



Lehigh Valley Community Association  
 www.lvcaspa.org

## Annual Member Meeting

*Meeting is being recorded*

*Please announce yourself so we can track attendance*

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## Agenda

- Agenda Overview & Roll Call – Mark Walters, Secretary
- Voting Overview – Mike Hatmaker, VP
  - Process & Procedures
  - Board Nominees Statements & Oral Comments
- LCA Overview Formation, Mission & Achievements – Craig Spiezle, President
  - Membership Overview & Financial Recap
  - Accomplishments & Initiatives
  - Events – Robin Root James
  - City Engagement
- 4<sup>th</sup> of July – Mike Hatmaker,
- Privacy Position - Mark Walters
  - Bylaws Updates
  - Oral Comments
- Vision For The Future – Craig Spiezle

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## Roll Call & Verification of Quorum Review of Meeting Format, Raising Hands & Oral Comments

Mark Walters, Secretary

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## Voting Process – Mike Hatmaker, VP

- Candidates Oral Comments
- Electronic Voting – Concludes at the end of the meeting
- Results within 72 hours after the close of voting.
- New Board will become effective upon the certification of the final votes and the election of officers
- Results based on the number of votes in support of an individual a candidate being larger then the number of votes opposed
- Individual ballots will NOT be shared with an nominee

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### Nominee Statements

- Vision for Lochleven, up to 2 minutes each
  - Vision for the future, building on the foundation of LCA
  - What if anything they would like to change or improve
  - How to increase inclusiveness, reaching younger families and other cultures
  - How much time they are able to commit to support LCA
  - How they see the use of technology to engage and connect the community

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### Joyce Doland

Yes  No - Joyce Doland - 9539 NE 1st St / LCA Member Since: 9/27/2021

I have been a resident of Lochleven for 44 years and immediately joined West Bellevue Community Club to work on many issues with Bellevue's Central Business District development of plans for the City and its policies. The WBCC worked to have street lighting installed, the closure of 5th street at 8th, height restrictions on 100th and participated in the Downtown Park development with the acquisition of land from the Bellevue School District. There have been other projects in the history of WBCC. I joined the new org LCA and its Board at inception as Treasurer. I have served on many 501c3 Boards as officer and Director of the Children's Trust Foundation, Junior League of Seattle, King County MS Assoc. and others. I have also served on Boards as a Director and Officer of several publicly held and private business companies. I am interested in maintaining the livability of our neighborhood and working with all folks on issues of safety, development and social gatherings.

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### Scott Lampe

Yes  No - Scott Lampe - 9909 NE 1st St / LCA Member Since: 9/27/2021

My wife and I have been residents of Bellevue for 25 years with the most recent 5 living in Bayside Place Condominiums. Previously we lived in the Surrey Downs neighborhood just south of downtown Bellevue where I served on the board including four years as president. Other volunteer activities include currently serving as president of the Bayside Place Condominium Association, a board member of the Meydenbauer Bay Neighbors Association, panel member and former chair of the Sound Transit Citizen Oversight Panel, current board member at Bellevue Christian School, commission member and chair of the Bellevue Transportation Commission from 2010-19, chair of the East Main Citizen Advisory Committee which developed redevelopment guidelines for the areas including the Red Lion, Hilton and Bellevue Club, current board member of the Eastside Transportation Association and current member of the Bellevue Rotary Club. Thank you for this opportunity to serve the Lochleven Neighborhood Assoc.

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### Wayne Novak

Yes  No - Wayne Novak - 9951 Lake Washington Blvd #15 / LCA Member Since: 2/24/2022

I am writing to submit my name to self-nominate to the LCA Board of Directors. I work in the community as a realtor I come into contact with residents of all ages and bring to the Board perspectives of younger families and those living on the southern boundaries of Lochleven on Lake Washington Blvd. I look forward to creating ways for neighbors to connect with each other and enhance our sense of community. To this end I support increased use of technologies to reach and engage younger members of the community. Being a principal of an actuarial consulting firm helped me develop negotiation, problem-solving, and customer service skills, which will aid in building consensus with members and interacting with city staff. I have a MBA from Northwest University in Kirkland. When I'm not working, I spend time giving back to the community. I've volunteered for the Salvation Army in Arizona, and now in Bellevue. I'm also on the board of the Vue's HOA. In my spare I enjoy all forms exercise.

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## Yuan Zheng

Yes  No – Yuan Zheng - 700 95th Ave NE / LCA Member Since: 4/21/2022

Born in China, high school & college in NYC (Columbia), moved to the NW; met my husband, from Holland, at Microsoft. Moved into the neighborhood 10 years ago; fell in love with its safety, friendliness and diversity. Our son was born here. Many have probably seen us walking with him in the neighborhood, one where he can continue to thrive. My skills and experience should be useful, having been with Microsoft 18 years, now a Principal PM Manager. I have served on several nonprofit boards, volunteer in local schools, and from 2006 – 2012, I was the secretary for Taluswood Townhomes (85 units) HOA in Redmond. We supported our community through the '08 financial crisis, maintaining property values while keeping dues flat. I am a trustee of Bellevue Discovery Preschool, a nonprofit our son attends. It supports highly capable children, their families and community. I volunteer as an AP computer science teacher for Lake WA HS. Sustaining members of KUOW 10+\_yrs. I very much hope to serve LCA.

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## History of the Formation of LCA

- July 6 – Craig Spiezle organized a group of over 100 neighbors who signed on to a letter opposing the Pinnacle development concerned on the spill over impact into Lochleven.
- July 14 – After participating in several planning meetings, a core group of neighbors submitted a letter to the City providing input into the NW Bellevue Comprehensive plan regarding the impact to Lochleven
- August 10 – City staff encouraged the formation of an association recognizing Lochleven had not been represented for over a decade.
- August 25 – Community meeting hosted with Police and Transportation depts regarding impact of July 4<sup>th</sup>
- Sept 7 – Convened meeting with founding group of neighbors at Goddard Park
- Oct 6 – Filed Articles of Incorporation
- Feb 15 – Filed for IRS non-profit status
- March 16 - IRS non-profit status granted, retroactive to Oct 6, 2021

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## Mission & Purpose

*Building Community, Enhancing Safety & Creating Neighborhood Connections*

- To promote a sense of community, enhancing the livability and safety of the residents, helping to protect and enhance the residential character of Lochleven.
- To help protect and enhance the natural and man-made beauty, quality and living amenities of the area including its streets, sidewalks, parks and recreation areas.
- To stimulate and ensure that adequate planning occur in order to carry out these purposes and that decisions regarding zoning, transportation, parking and spill over traffic to enhance the sustainability, character, walkability and sense of neighborhood.
- To ensure that all public and private activities which affect the area are consistent with the short-and long-term needs, desires, goals and objectives of the residents and property-owners within the Association as defined above.
- To establish and maintain an open line of communication and liaison with governmental agencies and neighborhood associations and organization to promote the interests of the neighborhood.
- To promote disaster response and emergency preparedness to create a more resilient community.

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## Who Are Our Members To Date

- 69 members/supporters
  - Including 1 non-voting supporter
  - 40% larger than WBCC in just 8 months!
- Majority reside in “East Lochleven”
  - Most impacted by downtown
  - Highest density with condo / apts
- Need additional outreach to the rest of Lochleven, condos & renters
- 90 members on NextDoor Group



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## Financials – Looking Ahead

- Membership Fees ~ 36% of income
  - Unlikely cover ongoing operating expenses
- Donations 64%
  - Member “start-up” funding (24%)
  - Event donations (6%)
  - \$1,595 from the dissolved WBCC (34%)
  - Can not be assumed to be recurring
- Signage was a significant “investment”, building the LCA brand, driving membership and community awareness.
- Anticipated expenses to include but not limited to zoom, software licensing fees and increased hosting fees.
- Possible cost to review revised bylaws.
- Board policy to maintain a balance of no less than \$1,000 to help insure long-term sustainability.



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## Thank You To Our Donors *Reflecting ~24% of Income*

<ul style="list-style-type: none"> <li>• Jim &amp; Kimberly Beach</li> <li>• Pavel Dournov</li> <li>• Gretchen &amp; Dan Dill</li> <li>• Mike Eggenberger &amp; Bonnie Grant</li> <li>• Jean &amp; John Fuller</li> <li>• Shelia &amp; Arron Getz</li> <li>• Artem &amp; Irina Gracheva</li> <li>• Robin Root &amp; Larry James</li> <li>• Jeff &amp; Alicia Jorgenson</li> <li>• Lisa Kwak</li> <li>• Wayne Teresa Novak</li> </ul>	<ul style="list-style-type: none"> <li>• Mykhailo Ponomarenko &amp; Liudmyla Osafiichuk</li> <li>• Amir Rashidi</li> <li>• Michael &amp; Cathy Roeter</li> <li>• Craig &amp; Liz Spiezle</li> <li>• Linda Stabler</li> <li>• Webb Thomsen</li> <li>• Ivan Velkov</li> <li>• Mark Walters &amp; Laurie Cansler</li> <li>• Ming Zhang</li> <li>• Saijing (Liz) Zheng</li> <li>• TK Yeoh</li> </ul>
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- ✓ Dues and are tax deductible
- ✓ Eligible for matching funds

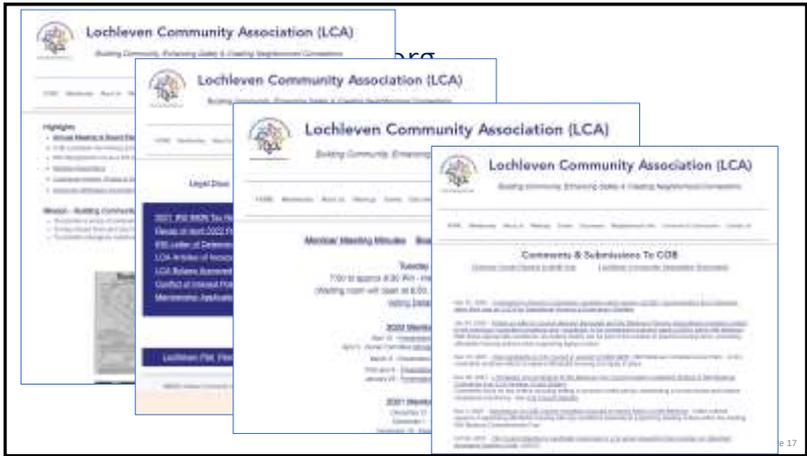
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## Achievements

- A foundation of credibility with the City of Bellevue and our neighbors with a goal of sustainability for the community
  - Branding Campaign
  - 69 members
  - IRS recognition of 501c(3) status
  - Comprehensive web site
  - NextDoor Neighborhood Community
  - 4 Community building events to-date
  - Additional Street lights
  - No Parking expanded to enhance pedestrian safety
  - Chimneys re-zone application withdrawn
  - DADU recommendations

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### Building Awareness

- Logo and visual identity
  - Thank you Liz Spiezel
- Developed campaign leveraging City resources, engagement in City meetings & NextDoor
- 12 signs deployed throughout the neighborhood.
  - Thank you to Robin Root James, Wayne Novak and Amir Rashidi for the donation of their relator signs!
- \$1,003 funded by supplemental member donations!
- We need more!



### LCA NextDoor Group

- Private moderated group to residents who live in the boundaries of Lochleven and or a donors to LCA.
- Membership in LCA is not required
- Notification and collaboration platform
- Must abide to Next Door's and LCA policies of non-commercial use and posting and civility and respect of all members.



### Community Building Events





## Feb Neighborhood Talk & Walk

Thank you Robin & Larry James









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## Future Events

- Neighborhood Block Party – Scope & Activities Under Review
- Lochleven – “Coffee, Cake & Connections” / “Coffee Walk & Talks”
- Other Community Ideas
  - Community Garage Sale Day (Vuecrest)
  - Progressive Wine Tasting (Medina)
  - Halloween Pumpkin Contest (Clyde Hill)
  - Emergency Response Training (CERT light)
- Your ideas?

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## City Engagement

- Being part of the solution, trying to be a voice of reason
  - Drafted embracing Detached Accessory Dwelling Units (DADUs) while helping to preserve the character of Lochleven.
  - Chimney Condo Redevelopment – Scott Lampe
  - 99<sup>th</sup> Street lighting
  - 99<sup>th</sup> No Parking Zone
  - 4<sup>th</sup> of July update & Traffic / parking mitigation – Mike Hatmaker

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## DADU NW Bellevue Plan

<https://www.lochlevenwa.org/submissions>



Dec 13 – City Council Meeting

- Removed from comprehensive plan and approved by Council
- Council member Barksdale encouraged LCA to make proposals and articulate what problem we are attempting to mitigate or solve.

Jan 24 – Submitted set of recommendations

- Referenced applicable existing codes

 **DADU Considerations**

**Attachment A**  
**DADU Considerations for Lochleven Before - Updated 1/16/2022**

Condition	IS IT MET?	IS IT MET?	IS IT MET?	Notes
1. <b>Use of Property:</b> Intended to be used either as a DADU or as a second unit for rental purposes. Intended to be used as a DADU or as a second unit for rental purposes. Intended to be used as a DADU or as a second unit for rental purposes.				
2. <b>Use of Property:</b> Intended to be used either as a DADU or as a second unit for rental purposes. Intended to be used as a DADU or as a second unit for rental purposes. Intended to be used as a DADU or as a second unit for rental purposes.				
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 **Chimneys Rezone Application**

- Community wide support of LCA opposing the attempt to introduce commercial and retail usage into Lochleven.
- Worked with City to have security fencing re-installed




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 **Pedestrian & Vehicle Safety**

- 99<sup>th</sup> Ave NE is recognized by the City as a major pedestrian gateway
  - Approved 2 additional street lights with 100% of neighbors approval.
  - No parking zone created on 99<sup>th</sup> Ave NE & NE 5<sup>th</sup>
  - Ongoing dialog for continuous sidewalks from NE 8<sup>th</sup> to Lake Wash Blvd.





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 **4<sup>th</sup> of July –**

- 2021 was a perfect storm
- Extended gridlock, pedestrian safety risk and alterations with drivers
- Founding members of LCA met with police, traffic, parks and other departments in August 2021
- April 2022 – City wide meeting resulting with the City creating a comprehensive plan of 1-day no parking zones throughout Lochleven



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### We Respect Your Privacy & PII

- Member data is held in an encrypted / password protected file.
- LCA Policy is posted at <https://www.lochlevenwa.org/privacy> and on membership applications
  - *Member information and respective PII will not be shared with any third party or LCA members. As required by law, only the names of members shall be posted online. Information provided will only be used for management of the Association and to send communications to members.*
- Under the new RCW 24.03A, LCA must provide for inspection a list that includes a street addresses. Exceptions include members who may be part of a confidentiality program described in chapter 40.24 RCW or any similar law.
  - Will not include families names, email addresses or phone numbers
- Unless a member explicitly provides written consent to permit sharing of their personal data, LCA is legally prohibited from doing so unless required to comply with a court order.
- NextDoor provides an ability for member to member connection

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### New Business

- Bylaws Update
- Oral Comments
  - Limit comments to 3 minutes
- Please provide your name and address
- Limit one speaking slot per member



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### Bylaws Updates – *In the Works*

- Wash State Non-Profit Act, Effective Jan. 1, 2022 RCW 24.03A.005
- Bylaws need major update to reflect the new law and key learnings from the past 9 months.
- Waiting until new Directors to finish, review with membership and call for vote

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### Pedestrian & Vehicle Safety

- Concerns on excessive speed, loud cars and racing on 100<sup>th</sup> Ave NE
- Near the Boys & Girls Club and downtown Park
- Possible Remedies
  - More enforcement
  - Speed humps vs Speed bumps
  - Raised cross walks
  - Traffic Circles?
- Next Steps ?



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### Incoming Board Opportunities

- Bylaws Revisions
- Summer Neighborhood Party
- 99<sup>th</sup> Ave NE Street Lights – Approved in November, pending
- 100<sup>th</sup> Ave NE – Traffic, speed & noise abatement
- Expanded Neighbor Engagement & signs
- Develop sustainable operating budget & reserves

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### Oral Comments



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### My Vision For The Future

- Continue to find ways to build community and maintain a sustainable organization
- Recognize the Board are volunteers, they are not perfect and need your support.
- LCA needs to proactively engage the city, Council and commissions obtaining a pulse on the issues before they explode.
- Be progressive. Embrace new approaches, collaboration platforms and technologies.
- Learn from the past and avoid missteps of other organizations
  - Focus is paramount, you can not boil the ocean.
  - Maintain the legal definition of Lochleven, expanding to other neighborhoods and jurisdictions will dilute LCA's impact resources and sense of community.
  - Need to be inclusive and welcoming to residents of all cultures.
  - Strive for ways to engage residents with an ongoing cadence.

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## Thank you – Founding Board Members

- Joyce Doland
- Mike Hatmaker
- Paresh Rajwat
- Steve McConnell
- Paresh Rajwat
- Craig Spiezle
- Mark Walters



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Voting Closed – Results Pending Tabulation  
of Postmarked Mail-In Ballots ~ 72 hours

Discussion Deck to be posted at  
<https://www.lochlevenwa.org/meetings>

Meeting Adjourned

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