

Thursday, August 4, 2022-6:30 PM
West University Neighborhood Association
August Board Meeting, Via Zoom <https://us02web.zoom.us/j/84584666599>

I. Call to Order, Roll Call and Welcome

At 6:32 p.m., Judy Sensibar called the meeting to order. The following members were present: Betsy Besenik-Larson, Lisette DeMars, Jim Glock, Rick McDonnell, Andy Pongratz, Shannon Riggs, Judy Sensibar, Erec Toso, Holly Vaden, Henry Werchan, and Dave Zipps. Absent: Kat Henderson, Jane McCollum, Willem Van Leeuwen, and Lex Willcox. Also present: Diana Amado (Ward 6), Nick Bruno (neighbor), David Croteau (Trinity), Donovan Durband (Park Tucson Administrator), Richard Mares (neighbor), and Samantha Neville (Pima County District 5).

In connection with offers by UA Cares and Eller Makes a Difference to help with projects in the neighborhood, Judy Sensibar asked Board members to identify properties or areas that need maintenance. Board members identified the following locations: Catalina Park retention basins, Catalina Park, Anza, the empty lot next to Anza on Speedway, traffic circles, the alleys near Zeta Psi, and streets, gutters, and alleyways generally. Erec Toso also suggested we create signage identifying the neighborhood.

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

There being no objections or corrections, both the Treasurer's Report and the May 2022 Minutes were approved in accordance with the provisions of the consent agenda.

III. Donovan Durband, Park Tucson Administrator

Judy Sensibar introduced Donovan Durband, the Park Tucson administrator, who joined to discuss the parking permit program and proposed changes to the City parking ordinances. Donovan stated that a portion of the revenue from the neighborhood parking permit program comes back to the neighborhood for transportation-related infrastructure. Donovan stated that, in 2022, about \$10,000 will be added to WUNA's account that is held by the City, bringing the total balance to somewhere between \$50,000 and \$60,000. Jesse Soto is the point of contact for neighborhood projects; Park Tucson's role is just to transfer the money. Donovan confirmed that this money can be used for curb cuts and sidewalks.

Donovan also discussed amendments to the City ordinance that Park Tucson is proposing to the Mayor and Council that would ban parking in the easement area adjacent to streets in any neighborhood with a parking permit program. The current ordinance allows parking in this area if there is no improved sidewalk and a driver leaves four feet of space between his or her vehicle and the curb; the City has issued over 1200 citations in the last few years for violation of this requirement. Donovan stated that there is a lot of parking in the area of 1st Avenue & 1st Street that complies with the existing ordinance, but it doesn't create a good pedestrian environment. Henry Werchan stated that 1st & 1st is a big problem; he also asked if

drivers would be warned if the current practice is prohibited. Donovan stated that warnings will be issued before drivers are cited. Donovan stated that it is possible people park in the easement to avoid paying for a pass; a lot of times, however, it appears it is for convenience. Donovan stated that the number of parking passes available to a house is a function of street frontage; houses can typically get 1 or 2 fixed permits plus 1 or 2 visitor passes; a Monday to Friday pass costs \$48 and a 24/7 permit costs \$72. Judy Sensibar observed that there are high occupancy rentals with tenants who don't qualify for permits and we need to crack down on landlords. Donovan observed that about 700 permits were issued to WUNA residents this year, about 30% of what is available, although there are blocks with higher participation. He also stated that Park Tucson is working out the best way for owners on a block to have some responsibility to participate in the program in exchange for the signage that prohibits non-neighbors from parking.

Jim Glock then made a motion for WUNA to support the proposed amendments to the City ordinance being submitted by Park Tucson to prohibit parking in the easement area between the curb and adjacent property lines, which was seconded by Henry Werchan. Following discussion of the motion and confirmation by Donovan that the proposed amendments do not affect parking in alleys such as Arizona Avenue, the motion was put to a vote and passed by a vote of seven in favor (DeMars, Glock, McDonnell, Riggs, Toso, Vaden, and Werhan), two opposed (Besenik and Pongratz), and two abstentions (Sensibar and Zipp).

IV. Pima County District 5 Report: Samantha Neville

Samantha Neville gave an update on District 5 developments, including a fundraiser for students to get physicals to participate in after-school sports, with all proceeds going to local school districts; the coordination of a health department Covid vaccination site; a Board vote to challenge a state ban on the local regulation of guns; and the success of the recent period poverty awareness drive. Samantha stated that the Board meets twice per month and the meetings can be watched on Pima County Youtube.

V. Committee Reports

A. Historic Fourth Avenue Coalition

Shannon Riggs stated that 12 area businesses received \$1000 awards from H4AC for streetscape improvements, including 5 who have now finished their projects. Included in these awards was \$1000 to WUNA to be used to defray the costs of traffic circles. Shannon also stated that H4AC has approved funding for multiple new murals in the area of 4th Avenue. Judy Sensibar stated that we are working really hard with the Union to get them to be responsible and are seeing some improvements. Shannon stated that trash remains a problem with the Union and they are not complying with their Community Benefit Agreement. She also stated that the large commercial space in the Union has been rented to a ramen restaurant; she also said she would look into the status of the property at the corner of 4th Avenue and 5th Street where Tallboys was previously located.

B. CCRC: Campus Community Relations Committee

Henry Werchan stated the CCRC is meeting next week and he will raise the issue of UAPD traffic enforcement at Euclid & University. Henry also stated that he is leading 4-5 capstone teams of 4-5 students and would welcome suggestions for IT projects they can work on.

C. Streets Committee

Jim Glock stated that Erec is making progress with the traffic circle at Seventh Avenue & First Street and it is probably time to start looking for a contractor. Jim stated that he did pay Kapp-Con for the traffic circle at 5th Avenue & 4th Street and he confirmed that the H4AC money will be used for traffic circles. He also noted that we have to go through city contractors to use Park Tucson money, which can be more expensive, but also easier to implement.

D. Parks Committee

Judy Sensibar stated that we were told the Anza Park bathroom would be completed by July 7, but it is now supposed to be August 7. She also stated she would be calling Parks & Rec with a request that the bathrooms in Catalina Park be open when the splash pad is open.

E. Development Committee

Betsy Besenik stated that she attended and spoke at the July 12, 2022, meeting of the Mayor and Council at which the Council adopted changes to the City's development code that directs TEP through a public process when they want to install new utility lines on scenic or gateway corridors. Betsy stated that the Undergrounding Coalition did a really nice job and the changes to the code afford protections from above-ground transmission lines on scenic and gateway corridors in historical areas. In her comments at the July 12 meeting, Betsy expressed her belief that less privileged communities should also be afforded protections from above-ground transmission lines. Rick McDonnell observed that Jefferson Park will benefit from the new language given its neighborhood preservation zone status. He also predicted that nothing is over and that TEP will be back, but this is a good milestone for us and the City.

[NB: Steve K's summary of the changes adopted by the Council are contained in his July 18 newsletter, which can be found at the following link:

<https://content.govdelivery.com/accounts/AZTUCSON/bulletins/3220f53>]

Rick McDonnell observed that it will be important for the neighborhood to raise its voice as Capstone seeks approvals for its student housing project on the southeast corner of Speedway and Euclid. To build the project, Capstone will have to get the Mayor and Council to change the overlay created in 2011 creating a buffer zone between Euclid and Tyndall, which ensures that the scale of buildings on the east side of Euclid matches the scale on the west side. WUNA is very much opposed to changing the zoning overlay, and it will be important for the neighborhood to express its opposition to WUHZAB, the Pima County Historical Commission, the Zoning Examiner, and the Mayor and Council. Rick stated that WUHZAB

meets on August 16 and the comment deadline is 48 hours in advance of the meeting. Rick also stated that WUHZAB needs additional owners and residents to serve as members; if one more person drops out, it will lose its quorum. Jim Glock stated he would be interested in serving.

VI. Adjournment

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