

**CAPE MEARES COMMUNITY ASSOCIATION
COMMUNITY CENTER
CAPE MEARES, OR**

SATURDAY, August 15, 2015 10 AM

ATTENDANCE

Charles Ansorge	Bob Garrigues	Veronica Paracchini
Marcille Ansorge	Mary Gordon	Charles Saxon
Andy Ayers	Scott Gordon	Kathy Saxon
Arla Ayers	Anita Johanson	Mike Smith
Brad Ayers	Keith Johanson	Patti Smith
Lana Ayers	Sally McGee	Jane Spence
Kevin Burke	Deborah Thomas Neal	Pete Steen
Helena Fagan	Mike Neal	

I. Call Meeting to Order

Charles, Ansorge, president, called the meeting to order at 10:04 AM by ringing the bell. He welcomed those in attendance.

II. Announcements

- A. Charles announced that Marcille Ansorge would be recording the minutes for secretary Kevin Burke.
- B. New Residents to Cape Meares
 - a. New residents to Cape Meares include Brian Yellin and Jeff Law on Pacific, and Arla and Brad Ayres who moved to a home on Third Street three weeks ago and were in attendance.
 - b. Kathy and Charles Saxon noted that there were new residents on Eighth Street and will contact them for names.
- C. Residents who have moved
 - a. None reported for certain.
- D. Jane Spence announced that as a member of the Tillamook Library Board she had been at the Tillamook County Fair with the Bookmobile and that there had been interest expressed in having the Bookmobile stop at Cape Meares. The

Bookmobile had come out here in the past but there was dwindling interest so the visits were discontinued. If anyone is interested in having it come here again, they should contact Jane by email or make suggestions to Jane by email to let her know of their interest.

III. Approval of Agenda

The agenda was approved.

IV. Approve the Minutes of May 9, 2015

The minutes had been posted on the CMCA website and in the box in front of the CMCA building for all residents to read. Veronica Paracchini thanked the Board for making these available at various sites. Jane Spence moved and Patti Smith seconded that we approve the minutes. Motion passed.

V. Review the Financial Statements as of August 1, 2015

Anita Johanson, treasurer, presented the Treasurer's Report. There is a present balance of \$4763.94 in the checking account and \$4453.81 in The Preservation Fund for a total of \$9217.75 in CMCA accounts.

Expenses include the cost for refinishing the floors and for the final window trim.

The expenses for the tsunami storage shed are included; CMCA will be reimbursed by the PUD grant once the shed is completed and approved by PUD.

VI. Reports

A. Treasurer

Charles Ansoerge reported that it would be convenient to have a credit card available to the social chair and the building managers to make purchases. There would be a limit to the amount that may be charged. He will research credit cards available.

He noted that the annual fundraising takes place in December but that Anita Johanson would like to form a committee now to make plans for it. Any one interested in being on the committee should contact Anita or Charles.

B. Social Chair

Deborah Neal, Social Chair, reported that over 200 people attended the 4th of July picnic, the grill worked, the band was fantastic, people danced, the fashion show was exciting, with Barbara Bennett a hit in her Mickey Mouse

pajamas. Deborah said that we should have a 4th of July every year right after the 3rd.

She reported that a sumptuous feast was offered August 4th to the bikers who rode for cancer, for which the bikers were grateful. Deborah said that we should do this every year.

The art classes continue and one will be held this afternoon.

She stated that because of family matters she may not be available or will need assistance with social events for October through December. She would like couples to volunteer to lead the following events:

Halloween, Saturday, October 31. Decorations are available.

Caroling, Sunday, December 20th, 5:00 pm.

Christmas dinner, Saturday, December 12th, 6 pm to 9 pm.

New Year's Eve party, Thursday, December 31st.

Silent Auction at the New Year's Eve party, if wanted.

Call or email Deborah to indicate your willingness to lead these events.

C. Building and Grounds

Mike Smith reported that the previous wheels on the cart were cutting into the finish of the floor. The Cannard family at their family reunion took up a cash collection and asked that it be put toward the purchase of new castors for the chair cart; new wheels have been attached. Patti Smith reported that one of the groups that had rented the building used a cleaner on the floor that should not have been used on the new finish and that this left a film; it will be necessary to buy a special cleaner available in Portland and that this will be done.

Patti also reported that there were no dog waste bags at the Pacific St. parking lot and that it has been customary by CMCA to provide these. The cost to buy a new supply is \$82.00. It was commented that these are left in inappropriate places, including one in the front of the CMCA building. It was decided to not supply the bags for the next three months and for residents to note if there is a problem with dog waste. A decision will be made at the next meeting about ordering new bags.

Patti said that a resident inquired if CMCA would be having a garage sale and that they had a bistro set and a Kirby vacuum that they would donate. No

plans are made for a garage sale at present although individuals may rent the building to hold their own garage sales. It was also noted that items might be advertised on Next Door.

Several bookings have taken place at the building and several more are scheduled for the next two months. On August 19th Perry Reeder will meet with original Bay Ocean residents to talk about the history of the area. He will also present information at the Tillamook Library that evening.

The rates for rental are \$25.00 for half a day and \$50 for a full day. Veronica said she felt the rates are too low. The Board will take this suggestion under consideration.

D. 4K for Cancer Cyclists

Keith Johanson reported that the bikers whom CMCA hosted at a noon potluck on August 4, 2015 biked 4000+ miles across the United States as a fundraiser for the Ullman Cancer Foundation. The Foundation provides navigators who support young adult cancer patients through treatment and after. One of the riders this summer was a survivor of leukemia and spoke firsthand of his experience; his navigator helped him gain strength after his treatment so that he was able to run a 5K race as well as helped him get into college. Other members of the group spoke of the reasons why they rode, most because of members of families who had or have cancer.

The riders range in age from 18 to 25 years. There were four groups of bikers across the country, one to Seattle, one to San Francisco, one to San Diego, and the group that came to Cape Meares, which will continue on to Portland. There are also two groups of runners who go from west to east. All are to arrive at their destination the same day. The bikers have been coming to Tillamook for the last five years and in 2014 and this year have made the ride to Cape Meares to put their bikes in the Pacific Ocean. Pastor Jeffries is the coordinator for the group in Tillamook and arranges homestays for them, which they welcome after sleeping on church and gymnasium floors most of the way across the country. This year resident Carol Friedman hosted two of the riders. Merilee Summers and Keith have hosted riders in the past.

There were 19 women and 10 men who were members of the group. The expense to CMCA for meat and buns to feed the group was \$163.00.

VII. Old Business

A. PUD Grant Progress Report

Mike Neal reported that the storage unit for emergency supplies located on 7th Street is nearly finished. There are funds still available for a second unit; the

site is yet to be determined. In total four are planned with one on 3rd Street, one on 5th Street and one on 9th Street in addition to the one under construction. Although there are funds left from the PUD Grant, there are not enough to complete the second one so there will need to be fundraising or applications for other grants. Mike commended Chris Spence for being the driving force on the building of the first unit. He also commented that CMCA received generous discounts from suppliers in Tillamook, especially from Rosenberg's. The funds for these units presently come from the CMCA treasury since the grant money will not be released until the units are completed and approved by PUD.

Mike explained that more labor volunteers would be needed to build the second unit. He would like to have a lead person with construction skills and several workers to help with the construction. Deborah Neal said that given lead time she might be able to get AmeriCorps workers or students to help.

The next step is to get supplies for the unit. The grant specifies that there is to be a 30 day supply of food and emergency items for visitors who may be stranded in Cape Meares at the time of a disaster. There should be additional space available for residents to store supplies also. Charles Saxon said that he could get professional guidance on the supplies that should be included.

B. Speed Limit Signage

Scott Gordon reported that signs have been put up to slow traffic in the Cape Meares Lake area because of the number of parked cars and people fishing, especially children. Scott personally installed one of the signs to warn drivers of the fact that there is fishing in the area. He feels that more signs should be posted and suggested that the Cape Meares Community sign could have additional information about speed limits.

Charles Anson expressed appreciation on behalf of the community for the work that Scott and Mary Gordon have done to draw attention to the activities by the Lake and to get motorists to slow down.

C. Spit Rezoning Progress Report

Charles Anson reported on the Public Hearing held on Thursday, August 13th, regarding changing the zoning on Bayocean Spit from Recreation Management (RM) to Recreation Natural (RN). CMCA had requested the zone change so that it more closely described the development that is possible on the Spit. RM zoning suggests that an owner can have certain structures but in reality because of overlays related to coastal features and because of limitation of fire protection, the fact that water is not available and the fact that facilities for sanitation are not possible, there is little development that can take place on the Spit. A request from a property owner to build an eco

resort on the spit earlier in the year required that several CM residents spend over a hundred hours of time and \$500.00 of their own money to prepare a study, which determined that such a development would be damaging to the Spit.

Charles felt that the private property owners prevailed at this hearing. About 40 people attended the hearing and 15 spoke to the members of the Planning Commission, 11 against the change and 4 in favor of the change. The Hearing is to be continued on Thursday, November 12, so that the Planning Commission has time to do more research related to past requests for zoning change that did not succeed as well as to meet with a Regional Solutions Team that would include representatives from the Army Corps of Engineers, Department of Environmental Quality, DOGAMI, Oregon Department of Forestry and some other groups; the point of the meeting is to look at the present zoning as well as the overlays that limit development there.

Deborah Neal read a letter that she had prepared to send to the Headlight Herald or other publication, which would be a response from the Cape Meares community and asked that anyone who would like to have their name attached to it sign a pad passed around.

While it was noted that the property owners made comments negative to Cape Meares residents for making the request for the zone change, several members did note that this is a long process, having to first be recommended by the staff to the Planning Commission who would then have to approve it after which it would have to be approved by the Board of Commissioners. Comments were also made related to trying to work with the owners to make known concerns about the use of the Spit.

D. Report on 106 Acres of Land Deeded to CMCA by Stimson

Charles Ansoerge gave a history of the 106.5 acres land that was deeded by Stimson Lumber Company to the Cape Meares community on August 30, 2007.

The parcel was accepted by CMCA as a tax-exempt property. The Articles of Incorporation for CMCA should include language about the land donated being used for public recreational purposes. Presently the Bylaws do not include information regarding the property.

Chris Spence was contacted by the Tillamook County Assessment and Taxation Department to file a new tax exemption application and to modify the CMCA Bylaws by April 1, 2016.

A further issue is liability insurance. Members of the CMCA Board have met with representatives of insurance carriers interested in liability issues. The

representative for the D&O Company stated that there should be liability for the property acquired each year. Presently there is. The representative also said that meeting notes for CMCA Board meetings should contain reference to the management of the property. If there is some danger to individuals accessing the land due to landslides, then signs should be placed. The carrier for our liability insurance indicated that the former Stimson property was included with our policy.

A meeting was held with Pete Steen, a local attorney, who no longer practices and is not an expert on land use matters, but he provided information about a law relevant to the Stimson land, ORS 105.682, which states that land used for recreational purposes is exempt from liability. Charles made the following recommendations:

1. The Board should consult with a land use attorney to seek advice regarding this information.
2. CMCA should continue to keep the land, noting that part of the CMCA mission is to promote ecologically sound stewardship of the Community's natural resources.
3. Signs be posted indicating dangers associated with the landslide areas.
4. The area not be advertised widely as a public park.
5. Include in documents circulated to Cape Meares residents information about hiking risks in areas where the landslide has been active.

Kevin Burke moved and Charles Saxon seconded a motion that Charles contact a land use attorney to determine the cost of meeting with such an attorney and meet with the Board to determine whether to meet with the attorney.

VIII. New Business

A. Improvement of Cape Meares Trails

Charles Ansorge reported that he has met with Julian Handley, an Eagle Scout, who has as a project of the improvement of the 9th Street tsunami trail from 9th Street to the new water tank. It was noted that he should be certain not to work on private property where presently the trail may be located.

B. Guidelines for handling CMCA funds

There was no discussion regarding this item at this time.

IX. Public Comments

Patti Smith asked if CMCA had a lost and found box for items which are left in the area. It doesn't.

Mike Smith commented regarding fires on the beach. A 3 x 3 x 2 warming fire is permitted but should not be in the driftwood area and at least 50 feet from grasses. If anyone has concerns about fires on the beach, they should contact the fire marshal.

Bob Garrigues, Oceanside Water District Board member, announced that the monthly meeting would be held Tuesday, August 18th, 1:00 pm, at the Oceanside Community Center. Two topics of importance were to be discussed:

1. Someone would be coming to discuss the possibility of OWD owning the watershed area of Short Creek.
2. Liane Welch of Tillamook County PUD is looking at reopening the Loop Road and the plan is to use the ridge around Coleman Creek as the route. This could be a concern for OWD and Liane will be in attendance to discuss the plans.

Bob encouraged Cape Meares residents to attend the meeting.

Veronica Paracchini introduced Helena Fagan who was in attendance at the meeting.

X. **Adjournment**

Mike Smith moved and Kevin Burke seconded that we adjourn the meeting.