

January - February 2025



Alsea Valley Voice



Community Health Centers Team (left to right): Rachel Smith, Alisha Candelario MN, Luke (Resident Student), Dr. Marske, and Sarah Severn. Article on page 5.

Alsea Valley Voice

January - February 2025

Volume 25, No. 1

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Printed by

Franklin Printing, Corvallis, Oregon

The Alsea Valley Voice is a publication of the Alsea Community Effort

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Alsea Valley Voice (AVV) (USPS Permit No. 135) is published bi-monthly, and free for residence of Alsea Oregon and the surrounding communities by Alsea Community Effort, 19192 Alsea Highway, Alsea, Oregon 97324 - a nonprofit 501(c) Organization serving the social and economic needs of our rural community. Preferred periodical postage paid at Alsea, Oregon 97324. All rights reserved. Reproduction in whole or in art without written permission is prohibited.

Postmaster: Send address changes to ACE /AVV 19192 Alsea Highway, Alsea, Oregon 97324

How to contact the AVV:

Email

Alseavalleyvoice1@gmail.com

Subscription services

Nonresident subscriptions \$25.00 (U.S.) per year; \$25 per year (Foreign).
Prepayment required. Allow 4-8 weeks for first issue.

Address changes

Call us at 541-487- 8696 or email info@alseacommunityeffort.org

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Inside This Issue:

- 3 Letter from the Editor
- 4 Musings from the ACE President
- 5 Bringing CHC Care to Alsea Residents
- 6 Library Lines
- 7 Alsea Health Clinic
- 8 Alsea Food Bank
- 9 Hwy 20 Advisory Coalition
- 10 Alsea School District Update
- 12 Benton County Alsea Update
- 13 Go Bag
- 14 ACAC Update
- 16 What Will It Take for Prices to Come Down
- 18 Oregon Releases Wildfire Map
- 19 Blackberry Blast

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Letter From the Editor

By Kathy Adair

Currently, the sky is clear and BLUE, not hindering the sun's rays. Sparkling frost covers the ground, proving it's *COLD* outside. Of course, by the time this issue goes to print, sent out and gets into your hands, the weather may likely have changed. However, days like today fill me with a renewed sense of energy and joy. Thankfully, I'm one of those apparently rare people who actually enjoy the winter rains, as it gives me the happy excuse to snuggle close to the woodstove and give myself a break.

News has been filled with the horrific wildfires in California and the polar vortex sliding down into the north. Wildfires are unfortunately not an unusual phenomenon here in Oregon, especially here in our forested areas. In this issue is another article submitted by our wonderful Emergency Preparedness guru, Randy Hart, on Go Bags and such. Wildfires, notwithstanding, we also have that pesky thing like an earthquake to be aware of. Also included in this issue is the happy news regarding our Alsea Health Clinic, the upcoming blood drive (please save the date), and updates from various organizations.

Please continue to send articles of information and better yet, fun happenings in our area. This paper is all about YOU, our community and this special part of our state.

If you would like to submit an article, please let me know. The next deadline for article submission will be **March 15th, 2025**. This will be for the March/April issue. If you are an organization or business, think about what is coming up that you would like the community to know about and let's get something in the AVV. It is helpful if articles are in Word format and emailed to me. PDF does not work very well. Many thanks to all of you who submit articles.

As always, if you have questions or article submissions, please don't hesitate to message me on Facebook Messenger or email me at our AVV email – AlseaValleyVoice1@gmail.com. Don't forget the "1" on the email. You can also still reach me on my personal email.



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Musings from the ACE President

Happy New Year! ACE Board members have been doing some brainstorming and have agreed to focus on a few new goals for the organization in 2025. Firstly, board members will be working with our friends and partners at the Corvallis Benton County Library to fundraise for the **Alsea Community Library Legacy Fund**. In late 2024, the library system merged their Friends of the Library groups with the Library Foundation to form a new organization, **Friends & Foundation of the Library**. The Alsea Community Legacy Fund has accrued \$40,510 since its inception in 2022. That money is from donations contributed to the fund by community members, businesses, groups, and from interest earned from the principal. The Friends & Foundation of the Library invest the principal in the fund and report to the ACE Board quarterly on the status of the fund. The Legacy Fund is restricted to be used to pay for long-term maintenance of the Alsea Library Building. You can donate to the Alsea Community Library Legacy Fund by visiting the Friends and Foundation website at cbcplfriendsandfoundation.org/give-now and the online portal will allow you to designate the Alsea Community Library Legacy Fund for your gift.

Our second organizational goal for 2025 is to raise the funds to paint the exterior of the building and repair any damage to the siding and windowsills. We have a new Grants Committee, and our volunteer committee members are writing grants to secure part of the funding for that project. Eddy Provost will be managing the project once it is funded. He has already solicited bids from contractors so we know how much it will cost to complete the work. ACE also wants to do some interior painting. Neither the inside nor the outside of the building has been repainted in the 22-year lifetime of the building.

Our third goal is to make our successful Blackberry Blast event an annual celebration of community. Last year's event was held the weekend after Labor Day and attended by more than 150 people. The ACE Board and volunteers served more than 14 blackberry pies with Lochmead ice cream. Event goers enjoyed burgers and hotdogs, listening to two music groups, painting rocks at a library-sponsored station, and visiting with community vendors. To keep this event going, our Art Committee will be seeking event sponsorships from area businesses later this spring. We also hope to coordinate the planning for the event earlier in advance of the September 7, 2025 date and expand the number of vendors and community groups and volunteers who participate.

So, we have our three goals for the year. If you are interested in helping with any of these three efforts, drop me a line and let me know. My email is Meredithleehowell@gmail.com.

The ACE board welcomes ideas, suggestions, concerns and questions about community events or ideas for community building. Please send ideas through postal mail (19192 Alsea Highway, Alsea, OR 97324) or drop off comments and notes in our comment box inside the library building.

Meredith Howell, ACE President



Bringing CHC Care Closer to Alsea Residents

Christine Mosbaugh, CHC Strategy and Engagement Manager

Lacey Mollel, CHC Executive Director

We're excited to announce the launch of our outreach clinics for Community Health Centers (CHC) patients in Alsea! Our first clinic took place on January 14, 2025, at the former Alsea Health Center (435 E. Alder Street). This allowed us to bring primary care services closer to home for our Alsea patients.

Many former Alsea Health Center patients transitioned to care in Corvallis with Dr. Cynthia Marske and her team, gaining access to integrated primary, dental, and behavioral health services under the CHC model. However, we understand that transportation can be a challenge for some. To address this, we're offering outreach clinics to provide convenient care locally, once a month, for now.

Upcoming Clinics:

We're scheduling additional clinics on February 18th and March 18th. If you're a CHC patient living in Alsea and would like care closer to home, call us at **541-766-6835** to learn more about scheduling.

What to Expect:

Our team uses a "pack in/pack out" model, bringing everything needed for the day, including medical supplies and computers, to ensure seamless care. Services include wellness visits, chronic disease management, screenings, supportive care, and labs. While we won't perform procedures at these clinics, we're committed to providing high-quality, patient-centered care.

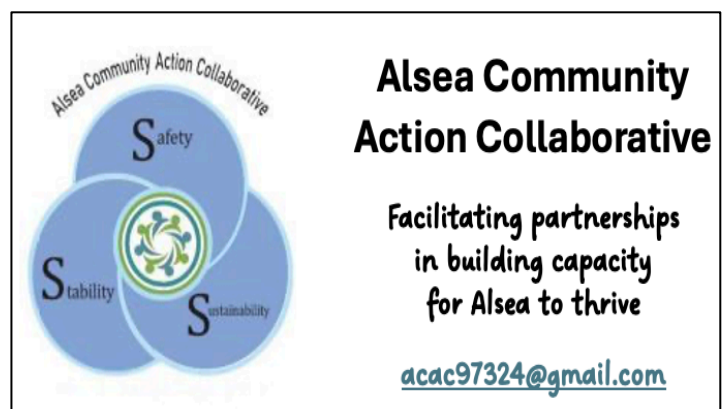
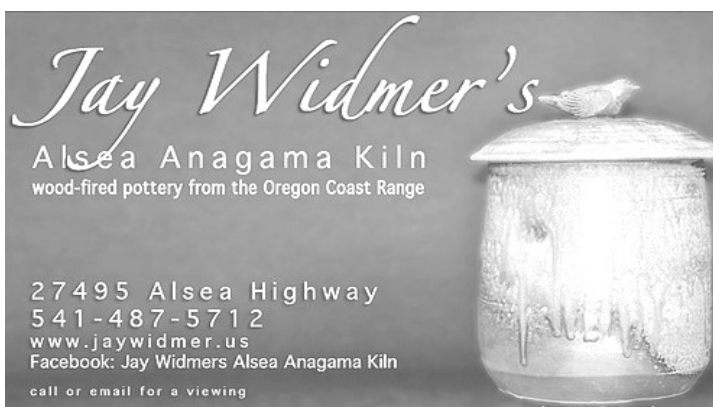
We're grateful to our staff—Sarah, Alisha, Rachel, Dr. Marske, and Luke—for making this possible, and for the warm welcome from the Alsea community. The beautiful sunny weather in Alsea was a delightful contrast to the foggy drive over the mountains!

Not Yet a CHC Patient?

If you're interested in joining the CHC family, visit us at the Benton Health Center in Corvallis (530 NW 27th Street) to establish care. Future visits may be available through the Alsea outreach model if it suits your needs.

For more information, visit our website at **bentonlinnhealthcenters.org** or follow us on Facebook at **@BentonLinnCHCs**.

Thank you, Alsea, for allowing us to bring care closer to you as we shape the future of healthcare in your community!



Library Lines

by Kathy Koetz

Winter has arrived and the days have grown both shorter and colder. Come to the library and get some ideas for how to fill the longer evenings. We have a large and ever-changing collection of Books on CD, DVDs and Blu-rays, video games, and Manga/Anime to go along with our collections of New Fiction and New Non-Fiction. And, of course, patrons can always order items from our catalog if they cannot find what they wish to read on our shelves!

Right now, we have a display of cookbooks devoted to making soups, stews & chili. Come pick one up and try a new recipe.

Along with our Legos and Crafternoon programs, we are hosting Pre-School Science in February. Peik-Kuan has developed a fun activity filled program all about SPACE especially for 3-5 year old children. This program will be before regular library hours at 9-9:45 am on February 12th and is open to the public.

Strengthening Rural Families is presenting Mindful Movement, a free program for all ages with gentle yoga movements and playful mindfulness activities to help you feel strong and calm.

Upcoming programs:

Mindful Movement: Saturdays at 10 am starting January 25th through March 29th

Legos: Tuesday February 4th & March 4th, 3:30-4:30

Pre-School Science: Wednesday February 12, 9-9:45

Crafternoon: Tuesday February 25th & March 25th, 3:30-4:30



Alsea Health Clinic Opens for a Day

By Kathy Adair

On Tuesday, January 14, 2025, Community Health Centers of Benton and Linn Counties sent out a team with Dr. Marske to see patients at our local Alsea Health Clinic. I, for one, was ecstatic. The timing for me was absolutely perfect, not to mention the convenience of having my appointment here in town, instead of driving into Corvallis.

The staff, as usual, were welcoming and efficient. I attended my appointment with a list of about four health concerns I was having and each and every one of them was given attention, with the most concerning getting a plan of action. I didn't feel rushed or dismissed, like I have with other medical appointments elsewhere. Even more exciting is that I found out this day of clinic appointments was going to continue monthly, at least for the next couple of months or so, depending on community support.

When I got to the building, I had been under the impression that the clinic had been gutted of everything, so I was surprised that was not the case. However, important medical machines and computers had been removed. Because of that, Dr. Marske and staff had to bring laptops and other necessary supplies with them. While internet connections were a tad slow and hindered their efficiency a bit, of which they apologized profusely, they were still able to make sure patients were helped. Just having them there was such a positive advantage that I didn't mind.

I was also happy to hear that everyone who had appointments had come. People not keeping their appointments was a big factor in the clinic closing, so everyone showing up was extremely important as their decision to continue at least a monthly open clinic was encouraged by the strong response.

Currently, there are two more outreach clinics available: February 18th and March 18th. For those of you looking to schedule an appointment for one of these dates, call **541-766-6835**.

Many thanks go out to Christine Mosbaugh and Lacey Mollel for their diligent efforts to create a care model for our health clinic needs. We totally understand this is a work in progress, but this is such an amazing start. Thank you!



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Alsea Food Bank Update

By Darcy McGuffin

In these days of rising food prices, the Alsea Food Bank is busier than ever! In recent months, we have been giving out 7000-9000 lbs of food per month. This has been a huge blessing to many families in our area that are struggling with increasing expenses for housing as well. In fact, we are averaging 60 households per month who are accessing our resources. If you are also having trouble making ends meet, see the guidelines below to find out if you qualify for our services.

USDA-TEFAP COMMODITY 2024 Eligibility Guidelines

Family Size	Monthly Income	Annual Income
1	\$3,765	\$45,180
2	\$5,110	\$61,320
3	\$6,455	\$77,460
4	\$7,800	\$93,600
5	\$9,145	\$109,740
6	\$10,490	\$125,880
7	\$11,835	\$142,020
8*	\$13,180	\$158,160

*For each additional member, add \$1,345 per month or \$16,140 per year.

Alsea Food Bank is a ministry of Alsea Christian Fellowship, and we share a building with the brand new Alsea Harvest Church. Our open hours are Thursdays, from 10am to 4pm.

Alsea Food Bank is a strictly volunteer operation. Our volunteers are our neighbors and yours, and of course we are always interested if you want to volunteer with us!

Blood Drive



Make Your Appointment to
Donate Blood at the

Alsea Community Blood Drive

**Wednesday, April 9th from 1-6
pm**

Alsea School Gym
Make your own appointment time
online at

American Red Cross

Enter our zip code 97324 to get the
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account and reserve your
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OR Call Mary Ann Carr at
541-487-7364 & leave a message.

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Highway 20 Citizens Advisory Coalition

By Michelle Flamez

Here's an update on what the Highway 20 Citizens Advisory Coalition has been working on. Our membership on our Highway 20 Safety Facebook group is almost up to 1k members! We have 10 community members on the Citizens Advisory Coalition, including two advisors. Our first meeting was in September, and we have met every month since then. We have added some formality and structure to our coalition, hoping to form a nonprofit in the future. We have written a mission statement and a list of goals. We have formed liaisons with several law enforcement agencies and are looking forward to creating more with other community organizations, including the ACAC. We are hoping to apply for grants in the future to help us with outreach, signs, etc. As we move forward, we will continue identifying the most problematic areas and driver behaviors that contribute/cause these crashes, and of course, what mitigating actions can help prevent future accidents. E.g. the safety corridor that was decommissioned could possibly be re-established. We're working on reaching out to our lawmakers as well. And finally, we are grateful we closed out 2024 without another fatality.



Photo: Coalition meeting at Toledo Fire Dept

From left to right: Pam Lind, Naomi Shadwick, Amanda Mahr, Michelle Flamez, and Linda Brown

Alsea Community Champions - Pledge Form

I (we) will contribute \$ _____ towards the Alsea Library Community Center operations, Maintenance Fund, and/or Alsea Valley Voice newsletter. Please make checks payable to Alsea Community Effort, or A.C.E., and mail donations to 19192 Alsea Hwy, Alsea, OR 97234. You can also drop donations off at the library.

Name(s) _____ Phone _____

Address _____

E-Mail _____

☐ I (we) would like my donation to remain anonymous

☐ Please contact me(us) to set up automatic deduction payments

Alsea School District Update

by Krista Nieraeth, M.Ed

Alsea Charter School continues to prioritize attendance with over 70% of students attending 90% or more of the time, an improvement from the 2023-2024 school year. We appreciate our families' commitment to ensuring students are in school daily.

Our students are engaging in exciting activities, including 5th graders researching planets, 6th graders dissecting earthworms, culinary students exploring new techniques, and CTE classes working on welding and woodworking projects. Additionally, our K-6 students are sampling a variety of fruits and vegetables through the Fresh Vegetables and Fruit Grant from ODE.

In November, Senator Dick Anderson visited Alsea to tour our facilities and observe the great work our students are doing. We're also moving forward with the seismic grant for construction on our gym, high school office, locker rooms, and stage, starting this spring, to enhance safety of our building for our students, staff, and community.

Our winter sports are off to a great start!! Our winter high school athletic schedules can be found on the OSAA website at www.osaa.org. The middle school athletic schedules can be found on our website and on our Facebook page.

We are lucky to have enough student athletes from grades 5-8 to have two teams for both boys and girls junior high basketball, something that is quite unheard of for a school our size. We appreciate that our student athletes are getting the opportunity to compete and learn skills.

The Alsea High School boys' basketball team is young, but all the student athletes are working hard to gain experience on the basketball court. Their current record is 8 – 8, and they are 4th in the league.

Alsea is co-oping with Monroe High School for girls' basketball. Currently, the Monroe- Alsea Girls Team is ranked 11th in the state with a record of 10 – 5. We appreciate Monroe allowing our girls an opportunity to continue to play basketball.

The School Board and the District have completed the Strategic Planning Survey and are now working with staff using data from that survey to create Strategic Priorities for the district. We welcome any community member to attend the Work Sessions that we will be having around this topic throughout the spring.

Our School Board meetings are on the 2nd Tuesday of each month, starting at 6pm. Please visit the board section of our website at <https://alsea.k12.or.us/board/minutes-agendas/> for dates of all board meetings, as well as the agendas.

The district is looking for two community members to apply for two vacancies for the budget committee. Each position is for a two-year term. If you are interested in applying, please contact Lora Nickle at lora.nickle@alsea.k12.or.us for more information. Applications are due March 6, 2025.

continued on next page...



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There will also be two vacancies on our school board this spring. The filing period for the election start February 8, 2025, and ends March 20, 2025. The election for these positions is May 20, 2025. For more information, please contact the Benton County Elections Office or Lora Nickle at lora.nickle@alsea.k12.or.us.

For the most updated information about the happenings at Alsea School District, please be sure to visit our website at www.alsea.k12.or.us or follow us on Facebook. GO WOLVERINES!!!!!!!!!!



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Benton County Community Update – City of Alsea

SAFE ROUTES TO SCHOOL

The project is nearing completion. The speed feedback signs should be delivered towards the end of January and will be installed soon thereafter. Once installed ODOT will give us the thumbs up on the system going live, and we expect that by the end of February barring any additional delays.

WATER & SEWER UPDATE

The water system improvements are substantially complete, and the contractor will soon demobilize from Alsea. The final design work for the sewer system improvements will be commencing soon. We expect they will be completed this summer, and then we'll wait to see when we get the applicable approvals from the Environmental Protection Agency to advertise for construction. Our goal is to have construction underway by the end of 2025, but that is entirely dependent on EPA approval.

OUTREACH MEDICAL SERVICES

On January 14, 2025 Benton County Health launched a soft opening and begin providing medical outreach services to the residents of the Alsea area. Please keep in mind that this is an outreach primary care clinic and not a full-service clinic.

PORTABLE GENERATOR

The generator is currently located at the tank site and will soon be moved to the sewer treatment facility. By the end of winter, the County will have placed a covered awning at the sewer treatment plant, and the generator will be stored under it. The new generator is owned by Benton County, and is assigned to the Facilities Division in Public Works. Maintenance of the generator will be handled by Benton County Fleet Services, which is also a division in Public Works. The generator will be available to the County Service Districts (water and sewer) in the event of an extended power outage that could impact those services. The County will oversee deployment and use of the generator if a need arises. Both the water and sewer systems have capacity to continue to function without power for a short period of time. If the power outage appears to be a long term one the County will move the generator between the two utilities until such time power is restored.

The use of the portable generator in Alsea will be confined to the water and/or sewer facilities.

EPA GRANT

The County submitted the EPA Grant back in November and we are currently waiting to hear back; we are anticipating a response by the end of the month. Should we be approved and receive the grant funding, for the Alsea area we requested an additional upgrade / construction at the Alsea School District to create a commercial kitchen, storage, and multipurpose room.

The Emergency Manager within the Benton County's Sheriff's Office is currently working on an MOU with ACE for the use of the library during emergencies.



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AN ALSEA EMERGENCY PREPAREDNESS COUNCIL (AEPC) REMINDER

More information: <https://emergencyservices.westchestergov.com/indian-point/having-a-go-bag>

Article submitted by Randy Hart, AEPC Rep.

Everyone in your household should have a Go-Bag packed and ready to go. It should be a sturdy, easy-to-carry, backpack or duffle bag. Fill it with things you will want to have with you if you must leave in a hurry, such as:

Essential:

- ✓ Copies of important documents (insurance/medical cards, contract lists, identification, marriage and birth certificates, passports, etc.) in a waterproof container or plastic bag
- ✓ Back-up medical/assistive equipment and supplies
- ✓ Each person's medication plus a list showing why each is taken & dosage (how much/ when)
- ✓ Cash, in small bills
- ✓ Evacuation/local street maps (paper version).
- ✓ Flashlight, battery-operated AM/FM radio, and extra batteries

Very Important:

- ✓ Bottled water (one gallon per day per person) and nonperishable food, such as granola bars.
- ✓ Dust masks for each person to reduce inhalation of dust and other debris.
- ✓ Work gloves
- ✓ First aid kit
- ✓ Spare home/vehicle keys

Important:

- ✓ Sleeping bag/blankets for all family members
- ✓ A change of clothing (long sleeve shirt/pants, rain gear, warm outer-wear, and sturdy shoes.
- ✓ Portable cell phone charger
- ✓ Personal hygiene items.
- ✓ Notepad, pen/pencil, and marker
- ✓ Whistle or bell

The Federal Emergency Management Agency (FEMA) recommends stocking each kit to last three days or more. At least twice a year replace expired components. Store kits so they're **handy**.



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Alsea Community Action Collaborative Update

by Sara Cash, Project Coordinator

ACAC and Alsea CAC: The Alsea Community Action Collaborative (ACAC) and the Alsea Citizen Advisory Committee (Alsea CAC) are two newly active groups working to address the challenges facing the Alsea community. Despite sharing the same goals and similar acronyms, these two groups differ in membership and scope of activities (see table on next page).

Participation by the public is welcome and encouraged for both groups, which exist to serve the needs of the community. So please reach out to active members and attend Alsea CAC meetings to let these groups, the county, and the state know what they can do to help. There is public comment at the beginning and end of each Alsea CAC public meeting. If you would like to get an item onto the meeting agenda, please contact a committee member or Sara Cash at acac97324@gmail.com or 541-602-7819.

If you have a project or idea that ACAC might help with, contact Naomi Shadwick at shadwick@casco.net or Sara Cash at the above. ACAC will continue to host town halls to gather community input, so please stay posted for more information on future town halls. Unfortunately, the November Town Hall had to be cancelled because Sara Cash, who was to facilitate the meeting, had laryngitis. Because someone from the BC Community Development Dept must attend each Alsea CAC meeting, the Alsea CAC meeting was cancelled that same month due to the Benton County Administrative staff being on strike.

Alsea Clinic News: ACAC is still working with Community Health Centers of Benton and Linn Counties (CHC) to bring access to health care services back to the clinic. At this point, CHC has held one Outreach Clinic Day for Alsea patients during January. Oregon State Representative David Gombert is working to find sizable funding for a feasibility study for reopening the Alsea Clinic in partnership with an outside health organization that is not the CHC. Discussions have commenced to see how ownership and management of the clinic facilities could return to an Alsea nonprofit.



Governor's Regional Solutions Team: ACAC served as the local liaison for two meetings this past fall at the Alsea Library with the Governor's Regional Solutions Team (RST) to explore potential private and public collaborations to address service gaps in the Alsea community. In attendance were representatives from offices of elected Alsea federal, state, and county representatives; Benton County departments involved in managing and maintaining Alsea services; the Alsea community; and various regional offices for Federal and State agencies such as DEQ, DLCD, ODOT, Oregon Cascades West Regional Council of Governments, USDA, and more.

ACAC has an ongoing list of problems that need to be addressed in Alsea, from the closing of the gas station to infrastructure to future housing investment. These meetings focused on how regional governmental and non-governmental agencies could partner to fund and implement future investments in the wellbeing of the Alsea community. This list is a living document, so please feel free to contact ACAC to add to that list.

Current Research: ACAC and Benton County need input from the community on a few issues. Please reach out to Sara at the contacts above and below if you have input on water quality in the village, speed of motorists on Hwy 34 through the village, or Wi-Fi access in outlying areas near the cell tower above the village.


Upcoming Population Survey: One partnership that is emerging from the RST meetings is a plan to address how the census numbers for Alsea are wildly inaccurate when it comes to income, education levels, etc. In the upcoming months, the local USDA office in Tangent will partner with Rural Community Assistance Corporation to do a population survey to gather information from community members in this part of Benton County to allow for grant applications to help fund local projects like sewer and water infrastructure, workforce housing investment, the gas station, etc. Please stay posted for more information on how you can help with this vital project to help fund investment in the future of the Alsea community.

ALSEA COMMUNITY ACTION COLLABORATIVE	ALSEA CITIZEN ADVISORY COMMITTEE
ACAC	Alsea CAC
501(c)(3) Non-profit registered with the State of Oregon and the IRS	Has legal standing as a Benton County Committee seated by the Board of Commissioners (BOC) and works directly with the Benton County Community Development Dept
Grant and donation funded	Benton County Budget funded to facilitate collaboration between the county government and the unincorporated community of Alsea
Monthly Board Meetings	Public Meeting first Monday of every month that is not a holiday at the Alsea Community Library, 6:00-8:00 pm. To attend via zoom, please visit the Benton County webpage linked below.
Created by community volunteers to work on community-based projects to strengthen safety, stability, and sustainability for the Alsea community	Can gather community input to make suggestions to Benton County BOC on land use and planning issues or other areas of concern brought to the committee from community members
Naomi Shadwick, President Mimi Stout, Secretary Sara Cash, Treasurer Tim O'Neill, Emergency Preparedness Jim Rea, Infrastructure Development	Janet Hendrix, Chair and Voting Member Mystie Munsey, Vice-Chair and Voting Member Tim Pearson, Voting Member Zeb Olsen, Voting Member Mimi Stout, Voting Member and Historian Randy Hart, Alternate Scottie Jones, Alternate Sara Cash, Benton County Planning Commissioner and Non-Voting Member
Facilitates Alsea CAC meetings by providing local public notice, helping create meeting agendas and topics, and providing meeting facilitation, audio visual equipment, and zoom access for the monthly public meetings.	
ACAC, PO Box 121, Alsea OR, 97324 541-602-7819 acac97324@gmail.com	Alsea CAC webpage on Benton County website

Health Navigation

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Oscar Monroy
Health Navigator

Alsea Community Library
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What Will It Take for Prices to Come Down?

You may be wondering if home prices are going to crash. And believe it or not, some people might even be hoping this happens so they can finally purchase a more affordable home. But experts agree that's not what's in the cards—and here's why.

There are more people who want to buy a home than there are homes available to purchase. That's what drives prices up. Let's break that down and explore why, nationally, home prices aren't going to be coming down anytime soon.

Prices Depend on Supply and Demand: The housing market works like any other market—when demand is high and supply is low, prices rise.

According to the latest estimates, the U.S. is facing a housing shortfall of several million homes. That means there are far more people looking to buy (demand) than there are homes for sale (supply). That mismatch is the key reason why prices won't fall at the national level. As David Childers, President of Keeping Current Matters, puts it: "The main driving force on pricing is the limited amount of inventory in most markets across the country. That issue is not going to be solved overnight or in the next twelve months."

How Did We Get Here? For over 15 years, homebuilders haven't been building enough homes to keep up with buyer demand. After the 2008 housing crisis, homebuilding slowed significantly, and it's only recently started to recover (see graph below).

After the 2008 housing crisis, homebuilding slowed significantly, and it's only recently started to recover (see graph on upper right)

Even with new construction on the rise over the past few years, builders are playing catch-up. And according to AmericanProgress.org, they're still not even keeping up with today's demand, let alone making up for years of underbuilding. And as long as there's a housing shortage, home prices will remain steady or increase in most areas.

What About Next Year? The majority of experts agree prices will keep rising next year, but at a much slower, healthier pace (see graph on lower right).

But it's important to note home prices vary by market. What happens nationally might not reflect exactly what's happening in the Alsea area. If your local market has more inventory available, prices could grow more slowly or even decline slightly. But in areas where inventory remains tight, prices will keep climbing—and that's what's happening throughout most of the country. That's why it's crucial to work with a Town & Country Realty Broker, your local real estate expert, who understands your market and can explain what's going on there.

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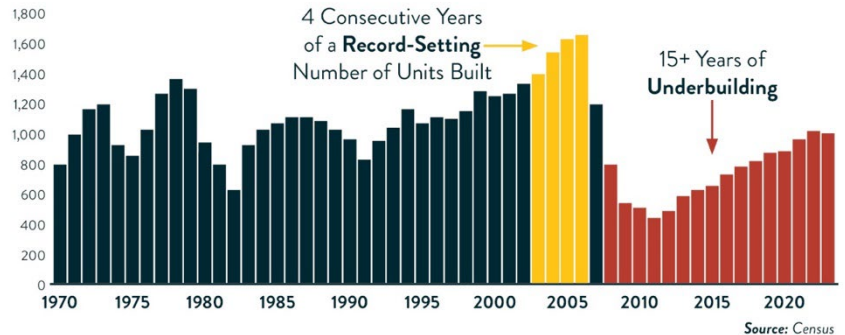
Bottom Line: If you're wondering what it'll take for prices to come down, it all goes back to supply and demand. With inventory still limited in most markets, prices are likely to remain steady or rise.

Stay informed about home prices in Alsea by connecting with Barbara Viau, your local Town & Country Realty Broker. She can provide valuable insights into the market and help you craft a plan that fits your real estate goals. Call or text her today for expert guidance at 541-801-0010.

Source: *Keeping Current Matters*. Disclaimer: The information contained, and the opinions expressed, are not intended to be construed as investment advice. Town & Country Realty will not be liable for any loss or damage caused by your reliance on the information or opinions contained herein.

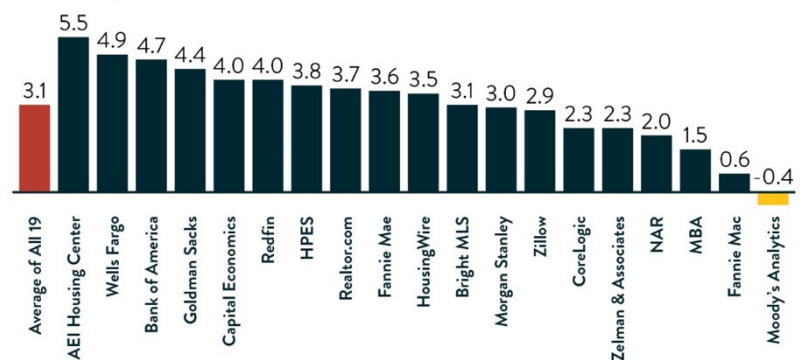
Builders Aren't Overbuilding, They're Trying to Catch Up

Single-Family Housing Units Completed, in Thousands



2025 Home Price Forecasts

Percent Appreciation as of 12/5/2024



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Oregon Releases Statewide Wildfire Hazard Map to Enhance Community Safety

In response to the increasing population growth in the Wildland Urban Interface (WUI) and the devastating 2020 wildfires, the Oregon legislature has taken significant steps to improve wildfire preparedness and resilience. Through a series of legislative actions in 2021 and 2023, Oregon has introduced tools to help communities better understand and mitigate wildfire risks.

A major component of these efforts is the **Oregon Statewide Wildfire Hazard Map**, developed by wildfire scientists at Oregon State University. The map assigns each property in the state a wildfire hazard rating of low, moderate, or high. This tool has been publicly released and is designed to enhance community safety and guide wildfire mitigation efforts.

How the Wildfire Hazard Map Will Be Used

The map is a critical resource intended to:

- Improve the safety and well-being of communities across Oregon.
- Help residents understand the wildfire hazards in their area.
- Assist public agencies in prioritizing wildfire hazard reduction efforts.
- Implement a statewide strategy to enhance wildfire resilience.
- Inform where defensible space codes may apply in high-hazard WUI areas.

What the Map Will Not Be Used For

The map explicitly will not:

- Influence insurance rates for property owners.
- Require landowners to retrofit existing buildings unless major updates are planned in high-hazard WUI areas.

Accessing the Map

Residents can view the **Oregon Statewide Wildfire Hazard Map** and explore the wildfire hazard rating for their property by visiting <https://hazardmap.forestry.oregonstate.edu/>. Alsea community members are encouraged to check their address and familiarize themselves with the rating assigned to their area.

This initiative marks a significant step toward creating safer, more resilient communities in the face of increasing wildfire risks.

Fire Adapted Benton County

The 2020 wildfires across Oregon resulted in a heightened interest in wildfire resilience among local communities. In April 2023, Benton County Emergency Management was awarded the Community Wildfire Risk Reduction grant from the Oregon State Fire Marshall, which provided funding for a 1.0 FTE focused on wildfire mitigation and fuels reduction projects. There are seven rural fire protection districts and eight nationally recognized Firewise USA® communities in Benton County, however, improved collaboration among stakeholders and additional resources are needed to support the existing efforts to improve our wildfire resiliency.

In 2024, Fire Adapted Benton County (FABCO) was born with the mission to empower, prepare, and educate our local communities to support wildfire resilience. Although still in the beginning stages, our hope is for this to be a collaborative network that supports local action, connects people to resources, offers mitigation programs, and informs and influences on-the-ground projects to help Benton County better adapt to wildfire. FABCO is stewarded by Benton County Emergency Management. Be on the lookout for upcoming project and events!

Bryan Lee

Emergency Manager

Benton County Sheriff's Office



ALSEA ART NEWS

ACE is excited to announce the return of

The Blackberry Blast!

Coming to the Alsea Community Library September 7, 2025!

The ACE Art Committee is currently planning for this event to become an annual celebration of harvest for our community!

We are seeking volunteers for joining us in planning:

Baking blackberry pies, helping serve pie and ice cream, helping with children's activities, helping with setup and/or cleanup, and suggestions for

"All Things Blackberry"

Please contact:

Kathy Plaza, ksplaza@icloud.com, (541) 286-0632

or any ACE Board Member for volunteering with the

ACE Blackberry Blast Planning Committee!

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REGULAR EVENTS CALENDAR

EVENT/NAME	LOCATION	DAY	TIME	PHONE NUMBER
Alsea Community Effort Board Meeting	Online - Zoom	3 rd Thurs monthly	6:30 pm	541-487-5061
Alsea Citizen Advisory Committee (CAC) Meeting	Alsea Library	1 st Monday monthly	6:00 pm	541-602-7819
Alsea Fire Dept. Board Meeting	Alsea Fire Hall	Last Tues monthly	7:00 pm	541-487-8701
Alsea Fire Dept. General Meeting		Wednesdays	7:00 pm	
Alsea 4-H Small Animal Club		1 st & 3 rd Thurs monthly	6:00 pm	541-207-6552
Alsea Wolverines Booster Club				503-740-9639
Alsea Food Bank	Jeni's Place	Thursdays	10:00 am-4:00 pm	541-487-3663
Alsea Garden Club	ACF Church	2 nd Sat monthly	12:00 pm	541-760-3856
Ladies' Bible Study	ACF Church	Tuesdays	9:30 am	541-487-4442
Men's Bible Study		Mondays	6:30 pm	
Church Youth Group		Sundays	6:30 pm	
Alsea HOPE Grange	Grange Hall	1 st Thurs monthly	6:00 pm	541-486-4215
Alsea School Board Meeting	School Library	2 nd Tuesday monthly	6:00 pm	541-487-4305
Alsea Valley Gleaners Distribution	18889 Haines Rd	Fridays	2:00-7:00 pm	503-951-2499
Stitch and Rip Quilting Club	Various (please call)	Mondays	10:00 am-3:00 pm	541-487-8011
Alsea Kitchen Club	Alsea Library	2 nd or 3 rd Sun semi-monthly	2:00-4:00 pm	503-255-8055

Check out the full Alsea Valley Community Calendar at www.alseaoregon.us

ALSEA VALLEY VOICE

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