

DRAFT

King Neighborhood Association Meeting Minutes

March 10, 2020

KNA Board Members Present: Amy Wilson, Cheri Folsom, Jacquie Walton, John Kim, Lavern Martin, Kellie Shaw, and Sarah Moses. Libby Deal participated by phone.

Community Members Present: Jo Ann Hardesty (Portland Commissioner), Darcell Dance, Teresa McGrath, Nat Kim, Matt McNally, Esther Lugalia, Eve Carole Noumsi (African Women's Coalition), Ernest Jones, Kacia Brockman, Clark Brockman, Doris Evans, and Ana Azizkhani.

Old Business

Approval of KNA January minutes

- KNA meeting minutes from February 4, 2020 were approved as presented. Motioned by Amy, seconded by Jacquie, and approved unanimously.

New Business

Guest speaker Portland Commissioner Jo Ann Hardesty

- Commissioner Hardesty described the "Portland Street Response" program, which she leads. For information, see <https://www.oregonlive.com/news/2019/11/portland-street-response-homeless-first-responders-to-start-in-2020-after-council-oks-proposal.html>.
- Commissioner Hardesty said that, when she was first elected to Council, one of her first questions about affordable housing was "affordable to whom?" (Note: Portland defines affordable housing based on the Median Family Income (MFI) data that is published by the Portland Housing Bureau (PHB) each year. To see the MFI data for 2019, go to <https://www.portlandoregon.gov/phb/article/731546>.)
- Commissioner Hardesty fielded questions about the Residential Infill Project (RIP). Some highlights from that discussion:
 - KNA Board Secretary Jacquie Walton handed Commissioner Hardesty a printout of her RIP testimony (<https://www.portlandmaps.com/bps/testimony/item.cfm#search=Jacquie%20Walton&itemID=103497>). Her testimony shows four new multi-unit buildings in the King, Boise, and Humboldt neighborhoods. These multi-unit buildings (which, if RIP is passed by Council, will be allowed in every neighborhood in Portland) caused the demolition of four affordable single-family homes. Jacquie said that the rent for just one unit in a newly-constructed sixplex in Boise is \$2,495/month and would require a salary of \$100K to \$150K to afford.
 - Commissioner Hardesty described the racist history of zoning in Oregon and racial discrimination in lending in the U.S.

- Commissioner Hardesty said that she supports RIP, but she also acknowledged that RIP is not about providing affordable housing. She said that RIP is just a “first step.” She said that “RIP 2.0” will occur 18 months after RIP is approved and will “fix problems.” A community member asked why the City couldn’t get RIP right the first time.
- In response to questions about requiring affordability as part of RIP, Commissioner Hardesty said, “We don’t control what developers build, we only control zoning.”
- A community member expressed concern that developers are exploiting the “under 20-unit loophole” in the Inclusionary Housing (IH) law. This loophole allows developers to build 19-unit apartment buildings in order to avoid providing affordable units. For information about the IH loophole, see <https://pamplinmedia.com/pt/9-news/428368-334553-group-blasts-portlands-inclusionary-housing-policy>.
- KNA Board Secretary Jacquie Walton and KNA Chair Amy Wilson pointed to the proposed development at 3802 NE MLK Jr. Blvd. as an example of how developers are exploiting the IH “under 20-unit” loophole. This development consists of four separate buildings of 19 units each. The four separate buildings are designed to look like one large apartment building. For more information, see the KNA minutes from the February 4 meeting at <https://kingneighborhood.org/wp-content/uploads/2020/02/KNA-meeting-minutes-February-4-2020.pdf>.
- KNA Board Secretary Jacquie Walton took an action item to provide information about the boutique hotel that is planned for 1130 NE Alberta St. to Commissioner Hardesty’s community outreach coordinator Matt McNally. For information about this development, see the KNA blog post at <https://kingneighborhood.org/provide-feedback-on-the-60-foot-conference-center-spa-hotel-proposed-at-1130-ne-alberta-st/>.
- Commissioner Hardesty said that the urban growth boundary limits the amount of housing that can be built in Portland. KNA Secretary Jacquie Walton said that Metro says that there is 20 years of developable land within the urban growth boundary. Commissioner Hardesty said that what Metro states is true depending on “who you listen to.” A community member said that the 2035 Comprehensive Plan ensures that there is enough buildable land within the urban growth boundary. For information about the urban growth boundary and the buildable land within it, go to <https://www.oregonmetro.gov/news/ugb-101-everything-you-wanted-know-about-urban-growth-boundary-were-afraid-ask>. For information about the 2035 Comprehensive Plan, go to <https://beta.portland.gov/bps/comp-plan/2035-comprehensive-plan-and-supporting-documents>.
- If you’re not familiar with RIP, you can find more information at <https://www.oregonlive.com/portland/2019/03/controversial-portland-infill-plan-narrowly-advances.html>.
- KNA Secretary Jacquie Walton expressed concern about the number of Airbnb units in the King neighborhood and how these short-term rentals might be removing potential long-term rental units from the neighborhood. Jacquie took an action item to send information about the insideairbnb.com website to Matt McNally, Commissioner Hardesty’s Community Outreach Coordinator. The insideairbnb.com website shows how many Airbnb listings are in Portland. To use this website to see the Airbnb listings in Portland, go to <http://insideairbnb.com/portland/?neighbourhood=&filterEntireHomes=false&filterHighlyAvailable=false&filterRecentReviews=false&filterMultiListings=false>. You can select a Portland neighborhood from the drop-down menu. Currently, the King neighborhood has 150 Airbnb listings, the majority of which are full homes/apartments.

- KNA board member John Kim talked about how the KNA is trying to improve traffic safety around Dr. MLK Jr. Elementary School. John has created a survey (published on the KNA blog) to ask neighbors for information about traffic safety around the school. To answer the survey, go to <https://kingneighborhood.org/are-you-concerned-about-traffic-safety-around-dr-mlk-jr-elementary-school-and-park/>. Commissioner Hardesty suggested that John present information about traffic safety at an upcoming City Council meeting during one of the Council's "Communications" spots. For information about providing testimony at City Council, go to <http://nwnw.org/tips-tricks-for-city-council-testimony/>.

Guest Speakers from the African Women's Coalition

- Members of the African Women's Coalition discussed the mission of their organization and how community members can help.
- The Coalition provides support services to female African immigrants and refugees. African women are especially vulnerable and at risk. Many are single mothers who have several children, have lost their husbands, sons, brothers and fathers to the ravages of war, and must assume positions that were held by men in their traditional cultures.
- The Coalition speakers talked about the importance of building trust, identifying and recruiting spokespeople in the immigrant community, and how they reach out to the immigrant community.
- The speakers said that the top five needs for female African immigrants and refugees are:
 - A place to meet and gather.
 - Health services, including the expanding need for mental health support to a diverse multilingual committee that sometimes has cultural issues with trust and a willingness to acknowledge, and be willing to accept, outside help.
 - Help with youth so that they don't fall into trouble — role models, tutoring, and encouragement to stay in school.
 - Help and support navigating governmental and immigration requirements and programs.
 - Economic empowerment so that they can build lives, businesses and self-sufficiency.
- The Coalition needs more staff and volunteers. To volunteer, go to <http://www.awcportland.org/volunteer.htm>.
- To donate to the Coalition, go to <http://www.awcportland.org/donation.htm>.
- For more information about the Coalition, go to <http://www.awcportland.org>.

Amy Wilson, KNA Chair, update

- Amy talked about the May 9th collection event that will take place at Emmanuel Temple Church (1033 N Sumner Street). The event will be co-sponsored by the Humboldt Neighborhood Association. Stay tuned for more information.
- Amy explained that the price for the drop boxes for the collection event has increased. The KNA previously approved \$1000 for two drop boxes, but the price is now \$1250. The KNA board unanimously approved allocating an additional \$250 for two drop boxes.
- Amy talked about the Neighborhood Emergency Team (NET) presentation at last month's KNA meeting. She proposed that the KNA identify "block leaders" in the King neighborhood, in particular to identify elderly neighbors, before an emergency takes place.

Jacquie Walton, KNA Secretary, update

- Jacquie said that she's been working with Mark Takiguchi, the Executive Director of Alberta Abbey, to screen the documentary PUSH (<http://www.pushthefilm.com/>). Jacquie created a poll on the Stop Demolishing Portland Facebook page and the KNA Facebook page to find out if there's interest in viewing PUSH. According to the poll results, there is not enough interest to cover the expense of screening the documentary at the Abbey.
- Jacquie said that she has also reached out to the Hollywood Theatre about screening PUSH. Their booking manager said that, although he has already contacted the distributors of PUSH, the Hollywood is not sure when they can screen the documentary because of changing priorities due to the coronavirus.
- Jacquie talked about an upcoming demolition in the King neighborhood at 4066 NE 6th Avenue. She said that unless the KNA can provide evidence that the house is significant to the neighborhood, explain how the KNA can save the structure, and provide a pro-forma budget and proof of funds on hand to purchase the property (all City requirements), there's nothing that the KNA can do to save the house from demolition.