

Ardenwald/Johnson Creek Boulevard (JCB) Neighborhood Association Minutes for 06/14/05

Call to Order:

The meeting was called to order at 6:36pm by Lisa Gunion-Rinker (Co-Chair/Secretary) with 23 people present including: Sherri & Joe Campbell, Carlotta Collette, Matt Rinker, Cheryl Ausmann-Moreno (Co-Chair/Secretary), Nancy Matich, Kristen Wiener (SEUL), Jacob (SEUL), Marianne Colgrove, Marten & Cindy Wilkins, Paul Shirey, Ronn Palmer, Eric Norberg (Sellwood Bee), Linda Williams, Kati Bendig, Chris & Jeff Davis, Alice English, M'Lou Christ (Buckman Neighborhood), Lori Hauskins (PTA Representative), Officer Kevin Krebs (Milwaukie Police).

Officer Kevin Krebs, Milwaukie Liaison, reported minor problems in May. He stated that the overall crime rate is decreasing in the neighborhood. The Willow Court Apartments on 32nd Street has had two more evictions, one individual was conducting drug business through their first floor 32nd Avenue window, and the other individual was found to be using narcotics. One of the attending neighbors asked if there was an average number of speeding tickets on 32nd Street, but Officer Krebs stated that he did not have such a number. One neighbor attending the meeting asked why a hit & run accident on 40th Avenue was not on the neighborhood report for May. Officer Krebs stated that it might be a possible coding problem or error when reports are entered in the system.

Officer Krebs stated that the photo radar system is moving forward and is likely to clear legislation. This will entail placing another officer on traffic duty, and the City of Milwaukie is working out the logistics for placement of the device. One of the attending neighbors asked Officer Krebs about the school zone speed legislation changing to a mandatory 24 hour, seven days a week, 20 mph school speed law. Officer Krebs noted that he had heard about the 24/7 legislation and that while it will be easy to remember, does not make much sense to many drivers at four in the morning. There was discussion among the neighbors concerning the flashing lights on 32nd that served as a noticeable reminder to drivers and how the current law made them unusable. Lori Hauskins brought up a safety hazard that she noted at the Ardenwald Elementary School. She has recently watched some parents drop-off their children at the school in the morning without parking their vehicles. The parents are illegally stopping in the middle of the road and allowing their children to exit their vehicle on the unsafe or traffic side. The parents stop their vehicle in the middle of the street facing west on Roswell in front of the Ardenwald School. This drop-off point for the children greatly increases their safety risk because they must still cross traffic to get to the school. Lori witnessed children darting out in front of their parents vehicle, when other vehicles were trying to go around them. Officer Krebs stated that this issue will be dealt with when school starts again in the fall.

In conclusion, Officer Krebs reminded everyone that Volunteer Protestors are still needed on Thursday June 23rd from 6:00 am to 10:00 am. for the Milwaukie Police Training at Water Tower Park & other locations. Volunteer Protestors should contact Cheryl Ausmann-Moreno at 653-7800 or Sgt. John Hipes at 786-7500 for more information.

Officer Nelson, Portland Liaison, was unable to attend tonight's meeting.

Paul Shirey, City Liaison, reminded everyone that Governor Kulongoski will be swinging a sledgehammer for the brick-breaking ceremony at the old Kroll Building, Vic's Tavern, to kick-off

the Oregon Solutions Projects for Downtown Milwaukie and the Riverfront. He will be there from 10am to 12 noon on Wednesday, June 22nd.

Paul advised the attending neighbors that the 42nd Avenue sidewalk project has been stalled due to loss of Bryon Barnett in March. Bryon will now be working for the City of Beaverton, and Brenda Schleining will now handle this project for the City of Milwaukie.

Paul also advised neighbors that the King & 42nd Street “bump” will be repaired with a material that needs to be installed when temperatures are at 70 degrees or above. The cool, wet weather we have had this spring has stalled the project for a bit, but with warmer weather approaching the job should be done soon.

Kristen Wiener, SEUL Liaison, noted that there are inconsistencies with the neighborhood by-laws and boundaries, and moved that the final boundary approval and vote for by-laws occur at the September meeting. This will allow Les Wilkins, Neighborhood Land-Use Representative, time to review the most current maps and come up with the correct language. Kristen reminded everyone that the June leadership training is scheduled for Saturday, June 25th from 8:30am until 1:30pm. Everyone is welcome to attend and should sign up for workshops soon.

Joe Campbell, Treasurer, reported on the Grant Submissions that our neighborhood will be submitting this month.

1. Walk to School Day will be on Wednesday, October 5th, and our neighborhood has applied for a \$100 grant to provide juice and snacks for the attending children. The attending neighbors unanimously approved this grant.
2. Concerts in the Park will be every Thursday at 7:00pm this coming August, and our neighborhood has applied for a \$2000 grant for the four concerts. It was estimated that sound equipment will also be needed for 2 of the concerts at roughly \$250 each. The attending neighbors unanimously approved this grant.
3. Neighborhood Grant for Neighborhood Meeting needs for the year was estimated at \$700. This grant will provide pizza, water, and juice for the meetings, and other incidentals. The attending neighbors unanimously approved this grant.
4. Neighborhood Grant from Ardenwald for the Riverfestival Event this year will be held on Saturday, July, 23. The attending neighbors approved a grant of \$400 be donated for this event.

Joe also announced that the Secret Garden Tour sponsored by our neighborhood raised \$767.15 for the Ardenwald Elementary After Hours Program which Lori Hauskins announced will be called *Ardenwald Academy* -“What’s Cool After School”. Lori announced that the money raised from the garden tour event will hopefully be matched by the Michael Jordan Foundation which helps provide funding for 3rd, 4th, 5th, and 6th grade leadership and development classes. This program will teach kids how to work with kids, kids how to work with seniors, and kids how to work with their community.

Cheryl Ausmann-Moreno, Co-Chair/Co-Secretary, made some announcements about upcoming events in our neighborhood and referred attending neighbors to their agenda which now has a calendar for their use as a date reminder after the meeting.

June -

Wed, 6/22 6-7pm - Hillside Bike Repair workshop at Hillside Community Center

Thurs, June 23rd, 6am-10am. Mock Protest for Milw. Police Training at Water Tower Park & other locations. Volunteer Protestors Needed (Protest Signs, Tennis Balls and Tie-Dyes Welcome!) Contact Cheryl A-M at 653-7800 or Sgt. John Hipes at 786-7500 for more info.

July -

Thursdays 10-12N - Summer Reading Program, at Ardenwald Park (with Campbell nda & Summer Recmobile). Reading Volunteers of all ages Welcome.

Saturday, July 23, Milwaukie Riverfest 8am til after Fire Works. Volunteers needed, Contact Joe Loomis at 654-6650.

August -

Tuesday, August 2nd - Hillside Community welcomes AJC nda members to their National Night Out Celebration.

Thursday, August 4th at 630pm - National Neighborhood Night Out for Ardenwald/Johnson Creek nda. Concert Starts at 7pm at Ardenwald Park (Bring your own Picnic Dinner)

Thursdays in August at 7pm - Summer Concert Series. Volunteers and Raffle Donations Appreciated.

Sept/Oct - Next neighborhood meeting will be Sept. 13th at 6:30pm at the Ardenwald Elementary School.

Lisa Gunion-Rinker, Co-Chair/Co-Secretary, stated that there will be a "to be announced" date for a Johnson Creek Terrace Work Party later this fall, and a Plant/Seed Exchange Event. A sign-up list was passed around for interested neighbors, and everyone will be called to participate once dates have been set.

Attending neighbors discussed other ideas for the neighborhood such as street sign toppers, neighborhood banners, or hanging baskets. Lisa and Cheryl stated that they would get more information on how other neighborhoods have done this in the past, and find out how much a project like this might cost.

These and more events will soon be posted at www.ardenwald.org

Marianne Colgrove, Ardenwald Webmaster and SEUL Representative, talked about the website and what upcoming events information we have already posted. She stated that the hardest thing about maintaining a website was ensuring that new content and new information was provided. She asked attending neighbors to email updates to her at webmaster@ardenwald.org and noted that neighbors may also send events and items to Cheryl Ausmann-Moreno who is helping with the upkeep of our calendar.

In closing, Marianne also stated that she will be working on bookmarks for the summer reading program with Kristen from SEUL. Lisa stated that she had laminate sheets available for use from the garden tour event.

Carlotta Collette, Member-at-Large, provided the attending neighbors with the information that she had learned about the proposed Wal-Mart at the old GoodWill "Bins" location on Tacoma and McLoughlin Blvd. Carlotta met with Mr. Howard Dietrich earlier today, who is the owner of the property and the owner of the Nelson Development Company that is working on the project.

She said that Mr. Dietrich had approached Tri-Met earlier, but that Tri-Met did not appear to be interested in having a light rail park and ride at this site, 8300 SE McLoughlin Blvd. The site is 7 acres zoned commercial on the Portland side of our neighborhood. The other 2 acres are in Milwaukie and are zoned industrial. She stated that Mr. Dietrich, as one of the founding members of the Johnson Creek Watershed, has plans to do everything possible to protect Johnson Creek including bioswales, and an environmental buffer zone.

Mr. Dietrich told Carlotta that the Wal-Mart store he is proposing will have 150,000 square feet of retail space that will be part grocery store part "other retail". The parking for the building will be underground creating parking for 578 vehicles. The underground parking will make the store a 4 story structure with underground parking on the first two levels, and retail space on the upper two levels for a grand total of 338,000 square feet of building. Mr. Dietrich's family has owned the property since 1918 and has a Measure 37 claim for this land. He likes the fact that Wal-Mart will hire 125 high school age kids and seniors at this store, and feels that since our neighborhood has an older population this will be good for our neighborhood. He stated that he has signed a 99 year lease with Wal-Mart and that he planned to file the application with the City of Portland by July 1st, 2005. Carlotta stated that he hopes to be breaking ground on the project by this fall.

At this point many neighbors attending the meeting asked various questions concerning the plan. Neighbors wanted to know how traffic in the neighborhood would be impacted? They wanted to know when Mr. Dietrich started negotiations with Wal-Mart, and why the neighborhood had not been contacted until today. Lisa Gunion-Rinker, Co-Chair/Co-Secretary, received a phone call from Mr. Dietrich around 5:00pm tonight, right before our neighborhood meeting, informing her about the proposed Wal-Mart plan, and that Mr. Dietrich could not attend our meeting. She stated that this same information that Carlotta stated was also what Mr. Dietrich had told her over the phone. Both Lisa Gunion-Rinker and Cheryl Ausmann-Moreno also received phone calls from Chris Heiberg who is representing Mr. Dietrich and the Nelson Development Company. Chris asked to schedule a time when Mr. Dietrich could present the proposed plan to our neighborhood. As the neighborhood was meeting tonight, both told her they would get back to her based on the neighborhood discussions.

Carlotta introduced M'Lou Christ, Chair of the Buckman Neighborhood, whose neighborhood is currently working on the Burnside Bridge Project and all the big box store issues. M'lou thanked everyone for attending and laid out the big picture of why these big box stores are, in general, a huge regional issue. She described that not just Wal-mart, but all of these larger stores actually take away from our economy in the northwest. She stated that when someone living here buys something from one of these big stores approximately 60 cents for every dollar spent is sucked out of the region. The money is sent to wherever the headquarters of the store is located and boosts that economy while draining ours.

M'Lou stated that some of these stores, like Wal-Mart, also have a hidden economic impact on our region. Wal-Mart hires only part-time high school students and senior citizens, and provides little if any benefits for them such as health care coverage. Wal-Mart will offer healthcare plans, but at such a high cost that workers cannot afford it. Currently, the states of Minnesota and Wisconsin are battling Wal-Mart, just to look at the statistics of what businesses are using their states healthcare system set up for the poorest poor. Other states, such as Arkansas, have already found that the highest percentage of workers on their poorest poor health plan, similar to our Oregon Health Plan out here, are Wal-Mart workers. This means that Oregon taxpayers are also paying for the health care of Wal-mart workers, thus taking more money out of our hands. M'Lou also explained that these stores also have an environmental and social cost to

our region. Many of these big box stores require huge amounts of land where expansive asphalt parking lots are placed around huge morton style buildings creating a heat sink in the summer months, and generating such large amounts of traffic that more environmental issues concerning carbon dioxide are raised

M'Lou stated that recently these large stores are no longer happy being positioned in a large outlying area with all their competitors, such as out on 82nd Street. But, have been trying to get closer into the downtown Portland area and the neighborhoods in which we all live. M'Lou has joined other neighborhoods in their fight against the regional issue of big box stores, and asked our neighborhood for a representative to attend these meetings. She stated that the meetings are typically once a month and meet around 7:30 in the evening. Lisa stated that she would be interested in being the Ardenwald representative, and that she would also attend the Sellwood-Moreland meeting where Mr. Dietrich was presenting his plan tomorrow night. Other neighbors attending the meeting also expressed interest in attending the Sellwood-Moreland meeting at 13th and Tenino tomorrow night.

Announcements:

- Carlotta announced that the Final Band was being confirmed. It looks like we will have The Dents, Dr. Jazz & Nurse Ethel, Encore Brass, and hopefully a salsa band. More to come...
- Alice English, a music tutor, announced that she will give music lessons this summer for ages from 5 up to adult. She teaches guitar lessons, voice, and piano.
- Carlotta announced that Dorothy Snowhill, long time secretary to the neighborhood and long time resident, has been ill, and has undergone surgery for a heart condition. She is in recovery at Princeton Villa and all should give her a call. She is doing much better and a call from her neighbors will help speed

The meeting was adjourned at 8:50pm.

See you at the reading events and concerts in the park this summer!

All the Best, & More,

Cheryl Ausmann-Moreno and Lisa Gunion-Rinker

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