

Classifieds


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Junction Realty
 111 N. Redwood Hwy., POB 849,
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NEW PRICE, COMMERCIAL PROPERTY
 Great opportunity to have a business with lots of high traffic exposure. The commercial building (1728 sq. ft) has a newer roof, hardwood flooring in main section, and vinyl in balance. It was a popular dance studio in the past. There is a handicap bathroom, plus an area with counter top and kitchen sink. The zoning allows for a multitude of uses, including but not limited to, a retail convenience store, dance studio, proff. office, and more. Lots of natural light in main part of bldg, storage rooms, for your special needs. There is some parking in front, and more behind the building. Plus, If you need to live on same property, there are provisions for that opportunity. Mobile home, per county regs. (buyer to do their own due diligence for their specific business & home). There is a well that is shared with adjoining property and is recorded. Plus an installed septic system and public power. Close to town conveniences, & beautiful Oregon Caves & Oregon Coast. **\$155,000** MLS 220159800
GREAT LOCATION, SEMI-PRIVATE, VIEW!!
 Exceptionally nice parcel located at the end of a paved dead end street. Lots of pasture area, with smaller grove of trees on west property line. Has a log constructed , barn that needs mostly siding. . Perimeter fenced, that may need some work on it. One time had horses on it. Deeded access is off of Kirkham Rd. by easement . Not far from the town conveniences (appx 7 miles). view of mtns. Zoned for potential partition and create a 2-family set up. (Zoning is RR-5) Call today for further details. **\$170,000** MLS 220145348
PERFECT HIDE-A-WAY ...
 Fantastic property with views, creek, pond, and pasture, well, septic & power. All ready for you to build your dream home here. Mobile home on the property is older and sits in a grove of trees, that offer privacy and takes advantage of the views. The creek thru property is mostly year round, but gets low in late summer. Same for spring fed pond. Grassy knoll where garden spot is close by pond. Lost of sunshine in the open pasture area. Some pasture and some trees for privacy too. Rare gem in the rough. appx. 4 miles to small community of Selma and Lake Selmac. Wont last long!
\$549,000 MLS 220163608

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FOR SALE

Traeger wood pellet grill purchased last year for \$1100 (w/cover) used only a few times \$750.00 541-912-0239 or see Mac at Sportsman's Tavern. TFN

HONEYWELL GENERAC generator 5500 W generator looks and runs excellent. \$450.00 call Terry at 541-415-4804

YARD SALE

MULTI-FAMILY yard sale Fri-Sun June 23-25 9 a m - 3 p m 6301 Rockydale Rd CJ 6.21p

HOME FOR SALE

142 Jonathan Court
 Cave Junction, OR 97523
 For Sale - End of Cul-de-Sac
\$409,900



Priced below current pricing of similar homes, 2538 sq. ft. 3 bed, 2 bath spacious ranch home sits on a tree shaded lot. Large bedrooms, open floor plan. Kitchen island is lit from the bottom, enhancing custom burl wood. Bamboo floor in the great room, carpeting in rest of home. Large, private redwood deck. Detached 2-car garage and attached 2 car carport. Minimal traffic because of cul-de-sac location. Entire property is fenced. Plus, 2 garden sheds for storage and storing wood, and 2 vegetable gardens.

Contact:



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WATER ...
 Continued from A-6

Redirect a downspout to fill a rain barrel, then use the captured water to fill watering cans. Or use an adapter to attach a garden or soaker hose to the spigot hole at the bottom of the barrel.

SOME PLANTS ARE THIRSTIER THAN OTHERS
 When planting a garden, we typically give thought to what looks good with what and (hopefully) each plant's sunlight requirements. Consider water needs, too, so as not to overwater drought-resistant plants when trying to appease thirsty water hogs nearby.

For the same reason, it's a good idea to keep lawns separate from trees, shrubs, groundcovers, perennials and annuals if you use an automatic sprinkler system, which, by the way, wets the foliage of plants in the path of the spray, making them susceptible to disease.

Better yet, use native plants, most of which are drought-tolerant. They'll need regular watering during their first year or two, but once they're

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 or Betsy 541-592-3074 10-23P

PUBLIC NOTICE

The Kerby Water District (KWD) will hold its monthly board meeting on **Wednesday, June 21, 2023** at 1 p.m. at the Kerby Belt Building, 24353 Redwood Hwy. The meeting will include but not be limited to monthly business and financial reports. This is a public meeting and both the public and district members are encouraged to attend. *The KWD is an equal opportunity provider.*
 Published June 10 & 17 in the Illinois Valley News

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FREE BOXES available at the I.V. News office on Wednesdays - Fridays, 116 N. Redwood Hwy.

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established, they can typically get by on rainwater alone, except maybe during prolonged heat waves. To find plants native to your area, plug your zip code into the online databases at The National Wildlife Federation (https://www.nwf.org/NativePlant-Finder/Plants) and Audubon Society (https://www.audubon.org/native-plants) websites.

HOLD IN MOISTURE WITH MULCH, COMPOST, EVEN A DIAPER
 When planting in the garden, incorporate a generous amount of compost into holes to increase the water-holding capacity of sandy soil and improve drainage in clay.

Apply 2 to 3 inches of mulch around trees, shrubs and plants to retain soil moisture, reduce surface evaporation and inhibit weeds. Wait until the soil warms up before mulching, and keep the material a few inches away from stems and trunks.

When planting containers, look for a potting mix that includes vermiculite, a moisture-retaining mineral. Soil moisture polymer granules such as SoilMoist can also be added to

reduce watering needs by as much as 50%.

You can even tear open a (clean!) baby diaper and mix the absorbent hydrogels with your potting mix, or simply place an unfolded diaper at the bottom of a container (plastic side down, with holes poked in for drainage) to absorb and hold moisture. Just don't use any of these if your container includes succulents or other plants that require dry, well-draining soil.

FACTOR IN THE RAIN
 If you're using an automatic sprinkler, set the timer for early in the morning, preferably just before dawn. Look for a timer with a rain sensor, or manually override its programming to avoid waste on rainy days.

Most lawns need about 1 to 1 1/2 inches of water per week, including from rain, but you won't know how much your system puts out unless you test it. Set a tuna fish can on the lawn during a cycle, then measure the water accumulation in the can.

A rain gauge, which sort of looks like a test tube marked with measurements, will also inform on rainfall amounts.