders with 1st Security Bank

Finance Director Harth presented Resolution 2026-03 authorizing check signers and credit card holders. Council appointed Tom Porter as the third check signer alongside Mayor Bade and Councilor Gierga.

A motion was made to approve the resolution with Tom Porter as check signer.

- **Moved by: Councilor Gierga**
- **Seconded: Councilor Shattuck**
- **Motion passed unanimously**

Town Hall Discussion

Mayor Bade reported that 28 people attended the recent town hall meeting. Top priorities identified included

completing audits without additional spending and reopening City Hall, which was partially addressed during the meeting. Additional priorities included beautification projects, street maintenance schedules, one way street signs, and improved public communication.

Items Removed from Consent Agenda

No items were removed from the consent agenda.

City Manager's Report

Finance Director Harth announced that City Hall would be closed Thursday due to staffing arrangements and confirmed that she and Administrative Assistant Amy would return to City Hall on June 1st.

Mayor Bade requested council approval to appoint Finance Director Harth as Interim City Manager upon reviewing her contract.

A motion was made to appoint Becca Harth as Interim City Manager.

- **Moved by: Councilor Gierga**
- **Seconded: Councilor Shattuck**
- **Motion passed unanimously**

Department Head Matters

Public Works Director Theoharis reported progress on clearing trails to the "G" and plans to install red, white, and blue lights for Memorial Day. He provided a draft TUF (Transportation Utility Fund) plan outline for council review.

Fire Chief Pedersen announced two seasonal firefighter positions funded through a state grant at \$22 per hour working 40 hours per week from June 15th through September 30th. The positions require firefighter and wildland firefighter certifications.

Council Reports and Comments

Mayor Bade discussed ongoing website improvements and agenda accessibility efforts with staff. No other councilors had anything new to share.

Public Comments on Non-Agenda Items

Susan Newman reported significant road damage at the fish cleaning station requiring city attention, as port streets remain city responsibility.

Gary Owen provided extensive comments about ongoing drainage issues on his property, requesting updates on engineering recommendations and expressing frustration with the timeline for repairs.

Tim Hall suggested no overnight parking signage for the railroad parking lot due to vehicles being abandoned for extended periods.

Heidi Parker talked about a formal complaint she filed about a contractor's yellow dump truck parked incorrectly on city streets, citing safety concerns and ordinance violations. Fire Chief Pedersen offered to investigate potential fire code violations if applicable.

Adjournment

Mayor Bade adjourned the meeting at 7:53 p.m.

ATTEST:

A blue ink signature of Becca Harth, written over a horizontal line.

Becca Harth, Interim City Manager/Finance Director

A blue ink signature of Linda Bade, written over a horizontal line.
Linda Bade, Mayor

