

HAMLET BOARD MEETING

via ZOOM

June 19, 2025 @ 7:00 PM, AGENDA

Board Attendees

- Chair: Tammy Stevens - [Present](#)
 - Vice-Chair: Bill Merchant - [Present](#)
 - Treasurer: Cheryl Buchert - [Present](#)
 - Secretary/Corresponding Secretary: Gina McMurry - [Present](#)
 - Directors at Large: Mark Hillyard - [EA](#), Joe Matteo - [EA](#), Kenny Sernach - [Present](#)
- [Frank Barley](#) registered and also attended as a community member.

1. Call to Order - 7:00PM

2. Land Use Applications - [None](#)

3. Land Use Activities/Decisions

- a. Z0152-25 Lori Aten, 16391 S Carus Road, Beaver Creek, zoned RRFF5, requesting a new temporary home for care permit. [Approved subject to conditions.](#)
- b. Z0183-25 Nick & McKenzie Bezates, 16085 S Ivel Road, Beaver Creek, zoned FF10, requesting the renewal of a level 3 home occupation permit. [Approved subject to conditions.](#)
- c. Z0158-25 Cathrin Weis, Port Blakely Tree Farms, 15250 S Spangler Road, Oregon City, zoned AG/F, 5 acres, requesting a property line adjustment. [Approved subject to conditions.](#)

4. Bill Merchant, Vice-Chair

- a. Region 1 Area Commission on Transportation (R1ACT) - [07/21 next meeting.](#)
[Might be a I-205 bridge tour.](#)
- b. Community Planning Organization (CPO) Summit - [Everyone on a CPO/Hamlet Board can attend a CPO summit meeting, Karen Bjorkland can send us the invite. Bill will give us the information to connect with her.](#)
- c. Clackamas County Committee for Community Involvement (CCI) - [06/17 meeting:](#)
[CCI is updating the CPO handbook to focus solely on CPOs, removing Hamlet/Village info. A separate guide will cover Hamlets/Villages and their differences from CPOs. The Community Leaders meeting is set for 07/22, likely in person at the county auditorium.](#)



5. Cheryl Buchert, Treasurer

- a. Treasurer's Report - Cheryl out all of July. Cheryl is handling refreshments at the June community meeting.
- b. Welcome Boosters Committee Report
 - i. Invoicing for CSWCD - Invoice turned in for a little over \$340 for postage. Cheryl printed a few sample packets to share with their board (and the grange). She wants to have them available at events/meetings going forward. 206th new resident packet mailed out. Only 14 returned (no box at residence, wrong city on listing), so Bill & Cheryl have been hand delivering those.
 - ii. 2025/2026 Budget Request - Discussed current budget, and 2 year P&L. Motion made by Buchert, Seconded by McMurry. Unanimous approval by the board (Stevens, Merchant, Sernach, Buchert, McMurry)
 - iii. Beaver Creek Welcome Boosters - Facebook group. Cheryl is not clear how to proceed, and needs Rachel's help. Tammy will reach out to Rachel, and then connect with Cheryl.

6. Gina McMurry, Secretary & Corresponding Secretary

- a. Approval of minutes, May Board & Community Meetings - Accepted by Acclamation.
- b. Addition of Dogs Services update at next community meeting forward.
- c. Addition of Website Review for the prior month at the next board meeting.

7. Mark Hillyard, Director at Large

- a. Park Committee - Tammy working with Mark on the budget for the parks committee. She emailed us, and we reviewed it together. Motion made by Merchant, Seconded by Buchert. Unanimous approval by the board (Stevens, Merchant, Sernach, Buchert, McMurry)
- b. All events are posted on Facebook, Instagram, and our official Website.
 - i. 2025/2026 Budget Request - Tammy helped get this out this evening.
 - ii. 06/11, 06/18, 06/25, 07/09, 07/16, 07/23, 07/30, 08/06, 08/13, 08/20 - Open Air Markets (July & Aug - Wed. Evenings @ 16:30-20:00)
 - iii. 06/28 & 06/29, 07/26 & 07/27 - Rummage Sales (09:00-17:00)
 - iv. 08/05 - National Night Out (16:00-20:00)
 - v. 08/23 - Summer Fest Concert (10:00-18:00)
 - vi. 12/06 - Holiday Tree Lighting (18:30-20:00)
- c. Clackamas County Coordinating Committee (C4) - Hamlet Representation Retreat Mark unable to attend, Kenny will be there. Budget/ODOT still an issue. Wildfire Funding needs \$300M and is still looking at how to get it.

8. Kenny Sernach, Director at Large

- a. Clackamas County Coordinating Committee (C4) - CPO Representation & Executive Committee. Kenny seconded the update Tammy gave for Mark.
- b. Clackamas County Budget Committee Chair Report - Approved.

9. Joe Matteo, Director at Large - Joe is out tonight, he'll give updates at the next meeting.



- a. Clackamas Soil and Water Conservation District Board Member Report
- b. Chris Lapp, CSWCD Barn Input - [Chris wants community feedback for Barn.](#)
[Tammy suggested a highly promoted hybrid meeting at CSWCD with a voting option to get better participation – ALL of the county, Beaver Creek, etc.. \(facebook, instagram, websites, blasts...\)](#)

10. Miscellaneous Topics

- a. Beaver Creek Grade School May 31 PTO Spring Carnival – Thanks Cheryl & Jessica!
[Cheryl drummed up interest throughout the event.](#)
- b. Elizabeth Graser-Lindsey conversation with Martha Schrader – Road Side Safety.
[Bill shared this with the Safety Committee. Shared with Frank, community member in attendance.](#)
- c. BCC Monthly Hamlet Report – Volunteer of the Month - [Tammy discussed ideas from Stafford Hamlet through Rick Cook to present to the BCC the volunteer of the month. Gary Schmidt, County Administrator is doing employee of the month. Bill loves this idea. Cheryl will assist with list keeping.](#)
- d. Joe Marek Retirement Party – Carl Olson Replacement. [Carl will be a great resource, and Joe will still be working part-time still under Carl.](#)

11. June 25, 2025, Community Meeting, Beaver Creek Grange #276

- a. Agenda
- b. Guest Speaker(s): Gary Marschke, National Alliance of Mental Illness (NAMI) and Lt. Marcus Mendoza, Clackamas County Sheriff's
- c. Grange - Open at 6:15PM, refreshments, registrar, and misc.
- d. Future Guest(s): July Daniel Nibouar, Wildfire Prevention, Karla Hoggan, Oregon Livestock Council, Diana Helm, Clackamas County Commissioner; August Clackamas County Sheriff or Under Sheriff & Clackamas Fire District #1 Shawn Olson, Fire Marshal; September Brian & Gerri Parry, Welch Church; October Amy Landvoigt, Water Master (Wells); November CSWCD
- e. Other Speaker ideas - Oregon Agricultural Trust (OAT), Code Enforcement, Oregon City School District – Transportation Principle & PTO Chair, Health Housing and Human Services (H3S), Sheriff's Deputy & Detective (Homelessness, etc.), Sheriff's Canine Unit, Vector Control, Clackamas River Water, United States Postal Service (USPS), Bryn Seion (the Welsh church), Craig Roberts, BCC Chair; Emergency and Wildfire Prevention; etc.

12. Adjourn. [9:02PM](#)

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