



Cedar Mill News

Volume 4, Issue 5

May 2006

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History in the News

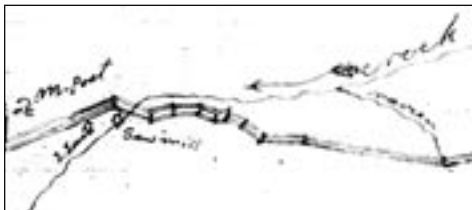
How Cedar Mill roads got their names

Information from Cedar Mill History by Nancy Olson & Linda Dodds

We tend to take road names for granted, but there are pioneer families behind the names of most of our familiar roads.

Upper Thompson Road was likely an early-established trail that was later named for a local family. In 1919 it was extended to the west thanks to a land contribution from the Henry Hamel family.

William and Emily Cornell arrived from San Francisco in 1852 and laid claim to land including and around current Cornell Road. William Cornell is believed to have been the first licensed preacher in the area and was very active in establishing the local school. The road itself was surveyed in 1868.



Portion of the original survey map of Cornell from Washington County files

Present-day Barnes Road follows part of the route of the Old Mountain Road, one of the earliest routes that passed through the community. It was named after Charles Barnes, who was one of the "road viewers" for the 1867 survey. After 1873 the route down the Burnside Street canyon became part of Barnes.

Murray Road was named for Irish settler Owen Murray, who had a home in the vicinity of the present road where it joins Cornell. Until the '60s it dead-ended a quarter-mile north of Walker, but was extended to join the former Hyland Road and is now a major arterial.

The Reeves family founded the first Cedar Mill General Store, and the short road that crosses 113th north of Cornell was named for them.

Saltzman Road was opened along the Skyline Ridge in 1893 and 1894 and originally crossed the Tualatin Hills. It was named after local character Peter Saltzmann whose homestead was a little west of the route. His descendants dropped the final "n", the decision to Americanize the family name being a common one among many Swiss and German families. There is still a remnant of Saltzman over the hill intersecting with Highway 30.

Next Meeting

Cedar Mill Business Association

Tuesday, May 16, 7:30 AM

Place: Cedar Mill Community Library

Topic: May 19 Celebration

Featured Business

Cedar Mill Lumber

In October, 1962, the great Columbus Day Storm hit Cedar Mill, and took off part of the roof of the Cedar Mill Lumber building (see photo). The earliest part of the building, the long and narrow section in the middle, began as a chicken house for the farm on the other

then. Didn't work out for him, though, and he let them all go." (Now we know who to blame for those pests that eat trees in the area.)

Conrad Anderson was a manager at the Oregon-American Lumber Mill in Vernonia until it closed in 1957. He bought the Cedar



Aerial photo from 1962 shows roof damage from Columbus Day Storm. Photo is looking northwest toward Cornell at upper right, Barnes is at lower right

side of Barnes. The north end of the building caught fire one night in 1969, "and George Foegen waited for us to arrive with the key before he put it out," Ken Anderson remembers.

Jim Perrine started the business in 1947 and sold it to Ken's father Conrad Anderson in 1954. "Perrine got into the nutria business after that," recalls Ken. "He had a place up in Bonny Slope. He thought he'd make a lot of money raising them for fur. It was a popular thing back

Mill business for his sons to run. Ken and his brother Jack built the business as Cedar Mill grew. A few years ago the hardware and lumber side of the business was leased to BMC West Building Materials. Now Ken and his son Kurt primarily provide bark mulch and rock products for landscaping.

They have retained one part of the lumber business, however, providing specialty products

Continued on page 7

Plant Sale at the Library

Cedar Mill Community Library is having a plant sale! Bedding and container plants, perennials, geraniums, herbs, vegetables and more will be available on Saturday, May 20, 2006 from 9 to 4. The sale will be held in front of the library, located at the intersection of Cornell and Saltzman. This event is organized by Cedar Mill Community Library volunteers and supported by the Cedar Mill Garden Club. Garden Club members will have perennials in three-gallon pots at the sale.

The Cedar Mill Community Library Association raises funds for support of library operations. 20% of the library's operating budget is covered through fundraising (events such as the Plant sale, individual & business donations, Second Edition sales, used book sales, etc.) because the funds received from the county provide only 80% of the budget needed to maintain the current levels of service to the

New management at Bales

Butch Thompson has been with Bales for 25 years at the Farmington store, and has just recently taken over as Store Director of the Cedar Mill store. Janell Wilson, who has been in charge of the floral department, is stepping up as Assistant Store Director.

"We're going to be remodeling the store," says Thompson, "but I can't give you a date on that. I've seen the plans though, and it's going to be great. And we are looking forward to being more involved in the community."

As part of that involvement, Bales is a major sponsor of the May 19 celebration of the completion of the Cornell/Barnes road project by providing space in their parking lot and furnishing refreshments.

community (hours open, staffing, books & materials, etc.) If we are not successful at raising the 20% it could lead to cuts in service.



To contribute plants or help with the plant sale, please contact Gloria Lee, library board member and sale coordinator at glee@portlandchinese-garden.org or call Dawn Anderson at 503-644-0043 x121.

Taking back our streets!

It's not that we don't appreciate the new roads, but boy did we get tired of the construction!

To mark the completion of the Cedar Mill Town Center Road Project, the community is invited to a party in the Bales Thriftway parking lot on Friday, May 19, sponsored by Washington County Land Use and Transportation and the Cedar Mill Business Association.

The celebration will begin around 2:30 with a "non-parade" featuring decorated cars, trucks, vans, classic and antique vehicles driving the Cornell/Barnes loop. The "Get a Life" brass band will entertain, and dancers from The Harmony School will add sparkle to the occasion.

County Commissioner John Leeper and County Capital Project Manager Dan Brown will head a list of featured speakers. Cake, ice cream and lemonade will be served courtesy of Bales Thriftway. Please come and join us for this afternoon celebration!

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Completion Celebration**
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Published monthly for the Cedar Mill
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Cedar Mill Advertising and Design
12110 NW West Rd., Portland, OR 97229
Online at cedarmill.org/news
Publisher/Editor: Virginia Bruce
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Townhomes for Cedar Mill Town Center

Grading and excavation is underway and construction will begin soon on a townhome development just south of Cornell on 129th (behind the Tillamook restaurant). RCM Homes will be the construction management company for Cedar Mill Townhomes. The owner, Randy Myers, was one of the founding partners in Brownstone Homes, which marketed several townhome projects in the early 2000s.

The project will consist of four buildings with a total of 24 three-story townhomes. Two buildings have rear-load garages and the other two buildings have front-load garages with fenced rear yards. The square footage range is between 1500-1700 sq. ft. The end units feature 2 bedrooms, 2 baths, a den and a flex space called the Salon located off the kitchen. The mid units will be 2 bedrooms, 2 baths with flex space off the kitchen.

Featuring classic walk-up townhome architecture, amenities at Cedar Mill Townhomes will include tall vaulted ceilings, abundant windows and natural light, fireplaces, efficient hydronic gas heating, soaking tubs, chic black kitchen appliances including microwave as well as fully landscaped and maintained front yards. Many options/upgrades will also be available for the homes.

Price range for the project is projected to start in the mid \$200,000s. Construction of the townhomes is expected to start in the mid-summer with the first homes being completed

in December 2006. The project is expected to be complete by Spring 2007.

Cedar Mill Townhomes is located in a transit area district, which generally requires less than two parking spaces per home. This project was required to maintain more than two spaces in the initial approval process, which the county then determined to require three spaces per home.

Because road connectivity is one of the elements of a successful Town Center, the approval

process also required the potential of future connectivity from Cornell to Barnes Road off NW 129th as an element of the design concept.

"With the continued redevelopment in Cedar Mill our new townhome project fits nicely into the overall enhanced goal of the community. We will be building a neighborhood that supports a transit-oriented buyer with new homes that fit into the enhanced street appeal concept," said Randy Myers, President of RCM Homes.

Stop light at 107th and Cornell?

Nancy Scheewe, owner of DuFresne's Auto Service at 107th and Cornell, has been worried for years about the dangers to motorists and pedestrians at the intersection. She has witnessed everything from fender-benders to serious accidents. "We've had really bad ones from first-time drivers, to motorcycles, to people sliding down the street on wheels only – no tires! Speed has a lot to do with it, with drivers trying to beat out the cement truck or something. Of course, increased traffic plays a big part in it. Now, with the new development just west of us, it will be even worse," she says.

107th serves as a connector for the residential areas to the south in the Leahy Road area between Barnes and Cornell. Scheewe notes, "when it gets busy, drivers use our lot as a cut-through. We've seen as many as three cars at a time. It is really serious as little kids are often present." Cedar Mill School is just up the road at 102nd.

Greg Miller, Washington County Engineer, says, "This intersection is very close to meeting warrants for a signal now. Warrants for

turn lanes westbound on Cornell and northbound on 107th are met now. We have recently requested updated traffic counts and will be happy to share those when we get them."

He continues, "a signal is not all that is required at this intersection – it also needs turn lanes on Cornell and a second northbound lane on 107th south of the intersection. Right of way will also be required. These sorts of improvements typically cost \$5-600,000, sometimes more."

"Our plan is to require a developer to do this as a condition of the land use approval. This may be complicated by Beaverton's annexation of most of the undeveloped Peterkort property, so the city would control these conditions on developers on the Peterkort property. If we don't have a developer do it, we will take some of the Traffic Impact Fees money that all the developers pay and do it ourselves. The time line is probably the next two to three years for improvements to be made. You may see first the turn lanes and then later the signal, or it may be all at once," Miller concludes.

Community Calendar

May 2-3

Wal-Mart hearing, Beaverton Board of Design Review, Beaverton City Hall. 6:30 pm

May 6

No Ivy Day restoration party, Cedar Mill Park, 10385 NW Cornell (west of Cedar Mill School). 9 am-noon

May 16

Cedar Mill Business Association, Cedar Mill Library. 7:30 am

May 20

Cedar Mill Library Fundraising Plant Sale, Cedar Mill Library. 9 am - 4 pm

May 20-21

Audubon Society Native Plant Sale & Fair, 5151 NW Cornell Road. 10:00 am to 4:00 pm

May 27

Cedar Mill Farmers' Market Opens Safeway parking lot, 8 am - 1 pm

June 3

Cedar Mill Park restoration work party, 10385 NW Cornell. 9 am - noon



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Sunset Accoyos Alpacas

by Virginia Bruce

Last month we explored some of the farms that remain in Cedar Mill. There are several more, and this month we visited the alpaca farm on Thompson.

When Betsy and Wally Preble's three boys were young, the family decided it would be good for them to grow up in a rural environment. They found a property on NW Thompson Road that suited their needs. At first they raised cows and horses.



Betsy Preble gives some of the yearlings a treat

But a fishing trip changed all that. They were staying on a ranch in Chile and the owners had some alpacas. "We would awaken to the gentle humming of these special animals just outside



The spacious shelter lets the alpacas stay out of the rain during the winter

our window. Alpacas and our farm seemed a perfect match," Betsy recalls.

After doing some research into alpaca breeding, they purchased their first alpacas from Estancia Accoyo, the ranch of world-famous alpaca breeder Don Julio Barreda located in the 15,000-foot Altiplano of Chile. Barreda was one of the first breeders

to separate the two types of alpacas - Huacaya and Suri. The Suri have very long "hair" while the Huacaya have shorter and thicker fur, and the two types had traditionally been allowed to interbreed. He set up a strict breeding program and introduced many innovations to the raising of alpaca, including rotating them between fenced fields, which is carried on at Sunset Accoyos's eight-acre farm. Barreda passed away earlier this year at the age of 87.

Barreda sent four separate shipments of animals to the US that were then distributed among breeders. Betsy Preble realized that since they wouldn't be raising a large herd, they needed to "brand" themselves by specializing. "I could count on

Barreda's genetics. We got the benefit of all his years of research and culling. He actually sent his best animals to the United States. We still have two of the original animals from the ones he sent. And they're both pregnant this year," she says.

Alpacas come in several colors, but the Prebles specialize in white ones, because the



Alpacas are members of the camel family

wool can be so easily dyed. Alpacas produce some of the world's finest fiber, which is judged primarily on three characteristics—crimp, fineness, and density. It is hollow which makes it light and warm.

Shearing is done in the spring, and is quite an art. Their shearer was originally from Australia and shears only alpacas, traveling around the west to his clients. He's due at the farm on May 23.

Sunset Accoyos sends wool to a national cooperative organization that collects alpaca fiber from farms around the country. The wool is sent to Peru for processing now, but the coop is hoping to find a cost-effective way to have it processed here. The Prebles also sell some of their wool to a few local spinners.

Alpacas do best on grass, with supplemental "alpaca chow" for extra nutrients. They don't



Recently constructed homes don't seem to bother the alpacas, and neighborhood kids love to watch them

have hooves, but like all "camelids" have padded feet with toenails so they're not hard on pastures. In addition, they tend to select one or two spots to do their business, so it's not difficult to clean up after them.

Daily chores on the farm include feeding and pasture cleaning. Each month they have a "health day" when they trim nails and do worming or other necessary medication. Then there's seasonal halter-training, breeding and birthing. "We try to plan for spring births, but with an 11 1/2-month gestation period, that's not always possible," says Betsy.

Sunset Accoyos' mission is "to breed, raise and sell award-winning alpacas and to continue the Accoyo legacy." They sell around 4-6

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animals per year to new and existing breeders through their website (www.accoyo.org), print advertising, auctions and alpaca shows such as the recent Alpaca Western Extravaganza which was held at the Expo Center in mid-April. Prices for these prize breeding animals range from \$20,000 to \$50,000, and one of the Preble's best males fetched nearly a quarter million for a part-ownership! They keep a foundation herd of nine females and currently have 26 alpacas.

Do they worry about security with such high-priced stock? "Each animal has a micro-chip, and they're all insured of course. I don't think there would really be a market for a stolen animal, because it's all about the pedigree and I hold the papers," Bettsy explains.

In spite of the high sale prices, they, like the other farmers in Cedar Mill, depend on farm tax deferrals and deductions to be able to keep their acreage in agriculture. When they acquired the land in 1980, it was surrounded by other farms. Now it's surrounded by high-density housing developments. Neighborhood children enjoy watching the herd through the fence.

The Preble's beautiful contemporary-style home is landscaped with planting that has all gone in since they bought the property. The fields are irrigated from the large pond filled by their well. Bettsy points out a curly willow tree towering over the pond that "started as a little stick I poked into the ground."

They have one full-time manager, who lives on the property. The rest of the work is done by the Prebles. Wally Preble is the co-owner of Carr Auto Group. Two of their sons work in the business, and one of them has just built a house adjacent to the farm. Their other son lives in San Francisco. Bettsy says, "We hope that our children will perpetuate the conservation of this land."





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Sunset Athletic Club adds indoor pools

Outdoor pools just don't work in Oregon winters. So in 2001 Sunset Athletic Club began planning for an indoor aquatic center. "We visited many facilities from as far away as Virginia to learn as much as we could. We learned very quickly that members have specific needs and it would require a variety of pools to satisfy those needs," says General Manager Carleen Prentice. The cooler (81°) lap pool is 7 1/2 feet deep. The shallow fitness pool is kept at 84° and is 4'9" deep. There's a warm (91°) therapy and rehabilitation pool with steel bars around the margin for stability and stretching, and a hot spa for relaxation.

Sal Kahn, who designed the rest of the facility, designed the aquatic center using the latest techniques. The pools are sanitized using salt

instead of chlorine. Prentice says, "We have attempted to be as "earth friendly" as possible, and found a system called, Salt Pure. This system processes salt to create purification for the water. Our members have been very happy with the choice!"

They have had a summer swim team in their outdoor pool for many years and will continue to offer this program. The new indoor facilities will host special events such as the event offered April 8 in which Olympic Coach Dick Hanula coached a Dive Clinic. Prentice notes,



"in addition to special events we will offer Scuba Diving, Life Guard Certification, Swim Instructor Certification, private, semi-private and group swim lessons and more."

27-home development for McDaniel

At a neighborhood meeting on March 16, Ben Altman of SFA Design Group presented plans to develop 27 homes south of McDaniel Rd. near the intersection of Blackhawk. Homes in Iron Ridge Crossing will be 2800-3500 square feet, and since the area is zoned R9 (9 residential lots to the acre) these detached homes will have very small separate yards.

More than two-thirds of the property is wetland, which will mostly be left alone, except for some necessary sewer hookups and some restoration mandated by Clean Water Services.

113th Street will be extended to McDaniel through the subdivision from its current end in Haydon Highlands north of Rainmont. This

will offer an alternate route for many of the drivers who currently use the 113th-Rainmont-111th connection. (See Cedar Mill News 9/04 for background.)

The developer hopes to build only half of the intersection at 113th and McDaniel, leaving the other half to be built by the developer of the adjacent property to the west. County planners have not yet seen plans for Iron Ridge Crossing so there is no word whether this will be allowed.

The developer has been asked to leave enough easement on the McDaniel side to allow McDaniel to add a turn lane that would probably extend from the 113th intersection to the

Blackhawk intersection, but the road work is unlikely to happen until at least 2007.

To the west, a 32-lot development called "Iron Ridge Park" has been submitted to the county and approval is pending. A 50-lot development has been proposed for this lot but no plans have been submitted. The two developments are separated by a 6.43 acre lot at 11410 NW McDaniel.

Improvements for McDaniel Rd. are not on the county's current transportation plan, so when these 100+ homes are finally built it will undoubtedly have a big impact on traffic. Any improvements at this point will be the result of the Conditions of Approval for each project.

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Cedar Mill Lumber, Continued from page 1
to the steel industry. They stock boards of sugar pine from California, and 1/8" to 1 1/2" clear alder and cherry plywood that is used in making patterns for casting. "It's sort of like making candles," Kurt explains. "They make the pattern and press it into sand. Then they remove the pattern and pour in the molten metal. They can reuse the patterns a number of times." This lumber is not for sale to the public,



Kurt and Ken Andersen with one of their delivery trucks

however.

In addition to the lumber, inside the large warehouse is a variety of machinery. There is the lawn and garden equipment that they rent out, such as thatchers, aerators, mowers and rollers. And then there are the old trucks that used to serve the lumber business. "George Foege (of the Foege Garage, which was nearby on Cornell) built these for us," Kurt says. One is a forklift and the other is a flatbed. (This flatbed can be seen behind the building in the large photo.) Kurt likes to restore old vehicles, and there are a couple of classic cars and a vintage

Harley in various stages of restoration. There's also a shop where they repair their equipment.

The Anderson family has a history of community involvement. Kurt's mother helped start the Sunset Merchants Association, a forerunner of the Cedar Mill Business Association. "And we're honorary life members of the library," Kurt says. They also help support Cedar Mill Little League.

The Town Center road construction was a nuisance as first, when Barnes was all torn up in front of their store, but it didn't last long. They say the light at Cornell and Barnes is very helpful, both to customers and to their own trucks.

The Andersons deliver their landscape products in their familiar black and yellow trucks. "They are our best advertising," Ken says. "People see them around and call us."

They stock several types and sizes of river rock and gravel, barkdust, sand, compost and sandy loam. Their business has grown significantly as the area has developed. Green Earth Landscaping is one of their bigger clients, but their customers are mostly homeowners and small gardening businesses.



Lawn care equipment for rent in the Cedar Mill Lumber warehouse

Located at 12700 NW Barnes Rd., just south of Cornell, they are open from 8-5 Monday through Friday and 8-4 Saturday. You can reach them by phone at 503-644-9101 and fax 503-644-6335.

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