

Print

Community and Economic Development Grant Application FY2025-26 - Submission #2578

Date Submitted: 11/17/2025

Name of Applicant Organization*

Bayshore Beach Club Inc

Mailing Address*

1512 NW Oceania Drive

City*

Waldport

State*

OR

Zip Code*

97394

Person Completing the Application

Name*

Kenn Apel

Email Address*

kenn.apel@gmail.com

Phone Number*

8502842778

Name of Your Project*

Increasing Accessibility for South Lincoln County Citizens

Total Project Budget*

\$11,258.50

This includes all anticipated sources of funding

Amount Requested from this Program*

\$11,258.50

(max \$15k for STANDARD, \$50k for IMPACT)

Location of Project Activities*

Bayshore Beach Club, unincorporated area of Lincoln County

Where in Lincoln County is your project happening?

Pool of Funds Applying to*

STANDARD (\$15K Max)
 IMPACT (\$50K Max)

Project Description*

Accessibility is a right, not a privilege. Bayshore Beach Club, an HOA community in an unincorporated part of Lincoln County, has a history of increasing accessibility for citizens of South Lincoln County. We wish to build on that history through two projects. Project 1: In 2024, Bayshore received a \$23+K grant year from the Oregon Coast Visitors Association to purchase and place Mobi-Mats at access 67C in Bayshore. Mobi-mats are roll-out mats designed to provide access for individuals with mobility challenges to reach the beach. The project was a success and received notable attention (<https://lincolnchronicle.org/bayshore-volunteers-improve-beach-access/>) . We wish to add to that accessibility by purchasing a new mat. The additional mat will be laid perpendicular to the end of the original mats to create a "T" at the end of the path to the beach. Individuals then can sit in their wheelchairs or on their walkers on either side of the original mat pathway and enjoy the view of the beach without impeding use of the main mats. This past year, many users of the Mobi-mat pathway asked for such a configuration. We also are asking for funds to deal with the costs of the county and state permits for the pathway and its preparation. Project 2: We are asking for funds to put in accessible doors with mounted button openers (i.e., ADA-compliant) at the Bayshore clubhouse. These doors will allow those with mobility challenges to independently open the doors to the second floor. Currently, the clubhouse has an inclined, accessibility ramp to allow individuals with mobility challenges to reach the second floor; these doors would add to that accessibility. Notably, the clubhouse is not just for Bayshore members. Non-members can, and do, use the second floor of the clubhouse, including for community groups (e.g., Bayshore/Waldport Quilters group, Waldport mahjong group) and special occasions (e.g., wedding receptions, high school proms). Thus, putting in accessible doors will benefit all citizens of South Lincoln County. Both projects increase community and economic development for South Lincoln County. Project 1 has been highlighted by the Waldport Chamber of Commerce (see attached support letter) and undoubtedly has brought individuals with mobility challenges to Waldport given they are the only Mobi-Mats in South Lincoln County. That increase in users brings more tourist dollars to Waldport and South Lincoln County (see attached support letter). Project 1 also has brought a sense of pride and admiration to the South Lincoln County area. Project 2 will increase the economic development of South Lincoln County because more individuals will be able to access groups that meet at the clubhouse. For example, increased accessibility to the Waldport Quilters group will result in greater numbers of quilts that will be sold at various venues, such as Newport's annual quilt show. An increase in community development will occur because more individuals who wish to participate in events at the clubhouse will have the access to do so. For both projects, success will be judged by their use by individuals with mobility challenges.

What is the project and what will it do for community and/or economic development? What tangible items or results will the project deliver? How will the success of this project be judged? IMPORTANT: This fund is not intended for staff or operations. Please describe the economic impact of the project and how it creates or retains jobs in the community.

Funding*

We have searched for funding for both projects from numerous public and private organizations. The roadblock we hit in every request is that, although we are a non-profit, we are identified as a 501c4 organization by the IRS; grant organizations only want to fund non-profits identified as 501c3. Had an agency allowed to apply for a grant, we would have asked for the same amount. The Oregon Coast Visitors Association was willing to fund the original Mobi-mat grant (\$23+K), but they are not open to funding an additional grant request.

If applicable, please describe the status of other funding sources you have applied for or intend to apply for, and indicate whether those funds have been awarded. Also, list any other funds for which you have applied but were not funded - how much did you ask for, from whom, and why was the application not funded?

Collaboration*

Although the collaboration is not financial, Bayshore members will collaborate in two notable ways for both projects. First, for Project 1, members will roll out/put-down the mats, including the new one, when the season for their use opens: May 2026. Mats are only laid out from the first of May until the end of September because of concerns of higher tides affecting them. Members also will clear them of debris twice a week for the whole season. Second, for Project 2, members will ensure the accessible door is always in working order and contact the installer (Lincoln Glass) should something go amiss. Members also maintain the ramp that leads from the parking lot to the second floor of the clubhouse, ensuring it is free of debris and any potential obstacles we well as always lit at dusk/evening.

If applicable, please list who you are collaborating with and why.

Viability*

Project 1: One obvious sign of success will be the use of the "T" portion of the Mobi-Mats by individuals with mobility challenges. Citizens were very 'vocal' last year of their admiration of the mats themselves (e.g., writing the Bayshore office, multiple postings on Facebook). We anticipate that those same positive acknowledgments for the extra mat will be provided. We expect to hear/read these acknowledgments, as signs of success, within the first month of the installation of the new mat. Project 2: A sign of success will be feedback from individuals with mobility challenges who gain access to the second floor independently using the accessible doors. We will seek feedback re: the increased accessibility of the clubhouse (via a sign-in sheet?) and expect to receive those within the month of its installation. In the case of both projects, additional funding will not be necessary. For the Mobi-Mat project, there always will be costs for the annual county and state permits. In the future, Bayshore will ask members and other local citizens for donations.

How will the success of this project be judged? State success measures and timeline. Will this project need ongoing funding? How will this be secured?

Desired Start Date*

3/1/2026

Desired End Date*

11/1/2026

Budget Documents*

Budget Info .pdf
Please submit as a PDF file

Letter(s) of Support

Support Letters.pdf
At least one letter of support is required for an IMPACT application.

Name of Chief Executive*

Roger Smith

Title*

President, Bayshore Beach Club Board of Directors

Chief Executive Email*

office@bayshorebeach.com

Tax ID Number*

93-0568258

Type of Applicant Organization*

501(c)(4) Nonprofit

Budget Narrative For Bayshore Beach Club Application

Project 1: We will need to purchase an additional Mobi-Mat, pay for beach permits from the county and state, and have the current pathway cleared again and the beach end cleared for the first time. We have attached quotes for the Mobi-Mat and the clearing. The cost of the county and state permits are not decided until the applications are submitted. Those applications can't be submitted until we know we will be adding to the current mats. Please see attached Excel sheet for the breakdown of costs.

Project 2: We will need to purchase the mounted button openers for the doors and have them installed. See accompanying quote from Lincoln Glass. We also will need electrical work done. See accompanying quote from Joe Penzola at All Electric. Please see attached Excel sheet for the breakdown of costs.

Note: Two of the quotes were provided via email or text, which is not unusual in our experiences with these two individuals. Our experiences with them also are that they stick with their quotes. However, should the Board want something more formal before funding our application, we can obtain those.

Picture of "T" mat for Mobi-Mats



Project 1

New Mobi-Mat	\$1,023.50	see attached quote
County and State beach permits		Based on costs from permits obtained last year; actual costs not available until permit applications submitted.
Leveling/clearing of pathway	\$550	
	\$500	see attached quote
Subtotal	\$2,073.50	

Project 2

Creating accessible doors	\$8,200	see attached quote
Electrical work	\$985	see attached quote
Subtotal	\$9,185	see attached quote

Total Request **\$11,258.50**

Deschamps Mats Systems, Inc.
 218 Little Falls Rd, #12
 Cedar Grove, NJ 07009

Quote

Date	Quote #
11/5/2025	E12815

Customer	Ship To
Bayshore Beach Club Kenn Apel 1512 NW Oceania Drive Waldport, Oregon 97394	Bayshore Beach Club Kenn Apel 1512 NW Oceania Drive Waldport, OR 97394

Terms	Rep	FOB	Quotation valid until
At Order	BGPR	New-Jersey	Nov. 30, 2025

Item	Description	Qty	Cost	Total
300260-0500	Mobi-mat (RecPath) AFX golden sand 5' x 16.4' 2h 20" staples + spikes	1	899.00	899.00
DELIVERY NT	Boxing/crating, Shipping, Handling, Delivery		124.50	124.50
	For questions or to proceed with ordering contact Bruce Glen at 917-459-9113 or bruce.glen@mobi-mat.com			
	Payment Options: Credit Card (4% processing fee) Check: Mail Check to Main Office Bank Wire Transfer Zelle Net 30 with approved credit			

Freight Quote is an estimate only and may be subject to change at time of shipment	Subtotal	\$1,023.50
If authorized by your terms of sales or approved by your representative your signature below will act as consent to proceed with this order as quoted and will become a binding agreement to purchase. Credit Card Payments will be assessed a 4% fee.	Sales Tax (0.0%)	\$0.00
	Total	\$1,023.50
Currency Shown in U.S. Dollar - Foreign customers please remit payment in USD to avoid re-invoicing of any exchange rate loss or fees.		

Signature _____

Quote from Terry Thissell to clear pathway



Terry Thissell <terrythissell@gmail.com>

To  Apel, Kenn

 You replied to this message on 11/12/2025 6:54 PM.



Wed 11/12/2025 5:22 PM

Probably looking at 500 to move in and do some grading

On Wed, Nov 12, 2025, 3:35 PM Apel, Kenn <KENNAPEL@sc.edu> wrote:

Hi Terry,

I am writing another grant to hopefully obtain more funds to add a new mat at the end of the mats we have (beach end). The new mat would form a 'T' at the end of the mats so that people in wheelchairs or walkers could "pull over" to the side from the mat and sit to watch the ocean.

I need to have "numbers" for the budget. Do you have an estimate of what it would cost for you to prepare the current pathway (I think it will need some re-leveling, but nothing like it did last year) and then also leveling/clearing the sand to the left and right sides of the end mat (about 6 feet on each side). It may involve moving some driftwood aside.

WDYT? Do you need to meet with me there at 66C or did I give you enough info to come up with an estimate?

Thanks,

Kenn



147 NE 1st ST.
Newport, OR 97365
[541] - 265 - GLAS [4527]

Ccb#2029

11-7-25

Bayshore Beach Club
1512 NW Oceana Dr
Waldport, OR 97394

LCN 4642 Auto Door Operator (In Stock)
Dark Bronze Anodized Finish

New Door Operator Install w/ New Wireless Button Actuators
\$8,200 Installed Total

Installation includes mounting new automatic door operator to existing door*; installation of remote wall mount push button actuators**, transmitters, and receivers; programing of actuators and operators

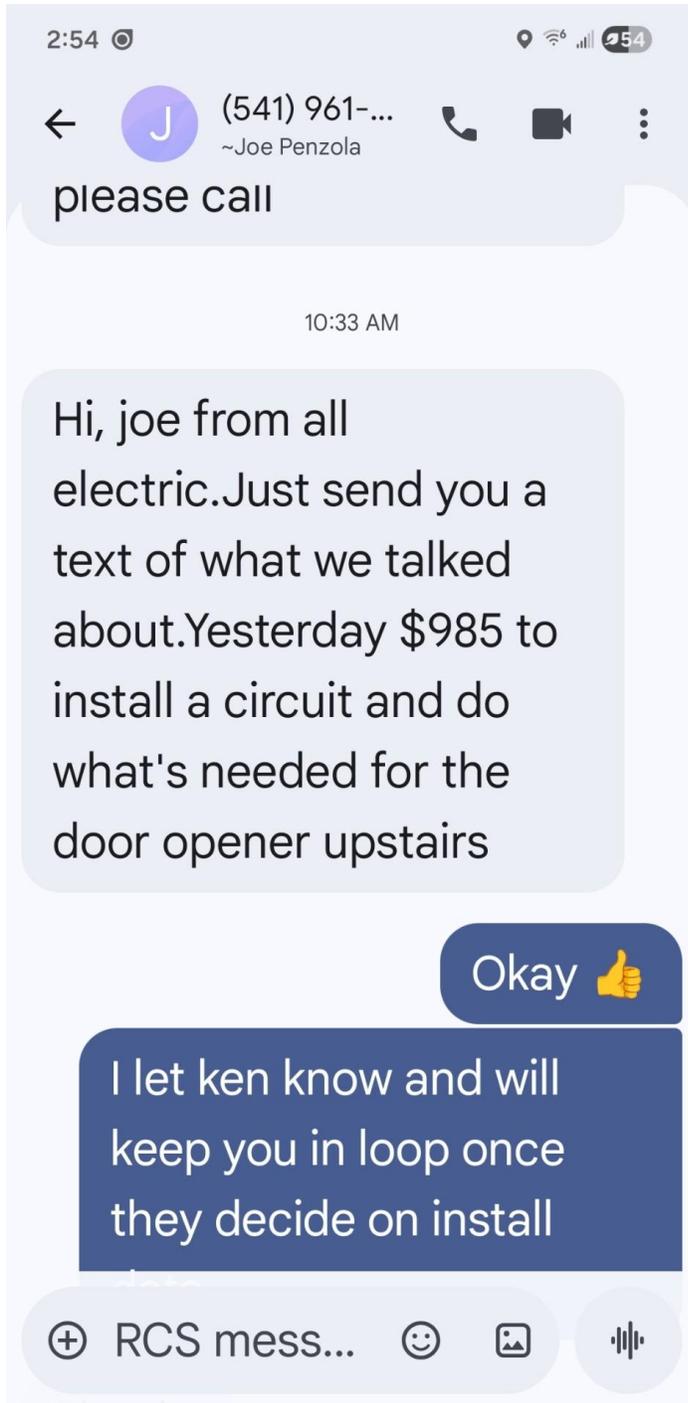
*Power source and electrical connections to be coordinated and executed by others

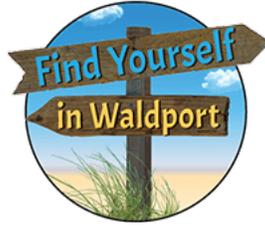
**Location of actuators to be determined by others



www.lincolnglassnewport.com

Quote from All Electric (Joe Penzola)





Date: November 14, 2025

TO: Kenn Apel, Director Division 1, Bayshore Beach Club Board of Directors

RE: Bayshore Grant Application, Lincoln County Community and Economic Development Grant

Dear Kenn,

The Waldport Chamber of Commerce is in full support of your grant application for the FY2025-26 Community and Economic Development Grant Program. We understand that your application includes two projects focused on increasing accessibility for individuals with mobility challenges. We are well aware of Project 1 given it builds upon the grant you received in 2024 to create a Mobi-Mat Pathway at access point 66C near Waldport. As Executive Director of the Waldport Chamber of Commerce, I know of the positive attention and feedback that the mats receive. As you know, The Chamber highlighted the Mobi-Mat pathway story on our website. (<https://findyourselfinwaldport.com/local-news/>).

We believe the additional mat, that will form a 'T' at the beach end of the current mats, will bring even more positive attention and attraction to this area of South Lincoln County. And of course, with additional attraction likely comes additional tourism dollars to Waldport.

Project 2, installing accessible doors with mounted button openers at the Bayshore Beach Club clubhouse also is a positive for local citizens. The Chamber acknowledges that both Bayshore members and local non-members from Waldport and surrounding areas have access to the clubhouse either via special events (e.g., wedding receptions, Waldport High School prom) and/or current community groups that use the clubhouse (e.g., The Bayshore Quilters, the mahjong group, and others). This project, when funded, will increase accessibility for individuals with mobility challenges, creating an increase in community involvement.

We wish you success in obtaining this grant funding.

Sincerely,

Tom Fullmer

Tom Fullmer
Executive Director
director@waldportchamber.org



JillyBeanz
310 SW Hwy 101
Waldport, OR 97394
(541) 563-2326

To Whom It May Concern,

As the owner of JillyBeanz in Waldport, I have the privilege of meeting people from all walks of life who come to our coast seeking connection, comfort, and the unique peace that the ocean provides. Last year, I had an encounter that deeply moved me and demonstrated just how meaningful accessible beach pathways – like the Mobi-Mat installed in Bayshore – can be.

One afternoon, I noticed an elderly woman standing outside my shop, leaning on her walker as she gazed out over the bay. She stood there for a long time, and something about her posture drew me outside to check on her. In our conversation, I told her about the Mobi-Mat and how it allows people using walkers or wheelchairs to access the beach safely. When I mentioned it, she became visibly emotional. She explained that she was terminally ill and that this trip to the coast was likely her last. The idea that she could actually walk out onto the sand one more time – rather than just look from a distance – meant the world to her. We both cried. I gave her directions, hugged her, and helped her back to her car. It was a moment I will never forget.

As a local business owner, encounters like this show me how profoundly accessible infrastructure enriches individual lives and our entire community. The Mobi-Mat gave this woman something priceless: dignity, joy, and a final memory she would not otherwise have been able to experience. I fully support expanding this project, including the addition of a resting “ T ” at the end of the pathway and accessible doors at the Bayshore Clubhouse.

Thank you for considering this important investment in accessibility, equity, and quality of life for residents and visitors alike.

Sincerely,

Amy Anderson

Owner, JillyBeanz

Waldport, Oregon



Kenn Apel <kenn.apel@gmail.com>

Beach Access

2 messages

tomsnethen47@gmail.com <tomsnethen47@gmail.com>
To: Kenn Apel <kenn.apel@gmail.com>

Fri, Nov 14, 2025 at 6:28 PM

Life at the coast is idyllic unless you have mobility issues and cannot reach the beach.

I could see the ocean but not visit it.

Bayshore resolved that issue last spring when they installed the Moby Mat. With the help of a friend and my walker I reached the shore. A big deal to me.

As we left, three generations of women replaced us. Grandma was in a wheelchair.

Tom Snethen

Wordsmith

Novels, Screenplays, Short Stories, Poetry

Shakespearean Actor!?, Playwright

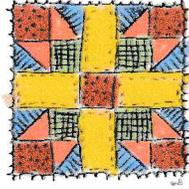
www.TomSnethen.com

Kenn Apel <kenn.apel@gmail.com>
To: tomsnethen47@gmail.com

Fri, Nov 14, 2025 at 6:51 PM

Thanks so much!

[Quoted text hidden]



TO: Kenn Apel, Director Division 1, Bayshore Beach Club Board of Directors
FROM: Bayshore Ladies Quilt Club
DATE: November 14, 2025
RE: Bayshore Grant Application, Lincoln County Community and Economic Development Grant

As you know, we meet every Friday at the Bayshore Beach Club clubhouse from 10:00 to 4:00. Our group includes members from all parts of South Lincoln County; most of our members do not live in Bayshore. We wish to express our support for your project to bring accessible doors with mounted button openers (ADA-compliant doors) to the clubhouse. We currently have members who have some challenges with mobility, so having those doors so they can independently open them would be wonderful. Further, we anticipate that those doors might encourage others with mobility challenges to join our group. With an increase in membership, we likely would be able to increase some of our outreach activities, such as making baby quilts pregnant and parenting youth.

We wish you the best on your grant application and hope that it is funded. Please do not hesitate to contact us if you have any other questions.

Becky Mershon
Paulette Stanberg
Rennie Myler
Linda Reeve
Lynn Moody
Nancy Hoar

Nancy de la Rosa
Karen Citzin
Evelyn DePaolo
Sandy Potter
Velma Neudentha
Rose Shaw
Candy Smith
Nan Scott