

**WILLO NEIGHBORHOOD ASSOCIATION**  
**OCTOBER 9, 2019**  
**Meeting Minutes**

**CTO:** There having a quorum met, the meeting was called to order at 6:30 p.m. by President Cannon.

**Intros:** Those present introduced themselves and the streets they represent.

**Minutes:** A motion was made by Brad Brauer to approve the September minutes pending a correction to reference the petition submitted to the Board by the Almeria residents objecting to the Dogtopia development. Anna Lauri seconded the motion, the motion passed.

**Financials:** Linda Doescher presented the Treasurer's Report. We had a net loss for the period of May through September of \$7, 017.00 and a \$708.00 loss for the month of September. We will continue to have a loss until Home Tour proceeds are received. We have \$47, 189.00 in the checking account and \$94, 839.00 in a CD which can be used for reserve funding should it be needed. The total liabilities and equity are \$165, 533.25 (net worth). Brad Brauer motioned to accept the Treasurer's Report, Patrice Wappel, seconded and the motion passed.

**Zoning** – Opal Wagner reported the following zoning activity:

Sept. 19, 2019 – A Use Permit was granted for Dogtopia at 520 W. McDowell (in the former Pet Club building) with stipulations, including a one-year review. An appeal to the Board of Adjustment was filed on October 4, 2019 by nearby Willo residents. The appeal is scheduled for Dec. 5<sup>th</sup>.

Sept. 26, 2019 – A residential citation was issued for 521 W. Virginia for non-permitted interior remodel work including structural, mechanical, electrical and plumbing. A stop work order was placed. Permits were subsequently obtained.

Oct. 3, 2019 – A 1-year review of the variance granted for the Curaleaf medical marijuana dispensary at 2918 N. Central was approved with stipulations, including a requirement that the owner bring the signage fully into compliance. The owner is required to completely paint over the non-permitted 8-10' high green crosses that were painted on three corners of the building. An additional 1-year review was also stipulated.

Oct. 7, 2019 – The Pederson Group presented its application for a re-zoning of the northwest corner of Central and Thomas to Walkable Urban Code for a planned mixed-use high-rise with ground-level retail up to 350' in height to the Encanto Village Planning Committee. The Zoning Change was approved unanimously with stipulations. The application will be heard by the Planning Commission on November 7<sup>th</sup>.

Oct. 10, 2019 – A follow-up community meeting regarding proposed brightness standards for commercial LED signs is scheduled for 5:30 p.m. at Phoenix City Hall, 200 W. Washington, 1st Floor, Assembly Rooms A and B.

There will be a public meeting October 28<sup>th</sup> from 7:00 – 8:30 p.m. to discuss the downtown east west bicycle connectivity to Central and First Avenue at Burton Barr Library in the Pullium Auditorium.

**Dogtopia Vote:**

At the September meeting the proposed development of Dogtopia was discussed at length. Henry Jennings, Franchisee described to the Board the features and services of the facility. James Varela, Almeria resident presented a petition signed by 26 residents opposing the development. At that time

the Board delayed a vote pending further information and visits to other fully operational Dogtopia's by the Board et. al..

A use permit was granted to Dogtopia on September 29, 2019 with stipulations which included a one-year review period. An appeal to the Board of Adjustment was filed on October 4, 2019 by Almeria residents. The appeal is scheduled for December 5, 2019.

Henry Jennings, Franchisee, Almeria residents and those attending the meeting were invited to offer additional comments before the vote and discussion.

Bob requested that Opal clarify and review the specific language for the overnight operation.

Opal explained the requirements of a pet care facility vs a pet daycare facility. Pet daycare is allowed per the current zoning and a use permit is not required. The use permit is necessary to have overnight boarding and that a Pet Care facility (Dogtopia) includes overnight boarding.

A motion was made by Brad Brauer that we support the appeal and that a letter confirming this support should be issued by President Cannon to the Board of Adjustment. The motion passed with votes of 2 nays, 1 abstention, and 7 yes.

**Gain Event/Home Tour-Brad Brauer:** The Gain event is on October 19<sup>th</sup> starting at 7:00 – 10:00 a.m. at Walton Park on Monte Vista. If anyone would like to volunteer for set up, cooking or tear down, please contact Brad. Brad announced that there are 14 houses and the Fire Station participating in the tour. The price of tickets is \$15.00 when using Willo Discount. Tickets for the Twilight tour are \$20.00. The modes of transportation available are the Trolley, grid bikes, and possibly Pedi - cabs. The cocktail party for the participants will be October 25<sup>th</sup> and invitations are forthcoming.

**KIDS Club:** Samantha Keating reported that Kid's Klub is appreciative of the Board's allocation of budgetary funds for activities. A back to school event was held in September and attended by 70-80 people. Additional events are planned throughout the year and into next year. All events are held in Lewis Park.

**Willo Yard Sale** – Patrice Wappel stated Sandra will be delivering a reminder to Darren to get the yard signs up a week before the sale. Decker has arranged a Craig's List notice complete with pictures and Arizona Republic has the ads as well. The Yard Sale will be October 19<sup>th</sup> the same day as the GAIN Event. Lisa Helm mentioned that there will be maps distributed for the yard sale as well.

**Inside Willo:** Sandra Lefkovich Thanked everyone for their contributions to Inside Willo. Kid's Club will have a new section for kids such as a coloring page, cartoons or a puzzle page. Deadline for non - essential articles and non - timely articles is the 10<sup>th</sup>. Any article awaiting last minute information before publication is due by the 15<sup>th</sup>. Everything needs to be to Ralph by the 15<sup>th</sup>. Inside Willo is also posted on willophx.com.

**Social Media:** Jeremy Schacter posts Inside Willo on Social Media each month. The yard sale ads from the Arizona Republic will be posted on social media as well as a map of homes that are participating in the yard sale. There are 122 members at this point on our social media site.

This month's Happy Hour will be at Don and Bob's house, 533 W Cypress from 5:30 to 7:30 p.m.

**Luminaria Preparation:** Chris Norton introduced Cari Payne who has consented to be co-chair of the Luminaria Committee. Bob officially appointed Cari as co-chair. Welcome Cari!

Chris proposed two Luminaria Budgets; one for the cost of use of LEDs with new batteries and leftover wax tea lights with a budget of \$2,383., and one for the use of LEDs only with new batteries at a budget of \$2,661.

There was discussion of the two methods and materials for illumination of the Luminaria. The consensus favored converting to the use of LED lights only. Anna Lauri motioned to approve an increase in the Luminaria budget from \$2,500 to \$2,700 for the purchase of additional LED lights to be used for the Luminaria project and conversion to LED only. The motion was seconded by Jeremy Schacter. The motion passed. This year the lights will be displayed through Christmas.

**Vision 3.5:** The committee met October 8<sup>th</sup>. Lisa reported that the city council approved budgeted funds of \$485,000 to be allocated to the design phase of 3<sup>rd</sup> and 5<sup>th</sup> Avenue. A consultant has been selected and they are in contract negotiations.

Lara reported that the committee is purchasing additional signs to slow traffic. Other plans include preparation for the post luminaria gathering, e.g., coffee truck and decorations.

One -way streets and speed limits will be added to the yard sale maps. A group of people are collecting data on wrong way drivers and other traffic violations.

The next committee meeting will be November 12<sup>th</sup> at 318 W. Monte Vista, 5:00 p.m.

Bob asked the Board to provide input about what we can do to express our disappointment with the lack of urgency by the City. Each Board member was asked their opinion. The audience also provided input. The consensus of the Board is that we should continue to do what we are doing. It was suggested to invite Laura Pastor to a meeting to hear our concerns.

**Welcome Wagon** – Theresa reported the committee has developed some ideas and processes for a low cost, no cost welcome package and fundraising ideas. A proposal will be presented at the next meeting.

**Open Board Position:** We have an open position on the Board. A vacancy is appointed by the President. James Varela, Almeria has been appointed to fill the vacancy. Anna Lauri motioned to approve the appointment of James Varela the motion was seconded by Jeremy Schacter. The motion passed.

Welcome James!

#### **New Business:**

Anna Lauri has requested a discussion of what the best practices are for advertising in our social media platforms and how are they used for the next meeting.

**Old Business:** There was no old business.

**Adjournment:** Lisa Helm motioned to adjourn with a second by Patrice Wappel. The meeting was adjourned at 8:00 p.m. The next meeting is November 14, 2019.