



Cedar Mill News

Volume 9, Issue 2

February 2011

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Featured Business

Peregrin Financial Technologies

Sam Bosch is an idea man. Restless, bright and ambitious at 76, he still leads the company he founded in 1982, that has just launched a new cash management product and promises another breakthrough development later this year.

With a Masters Degree in Physics from UCLA, he worked as a research physicist, a systems analyst and a marketing manager before starting Peregrin in 1982. "My last employer was a startup technology company. They were very good at getting funding, but they never

were able to bring a product to market. As the marketing manager, I tried to tell them that they were developing a product that people didn't want. I ended up getting fired. If I were in their shoes, I would have fired me too!" he recalls with a twinkle.

"But if they hadn't fired me, I wouldn't be where I am today. I had an idea for a new product, and so I contacted Sohrab Vossoughi, who

was working at HP at that time. He was willing to moonlight on my project, and with his design help we won an International Design Award for a consumer-activated gas-dispensing terminal." Shortly after that, Sohrab quit HP and formed Ziba Design, an internationally-renowned firm headquartered in Portland.

Bosch sold that company and its product to Addressograph/Multigraph. He paid off his promised share of the proceeds to Vossoughi and started Peregrin. Their first product was the P300 cashless ATM, which allows a customer to swipe their debit/ATM card to receive a printed voucher, which they use like cash with the host merchant to purchase something

and even receive change.

These were the days when every mom-and-pop store didn't have a debit/credit card terminal next to the cash register. If you wanted to spend money at a smaller store, you had to have cash in your pocket.

The ATM business, which let consumers access their credit for instant cash, grew quickly.

Peregrin went on to develop self-service movie theater ticketing terminals for AMC Theaters and MovieFone; theme park ticketing terminals for Disneyland

and Universal Studios; ski-lift ticketing kiosks in Vermont and California; and ticket terminals at Yellowstone and Carlsbad Caverns National Parks.

The company expanded to market commercially-available ATM machines and PIN-based debit/point-of-sale (POS) terminals, providing sales, service, and transaction processing.

Bosch un-

derstood the need for easy-to-use equipment for the consumer, and also the need for his customer, the business that hosts the equipment, to have simple solutions, responsive customer service, accessible information, and seamless transaction processing. He developed a network of customer service and cash transfer services that let his company expand to service businesses throughout the Pacific Northwest, with customers also located in Nevada, California, and West Virginia.

Peregrin now supports hundreds of terminals for scores of companies in the region and beyond. Two-thirds of these ATMs are "placed," where Peregrin provides the ATM, armored car service, and vault

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History in the News

Century Pharmacy

by Virginia Bruce

Those who have been around Cedar Mill for a while will remember this store that used to be in the shopping center at the northwest corner of Murray and Cornell. Marv and Marilyn Schlabs ran the business from 1973, when Marv bought it from the previous owners, until 1996 when Safeway converted their grocery to a superstore that included a pharmacy.

Marv graduated from the University of Montana in 1964 with a degree in Pharmacy, and worked for the US Public Health Service in New York for a few years, and then was a medical rep for E.R. Squibb Company. He heard that the Century Discount Center in west Portland was for sale, and moved from Wenatchee, Washington and negotiated the purchase.

"I was a bachelor then, and I lived in an apartment building on Cornell," he recalls. At first the

store only carried over-the-counter medicines in addition to the pharmacy. The original store was inside a building that had previously housed Sprouse-Reitz, a "five-and-dime" general store, in the small shopping center that also included a much smaller Safeway. The pharmacy was separated from the other stores by a floor-to-ceiling fence with a gate. Other businesses in the center were a dry cleaners, barber



Century Pharmacy when it was located in the former Sprouse-Reitz building next to Safeway

shop, a dress shop, candy store and a jewelry store.

He met his wife Marilyn about a year later, and after they married, she soon got involved in the business, eventually managing the Hallmark cards, gifts, candy, cosmetics and photo processing.

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Remaining Peterkort property to be annexed into Beaverton

The Peterkort family property in Cedar Mill stretches from just west of St. Vincent's Hospital, along both sides of Barnes Road to just past Cedar Hills Blvd. Originally agricultural, the family found their land under increasing pressure to urbanize as Highways 26 and 217 crossed nearby and the area's population grew. They still have holly plantations and flower greenhouses on some of the property, but the master plan, submitted to Washington County in 2004, calls for fairly dense urban development of all of their properties here.

Under former Mayor Rob Drake, Beaverton began an aggressive annexation program between the late

'90s and the early part of the past decade that included annexing the roads in the area. The area surrounding the Sunset Transit Center was annexed in 1997. The adjacent portion of the Sunset Highway (26), Barnes Road and Cedar Hills Blvd. were annexed in 2001, and Beaverton performed an island annexation on the land on three sides of the intersection of Barnes and Cedar Hills Blvd., including the Peterkort Towne Square, in 2005.

At that time, the Peterkort family reportedly saw the Beaverton annexation as somewhat hostile, and initiated a lawsuit to stop it. It is widely assumed that they

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Sam Bosch in his office in the Westlawn Professional Center. The company began with an office in Amberglen, then moved to a location on Science Park Drive.

Cedar Mill Business News

Do you have news or events or know of something that you would like to see covered in the Cedar Mill News? Please write to Virginia Bruce at info@cedarmillnews.com

Tazza Café and Deli is a hidden gem

If you're looking for an early coffee and bagel on your way to work, or a tasty sandwich for lunch, or a nice cozy place to meet a friend or client, you need to start thinking about heading for the corner of Saltzman and Thompson to visit the Tazza Café. It's been there for several years, opposite Findley Elementary, but it recently changed owners, and Saeed and Nancy Rad want you to know about what you've been missing.

Their coffee is from Stumptown Roasters, one of the places that has put Portland on the world coffee map. Stumptown doesn't let just



anyone offer their coffee, either. They had to test Tazza's beautiful Marzocco espresso machine to make sure it was tuned correctly and that the technique was correct. You can also pick up freshly-roasted beans to use at home.

They offer pastries from the fabulous Marsee Bakery, and their bread and bagels are from Grand Central. Saeed, who is originally from Iran, will expand his outdoor seating as the weather warms up and grill Persian kebabs and other specialties for lunch and takeout.

The space is cozy but modern, with art on the walls and seating that ranges from a big table for meet-

ings to couches for lounging, and wi-fi of course. Stop in and check it out, you may become a regular!

They're open Monday-Friday, 6 am-6 pm; Saturday 8-4, and Sunday 8-3. The little center faces off the main roads, with entrances just north and west of the intersection of Saltzman and Thompson. For information, call 503-533-9099, or find them on Facebook.

Country Club membership special

Rock Creek Country Club is offering a reduced initiation fee of \$199.00 toward any membership, and don't begin to pay monthly dues until March 1. Along with this we will throw in three rounds of golf, unlimited use of the driving range, and putting and chipping privileges for free between now and March 1, and a sleeve of Pro V balls. Limited time—this offer ends February 28.

The Rock Creek Country Club is located at 5100 NW Neakahnie Ave., in the Bethany/Rock Creek area. Call Mike Eichenberger at 503-645-1115 or check their website at www.rockcreek-countryclub.com

Recycle paint at Miller

As a service to the Cedar Mill community, the Miller Paint store on the corner of Murray and Cornell is now a paint recycle drop-off point. If you have wet paint sitting in the garage, feel free to drop it off with us during business hours and we will see that it gets to the Metro recycle center. This service is free to the public, though we ask that any drop-off over ten gallons be parceled out as space in the recycle totes is limited.

Auction to raise funds for St. Pius X School

"Tropical Groove!" is the theme of this year's annual auction, with a live event on Saturday, February 5 at the St. Pius X Community Center and an online event kicking off on February 6 and running until February 16. To access our online event, visit the following website: bidding-forgood.com/stpiusxcatholicsschool

Attendees of the live auction

and dinner will have a chance to bid on a variety of items including a five-night stay in Hawaii, golf packages, Blazer tickets, an Australian Labradoodle puppy, and a two-week stay in a vacation home in Tuscany. For reservations please contact the school at (503) 644-3244 ext. 341

The Online Auction features a huge variety of items. You can bid on an assortment of event tickets, plus items for your home, garden and pet. We have clothing and gift certificates from local, regional and national businesses.

St. Pius X School is a not-for-profit school located in Cedar Mill. We provide an outstanding education for nearly 300 students, from Kindergarten through 8th grade. The annual auction is our largest fundraiser. Every contribution provides critical funding for music, science, art, technology, tuition assistance, and facility enhancements. St Pius X does not receive any tax dollars and depends on the auction to bridge the gap between tuition and the total cost of educating a child.

Finally, any item donated, big or small, contributes to the overall success of the auction. Please contact the auction team at St. Pius X School at auction@stpiusx-pdx.org if you are interested in contributing to the success of the auction.

Physical Therapy Clinic

Laurelhurst Physical Therapy Clinic is now located in the Sunset Athletic Club on NW Cornell. Services include manual therapy, soft tissue mobilization, rehabilitation for sports injuries and post-surgery, custom orthotic fittings, management for headaches TMJ and arthritis, and incontinence/pelvic floor pain. They also offer individualized exercise programs designed to your current activity level.

Joni Fischer Jones PT specializes in therapeutic rehabilitation, including sports medicine, pre- and post-surgical rehab, and women's health issues. She finds that patient education is an important part of rehabilitation, along with proper muscle re-education. Joni will be your partner and coach during your healing process.

A free 15-minute screening is available by appointment, call (503) 726-880 to schedule. Most insurance is accepted, and they will work with your physician and

other health care providers. They are located in the Sunset Athletic Club but you don't have to be a member to be their client. If you are a member they can refer you to one of the SAC's yoga or pilates classes suitable to your needs and restrictions, or introduce you to one of their personal trainers.

Laurelhurst Physical Therapy Clinic is also located in the Bally's at 9650 SW Nimbus Ave. in Beaverton and in Portland at 9828 E. Burnside #250. For more information call 503-726-8880 or check them out at www.laurelhurstpt.com.

Rave in the Nave continues at CUMC

February 12, 7:30 pm: Chrissie Roccaro in "Love Letters" at Christ United Methodist Church.

Portland theater star Chrissie Roccaro appears in A.R. Gurney's acclaimed romantic play "Love Letters," co-starring Chrissie's husband, Stephen Guntli. A perfect evening in preparation for Valentine's Day, "Love Letters" is Rave in the Nave's Valentine to our audience.

Tickets may be purchased through the church office for \$15 each or 5 for \$67.50. Call 503-646-1598 for more information, or email office@cumcpdx.org

Red Cross Blood Drive at CUMC

Monday, Feb 28, 2-7 pm at Christ United Methodist Church, located at 12755 NW Dogwood St. For a donation appointment call 503-646-1598 or email office@cumcpdx.org

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Hearty breakfast, fiddle tunes and photos at Leedy Grange

Join your friends and neighbors for a great breakfast and some old-time entertainment on Saturday, February 19 at the Leedy Grange Hall, 8 am to 1 pm.

Grange members will be serving up your choice of biscuits topped with home-made sausage gravy or fresh-grilled French Toast and sausages. And the prices are an incredible bargain at \$6 for a large portion of either choice and \$3 for a small. Bring the whole family and stoke up for your weekend.

To liven up the morning, the Oregon Old-time Fiddlers will be offering their lively tunes in the Main Hall from 10 am to noon. We'll also mount our popular exhibit of his-

toric Cedar Mill photos, courtesy of Nancy Olson, co-author of the Cedar Mill History book. If you haven't seen them, you will enjoy these reminders of how Cedar Mill looked in the not-so-distant old days.

Alpenrose Dairy is donating the cream for the gravy. We're getting a good deal on sausages from Zenners, and the biscuits are the same yummy Bob's Red Mill Scratch Biscuits that we use for the Shortcake Social that's held every June. Orange juice and plenty of good coffee will be available throughout the morning.

Funds are being raised for the Washington-Yamhill Pomona, the regional organization that super-

vises and aids the Granges in those counties. The "WaYa" Pomona is part of District 3, which will be hosting the State Grange convention in 2012. Money raised will help pay for the convention space and other expenses when we host Grangers from around the state.

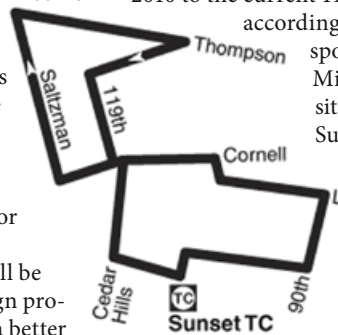
Quilt and blanket winners

Theresa Thorud, Leedy Grange member and Pomona Lecturer, conducted a county-wide raffle for a beautiful handmade quilt and a Pendleton blanket to raise funds for the Pomona Grange. Mert Powell of McMinnville won the quilt, and Larry Wells of Sherwood won the blanket.

Cedar Mill's bus

Line 50, the TriMet bus line that was created in September 2009, continues to serve our area with morning and evening runs on weekdays. The service replaced Line 60 and the Cedar Mill Shuttle. The circuit runs around the community from the Sunset Transit Center (STC), through the West Haven neighborhood on Leahy Rd., west on Cornell to Saltzman, north to Thompson, east to McDaniel and then south via 119th and back to the STC.

Ridership has been fluctuating from 180 rides per day in Spring 2010 to the current 110 per day, according to TriMet spokesman Tom Mills. Transit advocate Susan Rosenthal encourages us all to "get out there and take the bus," and she points out that it is not just a way to get to the STC but also connects several neighborhoods in the area. Get schedule information and more at trimet.org/schedule/r050.htm



CMBA Meeting Notes

The January meeting of the Cedar Mill Business Association was very well attended, with nearly 40 members and guests on hand to eat pizza and get an update on the organization and on 2010 tax information.

CMBA Member Brian Justrom, of Justrom & Associates, P.C., gave a rundown of "Bush-era tax cut extension and other stimulus measures." In addition to a handout explaining all the important changes to business and personal taxes, he provided a Form 8941 and instructions for the new Credit For Small Employer Health Insurance Premiums.

Ten Minutes of Fame was enjoyed by Tutor Doctor, a Beaverton firm that specializes in in-home homework assistance. They are careful to match their tutors to the student's needs. Sandy Sahagian Portraiture will get her Ten Minutes at the February meeting.

Tim Kober, CMBA Secretary, will present the program at the February 8 meeting on the newly redesigned CMBA website and also on ways that businesses can use the free offerings of Google Maps. Also, the Domestic Violence Resource Center will have their lovely scented soaps and lotions for sale, just in time for Valentines' Day gifts.

The CMBA meets on the second Tuesday of every month at Leedy Grange Hall, 835 NW Saltzman, from 11:45 am-1 pm. Meetings are free and open to anyone interested in business in Cedar Mill.

And if you haven't already, it's time to renew your membership for 2011. See cedarmillbiz.com for information and a form, or a link to the online payment option.

119th sidewalk update

According to Gary Stockhoff, Capital Project Management, "Washington County was informed it was not successful in securing a federal grant to install a sidewalk along NW 119th Avenue (McDaniel to Cornell). The county is very grateful for the outpouring of community support for the grant application, and this strong community support is part of the reason that design work on the project will continue."

Stockhoff explained that funding for the project will come from HB 2001, which was approved by the Legislature in 2009. This legislation raised vehicle registration fees and the gas tax statewide, with the resulting additional revenues being eligible for use on capital projects.

More information will be forthcoming as the design proceeds and the team has a better picture of what the improvements will look like. The county anticipates that the project will be advertised for construction bids in the fall of 2011.

Cedar Mill school Pancake Breakfast February 12

The community is invited to Cedar Mill Elementary School's annual pancake breakfast fundraiser on Saturday, February 12 from 8-11 am at the school (10265 NW Cornell Road). The event is hosted by the school's fourth-grade students, who are raising money for the culmination of their Oregon Trail study—an overnight field trip to Mt. Hood.

The field trip gives the students a hands-on look at what life was like for pioneers. From packing a wagon bed with supplies to staking out part of a one-acre homestead, the students will be immersed in life on the Oregon Trail.

Students and their families and teachers will be serving pancakes, sausage, coffee and juice. Donations will be gratefully accepted.

Cedar Mill's Leedy Grange presents a monthly

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Powers That Be

Urban Road Maintenance District

By Bruce Bartlett, CPO 1

At one time, Washington County's roads were the object of citizen complaints, jokes and derision. It was common to find potholes in our neighborhood streets and poorly maintained roads everywhere. I vividly recall, as late as the 1970s, noticing that the white lines on the sides of 185th Ave. had been painted onto the shoulder gravel because the asphalt did not extend far enough. Sometimes it seemed as though the streets had not been much improved over the original trails the native peoples created.

While residents wanted improvements, they had not agreed on how to pay for them. They lived in the urban unincorporated areas (UUAs) of Washington County—urbanized areas that had never been annexed into a city. The county's road budget focused on the major streets—Arterials and Collectors. Maintaining neighborhood streets was "below the radar." With an estimated 700-1000 people moving into Washington County each month for the last 30 years and traffic congestion increasing dramatically, the need to enhance our local transportation infrastructure was greater than ever by the early 1980s.

Finally, in 1987, voters approved creation of the Urban Road Maintenance District (URMD), intended to supply dedicated funds to provide preventive road maintenance services for public (county-maintained) neighborhood roads within the district. Goals were to prevent further deterioration, protect the traveling public, enhance property values, and promote economic development.

Created by a resolution of the Board of County Commissioners, the URMD was proposed to be a separate service district comprising only land in UUAs. Arterials and Collectors identified on the Washington County Transportation Plan were excluded. But it took until 1994 (after three unsuccessful ballot measures) for voters in the UUA to approve the first property tax levy of \$0.365 to fund the URMD. To eliminate the need of having to pass a new levy every 5 years, this became a permanent rate of \$0.2456 upon approval of Ballot Measure 50 in 1997. Currently, the owner of a home with an assessed value of \$400,000 pays less than \$100 per year for the URMD.

The URMD now receives about \$3.5 million annually from property taxes to provide paving and routine road maintenance on about 430 miles of local neighborhood streets. Before URMD was funded, over 80 miles of local neighborhood roads were in "poor" or "very poor" condition. Only 77% were in "fair" or better condition. The goal of the URMD was to bring the overall condition of the system up to "fair" or better. That goal has now been met and maintained through preventive maintenance.

The County Auditor's Performance Evaluation of the URMD was performed in 2009. While overall the audit demonstrated good results, the County Administrator's response included the intention to increase citizen participation in the operation of the URMD. The Urban Road Maintenance District Advisory Committee (URMDAC) was recently created and works with county staff and advises the Board of Commissioners on issues related to the URMD. The URMDAC reviews and makes recommendations regarding service levels and annual work programs, assists in evaluating the cost-effectiveness and efficiency of URMD, and advises on continuation of URMD and/or other long-range funding opportunities for road maintenance. At their January 19, 2011 meeting, they reviewed five years of pavement

maintenance history, and the roads planned for sealing and paving this summer. They also reviewed and commented on the recently published URMD Annual Report.

For their February meeting, the URMDAC plans to review the 2011 URMD work program more closely and has asked for more information about the threshold for preventive surface treatments. They will continue the discussion of performance measures. They also are investigating the process for changing URMD's scope of allowable activities so that construction of missing sidewalk segments could be funded by URMD.

The URMDAC meets on the third Wednesday of each month at 4 pm at the Walnut Street Center in Hillsboro. Meetings are open to the public, and time is set aside to hear from the public. CPO 1 is well-represented on the eight-member committee—Connecting Neighborhoods leader James Trumper was elected chair, and former Commissioner and CPO Chair John Leeper is also a member. The URMDAC may be contacted directly at URMDAC@co.washington.or.us

Residents, property owners, and users of URMD-eligible local neighborhood streets may inquire about or request URMD services or report road problems to 503-846-ROAD (846-7623) or e-mail lutops@co.washington.or.us. An [online form](#) is also available to request service or report a road-related problem.

New county ordinance can help drive away nuisance parking

Until now, citizens have been frustrated by legal restrictions that prevented deputies from resolving many irritating parking problems. Here are some of your favorites:

- Junkers and vehicles with expired tags parked on the street
- Motor homes, RVs, boats, travel trailers stored indefinitely on the street
- People living in vehicles on the street
- Parked vehicles blocking mailboxes

Thanks to teamwork by your government employees from the Sheriff's Office, County Counsel, Land Use & Transportation, and the Board of Commissioners, we have a new ordinance to help in the unincorporated areas of the county that lie within the Metro Urban Growth Boundary. The changes went into effect October 21, 2010.

Once a notice is posted on the vehicle, there is no chalking of tires or "shell games" necessary. Vehicles will be subject to immediate towing, even if they are tagged and the owner moves the vehicle to a new location that violates the same ordinance. Read the new ordinance at the county's website: www.co.washington.or.us/cgi/sonews/graphics/graf0111/ord737.pdf and view a slide show with examples of the problems this ordinance can eliminate, www.co.washington.or.us/cgi/sonews/graphics/graf0111/ord_737_2.pdf

If you have any questions, feel free to email our Civil Unit Supervisor, Tim Leader tim_leader@co.washington.or.us, or call him at 503-846-2520. To report a parking problem, please contact non-emergency dispatch at 503-629-0111.

Connecting Neighborhoods subcommittee makes progress toward goals

A couple of years ago, a group of CPO 1 members got together to try to improve connections for people who wanted to travel around our area without cars. Rather than wait for the "powers that be" to determine where walking and cycling facilities should be developed, these people thought they had a better idea of where the gaps were in the ped/bike system.

One of the group, Erik Mace, set up an editable Google Map (tinyurl.com/cpo1map)* with existing and planned trails. We invited the community to add their knowledge of "secret" paths and trails, and also areas where a little connection would go a long way toward improving active travel.

The group started meeting monthly, recording and prioritizing projects and sharing their knowledge about how to work with various government agencies. We have been learning how to do research, create partnerships, and use our influence to make things happen.

One of our first accomplishments was to encourage the Tualatin Hills Park & Recreation District to put a temporary trail on the property they'd purchased between 107th St. and Cedar Mill Park. The district had been waiting for funding to build a hard-surface trail, but we pointed out that a soft trail would allow many kids to walk to school, and neighbors to use the trail for recreation.

We've had several similar successes, but many challenges remain. One of our main goals is to encourage the county to make the remaining unimproved arterial, major collector and neighborhood collector streets safe for walking and biking.

Subcommittee leader James Trumper notes, "The goal is to get the County and Clean Water Services to consider and implement interim solutions such as filling in ditches, widening roads (by enough to make them safe for walking) and completing sidewalk gaps. This can be achieved by taking a multi-pronged approach such as appending requirements for such improvements to the Urban Road Maintenance District (URMD) ordinances, and increasing funding and use of the Minor Betterments program."

Some of the other projects we've been working on include: connecting Barnes Road to the

Highway 26 ped/bike path near the cemetery; connecting the Terra Linda and Bauer Crest neighborhoods so kids can walk to the nearby school and neighbors can walk to the shopping centers; getting a sidewalk along Cornell just east of Saltzman (we now hear that this will be accomplished before long—the county will use funds from the Minor Betterments program); and completing the trail from Ironwood to Bonny Slope Elementary.

We are also working on community outreach through an improved website, use of social networking, and developing other communication tools to inform neighbors and increase our membership.

We meet on the second Wednesday of every month at Leedy Grange Hall, from 7-9 pm. We also gather for a monthly field trip to walk the area, checking out routes and noting problem areas. If you're interested in improving active travel options, please join us. If you'd like to be added to our email list, please send a message to James Trumper at james@trumper.us.

*Note: you need to be logged into your (free) Google account to edit the map.

Culinary Herbs Over the Years

The February 16 meeting of the Cedar Mill Garden Club will include a presentation on culinary herbs by Maggie Harvey-Vinnedge of the Van Ridge Garden Club, Ridgefield, Washington. Meetings are held at the Beaverton Community Center, 12350 S.W. 5th across from the Beaverton City Library. The meeting begins at 11:30 am with the program beginning shortly before 1 pm.

Check out our website www.thecedarmillgardenclub.org or contact Barb Cushman at 503-649-7741, for more information about our monthly programs, spring plant sale, youth activities, our support of the Historic John Quincy Adams Young House, a yearly scholarship fund and Oregon botanical gardens. All garden and wildlife lovers are welcome.

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Creating a resilient landscape

Organic Pest and Disease Management

By Donna Prock

The first line of defense against garden pest and disease problems is prevention. You can prevent most problematic infestations by promoting soil and plant health from the beginning. Generally speaking, the healthier the plants, the less likely they are to succumb to pest and disease problems. So focusing on soil fertility is the first and foremost factor in prevention. To learn more about soil health and fertility see my articles from the [July](#) and [August](#) 2010 News.

Plant clean, healthy cultivars that are suited to your site: Make sure the plants you introduce to the garden are pest and disease free, and check them for over-all health and vitality, as weak plants attract predators. Also choose disease-resistant varieties that are well-adapted to your area. Native plants are excellent choices because they are naturally equipped to resist many local pests and diseases.

Irrigation Techniques: Improper watering is a common cause of garden pest and disease problems. Under-watering stresses the plants, causing them to become more vulnerable. Over-watering promotes fungal growth. Watering plants from below by using drip irrigation, soaker hoses, or hand watering with a hose, helps to prevent and remedy fungal disease by discouraging its growth and minimizing its spread through water droplets sitting on the leaves. Also watering in the morning allows the water to evaporate off of the plants during the day and helps discourage fungal growth.

Space Plants Adequately: It's always tempting to place little plants close together. Read up on the mature breadth of the plant and place accordingly. Proper sunlight and air circulation helps discourage diseases such as powdery mildew.

Also stake plants to keep them off the ground.

Keep Your Tools Clean: Regularly clean garden tools, even if there is no sign of disease, and when working with diseased plants always disinfect your tools before moving to the next section of the garden.

Proper Fertilization: High-nitrogen fertilizers cause plants to put their energy into fast leafy growth, leaving them less resilient in the long term and more vulnerable to pests and disease. Instead...

Feed the Soil With Compost: Feeding soil with organic matter aids the growth of beneficial microorganisms that naturally kill off many pests and diseases. It also promotes strong, vigorous, resilient plants.

Minimize Insect and Disease

Habitat: Keep the garden area free of debris and weeds which are breeding habitats for insects. Remove any infected plants and burn them or put them in the garbage. Do not add them to your compost pile.

Interplant and Rotate Crops:

Insect pests and diseases are often plant-specific. A common practice among home gardeners is to plant a single crop in a straight row. This encourages pests because it makes it easy for them to travel along the row from one host plant to another. If different plants are intermingled and not planted in straight rows, an insect is forced to search for a new host plant, exposing it to predators. When plantings are mixed, pests are less likely to proliferate throughout a crop.

There are plants that repel predatory insects and there are others which attract beneficial insects. There are even plants that attract bad bugs away from a crop that you value. For more information on companion planting see my article at: cedarmill.org/news/610/permaculture_companion_guilds.html

Planting different kinds of veg-

etables in a different section of your garden each year will help reduce pest infestation. Some insect pests and diseases overwinter in the garden soil and emerge in the spring and begin searching for food. If the plant they prefer to eat is located several yards away, the insect must move to the source. Many will die along the way or fall prey to birds and other insects.

Also, many vegetables will use up a large portion of a specific nutrient from the soil. By rotating your vegetable crops each year, the soil in a particular section of the garden will have the opportunity to rest and regenerate. In general, avoid planting crops in the same plant family in the same location in consecutive years. For example, potato, eggplant, and tomato are all in the Solanaceae family, so these crops should be rotated with vegetables in another plant family, such as squash (cucurbit family), beans (legume family), etc.

Regular Monitoring: Monitoring the garden daily or weekly for signs of pest or disease problems allows you to act quickly before they become a larger problem. It has been said that the best pesticide is a gardener's shadow!

When trying to identify plant problems, do not immediately assume that they are caused by pests or disease. Nutrient deficiencies, temperature extremes, soil ph, over- and under-watering, and other environmental factors should be considered first. If these are ruled out, books on plant disease can be consulted to learn about individual plants and the specific plant diseases that afflict them. The PNW Plant Disease Control Handbook can be ordered at: extension.oregonstate.edu/catalog/pdf/plant/plant.pdf

We will discuss common local pests and diseases next month. Planning to avoid these problems in your garden will reap its rewards in healthy crops and landscapes for everyone to enjoy.

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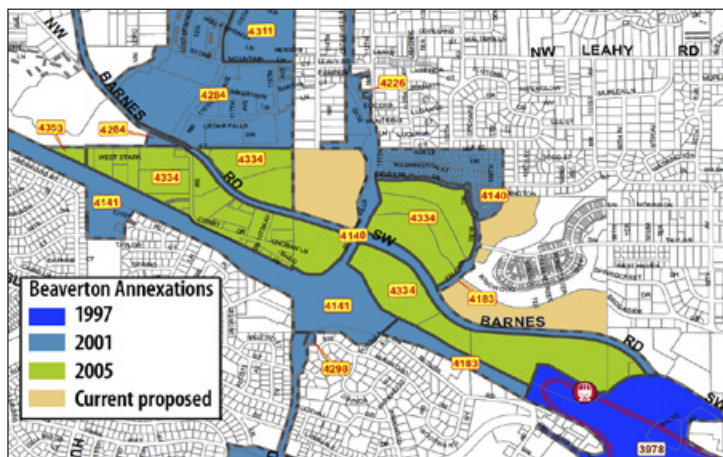
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Annexation, continued from page 1 eventually dropped the suit when Beaverton agreed to omit these three properties from the annexation.

With Denny Doyle in the Mayor's office, Beaverton has taken a much more business-friendly attitude in recent years, and the family and its agents have been working with them over the last couple of years to bring the remaining properties into the city.



Scott Eaton, an independent developer, has been working with J. Peterkort & Co. to move its projects forward. He says that having the whole property controlled by a single government will make it much easier.

"Our intent is to finish the entitlement process and then test the market for interest. We are responding to queries, but it will be some time before we have real deals to discuss on the development front," Eaton says. The city must assign Beaverton zoning to the parcels that are a reasonable equivalent to the county's zoning. "The city has been very responsive and patient with our requests. The process has taken a while, but that was largely due to our desire to understand everything very thoroughly."

The adjusted Master Plan for the entire property will need to be submitted to Beaverton after the annexation and zoning issues are sorted out. The Peterkort website includes an interactive map of their plans for the property (peterkort.com)

with details of parcel size and planned development.

Two of the subject parcels will be part of the Valeria View Centre, currently listed as mixed high-density office, residential and commercial buildings.

The remaining parcel is part of the Deveraux Glen Apartment Complex, with most of the land already developed and the apartments occupied. Steven Sparks,

principal planner in the city's Community Development Department, notes that, "The apartment residents do not get to vote on the annexation. The annexation petitioners: 1) represent more than 50% of the affected land owners (they are 100% of the land owners); 2) own more than 50% of the land (they own 100%); and 3) control more than 50% of the assessed value of the land (again, they control 100%). The annexation is known as a triple majority consent annexation. Nevertheless, because there are residents on one parcel and presumably there are electors who reside on that parcel, a public hearing on the annexation is taking place."

The hearing will be part of the regular February 8 Beaverton City Council meeting which starts at 6:30 pm. Beaverton posts agendas on its website a few days before the meetings (beavertonoregon.gov). Aside from those who developed strong feelings against Beaverton's previous annexation campaigns, no opposition is expected.

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Pharmacy, continued from page 1

In 1975, the Schlabs opened a second store in the brand new Farmington center where Bales Thriftway had just opened up. This



Marvin Schlabs behind the pharmacy counter at the Cedar Mill store.

was followed by another store in Sherwood in 1978, in the Greenway Town Center in Tigard in 1979, and another store in Murrayhill in the late '80s.

Marv eventually found managers for all the stores, and visited each one almost daily, overseeing decisions and making deliveries. "I acted as cheerleader and disciplinarian. My employees were like a part of the family, so if they needed time off for their kids or other reasons, we always found a way to get by," he recalls.

The shopping center grew as the community did. As the center grew to its current form, Century

Pharmacy moved to the space where the paint store is now. WanQ opened around that time. West of the hardware store was just an open field until a bit later when the center expanded to include a bookstore, a clothing shop and other small retail.

The Schlabs started a small business organization, the Cedar Mill Merchants, to buy ads collectively and put on special events. Chuck Richards, who started with the Cornell Court Club (now the Sunset Athletic Club) was another founding member. Others including Tipton Barbers, Daisy Cleaners, and C & H Hardware.

Marv recalls that there was quite a bit of competition between the merchants at that end of Cedar Mill and those around the Bales' Thriftway end of town. Murray Road used to go through to Saltzman and there was a lot more traffic to the center at that time. When that access was closed, and Barnes was connected to Saltzman, it affected their businesses.

Marv was quite active in several pharmacy organizations, including the Portland Retail Druggists which he served as President for two years; he was also President of the Oregon

State Pharmacy Association; and in 1992 he was named Independent Pharmacist of the Year by the National Association of Retail Druggists, for his service to pharmacy organizations and his civic roles in the Portland area. He has been a Royal Rosarian for 25 years, and he and Marilyn are still active in that.

By the '90s, retail companies were consolidating and getting larger. Safeway offered to buy out the Century Pharmacy in Cedar Mill because they wanted to open a superstore with its own pharmacy. The same thing happened to his other stores, as Payless, Walgreens and others expanded.

"One of the biggest reasons that I got out of the pharmacy business, in addition to the larger stores' expansions, was that I didn't like



Century Pharmacy employees pose during a promotion with Mr. Yuk, designed to teach children to avoid poisonous household substances. They partnered with the Trailblazers for "Buck, Duck and Mr. Yuk"

being told how to run my business by the health insurance companies," he says. He has continued his interest in health, however, and has been involved in the field of nutraceuticals.

He and Marilyn still live in The Bluffs. They travel with the Royal Rosarians, play golf, and work in their garden which they just recently re-landscaped. They are pleased to have watched the Cedar Mill Business Association become so successful in recent years.

Library News and Events

by Dawn Anderson

Deep Green

The Library's monthly Film Club is sponsoring a free screening of the award-winning Portland-made documentary, "Deep Green: Solutions to Stop Global Warming Now," on Wednesday, February 23, at 6:30 pm in the library's community room. A Q&A with Lake Oswego filmmaker Matt Briggs will follow.

Volunteer Opportunities

Come help us shelf books! Thanks to our volunteers, the library has the reputation of getting materials back on the shelves faster than any other Washington County library.

Or you could pull holds from the shelves - or check-in books. Perhaps you'd like to adopt a section of the library and keep the shelves in order, shifting books when the space needs to be reworked.

You could process new books -

or assist in a clerical capacity to complete the hundreds of minute detail tasks that keep our operation flowing smoothly. You could clean the outsides of books, videos and DVDs - or assist the Youth Services librarians with story times.

Perhaps you'd like to teach a computer class. Adult volunteers are also needed to assist with some of the teen programs - and teens and adults are needed to staff the Second Edition Resale Shop as cashiers and sorter/pricers.

Volunteers are all ages; children under 13 need to be accompanied by an adult partner. There are many different shifts to choose from since the library is open seven days a week. Fill out an application through our website at <http://library.cedarmill.org/> or contact Kevin Kelley at 503-644-0043 ext 111. The work is rewarding, and you'll have fun doing it!

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Peregrin, continued from page 1
cash. Peregrin's ATMs are installed in convenience stores, fast-food restaurants, sports bars, bowling centers, liquor stores, in delis with video poker machines, and in credit unions.

In 2007, the company was awarded the contract to install ATMs in Washington State Licensing offices. The Oregon Zoo and the Rose Quarter also have multiple Peregrin ATMs.

Peregrin has a staff of trained technicians to install and service its products, because they believe that responsive after-sales support is as important as initial low cost. They also work with another local company, SolvPort, to provide an 800 number for 24/7 support during evening and weekend hours. In addition, the terminals have built-in monitoring programs that alert Peregrin technicians when ATMs or safes are low on cash, need service, or simply haven't processed a transaction in a specified time

transmits the day's deposits to the bank, and the day's total amount is credited to the merchant's account to use as early as the next morning for payments to suppliers and other uses. Businesses no longer have to suffer losses and anxieties due to miscounted cash and those after-midnight trips to a bank's night deposit box. Armored cars pick up the cash on a set schedule or whenever it reaches an agreed cash level.

CeleraCash customers, such as Ace Hardware and Elmer's Restaurants, can use an application on their desktop computer and even on their smart phone to monitor the status of their PCs from anywhere. This is particularly useful for merchants with multiple locations. Bosch likes to envision his customer on the beach in Hawaii checking in to view the cash position of his stores!

This development was made possible by a convergence of technology and banking regulations. Prior to 9/11, checks were loaded onto airplanes and flown around the country to be processed back at the bank of their origin. With all air traffic shut down for days after that disaster, banking regulators realized that technology could improve the process. Remote Deposit Credit means that checks are now scanned and transmitted electronically to financial institutions. The same regulations that have allowed this have also made it possible for banks to accept cash deposits electronically when transmitted from a secure smart safe.

Smaller and cheaper electronics technology and more efficient software was the other part of the puzzle. Peregrin developed the software that connects the CeleraCash PCS to its server, which uploads information to the financial institution and also generates real-time reports for the customer. It has worked with safe manufacturers to develop the same type of user-friendly interface that made its ATMs so successful. Bosch points out that this represents the transition for merchants from loss prevention to full cash management. "The ATM market is mature. Most of the businesses that need them already have them. The tech-



The company has been recognized four years in a row by The Portland Business Journal as one of Oregon's Top 100 Fastest Growing Private Companies, and a received a similar national award from Inc. business magazine.

nology of cash management is just beginning and we're poised to grow along with it," he says.

Bosch says he named the company Peregrin for the remarkable peregrin falcon, a bird that can fly 180 miles an hour, has the eyesight of a human with eight-power binoculars and is very agile. And, no matter how a peregrin falcon twists and turns in its flight, its eyes are always horizontal. Bosch envisioned a company that is swift, has great vision and is flexible in meeting customer needs, and is always level-headed!

Sam Bosch and his wife Corinne live in Rock Creek and attend the Oak Hills Community Church, where he organizes the yearly remote broadcast of the "January Series" from Calvin College, 15 lectures from national and internationally renowned personalities, which this year included Cal Ripken Jr. and Dr Temple Grandin—"The most accomplished and well known adult with autism in the world." They have two sons and two daughters, one of whom is a part-time bookkeeper for the company. Corrine worked as a teacher, and is the corporate Secretary. They enjoy travelling, which they generally combine with business.

Bosch invites anyone with a cash-intensive business to contact Peregrin to find out if CeleraCash is a good fit. "You can eliminate the costs and risks of your current cash-handling and depositing procedures, and gain access to your cash faster for less than \$15 per day per location," he says. Contact them at 503-690-1111 or stop in at 1225 NW Murray Road, Suite 112.



The CeleraCash smart safe. Cash can be inserted into the slots in any orientation and bad bills are rejected. Deposit amounts are transmitted nightly to the bank.

period. Bosch points out that, "A non-operating ATM frustrates consumers and loses money for merchants."

Last summer, Peregrin announced CeleraCash, a new cash-management product and service for the merchant whose business generates a high volume of cash transactions. The merchant and their selected employees insert cash into the Provisional Cash Safe (PCS) which counts the bills, rejects counterfeits, and prints deposit slips. At the end of the day, the safe

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Business News, continued from page 2
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Organizing seminars offered

NW Organizing Solutions was busy helping the community get organized during “National Get Organized Month” in January. Professional organizer Beth Giles presented a seminar on downsizing your home as well as one about how to get control of the clutter before it happens and restore order to your life.

Although “Get Organized Month” has passed it is not too late to restore order to your life. If you are interested in getting your space or life organized, or would like to schedule a workshop or seminar for your community group or business, please contact Beth at 503-709-0791 or beth@nworganizingolutions.com. You can find out more about their services at www.nworganizingolutions.com.

Santosha Yoga offers two new programs

For those who are pregnant and want an alternative to Lamaze—though it is tried and true—we finally found an experienced Prenatal instructor, Sarah Robinette. Many doctors and midwives are recommending yoga during and after pregnancy to ease the mind and strengthen the body as well as touch the deepest part of the spirit during this special time of life. Our first session begins Monday, February 7 at 9:30 am. 8 weeks for \$125 provides mothers-to-be with an intimate setting and lots of personal attention in our small studio. No prior yoga experience is needed.

We are also starting another new class called Accessible Meditation. It will run Wednesday evenings at 7:30 pm. With the new addition to our teaching staff, Robin Parker, one can explore meditation practices from various traditions: yogic pranayama, zen silence, mindfulness, mantras, malas and more. Robin, a certified yoga instructor with a lifelong meditation practice, brings a grounded sensible approach to meditation. Specializing in “stress fitness,” she has helped dozens of professionals in high-stress work environments—from doctors to disaster responders—cultivate the ability to unplug,

unwind, and re-center.

Santosha Yoga is located in Bethany. Visit them online at santoshaforeverybody.com or call 503-372-9825 for more information or to register for classes.

Burnt Ends news

Burnt Ends BBQ served as mentor/volunteer support at the First Annual Northwest Winter Blues Rib Rally in Vancouver, Washington, a unique competition format that allows each cook to present their entries to judges individually and get direct verbal feedback. The contest is designed for beginner teams preparing for actual “live” competition. The big winner for this contest was the local Fire Department for hosting the event and the potluck meal presented to them by the cooks, and the Luekemia/Lymphoma Society as funds raised were donated to their local efforts to cure this disease.

You will have an opportunity to grab some great BBQ by bidding for two Burnt Ends BBQ gift certificates during the St. Pius X School annual online auction. Bidding begins February 6 and ends February 16.

If you’d like to get a sure deal on Burnt Ends delicious bbq and catering, visit them online at burntendsbbq.blogspot.com or call 503-641-6680.

Art Challenge at Village Gallery

Calling the community to participate in The Village Gallery of Arts 2nd Annual Art Challenge! Create your artwork on four 6” x 6” stretched canvases (provided) during the month of April. The show and sale begins in May. Application deadline is March 13th. Pick up your application at the gallery or download it from our web site at www.villagegallery.org.

“Fire & Ice” is our group show theme that opens on February 8th. Featured artist is our member Liz Walker, who also teaches Acrylic Monotyping on Wednesday mornings. Liz began painting in watercolor in 1991 but now works her magic on papers she prepares through acrylic monotyping and marbling. No matter what the medium, Liz’s favorite subject is fanciful people (mostly women) in everyday settings.

The gallery is located at 12505 NW Cornell Rd next to the Cedar Mill Library. Our hours are 10 am to 4 pm Tuesday-Saturday and Sunday noon to 4 pm. We are closed on

Monday. Please call 503-644-8001 for more information on classes and the art challenge or see our website www.villagegallery.org.

Virtue of the Month: Love

“Love is at the center of our being. It is the vital force that gives us energy and direction.. Love connects one heart with another. It is irresistible attraction and affection, for a person, a place, an idea, and even for life itself. Love is cherishing others, treating them with tenderness. Nurtured by commitment and seasoned by kindness, love is our greatest gift.” Excerpt from Virtues Reflection Cards, by Linda Kavelin Popov

The Practice of Love: I allow myself to connect deeply. I do the work on myself that love requires. I cherish the loves of my life. I am thankful for the gift of Love. It is my treasury.

Call Delaram Hakiman-Adyani, Master Facilitator, for your staff development workshop and community building opportunities, 503-267-0202 or visit www.virtuesconnectionportland.com

Handmade gifts from Monika’s House Shelter!

Want to give Valentine gifts that your friends and family will love, and that support our local community? Treat them with lavender and vanilla cake-scented body care products made at Monika’s House shelter!

These hand-made soaps, lotions, and lip balms make great gifts for all ages. They were made by domestic abuse survivors in our shelter as part of our Social Business Enterprise, aimed at developing entrepreneurial skills and inspiring creativity among survivors at the shelter.

Don’t forget the little ones on your Valentine gift list! We also have puppet kits that come in individual sets (\$7.50) or sets of four (\$20), so kids can assemble their very own puppets.

Sale proceeds go to the Survivor Empowerment Fund, which survivors can utilize for specific needs they may have, whether it be paying attorney fees, co-pays at the doctor, or transportation to get to and from work. It’s hard to know what survivors may need at any given time, but through this fund, they have the resources to make decisions on their own and get what they need.

These gifts will be available for

sale during the February meeting of the CMBA, or email Christie at christiec@dvrc-or.org to request an order form. Once completed, forms can be faxed to 503-648-6905, or returned to Christie by email.

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Don’t miss the opportunity to improve your website’s online visibility. Attend GetListed University and learn how to use the free tools to improve your website’s SEO from industry experts from Google, Bing and OregonLive.com. GetListed University is being held on February 22 at the Gerding Theatre at the Armory. There are two sessions: 8am-noon and 1-5 pm. Space is limited, so register online today at getlisted.org/portland and save \$50 with the code “OREGONLIVE.”

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The UPS Store located at Peterkort Towne Square is offering new mailbox customers up to 3 FREE months of rental. For more information, call 503-646-9999 or visit online at www.theupsstoreocal.com/3379

Cedar Mill Feeder Watch (or Just SIT a BIT)

by Lauretta Young

Over the break from teaching this past month, I spent one blissful day SITTING in my comfy padded chair with cat on lap, knitting a scarf for one of my sons AND looking at my birdfeeders. I have a suet feeder, a Niger thistle feeder, a hummingbird feeder and a generic multiseed feeder. Also we don't tidy up too much of the leaf litter in our yard to encourage those species who love to hunt for insects.

All this planning to attract birds paid off big time when I sat most of the day drinking tea, petting the cat, watching the clouds and sun breaks and knitting, all while enjoying the delightful array of visitors to my feeders.

I counted a total of 34 different species of birds. Certainly not the Washington County record of around 120 in a day, but for sitting in a chair I found that a good number. Also I had a couple of rare treats including an Evening Grosbeak that my neighbor saw as

she brought me a holiday present. That bird has such a gorgeous deep yellow eye stripe it looks almost clownish and made up! I had not seen Grosbeaks since the summer, when they generally come by in



Grosbeak, photo by Jeff Young

large flocks to eat many wild cherries.

Most of the other birds I saw were the expected visitors to a Cedar Mill backyard this time of year—the plentiful Juncos with their flash of white as they fly to and fro, the huge flocks of Bushtits that cover the suet feeder as

if they are one swarming body, yet composed of about 40 small birds, the adorable Red-breasted Nuthatches who flit in and out of the suet feeder and the other “typical” birds of our area.

Until spring comes I will enjoy being able to see the birds in the bare trees. When there is sunlight to see the flashes of yellow on the Yellow-rumped Warblers – that is my winter treat of color before the yellow daffodils emerge.

NOTE: longer article online!

Bales Marketplace plans new offerings to make your life easier and tastier!

Providing great food seems to run in the Miller family. Mark Miller is the president of Signature Northwest, the company that owns the Bales Thriftway stores. His brother Barry has worked in the restaurant business since he began waiting tables in college, where he studied culinary arts and management. He began as an intern at Pacific Coast Restaurants in 2003, and continued as a manager with them after they were bought by Seattle-based Reestaurants Unlimited in 2007. The combined company's local holdings include Hentry's Tavern, Newport Bay, and Stanford's.

Now he's bringing all that experience back home to the deli and prepared food department at Bales Thriftway. “We have been providing some great food from our deli. One of my goals is to make the product more consistent over time and among our locations. If you come in for Bales' own potato salad, we want you to get the same great flavor every time,” he says. He'll be compiling recipes and menu books for use among the deli cooks at the Cedar Mill and Farmington locations.

“We sell a lot of sandwiches,

made from our own baked-from-scratch breads. They will be bigger, with six ounces of fresh-sliced Boar's Head meat, and we're offering our own flavored spreads, like roasted garlic and shallot mayo, and cream cheese and cranberry mint spread,” he says. And yes, you can still get a half-sandwich if your appetite's not that big!

They have discontinued the Chinese food. Instead, they'll be serving lunches based on daily themes including Mexican, Italian, fresh-from-the-smoker barbecue sandwiches, and premium house-made hot dogs. They will also be serving two house-made soups daily along with Bales' own chicken chili. You can get your soup in one of their bread bowls, or take home a container of soup and some bread bowls for a hearty family meal.

“We want people to know that Bales is the store where they can get extraordinary food products from around the world, and also get their staple items at regular prices,” he notes. For example, he's featuring a fancy Italian honey near the bakery, but shoppers also know that they can get Western Family brands over on aisle six.

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