



## HAMLET TOWN HALL COMMUNITY MEETING

VIA ZOOM

### JANUARY 26, 2022, 7:00 P.M. AGENDA

#### Call to Order & Introductions:

Chair: Tammy Stevens

Vice-Chair: Bill Merchant

Treasurer: Cheryl Buchert

Director at Large: Jack Hipp

Secretary, Speaker & Corresponding Secretary: Jessica Sernach

Director at Large: Joe Matteo

Director at Large: Kenny Sernach

Director at Large: Mark Hillyard

- I. Guest Speaker/s: Local Road Construction Projects - Bob Knorr, Clackamas County Transportation Project Manager  
Watch Commander Lieutenant Marcus Mendoza  
County Update – Katie Wilson, County Hamlet Staff Liaison
- II. Public Comments/Questions:
- III. Land Use Applications:
  - a. Z0001-22 Larry Larue, 18024 S Steiner Road, Beaver creek, zoned RRFF5, 1.19 acres, requesting a home occupation renewal to use a 12'x35' (420 square foot) area of an existing pole barn to operate a fishing lure business.
  - b. 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 2<sup>nd</sup> floor addition above the attached garage for a mobile dental office
- IV. Land Use Activities/Decisions:
  - a. 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.
  - b. Z0208-21-CP, applicant Mission Teens Inc., NW Bible Training Center, 23172 S Bluhm Road, Beaver creek, zoned EFU, 7.7 acres, requesting Comprehensive Plan Amendment for an exception to statewide planning Goal 3 for use of the property (including an existing residence & accessory buildings) as an addiction recovery farm. The use would include long term (8-10 month) residential addiction recovery treatment for adults, with up to 26 staff & residents living in a dormitory on the property. Have requested BCC response.
  - c. Z0488-21 property owner Daniel & Susan Wyland, applicant Patricia Dunlap, 15012 S Mitchell Lane, Oregon City, zoned FF10, 4.13 acres,



requesting a temporary home for care renewal. Approved subject to conditions.

- d. Z0509-21-ARD Randall Corey, Co-Trustee, 23162 S Bluhm Road, Beavercreek, zoned EFU, 39.84 acres, requesting EFU replacement dwelling of an existing 1910 residence with a new single-family residence to be located 100-300 feet from the existing home. Approved subject to conditions.
  - e. Z0439-21 Enoh & Danielle Man, 20750 S Beavercreek Road, Oregon City, zoned RRFF5, 56.72 acres, requesting a removal of historic overlay. BCC Hearing 1/19/22.
- V. Reports:
- a. Finance Committee, Treasurer: Cheryl Buchert
    - Cash Account \$51.84      Checking Account \$2,560.05
    - Trust Account \$2,587.371      **Total \$5,199.26**
  - b. Transportation – Bill Merchant
  - c. BCT – Bill Merchant
  - d. Parks – Mark & Cindy Hillyard
- VI. Old Business:
- a. Holiday Tree Lighting Event
  - b. Installation of Wooden Hamlet Signs – Joe Matteo
  - c. Installation of Lending Library
- VII. New Business:
- a. Backpack Buddies – BC Grade School – 10 O'clock Church
  - b. Hamlet Community Future During a Pandemic
- VIII. Other Business/Reminders:
- a. Grange Update
  - b. Planning Commission – Tammy Stevens

**Next Community Meeting: February 23, 2022, 7:00 p.m. VIA ZOOM**  
**Guest Speakers – Tolling I-205 Pros and Cons**

**Adjourn**

Hamlet of Beavercreek Web Site: <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