

To submit a classified ad use [contact form](#), email nugget@nuggetnews.com, or call 541-549-9941. Deadline to place a classified for Wednesday publication is noon on Monday. Someone will get back to you with the cost of your ad. Payment can be made over the phone by credit card and is due before the Monday deadline. For additional payment options please call our office. To place an ad on Monday morning, please call The Nugget rather than using the contact form.

CLASSIFIEDS

ALL advertising in this newspaper is subject to the Fair Housing Act which makes it illegal to advertise "any preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin, or an intention to make any such preference, limitation or discrimination." Familial status includes children under the age of 18 living with parents or legal custodians, pregnant women and people securing custody of children under 18. This newspaper will not knowingly accept any advertising for real estate which is in violation of the law. Our readers are hereby informed that all dwellings advertised in this newspaper are available on an equal opportunity basis. To complain of discrimination call HUD toll-free at 1-800-669-9777. The toll-free telephone number for the hearing impaired is 1-800-927-9275.

CLASSIFIED RATES
COST: \$3.50 per line for first insertion, \$2.50 per line for each additional insertion to 9th week, \$1.50 per line 10th week and beyond (identical ad/consecutive weeks). Also included in *The Nugget* online classifieds at no additional charge. There is a minimum \$5 charge for any classified. First line = approx. 20-25 characters, each additional line = approx. 25-30 characters. Letters, spaces, numbers and punctuation = 1 character. Any ad copy changes will be charged at the first-time insertion rate of \$3.50 per line. Standard abbreviations allowed with the approval of *The Nugget* classified department. NOTE: Legal notices placed in the Public Notice section are charged at the display advertising rate.
DEADLINE: MONDAY, noon preceding WED. publication.
PLACEMENT & PAYMENT: Office, 442 E. Main Ave. Phone, 541-549-9941 or place online at NuggetNews.com. Payment is due upon placement. VISA & MasterCard accepted. Billing available for continuously run classified ads, after prepayment of first four (4) weeks and upon approval of account application.

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102 Commercial Rentals

MINI STORAGE
Sisters Rental
 331 W. Barclay Drive
541-549-9631
 Sizes 5x5 to 15x30 and outdoor RV parking. 7-day access. Computerized security gate. Moving boxes & supplies.

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 Jim Peterson/RE Broker.
 503-238-1478

103 Residential Rentals

PONDEROSA PROPERTIES
 -Monthly Rentals Available-
 Call Debbie at 541-549-2002
 Full details, 24 hrs./day, go to:
 PonderosaProperties.com
 Printed list at 221 S. Ash, Sisters
Ponderosa Properties LLC



CASCADE HOME & PROPERTY RENTALS
 Monthly Rentals throughout Sisters Country.
541-549-0792
 Property management for second homes.
 CascadeHomeRentals.com

104 Vacation Rentals

Downtown Vacation Rentals
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 Private Central OR vac. rentals, Property Management Services
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 www.SistersVacation.com

201 For Sale

Rehoming Player Piano
 Beautiful condition, Hazelton Bros Deluxe.
 Nice sound, 30 scrolls.
 503-931-8817 for info/photos.
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 No firearms. Bob, 541-549-1385

202 Firewood

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SISTERS FOREST PRODUCTS
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205 Garage & Estate Sales

TOLLGATE
ANNUAL COMMUNITY GARAGE SALE
 Fri. & Sat., May 31 - June 1, 8 a.m. to 4 p.m. Located just 1.5 miles west of the roundabout on Hwy. 20. A map of participating homes will be available at tollgatepropertyowners.com.

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Selling, Downsizing, or Deaths?
Locally owned & operated by...
 Daiya 541-480-2806
 Sharie 541-771-1150

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Open daily 10:30 a.m. – 5 p.m.
253 E. Hood Ave., Sisters.

206 Lost & Found

LOST KEYS found on Hwy. 126 on the south side between Sisters and Redmond before you get to Eagle Crest. There are many, many keys, some bent. Text 541-550-6212 to identify.
 - Advertise with The Nugget -
 541-549-9941

301 Vehicles

We Buy, Sell, Consign Quality Cars, Trucks, SUVs & RVs ~
 Call Jeff at 541-815-7397
Sisters Car Connection da#3919
 SistersCarConnection.com

401 Horses

ORCHARD GRASS HAY
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I've got your cats covered!
 Sisters-Tumalo-PetSitting.com
 541-306-7551 • Julie
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 Your purr-fect friend is waiting for you at our local nonprofit cat rescue! Apply to adopt at:
 sisterswhiskers.org

500 Services

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Sisters Rental
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541-549-9631

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 Jason Williams
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541-719-8329
Oregontechpro.com
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502 Carpet & Upholstery Cleaning

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TimberStandImprovement.net
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601 Construction



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 Accurate and Efficient
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CASCADE GARAGE DOORS
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SUDOKU Level: Difficult *Answer: Page 23*

			3	1				5
						3	4	9
6			2					
	2		8			9	3	
		3			9	7		
	1				2			
5	8							
			7			8	2	3

Place a number in the empty boxes in such a way that each row across, each column down, and each small nine-box square contains all of the numbers from one to nine.

CLASSIFIEDS



Dyer

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• Dump Trucks, Transfer Trucks, Belly
• The Whole 9 Yards or 24 Whatever You Want!

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All your excavation needs
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Call Abel Ortega, 541-815-6740



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- CLASSIFIEDS -
It pays to advertise in *The Nugget*, your local "Yellow Pages" for Sisters!
Deadline to place your ad is Monday before noon...
Call 541-549-9941

SUDOKU SOLUTION

for puzzle on page 22

7	9	8	3	1	4	2	6	5
2	5	1	6	7	8	3	4	9
6	3	4	2	9	5	1	7	8
4	2	5	8	6	7	9	3	1
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5	8	6	9	2	3	4	1	7
3	7	2	4	8	1	5	9	6
1	4	9	7	5	6	8	2	3

704 Events & Event Services

Holidays In The Pines presents May Market

Just in time for Mother's Day, Father's Day, and Spring. May 10th & 11th, from 10 - 4. This indoor event will be held at the Pole Creek Ranch barn located at 15425 McKenzie Hwy., Sisters.

We will be featuring local small farms, artists, and crafters, with a touch of vintage. Some items that will be offered are soaps and candles, Mother's Day bouquets, hanging baskets, and flower & vegetable starts, blue bird houses, antler art, jewelry, pottery, and wooden bowls, vases and trivets, household items, gift baskets. Also offered will be beef from cattle raised on the ranch, and so much more.

A portion of the sales will benefit COVR (Central Oregon Veterans Ranch) and Sisters Habitat for Humanity. For more information go to Facebook.com/HolidaysinThePines or Rootsandrails on IG.

802 Help Wanted

Part-Time Sales Associate

We are looking for a person who is friendly, outgoing and reliable; someone who enjoys working with the public in a team environment. Workdays are Friday, Saturday, and Monday. Applications available at the Stitchin' Post, 311 West Cascade in Sisters or by email diane.j@stitchinpost.com. Questions? Contact diane.j@stitchinpost.com

SEEKING EMPLOYMENT? NEED ASSISTANCE?
Advertise in the Classifieds
Call 541-549-9941

803 Work Wanted

POSITION WANTED; for Companion Caregiver.

Looking for part-time; must be close to Sisters downtown. References upon request. Please call 503-274-0214

999 Public Notice

SPECIAL EDUCATION RECORD RETENTION ANNOUNCEMENT

This notification is to inform parents/guardians and former students of Sisters School District's policy of destroying special education records upon the expiration of six years from the date that services end. These records will be destroyed in accordance with state and federal laws unless the parent/guardian or adult student notifies the Sisters School District.

Otherwise, the Sisters School District will be destroying any unclaimed Special Education records for students who exited Special Education services in the district in the year prior to and including 2016-2017. If you have records that would be available for claiming, please contact our Special Services Record Secretary at 541-549-4045 x5777 before June 14, 2024.

NOTICE OF BUDGET COMMITTEE MEETING

A public meeting of the Budget Committee of the Sisters-Camp Sherman Rural Fire Protection District, Deschutes and Jefferson Counties, State of Oregon, to discuss the budget for the Fiscal year July 1, 2024, to June 30, 2025, will be held at 301 South Elm Street in Sisters. The meeting will also be broadcast via Zoom.

The meeting will take place on May 28, 2024, at 3:00 p.m. A second meeting, if needed, is scheduled for May 29, 2024, at 3:00 p.m. The purpose of the meeting is to receive the budget message and to receive comments from the public on the budget.

Public comment will be taken in written and phone-in format. Written comments received by 9 a.m. on May 20, 2024, will be read during the public comment section of the meeting on May 28, 2024. Comments by phone/Zoom will be taken on a scheduled basis during the public comment section of the meeting on May 28, 2024. Comments, both written and phone-in, will be subject to a three-minute limit per community member. To schedule public comment, please provide your name, phone number, and address to the district at (541) 549-0771, or email to spor@sistersfire.com. Public comment must be scheduled no later than 9 a.m. on May 20, 2024.

A copy of the budget document may be inspected online at www.sistersfire.com or obtained by mail on or after May 10, 2024, via email request to spor@sistersfire.com or phone request to (541) 549-0771. This is a public meeting where deliberation of the Budget Committee will take place.

Call-in/Zoom instructions are as follows:

Topic: Budget Committee Meeting
Time: May 28, 2024, 03:00 PM Pacific Time (U.S. and Canada)
<https://us06web.zoom.us/j/86852990749?pwd=btpA1PzE1oU0pxaEbpJxb0UIDUXac.1>
Meeting ID: 868 5299 0749 - Passcode: 796280

Dial by your location - +1 719 359 4580 U.S. - Meeting ID: 868 5299 0749 - Passcode: 796280
***Second meeting if needed:**
Topic: 2nd Budget Committee Meeting (if needed)
Time: May 29, 2024 03:00 PM Pacific Time (U.S. and Canada)
<https://us06web.zoom.us/j/85450730921?pwd=Imb7ibK8LVSaZSaSYqLDHLM4bXzPVb.1>
Meeting ID: 854 5073 0921 - Passcode: 309778
Dial by your location - +1 253 215 8782 U.S. (Tacoma) - Meeting ID: 854 5073 0921 - Passcode: 309778

THE NUGGET NEWSPAPER SISTERS | OREGON

Keep up-to-date! Check us out for breaking news at www.nuggetnews.com

CLASSIFIEDS

NOTICE OF BUDGET COMMITTEE MEETING

A public meeting of the Budget Committee of the Sisters Park & Recreation District, Deschutes County, State of Oregon, to discuss the budget for the fiscal year July 1, 2024, to June 30, 2025, will take place on Tuesday, May 14, 2024, at 4:00 p.m. with the option of continuing the meeting to Wednesday, May 15, 2024, at 4:00 p.m., if needed. The purpose of this meeting is to receive the budget message and to receive comment from the public on the budget. This is a public meeting where deliberations of the Budget Committee will take place. Any person may attend the meeting at the Coffield Center located at 1750 W. McKinney Butte, Sisters, Oregon, and discuss the proposed programs with the Budget Committee. A copy of the budget document may be viewed or obtained on or after May 1, 2024, by emailing SPRD@sistersrecreation.com or calling (541) 549-2091. Concurrently posted on the Sisters Park & Recreation District website at www.sistersrecreation.com.

NOTICE OF BUDGET COMMITTEE MEETINGS

A public meeting of the Budget Committee of the City of Sisters and the Sisters Urban Renewal Agency, Deschutes County, State of Oregon, to discuss the budget for fiscal year July 1, 2024 to June 30, 2025, will be held at City Council Chambers, City Hall, 520 E. Cascade Avenue, Sisters, OR 97759.

The first meeting will take place on Wednesday, May 15, at 9:00 a.m. via Zoom Meetings online meeting platform. Links to the meeting can be found at the City of Sisters website www.ci.sisters.or.us. The purpose of the meeting is to receive the budget message and to receive public comment on the budget. This is a public meeting where deliberation of the Budget Committee will take place. Any person may appear at the meeting and discuss the proposed programs with the Budget Committee.

A copy of the document may be inspected or obtained on or after May 9, 2024, at City Hall, 520 E. Cascade Ave., Sisters, between the hours of 8:00 a.m. and 4:00 p.m. Listed below are times of scheduled Budget Committee Meetings.

DATES AND TIMES:

Wednesday, May 15, 2024, 9 a.m.

(if necessary) Thursday, May 16, 2024, 9 a.m.

A copy of this notice is available on the City of Sisters website, www.ci.sisters.or.us. For additional information, please contact: Joseph O'Neill, (541) 323-5222.

Construction Contractors Licensing Information ~

An active license means your contractor is bonded and insured. For additional details visit www.oregon.gov/CCB



Dear Property Guy

By Mike Zoormajian

Dear Property Guy:

We recently moved out of an apartment and the management company charged us over \$500 for holes in the walls. Which not only seems unfair, but totally unreasonable for the work that was done. We had a few pictures and a TV up on the wall. All of which I consider normal. How should this all work.

— Nailed in Sisters

Dear Nailed:

Here's a dirty little secret about some, but not all, property management companies. Repairs are a

Can a landlord charge for nail holes?

profit center. There, I said it. Separate conversation.

You are asking the million-dollar question of every renter and property owner, "What is normal wear and tear?"

In this instance we have some guidance from HUD (Dept. of Housing Urban Development), and case law. In short, nails are normal wear and tear. Holes and gouges are not. As always there are grey areas here.

If you have 100 pictures up on an apartment wall, that is unreasonable, expect to be charged for it. Also generally not considered normal wear is any installation using molly bolts, lag bolts, or drywall anchors.

Many leases specify what kind and size nails are OK. And many smart owners include a pack of 3M sticky mounts at the start of a lease.

The most common train wreck that I see here is TV mounts, which can leave huge holes and are usually

installed incorrectly by tenants. For this reason, I have started to recommend that all owners include a nice TV with the unit. Or, at the very least, a property installed wall-mount that renters can use with their own TV.

— Mike

Dear Property Guy:

How are home maintenance items handled. It seems everything in a house needs a filter or a battery on the regular nowadays. Does this belong in the lease or how should I handle this?

— Maintained

Dear Maintained:

Yeah, just when you thought owning rental property was all about sitting on your couch, collecting passive income, reality hits.

While this can be covered in the lease, the reality (as is oftentimes the case) is different. The big one here is furnace or A/C filters, these need to be changed more like quarterly to prevent expensive damage to

the system. Best practices call for smoke detector batteries to be changed every six months, even if they are hard wired. I generally don't recommend refrigerators with filters or water filtration systems in a rental property.

So, here's the deal: Don't be cheap. Protect your investment. Be a cool landlord. Buy the filters. Buy the batteries. Make sure it happens. Put it on your calendar. Help the tenants change them if need be. This also gives you an opportunity to inspect the place for damage.

— Mike

Mike Zoormajian is principal at WetDog Properties in Sisters. Providing local real estate, property management and investor services. Questions and comments to: letters@wetdogpnw.com. Free legal advice is worth what you pay for it. Consult a real attorney before doing anything crazy.

Spirit
OF CENTRAL OREGON

Wolves • DONNA SANDERS • GARY ALBERTSON
HANK MOSS • BRIAN MALARKEY • Forest Bathing
MIKE ENSLEY • Lady Lookouts • MICHAEL GESME

A publication of The Nugget Newspaper • Spring/Summer 2024

SPRING Spirit Is HERE!

PICK UP YOUR COMPLIMENTARY COPY OF SPIRIT OF CENTRAL OREGON MAGAZINE AT THE NUGGET NEWSPAPER OFFICE OR AT BUSINESSES THROUGHOUT CENTRAL OREGON.

SCAN THE QR CODE BELOW TO READ ONLINE.

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