



Cedar Mill News

Volume 4, Issue 10

October 2006

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History in the News

Area's first school was in Cedar Mill

By Nancy Olson, co-author, Cedar Mill History

After Cedar Mill's pioneers secured safety and shelter, thoughts turned to some more permanent needs. Soon schools and religious facilities were established for the local citizens. The first school in the area was a subscription school, with classes held in private homes and taught by William Walker.

It continued as a private school until the Union School District 6 was established in 1856 by County School Superintendent E.D. Shattuck. It was one of the first two public schools to operate in the geographical area that now makes up Beaverton School District 48.

The first building was erected on donated land around 1860. The acreage for Union School was

of which was raised by tuition and donations. Around 1863, the school began receiving public funds.

Attendance remained fairly low due to inclement weather, frequent illness, poor road conditions and farm chores. More importantly, compulsory education was not enforced until 1889. Most students walked to Union School while a few had the luxury of riding horses. The frame schoolhouse was somewhat modern since most schools of the period were simple log cabins. Very likely, a wood stove heated the interior and nearby creeks provided

Next Meeting Cedar Mill Business Association

Tuesday, October 17. 7:30 am

Place: Cedar Mill Community Library

Topic: TBA

The Cedar Mill Business Association's meetings are free and open to anyone interested in business in Cedar Mill

Featured Business

Cedar Mill Veterinary Clinic

By Virginia Bruce

When the new building is completed, it will be a lucky dog that gets boarded at Cedar Mill Veterinary. They'll have a specially constructed pond to play in, an exercise lawn with a drainage substructure designed to keep their paws dry, and hydronically heated floors indoors to play on.

The boarding area is just one of the features that will put this clinic in the forefront of modern veterinary design. Some features are

it's as 'green' as we could make it, with efficient energy use and non-toxic materials."

"This property is right in the middle of the Town Center, so I thought it would be cool to have a clock tower," Dr. White explains. The tower is crowned with a weathervane in the shape of a blue heron. The reception area below, which isn't quite finished yet, will be much roomier and more comfortable for patients and their owners.

for pet owners, but most of the thought has gone into making it an efficient treatment facility that will minimize the stress on the animals and make it easier to provide the best veterinary care. The surgery is equipped with human-quality monitoring equipment and lights.

"Our goal was to create an efficient layout using the existing footprint, and to stage the construction so we wouldn't have to go out of business!" says Rick White, DVM. Architect Jim Grady and Dr. White visited a lot of other clinics in the region and beyond. "We feel like we've achieved excellent flow in the new facility," White says. "And

This is the third remodel of the building that Dr. White originally bought in 1986. But it's a lot more than just a remodel, really a whole new building was constructed around the core of the old facility. The old Cedar Mill Garage next door was torn down to make room for the new facility. "We had 'brown field' problems with that site, there were some old gas tanks

and a lot of soil contamination from the old business," White says. "Of course it took longer than anticipated."

Dr. White has added a second Veterinarian to the staff, Dr. Angie



The original Union School building shown with some of the male students, c. 1930. Photo courtesy of the Findley family.

donated by Francis McGuire from his Donation Land Claim. It was adjacent to the Union Cemetery on NW 143rd and it served the community for nearly 90 years.

During the year 1859-1860 the school census reported 45 students, but this included everyone between the ages of four and 20. The actual number attending was probably not more than 20 to 25, however. The school term was six months and the teacher was paid \$276. 25, all

water.

By 1901 the directors of Union School became concerned with the old facilities and a new, larger building was built just a few yards to the east of the original structure. Voters authorized a property tax measure "not to exceed \$800" to pay for the building. A popular east coast design was selected with a hip-roof, Italian-style frame structure topped by a bell tower. It was a

Continued on page 4



A blue heron tops the clock tower of the new building.

Continued on page 5

Watershed Tales and Objects of Desire

Rock Creek Watershed Partners (RCWP) is holding its second annual fundraising silent auction on Thursday, October 12 from 5:30-9 pm at McMenamins Cornelius Pass Roadhouse, 4045 N.W. Cornelius Pass Rd. If you love our watershed and want to do your part, you'll find a roomful of like-minded neighbors having a good time at the event. Food and beverages will be available.

Items for the auction are being grouped into "Objects of Desire," such as picnic packages, hiking packages, and will include original artwork by local artists.

The program will include Metro President David Bragdon who will share his views on the importance of watersheds and "21st Century Troubador" Mitch Luckett will entertain and inform us with stories and songs. You can learn something while supporting a good cause. "The Playing Cards" from Lewis & Clark College will perform acoustical guitar and songs between stories.

RCWP (rcwp.org) is a coalition of local area stream groups that look after all the streams in the Rock Creek Watershed, that drains the north end of Tualatin Valley. In the Tualatin Basin, the major source of water pollution is what is referred to as "nonpoint source" pollution. This consists primarily of the runoff (soap, pesticides & herbicides, pet waste and other pollutants) from homes and businesses in the area washing off into streams. Rock Creek Watershed Partners is dedicated not only to restoration projects but to educating homeowners about their part in the solution to water quality problems.

The Cedar Mill News

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The mission of the Rock Creek Watershed Partners is to protect and restore a healthy watershed by turning citizens into active stream stewards. They believe that people want to live in a vibrant and healthy environment and will do the right thing if they know what that is. From restoration projects to homeowner education and neighborhood outreach, RCWP is here to help.

Some of the major accomplishments of the RCWP include funding an AmeriCorps volunteer coordinator position to further the goals of the group, hosting educational workshops, and playing an active role in the restoration of local parks and wetlands.

Funds raised at the auction will go toward hiring a new Stream Stewardship Coordinator and toward pursuing our other activities. Some of our funding comes from grants, but the support of people in our watershed and around the region is critical to our success. For more information, contact Virginia Bruce, 503-629-5799, vrb@teamweb.com.

Business Association schedules retreat

The Cedar Mill Business Association (CMBA) was originally founded in the early '90s as a way for businesses to give back to the community. With our growing population and increased business activity, it's time for the CMBA to more directly serve the business community with networking and programs focused on the needs of local businesses.

In its ongoing effort to improve services, the CMBA is organizing a "retreat" to explore ideas and directions. Anyone interested in the Cedar Mill business community is invited to participate in the meeting, scheduled for Saturday, November 11 from 9-noon in the Community Room of the Cedar Mill Library.

We will explore the types of services and programs that the members want and deserve. We will discuss ways to increase membership and participation and how to build a more effective Board of Directors. We will consider creating committees to address membership, to provide solutions to business needs, and an ad hoc committee to revise and update our Bylaws to better reflect current needs.

The overall goal of the retreat is to rebuild the CMBA into an effective

organization that will enhance the operations of its members. For more information and to register for this free event, contact Virginia Bruce, vrb@teamweb.com or 503-629-5799.

New computer store takes over

Curt Wise, who used to work at SGS Computers on Cornell, has taken over the space and offers all kinds of computer support and repair and also will have new and used computers for sale. "We're really glad to be part of the Cedar Mill community and we look forward to growing our business here. We are offering a 25% discount to any customers of the old business - just mention that you saw the offer in the Cedar Mill News," he says.

"There's no job too big or small," Wise says. "We can do a system cleanup or a data backup, install an upgrade, work on your server or create a complete state-of-the-art gaming or media center. We also offer onsite work by appointment, so we can come into your home or business and tune up your system and you won't even have to worry about unplugging anything!"

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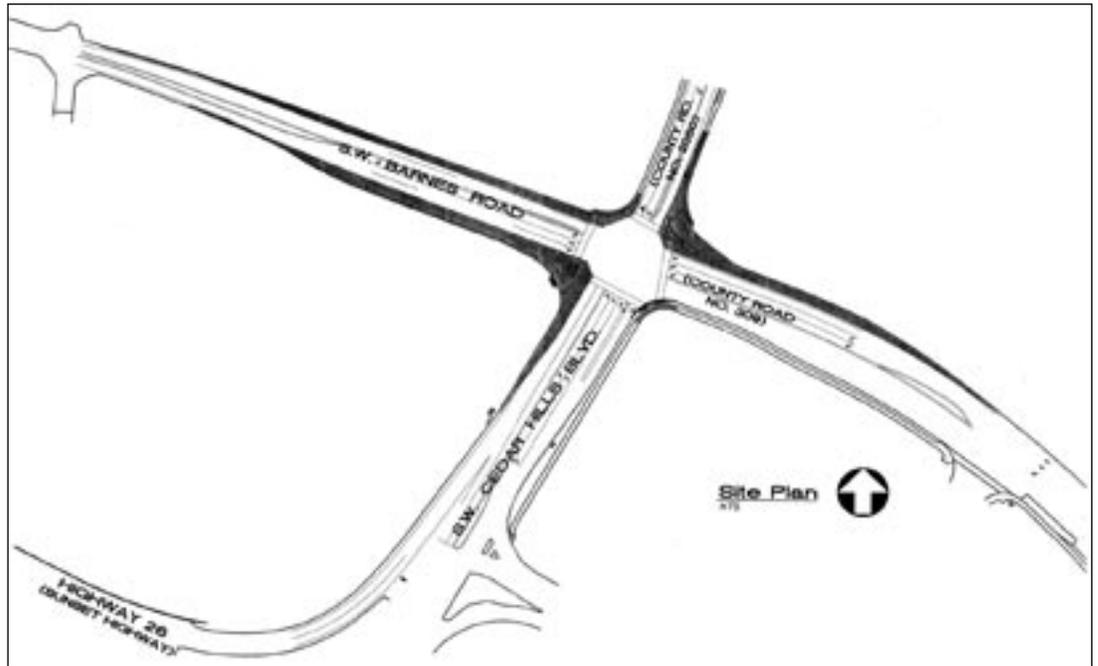
Our doorstep gets wider

By Virginia Bruce

The main entrance to the Cedar Mill community is going to be a little easier to get through once the construction that's currently underway at Cedar Hills Boulevard and Barnes Road is completed. The work is being done by Polygon Homes as a result of the Timberland development on the Teufel Nursery property. The majority of the work is expected to be done by mid-November, weather permitting.

There will be two new handicap ramps at the southeast and northwest corners. Sidewalks will be added in all corners, which will be extended with further road improvements. Bike lanes will continue in all directions. On the diagram, the new pavement is colored gray.

New signal lights won't be installed until January, because there's a long lead-time for the manufacture of the poles, which will be located on the new pedestrian island-refuges. The lights will be controlled by a system of "detector loops" under the pavement – near the intersection and also 140 and 160 feet back from the intersection so that the system can detect not



just that a car has rolled over it, but that there might be a "stack" of vehicles waiting for the light. This should result in better traffic flow through the intersection.

The Teufel property was annexed into Beaverton at the time it was acquired by Polygon, so it's the Beaverton planners that "conditioned" the roadwork as part of their acceptance of the development application. The intersection improvements weren't required to be done until the 500th unit was completed. However, Fred Gast, Polygon V.P., says, "we wanted to get the improvement completed as early as possible so that our customers and others have an improved transportation system, rather than one that is "Under Construction" or worse "Failing". We should be easy to find and easy to get to."

Beaverton Senior Engineer Peter Arellano said that several people

had called the Beaverton Community Development Department concerned that somehow Wal-Mart was sneaking in and building it's store! And some people speculated that the work was being done now because it was finally decided that Wal-Mart wouldn't be paying for it. However, the timing is simply coincidental. The application for the work was accepted in March and

approved in June, says Arrelano.

Permitting for the roadwork was mainly handled by Washington County. Although Beaverton has annexed the land around this intersection, the roads are still owned by the County. However, Beaverton has responsibility for the storm drains and sewers in the area, so they were involved in approving that part of the application.



A 100-foot-long wooden bridge was hoisted into place last month by a Chinook helicopter to span a tributary of Johnson Creek as part of the new \$1.6 million, 1.5 mile trail and greenspace system created by a partnership with the Tualatin Hills Park & Recreation district, property owners, a contractor and design team. The system includes an 8 ft asphalt trail, a 6 foot soft trail, and a series of boardwalks, retaining walls and the pedestrian bridge. The trail corridor became controversial last winter when Washington Street neighbors found out they had been encroaching on THPRD property (see December 2005 and January 2006 Cedar Mill News).

The trail system is being paid for by Trammell Crow Residential, developers of the Deveraux Glen Apartments; J. Peterkort and Co, which owns the 35-acre open space area in the newly developed area, and Renaissance Homes, whose 223-unit single-family housing development sits between Valeria View and Cedar Hills Blvd.

The trail will run between Cedar Hills Boulevard and Washington Street and will hopefully connect up with further trail developments in the area. The bridge was built by Western Wood Structures of Tualatin, and will accommodate pedestrians as well as maintenance vehicles.

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Sunset High School Band to Host 2006 Regional Championship

By Julie Lueker

On Saturday, November 4, Sunset High School will be hosting the 2006 Northwest Marching Band Circuit Championship at Hillsboro Stadium. This event usually takes place at major universities but the Sunset High School band program is honored to be chosen to host the Championship competition this year. There will be 28 bands competing and performances will take place all day.

Since the Rose Festival no longer has The Festival of the Bands, this will be a terrific opportunity to get your marching band fix. You will hear great music plus see the colorguard team perform with their colorful flags, rifles and sabres. Members of the community are most welcome to attend. Our website, www.sambanotes.org, has complete details on ticket prices and directions to the stadium. We invite you to attend and learn what makes our band program great!

We also have the opportunity for local businesses to sponsor a trophy or plaque. Sponsors will get advertising and a ticket to the event. There will also be opportunities for volunteering. There are over 200 volunteer openings, ranging from concession, ticket, and souvenir sales to assisting

as hosts for the bands. Ages 14 and up are welcome to volunteer and also will be given free admission to the event. Please see the website listed above for sponsorship and volunteering op-



Sunset High's band director Greg Hall is a terrific band instructor and a very positive influence on the student band members.

portunities.

This event is a major fundraiser for the Sunset High School band. The band and colorguard performs at athletic events; the band performs at home football games and plays

“Electric band” at basketball games. The band is the music behind the high school musicals. “Fiddler on the Roof” was performed in 2005 and those in the pit practiced for weeks before the play and every night of the performance. The band also plays for graduation; think “Pomp and Circumstance” performed 253 times in a row! The Jazz Band performed at the Sunset Auction last year. Every year, the entire band and colorguard has the wonderful opportunity to travel to Seattle for a competition while the Jazz band travels to Reno to perform in the Reno Jazz Festival. Every four years there is a major trip; in 2004 it was Florida. Students must cover all travel costs for these competitions.

Band is a commitment and this commitment is expensive. This event at Hillsboro Stadium will be the major fundraiser for the year. We hope you're able to join us November 4 for this program of music and pageantry. Thank you for supporting the arts.

Union School, continued from page 1 two-room schoolhouse with a front entry hall, and cloak room. Here the students studied nine compulsory subjects. Frequently routine exercises and examinations were varied by spelling bees and picnics. Over the years, the school was enlarged to include a gym. People continued to use the old one-room school building as a general meeting place for such purposes as voting and holding funeral services.

In 1948, Bethany and Union School merged and the building closed after Sunset Valley School was built. The abandoned building was sold to several local residents who dismantled it and sold the lumber. The gym was moved to the newly constructed Sunset Valley Grade School (where Home Depot is now) and the Union Cemetery of Cedar Mill received title to the land.

Some of the material for this story comes from *School Days: A History of Public Schools In and Around Beaverton, Oregon 1856-2000*, by Gerald H. Varner, written and published in cooperation with Beaverton School District 48.

Join the CMBA:
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Veterinary, continued from page 1
 Untisz, and plans to add at least one more part-time doctor when the facility is completed. “The old model of the one-man vet clinic is gone,” he explains. “With the rising cost of land and overhead expenses, it

thing, because you can do better medicine when it’s collaborative.”
 In fact, the veterinary profession itself is changing, at least in the Portland area. “The Portland Veterinary Medical Association and the Washington County VMA are encouraging a lot of collaboration and interaction, so the level of care is much higher,” says Dr. White. “They provide a lot of opportunities for continuing education. We often get on the phone and talk to each other about difficult cases. It used to be a highly competitive situation, but that’s gone now and things are a lot better.”

his wife. She got a Ph.D. and was offered a chance to do her post-doc study at the Oregon Primate Center, so the family moved to the area in 1979. At the time, Dr. White was doing equine surgery, but by 1986 he had decided he wanted to be a “pet vet” and during that eventful year his wife achieved a tenured position at Reed College, their second son was born, and he purchased the Cedar Mill Veterinary Clinic. The family lives in Cedar Mill. One son is working in the medical field and the other is a geological engineer.

Dr. White can’t remember when he didn’t want to be a vet. He grew up in rural Maryland, and went to college at Colorado State in Ft. Collins, where he met and married

The clinic treats only dogs and cats. It’s open Monday-Friday 8 am – 6 pm, and Saturday 8 am – 2 pm. They are accepting new patients. Their phone number is 503-644-3101 and their website is cedarmillvet.com.



Dr. White discusses a patient in the temporary exam room

doesn’t make sense to operate with less than three doctors. You still have to have the same infrastructure whether you have one doctor or three. And the majority of vet-school graduates now are women, and many of them prefer to work part time. Overall it’s a really good



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VOTE November 7, 2006

A number of taxation measures are appearing on the ballot for the November 7 election. While few people enjoy sending money off for taxes, we know that they're necessary to create the quality of life that we enjoy in our valley. For our region to remain competitive, we need great schools. And we need clean drinking water and open spaces for mental and physical health. Public safety spending is in everyone's interest. And what would Cedar Mill be without our wonderful library? The Cedar Mill News urges you to vote YES on all these measures. Taken all together, they will add about \$150 to the tax bill of the average homeowner. One latté a week? We think it's worth it.

Bonds are for building, levies are for operating expenses.

Voters' Forum Fall 2006

Tuesday, October 17, 2006 - 7:00 to 9:00 p.m., Beaverton City Hall

Invited candidates and speakers:

Oregon House District 27: Dominic Biggi and Tobias Read

Oregon House District 34: Suzanne Bonamici, Joan Draper, and Gregory Rohde

Oregon House District 28: Jeff Barker and Eldon Derville-Teer

Metro Council District 4: Tom Cox and Kathryn Harrington

Presentations on the Beaverton School District Bond Measure 34-139 and the Washington County Library Services Bond Measure 34-126

For more information call (503) 526-2543. Sponsored by the Beaverton Committee for Citizen Involvement and the City of Beaverton. This event will be broadcast live on TVC-TV, Ch. 21.

Metro Natural Areas Bond Measure 26-80

By Virginia Bruce, editor

In 1995, voters in the region approved Measure 26-26, a \$136 million bond measure devoted to the acquisition of open spaces, parks and stream front properties to preserve as natural areas for current and future generations to enjoy. That effort has exceeded expectations. Working in partnership with local parks providers, cities, counties, conservation organizations and other community leaders, more than 8,000 acres and nearly 74 miles of stream and river frontage have been purchased and preserved as natural areas. In addition, \$25 million of the bond funds were distributed directly to each jurisdiction in the region for the completion of more than 100 land acquisitions or capital improvement projects.

Continued growth in the region requires the acquisition of additional natural areas in order to protect fish and wildlife habitat, enhance water quality, preserve farm and forest land, and provide educational and recreational opportunities in natural areas.

How the money will be spent

A blue-ribbon committee of 18 business leaders, public officials, and citizen advocates advised the Metro Council on the size and scope of the Bond Measure. Their recommendations included establishing the total measure at \$220 million.

20% of the funding will be set aside for local park providers and distributed on a per capita basis for acquisition of natural areas, wildlife and trail corridors, and neighborhood parks, as well as for capital improvement projects that can include restoration or enhancement of fish and wildlife habitat, improvement of public access to existing natural areas, development of public use facilities, design and development of trails, and development of environmental education facilities such as nature centers and interpretive displays.

5% of the funding will be dedicated to an opportunity grant program whereby local groups and entities can identify local conservation projects and apply for funding.

The remaining 75% of the

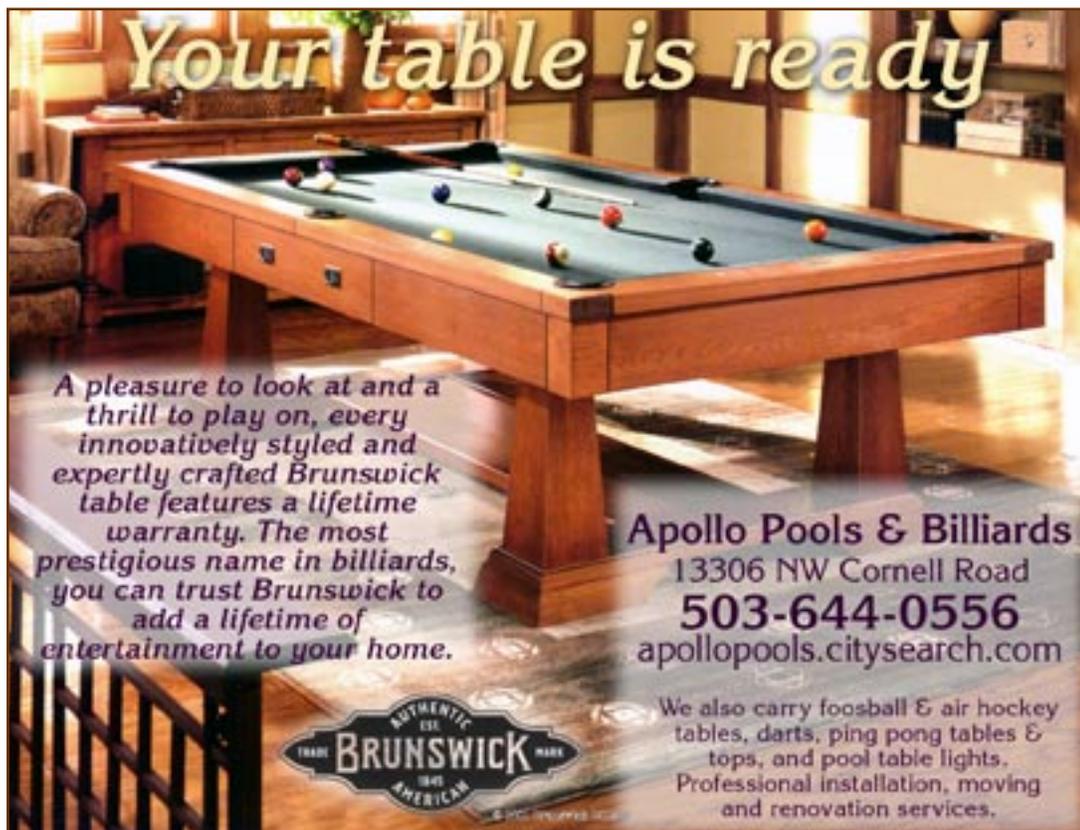
funding will be used by Metro to acquire, from willing sellers, regionally significant river and stream corridors, headwaters, wildlife areas, and other natural areas and trail corridors to hold in public trust. These areas were identified by leading ecological experts working with Metro staff. A citizen advisory group would oversee spending, and annual audits would be published.

The Cedar Mill connection

Jordan/Husen Park – develop visitor facilities: about three years ago, the Tualatin Hills Park & Recreation District (THPRD) board approved a master plan for the improvement of this natural-area park in Cedar Mill. Plans included a trail that would stretch from Husen Park on Reeves through Jordan Park and into the neighborhoods to the north. Also included was a playground and picnic area in Husen Park. If the Metro measure passes, funds would become available to do the planning for this work and to build the playground. Park Planner Steve Gulgren notes that the district doesn't yet own all the property needed to complete the trail, and possibly some of the funding could include this acquisition. A hopeful phase one funding amount would be between \$250,000-500,000.

Rock Creek Headwaters and Greenway

All the streams in Cedar Mill are part of the Rock Creek Watershed. Scientists have identified protection of the upper Rock Creek Watershed as a high priority for meeting water quality protection goals in the Tualatin River. Opportunities to improve and protect habitat also exist through the protection of key tributaries, like Abbey Creek, and their associated wetlands and floodplains.



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County measures support libraries, public safety

The Board of County Commissioners has asked Washington County voters to consider two levies at the general election this November. These two proposed levies would provide funding for:

Countywide Library Services —Measure 34-126

This measure would maintain current services at 12 local libraries throughout Washington County, including libraries in Banks, Beaverton, Cedar Mill, Cornelius, Forest Grove, Garden Home, Hillsboro, North Plains, Sherwood, Tigard, Tualatin and West Slope. Levy passage would avoid likely additional reductions in hours, book purchases and programs and would restore open hours at some libraries. The levy would also provide annual summer reading programs serving some 17,000 children each year as well as provide literacy programs for preschoolers to increase reading readiness. The library levy proposes a fixed rate of 17 cents per \$1,000 assessed value for four years, or an increase of roughly \$33 in 2007-2008 for a home with an average assessed value (not market value) of \$192,000.

Countywide Public Safety -- Measure 34-127

This measure would continue public safety services approved by voters in 2000 to combat crimes such as homicide, domestic violence, crimes affecting children, property and methamphetamine crimes. The levy would provide funds to operate the County jail and work release center at full capacity, minimizing the early release of offenders. The levy would pay for special enforcement teams, prosecutors, probation and parole officers, juvenile counselors and other public safety personnel serving all areas of the county. Finally, the levy would provide victims' assistance and emergency shelter for women and children who are victims of domestic violence. Because the County has determined it can provide roughly the same services at a lower tax rate, the public safety levy is proposed at 42 cents per \$1,000 assessed value, 1¢ per \$1,000 less than voters approved in 2000. Owners of a home with an average assessed value (not market value) of \$192,000 would pay \$81 in property taxes for this levy in 2007-2008.

Please take time to review the materials provided here and in the

voters' pamphlet this fall, and be sure to exercise your right to vote. If you have any questions, please call the Washington County Administrative Office at (503) 846-8685 or visit the County's Web site at www.co.washington.or.us/levies.

County Service Fairs

Impartial Information about Public Safety and Library Levies

Washington County's public information effort about countywide public safety and library levies on the ballot this November will include events designed to inform voters at Beaverton Farmers' Market, 12375 SW Fifth Street, on Saturday, October 7, from 8 a.m. to 1:30 p.m. and one at the Bethany Village Center, near NW Bethany Boulevard and NW Laidlaw Road in unincorporated Washington County, on Saturday, October 14, from 10 a.m. to 1 p.m.

The County Service Fairs are intended to provide information about Measure 34-126, the Local Option Levy to Maintain Countywide Library Services, and Measure 34-127, the Levy Renewal for Maintaining Countywide Public Safety Services.

Tualatin Valley Fire & Rescue Bond – VOTE YES!

By Bruce Bartlett

Tualatin Valley Fire & Rescue's operational goal is for firefighters/paramedics to reach 90% of emergency calls within 6 minutes of being dispatched. The goal is based on the speed at which fire can spread and medical emergencies can worsen. Over the past 10 years, call volume has increased over 60% in TVF&R's 210 square mile service area, with emergency medical incidents constituting the largest percentage of emergency response, approximately 62 calls a day.

In an effort to keep pace with the growing demands and continue to provide the level of service the community expects, Tualatin Valley Fire & Rescue's Board of Directors has decided to place a \$77.5 general obligation bond on the November ballot. If approved, the bond will be repayable over 20 years and would fund the safety improvements to stations, new facilities, and replacement apparatus listed below.

In the first two years, the anticipated tax rate would be .07 cents per \$1,000 of assessed value. In 2009, as more construction projects begin and the remaining bonds are

Capital Construction Bond Measure 34-139 – Give Kids Room to Learn!

By Michele Fricke

The Capital Bond Measure 34-139 is urgently needed to relieve overcrowding due to population growth, protect the quality of our children's education and make critical repairs.

The state school funding formula is the mechanism that determines the amount of tax dollars allocated to each school district to pay for the operations such as teachers and materials. Major construction needs must be met at the local level through capital bond measure requests to voters.

Last month, one proposed elementary school plan was highlighted in this publication (the new elementary school on McDaniel). Currently, 19 out of 31 elementary schools have enrollment near or over 100%, and 4 out of 5 of the district's comprehensive high schools are operating over 105% capacity.

Voting YES on this Capital Construction Bond Measure 34-139 will enable the district to address new capacity construction that includes 2 new elementary schools, 2 options high schools and over 135 classrooms; renovations of existing space for more effective learning environments, land acquisition for

borrowed, the tax rate is expected to increase to its maximum of .15 cents per \$1,000 of assessed value. By 2013, the individual tax rate is expected to decline slightly as new residents and businesses share the fixed annual cost of TVF&R's bond payment. This decline is expected to continue through 2026.

The Bond provides for:

- Replacing five existing stations that have structural and safety problems (25% of bond)
- Replacing older fire apparatus to help ensure timely and reliable response (25%)
- Constructing and equipping at least two additional fire stations to help meet a response goal of arriving at an incident within 6 minutes 90% of the time (10%)
- Completing seismic and safety upgrades to fire stations to help ensure emergency response following a major emergency (13%)
- Acquiring land for new fire stations to address the growing number of 911 calls (12%)
- Constructing a Command and Business Operations Facility (15%)

a future high school, and physical facility improvements such as heating, ventilation, and roofing.

"We have great schools. But this overcrowding has a direct impact on the quality of education our children receive," says Priscilla Turner, Chair of the Beaverton School Board. "Crowded classrooms mean that rooms are serving more kids than they are designed to hold. The need is urgent," she adds. "We have more than 200 portable classrooms that strain the infrastructure of the schools they are parked around."

The bond measure will cost the property taxpayer in the Beaverton School District an estimated average of 51 cents per \$1000 of assessed value per year during the life of the bonds. That amounts to an estimated \$127.50 per year or \$10.63 per month on a \$250,000 home.

For more information and to learn ways to help the Campaign to Vote Yes, log on to www.GiveRoomToLearn.com. Another great resource is the Beaverton School District's web site at www.beaverton.k12.or.us.

Remember to vote on November 7 to Give Room to Learn for our Beaverton students!

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