



Alameda stairs cleanup

by David Whitaker

On the morning of Saturday, November 8th, a group of about fifteen Beaumont-Wilshire neighbors, together with scouts and their fathers from Troop 107, gathered together to pull, rake, trim, and cut down unwanted vegetation from both the 42nd and 43rd Avenue public stairways running from Alameda Ridge down to Wistaria Dr. After the planting beds were cleared, many of them were planted with spring blooming bulbs. This sunny morning provided the perfect backdrop for a fun and productive event, and Jim and Patty's Coffee generously provided pastries to keep volunteers energized. A 20-yard drop box with weeds and trimmings was filled up and three bags of trash hauled away. Some of the neighbors who live next to the stairways lent a hand that day, and others helped out prior to the event by trimming shrubs on their properties that were growing into the stairway area. All this work has resulted in a much more inviting experience for our neighbors and visitors to the neighborhood who choose to walk the stairs. Foot Traffic sponsored a neighborhood walk the next Saturday and raised \$100 for the neighborhood association to offset the cost of the drop box. We sure love those neighborhood businesses!

Another planning event is scheduled for the spring to remove some ivy and dig out the root balls of the laurel bushes that were cut down, hopefully followed up next fall with the replanting of the beds with drought-tolerant low growing shrubs and groundcover. Please check the BWNA Web site (www.bwna.us) for notifications about these events. Everyone is welcome, and your service to the neighborhood much appreciated.



Neighbors at work.

Alameda Café: an old favorite returns

by Tekla Hoehn

Taking over a neighborhood institution like the Alameda Café would seem daunting to any experienced restaurateur. But when

new owners Matthew Firoosz and Rosie McGown learned the Alameda was available, they jumped in with both feet. The Alameda Café reopened in November under their vision, with an updated dinner menu and a freshly updated interior. The café also serves brunch on the weekend and plans to offer breakfast and lunch in early 2015.

Co-owners Firoosz and McGown are longtime NE residents. Firoosz owns NEPO42 restaurant and catering at 42nd and Killingsworth and McGown lives on 47th, which is where the Alameda Café sits on the corner of Fremont Street. "I always had a soft spot in my heart for this place," said Firoosz. He said he tried to buy it 10 years ago but was unsuccessful. This time the stars aligned—both for the space and the menu.

Cameron Addy is now Executive Chef at the Alameda Café. He is known by many in the restaurant scene for his former work as Chef de Cuisine at the much lauded Ava Gene's. The team of three wanted to recreate the emotional connection of a neighborhood pub, with an outstanding yet still approachable menu. Said McGown, "We want this to be a regular everyday place that people think about." Firoosz added, "We set out to give diners a great value, especially considering the time, energy, and craft that goes into the dishes. Our chef is a true professional."

The new owners may have renovated the menu and the space, but they've retained the heart of the neighborhood in many details. For starters, they kept the Alameda Café name, complete with the sunflower-logo sign and building mural. "It's a beautiful, old-fashioned sign," said Firoosz. "They don't make those anymore." Additionally, the beautiful Oregon landscape photos taken by the previous owner's husband still adorn the walls—including, yes, photos of sunflowers.

The connection to the neighborhood, they say, is a big part of why they kept the name. "This



The new Alameda Café team.

continued on back page





President's Message

by John Sandie

It's the Little Things

This message's theme evolved just after our December BWNA general meeting where we enjoyed a delightful musical performance by a group of Beaumont Middle School students. A few days after the meeting I visited BMS, and as I was leaving a student with an accompanying adult was walking towards me heading into the school. Without any initiation by the other adult or myself the student volunteered a strong and hearty "Good day, sir" that caught me off guard, but I managed a mumbled thank you. Recovering a bit, I believed I recognized the student from the BWNA performance, so I turned around and strove to catch up with him. Sure enough when I asked if he had been one of the singers, he excitedly responded with a very positive "yes, sir." I took the opportunity to thank him and say how much the neighbors in attendance had appreciated their performance, upon which he extended his hand to shake mine while beaming a broad smile. I'll admit that brief encounter bolstered my whole day, as I hope it did his.

That same week I had the opportunity to take three of my grandchildren out for dinner at one of their favorite Chinese places. Opening my fortune cookie at the end of the meal, I read the line "Courtesy is a habit that never goes out of style." This prompted a discussion about how the act of extending simple courtesies to others tends to come back to you many times over, often in ways you aren't expecting.

Reflecting back on my early days in production management, I remember quickly learning that just by acknowledging the small extra effort by operators with simple "thanks" or "good job" gained me more loyalty and support than just about any other actions I took. As the saying goes, a little recognition goes a long way.

While we don't often get a chance to do something that has a significant or even life-

changing impact on others, we do get dozens of opportunities daily for those little things such as holding that door, saying excuse me, pulling over to yield to an on-coming car, picking up that dropped item when someone is struggling with a child at checkout; the list is endless. As a neighbor, it might be knocking on the door if you see a few papers on the porch, righting a garbage can blown over, corralling the dog that escaped or cutting someone's grass while they're on vacation.

I'm reminded of that recent ad on TV showing people observing tiny good deeds done by others and then performing their own simple acts that in turn are seen by others and so on and so forth. Just imagine the impact if two or three people observe a kind act and pass it forward; the impact mushrooms in a compounding fashion. In fact, I have named this social phenomenon in a work entitled "Theory of Propagation of Little Things"—ToPoLT for short—and I'm patiently waiting by my phone for a call from that "noble" organization in Oslo.

In retrospect, the real key to my theory are those folks who travel through this life—often unknowingly, acting as constant initiators—such as that student I encountered at BMS, for they are the true winners.

See the picture of the Beaumont Middle School performers on page 9.

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beaumontbusinesses@gmail.com

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John Sandie 219-508-4162

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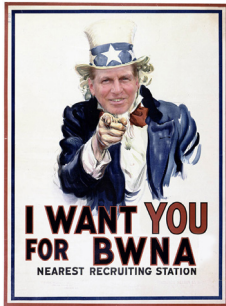
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Editor's Notes

by Al Ellis



This is the season for making resolutions, and options abound. But none is more convenient and commendable than community service in one's own neighborhood. So why not get the ball rolling in 2015 by lending a hand with the publishing and/or distribution of our newsletter? With hard copy circulation well over two thousand and a color version available online via the neighborhood association website,

www.bwna.us, the newsletter is Beaumont-Wilshire's most visible and extensive means of communication, both locally and beyond. Consequently, a fully staffed newsletter team is vital to the success of BWNA's community outreach effort, with the timely filling of vacancies a continual priority.

Here are some volunteer opportunities for your consideration:

Copy Editor: In December, Ethan Derner stepped down after years of outstanding service as copy editor. The copy editor's responsibility is to give the newsletter a final edit before going to press. Experience has proven the worth of an independent quality check.

Assistant Editor: The purpose of this newly created position is to have a person in the loop who can "pinch hit" for the editor when travel, illness, etc., gets in the way of fulfilling duties—especially as the ad/article submission deadline approaches.

Distributor: It takes a village to distribute the newsletter to your porch—over 60 volunteers strong! The system works this way: distribution coordinators Serah Breakstone and John Sandie oversee the portioning out of newsletters to captains who then deliver a specified number of copies to their team of distributors who then walk their respective delivery routes. It's good exercise and much appreciated!

Writer-Reporter: We depend on staff writer-reporters (there are currently four) to do investigative reporting and associated article writing. Writer-reporters are responsible for contributing 1 or 2 articles every other month.

At-large article writers: Local residents, business owners, and organization leaders are encouraged to submit short articles, including "Letter to the Board" editorials.

One additional note: volunteering for any of the above positions will not result in additional meetings to fill your already busy schedule. Communication among newsletter team members is almost totally accomplished by e-mail or phone.

So don't procrastinate; resolve to get it done. Contact me at editor@bwna.us to volunteer.

BWNA Calendar

Monday, January 12th • 7:00PM

BWNA Board Meeting
Bethany Lutheran Church, Library Meeting Room
NE 37th entrance

Monday, February 9th • 7:00PM

BWNA General Meeting
Bethany Lutheran Church, Library Meeting Room
NE 37th entrance

Friday, February 13th

Deadline for submitting articles, letters, announcements and ads for the March-April 2015 newsletter

Monday, March 9th • 7:00PM

BWNA Board Meeting
Bethany Lutheran Church, Library Meeting Room
NE 37th entrance

BWNA's calendar is on the web!
Go to www.bwna.us and select BWNA Calendar

Do you know a neighbor that could use a helping hand?

The Beaumont-Wilshire Neighborhood Volunteer Group stands ready to pitch in.

Cleaning chores: yard work, window washing, garage/storage organization, simple fresh up painting.

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Letter to the Editor

To the Board:

My neighborhood is under siege. Tractors and heavy equipment come early in the morning to demolish perfectly fine homes and cut down large majestic oak, fir, and maple trees as well—all to fit two massive and expensive “McMansions” on lots that used to fit one affordable home. Not to mention those constant letters from developers or “real estate companies” promising to “restore” my home, and when you call them and press them for details on possible demolition, they are evasive and hang up.

My home has been lovingly restored by my wife and me; yet with the way land use laws are now, and the fact that it sits on a corner lot, it is prime to be demolished. Why should a developer care about the integrity of the home when they know they can tear it down, sell two McMansions, and easily make \$300,000 dollars for two to three months work? No home is safe from demolition, and the replacements are far from matching the character of the neighborhood.

I worry about predator buyers harassing other home-owners. My elderly neighbor told me she is getting constant phone calls from an individual pressing her to sell. It sounds relentless. Portland City Commissioners and the Mayor need to wake up to the fact that we are under siege, the character of our neighborhood is being ruined, sustainability not practiced, and affordable housing systematically diminished.

— Ervin Siverson

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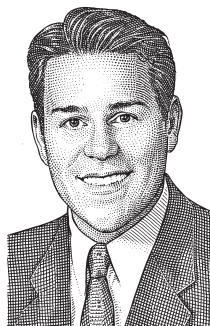
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Board Member Profile: David Whitaker

by Mark Mohammadpour

For this issue, we spoke with Board member David Whitaker. A native of Portland, David is a civil engineer and has had his own engineering practice for the last 12 years. David specializes in hydrologic and hydraulic analyses of creeks and rivers, as well as urban storm water and sewer systems. David received his Bachelor's degree from Oregon State University (he's a huge Beavers fan and has high hopes for its new football coach!) and a Master's degree from Portland State. David also enjoys gardening and landscaping with native plants that help to entice birds into his yard.

David, how long have you lived in the neighborhood and what's your favorite part of living in the neighborhood?

I have lived in the neighborhood for 20 years. My favorite part of living in the neighborhood is the scale of it and ease of getting around. My wife Kristin, our dog Zouba, and I walk a lot and it is easy to get to so many destinations in a relatively short time. We are fortunate to have sidewalks on most streets, not a lot of traffic, and the busy streets are only two lanes wide, so it's easy to cross. There are 15 restaurants or bars within a 10-minute walk from our home. So cool!

What's your favorite neighborhood store, and why?

My favorite neighborhood store is Patti Smith West. This is a resale shop that always has really excellent, reasonably priced items, and Patti is one of the nicest people I know. We have bought a couple of wonderful paintings there, everyday soup bowls, clothing, and some great gifts. In fact, the coat that I'm wearing in my photo is a Pendleton that I bought at Patti's and then had tailored by Julia at

Silhouette. Patti always has a treat for our pal Zouba, and it is our "go-to" place for Missionary Chocolates.

What are you excited about as far as participating on the Board? What are the issues you're looking to help address as a member?

I am excited to be involved with a group of folks that are really interested in improving our neighborhood. I believe that the neighborhood associations

in Portland are an important part of our civic structure, providing a mechanism to build community and help maintain and improve the livability of our neighborhood. I am hoping to become more involved on land use issues, but my main focus at this time is cleaning up and re-planting the planting beds of the stairways along Alameda Ridge. I believe that the stairways are hidden gems in our neighborhood, and I would like for folks to really enjoy and appreciate them. This fall, a group of neighbors cleaned up the stairways at NE 42nd and NE 43rd (linking Wistaria Dr. to Alameda St.) and planted some spring blooming bulbs in the beds.

Thank you so much for your service, David!



David Whitaker brings expertise and leadership to the BWNA Board.



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Myths of Demolition

by Jack Bookwalter

(condensed from Jack's op-ed article published in *The Oregonian*)

The past months have seen an increase in public discussion regarding demolition of older (and not so older) homes in Portland. Many confusing and conflicting statements have been tossed around without regard to factual basis or logical analysis. As Land Use Chair of Beaumont-Wilshire Neighborhood Association and member of the United Neighborhoods for Reform steering committee, I have studied this issue closely. Myths abound. Here are 4 of the more common ones:

MYTH #1: Demolition is not a problem in Portland. It affects only a small percentage of our housing stock.

Last year there were 273 demolitions in Portland. This year we expect to top 400. While that might not seem like many when compared to Portland's total housing stock, it should be noted that many, many more demolitions have occurred under the guise of "remodels". The City presently has no definition of "demolition". All that a builder has to do is keep one small two-by-four in place and demolish everything else, and as far as the City is concerned.

MYTH #2: If demolition is becoming more common, why am I not seeing more of it around town?

Two reasons: First, until recently, the bulk of demolitions have been confined to older, inner-city neighborhoods. These neighborhoods are especially at risk of having their character completely changed in a very short period of time. There are a finite number of 1910 bungalows and 1920 English cottages. It won't take many demolitions in these areas to tip the balance to a neighborhood of newly-built McMansions. And just as we have seen the geography of demolitions slowly expand across the city, we can expect to see more demolitions along busy streets as time goes on.

MYTH #3: The City is powerless to invoke hazardous materials controls over demolition sites because these matters are a function of State and Federal regulation.

Anyone who has ever witnessed a residential demolition knows that a thick cloud of refuse debris lingers in the air around the neighborhood for hours or, depending on weather conditions, often the greater part of the day. This toxic blanket contains minute particles of lead paint (any house built before 1978), probably asbestos, and who knows what else? The State does not have the capacity to show up and continually monitor every demolition that occurs in Oregon. Ashland and other Oregon cities have taken proactive measures to protect their citizens from demolition fallout.

MYTH #4: In the interest of being "green", older homes should be demolished and replaced with new, energy efficient homes.

Again, this assertion flies in the face of factual information and rational analysis. The National Trust for Historic Preservation has produced numerous studies showing that, indeed, "the greenest

Porcupine Meatballs

by Kathy Campbell

1 lb. ground beef
1/2 cup quick cooking rice (uncooked)
1 cup water
1/3 cup chopped onion
1 tsp. salt
1/2 tsp. celery salt
1/8 tsp. garlic powder
1/8 tsp. pepper
1 15 oz. can tomato sauce
2 tsp. Worcestershire sauce

Heat oven to 350 degrees. Mix meat, rice, 1/2 cup of the water, onions, salts, garlic powder, and pepper. Shape into meatballs. Place in ungreased baking dish. Stir remaining ingredients together. Pour over meatballs. Cover with foil; bake 45 minutes. Uncover and bake 15 minutes longer.

4-6 servings



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building is the one already there." Older homes can be retrofitted with improved insulation, weather stripping, and storm windows to produce energy efficiency approaching that of the newest "green" eco-house.

UNR Urges City Council to Expand on BDS Demolition Reform Recommendations

by Al Ellis

After months of contentious debate over the need for and extent of demolition/development regulation, it was an odd couple that came before the City Council in December to advocate for revisions in the building code. Yet there they were, together in purpose: staff from the developer-oriented Bureau of Development Services (BDS), issuer of city demolition permits, and activists from the resident-oriented United Neighborhoods for Reform (UNR), a neighborhood association-driven grassroots movement promoting a “smart growth” approach to demolition and development policy. But as testimony unfolded, it became clear that BDS’s reform package was not what UNR deemed necessary and sufficient, as expressed in UNR’s Demolition/Development Resolution Call to Action, a document endorsed by over three dozen neighborhood associations and preservation organizations around the city. Still, the fact that BDS was pushing for reform at all—let alone measures initially anathema to developers on its Development Review Advisory Committee (DRAC)—was a welcome step forward in bridging the gap.

The road to this junction was replete with twists and turns. First, there was the unanticipated citywide support for UNR reform proposals emanating from its three demolition/development summits held over a six-month period beginning back in May. Then there was the unanticipated public promise by Mayor Hales to personally take action to address demolition-development grievances expressed by frustrated residents at a July 31st hearing convened for the presentation of the Portland Historic Landmarks Commission’s annual report, which warned of an ongoing “epidemic” of residential demolitions and called for a task force (never formed) to explore reform options. A few months later, however, the Mayor backed away from his promise, announcing that he was deferring the matter to Commissioner Amanda Fritz (in charge of BDS), who unexpectedly set in motion the creation of a DRAC Demolition Subcommittee charged with considering for recommendation many of the same demolition reforms endorsed by UNR! By early December, the Subcommittee’s recommendations had been finalized and promptly approved by BDS for Council.

So what was recommended by BDS and how does it square with UNR’s action plan?

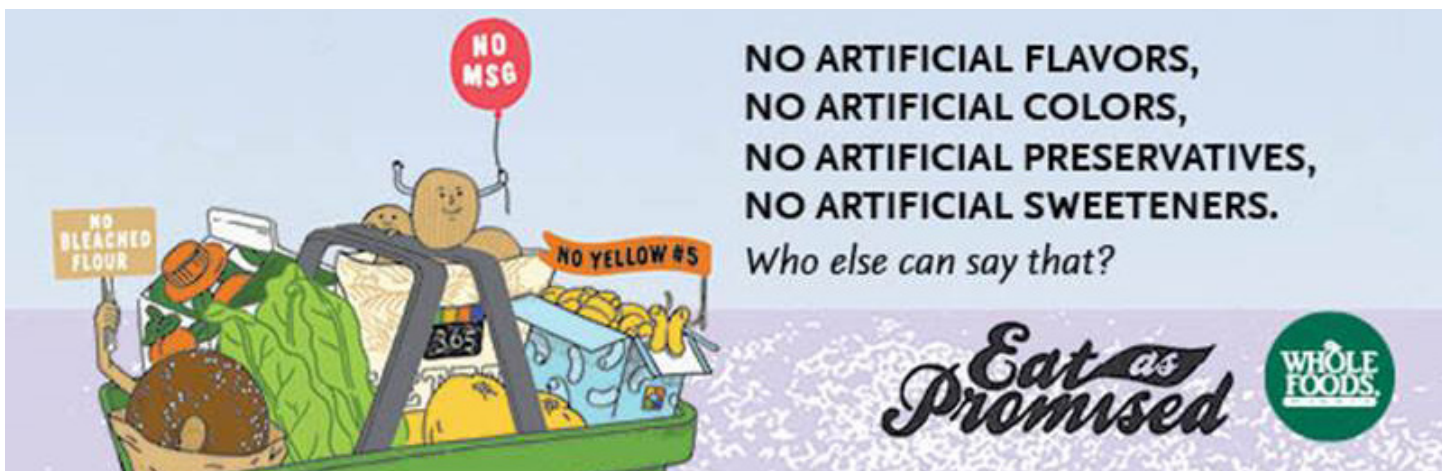
Where they agree:

- 1.) Notification to residents and neighborhood associations of applications for demolition, followed by a 35-day delay in BDS approval for the purpose of dialogue and exploration of possible alternatives to demolition of the home.
- 2.) Notification mailings of pending demolitions to residents and neighborhood associations (e-mail notices for major remodels), plus door hanger alerts.
- 3.) repeal of “(K)(1)” provision that provides developers with loophole to nullify demolition delays already granted by BDS to neighborhood associations.

Where they differ:

- 1.) UNR opposes BDS on elimination of 120-day demolition delay request.
- 2.) BDS opposes UNR on increased developer accountability for hazardous waste.
- 3.) BDS opposes UNR on incentivized deconstruction (recycling demolition debris).
- 4.) UNR proposes the creation of a task force to explore options for revising the code to limit mass, footprint, setbacks, and height of construction to that of the average of existing homes within a specified distance in an effort to address the problem of ever-increasing single family demolitions and all-too-frequent replacement with large, expensive, incompatible infill single-family homes. (While this area of reform is not within the purview of BDS, it is safe to say that developers on DRAC—who make up most of the committee—are very opposed.)

A decision from City Council on reforming the code is anticipated by February.



Local mom opens family-friendly business

by Tekla Hoehn

As a mother of two, Alisa Fairweather knows firsthand how fast kids grow...and she knows a good value when she finds it! That's one reason why she opened Mother of Pearl children's resale and consignment store in the heart of Beaumont Village at 4759 NE Fremont St. "As a mother I've thrived on resale places. I looked everywhere for the right things. I love the model, so it just felt like a natural fit for me."

Fairweather is a longtime resident of NE Portland and describes herself as someone who "loves to be involved" with local services and associations. In 2008, as a board member of the Cully Neighborhood Association, she wrote a small grant to start the Cully Farmer's Market. Fairweather and her family live in Cully, just north of Beaumont-Wilshire.

One key aspect of Fairweather's business model is the partnership with this community. After all, her store requires "imports" from Beaumont-Wilshire families as they outgrow their children's clothes. She wants people to think of her store as a service—one that helps save cash while also

preserving the environment. "I think it's important to save folks' money in times that are tight, and I appreciate the aspect of keeping things out of the landfill, too," added Fairweather.

So far Fairweather loves being a small business owner and has enjoyed getting to know folks in the neighborhood. Previously she worked in higher education and human research but always wanted to be her own boss. Several visitors have said they're happy to have a consignment store in the area. Other local businesses have been very supportive, particularly consignment store owner Beth Kribs at My Girlfriend's Closet. "I love my location next to Pip's Donuts," added Fairweather with a smile.

Mother of Pearl sells clothing and gear for ages 0-8, as well as new toys and gift items. The store is open every day except Tuesday. Check the Facebook page for photos of new arrivals, updates, and request for needed items. There is no



appointment necessary to drop off items for consignment, but please note with limited staff, the store may not be able to review items while you wait.

A portrait of Sally Baker, a woman with short, wavy grey hair, smiling. She is wearing a dark top with a floral pattern. The background is slightly blurred, showing some greenery.

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Cynthia Plank and the Beaumont Middle School choral group -- an extra holiday treat at the BWNA December meeting.



Lightning Strike Gives B-W Douglas-fir New Lease on Life

by Barbara Warren-Sams

(condensed from Portland Parks & Recreation City Nature blog)

When my grandson, now fast approaching his twentieth birthday, was a fifth grader, he interviewed me about our tree and wrote a paper that he chose to title, “The Lucky Tree.” Why’d he choose “lucky”? Well, here are major obstacles that Lucky survived:

On October 12, 1962, a typhoon also known as “The Columbus Day Storm” or “The Big Blow” hit Portland causing massive tree loss in our northeast neighborhood and four days without power. A nearby neighbor reported to my dad that twice while he nervously watched our tree, its branches touched the front lawn. Around 1980 my mom grew tired of the frequent need to remove thousands of cone- and millions of needle-debris from the yard, drive, sidewalk, roof, and rain gutters. My sister and I promised that we and her four grandchildren would help more with clean ups, sparing Lucky an untimely death. I moved back into my childhood home and took over the Lucky tree’s care in 1989. Over the next twenty-five years, this included two instances of major pruning, removal of damaged branches and the second top, and then “rebirth” as a wildlife snag. Unfortunately, in June 2012, Mother Nature once again threatened Lucky who now stood about 140 feet high with a DBA of 14 feet. As I stood in my living room one early evening during a brief lightning storm, I heard the crash of thunder as if a bomb had exploded in the backyard. The next morning I stepped outside and found a few pieces of thick Douglas-fir bark lying near the front porch. I assumed that lightning may have struck one of the large upper branches. To my dismay a month later I noticed that six or so feet of the Lucky tree’s top looked like a red-sprayed holiday tree. The June lightning storm immediately came to my mind and a sinking feeling to my stomach. I called an arborist who advised me to wait to see whether the damage would extend down the tree before making any decision. I must have sounded pretty distressed because he tried to convince me not to panic, not yet. I felt heartbroken. The top continued to die until it involved the top third of the tree and then seemed to stop. In November 2012, I put out a bid to three certified arborists, in which I asked for two quotes—one for topping (my first choice) and one for removal if it came to that.

The only response to my request for bids came from Springwater Arboriculture (it seems that not all certified arborists are equipped or eager to handle such a dangerous job). On November 28, 2013, Andrew Craig and his crew arrived along with a boom truck with telescoping crane to reach over numerous other large trees and multiple wires to remove and lower into the street two 25-foot sections from Lucky. Despite my sadness, I couldn’t help feeling a bit exhilarated by the tremendous effort to save my tree. I crossed my fingers that all was well. But it wasn’t. By June 2013, damage had extended another forty to fifty down the tree. I called Springwater again. No cranes this time. Brian spent a day and a half hanging from Lucky’s trunk, carefully removing eight- to ten-foot

sections of the trunk and lowering them to the ground. Two small sections of bark were removed, holes drilled, and then the bark replaced. Several short, bare limbs were left for perching. The lowest branches were saved.

Lucky is alive and may be for a long time. Despite being described with the term “snag,” the new look has a certain elegance and dignity about it. I think if you saw Lucky you might agree. The new lease-on-life provides habitat for a large variety of wildlife large and small, including the many birds that frequent my yard. There’s been

an upswing this past summer, especially in daily visits from red-breasted nuthatches and northern flickers. Nearby neighbors have also spotted several owls and hawks.



The author (at right) and her tree.



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Alameda Café, continued

is an important place,” said McGown. “We know people who’ve been coming here for 30 years.” Reception from the neighborhood has been positive, according to McGown. During renovation, they spoke with many curious residents. (It didn’t hurt to be next to Starbucks.) “People told us they’re excited to see the café come back and be vibrant again,” she continued.

The menu changes weekly, and features New American dishes with modern flair. The steamed mussels with salsa verde aioli and grilled bread are McGown’s favorite for an appetizer or entrée (\$11). She also recommends the barley risotto – a rich and creamy vegetarian option, “perfect for winter” (\$15). The food comes from six Oregon farms and features local and seasonal produce.

The newly renovated space is warmly updated with dark wood features, finished concrete floors, Edison light bulbs, and sleek bar shelving – a more modern atmosphere than the previous café. Each table has a unique set of salt and pepper shakers featuring pigs, cows, pipes, tombstones, and more. The shakers add a lighthearted

touch of fun for a more playful (less stuffy) ambiance.

McGown and Firosz would be happy to see people come from other neighborhoods to eat here. But they’re hoping to continue to be a neighborhood destination. As McGown put it, “That’s not why we opened. It wouldn’t be part of the neighborhood vibe that we’re looking for. We want people to know that we are part of the neighborhood, too.”

The owners hope to expand the menu and hours of operation (initially Wednesday through Sunday) as the year unfolds.

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