

Minutes of University Neighborhood Council – 19 September, 2012

Dave Chrisman called the meeting to order at 7:07 PM. He introduced the Leadership Team: Miriam Richmond, Joel Fleischer, and Bill Miller. (Tom Roy joined the meeting later.)

First order of Business: New ByLaws. Miriam Richmond asked the attendees how many wished to speak on topics other than ADUs in order to assess the length of the meeting. Business began with a discussion of the proposed changes in the ByLaws. Dave discussed the changes. Phil Perszyk complimented the Team on the proposed changes but Jerry Ballas felt that they should be amended so that there would be an attempt to obtain geographic distribution in future Leadership Teams. His amendment was moved by Mike Barton and seconded by Alan Newell. The amended ByLaws were passed by acclamation.

Second order of Business: Public Comments not relating to ADUs:

- Lee Clemenson complained that the City Council desired to minimize the public notification of changes to the zoning regulations.
- A member of the University Ambassadors program was introduced and discussed that program.
- A gentleman whose name I did not catch spoke up regarding a permanent bar which had been set up in the driveway of a rental at the corner of Higgins, Plymouth, and Tremont. He complained that minors were being served and he had complained to the police on several occasions but nothing was done.
- Bob Rowe stated that density was the problem. He has made 5 calls to 911 regarding problems near his house but nothing was done.
- Ron Williams of E. Central said: We do not want 8 people/house, we do not want alley houses, we do not want violence and property damage.
- Bill Miller announced an upcoming meeting on Nov. 17 with Royce Engstrom.

Following a short break, the visiting members of the City Council were introduced and gave a short summary of their stance: Jon Wilkins (leave us alone), Caitlin Coppel (ADUs are not the solution to low cost housing), Alex Taft (in favor ADUs), and Bob Jaffe (enforcement is not a problem).

A period of public comment followed:

- Alan Newell Stated that ADUs had not been successful in other areas. Jon Wilkins said that it has not worked in Portland and he doubted it would work here. Alex Taft there had been some limited success in Vancouver.
- Joyce Dozier of 517 E Sussex said that we pay taxes so the city will maintain our standard of living. Who has changed the zoning laws – not us!
- Fred Bodholz remarked that this was a stable neighborhood when he moved in but that is changing.
- Paul Solko remarked on the fact that, when zoning changes were last made, ADUs were left off because if included, new zoning regs would not have passed.
- Brian Salvatori of 314 Evans expressed suspicion of the city's ability to enforce regulations. He asked how many units the council expected would be built. Jon Wilkins added that current regulations only provide that 1 ½ parking spaces per

- ADU need be provided.
- Katherine Brady remarked that Councilman Jaffe appeared to worry about seniors making a living from ADUs but they do not appear to be as group that will be building ADUs.
 - Erin Conway, who lives in an ADU at Ronald & Central stated that he lived in an ADU and supported them.
 - John Hughes, who lives on Kent, remarked that 4 houses across the street are now rentals and another house with 6 bedrooms is being sold and he is concerned that will also be turned into a rental.
 - Peggy Miller of Hastings Ave asked the council members who they were representing. Alex Taft replied that he believed that ADUs improved the neighborhood.
 - Ron Williams spoke to the council members saying: “In case you don’t get it, we don’t trust you.” He then asked they quite promising things that don’t happen.
 - Russ Medora stated that he had spoken to a property manager who informed him there were many vacancies in town. Alex Taft replied that the market is tight: we have a 3% vacancy rate vs r-10% elsewhere.
 - John Snively asked why we cannot amend title 20 to limit the number of residents in an ADU.
 - Candyce Ryan of E Central asked if there are only a few ADUs expected, why is the City Council so concerned with the issue?
 - Ginny Theriault remarked that many parents buy a house for their child. Alex Taft remarked that AARP supported this.
 - Martina Rolando of Woodward Ave expressed shock that 12 members of the City Council will determine the fate of her neighborhood.

Following the comments, a vote was taken to ascertain the sense of the council. Of the estimated 91 attendees, 86 voted against ADU’s, 5 voted for ADUs.