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WENA BOARD MEETING MEETING MINUTES

15 October, 2025 @ 6:30 PM

Corrected 11-14-25.

THE AI MEETING SUMMARY IS BELOW.

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| Call to order | Kris | 6:36 |
| <p>Roll Call of the Board.</p> <p>Kris Freiermuth, President, Bob Lundbom, Website and Newsletter; Greg Hartung, Land Use; Claudette Naylor, Treasurer; Janet Unruh, Secretary. Absent: Eric Elkay, Board Members at Large.</p> <p>Meeting minutes taken by: Janet Unruh, Secretary.</p> <p>Additional information about the meeting is in the AI summary below.</p> <p>Guests: none</p> | Kris | 2 min. |
| <p>Follow-up on to-do list items NEW</p> <p>Janet has an article in the works and so does Claudette.</p> <p>Claudette will cover Bob's route while he's on vacation.</p> <p>We should get the newsletters to be distributed by Oct. 27.</p> <p>Our new PO Box is 194. 97024.</p> <p>There are two keys. Kris and Claudette both have keys to the PO box.</p> <p>We can have a third person to be a signer on the bank account – all they have to do is go in and make out a signature card. Wells Fargo on 181st and Stark. Eric volunteered to sign up. Wilkes East Neighborhood Association.</p> <p>Billy will get his name off the account.</p> <p>To do: change the address on the checking account (remove Billy's). Claudette will do.</p> <p>To do: Janet will find Judy Han's email address and send her the letter from the Neighborhood Coalition in support of replacing the otter.</p> | All | 8 min. |
| <p>Secretary</p> <p>Approval of the 11 August 2025 General Meeting minutes</p> | Janet | 5 min. |

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| <p>These minutes will be approved at the November public meeting.</p> <p>Approval of 15 September 2025 Board Meeting minutes</p> <p>Bob motioned to approve as written and Kris and Greg seconded. Minutes approved.</p> | | |
| <p>Treasurer</p> <p>Financial report</p> <p>Balance was correct by a few cents. \$4711.52.</p> <p>Kris' PO Box expense \$180. Bob motioned to approve, Greg seconded, all approved. Motion is adopted. Kris needs to get the invoice to Claudette.</p> <p>Claudette will have an expense for printing new checks.</p> <p>Greg motion purchase of new checks with new PO address and cost will be covered in next meeting. Seconded by Claudette. All approved, motion adopted.</p> <p>PO box should be checked every two weeks. Claudette will check on the 1st, and Kris on the 15th.</p> | Claudette | 5 min. |
| <p>Land Use</p> <p>Report on land developments</p> <p>Greg hasn't received any new notifications about land use this month.</p> <p>He's concerned about the wide spot by the apartment buildings across from 162ND Ave. and NE Wasco St. People are using drugs, lying on the sidewalk, and junky cars. The area has been substantially cleaned up. There are new "No Parking" signs in that area now.</p> <p>Habitat project across from Nadaka is making progress and so is the gas station just beyond Hwy. 84 going north.</p> <p>PDX Portal 2 built three structures on Sandy near 182nd, and it's rumored that In-and-Out Burger will have a warehouse there. See screenshot, below.</p> | Greg | 5 min. |
| <p>President</p> <p>We have a mailbox at the Fairview P.O. now (see notes, above)</p> <p>The otter has returned! Kris says he's adorable. Also, the park looks nice. So does the meadow. It's very impressive. We don't yet have a date for the unveiling. We can have a story about it in the Spring newsletter.</p> | Kris | 10 min. |

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| <p>The raven is still on top of the pole in Nadaka.</p> | | |
| <p>Other topics</p> <p>Speakers for November public meeting</p> <ul style="list-style-type: none"> • Jason Naumann will speak about the Rockwood Common Tool Library. 178th and SE Stark. • Cathy Keathley – hasn't responded yet. Give us the inside info on the city. • We wanted to have the police chief. <p>Articles for Fall newsletter – due on FRIDAY, October 17, at 5PM.</p> <p>Elections in the next November public meeting. The process: just show up and nominate yourself or someone can nominate you. The newsletter will explain.</p> <p>Greg says he'll pass on the elections; he's been on the board for more than a decade and his workload has increased. He's getting up at 4AM every day. Some of his co-workers have left and the tariffs have had an impact. He's thinking of a 1-term break from the WENA board.</p> <p>With his departure, we'll have five for quorum.</p> <p>Claudette will be meeting with the teacher at Reynolds High School regarding the AVID (Advancement Via Individual Determination) program, to coordinate with the students for the 2 new routes. Claudette thinks the 2 volunteers should do the whole 2 routes (27 + 22). A huge part of the Sandstone development is not receiving the newsletters. The students get credit for their volunteer hours. Claudette will get the map from Kris.</p> | <p>All</p> | <p></p> |
| <p>Meeting adjourned</p> <p>Motion to adjourn from Janet, seconded by Claudette, all approved, motion passed.</p> | | <p>7:45</p> |

Clarified this info on 10-20-25

Fall General Meeting: Monday, Nov 10, 2025 7PM
Moose Lodge, 16411 NE Halsey

In-N-Out Burger purchased a 71,600-square-foot warehouse at 18205-18365 N.E. Sandy Blvd. in Gresham to serve as a regional distribution hub for its new and upcoming Oregon locations. This is a key part of their expansion into the Portland metro area, which also includes plans for new restaurant locations in Gresham and other parts of the region.



Purpose: The warehouse will serve as a distribution center, ensuring fresh ingredients for the chain's growing number of restaurants.

Location: The property is at 18205-18365 N.E. Sandy Blvd. and is part of the Portland Portal III industrial development.

Expansion: The purchase is in conjunction with In-N-Out's plans to open new restaurants in Portland, Gresham, and other surrounding areas.

AI meeting summary

Meeting summary

Quick recap

The board meeting began with discussions about a missing raven statue and Wilkes' decision not to run in November's election. The group addressed various administrative matters including newsletter distribution, financial approvals, and post office box management, while also reviewing and approving September meeting minutes. The conversation ended with updates on local development projects, discussions about a potential tool library initiative, and planning for upcoming neighborhood elections, including the need to improve newsletter delivery routes and find new board members.

Next steps

- [Janet to contact Jason Naumann from Rockwood Common Tool Library to confirm his 10-minute presentation at the November meeting](#) [done]
- [Janet to follow up with Cathy Keathley about speaking at the November meeting](#) [done]
- [Janet to complete Steve's interview and get a picture for the newsletter by Friday's 5 PM deadline](#) [done]
- [Janet to finalize her article about Thousand Acres Homeless Eviction by Friday's 5 PM deadline](#) [done]
- [Janet to forward the Neighborhood Coalition's letter about Slider to Judy Hahn](#) [done]
- [Claudette to cover Bob's newsletter distribution route while he's on vacation](#)

- [Claudette to meet with Kris to review the map book and design better routes for AVID student volunteers](#)
- [Claudette to meet with AVID representatives at the high school about newsletter distribution](#)
- [Claudette to change the address on the bank account to the new PO Box and order new checks](#)
- [Claudette to reimburse Kris for the \\$180 PO Box fee](#)
- [Kris to contact the city about the missing Raven statue at Nadaka Park](#)
- [Eric to go to Wells Fargo on 181st and Stark to become an authorized signer on the WENA bank account](#)
- [Billy to go to the bank to remove his name from the account](#) [he knows he needs to do that – follow up.]

Summary

Raven Statue and Election Update

The group discussed the absence of a raven statue from its usual location, with Bob explaining that it had been removed for theft-proofing purposes. Kris agreed to contact the city to inquire about the raven's status and location. The conversation also touched on Greg's decision not to run in November's election due to personal and work commitments.

Board Meeting Agenda Access Issues

The board meeting began at 6:36 PM with Janet and the others discussing technical difficulties accessing the agenda and to-do list, which Janet had sent out the previous day. Claudette initially had trouble viewing the PDF on her phone but eventually accessed it on her iPad. Once the meeting started, Janet read through the to-do list, which contained approximately eight items, and the group agreed to follow the agenda in order.

Newsletter Distribution and Payment Updates

Janet discussed her article on Thousand Acres Homeless Eviction, which Bob reviewed and identified a duplication issue in the text. Claudette clarified that she can volunteer to cover Bob's newsletter distribution route during his vacation, as she has received the routes from Kris. Bob mentioned that the newsletter is expected to be ready by October 27th or 28th, and Claudette confirmed her availability to assist. The group also noted that Bob's quarterly web hosting payment has been reimbursed.

Eric's Bank Authorization Discussion

The group discussed the **post office box number, which was confirmed to be #194**, and the need for Eric to become an authorized signer for the Wilkes East Neighborhood Association's checking account at Wells Fargo. They clarified that Eric would only need to sign checks over

\$100 and that he could proceed to the bank independently to sign a signature card. Claudette mentioned she would need to update the account address and order new checks, which the group agreed to address in the new business portion of the meeting.

Financial and Neighborhood Coalition Updates

The group discussed financial matters, including the need for Claudette to sign a check and the need to get approval for reimbursing Kris for a year's worth of P.O. box fees. They also discussed forwarding a letter from the Neighborhood Coalition in support of replacing a slider in Nadaka Park to Judy Han, but discovered the letter was not attached to the email as noted in the agenda. Janet agreed to send the letter again and contact Gresham Arts Inc. for Judy's address.

September Meeting Minutes Approval

The group approved the September meeting minutes, with Janet noting she had added an AI-generated summary to the minutes. Bob clarified that public meeting minutes, like those from August 11, cannot be approved until the next public meeting in November.

Post Office Box Management Plan

The board approved a \$180 reimbursement for Kris's post office box expense and authorized Claudette to purchase new checks with the new P.O. Box address, with costs to be covered at the next board meeting. They agreed to a schedule for checking the post office box, with Claudette checking around the 1st and another board member checking around the 15th of each month. Greg reported that the area on 162nd Street and Wasco where concerns about congregation and drug use had been cleaned up, with new no-parking signs installed.

Local Development and Community Updates

The group discussed local development updates, including progress on a Habitat for Humanity project and a new 7-Eleven fuel station canopy. Wilkes reported that In-N-Out has purchased a warehouse on 182nd and Sandy for distribution purposes, part of the Portland Portal 3 industrial development. The group also noted improvements to the otter habitat at a local park, which was completed by workers who were given jobs through a social program [???]. Bob mentioned that the group's treasurer has the primary key to the mailbox, and articles for the fall newsletter have been returned.

Sculpture Unveiling and Tool Library

The group discussed the upcoming unveiling of a sculpture, which is expected to take place in February or March, with the city determining the exact date. They also talked about a potential tool library in Gresham, with Janet reaching out to Jason Naumann, who runs a similar library in Rockwood, and inviting him to present at their meeting. Janet also invited Cathy Keathley, a city council member, to attend, though she hasn't responded yet. Greg expressed interest in donating tools to the proposed tool library.

Rockwood Tool Library Speaker Planning

The group discussed the Rockwood Common Tool Library located at 178th and Southeast Stark, which is being promoted by the City of Gresham. They agreed to invite Cathy as a speaker to provide insights on city activities, with Janet planning to interview Steve for another speaking slot. Bob emphasized the importance of finalizing speakers by Friday for inclusion in the newsletter, and Janet noted the upcoming neighborhood elections in November, which will be conducted during the next public meeting. Bob explained the process for nominations and elections, highlighting the need to encourage participation through the newsletter.

Board Member Resignation and Quorum

Greg announced he would not seek re-election in November due to increased workload and family commitments, though he will continue to help with cleanup. The board discussed the need for an additional at-large member to maintain quorum, with Bob confirming they need an odd number of members. Claudette raised concerns about two small newsletter delivery routes with 22 and 27 houses, which she felt were too small for volunteers, and planned to discuss combining them with school representatives and students.

Sandstone Delivery Route Expansion Plan

Claudette and Bob discussed the need to improve map coverage for a delivery route in the Sandstone area, where only 25% of residents are currently being served. Bob explained that the west side of Sandstone is not being delivered, and Kris has a map book that shows which areas are blank and need delivery personnel. They agreed that Claudette would meet with Kris to review the map book and determine which blank areas could be covered by the kids' delivery team. The conversation ended with a motion to adjourn, and Bob mentioned he would be looking for an article from Greg after the meeting.

AI can make mistakes. Review for accuracy.