

**York Neighborhood Association
Board Meeting Minutes
February 1, 2017, 7pm**

at Garden St. Methodist Church in the Fireside Room

Board Members Present: Cory Anderson, Don Hilty-Jones, Ben Larson, Anne Mackie, Kim Bogren Owen, Audrey Roberts, Mark Schofield, Tom Scott, Mark Sherman, Edward Tabor.

Excused Absence: Jean Layton, Leigh McDiarmid, Kim Niederhauser

Guests: Lisa Anderson; Dick Conoboy; Kurt Nabefeld and Rob Barker, City Planning and Community Development; WWU Journalism students Julia Phillips, Cali Goertz, Rachel Postlewait

President Don Hilty-Jones called the meeting to order at 7pm

I. Rental Inspections in York

Guests Kurt Nabefeld, Development Services Manager, Planning and Community Development and **Rob Barker**, Building Inspector, Planning and Community Development, reported results to-date about rental inspections in York:

- 5,700 rentals registered in 2016. Only 2,400 have registered in 2017. There's probably a misunderstanding that owners must register each year.
- York had a 31% inspection failure rate (894 units for 413 properties, 161 failed). Sehome's failure was 50% in November. The difference in failure rates was at least partially attributed to what constituted a "pass with conditions." The pass with conditions classification was expanded based on the Sehome experiences. Overall, York and Sehome combined had a 83% pass rate.
- The city is sorting out software problems, so it's difficult to generate reports.
- Kurt Nabefeld acknowledged many rentals are in bad shape so the inspection program is very worthwhile to correct health and safety issues. Non-compliance issues include lack of smoke and carbon monoxide detectors, missing guard railings on stairs, exposed wiring,
- The issue of private inspections was discussed. The city is waiting to hear results from a lawsuit going on in Seattle that is requesting private inspection reports be made public to the city. Then, Bellingham may pursue similar rules.
- The city does reserve the right to audit reports if they receive a complaint from a tenant about a property that previously had a "pass" inspection.
- No inspections have resulted in a property being "red tagged" or shut down.
- York would like to do more to help educate tenants. A copy of the registration notice that's supposed to be posted in each unit will be reprinted in the newsletter along with more tenant information.
- The issue of adding meth contamination to the inspection list was discussed. Mold was discussed; the city currently looks for causes of mold but does not report on mold.

II. Minutes of Annual Meeting, Jan. 11, 2017

MOTION 2017.2.1.1: Tom Scott moved and Ben Larson seconded to approve the minutes of the Annual Meeting, Jan. 11, 2017.

III. Plans for March 8 General Meeting

It was agreed to invite Bellingham Police Chief Cliff Cook to speak. Steve Swan, Vice President, University Relations at WWU, has already been invited to speak. We will host a Taco Supper before the meeting. Food assignments: chicken (Cory), ground beef (Anne), barbacoa (Kim O), beans (Mark), Cheese (Eddie & Ben), salsa (Don), onions/cilantro/limes (Audrey), corn tortillas (Mark & Leigh), sour cream (Kim N), and gluten-free tortillas (Jean).

IV. Election of 2017 Officers

A slate of officers was nominated: Kim Bogren Owen, President; Tom Scott, Vice Pres.; Anne Mackie, Secretary; Cory Anderson, Treasurer.

MOTION 2017.2.1.2: March Schofield moved and Eddie Tabor seconded to approve the slate. The motion passed unanimously.

MOTION 2017.2.1.3: It was approved that Treasurer Cory Anderson and President Kim Bogren Owen will be added to the WECU account to be able to sign checks. Anne Mackie, as Secretary and past Treasurer, will remain on the account until the three can meet at WECU to make the changes.

Other Board assignments included: continuing with a second term as MNAC Rep, Don Hilty-Jones and Anne Mackie, MNAC Alternate. Anne will take on newsletter editor from Kim Owen. Ben Larson and Eddie Tabor will head up fundraising, Audrey Roberts continues as co-steward with Eddie Tabor for Rock Hill Park. Mark Schofield continues as Franklin Park Steward. Additional assignments will be completed at the April Board meeting.

III. Treasurer's Report:

Anne presented the final 2016 Expense and Income Report: Expenses = \$2,164.22; Donations = \$2,688.46. As of 2/1/17 the account balances were: Checking \$942.67; Primary Savings \$1,796.32; Parks Savings \$2,018.19. Total funds: \$4757.18.

Anne presented a Projected Budget for 2017:

Newsletter printing \$1,700; Sign replacements/repairs \$200; Office supplies \$75; Postage \$130 (fundraising letters); Church room rental \$100; Picnic \$200; Horse Wagon \$100; State of Washington non-profit filing fee \$10. Total anticipated expenses = \$2,515.

MOTION 2017.2.1.4: Anne Mackie moved and Tom Scott seconded to donate \$100 to Garden St. Methodist Church for 2017 room rental fees. Motion passed unanimously.

MOTION 2017.2.1.5: Anne Mackie moved and Tom Scott seconded to approved \$100 for office supplies and \$130 for postage to be used for fundraising letter mailings. Motion passed unanimously.

MOTION 2017.2.1.6: Tom Scott moved and Audrey Roberts seconded to approve the Projected budget for 2017. Motion passed unanimously.

It was agreed that we would change the “Franklin Park” savings account name to “Parks” to better reflect the decision a year ago to combine Franklin Park and Rock Hill Park under one savings account.

IV. Secretary’s Report

Anne reported that she and Tom have posted all the 2016 minutes of general membership meetings and board meetings on the website at www.yorkneighborhood.org. Also posted under “Documents and Forms” are Board Manual documents: (1) Board Member Guidelines, (2) Committee Guidelines, (3) YNA Bylaws, (4) A Brief History of the YNA (only 9 pages long).

V. March Yorker Newsletter

The board approved suggested articles for the March newsletter. Articles are due to Anne by Feb. 15, for a publication date of March 1 to publicize the general meeting March 8. Board members agreed to help out with advertising sales.

VI. Committee Reports

- 1. Planning:** The Bellingham Neighborhood Coalition continues to meet monthly and is engaged with other neighborhoods regarding planning issues. The city’s ADU Task Force is expected to reconvene. Regulations for AirBnB’s and vacation rentals . districts.
- 2. Tenants Union:** Ben reported he is working with the WWU AS Local Issues Coordinator, Galen Herz, to organize a new tenants union.
- 3. Transportation:** Tom is contacting WTA and Public Works to discuss a new bus stop in the 1400 block of Ellis, just north of the intersection of Potter and Ellis, which has been problematic due to confusion about right-of-ways. A bus stop further north on Ellis near the new senior apartment complex and closer to commercial businesses seems better. Tom and Kim Owen will follow-up with WTA and the city.
- 4. Franklin Park:** Mark announced a work party for mid-April in conjunction with Earth Day.
- 5. Rock Hill Park:** Audrey announced a work party for Sat. Feb. 4, 10am to noon.
- 6. Mapping Project:** Ben reported on a request from Sehome to do a mapping of the neighborhood housing for both Sehome and York. He is unable to devote the time but will ask for other students in his GIS class if they are interested.

The meeting adjourned at 9pm.

Minutes submitted by Anne Mackie, Secretary

Minutes approved February 15, 2017