

Thursday, May 6, 2021-6:30 PM
West University Neighborhood Association
May 2021 Board Meeting, Via Zoom <https://arizona.zoom.us/j/82934227958>

I. Call to Order, Roll Call and Welcome

At 6:50 p.m., Judy Sensibar called the meeting to order. The following members were present: Betsy Besenik-Larson, Brian Chaneka, Cindy Doklan, Jim Glock, Rick McDonnell, Shannon Riggs, Judy Sensibar, Willem Van Leeuwen, Henry Werchan, Lex Wilcox, and Dave Zipps. Absent: Lisette DeMars, Richard Fifer, Jane McCollum, Rev. Mack Sigmon, Monique Vallery, and Larrie Warren.

Also present: Sarah Fajardo, and Elizabeth Koleski.

II. Consent Agenda Approval of Meeting Minutes and Treasurer's Report

There being no objections or corrections, both the Treasurer's Report and the April 2021 Minutes were approved in accordance with the provisions of the consent agenda.

III. Proposed 2021 Budget

Jim Glock displayed a copy of a spreadsheet with his proposed 2021 Budget, which also contained columns with the 2019 and 2020 Budgets as well as 2018, 2019, and 2020 Actual Expenditures. Jim observed that approving the budget would obviate the need for him to return to the Board for item by item approvals as the needs arose.

Jim stated that he expects good revenues from the 2021 beer booth and noted that 72 dues-paying members had signed up for the year, which is a little lower than average. Jim observed that we had no expenditures for this year's annual meeting, that \$1000 has been set aside for Historic Fourth Avenue Coalition dues, and that the cost of our Insurance and our P.O. Box went up. Jim noted various line items in the 2021 budget, including \$2500 for historic preservation that was used for legal fees in connection with the Capstone project, \$30,000 for 6th Ave speed tables, and \$600 for watering. Jim noted that the budget left WUNA with \$32,000 for traffic mitigation and \$55,000 in unrestricted funds.

After explaining the budget, Jim moved for the Board to adopt it. Rick McDonnell seconded the motion, and all present approved.

IV. Committee Reports

A. Streets Committee

Jim Glock reported that the City will be striping the new bike lanes on University between Stone and Fourth before the summer and we should try to get feedback from the neighborhood. Judy Sensibar stated that Betsy Besenik had an Instagram post that asks people to be on the streets to get neighborhood reaction. Betsy asked if the City would be cleaning up the painted areas at Sixth University; Jim said we need to go visit the City and ask them to power wash it.

Jim also reported on the traffic circle at Fifth Avenue and Fourth Street. He said that Ben Elias is "almost there" with signatures and we need to find a contractor. Jesse Soto has a

detailed drawing and Jim will work with Jesse on that and also get Ben involved. Jim acknowledged that the traffic circle will be pricey and prices are going up.

Jim advised that he had prepared a letter to the Mayor and City Council for Judy's signature about the dire condition of neighborhood streets. Jim said the City is still tweaking the 2022-27 capital budget, and the letter asks the City to budget monies to fix our roads and to address infrastructure issues like the need for additional curb cuts. Cindy Doklan inquired if we should ask for something more, perhaps a meeting. Jim said he didn't think a meeting would be a good use of time because the City will just say no; the purpose of the letter is to establish a record that we can start building on. Rick McDonnell thought it would be useful to meet with Ward 6 staff to put them on notice and he thought that there was a lot to be said politically for a meeting like that. Shannon Riggs said the H4AC was also willing to help with a letter of their own.

B. Parks Committee

Parks did not have an update at this time. Judy Sensibar observed that the work at Anza appeared to be coming along nicely.

C. CCRC: Campus Community Relations Committee

Henry Werchand reported on the discussion at the most recent CCRC meeting. Topics included 5G poles and the proposed 14-story student housing development at Sixth and Cambell, which is now off because the City says it won't be approved. There was also a coronavirus update: all vaccinations on campus are now indoors. Finally, Cyclovia Tucson will not be happening this year; the next Cyclovia is scheduled for April 3, 2022. (Cyclovia is an annual project of the Living Streets Alliance to bring people together to walk, bike and socialize in a car-free environment.)

D. Development Committee

Rick McDonnell stated that the proposed student housing project on the southeast corner of Speedway and Euclid is going in front of WUHZAB this month. Rick said the project is equally unattractive to us and Feldman's and Ward 6 is already against it.

Rick stated that he is trying to get the City to be more vigorous in enforcing permitting requirements for neighborhood projects, and that Jodie Brown is supportive but not active. Rick noted the discussions from the April board meeting about updating the Neighborhood Plan, and that he will try to get the committee together over the summer. Rick also noted that a lot of sidewalk repair is being done in the neighborhood. Willem asked if there was a way to use WUNA funds for people who are unable to pay for sidewalk repair; Judy thought this was something we should consider. Rick thought we should encourage people who have bad sidewalks in their rights of way to ask the City to repair them and use our money for things like curb cuts.

Rick asked Jim Glock for his input on the challenges the City faces in repaving our streets. Jim stated that our streets were originally dirt and then chip sealed layer after layer. With the exception of University, our streets don't have a base layer below the asphalt surface so there is no ability to remove the asphalt surface and repave on the base layer. University can be stripped to the base layer and repaved; all other streets would need to be rebuilt. Jim said that when he was working at Transportation, the cost to rebuild roads was \$500,000 per mile.

V. Area Reps' Responsibilities and Goals for Summer Hiatus

Judy Sensibar asked for area reps to be cognizant of who is moving into the neighborhood, and to either get new residents the welcome letter or to alert her or Betsy so they can send the letter. Judy noted that a lot of new owners are making modifications to their properties without complying with permitting and historic requirements. The Board then discussed various ways to identify new owners by tracking sales using city or county data. Rick McDonnell stated that the City has no concept, and while the County has the data once a sale has closed, there is no way to pass this information back and forth between the County and the City. Rick stated that he is beginning to contact realtors to try to get them to educate their clients, but this will take months. In the interim, Rick felt Judy's welcome letter was the best option and that we should all be looking to get it to new neighbors in our areas.

VI. Roll-Off Dumpster

Judy Sensibar reported that there will be a roll off near Roskrige on May 25; this will be a good way to keep items discarded by students out of the alleys. Judy asked Betsy if she could make a flier; Betsy said that she could and she would post it on Next Door. Shannon Riggs stated that H4AC would also post about the dumpster on their website.

VII. Adjournment

There being no other business, the meeting was adjourned at 7:55.

Respectfully submitted,
Dave Zipps