



Stormy Weather Arts Festival  
Special Section

Inside  
Subscribers Only

North Coast

Serving North Tillamook County since 1996

# CITIZEN

Thursday, October 16, 2025 | Vol. 32, Issue 20

www.northcoastcitizen.com

\$2.00



Johnson and Nelson cut the ribbon to open the Nehalem Bay Health District's new clinic and pharmacy building in Wheeler, with other elected officials who supported the project looking on.

## NBHD Clinic and Pharmacy opens in Wheeler

WILL CHAPPELL  
Citizen Editor

Several hundred residents gathered in Wheeler on October 4, for the grand opening of the new Nehalem Bay Health District Clinic and Pharmacy, featuring a ribbon-cutting ceremony and open house.

The new \$12.2-million facility will allow the Nehalem Bay Health Center to expand its offerings to include dentistry and mental healthcare and significantly expand its clinic and pharmacy capacities and was supported by a \$10.25-million bond approved by voters in 2023.

"We reach a historic milestone today with this new health center and pharmacy," said Nehalem Bay Health District (NBHD) President Marc Johnson, "with new



Johnson addressed the crowd gathered for the grand opening of the new clinic and pharmacy.

See **NBHD**, Page A5

## Tillamook test scores improve

WILL CHAPPELL  
Citizen Editor

Test scores across Tillamook County's three school districts improved year-over-year in 2024-2025, in math, science and English language arts, with Neah-Kah-Nie students scoring highest, followed by those in the Tillamook district.

The Tillamook School District's biggest improvement came in English language arts testing, where across all students test scores improved from a 27% proficiency mark in 2023-24 to a 42.5% proficiency mark last year. Tillamook's math and science proficiency also saw improvements, with science scores up more than 5% and exceeding the statewide average and math scores improving 2%.

In English language arts, Tillamook's 42.2% proficiency was within one percentage point of the 43% mark achieved statewide. Eighth and 11th grade proficiency scores were the principal drivers of the improvement, with the former surging from 20% in 2023-24 to 50.4% last year and the latter improving from 25.5% to 58.9%.

Students in the Neah-Kah-Nie School District exceeded the statewide average proficiency mark with 55.9% of students showing proficiency, while in the Nestucca School District 32.6% of students were found to be proficient, down slightly from 34.8% in the 2023-24 school year.

Tillamook's small improvement in math proficiency results was the result of gains by third, fourth and fifth graders, with seventh and grade returns steady, and slight downturns in sixth and 11th grades.

Neah-Kah-Nie's proficiency was almost steady year-to-year, dropping from 33.9% to 33.5% and staying ahead of the statewide average of 31.5%.

Nestucca's students achieved a small improvement in math proficiency, with 13.1% of students showing grade-level skills, compared to 12.4% last year and led by 11th graders, 22.5% of whom were found

See **TEST SCORES**, Page A5

## Rockaway hosts tour of Jetty Creek watershed

WILL CHAPPELL  
Citizen Editor

Representatives from various agencies and companies that have helped move Rockaway Beach toward the purchase of the lower half of the watershed that provides its drinking water on Jetty Creek gathered for a tour of said watershed on October 9.

The tour visited the city's water treatment plant, a fish habitat improvement project and a viewpoint from which they overlooked the 595 acres the city is planning to purchase.

Discussions around protecting the watershed that provides the city's drinking water have been ongoing for around a decade, with focus initially falling on improving fish passage and water quality in Jetty Creek. To that end, by 2017, all fish passage barriers had been removed from the stream when the stream was returned to its original course around an impoundment pond that had previously been formed by a weir that blocked fish passage.

Forward momentum on purchasing the watershed



The tour group at the overlook site above the lower half of the Jetty Creek Watershed.

stalled during the coronavirus pandemic, but in 2022, city council asked City Manager Luke Shepard to again work to develop a plan to consummate the purchase.

That process began with applying for a \$50,000 source water protection plan grant, which funded the development of a plan by GSI Water Solutions Incorporated, including a citizen advisory committee. That plan, approved earlier this

year, includes sections identifying and prioritizing risks in the watershed to the quality and quantity of water available to the city, strategies to reduce, mitigate or lower those risks, implementation plans for those strategies and contingency plans for securing source water.

City council also approved an agreement with Nuveen Natural Capital in June 2024, signaling the city's intention to purchase the lower portion

of the watershed owned by the company and the company's willingness to sell it.

Once the source water protection plan process was complete earlier this year, Shepard and city staff began the process of applying for grants and loans to support the purchase price, expected to come in north of \$5 million when an appraisal is completed.

See **TOUR**, Page A3

## Bonamici focused on federal shutdown

WILL CHAPPELL  
Citizen Editor

At the recent opening of the Nehalem Bay Health District's new clinic and pharmacy in Wheeler, United States Congresswoman Suzanne Bonamici made time for a short press availability to discuss current issues.

In response to a question about the federal government shutdown, Bonamici said that she had been in Washington D.C. the week prior, unlike her Republican colleagues, and was planning to return the next week. Bonamici said that she was interested in working to get the government open again, but not at the cost of jeopardizing constituents' access to healthcare or increasing the costs of care.

"I am interested in getting the government back open, but I'm not interested in supporting a budget that will result in increases in healthcare costs or people losing their access to healthcare," Bonamici said.

On the subject of the Secure Rural Schools Act and resuming the split of federal timber revenues with counties, Bonamici said that while she was aware of the issue, she and congressional colleagues were focused on ending the government shutdown at the moment.

The Federal Emergency Management Agency's proposed updates to development standards in areas of special flood hazard for Oregon jurisdictions to continue participating in the National Flood Insurance Plan was an issue Bonamici said was on her radar. Bonamici said that the Oregon congressional delegation had sent a joint letter to the agency urging them to slow the process to better account for impacts to Oregon communi-

See **BONAMICI**, Page A3



7 29467 70001 8



# FEMA gathers feedback on flood insurance update

**WILL CHAPPELL**  
CITIZEN EDITOR

As part of the public comment process on proposed changes to the National Flood Insurance Plan’s code requirements for partnering agencies, the Federal Emergency Management Agency held a virtual meeting on September 30.

Tillamook County hosted a live event to stream the meeting and offer locals an opportunity to comment, with around 30 attending and a handful joining others from across the state in raising concerns about the proposed updates’ impacts and a lack of consideration given to Oregon’s land use laws in crafting them.

The meeting began with an extensive presentation from Federal Emergency Management Agency (FEMA) staffers.

John Graves, branch chief for floodplain management and flood insurance in FEMA’s district 10, which encompasses Oregon, spoke first and gave an overview of the National Flood Insurance Program (NFIP). The program covers more than 22,000 communities nationwide who adopt minimum flood plain development standards set by FEMA to

allow residents access to insurance.

Graves then discussed the legal underpinnings of the proposed updates, which were precipitated by an Audubon Society lawsuit in 2009 based on claims FEMA was violating the National Endangered Species Act, Magnusson Stevens Fishery Conservation Management Act and National Environmental Planning Act (NEPA), which prohibit federal agencies from harming endangered species.

After the 2009 lawsuit, FEMA was eventually required to obtain a biological opinion from the National Marine Fisheries Service, which in 2016 found that the NFIP was causing harm to Coho Salmon and Orca whales, forcing FEMA to being a NEPA process to update the program’s flood plain development requirements in Oregon.

Under the proposed new rules, any projects proposed in the 100-year floodplain would have to include mitigation efforts that would lead to no net loss in any of the three fish habitat functions to receive building permits. Since FEMA is a federal agency and not allowed to make land use laws, it falls

on the localities it partners with in the flood insurance program to implement the new standards.

FEMA has presented three alternatives to partnering agencies to update their codes and continue their participation in the NFIP. Those include a no-action alternative and two options that would allow counties and cities to choose from among four paths to come into compliance with the no-net-loss standard put forward in the biological opinion, with one exempting projects that complete federal permitting from that requirement, and the other not.

The four options for coming into compliance are adopting FEMA’s model ordinance, showing that a jurisdiction’s current ordinances meet no-net-loss standards, developing a customized community plan to meet the standards or pursuing an alternative means of compliance with the endangered species act outside of the FEMA process.

Graves shared some data on the mitigation steps that would be required for development under the new codes, showing that if no-net-loss standards were adopted, building a 1,500 square foot home with a 20-by-40-foot driveway

in an area of special flood hazard would require .26 acres for mitigation to offset the loss in flood-plain storage capacity. This would increase costs by around 10% if mitigation could be accomplished onsite and 30% if it has to be undertaken at another property and impacts to industrial and agricultural development are expected to be similar.

Galeeb Kachra, a senior environmental protection specialist at FEMA, then explained that the first alternative would not meet federal statutory requirements.

Members of the audience asked questions during the presentation, with Tillamook County Public Works Director Chris Laity asking about the impacts on road building and real estate agent Brent Landels calling attention to Oregon’s small lot sizes making required mitigation measures impractical.

When the public comment period began, around 10 attendees shared their concerns about the proposed update.

Ray Monroe from the Tillamook Soil and Water Conservation District said that he adamantly opposed any additional regulation and asked that Tillamook residents’ and

governments’ efforts to improve water quality and fish passage, including the planting of more than 1.3 million trees and shrubs in riparian areas, be considered.

Tilda Jones from the Tillamook Bay Flood Improvement District called on the FEMA officials to take the negative economic impacts that would be caused by the updates be accounted for. Jones also said that she felt the current process was creating a false choice between preserving peoples’ property rights and environmental conservation.

Tillamook County Public Works Director Chris Laity said that he was concerned about the lack of consideration given to fish passage projects the county has already undertaken with partners. Laity said that he worried future projects would run into permitting issues because of the ordinance and that landowners who partner on the projects would decline to participate because of the changes’ negative impacts.

Tillamook County Housing Coordinator Parker Sammons registered his concern about the negative impacts the changes would have on addressing the county’s housing shortage by raising development

costs and limiting where new projects can be built.

Warrenton Mayor Henry Balensifer III, speaking on behalf of the Oregon Mayors’ Association, said that Oregon’s land use goals exist to contain urban sprawl and protect the environment and that the proposed environmental impact statement on the code updates took neither of these factors into account.

Balensifer said that he didn’t appreciate FEMA officials’ inability to answer questions about Oregon-specific land use laws, especially as it related to the feasibility of mitigation efforts. Balensifer said that if adopted, the new development standards would condemn Oregon communities to shrink and die because of a court settlement and asked that FEMA choose the no-action alternative and perform a new analysis that considered the increased cost of building and maintaining infrastructure.

Landels, who had asked questions about lot size during the presentation, again raised his concerns about properties being rendered undevelopable because of required mitigation not being possible at the property or another in the same watershed owing to Oregon’s strict lot size limits in urban growth boundaries.

# Tillamook County housing update

**WILL CHAPPELL**  
CITIZEN EDITOR

In a busy couple of months, Tillamook County received the results of a housing needs assessment in August and opted into a state revolving loan fund program for middle-income housing in September.

October 15 also marks the beginning of the grant application period

for the county’s housing solutions fund, which will again provide \$400,000 to support workforce and affordable housing projects across the county.

Tillamook County Housing Coordinator Parker Sammons recently took time out for a call with the Headlight Herald to discuss the recent developments and what they will mean for housing in the county.

The housing needs analysis was completed by FCS Group and delivered in August with an accompanying presentation to the county’s housing commission. The analysis evaluated the county’s current housing supply and demand before looking at projected needs over the next 20 years.

Data collected for the study showed that the median price of a home in

the county grew by more than 80% in the five years since the last study, which Sammons said showed the need for the analysis.

“Of course, everyone knows 2019 is when things started to change and the old rules stopped applying, especially when it came to things like real estate in coastal communities,” Sammons said, “and so, that needs analysis was good for the time, but we also definitely needed to update it.”

Other findings that Sammons flagged from the report’s data were that more 2,300 of Tillamook’s 9,000 daily workers commute more than 100 miles, and that the number of short-term rentals in the county has decreased by 100 in the past year since new regulations went into effect on the properties.

Looking forward, the analysis projected that to account for projected population growth of just over 2,000 residents and the increased demand for second and vacation homes, 1,449 units of housing will need to be constructed by 2045. When accounting for existing, unmet demand, that figure grows to 2,035, an additional 586 units.

The analysis estimates that 144 of those additional 586 units will need government assistance for construction, which Sammons said helps the housing commission determine how to best proceed in supporting production.

“The mission of the housing commission is to take this information and find out what the greatest need is, and what’s the greatest need that fits within the role of government to help with,” Sammons said.

The analysis also includes a list of steps that

the commission and county leaders can take to help meet the housing needs over the next 20 years, including finding ways to rezone land to support multifamily housing, simplifying the process for adding accessory dwelling units to homes and lowering off-street parking requirements for multifamily projects.

While much of the work of the housing commission and county is focused on supporting multifamily developments, Sammons pointed out that the analysis showed that of the projected housing needed in the next 20 years, 60% will need to be single-family homes.

“I think it’s just really important to highlight that it would be a poor takeaway to look at all of this and not see that it is the understanding of the data too that single-family home production is what is most needed out here,” Sammons said.

Sammons also discussed the Middle-Income Revolving Loan (MIRL) program that county commissioners opted into in September.

The MIRL program is a type of tax-incremental financing that will give developers of projects for residents making 120% of the area’s median-income (AMI), or less, to apply for a loan of up to 10% of their project’s budget from participating county or city governments. Those loans will come with zero percent interest and be repaid by the development’s property taxes over 15 years, if the project is restricted to residents making 80% AMI, or 10 years, if residents make up to 120% AMI.

The program was passed by the Oregon legislature

in 2023, and funded with \$75 million, \$10 million of which is earmarked for rural localities. Tillamook County was one of the first jurisdictions in the state to opt in to the program, and once the resolution opting the county in is formalized into an ordinance, cities will easily be able to opt in as well.

Participation in the program will require an application, with review by the board of county commissioners for approval.

Sammons said that he was already aware of three projects in the county, the Tillamook Bay Commons project on Third Street in Tillamook, the Thompson Springs project being undertaken by Sammy’s Place in Nehalem and a forthcoming Habitat for Humanity project that would be good candidates for the program.

Sammons also shared that the Tillamook Bay Commons project had found demand during preleasing so high that the project has been doubled in size, from 36 to 72 apartments. Maker Development Studio, the company working on the project, also received its nonprofit determination in August.

While those three projects are not-for-profit, Sammons clarified that developers of for-profit projects could also apply for loans from MIRL and said that he was working on a master agreement with Oregon Housing and Community Services.

Finally, Sammons encouraged developers to apply for funds from the housing productions solution fund, which has an application window from October 15 to December 31.

SET YOUR SIGHTS

ON BIGGER SAVINGS  
WITH OPTIMUM SAVINGS

5.00%  
APY<sup>1</sup>

for the first \$5,000

then .25% for \$5,000.01 and higher

Member  
FDIC

Speak with a team member for account requirements<sup>2</sup>  
and more information today!

1ST SECURITY BANK

fsbwa.com

<sup>1</sup>APY (Annual Percentage Yield) is effective as of 7/1/2025. Rates are subject to change daily. Fees may reduce earnings on your account.

<sup>2</sup>Minimum to open Consumer and Business Optimum Savings account is \$100, minimum to open Student Optimum Savings account is \$25. Monthly auto transfer amount required from active checking account to avoid monthly service fee.

North Coast  
CITIZEN

Subscribers!

Claim your full access to our  
new online location today at  
www.northcoastcitizen.com!



Tour Watershed From Page A1

In July, the city was received a \$1.4 million grant towards the purchase from the Oregon Watershed Enhancement Board. Rockaway was also approved for a loan of up to \$5 million from the Oregon Department Equality’s (DEQ) Clean Water State Revolving Fund in August, of which \$2 million is forgivable.

With that funding in hand, the city is now working to develop a forest management plan for the property and plans to complete the purchase by October 2026.

On the day of the tour, Shepard welcomed attendees at Rockaway Beach City Hall and gave a brief overview of the project and day’s activities. Representatives from DEQ and the North Coast Land Conservancy, which has helped to facilitate the project, discussed

their agencies’ roles in the project.

The group then traveled to the water inspection plant on lower jetty creek, which sits just below the impoundment pond around which the creek was diverted in 2017 to return fish passage. They then traveled up the creek to a fish habitat restoration project, where large logs donated by Nuveen had been placed in the creek to create cool, deep pools to support salmon spawning.

They then went to an overlook above the lower portion of the watershed before returning to city hall for lunch.

Once the purchase of the lower watershed is complete, the city plans to work on a plan to purchase the upper half of the watershed, which is around 700 acres and owned by Stimson Lumber.

City Manager Luke Shepard discusses the city's drinking water system in front of the impoundment pond that was bypassed with a rerouting of Jetty Creek in 2017.



Neah-Kah-Nie Cross Country check in

**JAMES BILLISTINE**  
Neah-Kah-Nie Pirate

Cross Country is sailing through the first half of their season with strong performances from beginners and returners alike.

The boys team picked up a win on Friday September 26 at the Champs Invite in Lebanon, despite not having their number one and two runners, who were out

sick, in the race.

The groups of Senior Liam Gibson (3rd, 16:41) and Junior R Jonas Weiss (4th,16:49) led the way to a winning score of 132 points (in Cross Country the lowest points wins; with each runner crossing the line scoring a point in the order of their finish, i.e. 1st is one point, 2nd is two, etc.).

Sophomore Jack Cole and Senior Ansel Al-

brechtson ran 18:37 and 18:46 respectively, placing 41st and 46th. Freshman Zach Luquette and Corban Olson placed 63rd and 79th, with times of 19:29 and 19:55. Sophomore Caleb Sellars finished in 21:22. In the boys 3000-meter junior varsity race Avi Vargas had a personal record of 13:44, and Justin Jones ran a 13:58.

This is the first 1st place trophy the boys

have picked up at the Champs Invite in their last 4 seasons of competing at Lebanon. “In 2021 our top varsity runners were almost all running over 21, and now we have freshman and 1st-year athletes running 19- and 18-minute times,” Coach James Billstine said, “I am really happy with the program’s development.”

The girls team consists of two dedicated runners-

Junior Baylee Sparks who ran a 16:46 in her junior varsity 3000, and Junior London Martin who ran a 24:04 in her 5K Varsity race. “Both Girls ran a fast, fairly even pace through their opening mile that I was happy with,” Billstine stated. “Baylee is such a newcomer to running that I think her running a shorter distance (3K rather than 5K) is going to show her how much

more she can push herself. London ran tough, and her time is a minute faster than last years’ time at the same course, so we are excited with her progress.”

Neah-Kah-Nie’s Home Meet is the Bigfoot Classic, which will be on Tuesday, October 21 at Alderbrook Gold Course. The junior gigh races start at 3.

Tillamook County criminal convictions

**STAFF REPORT**

On August 26, Terri Rae Boquist, 56, pled no contest to one count of driving under the influence of intoxicants and one count of resisting arrest, both class A misdemeanors, committed on or about January 17, 2024. On September 22, Boquist was sentenced to 90 days in jail, and his driver’s license was suspended for one year.

On August 27, John Kim Vo, 36, pled no contest to two counts of menacing, a class A misdemeanor, committed on or about December 31, 2023. Vo was sentenced to 36 months’ probation and time served in jail.

On August 29, Draven Louis Hughes, 21, pled no contest to one count of resisting arrest, a class A misdemeanor, committed on or about October 24, 2024, and one count of theft in the third degree, a class C misdemeanor, committed on or about October 27, 2024. Hughes was sentenced to time served in jail.

On August 29, John Lewis Briley, 38, pled guilty to one count of criminal trespass in the third degree, a class A misdemeanor, and one count of theft in the third degree, a class C misdemeanor, both committed on or about June 27. Briley was sentenced to time served in jail.

On September 3, Samuel Dean Reeves, 28, pled no contest to one count of harassment, a class A misdemeanor, committed on or about August 13. Reeves was sentenced to six months in jail.

On September 5, Javier Guevara Almanza, 37, pled guilty to one count of criminal driving while suspended or revoked, a class A misdemeanor, committed on or about September 1. Guevara Almanza was sen-

tenced to two days in jail.

On September 8, Kenneth Randall Housley, 30, pled guilty to one count of theft in the second degree, a class A misdemeanor, committed on or about June 12. Housley was sentenced to two days in jail and two years’ probation and ordered to pay \$3,720.84 in restitution.

On September 11, Jose Maria Sanchez Ponce, 35, pled no contest to one count of resisting arrest, a class A misdemeanor, committed on or about June 19. Sanchez Ponce was sentenced to 30 days in jail.

On September 15, Casey L White, 45, pled guilty to one count of menacing, a class A misdemeanor, and one count of harassment, a class B misdemeanor, both committed on or about August 1. White was sentenced to 10 days in jail and 18 months’ probation and ordered to pay \$214 in attorney fees.

On September 15, Chelsey Nicol Woodson, 33, pled guilty to one count of theft in the first degree, a class A misdemeanor, committed on or between June 24, and August 5. Woodson was sentenced to 24 months’ probation.

On September 15, Hoonanileialoha Tarter, 40, pled no contest to one count of driving under the influence of intoxicants, a class A misdemeanor, committed on or about July 6. Tarter was sentenced to 24 months’ probation and her driver’s license was suspended for one year.

On September 15, Paige Wilson Otte, 37, pled no contest to one count of harassment, a class A misdemeanor, committed on or about July 14. Otte was sentenced to 18 months’ probation.

On September 15, Allen Joseph Hall, 47, pled guilty to one count of criminal driving while suspended or revoked, a class A misde-

meanor, committed on or about March 27. Hall was sentenced to 14 days in jail.

On September 15, Gregory Russell Cochell, 51, pled no contest to one count of violation of wildlife law without culpable mental state, a class A violation, committed on or about August 10, 2025. Cochell was fined \$265.

On September 15, Rafael Jacob Pozos, 18, pled guilty to one count of sexual abuse in the third degree, a class A misdemeanor, committed on or about January 17. Pozos was sentenced to 189 days in jail and four years’ probation and ordered to pay a \$100 fine.

On September 16, Brad Lewis Himes, 41, after pleading guilty to one count of driving under the influence of intoxicants, a class C felony, committed on or about January 1, on April 17, was sentenced to 90 days in jail, four years’ probation and a lifetime driver’s license revocation.

On September 22, Joseph Cody Mejia, 34, after pleading guilty to one count of driving under the influence of intoxicants, a class C felony, committed on or about March 19, on June 2, was sentenced to 180 days in jail, four years’ probation and a lifetime driver’s license revocation.

On September 26, Cynthia Lee Peck Bryant, 64, pled no contest to one count of harassment, a class B misdemeanor, committed on or about December 29, 2024, and one count of menacing, a class A misdemeanor, committed on or about January 15. Bryant was sentenced to time served in jail.

On September 29, Michael Piotr Korzen, 39, pled guilty to one count of attempt to commit a class C/ unclassified felony- assault in the fourth degree constituting domestic violence, a class A misdemeanor, committed on or about June

3. Korzen was sentenced to two years’ probation.

On October 1, Stormy Ann Swetland, 31, pled no contest to one count of criminal trespass in the second degree, a class C

misdemeanor, committed on or about August 7. Swetland was sentenced to time served in jail.

On October 1, Matthew Zipfel, 33, pled guilty to one count of theft in the

second degree, a class A misdemeanor, committed on or about September 27, 2022. Zipfel was sentenced to 90 days in jail and one year on probation.

Celebrating our 30th Anniversary

Tillamook County Community Health Centers

30 years as a Federally Qualified Health Center

### October is Breast Cancer Awareness Month

Routine screenings are one of the best tools we have for early detection of breast cancer. This includes self-exams and mammograms! Scheduling your annual wellness exam could be one of the most important actions you take this year.

While breast cancer is often thought of as a women’s health issue, it affects people of all genders. That’s why it’s essential for everyone to be aware of their bodies and recognize changes early. Early detection saves lives.

Do you have questions about how to perform a breast self-exam? Or want to learn more about risk factors for breast cancer and screening recommendations such as mammograms? Your provider is here to help. Give us a call today to learn more about your breast health.

#breastcancerawarenessmonth

#breastcancer

Schedule an appointment today!

(503) 842-3900

(800) 528-2938 TTY 711

Se habla español

801 Pacific Avenue, Tillamook, OR

www.tillamookchc.org









Attendees inspect the interior of the new Anchor congregare shelter at CARE's downtown Tillamook headquarters.



The west village at CARE's headquarters features ten one- and three-person shelters.

# CARE shelter opens at Tillamook headquarters

**WILL CHAPPELL**  
CITIZEN EDITOR

Tillamook's Community Action Resource Enterprises opened a new congregare shelter and shelter village at their Tillamook headquarters with a ribbon-cutting ceremony on October 10, before accepting the first nightly residents on October 12.

At the opening ceremony, Community Action Resource Enterprises' (CARE) Development Director Ryan Weber, Tillamook County Commissioner Skaar and Tillamook Police Chief Nick Troxel spoke, thanking the gathered crowd for its support for the project.

"This has been a dream for our community forever, and it is a dream realized today," Skaar said. "So, thank you to everyone who's been a part of it."

The new shelter facility has two elements, the congregare shelter, dubbed the anchor, and shelter village, named the west village, which complements an existing shelter cluster at the nearby Adventist Church.

The congregare shelter will accommodate 10-12 people and be open from 9:15 p.m. to 6 a.m. nightly to serve people on a first come, first served basis, with no barriers to entry, though substance use will be prohibited on site. The shelter features a dedicated restroom including a shower, and towels and toiletries will be available to guests.

Two staff members in the shelter during the grand opening event said that they had heard a lot of excitement about the facility from members of the unhoused community in Tillamook and that CARE had crates for guests' pets.

Meanwhile, residents of the west village will be required to actively engaged with CARE's services, including twice weekly meetings with CARE's navigation manager, and if problems arise, a resident could be asked to leave the village.

Featuring ten one- and three-person shelters along with two restrooms, the west village sits just down the hill from the anchor, and both are surrounded by their own fences featuring restricted access gates. Residents are expected to stay in the west village for around six months as they receive support from CARE staff to find longer-term housing, and the shelter will only be open to adults, with families with children accepted at the east village at the Adventist Church.

Initial funding for the project came in the form of a \$266,000 grant from the behavioral health and resource networks program created with the passage of Measure 110 in 2020, with further fundraising carried out to complete the project, including a recent push that saw CARE raise more than \$120,000 in six weeks. CARE Interim Executive Director Marie



Tillamook County Commissioner Erin Skaar (right center) and CARE Interim Executive Director Marie Miller (left center) cut a ribbon to celebrate the opening of CARE's new shelters flanked by CARE staff and board members.

Miller said that she did not have a final budget for the shelters' construction but would follow up with the Herald when the organization had worked out that figure. Work began on the shelters in February 2024 and was delayed by difficulties with utility connections at the site, as well as a switch of contractors in November 2024.

At the opening ceremony, Weber welcomed

the crowd and thanked the board for their support for the project and Gage Construction for taking over the project in 2024, before introducing Skaar.

Skaar, who was executive director of CARE before becoming county commissioner in 2020, gave a bit of backstory on the shelter, highlighting the support and vision of Pastor Terry Sprinkle from the Tillamook Christian

Center that made the project possible.

Weber then thanked the organizations who had donated in the most recent fundraising drive, including the Loren E. Parks Trust, First Security Bank, Grocery Outlet, Sea Breeze Ice Cream and Oregon Coast Bank.

Troxel then spoke and said that he was thankful for CARE's partnership with his department and

excited that the new shelter was opening.

"This has been something that's been in my mind, and I know Erin's mind and many others for years, and so to actually see this happening, I want to pinch myself," Troxel said.

Miller and Skaar then cut a ribbon to open the center and event attendees were given an opportunity to tour the shelters.

## NBHD Opens

From Page A1

services, a new and better patient experience, and a wonderful facility for the dedicated healthcare workers who devote themselves to our community. So, I am so please to have so many folks here today."

Progress toward building the new facility began when NBHD went through a strategic planning process in 2018, which led the district's board of directors to expand the district's mission to include helping with area needs beyond healthcare, including housing. In 2021, that led Tillamook County Commissioner Erin Skaar, then the director of Community Action Resource Enterprises, Tillamook's homeless services provider, to reach out to Johnson about a property adjacent to Highway 101 in Wheeler.

At first, Skaar thought that the parcel could present an opportunity to add much-needed housing to the community. Initial inquiries showed that it

would not be fit for that purpose, but that it would serve as a good home for a new health center.

NBHD was then operating out of a building constructed in the 1980s, which had only six exam rooms and lacked capacity for expansion. NBHD's board began working on a plan for a new facility and by 2022, had developed an ambitious \$15.5-million plan to build the new clinic and pharmacy, majorly renovate the district's senior care facility in Wheeler and repurpose the old clinic site for affordable housing.

Johnson said that during the development of that plan, community members asked how the district would pay for the projects, and he told them, "If you can't envision the final project, you'll never find a way to pay for it. If the vision is good; you can find the resources."

The district first secured \$3 million in 2022's federal OMNIBUS spending bill in support of the project as well as an additional \$500,000 grant from the federal government. The board then sought voter approval for the \$10.25-million

bond issue in May 2023, and the measure passed with 69.7% voting in favor. Further support came in from the Oregon Community Foundation, Roundhouse Foundation, Murdoch Charitable Trust, Robert D. and Marcia Randall Charitable Trust, Ford Family Foundation, Sam Wheeler Foundation, Samuel Johnson Foundation, Jeffrey Koslovsky Fund, Fred Cornforth and Hampton Lumber, which donated \$100,000 in lumber to the project.

Work began with a July 2024 groundbreaking ceremony and was led by Bremik Construction, progressing on-schedule and under budget over the past 15 months.

At the ribbon-cutting ceremony, Johnson welcomed the large crowd and thanked them for attending, before welcoming Nehalem Bay Health Center and Pharmacy CEO Gail Nelson to the dais.

Nelson thanked the Health Resources and Services Administration and other contributing foundations for funding furniture for the new facility, which at 16,000 square feet is three times the size of the district's old facility, and

said that the clinic's used medical equipment was being donated to Ukraine.

Nelson also thanked Dr. Harry Rinehart, a member of the Rinehart family which has practiced medicine in north Tillamook County since 1913 and helped build the hospital that was replaced by the district's previous clinic, for his commitment. "Today's the day to celebrate not only a new building, but the people, past and present, who make compassionate healthcare possible in north Tillamook County," Nelson said.

Johnson then welcomed Wheeler Mayor Denise Donohue to the dais, thanking her for supporting the project. Donohue said that the new clinic marked a new chapter for the city and north Tillamook County, with easier access to important health services.

"For me, and I believe the city of Wheeler, this center represents far more than bricks and mortar, it represents access, access to better medical care, access to quality dentistry, access to vital mental health services," Donohue said. "These are not luxu-

ries, these are necessities and today we are celebrating that these services are no longer miles away, out of reach, but here in our home."

Skaar then addressed the crowd, recounting the history of working with Johnson on identifying the property and lauding the NBHD board for their commitment to the community and the strength of their vision for the project.

Skaar also praised the district's voters for approving the bond in 2023. "There was a huge commitment that took a phenomenal leap of faith, to pass a bond for \$10.25 million in a community of roughly 3,600 people, that's not done," Skaar said. "People don't say I'm willing to tax myself that much for something in my community very often, but this community said, we believe, we believe in the vision, we believe in the health center, we believe in the clinic, and we're going to do it."

Finally, United States Congresswoman Suzanne Bonamici spoke, complimenting the facility and saying that she understood

and appreciated the pivotal role NBHD and other rural healthcare providers play in their communities.

"I know that hospitals and clinics like this one here at Nehalem Bay are vital parts of the community and infrastructure and make such a difference, as you've heard from the mayor and everyone, not just to the people who live here, but to the economy, to the region," Bonamici said.

The speakers then gathered with other elected officials including Oregon Secretary of State Tobias Read, State Senator Suzanne Weber and State Representative Cyrus Javadi to cut the ribbon and open the new facility.

Members of the public were then welcomed to self-guided tour of the building, which features a 14-examination-room clinic and 1,400-square-foot pharmacy downstairs and three operator dental suite, x-ray room, mental-health treatment room and large community room upstairs. The pharmacy opened on October 6 and the clinic began seeing patients later in the week.

## TEST SCORES Improve

From Page A1

proficient. In science testing, Nestucca's students

showed the largest improvement, going from a 15.4% proficiency mark in 2023-24, to a 24.5% mark last year, primarily driven by a performance jump by 11th graders from 13.5% proficiency to 42.5%.

Tillamook's science scores' 5.4% increase

was good enough to put the district ahead of the statewide average of 30% proficiency, and as in Nestucca, 11th graders had the strongest performance, with 46.9% demonstrating proficiency.

Neah-Kah-Nie's science scores were off

slightly from 2023-24, when 37.7% of students tested in the district showed proficiency, as compared to 33.3% in last year's testing.

Students in the third through eighth and 11th grades take the math and English language arts tests,

while only fifth and 11th graders take the science tests.

Last year was the fourth that standardized testing returned after the coronavirus pandemic forced a one-year hiatus and students statewide have still not matched

the performance of their pre-pandemic peers. Prior to the pandemic, 39.4% of students statewide tested as grade-level proficient in math, 53.4% in English language arts and 36.9% in science.





# POWER-FRIENDLY TREE PLANTING TIPS



- Avoid planting trees directly under power lines.
- When planting within 30 feet of power lines, plant trees that will grow no higher than 25 feet. Larger trees should be planted 30 feet or more away from lines.
- Don't forget about the 10 foot clear zone on the ground in the area around and near utility facilities.



Visit the Tillamook PUD website at [www.tpod.org/safety/power-friendly-trees/](http://www.tpod.org/safety/power-friendly-trees/) or call (503) 842-2535 for information on planting trees. We have a list of power-friendly trees that are appropriate for our area.

**TILLAMOOK PUD**  
PO Box 433 • 1115 Pacific Ave  
Tillamook, OR 97141  
[www.tpod.org](http://www.tpod.org) • 503-842-2535



## Upcoming Holiday Event?

Halloween • Thanksgiving • Christmas • New Year

We're here to help get the word out with affordable print and online marketing packages. Call 503-842-7535 or email Katherine Mace at [headlightads@countrymedia.net](mailto:headlightads@countrymedia.net) 1906 Second St., Tillamook, OR 97141



**Headlight Herald**  
[www.tillamookheadlightherald.com](http://www.tillamookheadlightherald.com)  
**Deadline:**  
Wednesdays at 4 p.m. every Week



**GAZETTE**  
[www.cannonbeachgazette.com](http://www.cannonbeachgazette.com)  
**Deadline:**  
Mondays at noon week of publication, once a month



**CITIZEN**  
[www.northcoastcitizen.com](http://www.northcoastcitizen.com)  
**Deadline:**  
Friday at noon week before publication, every other week

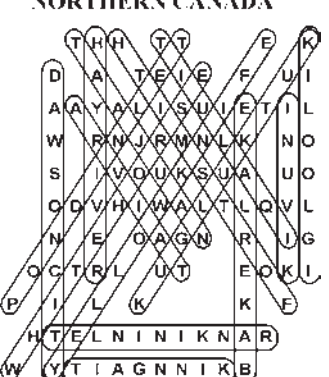
## GO FIGURE!

The idea of Go Figure is to arrive at the figures given at the bottom and right-hand columns of the diagram by following the arithmetic signs in the order they are given (that is, from left to right and top to bottom). Use only the numbers below the diagram to complete its blank squares and use each of the nine numbers only once.

|   |   |    |   |   |   |       |
|---|---|----|---|---|---|-------|
|   | + |    | - |   | = | 5     |
| + |   |    | - |   | + |       |
|   | + |    |   | - |   | 4 = 5 |
| ÷ |   |    | + |   | ÷ |       |
|   | + |    | ÷ |   |   | = 2   |
| = |   | =  |   | = |   |       |
| 2 |   | 14 |   | 1 |   |       |
| 1 | 2 | 3  | 4 | 5 | 6 | 7 8 9 |

©2025 King Features Syndicate, Inc.

### PLACE NAMES IN NORTHERN CANADA



## COME TO THE THREE CAPES AREA for gorgeous homes with ocean views



**AWE INSPIRING OCEAN & BAY VIEW** from this upscale Netarts towhome which backs to a 3-hole private golf green. Custom hardwood cabinetry and millwork, maple floor, luxurious jetted tub in travertine bathroom with a lofty ocean view from the tub. 3 bdrs 2.5 baths, heat pump, fireplace, very close to sandy beach.  
**1906 sq ft. 4803 Holly Heights.**  
**MLS 25-124 \$575,000**



**OCEAN VIEW** and entry level living with all essential rooms at street level. Solid daylight basement home boasts huge re-modeled granite and hardwood kitchen, hardwood flooring, view deck with hot tub, upscale neighborhood. 4 bdrms 3.5 baths, 3344 sq ft on over ¼ acre of easy care and beautifully landscaped yard. Lower level has separate entrance, sauna, wetbar and fireplace in family room.  
**900 Bearberry Ln, Oceanside.**  
**MLS 25-179 \$1,100,000**



**PANORAMIC WHITE WATER VIEW** includes Cape Lookout. 1729 sq ft townhome on .20 acre lot, features 3 decks, 2 ensuite bdrms plus 3rd loft bdrm and 3rd full bath. Oversized double garage with room to enclose another room and still have room for 2 cars. Near the beach trail in gated community, The Capes in Oceanside.  
**250 Capes Dr.**  
**MLS 25-238 \$725,000**



**WIDE OCEAN VIEW** from entire great-room and deck. Stand-alone cottage style condo in The Capes gated community. 2 bedrooms with 2-story high ceiling in greatroom, beautiful solid pine floor, woodburning fireplace with built-ins and Inglenook sitting/sleeping area with best view in the house. Covered parking. Located at top of beautiful beach trail.  
**505 Capes Dr #9**  
**MLS 25-292 \$525,000**



**For an appointment to view one of these beautiful oceanview homes contact Pam today.**  
**Pam Zielinski, Principal Broker**  
**[PamZielinski.com](http://PamZielinski.com) cell 503.880.8034**



**Netarts Branch**

## CryptoQuote

**AXYDLBAAXR** is **LONGFELLOW**

One letter stands for another. In this sample, **A** is used for the three L's, **X** for the two O's, etc. Single letters, apostrophes, the length and formation of the words are all hints. Each week the code letters are different.

Y HYSI ABXBTYMYCS TBVD  
BIWQUAYSK. BTBVD AYZB  
MCZBGCID AWVSM CS ANB  
MBA, Y KC YSAC ANB  
CANBV VCCZ USI VBUI U  
GCCJ. - KVCWQNC ZUVP

©2025 King Features Synd., Inc.

## Even Exchange by Donna Pettman

Each numbered row contains two clues and two 6-letter answers. The two answers differ from each other by only one letter, which has already been inserted. For example, if you exchange the A from MASTER for an I, you get MISTER. Do not change the order of the letters.

|                      |           |                    |           |
|----------------------|-----------|--------------------|-----------|
| 1. Unravel a mystery | ___ O ___ | Soothing lotion    | ___ A ___ |
| 2. Irritate          | ___ E ___ | Movie ad on paper  | ___ O ___ |
| 3. Footpath          | ___ ___ K | Just a smidgeon    | ___ ___ E |
| 4. Nirvana           | ___ I ___ | Consecrate         | ___ E ___ |
| 5. Beach season      | ___ U ___ | Cook slowly        | ___ I ___ |
| 6. Gulch             | ___ ___ E | Uncontrollable     | ___ ___ G |
| 7. Rudimentary       | ___ ___ C | Sink               | ___ ___ N |
| 8. Makeup table      | V ___     | Mental well-being  | S ___     |
| 9. Almost            | ___ ___ L | Very close         | ___ ___ B |
| 10. Jump-start       | ___ O ___ | Blow your own horn | ___ A ___ |

©2025 King Features Synd., Inc.

# Business & Service Directory

To advertise contact Katherine Mace at 503-842-7535 or Email [headlightads@countrymedia.net](mailto:headlightads@countrymedia.net)

### Landscaping



**Laurelwood Farm**  
Laurelwood Compost • Mulch  
Planting MacMix • Soil Amendments  
YARD DEBRIS DROP-OFF  
(no Scotch Broom)  
(503) 717.1454  
34154 Highway 26

### Sand & Gravel



**Nehalem Bay Ready Mix Mohler Sand & Gravel, LLC**  
• Hot Water • Prompt Delivery  
• Crushed Rock • Fill Material • Rip Rap  
• Decorative Bounders  
20890 Foss Road, Nehalem  
**503-368-5157**  
Call in advance for Saturday delivery • CCB #160326

### Highlight of the Week



**Nehalem Bay Ready Mix Mohler Sand & Gravel, LLC**  
• Hot Water • Prompt Delivery  
• Crushed Rock • Fill Material • Rip Rap  
• Decorative Bounders  
20890 Foss Road, Nehalem  
**503-368-5157**  
Call in advance for Saturday delivery • CCB #160326

### Floor Covering



**HOWELL'S FLOOR COVERING**  
Astro & Odie  
FREE ESTIMATES  
MARMOLEUM • LAMINATE FLOORS  
CORK FLOORING • BAMBOO  
RECYCLED (Polyethylene) CARPETS  
WOOL CARPETS • CERAMIC/PORCELAIN TILE  
LUXURY VINYL FLOORING  
Open Tuesday - Friday 10-5 • Saturday 10-4  
**503-368-5572**  
36180 HWY 101, Manzanita • CCB#128946

### Engineering



**MORGAN CIVIL ENGINEERING, INC.**  
Engineering • Inspection • Planning  
20 Years Experience in Tillamook County  
JASON R. MORGAN, PE  
Professional Engineer  
503-801-6016 [www.morgancivil.com](http://www.morgancivil.com)  
Manzanita, OR [jason@morgancivil.com](mailto:jason@morgancivil.com)