



CITY COUNCIL MEETING MINUTES

**February 11, 2026
7:00 PM
Civic Center**

City Council	Mayor/Councilmember Matthew Hartman, Mayor Pro Tem/Councilmember David Griggs, Councilmember Steven Glenn, Councilmember Tom FitzGerald, Councilmember Bruce Straughn
City Staff	City Clerk Darla Wilkins, City Manager Jeff Balentine, Planning Director Amy Hess
Consultants	Anisa Thaci, AHBL, Contract City Planner Jeff Parsons, Herrera Environmental Consultants

1. CALL TO ORDER

Mayor Pro Tem David Griggs called the City Council Meeting to order at 7:00 p.m.

2. FLAG SALUTE

Mayor Pro Tem David Griggs led the Council, Staff and Audience in the Pledge of Allegiance to the flag.

3. ROLL CALL

City Clerk Darla Wilkins verbally called out the Council's names and took note of the meeting attendance.

4. NEW BUSINESS

None.

5. CURRENT BUSINESS

**5.a. Critical Area Regulations Update - Granite Falls Municipal Code
19.07.020**

Planning Director Amy Hess along with Anisa Thaci and Jeff Parsons worked together to review the proposed changes to GFMC 19.07.020, Critical Areas Regulations. These changes included the following suggested amendments:

- General edits
- GFMC 19.07.020(A)(2) - Definitions
- GFMC 19.07.020(D) - Reasonable Use Exception
- GFMC 19.07.020(I)(3) - Geologically Hazardous Areas
- GFMC 19.07.020(I)(4) - Landslide Hazard Areas
- GFMC 19.07.020(I)(6) - Seismic Hazard Areas
- GFMC 19.07.020(I)(7) - Channel Migration Hazard Areas
- GFMC 19.07.020(J)(2) - Wetlands
- GFMC 19.07.020(J)(5) - Fish and Wildlife Habitat Buffer Areas
- GFMC 19.07.020(J)(7) - Fish and Wildlife Mitigation Standards, Criteria and Plan Requirements
- GFMC 19.07.020(10) - Aquifer Recharge Areas
- GFMC 19.07.020(11) - Flood Hazard Areas

Please see Staff Report dated February 11, 2026, for all the proposed updates.

Council questions/discussion/questions included the following:

- Who determines "reasonable use" and if the city or the applicant is correct?
- Map of "critical areas" within the city?
- Example of a mitigation bank property.
- Options if "mitigation banks" language was not placed in our code.
- Clarification related to Channel Migration Zones
- What do these amendments mean for future development?
- Sole source aquifers and their impact on the City.
- Existing properties with critical areas and associated buffers on site.

City staff and consultants agreed to discuss any further questions at the public hearing, but City Council noted they were overall supportive of the proposed amendments.

6. ADJOURNMENT

Mayor Matthew Hartman