



CITY OF SWEET HOME CITY COUNCIL MEETING MINUTES

August 11, 2026, 6:30 PM
Sweet Home City Hall, 3225 Main Street
Sweet Home, OR 97386

Mission Statement

The City of Sweet Home will work to build an economically strong community with an efficient and effective local government that will provide infrastructure and essential services to the citizens we serve. As efficient stewards of the valuable assets available, we will be responsive to the community while planning and preparing for the future.

I. Call to Order & Pledge of Allegiance

The meeting was called to order at 6:30 PM.

II. Roll Call

PRESENT

Council President Josh Thorstad
Councilor Chelsea Augsburger
Councilor Ken Bronson
Councilor Dylan Richards
Councilor Angelita Sanchez

ABSENT

Mayor Susan Coleman
Councilor Aaron Hegge

STAFF

Jason Ogden, City Manager / Police Chief
Cecily Hope Pretty, Deputy City Manager
Blair Larsen, City Attorney
Angela Clegg, Planning & Building Manager
Adam Leisinger, Special Projects Manager
Cindi Robeck, Financial Operations Manager
Dominic Valloni, Interim Public Works Director

III. Consent Agenda

Approval of Minutes:

- a) 2026-07-28 City Council Meeting Minutes

Councilor Richards moved to approve the Consent Agenda. Councilor Augsburger seconded the motion. The motion carried by the following votes:

AYE: Thorstad, Augsburger, Bronson, Richards, Sanchez

NAY: None

ABSENT: Coleman, Hegge

IV. Recognition of Visitors & Hearing of Petitions

- a) Public Hearing – City Attorney Services

Council President Thorstad opened the Public Hearing at 6:31 PM.

There were no speakers to be heard.

Council President Thorstad closed the Public Hearing at 6:31 PM.

b) Request for Council Action – Bill Dispute for 1207 Long Street

City Manager Ogden stated that Mr. John Suh of Mr. Lucky's Deli requested a hearing from City Council, in accordance with City policy, regarding a bill dispute. He reviewed the history of the utility account, including identification of a leak and mounting utility bills which were repeatedly disputed since June 2025. He stated that City Council needed to determine how to handle the dispute, including if any reductions to the account balance should be granted.

Councilor Bronson asked for clarification on the timeline between the first notification to the business owner regarding the leak to the time of the resolution of the issue. City Manager Ogden replied that the issue persisted from approximately May 2025 to December 2025. Councilor Bronson expressed concern with establishing a precedent by allowing further reductions to the balance.

Councilor Richards asked why the payment plan was declined. Deputy City Manager Pretty replied that Mr. Suh continued to dispute the balance and believe that the City was responsible for miscalculating his water usage.

Councilor Sanchez asked how the City communicated the dispute's scheduling to Mr. Suh and why he was not in attendance. Deputy City Manager Pretty replied that he was provided notice via certified and standard mail. Councilor Sanchez asked when the mailings were sent. Financial Operations Manager Robeck replied that they were sent July 29th. Councilor Sanchez expressed concern that Mr. Suh would sue the City if he did not have the opportunity to appear before City Council. City Attorney Larsen stated he did not believe Mr. Suh would have a strong legal case against the City. Councilor Sanchez expressed concern with some of the evidence provided by Mr. Suh but noted her concern that he was not available for questions. City Attorney Larsen recommended that City Council postpone a decision until the following meeting to allow Mr. Suh another opportunity to appear.

Councilor Sanchez moved to postpone the item until the following City Council meeting. Councilor Richards seconded the motion. The motion carried by the following votes:

AYE: Thorstad, Augsburg, Bronson, Richards, Sanchez

NAY: None

ABSENT: Coleman, Hegge

V. New Business

- a) Request for Council Action – Resolution No. 15 for 2026 – Approving Traffic Control “Stop” Signs

City Manager Ogden stated that there were three recently developed subdivisions in the City that required new stop signs for traffic control. He noted that traffic control devices required City Council approval according to City Municipal Code. He described stop signs either already installed or needed within the Mountain River, Coulter, and Clearwater subdivisions.

Councilor Bronson stated that the stop signs were in common-sense locations.

Councilor Richards moved to approve Resolution No. 15 for 2026. Councilor Sanchez seconded the motion. The motion carried by the following votes:

AYE: Thorstad, Augsburg, Bronson, Richards, Sanchez

NAY: None

ABSENT: Coleman, Hegge

VI. Ordinance Bills

Third Reading of Ordinance Bills (Roll Call Vote Required)

- a) Request for Council Action – Ordinance No. 3 for 2026 – Ordinance No. 1341 – Amending SHMC 2.04.030 Nominations & Declaring the Need for an Expediency Clause

Ordinance No. 3 for 2026 was read by title only.

Councilor Bronson moved to approve Ordinance No. 3 for 2026. Councilor Richards seconded the motion. The motion carried by the following vote:

AYE: Thorstad, Augsburg, Bronson, Richards

NAY: Sanchez

ABSENT: Coleman, Hegge

City Attorney Larsen stated that the motion should have been to adopt the Ordinance rather than to approve it.

Councilor Bronson moved to adopt Ordinance No. 3 for 2026. Councilor Richards seconded the motion. The motion failed by the following vote:

AYE: Thorstad, Augsburg, Bronson

NAY: Richards, Sanchez

ABSENT: Coleman, Hegge

Councilor Bronson stated that the majority of Councilors voted in favor of the motion. Deputy City Manager Pretty clarified that the recent Charter changes require four affirmative votes for any changes to City Code.

Councilor Sanchez stated that she voted against the item because she felt the expediency clause was unnecessary and that she believed the City's Home Rule Charter protected the City Code against State control.

President Pro Tem Thorstad asked if another vote could be taken. Deputy City Manager Pretty replied that a motion to reconsider would be required from one of the "no" votes in order to take another vote.

Councilor Bronson asked if action could be postponed to the following meeting. Deputy City Manager Pretty replied that the action had already been taken so postponement was no longer an option.

VII. Reports of Committees

Administration, Finance & Property Committee – Council President Thorstad

Community Health Committee – Councilor Bronson

- 2026-07-22 Community Health Committee Meeting Minutes

Library Advisory Board – Councilor Augsburg

Park & Tree Committee – Councilor Hegge

- 2026-07-21 Park & Tree Committee Meeting Minutes

Planning Commission

Area Commission on Transportation – Councilor Sanchez, Councilor Bronson (alternate)

Chamber of Commerce – Councilor Hegge

Council of Governments – Councilor Bronson, Councilor Sanchez (alternate)

Solid Waste Advisory Council – Councilor Richards

Councilor Bronson noted that the Community Health Fair would take place on the upcoming Saturday.

VIII. Department Reports

Library

- Library Report – July 2026

Planning & Building

Public Works

- Public Works Report – July 2026

Finance

- Finance Department Report – July 2026

Police

- Police Department Report – July 2026

City Attorney

City Manager Ogden highlighted the statistics for the Police Department including decreases in person crimes, property crimes, and society crimes.

IX. Reports of City Officials

City Manager's Report

- August 2026 Newsletter

City Manager Ogden stated that the filing period for City Council was still currently open. He thanked the community for their participation in National Night Out and for all the staff and vendors who were involved.

Mayor's Report

There was no report to be heard.

X. Council Business for Good of the Order

Councilor Sanchez thanked Director Valloni for his coordination with Marion County to perform striping in Sweet Home.

XI. Adjournment

There being no further discussion, the meeting was adjourned at 7:01 PM.

Mayor

ATTEST:

City Manager – Ex Officio City Recorder