



Welcome to Sahhali Shores!!

Welcome to Sahhali Shores, a private community on the gorgeous Oregon Coast! Information about the community, the area and specific Owner information is available at www.sahhalishores.org . We encourage you to explore the site. It has useful links, the governing documents for the community and some wonderful photos taken by residents of the beauty at Sahhali.

This provides an overview of highlights of Sahhali Shores, and tips for residents. This is not meant to be a summary of the CC&Rs or replace your responsibility to be familiar with the content of the CC&Rs, but rather provide you a place to start as you become acquainted with the neighborhood.

The Board and Volunteer Committees

The volunteer Board as of December 2024 is:

Don Polednak, President (president@sahhalishores.org)

Chuck Ziolkowski, Vice President (cez97149@gmail.com)

John Golightly, Treasurer (Sahhali Treasurer@sahhalishores.org)

Maria Veltre, Secretary (mariaforsahhali@gmail.com)

Florian Costa, Director (directorx@sahhalishores.org)

We have several volunteer committees/working groups:

ARB (Architectural Review Working Group): Joseph Carver, Chris Gault, John Golightly*. (Note: the Board operates at the ARB Committee)

Community Maintenance: Kirk Myers, Sandy Mobley, Maria Veltre, Robert Wogrin

Landscaping: Jon Wapner*, Lorrie Hallman, Kirk Myers, Hunter Wylie

Reserves: John Golightly*, Chris Gault

STEP (Septic Tank Effluent Pump system): Gary Koehnen* 503-801-6922, Hathaway Cornelius

Website: Maria Veltre (webmaster@sahhalishores.org or mariaforsahhali@gmail.com)

Board meetings take place on a monthly basis via conference call and are open to all owners (usually the 3rd Tuesday of every month @5pm). Notice of meetings come via email no less than three days prior to the meeting. Meeting minutes and upcoming meeting dates are on the Sahhali Shores site.

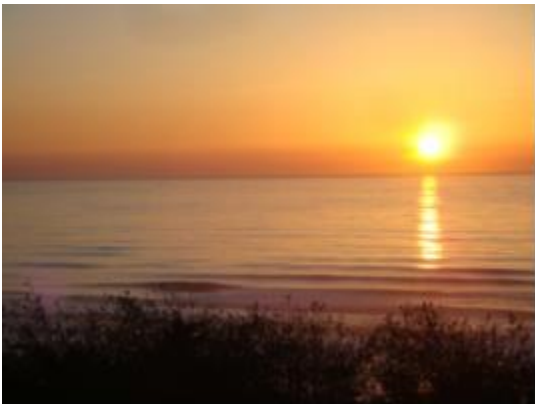
* Primary Contact

Tips for Residents

- **Garbage pick-up:** pick-up early on Thursday morning (residents put out on Wednesday). Nestucca Valley Sanitation provides this service. Please be sure to remove your empty garbage can from the curb on Thursday. Garbage containers may be left out for no more than 24 hours encompassing the day of pick-up. Links at sahhalishores.org

- **Septic System:** No Clorox bleach (or any type of bleach) should be put down the drains or toilets. There is an external septic alarm on each home. If the alarm sounds, please contact Gary Koehnen at 503-801-6922. There is an annual inspection of each septic system that is included in the COA maintenance fees. Owners receive a copy of this report annually. Disposal of hot tub water must comply with Oregon DEQ procedures and may not be discharged into the community STEP system. See attached letter for best practices to help manage our community system.
 - **Outside lights:** dark-sky compliant lights should only be on when needed for safe entry/exit and cannot be on overnight.
 - **Parking:** Owners may park one car outside the garage on a regular basis. Regular basis parking is defined as overnight parking for more than one night. No street parking, including at the beach trailhead. Parking for all vehicles of Owners and Guests is restricted to the paved driveway and any paved turnouts on the residential lot.
 - **Signs:** No signs are allowed other than “For Sales” signs on property (one per Lot), or contractor signs (one per Lot) posted for identification purposes and to provide contact information for in-process construction projects. Address number signs are allowed.
 - **Speed Limit:** the speed limit at Sahhali Shores is 15mph. There are many walkers and animals on the roads so please do not speed.
 - **Entrance Cameras:** go on the Sahhali Shores website on the Owner’s Page to access the East and West cameras that provide a real-time view of the entrance road.
 - **The website owner page** requires a password. Contact Maria Veltre (mariaforsahhali@gmail.com) for the password.)
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Welcome to magical sunsets, whale watching, eagles flying overhead, peaceful walks on the beach and wonderful neighbors - beauty abounds here at Sahhali Shores!



Local Information and features:

- Neskowin Farmer’s Market – every Saturday from Memorial Day to Labor Day.
- Lincoln City Farmer’s Market – Sundays at Lincoln City Cultural Center
- Watch for whales! Whales migrate south between Christmas and New Years and North in late March but may be seen any time of year.
- Look up! We have a couple of families of Eagles (both Golden and Bald) that can be seen at the top of tall trees.
- Be on the lookout for our resident herd of elk – often spotting on the field by the mailboxes.



WHAT TO DO AND NOT DO WHEN ON AN ONSITE WASTEWATER TREATMENT AND DISPOSAL (SEPTIC) SYSTEM

DO

Conserve water.....
the less extra water a system receives, the less work it has to do, the more effective the processes are and the longer it can last

Stagger use of water generating appliances.....
this serves to spread the rate of inflow and the loading over more time which allows for system components to operate more effectively

Correct malfunctioning plumbing.....
the added water from a running toilet or leaking fixture can produce significant extra volume which can lead to irreparable damage to the system; 1 gallon a minute is 1440 gallons in 24 hours

Limit or eliminate use of a garbage disposal.....
the added solids serves to not only fill the septic tank faster but can result in the tank being ineffective in settling out the suspended solids from the effluent

Dispose of waste foods thru the garbage.....
not down a sink, drain or toilet

Use substitutes rather than chemicals.....
for maintenance of drains, traps and fixtures

Know where the components are located.....
especially the electrical breaker, alarm and/or control panel if there is a pump involved

Keep records.....
of the permit, maintenance (pumping) & repairs

Have the tank inspected and measured every three (3) years.....
the need for pumping depends on the size of the tank, the number of people making use of the system and nature of the solids collected, five (5) is typical

Keep the drainfield covered in grass or equal vegetation.....
maintained to facilitate the uptake of liquid and nutrients and avoid erosion

Maintain any access lid incl. electrical, accessible.....
when something goes wrong you want to be able to access things easily and quickly

Clean components as needed.....
best left to a DEQ certified service professional

DON'T

Flush material that will not easily decompose.....
like plastics, diapers, hygiene products, personal wipes, towels, cigarets etc.

Pour cooking oil, grease or petrochemicals of any type down drains or a toilet.....
these agents can clog pipes, interrupt biological and chemical processes

Drain or flush chemicals of any type.....
including concentrated bleach, medicines, paint etc., that which you would not want to be in contact with, as they can be antibacterial

Use additives.....
the process is biological and only needs natural occurring waste in good quantity and quality

Allow the discharge of a water softener backflush process to enter the system.....
directly or indirectly as through the building plumbing

Dump RV generated waste to the system.....
the chemical content can be detrimental to treatment processes, including a septic tank

Allow vehicle traffic over the drainfield.....
the compaction of the soil porosity can affect permeability which is irreversible

Plant large or woody vegetation in the drainfield or near the tank or in front of a control panel
root growth can penetrate or cover the components leading to physical damage and/or interference

Allow surface water or artificial drainage from entering the drainfield or tank areas.....
the infiltration of ground and surface water is a serious hydraulic detriment to all systems

Undertake repairs or alterations to the system without a permit.....
all work upon a system requires a permit or regulatory authorization and is best performed by a qualified licensed contractor

Forget to take action in the event of an alarm with any mechanical system component.....
it simply means something is not working as it should and needs attention, the sooner the better and by a DEQ certified service provider or licensed contractor