



JEFFERSON WESTSIDE NEIGHBORS

COLLABORATING • LEADING • ADVOCATING

Join Us this Spring!

Second Tuesday of the month, 6:30-8:30PM

Zoom links posted in eNews and on the JWN website jwneugene.org.

In-person meetings at First United Methodist Church, 1376 Olive St.

New Online Option for In-person Meetings!

Starting with our March 14 general meeting, you'll be able to attend in-person meetings either in person or via Zoom thanks to JWN resident Jacob Trewe's technical skills and generosity. Check the JWN website and eNews for meeting Zoom links.



JWN Spring 2023 General Meeting Schedule

February 14 (Zoom)

March 14 (in person + Zoom)

April 11 (in person + Zoom)
Board elections

May 9 (in person + Zoom)

June/July/August (No general meetings; watch for announcements on the JWN annual picnic and other events.)



Saving Our History

Jefferson Westside Historic Preservation Project

Since the 1960s, Eugene has witnessed the successive destruction of several historic neighborhoods, including the turn-of-the-century downtown, and more recently, the west University area. Many Jefferson Westside residents are concerned that our livable, affordable, and beautiful neighborhood could suffer the same fate. Designation as a historic district has the potential to preserve the character and fabric of the JWN by protecting it from destructive redevelopment. Springfield's thriving Washburne Historic District and Eugene's Blair Boulevard Commercial Historic District in the Whiteaker demonstrate that historic districts can bring vibrancy and enhanced value to an area.

What is a Historic District?

The National Register of Historic Places defines a historic district as having "a significant concentration, linkage, or continuity of sites, buildings, structures, or objects united historically or aesthetically by plan or physical development." Criteria include significance

(historical, architectural, or cultural values), integrity (design, handi-craft, look and feel), and historic context (50+ years old). Much of the JWN meets these criteria. *(continued)*



Live it Local!

Shop, dine, and play in the JWN! Support our many local businesses as you go about your day.



JWN Board Members

Chair

Ted M. Coopman

Vice Chair

Duncan Rhodes

At-Large Members

Stephanie Coopman

Sue Cummings

Joyce Graves

Rene Kane



Historic District Benefits

Research shows that neighborhoods benefit from historic districts in many ways, such as:

- * Increased community participation and commitment to the neighborhood. A boost for the already-active JWN!
- * Expanded reinvestment and additional affordable housing options.
- * Maintain existing diversity in residents' income levels. The JWN has a large share of the city's affordable middle housing and lower-cost historic rental properties.
- * Retain and enhance the mix of housing, including market-rate and lower-cost housing, all with excellent access to public transit and built-in social infrastructure. That's the JWN!

JWN Historic District Task Force

Jefferson Westside Neighbors has formed a task force to explore the possibility of creating one or more historic districts within our boundaries. Volunteers have started conducting research on historic districts and the JWN's fascinating history. The task force has begun a fundraising drive to support its efforts.



Asking For Your Help

Join us as we take the next step in this exciting exploratory project. Our goal is to raise \$3000 by March 1 to develop informational materials, engage neighbors and stakeholders in discussions, and hire two respected local historic preservation experts for guidance and training. Neighborhood volunteers will complete nearly all the work.

Please donate what you can afford as we launch this project. Consider joining the JWN Historic District Task Force. Without neighborhood support, a historic district can't become a reality.

To Make a Tax-Deductible Donation

Go to the JWN website at jwneugene.org for donation instructions. To donate online, go to the project's GoFundMe page at gofundme.com/f/jwn-historic or scan the QR code to the right.



Thank You For Your Support!

Contact Ted Coopman, JWN Chair, at jwneugene@gmail.com for more information on the JWN Historic Preservation Project or to volunteer.

Naval Reserve Site Update

The Naval Reserve site is located on the vacant city-owned lot by the Eugene Faith Center (EFC) near W. 13th and Chambers. The JWN has advocated for affordable housing, and more specifically multi-generation housing, at that location since 2009. Visit jwneugene.org/naval-reserve-site-housing-project for more details about the extensive history and public process for that site.

The city recently sent out requests for proposals and only Homes for Good, Lane County's housing agency, submitted one. The JWN has worked with Homes for Good, which has been involved in the process since the beginning. The proposal includes all the elements neighbors favored.

Designed by Eugene-based PIVOT Architecture, the Naval Reserve Apartments and Early Learning Center, an 81-unit apartment community in two, four-story buildings, will include 15 one-, 49 two-, and 16 three-bedroom apartments above community gathering areas for residents and a six-classroom Early Learning Center for about 80 students. The site provides play areas, open space, and beautiful landscaping with ample parking (114 spaces; extra parking for staff will be leased from the EFC). All units will be restricted to those with incomes at or below 50% of the area's median income. Priority will go to seniors and families enrolled in Head Start.

The Early Learning Center, operated by Head Start of Lane County, will be open to all qualified residents of Lane County, not just those living at the site. Added amenities include solar panels, onsite stormwater treatment, glassed-in elevator shafts to bring natural light to all floors, and a two-bedroom apartment for a full-time onsite manager.



The next step is approval by the Eugene City Council. If approved, the city would provide approximately \$1.5 million from a federal HOME grant. Homes for Good needs to raise the remaining funds from state and federal sources. The projected cost of the development is about \$44 million. Funding a project like this is always complex, but Homes for Good has an excellent track record. Completion is not expected until 2025, but we look forward to our new neighbors. The project is just another example of the JWN doing its part to provide economically diverse housing options for Eugene residents.



Get Your JWN Yard Sign!

Show your neighborhood pride with a JWN yard sign. They're free! Contact us at jwneugene@gmail.com.



Announcing the Formation of the JWN Board Elections Nominating Committee

The annual JWN Executive Board elections will be held during the business portion of the April 11, 2023, general meeting. The board consists of seven members and terms are for one full year. Any member of the neighborhood association (anyone who lives or owns property, or owns or manages a business or non-profit within the JWN boundaries) may join the board.

In accordance with the JWN bylaws, the board will designate a nominating committee at least one month in advance of the election. The nominating committee will consist of one executive board member and two members of the association who are not board members. The committee will publish a slate of nominees for office prior to the election.

If you'd like to join the Nominating Committee, please contact the JWN Chair at jwneugene@gmail.com.



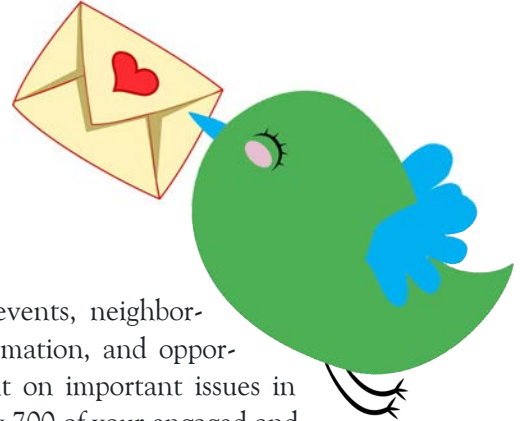
Subscribe to Monthly JWN News Updates

What's Happening in Your Neighborhood?

Printing and mailing this paper newsletter costs the JWN about \$2700, which means we can afford to send one only twice a year. However, the JWN eNews is FREE and arrives in your inbox every month!

Stay up to date on local events, neighborhood meetings, news, information, and opportunities for public comment on important issues in your community. Join nearly 700 of your engaged and informed neighbors by going to jwneugene.org/news/newsletter or emailing us at jwneugene@gmail.com to sign up.

If social media is more your speed, the JWN regularly posts on Facebook, Instagram, and Twitter. Visit jwneugene.org/news/social-media to find all our social media accounts or search for Jefferson Westside Neighbors on your favorite platform.



Celebrate the JWN's 20th Anniversary with Neighborhood Gear

Show your pride in Jefferson Westside Neighbors and its 20th anniversary with trendy and fashionable neighborhood gear. New designs feature a Jefferson-Westside street sign with a sky or brick background. From sweatshirts and stickers to t-shirts and tube socks

you're bound to find something that fits your budget and your style at the

online store. Plus, one dollar from each sale is donated to the JWN! View what's available at jeffersonwestside.com. All images designed by the JWN's own graphic design expert Dave Hurst.



Lane Events Center Master Plan Update

The Future of Our Fairgrounds

Lane Events Center (LEC), aka the County Fairgrounds, will restart the public process on its 20-year master plan this winter with the goal of a fall 2023 completion. The process will include coordination with the JWN so there will be ample opportunities to provide feedback.

Current Status

Analysis of the feasibility of siting a multi-use facility at the Events Center continues as the design/build team studies site options and refines cost estimates. Eugene-based PIVOT Architecture is among the contractors developing a design. This work will inform the Lane County Board of Commissioners' final decision to move forward (or not) with the multi-use facility. Information from the design/build team also will inform the LEC's Master Plan future land use scenarios including high-level potential concepts for existing property structures. Having a design/build firm efficiently streamlines the process during the planning and potential design and build phases.

Project Funding

Before retiring this year, former U.S. Representative Peter DeFazio secured \$1.5 million toward building the facility to meet immediate occupancy standards in case of an earthquake or other disaster. That money is in addition to \$7.5 million allocated by the Oregon Legislature and \$10 million from the Eugene Emeralds as an advance on a lease.

Lane County Commissioners recently increased the transient lodging tax on hotels and similar overnight lodging to 10%, and the car rental tax to 12%. Those increased taxes will generate an additional \$4.25 million a year to support tourism-related facilities, although county officials haven't yet decided how

they will spend it. As with most large public projects, other funding would be in the form of a bond, paid with additional transient lodging and car rental tax revenues. A final decision on the multi-use athletic facility should be made by summer 2023.

Sports For All Seasons Facility

Travel Lane County also has proposed a Sports For All Seasons facility that would be built at Lane Events Center. Travel Lane County staff argue that a year-round indoor multi-use facility will provide space for a variety of tournaments that will bring youth and their parents to the region, most importantly during the winter season. As discussed at the JWN's January general meeting, the Expo Halls on the south side of LEC by Amazon Creek are repurposed livestock buildings dating from when a dairy farm was located at that site. The buildings are in poor shape and have long exceeded their operational life span. The proposed all-season sports complex could serve the purpose of the existing buildings as exhibition halls as well as provide athletic facilities.

Costs and Ownership

Each facility would cost an estimated \$60-\$80 million to build. The LEC is entirely self-supporting and no general fund tax dollars would be used for any development. Any facilities built at LEC would be publicly owned.

Find Out More

For more information visit:

Jefferson Westside Neighbors website: jwneugene.org

Lane Events Center: laneeventscenter.org

Travel Lane County: sportsforallseasons.org

WE ARE HERE



Alleys to Curbs: Private Public Spaces

Ted M. Coopman, JWN Chair

There often is confusion about some spaces around homes, such as street curbs, planting strips, sidewalks, and alleys. Are the spaces public or private? Who is responsible for them? Who has access to them? What can residents do with them? These spaces can be publicly owned and privately controlled or privately owned and publicly controlled. Here is a quick guide.



Curbs and Planting Strips

For most of Eugene, the city technically owns the space from the inside of the sidewalk along both sides of the street (but not alleys, as discussed below). This includes the planting strip between the sidewalk and the curb as well as the curb itself. However, owners of the adjacent

property have responsibility for this space as far as maintenance, landscaping, and trespass control. You may not build a structure or park a vehicle in the planting strip, but you may landscape it, including installing irrigation. The only restrictions are what trees you can plant (review the city's helpful guide at shorturl.at/fwV36) and in maintaining the street trees. Any trees in

the planting strip are city owned and maintained by city crews. Homeowners and renters are responsible for maintaining this space. Keeping the planting strip well maintained not only improves your home and your neighbors' view but dissuades unwelcome activities. Unkempt planting strips signal that no one cares or is monitoring the space.

Homeowners and renters also have control over how planting strips are used, so can manage this area in the same way they would their yards. Anyone loitering or camping (including car campers using the planting strip as a front porch) in this area can be asked to leave. If they refuse, you can call the Eugene Police Department's nonemergency number, 541-682-5111. You also have control over and responsibility for the curb in front of your house, which means the house number often painted on the curb. There has been much consternation with unsolicited groups painting over house numbers on the curb and inexpertly painting new ones without asking permission. Then residents are asked for a donation. You can request that your house number is not painted on the curb or you can post a "No Paint" note or sign. A stake in the ground or a rock at the



curb near your house number with "No Paint" written on it works well.

Sidewalks

Sidewalks may be the most frustrating and confusing public/private space. As with many cities, adjacent property owners in Eugene are responsible for the condition and upkeep of sidewalks, which can be costly when they need to be replaced. Many JWN sidewalks are old and not as thick as modern ones, so have broken down over the years.



Also, major tree planting initiatives around the turn of the 20th century did not take into consideration root growth and the resulting damage. New plantings are restricted to avoid future damage. It is important for property owners to understand that if someone is injured on their sidewalks, they are liable.

Alleys

Alleys are owned by the adjacent property owners, not the city. Each property owner on either side of the alley owns the property to the center of the alley. However, alleys have public easements, which means they must remain open and accessible to through traffic. Property owners do have trespass control of alleys just like other private property. That said, there are restrictions on uses and ac-

cess via alleys, such as parking. Property owners are responsible for alley maintenance, which must meet basic criteria. As a baseline, an alley must support the weight and size of a firetruck. For repairing an alley surface, such as filling large potholes, crushed rock is relatively inexpensive to have delivered and allows drainage. Make sure your fence is graffiti free and your alley frontage is clear of weeds, trash, and debris. Anything that displays disorder or lack of concern attracts unwanted activities.

For More Information

Go to eugene-or.gov for more information on the city's Planting Strip Ordinance, Street and Alley Improvement Subsidy Program, sidewalk safety, sidewalk maintenance and liability, and fact sheets on alleys and street trees.



Pedestrian friendly.

Volunteers Needed for JWN Sidewalk Survey Reboot

It's no secret: JWN sidewalks are not pedestrian friendly!

We need your help updating our neighborhood's sidewalk survey!

Although neighbors consistently praise the JWN's close proximity to restaurants, art and cultural venues, and local services and retail businesses, traversing the JWN's sidewalks to get to those locations can be hazardous to your health. Two years ago neighbors came together and completed a survey of the JWN's sidewalks. Volunteers noted that sidewalk conditions ranged from flat and smooth to serious damage that made them dangerous—and impassible for anyone with mobility issues.



Pedestrian unfriendly.



100-year old sidewalk.

Fast forward to 2023 and we're rebooting the sidewalk survey to complete an assessment based on the ADA Compliance Guide for Sidewalks. The guidelines address sidewalk width, surface texture, and slope; tripping hazards; curb ramps; and obstructions. This is critical information in advocating for resources from Eugene's recently passed Street Bond Measure.

If you're ready to volunteer, contact JWN Vice-chair Duncan Rhodes at Duncan.Rhodes@cerrillos.net.

JEFFERSON WESTSIDE NEIGHBORS

% Neighborhood Program
99 W 10th Avenue
Eugene, OR 97401



PRESORTED STANDARD

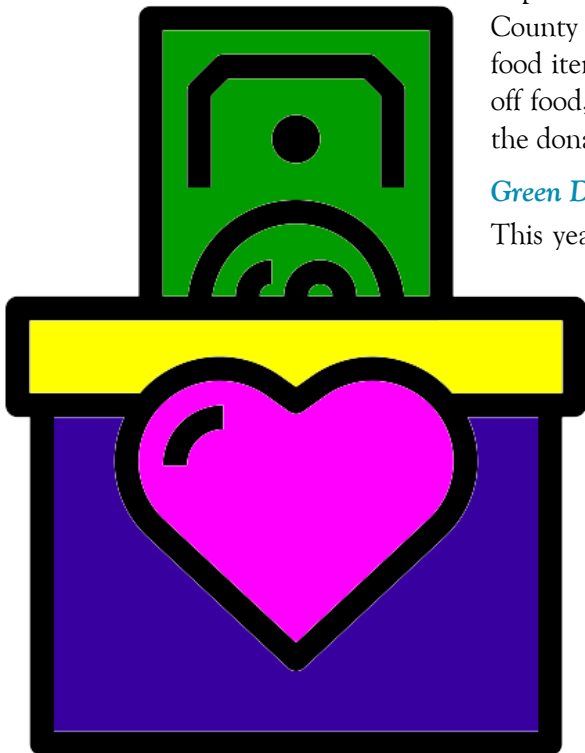
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Neighbors Helping Neighbors: Winter Food Drive 2023

Give cash instead of cans – \$1 provides 3 meals!



In previous years, the JWN has participated in the annual Food for Lane County food drive with volunteers accepting donations of nonperishable food items at neighborhood locations. This required neighbors dropping off food, volunteers staffing the drop-off site, and FFLC staff picking up the donations.

Green Digital Food Drive

This year, the JWN is experimenting with a Green Digital Food Drive. So skip the trip, the traffic, the carbon, and the cans. Instead, make a check, cash, or online donation from the warm and dry comfort of your own home. Your tax-deductible donation goes much further to feeding those in need than canned or boxed food.

Donate Today!

Go to fflc.akaraisin.com/ui/JWN to donate online or scan the QR code to the right. Alternately, mail or drop off a check or cash here: Food for Lane County, Development Department, 770 Bailey Hill Road, Eugene, OR 97402. Include a note that your donation is for the “Jefferson Westside Neighbors Fundraiser.”

