

SOUTHWEST NEIGHBORHOOD ASSOCIATION MEETING
Thursday, January 18, 2024
7:00PM – Virtual Meeting Held Via Zoom Conferencing

DRAFT MINUTES

Tonight's meeting was planned to be hybrid with in-person meeting at the Kyoudou Center and online via Zoom. Due to inclement weather, the meeting was held virtually over Zoom only.

1. Welcome, Call to Order and Introductions - Group

Meeting called to order by President Kathy Gardenhire at 7:09pm. Approximately eight members in attendance.

2. Meeting Minutes - Kathy

A quorum was not present so draft minutes from Oct. 19, 2023 annual meeting could not be approved. Tabled until next meeting.

3. Treasurer's Report - Dana

Treasury balance of \$320.89 with no expenses in the last period.

4. Guest Speaker – Shannon Martin, Solid Waste and Sustainability Manager, City of Gresham

Shannon presented an update on Gresham's Climate Action Plan and some tax incentives. An assessment was made of current emissions, which has three primary contributors: energy for buildings, industrial and transportation.

Components of the plan:

Buildings and Energy – Working with utilities to reduce carbon footprint, building weatherization, building energy efficiency, strategic energy management

Urban Planning and Transportation – Neighborhood mixed use and tree canopies, green development, electric vehicle transition

Climate Preparedness – Extreme weather preparedness and earthquake/emergency readiness, green infrastructure, social infrastructure, economic infrastructure. An item of importance is that businesses will be able to operate when there is extreme weather. Although there are a lot of trees there are several heat islands in the area.

The new infrastructure bill passed in 2023 has a lot of new tax incentives related to energy efficiency and weatherization. Credits are available to perform energy audits. Community solar is a program to sign up and subscribe into energy from a large solar array without installing solar panels at your home. This is available through PGE. A 30% solar tax credit through Energy Trust of Oregon is currently available for onsite solar installation. Credits available for installing Heat Pumps (heats and cools your home), Heat Pump Water Heater, Induction Cooking, new or used EV (electric vehicles). Additional incentives may be available for low income households. Some incentives can be combined together, such as federal and state tax incentives for EVs.

Visit the City's climate action website for additional information, sign up for updates, review strategies in detail

and take a survey to prioritize Gresham's climate actions. The plan goes to City council in March and if approved moves towards implementation.

Q: I have seen wind and other options on my PGE bill but did not see the mention of the solar power option?

A: Community solar is not a PGE program itself so you won't see it on your bill, see: www.oregoncsp.org for details.

Q: Can you receive a subsidized credit for the community solar program?

A: There are companies that manage the large solar arrays throughout Oregon. You buy into the program via subscription and your use is determined and a discount is calculated, generally 5%. The statement showing associated discount comes with your PGE bill.

Q: If you have solar panels on your home already can you participate in Community Solar?

A: Yes, you could do both. Example: your solar installation does not cover all of your energy needs and you still have an energy bill.

Q: Where are the resiliency hubs today?

A: We have yet to develop them but know of their importance and some contractors have spoken about resiliency hub options, such as the former K-Mart site, and the new East County Library.

Q: Will there be new vehicle charging stations setup at new developments?

A: Yes, the new library is expected to have them and the city received a \$280,000 grant from PGE to install public charging stations. Six installed at City Hall, six downtown, two at Rockwood Public Market, one at Rockwood Public Safety Center. With new housing developments there is a stipulation that the electrical conduit to parking areas be installed as part of the infrastructure although charging stations themselves do not have to be installed. Some new home builds have an extra conduit/circuit for vehicle charging run to the garage. Some light poles are being tested with charging outlets on them.

Q: Is the master plan for earthquake preparedness complete?

A: The Disaster Debris Management plan is finished which is a guide to how the city would respond to a large scale disaster. This plan outlines FEMA involvement and bringing in additional contractors from outside our area to assist. Shannon can share the plan, it is not yet posted publicly on the web.

Q: Can you share information on the rescheduled Council presentation?

A: Council work session Thursday Jan 23 at 4:00PM prior to the business meeting. Final Plan adoption is scheduled for March 5. Slides for tonight's presentation are available and Shannon will send the 15 page Disaster Debris Management plan to Kathy for distributing.

5. Land Use– Thea

On January 9th there was a land use officer training session hosted by the Coalition of Gresham Neighborhoods. The web portal for looking up parcels and tracking is: <https://greshamor-energovweb.tylerhost.net/apps/SelfService#/home>

- a. Pre-Application 1921 SW Butler Rd: Butler Ridge Subdivision. There is an Early Neighborhood Notification meeting with SGS Development for this site upcoming on Weds 2/7/24 at 6:00PM via Zoom. Permit pre-application includes middle housing. Demolish current home and plan to extend SW Bella Vista Ave south into the site.
- b. Butler Creek Subdivision LD-22-00723: Approved with conditions last year, earth moving equipment is coming in including gravel trucks and development is now underway.

Kathy announced that the next Pleasant Valley Plan Update meeting on Mon 1/29/24 5:30-7:30pm at Pleasant Valley Elementary School. The previous meeting was well attended and local residents and landowners wanted additional opportunities to participate in the planning and understand why or whether plans need to change.

6. Future Meeting Topics and Speakers – Kathy

Tonight we had originally planned for a presentation by the City Manager regarding the upcoming Public Safety Levy, but she has resigned from her position and this topic will be covered in this week's Council meeting. That could be a future topic for April, if desired.

Topic suggestions were: Traffic issues, service projects

Example of service projects include upgrading the bridge to Tsuru Island in Main City Park by Gresham Butte NA, neighborhood cleanups.

Thea commented that the seniors and elderly often need assistance and have mobility issues where it would be nice for the surrounding community to be able to assist them. Perhaps there is a program in existence that would make it easier and add legitimacy for individual neighbors to reach out to assist those in need.

Shannon indicated there are email groups that can be used for community members to arrange visits, transportation, meals, etc in order to calendar helpful visits from volunteers.

July meeting: At the last board meeting, officers were in favor of having an event at Butler Creek Park and suggested an ice cream social rather than a hot dog barbecue. Dana has the contacts for the organizations we invited to the previous block party and can begin outreach. Katie Sweeney volunteered to assist.

7. New Business

Transportation Planning: When a representative from the City transportation department is in attendance, Gene Wilkinson will speak on the topic.

SW 28th Ct – Neighbor complaint about property use: After recently moving from the home, the home was rented out and one use was an unsanctioned child day care facility which may not have had business permits/licenses and was not considered a home occupation. The property was listed as an AirBNB event rental space for 100 people with parking available. This is in a cul-de-sac without apparent accommodation. SWNA referred the neighbors to the Planner on Duty (POD) with the city regarding code violation enforcement and guidance on next steps regarding alleged improper property usage. Thea had been told that the City planning

department is aware, actively engaged and is working with neighbors on the complaints.

Some new meeting signs have been put up but the windy weather can take its toll, secure them to surrounding objects if possible.

8. Motion for meeting to be adjourned at 8:22PM by Dana, seconded by Monica, all in favor.

Portions of the meeting content were transcribed from a video recording.

Respectfully submitted,

Brandon Harer
SWNA Secretary



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Things Energy - SWI