

GPNA General meeting: May 8<sup>th</sup> 2012

APPROVED

Board members introduced to the attendees. Agenda handed out and Ron made a request to have a modification made to the agenda. We will move the discussion on the GPNA Clean Up to the end of the meeting as there are two speakers tonight both of which have time constraints.

Minutes from previous meetings were also put on hold due to the time limits for tonight speaker.

Treasury report: The previous balance was \$6,705.03. There was a \$766.97 payout for the printing on the newsletter and ancillary newsletter costs, license fees with the Oregon dept of Justice and office supplies. Which leaves a total GPNA balance of \$5938.06?

The first guest speaker is Jack Davis VP of construction for the Jacksons convenience store (JCS) as NE 33<sup>rd</sup> and Broadway along with Dave Kimmell the JCS designer. Mr. Kimmell gave a thorough over view of the upgrades to the JCS along with graphics of the remodel. Questions were asked and answered by either Mr. Kimmell or Mr. Davis. (See transcript for specifics).

A motion was made by Steve Lemon to recommend publicly reject the proposed building of the JCS at the sore of NE 33<sup>rd</sup> and Broadway. This motion was seconded by Joe King. The motion was put to a public vote of the members in attendance. The outcome was 10 members for, 14 members against and 3 abstentions. Therefore the motion did not pass.

A second motion was presented by Stephanie Hemstead and seconded by Brian Vic. The motion set forth was: that the JCS be asked to honor the same Good Neighbor Agreement (GNA) that would be consistent with the GNA agreed upon between QFC on NE 33<sup>rd</sup> and Schuyler and the GPNA that would limit the sale of alcohol until 1:00 am. The motion was presented to the GPNA neighbors and the outcome was 23 voters in favor, 0 opposed and 2 abstentions. The GPNA will therefore work with the JCS representative to coordinate this GNA.

The next presenters were from the Capstone Partners development group. This group is working on a new development project on the old Albina Fuel property. The property is on the southwest corner of NE 33<sup>rd</sup> and Broadway and has been vacant for several years. Representing the Capstone Partners (CP) were Lauren Jones, Chris Nelson and Jeff Sackett. Greg Mitchell was the main presenter and architect. The CP has submitted a design advisory request which has been approved so Mr. Mitchell provided the group with a first draft drawings and schematics of the property development. It will be in 3 phases and consist of both commercial and rental property. There will be a total of 5 separate buildings. (See transcripts for more details). The CP still have several items that need to be worked out with the city along with Sullivans Gulch NA (SGNA). Carol Garrett was representing the SGNA at this meeting.

There were several questions from the community members. CP will keep the GPNA and SGNA informed with information in the neighborhood newsletters.

Elections: Ron Laster, Katie Davenport, Chris Hyde, Alice Gray Grayson and Mary Cal Hanson volunteered to remain in their current GPNA board members positions of Vice President, Communications, At Large, Treasurer and secretary. All board members were unanimously approved to continue in their current positions on the GPNA board. In addition neighbors were encouraged to get involved and several members volunteered to become at "at large" members. There new members were: Stephanie Hemstead, Brian Cefola, Cliff Gibbs, Ken Peterson, Geoff Hyde and Justin deRuyter.

A motion was presented by Ron Laster and seconded by Katie Davenport (?) to hold a special board meeting sometime in June for the new board members. The motion was seconded and unanimously approved.

The outstanding motion was presented by Chris Hyde (?) which was to vote on the \$500.00 from the GPNA to the NECN to assist in covering the costs of the postcard that were sent out to the NE neighbors for the various neighborhood Clean Ups. Cliff Gibbs seconded the motion and it passed unanimously.

Open Business: Justin deRuyter wanted to let the GPNA members know about his concerns regarding the development of the property at NE 28<sup>th</sup> and Tillamook Street. Mr. deRuyter has contacted the developer with his concerns and it seems that the developer is unwilling to hear the concerns of the neighbors surrounding the property. Mr. De Ruyter is also concerned about how the City does business.

Paige Coleman from the NECN spoke about several things that are coming up including Solarize NE, SALT (emergency preparedness) and land use programs. Please go to the NECN website to get more information

This meeting was adjourned at 9:02 pm

Minutes submitted by Mary Cal Hanson

GPNA secretary.