



OKNA Board Meeting Record

Meeting Details

Date	5 February, 2018	Chair	Chris Trejbal
Time	6:30 – 8:30pm	Location	Overlook House
Meeting Type	Board	Secretary	Derek Xava

Attendees

Board Members in Attendance

Addie Humbert	Chelsea Snow	Derek Xava	Mike Shea
Alan Cranna	Chris Trejbal	George Spaulding	Shannon Sansoterra
Alexandra Degher	Cynthia Sulaski	Kristina Kern	Stefan Bester
Brad Halverson	Daniel Drake	Lauren Alfrey	

Guest(s)

- Greg Bourget, lead researcher from Neighborhood Clean Air
- Moe Badreddine, client for proposal to study Albina & Brooklyn Yard relocations

Chair Report

- Chris called the meeting to order at 6:35pm.
- Approval of prior meeting minutes
 - **Motion:** Derek moved to approve the minutes from the 20 November 2018 OKNA General Meeting and 4 December 2018 Board Meeting; Addie seconded.
 - **Board Vote:** Chris asked if any objections to approving the minutes. No objections.

Overlook Views Newsletter confirmations

- No additions were requested for Overlook Views Editor Chelsea Snow to include. She was thanked for her excellent reporting, graphic design and editing. Chelsea then reported along with Alan & Cynthia that the newsletter will go this week to printer services provided in donation to OKNA by Daimler.

Albina Yard Rail Yard Pollution

- Greg Bourget, Lead Researcher at Neighborhood Clean Air passed out a statement regarding the Albina Rail Yard and conversion of 14,778lbs of VOCs to mostly CO₂. Energy Trust of Oregon is willing to pay for regenerative device to convert to energy use. Discussion followed explaining the process and benefits, as well as the current impact of the VOCs from Albina Yards on neighboring areas.
- Overlook is the first neighborhood being asked to endorse this since it's believed we're the first in line for this exposure.
- **Board Decision:** Shannon moved to let Chris work with Greg to rewrite the letter. Cynthia seconded, and the motion was passed with no objection.

Union Pacific Rail Yard Relocation

- Moe Badreddine, a private citizen representing the interests of several developers as the client, proposes that Union Pacific relocate both the Brooklynn and Albina railyards.
- Moe explained that any rail relocation project has had to have private support, but Moe is seeking Metro & Prosper Portland endorsement. Developers have so far on their own not proposed to pay for the \$30K engineering study.

Residential Infill Project by the City Council 2035 Comprehensive Plan (& House Bill 2001 for Oregon)

- Mike explained that he'd like the board to consider donating to Middle Housing Appeal by the Multnomah Neighborhood Association, currently at the Oregon Court of Appeals which must be decided before implementation of the Residential Infill Project as part of the City's 2035 Comprehensive Plan. Multnomah Neighborhood Association is requesting more evidence be entered to the public record.
- The Residential Infill Project (RIP) would bypass local planning in favor of a state guidance, providing that all single family lots would be allowed to have 4 units. Although the stated reason is that new units would increase affordability there is no requirement for the new units to be affordable. There is no plan required for what the traffic and parking impacts might be when population density might be quadrupled, nor what the impact will be on services.
- Since multifamily zoned land is assessed at a higher value than single family land, the market value would likely rise dramatically, and it's not known how the assessed value and thus property taxes will rise. It's conceivable that landowners would be forced to sell to developers because they could no longer afford the property taxes, contributing to gentrification, as Derek noted was seen on N Williams.
- Mike summarized that the RIP essentially removes single family home zoning, and is not Measure 5 exempt, because it is a zoning change that could raise property values.
- Representative Tina Kotek of North Portland is sponsoring a House Bill 2001 which will to apply the same RIP policy across the state.
- Mike proposed that OKNA offer to help pay Multnomah Neighborhood Association's legal bills with a \$500 contribution and to write a letter to the Oregon Court of Appeals. Daniel Drake seconded. *Board agreed to table for the next meeting.*

Adidas Liaison Committee

- Lauren, Daniel, Shannon present from the committee. The Chair, Stefan Bester not present.
- Lauren, Daniel, and Shannon would like to have quarterly required meetings with Adidas & Turner. They would like to share the burden that's placed on the Committee Chair.

Board Reports

- Public Safety (George Spaulding)
 - PSAC changed to quarterly from 6-8pm on the first Thursday of the month, alternating between two Portland Police precinct locations in North/Northeast Portland.
- Parks (Cynthia Sulaski)
 - Cynthia asked who might want to take on the annual neighborhood clean-up. The last 2 years it's been in early May, on the same day as Arbor Lodge Neighborhood's clean-up.
 - Cynthia purchased (3) \$50 gift cards to go along with Overlook Views Write-Ups for previous long-serving OKNA Board members.
 - Overlook Movie in the Park will thankfully be led by Addie this year.
 - Patton Square Park project has been progressing with design charettes at Lucky Lab and Cynthia is optimistic to raise ~\$35K. For this project, OKNA will be asked by the Friends of Patton Park for \$1000.

- Land Use (Mike Shea)
 - Mike reported that City has released a new version of the Neighborhood Involvement In Land Use policy which seeks to allow projects to be presented to the neighborhoods at times and locations set by the developers and design teams, rather than the neighborhoods themselves as is currently the policy. Chris & Mike have been seeking the neighborhood's right to maintain at least some right to host these presentations as they do currently so that neighbors can attend.
 - 'Holy Bar' development was approved for 5 levels of residential over a new locally owned bar.
 - Land Use Committee member Derek Xava reported that the developer for the project at 1431 N Church Street which covers half the block along Maryland to Interstate has expressed his wish to present updates in response to the City's Design Commission Hearing and subsequent appeal results. He's promised a Construction Schedule for the project and reported that construction would begin in March, lasting about 16 months. Derek related that the Developer has been immediately responsive to queries, but that the Construction Schedule was not yet approved. Currently the developer still plans to present to the neighborhood at the 19 February OKNA General meeting, which unfortunately, Derek cannot attend. Derek asked that Mike or Danny of the Land Use committee again be a contact for the developer at least for this meeting and will forward all correspondence since serving as contact for this project since January. Mike and Derek discussed the impact of the construction schedule on surrounding homes, including what are likely to include several large concrete pours and a cranes, so discussion of the construction schedule with the developer at the presentation will be helpful. Derek reported that this 130 unit project will indeed include all of the originally planned affordable units, and the Developer hopes to show that the project design has responded to most of the City's comments. This has not reduced the scale of the project, a natural concern to existing neighbors.
- Events and Marketing (Shannon Sansoterra)
 - Shannon reported that the Overlook/Arbor Lodge Neighborhood Happy Hour went well and Adidas donated \$200 for pizza at Lucky Lab. The Board agreed with Chris's suggestion that Shannon is to be reimbursed by Board via Treasurer, Kristina Kern for her own expenses.
- Transportation (Brad Halverson)
 - Brad confirmed that a Willamette Boulevard presentation will be given at the 19 February General Meeting.
- Sustainability (Alexandra Degher)
 - Portland Harbor Cleanup meeting attended by Alexandra. She noted this will be a year-long process.

Chair Report

- 1 April 2019 opens the application process for North Portland Neighborhood Services (NPNS) grant application. Mike & Shannon volunteered.

Next Meetings

- Board Meeting: 5 March, 2019(6:30–8:30pm) – Overlook House; 3839 N. Melrose Dr
- General Meeting – 19 March, 2019 (6:30–8:30pm) – Kaiser Town Hall; 3704 N Interstate Ave