



Board Meeting – March 17, 2022
7:00 p.m. **VIA ZOOM**
Agenda

Call to Order: 7:00 P.M.

Board Attendees: Tammy Stevens (Chair), Bill Merchant (Vice-Chair), Cheryl Buchert (Treasurer), Joe Matteo (Director at Large), Kenny Sernach (Director at Large), Mark Hillyard (Director at Large), Jack Hipp (Director at Large), and Jessica Sernach (Secretary, Speaker & Corresponding Secretary).

1. 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. There were no questions or concerns.
- b. Z0078-22 Scott Salisbury, 17400 S Henrici Road, Oregon City, zoned RRFF5, 10.24 acres, requesting a patrician to 5 acre each.
 - i. Tammy provided an overview of the application. Bill asked if he could receive a copy of the application to post to the website.
- 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. There were no questions or concerns.
- d. Z0561-21 property owner Roger Rolan & Desiree Barber, applicant Lindsey Jones, 21030 S Ferguson Road, Oregon City, zoned RRFF5, .5 acres, requesting the reduction of a 30' set back to 10'.
 - i. Tammy provided an overview of the application. There were no questions or concerns previously received. There were comments in the application noting neighbors have already encroached on the 30 foot set back. Kenny inquired whether the application specified Ferguson or Wilson Road and doesn't have a concern with an extension closer to Wilson Road.
- e. City of Oregon City, 14250 S Maplanelane Ct., Oregon City, multi-family development, construction of a stormwater pipe in Newell Creek.



- i. Tammy provided an overview of the application. Concerns were raised around environmental issues with runoff. Questions were raised around the purpose of the pipe and the expected contents of the runoff. Are bio swells going to be constructed?
2. 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.
 - i. If the application is appealed, the applicant can continue to operate as usual. Mark provided an update of an arranged meeting with Mr. Childs to repair the relationships of the neighborhood.
 - c. Z0040-22 property owner Katherine A Botas Trustee, applicant Bruce Akers, 21198 S Beaver creek Road, Oregon City, zoned RRFF5, 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.
 - i. The application decision was issued before the application due date and was reissued with the comments from the neighbor.
3. Jack Hipp, Director at Large
 - a. Sheriff News - Lieutenant Mendoza has been very actively involved in the Hamlet meetings. There have been people driving-by scoping out houses. There is no "probable cause" for potential crimes and for people arriving on your property to scope the neighborhoods. A crime must have been committed for the Sheriff's department to act. Kenny inquired as to new Sheriff employees and Jack explained there is a long process to certify new deputies.
4. Cheryl Buchert, Treasurer
 - a. Treasurer's Report - the balance included a line item for a deposit for apparel.



- b. The inventory summary is still being finalized and an updated spreadsheet is being maintained.
 - c. Korner Park History – Community Meeting History Segment. Cheryl has been reading the book “Through the Looking Glass” to help shape the story. Tammy asked for input from the Board around items we can sell. The Stafford Hamlet wine sales was used as an example.
 - d. There has been a small trailer in partial assembly parked at one of the businesses on Rifle Way for a long time. Tammy suggested filing a code enforcement report. Jack suggested first making contact to inquire about the trailer.
 - e. The Hamlet received a voicemail recording from a community member. Tammy called and informed the inquirer that the Hamlet does not include HOA’s, but provided some suggestions on how to proceed.
 - f. There are intricacies and timing required for requesting trust checks.
5. Joe Matteo, Director at Large
- a. Hamlet of Beavercreek Wooden Signs (touch-up paint, caps and Welcome To sign)
 - i. Sign measurements are complete and Joe will ask the original “The Hamlet Of” sign woodworker about carving or engraving the new section of the sign. The budget will need to be evaluated. Depending on the cost for carving the new sign, the budget might need to be increased.
 - b. Clothing, Etc. Inventory & Ordering
 - i. There were suggestions around using Zazzle to sell Hamlet gear. These orders are on-demand. There was a concern around keeping the process simple and how to properly get funds into the trust account. The trust account is not part of a financial institution. Inventory maintenance is also a concern.
6. Mark Hillyard
- a. Parks Committee
 - i. The 2022 Easter Egg Hunt will be held at the Korner Park. Cindy Hillyard provided an overview of the activities and details of the event. Bill Merchant made a motion to approve the flier. Joe Matteo seconded the motion. The board voted unanimously in approval (8).
 - ii. CSWCD Stars were donated to the Hamlet and are stored in Mark’s shop. Thank you cards will be sent.
 - iii. A PA system and insurance will be needed.



- iv. Donated railroad ties will be used as parking bumpers. Property lines will need to be identified. A work session might be needed.
 - v. Kissin Kate's Cafe will be holding a Bingo event to raise funds for Ukraine.
- 7. Jessica Sernach, Secretary & Corresponding Secretary. Records are still being submitted to the County.
- 8. Bill Merchant, Vice Chair
 - a. Road Signs (4 New) – Mallorie (zoom meeting?). Tammy and Bill will schedule a Zoom meeting with Mallorie.
 - b. R1ACT. The ad hoc anti-tolling group is being dissolved and a new group is being formed to include mayors of neighboring cities.
 - c. CPO Summit. No update.
 - d. Bill has applied for a position with the CCI (Clackamas County & State of Oregon).
 - e. C800 Citizen Oversight Committee (voice radio). The meeting has been postponed. The system is now live.
 - f. Community Road Fund Advisory Committee. An overview was provided of incoming funds.
 - g. BCT - cable T.V. is going away.
 - h. There are additions needed to Website and is Bill willing to work with Diana Crites on these items:
 - i. 10 O'Clock Church Pantry Services on Website
 - ii. Historic Pictures with Claire Kellogg
 - iii. Website – making user friendly
 - iv. There is an unauthorized addition to the website. There have been verbal understandings of posting controls, but concerns were raised about communicating expectations. Cindy, Bill, and Tammy will be approvers of information posted to the website. Tammy will contact Diana.
 - i. There is an interest for ODOT Speaker/s in future Community meetings.
 - j. Kiosk – New Map, Historic Piece & Extending the Lending Library
 - i. There is interest in expanding the Lending Library
 - ii. A new area map is needed
- 9. Kenny Sernach, Director at Large
 - a. C4 – March 3rd - a brief summary of the meeting was provided. The executive committee will start in May.
 - b. CRW - No update.
 - c. Clackamas County Budget Committee
- 10. Miscellaneous Topics:
 - a. Transportation – State, County & City



- b. CSWCD Agendas, etc.
 - c. BCC Hamlet Quarterly Report. The March 3rd presentation went well.
11. March 23rd Community Zoom Meeting:
- a. Agenda
 - b. Guest/s: Joe Marek - Our intersection, signs and HHH - Newell Canyon. April - solar, May - PGE, June – Joe Marek, Redland & Fischers Mill Roads
 - c. Future Guest Speakers – ODOT Tolling, Brian Nava (County Treasurer), BC & Carus Grade School Principal, Code Enforcement, Amy Manning's suggestion (large earthquake - series of speakers addressing emergency preparedness), landslides, etc.

Adjourn: 9:25 P.M.