

## **Skyline West Neighborhood Association Annual Meeting Minutes**

Saturday, June 3, 2023 1:00 - 3:00pm

Walnut Community Room at Fire Station #5 located at 4950 NW Fair Oaks Drive

1:00-1:15 p.m. **Welcome, introduction of officers and committee chairs** - Karyle Butcher

*Karyle called the meeting to order. Approximately 30 residents were in attendance.*

### **Reminders:**

*The great resource of our neighborhood association website: <https://skylinewest.org/>*

*If residents are not on the Google email group, email: [officers@skylinewest.org](mailto:officers@skylinewest.org) to be added.*

*The Skyline West Neighborhood Association is actively seeking members to serve on committees: <https://skylinewest.org/officers-and-committees/>*

*If you are interested in getting involved, please email [officers@skylinewest.org](mailto:officers@skylinewest.org).*

*The Steering Committee recently voted to change some language in the SWNA bylaws.*

*Amended bylaws can be found here:*

*<https://skylinewest.org/wp-content/uploads/2023/06/SWNA-2023-revised-bylaws-Final-Edits.pdf>*

1:15-1:20 p.m. **Election of Officers - Present Slate** - Karyle Butcher

*Present slate President, Vice President, Treasurer*

*Karyle reported there were no other volunteers that came forward for the officer election.*

*The current slate for consideration:*

*President - Karyle Butcher (this will be her last year)*

*Vice President - Larkin Hollavarri*

*Treasurer - Michele Spencer*

*Voting was done by a show of hands from those in attendance.*

1:20-1:30 p.m. **Treasurer's Report** - Michele Spencer

### **Acknowledgements**

*Special thanks to Selma Starns for her years of volunteer service as treasurer.*

**Recent activity**

*The SWNA steering committee has been exploring options to make SWNA more official - potentially incorporating as a nonprofit, etc. The costs right now are prohibitive, based on current finances, but we will keep this topic on our agenda for ongoing discussions. We have also been in touch with other Neighborhood Associations in Corvallis to learn about their practices.*

**Annual donation collection**

*Every fall we ask residents for a voluntary contribution to SWNA. These donations help to cover the costs of the SWNA website and expenses that may come up during the year - flyers, signage for the recent firewise dumpster, etc.*

*This collection has been via checks in recent years. We will be exploring other options this year to pay via credit card with a service such as Venmo, PayPal, etc.*

**Current account balance**

*\$1,228.80*

1:30-2:00 p.m.

**Committee Reports****Roads - David Brooks**

*David was ill and unable to attend the meeting, so there was no report shared at the meeting*

**Safety - John Krochta**

*John discussed 4 items: 1. Wildfire preparedness 2. Earthquake preparedness 3. Well water security 4. Road safety. A variety of handouts were available at the meeting. John sent the documents out to the Google group on 6/4/23 and the information will also be available on the SWNA website.*

*Regarding road safety John urged residents to periodically trim vegetation near the roads to keep visibility clear. There were questions regarding the riparian buffer area next to the Legend Homes property and firewise clean out of that area. Also the extension of Ponderosa Ave / Oak Creek Road and residents there received a notification regarding public works working on the ditch in that area.*

### **Wildlife - Melissa Chamberlain**

*New name - Wildlife & habitat committee. Seeking new committee members, lots of opportunities for contributions.*

- *Coexisting with wildlife & habitat*
- *Promoting activities & engage the community*
- *Use the SWNA website as a resource - relevant wildlife protocols, plant information, ability to post videos, wildlife interactions*
- *Habitat maps*
- *Kids projects*
- *Cultural history*

2:00 - 2:10 p.m.

### **Wells and Groundwater - David Brooks and John Krochta**

*John has been doing some research regarding the aquifers that we use in the neighborhood. There is much information related to surface water, very little about groundwater. John suggested residents consider an annual well maintenance check / inspection - to include readings on how deep the well is and water depth - this may help us map the aquifer in our area and create a water profile.*

*Edge Analytical on the HP campus is also offering a discount to SWNA residents for well water testing. John sent details via the Google group on 6/4/23. Kits are available for pick-up.*

2:15 p.m.

### **Featured Speaker - Upcoming Land Use Issues in Our neighborhood**

*Paul Bilotta, Director Community Development*

*Mr. Bilotta reported there are no active proposals from Legend Homes or for Phase 2 of Ponderosa Ridge. The Fair Oaks extension was discussed and how that street would change pending Phase 2 with parking, bike lanes, etc.*

*Much of the discussion was questioning why the developers of Ponderosa Ridge were able to use a 1993 Planned Development in the construction of the current housing project and would this same 1993 be used with the additional phases.*

*The answer to the latter question is yes. The explanation from Mr. Bilotta. **When a development is approved with a Planned Development on it, per state***

*law, that PD locks into effect the zoning regulations that were in place at the time of PD approval. The PD, basically becomes a “custom zoning ordinance” for that one development based on the standards at the time of approval. For Ponderosa Ridge, that is the 1993 Land Development Code. PDs are approved in a public process, but once it is complete, the public doesn’t generally have any additional input opportunities unless the developer wants to change the PD in some manner. Most cities did not use PDs but Corvallis did because many thought this was a way to have more community input in the look of the development. That was the case with the 1993 plan. However, once it was approved, there would be no changes unless the developer chose to open up the discussion.*

*Figures and maps were distributed at the meeting and will be available on the SWNA website.*

*Questions included if it was worth the effort to engage any conservation groups to retain the fir plantation and/or engage the developer to save Savannah oaks, older oaks in the proposed development area. Kham Slater from Community Development ( [Slayer.corvallisoregon.gov](mailto:Slayer.corvallisoregon.gov)) is an additional contact for road related questions.*

3:00 p.m.

Discussion was wrapped up and the meeting ended.