

October 20, 2020

ZOOM Meeting

7:00 PM Meeting called to order by Mike Beringer, NESCA Chair.

1. Welcome, Introductions, Announcements, Approval of Minutes: Mike Beringer

Mike introduced himself and the board and welcomed everyone to NESCA's ZOOM meeting. A motion to approve the September 15 meeting minutes was made and seconded. Motion carried.

2. Police Officer Report: No report

3. City Councilors' Report: Councilor Chris Hoy

Chris opened his remarks by reading a note from City Manager Steve Powers.

"This year has been truly a historic year. The City organization has been tested like no other organization I have been part of in my 35-year local government career. Fires and unhealthy air, demonstrations, a global pandemic. Nearly 200 City employees and families were impacted by the fire and evacuation orders, and we have continued to serve. And our big projects continue. The police station will be opening by the end of the year. Planning for renovating and reusing the vacated space is underway. The library renovation project is on schedule with dramatic, visible changes to the interior and exterior. The ozone treatment plant for our drinking water will be in place in 2021. Work is beginning on a new public works building."

- City Streams
 - Beavers are proliferating in Salem. Currently there are 40 known beaver dams causing problems with riparian areas. It is a sign of good healthy streams, but the ramifications of the dams are not a good thing. Public Works will be dealing with dismantling the dams.
- Climate Action Task Force
 - 40 members plus three City Councilors. More info will be forthcoming and available through the City web site and on the Salem Connection newsletter.
- Wastewater
 - Chris pointed out that "waste" is literally what is making energy through cogeneration.
- Affordable Housing
 - The YMCA is planning 36 units in their new downtown facility to house veterans.
- Shelter & Navigation Center
 - The City will work in conjunction with Arches to provide shelter and assistance for homeless citizens through a Shelter & Navigation Center at the former DMV building on Portland Road.
- Homeless Camping
 - A question was asked what the City is doing to help these people and if they can be evicted from under the bridges and ramps. Chris pointed out that the City can not remove people from those areas as it is ODOT property. During the pandemic, the policy has been to not displace unless there are safety issues. Advocates have been out contacting homeless campers trying to offer services, but most continue to decline. Chris has identified, requested removal, and assistance for some of the areas near bridges and freeway off-ramps that he believes are unsafe areas for those camping and for the public. With the pandemic, it is not possible to set up shelters as in the past, but he is hoping to get more money for hotel rooms which are safer than the regular warming shelters.
 - The question was asked if the State Fairgrounds could be a possible area for homeless camping as it was used for housing those who had to evacuate from the fire areas. The

EPA was given temporary approval (two to three months) to place household hazardous waste from the fire areas which makes the fairgrounds unavailable at this time.

- New Police Chief
 - Three panels individually reviewed candidates and all came to the same conclusion, recommending the same two finalists be interviewed: Malik Aziz (a Major in the Dallas, TX PD) and Trevor Womack (a Deputy Chief with the Stockton, CA PD). Any questions for the candidates can be submitted to Chris on his Facebook site. He will provide the questions to the moderator of a 10/30 virtual forum in which the candidates will participate. The ultimate decision as to who will be filling the position will be made by the City Manager.
- Police Station
 - The new police station is being finished and the department will be moving in over a period of several weeks, expecting to be fully occupied and operational by the end of December.
- Bush Park – Proud Boys March
 - The “Proud Boys” marched through Bush Park with multiple firearms displayed and then marched to the Governor’s Mansion, although they apparently did not really know which was the correct location and protested in front of a neighbor’s house. While Salem has the strictest firearms restrictions in the state, open carry is legal and can only be changed by the State Legislature. The only thing that cannot be done is to carry concealed weapons without a permit. Open carry is not legal in public buildings or in parks unless the gun owners have concealed carry permits. The question comes up as to whether it is better to let them continue as they were or cause a potentially serious situation by trying to move them out of the park. Questions will be asked of the Police Chief to see what can be done in the future.
- NESCA Emergency Cache
 - Mike Beringer told Chris that our emergency cache has still not been refilled and asked him to check on this, which he said he will do.

4. Guest speakers/Neighbor discussions:

Rob Romanek, Park Planner, Salem Public Works

Gary Myzak, Engineer, Salem Public Works

Rob introduced Gary Myzak, Engineer with Salem Public Works who provided a rendering of the planned frontage improvements for D Street NE and 23rd Street NE as a part of the park acquisition of a portion of the OSH North Campus property, approximately 5.3 acres, bordered by 25th NE, 23rd NE, and D Street.

D Street Park:

- Frontage improvements
 - Curbs – for intersections of 23rd & D, 24th and D, and 25th and D
 - Curbs are being enlarged and rounded on the corners for easier turning as well as ADA compliance.
 - Sidewalks
 - Behind the tree line to protect tree roots
 - Approximately 60’ in from the curb on D Street
 - Approximately 20’ in from the curb on 23rd
 - Sewer (only on 23rd)
 - Will tie into work previously done on a portion of the street from Center St. northward so it will be available if needed in the future.
 - Storm sewer
 - From 24th to 25th in the street to minimize impact on the trees
 - Repaving
 - ½ of the street, closest to the new park on 23rd
 - Both lanes of D street from 23rd to 25th

- Schedule
 - January – February out to bid
 - Mar – early May utilities moved, as needed
 - Mid May improvements started
 - September 2021 completion
- Funding \$2.7m total
 - \$1.3m purchase
 - \$1.4m improvements

Other:

Stop Signs

A question was asked of Gary and Rob about the possibility of a 4-way stop on the corner of 23rd and D Streets. At this time, they are unaware of any changes in the configuration of stop signs currently in place. Councilor Chris Hoy will talk to Kevin Hoffman, city traffic engineer, about the current neighborhood concerns for safety as well as concerns regarding additional traffic that will be generated by the new development and will report back at the next meeting.

Tree Trimming

Gary was asked if someone could look at the walnut trees before the leaves are gone to determine which branches need to be trimmed. Chris Hoy said he will check on this. It was also suggested NESCA write a letter with this request.

Geer Park

Rob reported on the recent community survey regarding the future of Geer Park. There were 318 responses with the main theme of those responding being there is no desire for a larger number of sports fields, possibly only one more. After that, play areas, walking trails, open spaces seemed to be the main wish for the park. Proposed plans from the survey should be available in December and will once again be available for public review.

Discussion was held about leasing ball fields from schools rather than having ball fields in city parks. Rob and Councilor Hoy both spoke about the issues and liabilities which are so complex that schools have elected to limit access to only school sanctioned functions.

Miscellaneous

Question was raised regarding electric vehicles on park trails, will they be allowed?

- Rob said they are likely not going to be allowed, but that could change in the future.

Richard Berger, Neighborly Way (Mountain West)

Richard introduced Evan Sekulic, Construction Manager, for the development on the North Campus. Evan said he will be happy to meet with anyone outside of the fence to talk if there are questions or concerns.

- Evan’s contact information:
 - 503-313-2076 cell; EvanS@TheNeighborlyWay.com email
- The apartment complex name will be “Jory Apartments”. The name was not at all pleasing to neighborhood residents as “jory” is a word describing a type of soil that is found in South Salem and the surrounding South Salem hills. Richard said he understood the frustration but apparently it has been decided without any input or suggestions from NESCA.
- Necessary trees are down and removed; interior grading has begun for driving paths.
 - 259 trees will be replanted with a variety of trees, including some evergreen, on the portion of the development that includes the apartment buildings. No landscaping plans have been developed yet for the single-family homes.

- Interior trees that were not taken down have been fenced off with protective fencing.
- Trenching will begin in a couple of weeks for laying of pipes (currently stacked near 25th).
- Materials are beginning to be stockpiled to begin foundations; hoping to begin the vertical construction around the first of the year.

Questions:

A question was asked about the amount of parking and if sufficient parking has been planned for the development. Richard said there will be 1.8 parking places per apartment unit which is somewhat higher than is required by code.

The parking concern was due to the misconception that the complex is to be low income apartments. With that misconception came the thought that there would possibly be more people living in a unit than it was designed for resulting in too many cars per unit. Richard was quick to point out that of the 240 apartment units, **only 36 units (spread throughout the complex) will be available for low income residents**. The units are one, two, and three bedroom and as his company will also be doing the property management, they will closely monitor the number of people living in the units.

5. Committee Reports

- a. Land Use Ian Johnson
 - Ian mentioned that he has not heard anything further from the people interested in buying the business location at Center and Park for a possible small restaurant.
 - The Willamette Town Center signage request to enlarge the current sign next to I-5 was challenged and is now back with the Hearings Officer.
 - An ATM at Fred Meyers is still on hold as the planner is waiting for additional information.
 - A representative from Salem Hospital is willing to attend an upcoming meeting to discuss what plans are being discussed for their property located between 23rd St. NE and Medical Center Drive. As NESCA usually does not have a meeting in December, it is assumed he will be on the agenda in January.
- b. Transportation Julie Redden
 - Julie's main concern is about future street traffic with the development on North Campus. She will monitor the situation for issues and suggestions.
 - Julie reported that she recently checked the D Street ramp at I-5 and her ADA concerns were not yet addressed. A person in a wheelchair would not be able to get over the curb. A letter needs to be sent to Public Works.
- c. Parks Eli Brody
 - Eli reported that Geer Park has a good police presence and that kids of all age groups are using the park and playing well without incident. The park needs our attention, and we can contribute to the success of the park just by being there. He also mentioned that new bark chips will be spread soon.
- d. Hoover School Liaison Teri Lupoli
 - Supplies were delivered to Hoover School. While not as many supplies were delivered as in the past, the school is very appreciative of the help we provided.
- e. Waterhed Gary Pullman
 - No work was done on Mill Creek, but there was weed pulling on the east side of Englewood Park.
- f. Oregon State Hospital North Campus Ian Johnson
 - No additional report.

6. Other Business

- **Sock Drive:** 70 pairs of socks were delivered to the HOMES Youth Resource Center.

- **Election of Board for 2020-21**

All names were individually placed in nomination by motion and a second and vote of all present approved the nominations. Board: members for the 2020-21 year are unchanged:

- Chair Mike Beringer
- Vice Chair Marilyn Moritz
- Secretary/Treasurer Teri Lupoli
- Board Members:
 - Eli Brody
 - Lynn Cardiff
 - Gary Pullman

- As Julie Redden had to leave the meeting early, we were unable to ask her willingness to continue in the position of Transportation Chair. She will be contacted.

- **By-Laws**

- Discussion about the By-Law changes that the board thought was approved was apparently not completed with the City. Ian wrote the By-Law changes which included language to allow the board to have email meetings to vote on topics that need attention in between meeting dates. If he is unable to find his previous materials, we will need to begin again.

There being no further business, Mike thanked everyone for their attendance at this long meeting and adjourned the meeting at 9:00 PM. **Our next scheduled meeting will be held via ZOOM on November 17, beginning at 7:00 PM.**

Submitted by: Teri Lupoli
Secretary/Treasurer
NESCA

Attending:

Mike Beringer*, Teri Lupoli*, Marilyn Moritz*, Lynn Cardiff*, Eli Brody*, Julie Redden*, Gary Pullman*, Ian Johnson, Jim Lupoli, Lucy Beringer, Mark Neumann, Kim Baldwin, Rob Romanek and Gary Myzak City of Salem, Chris Hoy City Councilor, Richard Berger Neighborly Way/Mountain West, Evan Sekulic Construction Manager Jory Apartments

*NESCA Board Members

UPDATES RECEIVED WEDNESDAY, OCTOBER 21, 2020:

- **Street Tree Evaluations:** Chris Hoy received information from Milan Davis, Urban Forester, shortly after our meeting closed to let him know the walnut trees have been evaluated and are scheduled to be dead-wooded soon.
- **Traffic Calming – D St. & 23rd:** Chris Hoy received information from Kevin Hoffman that an All-Way stop **WILL BE** installed at this intersection as recommended by traffic studies relating to the development of the North Campus. The Plans for the frontage improvements shown at the meeting will be updated to reflect this information.
- **D Street Bridge Approach:** Julie Redden reported that there has been a recent upgrade to the two curbs to the D Street bridge approach that she was not aware of. Cement was added around the vault to make a ramp effect on the sidewalk.
- **Transportation Chair 2020-21:** Julie Redden has agreed to again serve on the NESCA board in this position.