

Hamlet of Beavercreek Minutes

Town Hall Meeting

Wednesday, January 28, 2015

Beavercreek Grange

The Meeting was called to order at 7:01 p.m.

Board Members present: Chair Tammy Stevens/Bill Merchant/Christine Kosinski/John Burke/Cheryl Boffard/Norm Andreen/Joan Martinez

Registrar: William Bender

Guest: BCC Chair John Ludlow

Guest Speaker from BCT, Dick Orr, gave an update on up-coming BCT events (1) "Watch TV Everywhere" available with Cable service--- on Notebook/I-Pad/Smart phone/Kindle; (2) "how to use wireless gadgets Open House on 2/24/15; (3) Free Valentine flower 2/13/15 at the BCT office; Sweetheart candies at Albertsons 2/11/15. (4) High School Seniors: College scholarship application deadline is 2/24/15.

Guest Speakers from Clackamas River Water (CRW): Dave McNeel, Commissioner; Lee Moore, General Mgr. and Bob George, Dist. Engineer: (1) Approached by Evergreen Development in OC about supplying water---OC has water but not enough pressure, while CRW has both. (2) Would like to build a larger water tank at Beavercreek Elementary School. As CRW does not Bond---they pay cash only---on the agenda is how to pay for increased services, water rights, etc.

* Highlights of the November 26, 2014 Meeting Minutes were read and accepted by acclamation.

LAND USE ACTIVITIES:

- 1) Z0440-14-P: Request partition to divide the subject property into 3 parcels; one of 2.14AC with an existing home; one of 1.5AC for a new home site and a third for a 2.3AC new home site. ZONE: RRF-5/AC: 5.94. APPLICANT: April Gardner/LOCATION: 14754 S. Quail Crest Lane. No action taken by Hamlet as this is a M.49 claim.
- 2) ZDO-252: Audit Year Three; Phase I: update
- 3) SP14-01 Beavercreek Live-Work/Apartments, Evergreen Housing Development on Beavercreek/Meyers Rds.: Two Appeals filed--- open until 2/4/15.
- 4) Z0579-12-CP/Z0580-12-ZAP, Hal's Construction, Doris M. Hickman,

- * Cheryl Boffard will chair the committee for the Hamlet's Tenth Anniversary celebration.
- * The Community Park on Leland Rd. is still being defaced. Can some kind of barrier be erected?
- * Judy Andreen gave an update on the OC Library construction.
- * Brad Charlson questioned if the Hamlet would like to participate in Grange Halloween activities?

Tom Salzer from the Clackamas Co. Soil & Water Conservation Dist. reported on barn repairs and said that local resident, Jennifer Lindsey would provide a demonstration at the facility. *JESSICA*

After the Raffle. the Meeting adjourned at 8:45 p.m.

Respectfully submitted,

Joan Martinez
 Recording Secretary Joan Martinez

Tammy Stevens
 Chair Tammy Stevens

Bill Merchant
 Vice-Chair Bill Merchant

Trustee, 20646 & 20666 S, Hwy. 213. ZONE:RRFF-5/AC:8.15.
Appealed to the County Appeals; awaiting a testimony date.

- 5) ZDO-51 includes amendments to the Comp. Plan in conjunction with the Clackamas Co. Active Transportation Plan(ATP). The purpose of the ATP is to identify principle routes that connect destinations and communities in urban and rural areas of Clackamas County.
- 6) Z0342-14-STC:Renewal of a temporary permit to use a recreational vehicle as a home for Kristina & Christopher Watters to care for their mother, Sandra Bush, who lives in the primary residence. APPLICANT:Sandra Bush/LOCATION:16955 S. Whitney Ln. Input due 1/7/15---Board provided input.
- 7) Z0411-14-STC:Renewal of a temporary permit to use a manufactured home for LaJuanta Winslow to care for Mary Hines, who lives in the primary dwelling. APPLICANT:LaJuanta Winslow/LOCATION:14783 S. Henrici Rd. Board provided input.
- 8) Z0175-14-C:Conditional Use permit to establish an arena and horse boarding facility. APPLICANT:Amber Tudor/Location: 16777 S. Henrici Rd. Hearings Officer Approval with Conditions. Appealed to LUBA.

LAND USE DECISIONS:

- 1) Z0383-14-FTT:APPROVED Subject to Conditions to place one dwelling on the property with a Forest Template Test. Access from Old Clarke Rd. Mark Hetterwig, 18000 S. Old Clarke Rd.
- 2) Z0243-14-HO:APPROVED Subject to Conditions to use a 500 sq. ft. space for a Home Occupation construction business within a 4,500 sq. ft. accessory structure. Ryan Goddard/Glen Bethune, 19412 S. Henrici Rd.

FINANCE:	Checking Account	\$ 396.56
	Trust Account	3,827.03
	Petty Cash	104.80
	Total	<u>\$4,328.39</u>

(FYI:Savings Account closed & funds moved to Trust Account)

- * The Hamlet contributed \$400.00 to the Grange.
- * Committee Reports:
 - * Christine gave an update on Transportation issues and said the OC Commissioners plan to review the Beaver Creek Road Concept Plan in the spring.
 - * Bill:The KP Kiosk has two new signs with Hamlet history and information.
 - * Norm:Tree Lighting Ceremony had more than 100 people attending. Mark Seymore has already begun receiving calls from bands about the August Concert.