



Sullivan's Gulch Neighborhood Association, c/o Encorepreneur Cafe, 1548 NE 15th Ave., Portland, Oregon 97232
<http://www.sullivansgulch.org>

Meeting Notes of the SGNA Board of Directors October 8, 2019 7:00--8:30 PM

Board Members Present: Dave Brook, Michael Brown, Kathy Hansen, Julie Hoffinger
Board Members Excused: Mike Purvis, Marybeth Christopher, Martin Rowe, Dan Lerch-Walters
Board Members Unexcused: Ron Boucher, Paul Comery
Guests and Neighborhood Members: Melanie Raies, Betsy Loncar

All motions and votes are marked in underline and italics.
All votes were completed by show of hands.

Meeting Start and Roll Call at 7:10 pm

- 4 of 10 board members present at this time; a quorum is not present.

Open Mic: Time for members of our community to raise concerns/questions, and information sharing

- Dave Brook, Chair - LUTC will have a full agenda for the next meeting. The Marriott Residence Inn redeveloper will be presenting to the committee, regarding conversion from a hotel to monthly rental apartments. Kathy: this will require a land-use change, will create more housing; occupancy will be good.
- Letter from NECN received by Dave; each neighborhood association can submit a request for communications funding up to \$500, will require we submit a description of the activities for which funds will be used, copy of bank balance, and other information. Michael: a lot of our expenses are for communications, e.g. newsletter, signs, website, parking ballots; other big expenditures this last year include the annual meeting and speaker, crosswalk painting, Earth Day clean up.

Approval of Previous Meeting's Minutes

- No vote today due to lack of quorum.

Election of new Board members – Dave Brook, Chair

- Our Fall member meeting is coming up; 4 current director positions will be opening up for election. Dave thinks Marty might not be running for re-election. Kathy will run for re-election. Dave: with up to 19 board positions total, 13 of them will be open for election this fall.
- Michael: why did we go from a larger board to the six of us sitting around a table; what are the biggest issues facing a neighborhood association these days? Kathy: city departments are a challenge; many years ago, all close-in eastside neighborhoods fought hard to preserve housing stock and architectural diversity, which resulted in lots of sweat equity; she is surprised more people are not as engaged; also during the oil crisis, oil-heated homes were very expensive which resulted in a turnover with a new generation moving in; now newer residents don't seem to have as much desire for a

cohesive community. Michael: community safety, crime, homelessness--if these were serious issues in the Gulch, wouldn't we see people here at the meetings saying that we need to do something? Kathy: there is a divide at Lloyd, where there are big vacancies for large out-of-town retail owners, which can affect livability in surrounding neighborhoods, and result in not as many restaurants to go to. Dave: in the past, the board put on Gulch-o-rama style big block parties, which burnt out several coordinators who are not willing to do it again; other neighborhoods, e.g. Rose City Park, King, and some others have more activity. Betsy: she moved into the neighborhood many years ago but when she was very young, and didn't understand the importance of engagement as much then; she thinks online is where people would go. Dave: there are 150 or so on the email list; it is pretty small. Michael: what he likes about the Gulch, is that most neighbors know their neighbors. Dave: there are pockets of neighbors, also there are sections of no-man's land. Michael: he knows his neighbors, but thinks they are not interested in attending meetings because things seem just fine. Melanie: we will have people moving in and out all the time; people on the westside don't want to come to the eastside; she goes to meetings in all three counties and hears the questions; incomes fluctuate up and down; people don't care for buildings being knocked down; homelessness is a very complex issue. Kathy: maybe residential areas are fairly stable and happy, but there are a lot of remaining issues we could coalesce around that have to do with other neighborhoods, e.g. public transportation traveling north south; she would love to go to dinner on Division on a bus for example; the eastside, with its fairly big component of former hippies, would prefer to support the homegrown businesses on Hawthorne, Division, etc., but have no cars. Melanie: there was a restaurant in St. Johns closing down for example; she called to ask about going, and heard not everyone is willing to do as much; there are pockets of income, and we are a smaller neighborhood than others. Kathy: always thought SGN would be a better fit with SE Uplift but that would not go; neighborhoods are facing undue pressure from the city to be the urban infill neighborhood. Look at what is happening in Kerns, where hundreds of apartments are going up with no parking; this will only be increasing social tension over the next decade; the build is so fast, we have lost the opportunity to put in north-south transportation. Dave: thinks we will see a north-south bus on 21st; it will be about five years though. Kathy: thinks there will be tension from infill. Dave, but see Irvington. Kathy: they have driveways though; SGN shares more social and infrastructure issues with Kerns and Buckman; she applauds Cully; opportunity for money from the city? Dave: people would like to see pedestrian improvements on Broadway, some would like to see bicycle improvements. It would cost several hundred million dollars to put in more signals, etc. Kathy: we've been struggling with the Broadway livability issue for years. Dave: the NE Broadway business association has been limping along, and there are not very many businesses holding it together. Kathy: retail rents are sky high, and property owners seem content to have a write off for other profitable properties located elsewhere. Dave: because they own other properties, and are not a mom and pop. Betsy: can we look at Mississippi and other neighborhoods, and see how to make this a destination, and work around the large landlords? Kathy: the problem is they are part of Lloyd, not SGN. Question: what is Lloyd intending to do about the businesses? Kathy: she thinks if those properties were in SGN, we would have been writing letters for years; she doesn't know how much leverage we have or how much attention they would pay. Dave: on the upside, a couple of restaurants aimed at younger people have opened, e.g. the Capitol bar on the corner is bustling and has expanded with karaoke upstairs; Appleby's and Prime Rib & Chocolate might be empty for a while. Julie: it might be harder to fill those large restaurant spaces; there does not seem to be as much demand for the large chain restaurants that can afford those big spaces. Dave: the church space

at 24th fell through; it was potentially to have been a McMenamin's; the property is back on the market.

Planning for the Fall General Membership Meeting – Dave Brook, Chair

- This Fall we have our semi-annual membership meeting; please encourage new board members to attend and run for the board; talk to your neighbors.
- Michael: would like to see what will galvanize the neighbors. Dave: would like to see them galvanize around fun events, getting to know your neighbors and building community. The board needs that energy that members like Kelly had.'

Updates from Land Use & Transportation Committee – Dave Brook, Chair

- DJ has been trying get a crosswalk installed at 28th & Clackamas, but does not think it will happen. DJ is so effective at what he does, we haven't needed to rely on as many volunteers to rally and respond to the city on land use and transportation.
- Dave has been working with DJ; the city announced that next year they will be doing 20 year planning on Broadway-Weidler; the city thinks recommendations will be similar to what was recommended in 1996, which wasn't funded then. Dave & DJ are creating a website for public engagement; we will need public support to convince the city to bump us up higher on the list of priorities.

Adjournment at 7:56 p.m.

Relevant Documents

Attachments:

- Land Use & Transportation Committee Report dated 9-23-19 (1 page)

September LUTC Meeting - Canceled

DJ Heffernan <djheff1@gmail.com>

Mon 9/23/2019 3:51 PM

To: Anne Tyler <tyler.travel@gmail.com>; bob leopold <bobinthefontaine@gmail.com>; Chris Lawson <chris.lawson.glr@gmail.com>; Chris Tanner <chris.tanner47@gmail.com>; connie cleaton <ccl Eaton@ipns.com>; David Peterson <dhpoma@hotmail.com>; Frewing, John <gkjfrewing@gmail.com>;

Cc: Luke Norman <norman.luke@gmail.com>; SGNA Board <SGNA-Board@googlegroups.com>; Ken Peterson <kbpdx@gmail.com>;

I am sorry for the late notice. I've been sidetracked trying to put together public events for the B-W Corridor Plan Update, which is also being delayed. What follows is a report on things we've been tracking.

1. B-W Econ Dev. Strategy - I have a lunch meeting with Mary Bosch on Friday, location TBD but in The Pearl District. Would any of you like to join me? We will be discussing how to boot-strap an outreach effort to property owners from 24th to 33rd and working identity/place making strategies in other parts of the corridor.
2. Planning and Sustainability Meeting - I sat down with Nan Stark earlier this month. She has taken in interest in the map in the plan that shows all the non-conforming development between Halsey and Weidler. We also discussed problems with zoning on Broadway, which requires first-floor commercial in a corridor that already has an over-abundance of commercial. I expect we'll hear more from her once Better Housing and Residential Infill are resolved.
3. Better Housing by Design - Hearing with Council will begin soon. I will circulate a draft letter with comments after the next NECN meeting next week, at which we'll be discussing the city's latest proposal. Stay tuned.
4. B-W Corridor Outreach - It looks like neighborhood hosted open house and pop-up events that we had hoped to hold in mid-October are not likely to happen. There is simply too much to do and not enough volunteer resources to pull this together in that timeframe. There could be a silver lining to the delay, however, because PBOT is not ready to start work on the plan anytime soon and Fall came early this year so street-activity is much reduced. So we will be patient and get well organized before starting the outreach effort rather than trying to rush things.
5. Dairy Apartments - The architect team will present to us next month. They presented to Kerns last week. They had no answer to a question about what will happen to the Telegraph Building. Maybe they will know more when they meet with us?
6. Sandy Blvd. Pepsi Site - there was a hearing earlier this week at which PBOT was going to reveal their position on the utility easement issue. Very strange and cryptic vibe surrounding PBOT's stance. I've asked the applicant for an update and will forward information when I know more.
7. Marriott Residence Inn redevelopment - I got a call (voice message only) from someone working on this. They would like to meet with us. I hope to get this scheduled for October or Nov at the latest.
8. NE 28th/Clackamas crossing - It is not looking good for an improved crosswalk at this location at this time but Anya and I have presented a new idea for making that intersection safer for pedestrians. Stay tuned.
9. Fall General Meeting - Dave is working on the event. The neighborhood plan will be up for formal neighborhood approval. We'll also share updates on B-W Corridor stuff. Stay tuned. Timing is uncertain but anticipate Oct. or Nov.

I'll share August meeting summary prior to the Oct. meeting.

Sincerely,

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