



HAMLET COMMUNITY MEETING
VIA ZOOM
MARCH 23, 2022, 7:00 P.M. AGENDA

Call to Order: 7:01 P.M.

Attendees:

Chair: Tammy Stevens
Treasurer: Cheryl Buchert
Secretary, Speaker & Corresponding Secretary: Jessica Sernach
Director at Large: Joe Matteo
Director at Large: Kenny Sernach was unable to attend.
Director at Large: Mark Hillyard

Vice-Chair: Bill Merchant
Director at Large: Jack Hipp

I. Guest Speaker/s:

- a. Joe Marek, Transportation Safety Program Manager, Clackamas County – Joe provided upcoming updates on upgrades to the Beavercreek/Leland/Kamrath intersection this Summer. There are new signs around Beavercreek & Redland Road & Fischers Mill Road Intersection. He provided an update on traffic counts in our area and how relative volume and crash increases lead to decisions and prioritizations of projects. Safety is a major concern and he explained some of the intricacies of the information that leads into decisions. There is increased signage to provide low-cost safety measures. There are parts of Oregon that are looking into variable advisory speed limits. There is no funding for the capital round-a-bout project for the Beavercreek/Leland/Kamrath intersection although there are some upcoming signage improvements. Congestion of a 4-way stop is not readily feasible. The County will re-evaluate the intersection after implementing the changes. A request will be made to Road Maintenance to resolve erosion on the North side of Leland Rd approaching Beavercreek Rd intersection.
- b. There has been a request for a speaker to discuss the homeless support structure in our community. They will be invited to future meetings.

II. Public Comments/Questions: There are no comments or questions at this time.

III. Land Use Applications:

- a. Z0088-22 James & Connie Hicks, 22876 S Hwy 213, Oregon City, zoned EFU, 19.77 acres, requesting the renewal of a temporary home for care.
 - i. Tammy provided an overview of the application. No comments have been received. Joe Matteo moved to support the application. Mark Hillyard seconded the motion. With no further discussions, the board



voted unanimously in favor (7). The public voted unanimously in favor (7).

- b. Z0078-22 Scott Salisbury, 17400 S Henrici Road, Oregon City, zoned RRFF5, 10.24 acres, requesting a partition to 5 acre each.
 - i. Tammy provided an overview of the application. Scott Salisbury was invited to speak on behalf of the application. Bill Merchant made a motion to recommend approval of the application. Joe Matteo seconded the motion. With no further discussions, the board voted unanimously in favor (6). The public voted seven (7) in favor, none (0) opposed, and one (1) abstained.
- c. Z0076-22 Donald & Teresa Grice, 15585 S Carus Road, Oregon City, zoned RRFF5, 5.67 acres, requesting the renewal of a temporary home for care.
 - i. Tammy provided an overview of the application. Joe Matteo made a motion to support the application. Amy Manning seconded the motion. With no previous comments and with no further discussions, the board voted unanimously in favor (6). The public voted unanimously in favor (9).
- d. Z0561-21 property owner Roger Rolen & Desiree Barber, applicant Lindsey Jones, 21030 S Ferguson Road, Oregon City, zoned RRFF5, 0.5 acres, requesting the reduction of a 30' set back to 10'.
 - i. Tammy provided an overview of the application. No previous communication has been received. There is some confusion around why this request is going through the application process. The input was due on 3/15 and the planner has allowed a delay for submitting community input. Tammy will call the Planner, Andrew.
- e. City of Oregon City, 14250 S Maplelane Ct., Oregon City, multi-family development, construction of a stormwater pipe in Newell Creek
 - i. Tammy provided an overview of the application. Previous concerns around storm water runoff were discussed. There was a request to ensure storm water is safe. Mark would like to see the environmental impact report, specifically regarding landslides. A letter will be sent to the Planner, Christina. Tammy will draft the letter and Mark will review. The response will be posted to the website.

IV. Land Use Activities/Decisions:

- a. Z0573-21 property owner Beth Koch, applicant Brian Koch, 16319 S Moore Road, Oregon City, zoned RRFF5, 1.03 acres, requesting the renewal of a home occupation permit to use 483 square feet of a 2nd floor addition above the attached garage for a mobile dental office. Approved subject to conditions.
- b. Z0424-21 Conditional Use, John Childs, 15201 S Kirk Road, zoned EFU, 70 acres, Public Hearing 12/2/21 9:30 a.m. via zoom with Hearings Officer,



requesting home occupation to host events, weddings, etc. The application was denied.

- c. Z0040-22 property owner Katherine A Botas Trustee, applicant Bruce Akers, 21198 S Beaver Creek Road, Oregon City, zoned RRF5, 1.47 acres, requesting a new home occupation to operate a small processing la to produce natural products out of lavender with in a 24' x 48' detached accessory building. Approved subject to conditions.
- d. The removal of the historic overlay was approved.

V. Reports:

- a. Finance Committee, Treasurer: Cheryl Buchert
 - Cash Account \$51.84 Checking Account \$2,413.26
 - Trust Account \$2,657.37 **Total \$5,122.47**
- b. Transportation - Bill Merchant announced that there is an upcoming R1ACT meeting to focus on tolling and committees are being reformed. Bill will work to represent the rural community and their concerns.
- c. BCT - Bill Merchant reminded the community that cable T.V. will no longer be available at the end of March 2022. Fiber communications are planning to be provided to our community.
- d. Website Expense – Bill Merchant indicated that the current website is no longer meeting the needs with the increase in traffic. Bill indicated that with the proposed improvements, the website functionality will increase in cost from \$50 to \$300 per year. Joe Matteo made a motion to raise the amount allocated per year. Bill Merchant seconded the motion. Board voted unanimously in favor (6).
- e. Parks – Mark & Cindy Hillyard provided an overview of the current and upcoming activities. Maintenance crews have started and will continue to maintain the park.

VI. Old Business:

- a. Installation of Wooden Hamlet Signs – Joe Matteo provided an overview of the status of the original woodworker of the signs. He is not available to support the third sign. We will reach out to the community for an engraver.

VII. New Business:

- a. Clackamas County will be holding a Town Hall on April 6th from 5:30-7:00 P.M. They will discuss topics including homelessness, land use, housing affordability, transportation, etc.
- b. The Kissin' Kate's Cafe will hold a Bingo event on Sunday, April 3rd to support Ukraine.

VIII. Other Business/Reminders:



- a. The Grange is hosting breakfasts on the first Saturday of each month.
- b. Planning Commission – Tammy Stevens. No update.

Next Community Town Hall Meeting: April 27, 2022, 7:00 p.m. VIA ZOOM
Guest Speakers – Residential Solar Power - Zach Snyder with Solar Oregon/Energy Trust of Oregon and Zach Webb with Energy Solutions

Adjourn 9:03 P.M.

Hamlet of Beavercreek website: <http://Beavercreek.org>

Facebook Page: The Hamlet of Beavercreek

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

Other Committees:

Agenda – Tammy Stevens
Bylaws & Rules – Tammy Stevens
Korner Park Facilities – Bill Merchant
Public Relations – Diana Crites

Boundary – Bill Merchant
Hamlet Holiday Event – Hillyards
Nominating – Bill Merchant
Transportation – Bill Merchant