

**WEST PACES/NORTHSIDE NEIGHBORHOOD ASSOCIATION, INC.  
MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS  
Tuesday, November 10, 2020  
Meeting Held via Zoom**

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**President's Welcome:** President Steve Dickson opened the meeting at 7:00 pm. Tonight's meeting was held virtually through Zoom secondary to the COVID19 pandemic. Board attendees were as follows. Henry Feinstein, Anna Sonoda, and Caldwell Zimmerman were also present.

<i>Name</i>	<i>Present</i>
Steve Dickson	X
Rip Black	X
Alva McGovern	X
John Stebbins	X
Lee Caswell	
Jill Cooper	X
Alcina Dalton	X
Mike Elting	X
Maxine Feinstein	X
Tom Frolik	X
Matthew Grabowski	X
Jim Hannon	X
Charles Hoke	X
Alfred Kallingal	X
David Marvin	
Anne Muller Wise	X
Eddie Padgett	X
Sherry Perchik	X
Emily Richardson	X
Rick Robbins	
Teresa Shell	X
Stephen Weizenecker	

**Secretary's Report:** Alva McGovern had previously emailed the proposed minutes for the October Board meeting. A motion was made to approve the minutes and the motion was seconded. The Board voted to approve the minutes.

**Treasurer's Report:** Treasurer John Stebbins presented the Treasurer's Report of the October 31, 2020 to the Board. We are currently running \$18,000 over last year's budget at this time. Most of that is due to the \$12,000 security payment received from Pace Academy per their agreement with the WPNA. Because those funds will no longer be needed for the originally planned 'blue light' security system,

a question was asked whether a written acknowledgement from Pace was needed to assure they would continue to pay the \$25,000 annually to the WPNA. Steve Dickson had already consulted with Andy Williams who approved that we could proceed without a written agreement. A motion was made to approve the Treasurer's Report and the motion was seconded. The Board voted to approve the Treasurer's Report.

**Nominating Committee:** Anna Sonoda, Chair of the Nominating Committee had previously sent a letter to the Board Members asking for current members to notify her of their intentions to stay on the Board or to roll off. Thus far 10 members had responded. Jim reminded the Board that the new By-laws ask for a 2-year term commitment as a member-at-large. There was a brief discussion as to whether or not the Board needs to stay as large as it has been this year with 23 members. It was generally agreed that it is good to have geographic representation from all of the streets in the neighborhood. It was noted that Janet Marthers has departed her seat on the Board leaving 22 members currently. Lee Caswell will be dropping off the Board. Sherry noted that she had been dropped off the Zoning Committee for unknown reasons. Steve and Anna both agreed that all members should be active on a Committee. Jill said the Social Committee had been dropped due to the lack of a central place for neighborhood activities. Rip offered to talk with the Library about using their space for future events. Alfred said he needed more volunteers for the Membership Committee. Anna said that she and Alva were the only volunteers to serve on the Nominating Committee. Anna asked all members to notify her of their intentions regarding the upcoming year's participation on the Board and she asked for more members to volunteer to serve on the nominating committee.

**Security Committee:** Anne Muller reported that \$2,200 had been raised for Officer Mulkey's retirement fund. She noted that other neighbors had also given him personal checks. Eddie Padgett said Officer Hoos reports the neighborhood is "eerily quiet". The APD is back to normal shifts. There was a discussion as to how the extra funds would be used for security. Normally, coverage is increased during the holidays and that will be done this year as well. A discussion ensued regarding adding shifts during the weekends. That may be experimented with over the next few weeks.

**Membership Committee:** Alfred Kallingal made the Membership report. Prior to tonight's meeting, Alfred had emailed a membership letter and invoice for block captains to distribute on their streets. Last year the first email blast went to the community on November 16. After some discussion, it was decided the letter and invoice would be distributed before Thanksgiving with the first email blast to go out after Thanksgiving. Emily and Teresa offered to investigate the possibility of having cups made with our neighborhood logo to be used along with the membership letters. Also, all Board members are asked to check if they have possession of any signs placed on the street corners asking residents to renew their membership. If any signs are found, Board members are asked to let Steve know. One suggestion was to place a sign at the Library since we all will be voting again this year.

**Zoning & Transportation Committee:** In old business, Jim Hannon reported that although the bushes at the corner of Pinestream and West Paces Ferry have been trimmed down, they still block the vision of drivers in sedans and small cars. It is thought the owner of the home, Dr. Morgan is away.

Prior to tonight's meeting, Jim had emailed all of the Board members a link to the Tuxedo Park Traffic Study. If implemented, this plan would push more traffic onto West Paces Ferry and possibly cause more cut-through traffic in our neighborhood. This plan has not yet appeared on the NPU-A calendar. It is not known what the exact procedure will be to have it implemented.

Finally, prior to tonight's meeting Steve had emailed a details of a retail proposal for rezoning and expanding a section of the property on Howell Mill Road at Northside Parkway. Caldwell Zimmerman discussed the plan. The GA DOT currently owns the property and is intending to sell it to a developer who is represented by Carl Westmoreland. (Caldwell noted that he has never been aware of a public parcel being sold without the surrounding neighbors being made aware ahead of time and in this case, that was not done.) Proposed in the plan are a Chick-fil-A, a walk-in medical clinic, a veterinary clinic, and unidentified retail space all accessible by only a single entrance from Howell Mill Road. Aside from this, it was noted the current location of Chick-fil-A would likely be filled by another fast food drive-through. Currently water flows through the area, which acts as a retention pond. The plan involves laying a 300-foot pipe underneath the area for the water. This would create a potential threat of downstream and upstream water backing up. It also involves the removal of all trees and building structures with a total of 169 car spaces. Because the plan is for services (veterinary services and retail) rendered and fast food, those autos would be coming and going all day. Primary concerns include rezoning the area to a C-1 (commercial zoning), the potential of future commercial creep up Howell Mill Road, hydrology, and traffic flow. Steve has put the Chick-fil-A manager, Chris Johnson, on notice that the neighborhood opposes this project. Steve is also contacting other neighborhood leaders. NPU is currently studying this plan and collecting all of the pertinent data. NPU-A, NPU-C, and many neighborhoods are organizing as interested parties. (A Board member later noted the decibel level in our neighborhood will likely increase since the line of trees currently acts as a sound barrier between our neighborhood and the interstate.)

**Beautification Committee:** Tom Frolik reported that trees on Northside Parkway came down during a recent tropical storm and the GA DOT cleaned them up fairly quickly. He said we spent \$125 to clean the sidewalk on Northside Parkway. He plans to do that again soon with all of the leaves coming down. He would like to implement planting a few Gingko trees. He advised the Board that we planted one at Moores Mill and Northside Parkway, which has now been moved to Pace Academy. He said we also planted one at the library. Tom had no information about the long holly hedge at the City Water Works, which today was cut to the ground.

**Communications Committee:** Theresa Shell has updated the website with the WPNA Board Minutes. The 'road race' bill was passed and has been enacted. The

APD will host a public Zoom meeting. The BCN meeting is also open to interested participants.

**New Business:** Since there will be no Holiday party this year due to COVID19, and because there are several proposed projects impacting the neighborhood, it was agreed we would meet again on Tuesday, December 8 at 7 PM. Therec being no further business, the meeting was adjourned at 8:30 PM

Alva McGovern, Secretary