

**West Bank Community Coalition
Board of Directors Meeting
January 17, 2007
6:00 – 8:00 pm, Brian Coyle Community Center**

- I. Call to order – 6:11 pm. No quorum, directors meet as a committee of the whole
 - A. Present at 6:11 pm: Jim Ruiz, Doris Wickstrom, Jennifer Moates, Russom Solomon, Jean Caron, Marvin Loxterkamp, Robert Metcalf
 - B. Arrived late: Todd Smith

- II. Agenda approved with the following additions:
 - A. Add NRP Safety Inventory Scope
 - B. Add proposed 2007 budget to new business
 - C. Appoint Doris as Land Use Committee chair

- III. Approving minutes
 - A. Jen moved to approved the minutes, Jean seconded. Passed.

- IV. President's report
 - A. Excused absences: Anne, Abia, Africa
 - B. Online banking is accessible to all board members
 - C. Submitted minutes from executive committee meeting

- V. Vice President's report
 - A. Jean attended the Finance Committee meeting at which there was a question brought about whether the Associated Bank accounts are insured and whether the WBCC can get a savings account that earns interest at a higher rate. Jean will be delivering informational letters to organizations in the neighborhood. Jean attended the NRP Housing, Infrastructure and Economic Development Work Group and heard presentations by the potential administrators for the NRP housing program.

- VI. Treasurer's report – not present

- VII. Secretary's report
 - A. Jen went to the office with Doris and learned about the files. She would like to investigate finding another office location that is more secure in the future.

- VIII. Committee Reports
 - A. Finance Committee
 1. Meetings are held at the North Country Co-op Office at 8:30 am the first Saturday of the month
 2. The 2006 CIP was under-spent by \$183.70. Marvin moved that the NRP contract reimburse the CIP contract \$732.49 for accounting expenses in 2006. Passed. Jean pointed out that these amounts do not equal \$916.50 (50% of the 2006 accounting

expenses.) Deven clarified that the \$732.49 amount was correct and she would have to check with Bob Cooper about the error.

IX. Todd jointed the meeting and Robert moved that the Board now ratify the actions of the committee of the whole. Passed

X. Committee Reports Continued

A. Finance Committee Continued

1. Marvin moved that the board accept the revised Financial Policies and Practices with the changes suggested by Robert and Doris. Passed.

XI. Cam Gordon Report

A. Health, Energy and Environment Committee will be delivering a report to the City Council on January 18, 2007.

B. Councilmember Gordon encouraged board members to look at the report and attend one of the Community Engagement Report meetings. Doris asked if this would be a forum to petition that the Cedar-Riverside neighborhood be re-designated as a target neighborhood. Councilmember Gordon said he would look into the petitioning process but described the report and the community meetings as more of a “big picture” analysis.

C. Robert asked about the Seven Corners ramp mentioned in point 8 and asked if the City had made a decision about whether to sell the parking ramp. Councilmember Gordon said that the option to not sell it is still an option. Robert asked if in the case that the ramp is privatized would there be any meaningful regulation in order to keep the parking rates affordable. Councilmember Gordon encouraged people to participate in the community input process once it begins. Robert asked if there were stipulations in the RFPs for selling the ramps that they remain parking ramps. Councilmember Gordon said they will remain parking ramps. There is not a RFP for Lot A yet. Todd stated that Fine and Associates is putting a lot of pressure on the city to sell Lot A. CRBA has taken a position on the parking issue to the effect that the same amount of parking should remain in the neighborhood and that the rates remain affordable.

XII. Committee Reports Continued

A. NRP Steering Committee

1. The Steering Committee meets the first Monday of the month at 6pm.
2. Todd moved to approve the NRP plan modification. Todd explained that as a practical matter, the special service district strategy will not work. Todd described an option of working with an organization called Smith Consulting that works with local organizations and institution to help them make sure that their investments in a neighborhood are not duplicative. Passed.
3. NRP Scope (5.1.2 Develop inventory of resources). This will go towards Hani’s salary so that she can spend time on inventorying safety resources in the neighborhood. Todd moved to approve the NRP Scope of Service (5.1.2 Develop inventory of resources). Robert – 2nd. Passed.

4. NRP Steering Committee requests that they be able to borrow the WBCC laptop for Steering Committee meetings. This will be referred to the executive committee for discussion.
- B. WBCC Safety Committee
 1. Committee meets the 1st Tuesday of the month at Coyle at 7-8 pm
 2. Written minutes from the last meeting were submitted
 3. NRP Safety committee has been talking with the CDC about co-hosting a safety committee so that efforts are not duplicated
 4. The committee is looking for a new chair
 5. Hani is the staff person for this committee
 6. The committee will soon be working on the block clubs strategy
 - C. Community Relations Committee
 1. Committee meets the 3rd Monday of the month, 6-7:30 pm at St. Martin's Table
 2. Committee is working on the NRP Welcome Packets strategy. The committee will be bringing a draft of a Welcome Packet to the next CRBA meeting.
 3. Committee is working on a new "Cedarfest" that would be a festival of nations event on the West Bank.
 - D. Land Use Committee – did not meet
 - E. Housing Committee – no longer active
 - F. Bylaws Committee – has been disbanded. This committee can be reformulated later if appropriate.
 - G. LRT Safety Committee – no report
 - H. Bluff Street Task Force – no report
- XIII. New Business
- A. 2007 CIP Budget – Todd moved to approve the budget present by Jim. Jennifer seconded. Passed
 - B. Jean moved to appoint Doris as chair of the Land Use committee and Russom as chair of the Safety Committee. Marvin seconded. Passed.
 - C. Housing program administrator. The NRP Housing, Infrastructure and Community Development work group recommends to the NRP Steering Committee and the NRP Steering Committee recommends to the WBCC Board the Center for Energy and Environment (CEE) as the administrator of the NRP housing loan program. The work group felt that the two administrators were comparable. The main difference is the Greater Metropolitan Housing Corporation (GMHC) has a fixed interest rate and CEE does not. Todd moved that CEE be approved as the administrator for the NRP housing loan program for the WBCC. Passed.
 - D. Housing Lottery Guidelines. Todd moved to approve the rules for the random drawing for the NRP housing program. 2nd by Marvin. Passed.
 - E. Extending home purchasing loans to outside the neighborhood will be discussed at the February board meeting.
 - F. Robert moved that the WBCC appoint Jim Ruiz as its representative to the Dania Partner's Round Table. Todd expressed that he thinks this is redundant since the Small Area Plan is currently underway. He also expressed that he thinks this should go through

the Land Use Committee. Todd also expressed that he did not want any action the WBCC takes to jeopardize the development of the Dania Hall site. Todd questioned why the CDC is organizing this group. Doris expressed that the only capacity the Land Use Committee has currently is to react to development actions in the neighborhood. Doris expressed that the CDC has historically held good community processes. The motion is to send Jim Ruiz as a representative. Jim would bring any participation agreement back to the board for approval if appropriate. Passes (nay – Todd, abstention – Marvin, Russom, yea – Jean, Jen, Doris, Robert)

- G. University Impact Report. Doris presented part of the recommendations from the report and asked people to look at the report and forward their comments to Councilmember Gordon. The City Council will vote on this in late January and before the legislature in mid-February. Doris described it as a new and innovative way to solve problems. Doris moved to support the recommendations made in the Draft Neighborhood Impact Report. Todd seconded. Passed.
- H. Organizational Development Plan (Roger Meyer). Todd moved to endorse the plan with Jim's change. Passed.

XIV. Adjourned 8:24 pm