



The Hamlet of
BEAVERCREEK

PO Box 51 • Beaver Creek • Oregon • 97004

Serving the communities of Beaver Creek, Carus, Fishers Corner, and Echo Dell

HAMLET COMMUNITY MEETING

IN PERSON MEETING AT THE BEAVERCREEK GRANGE

22041 S KAMRATH ROAD

NOVEMBER 20, 2024, 7:00 P.M. AGENDA

Call to Order & Introductions:

Chair: Tammy Stevens

Vice-Chair: Bill Merchant

Treasurer: Cheryl Buchert

Director at Large: Mark Hillyard

Secretary, Speaker & Corres. Secretary & Social Media Director: Rachel Ringle

Director at Large: Joe Matteo

Director at Large: Kenny Sernach

Reminders – please mute cell phones, restrooms, refreshments, and sign in.

Safety Advise – Mark Hillyard

Guest Speaker/s: Ryan Webb, Engineering & Planning Mngr, The Confederated Tribes of the Grand Ronde, Redevelopment Plans - Tumwata Village Watch Commander Lieutenant Marcus Mendoza, Sheriff's Dept.

- I. Public Comments/Questions:
- II. Land Use Applications:
 - a.
- III. Land Use Activities/Decisions:
 - a. Z0305-24 property owner Robert W White Trustee, applicant Kim Reynolds, 15684 S Thayer Road, Oregon City, zoned RRFF5, 24.2 acres, requesting a Measure 49 property partition. Approved subject to conditions.
 - b. Z0313-24 Ken & Lisa Clifton, 22645 S Penman Road, Oregon City, zoned EFU, requesting a replacement dwelling on EFU zoned property. Approved subject to conditions.
 - c. City of Oregon City, Park Place Concept Plan Code Amendments GLUA-24-013 / LEG-24-01, letter from the Board emailed to Planner, Pete Walter, Thursday, September 12. OC Planning Commission discussed October 28th
 - d. Z0277-23-Z applicants Jessey Cereghino & Garrett Stephenson, property owners Gayleen Weiler, Joleeta Perkins, Janice W Kennedy, Trustee, 21418 S Hwy 213, zoned FF10, Weiler Farm 111 acres, requesting a zone change from FF10 to RA2. Approved subject to conditions. DLCD appealed to LUBA, Hamlet cannot intervene. HOW DO WE HANDLE FUTURE



APPEALS/INTERVENTIONS? LUBA hearing 4/30. Decision – remanded to Clackamas County. Appealed to Oregon’s Court of Appeals 8/14. Oregon Court of Appeals upheld LUBA’s requirement of the need of a Goal 14 exception.

- e. Z0346-23-ZAP & Z0347-23-SL, applicant Mann Construction, property owner Enoch & Danielle Man & Cornel & Vitoria Man, 20750 S Beaver creek Road/Wilson, zoned RRFF5, 56.22 acres, requesting a zone change from RRFF5 to RA2 and a 28-lot subdivision for future development of single-family dwellings. Hearings Officer approved. City of Oregon City appealing to LUBA & DLCD will consider appealing to LUBA on 6/27&28. Planner discussing another route for applicant.

IV. Reports:

- a. Finance Committee, Treasurer: Cheryl Buchert
 - Cash Account \$60.84
 - Checking Account \$2,597.11
 - Trust Account \$5,809.83 (Park fund \$4,358.49) **Total \$8,467.78**
- b. Beaver Creek Cooperative Telephone – Bill Merchant, Chair, BCT Board
- c. Transportation – Bill Merchant
- d. CSWCD – Joe Matteo

V. Old Business:

- a. Park Activities 2024 – Mark & Cindy Hillyard
 - i. Holiday Tree Lighting December 7th
 - 1. 1:30 Ornament Painting at the Grange
 - 2. 5:00 Grange Potluck & Ugly Sweater Contest
 - 3. 6:30 Santa Parade to the Korner Park
 - 4. 7:00 Tree Lighting

VI. New Business:

- a. Korner Park Sign Arch & Bulletin Board Project – Sunrise Group (Frank, Scott, & John) – Kevin Eubanks, Eubanks Construction erected sign arch. Hamlet responsible for “Korner Park” sign.

VII. Other Business/Reminders:

- a. Grange Update – Breakfast 8-11 December 7th

Next Community Meeting: January 22, 2025, 7:00 p.m. at the Beaver creek Grange – Guest Speaker, Clackamas County Code Enforcement.

Adjourn

The Hamlet of Beaver creek Website: <http://Beaver creek.org> – Email info@beaver creek.org
Find Us On Facebook, Instagram & YouTube: The Hamlet of Beaver creek

THANK YOU FOR PARTICIPATING IN YOUR HAMLET, YOUR COMMUNITY!!!
PLEASE INVITE NEIGHBORS TO ATTEND MEETINGS IN PERSON