

Official Newsletter of the Wynnewood North Neighborhood Association

**Quarterly
General Meeting
October 19th
6:30pm
6pm Meet & Greet**

**Meeting Info &
Agenda on Page 2**

A Word from Our President | Denise Requardt

Hello Neighbors!

We are rolling into the last quarter of 2023, and WNNA volunteers will be organizing several events over the next few months. Mark your calendars for our Halloween Parade/ Social – October 31st, Fall Wander – November 4th or 11th (we need host homes), and we will wrap up the year with our annual Holiday Party— date to be announced. These events are a lot of fun and a chance to socialize with new and existing neighbors. If any of you would like to help with these events, please let me know.



A big thank you to the neighbors who participated in the National Night Out social on October 3rd. There were approximately 50 in attendance celebrating our WNNA VIPs, Dallas Fire & Police Departments. The extra help with some of the tasks from several of our neighbors was very much appreciated.

It's that time of year again for nominations and elections for the Board of Directors! The nomination deadline is Tuesday, October 17th. Information about the positions and the nomination process is within this newsletter.

Our next General Meeting is Thursday, October 19th, at which time Board nominations submitted will be discussed and voted on. WNNA Board of Directors are volunteer positions, and we welcome your support! There will not be a guest speaker for this meeting. Instead, several of our neighbors who have volunteered to gather information in reference to community updates will speak at the meeting. Your participation at this meeting will be greatly appreciated.

Thank you all. Stay safe!

***WNNA is all of us and the more engaged neighbors we have, the more we can do together!
Thank you to all who have made donations and volunteered your time!***

<p>About Us</p> <p>WNNA is an 501(c)3 non-profit organization.</p> <p>Donations are tax deductible and can be made by mail, at general meetings, directly to our treasurer, or by visiting wynnewoodnorth.org/donate.</p> <p>Receipts are provided upon request.</p>	<p>Contact Us</p> <p>Online www.wynnewoodnorth.org</p> <p>Email info@wynnewoodnorth.org</p> <p>Mail PO Box 3872 Dallas, TX 75208</p> <p>Nextdoor wynnewoodnorth.nextdoor.com</p> <p>Facebook facebook.com/wynnewoodnorth</p>
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GENERAL MEETING

October 19, 2023

Please mark your calendars for the upcoming WNNA General Meeting!!

A great time for neighbors to meet and get a better understanding of what is going on in our neighborhood and the Oak Cliff Community.

Location: Kidd Springs Recreation Center, 711 W. Canty Street, Dallas 75208, **Large Meeting Room**

AGENDA

6:00 pm – 6:30 pm: Arrive / Meet and Greet

6:30 pm: Bring the meeting to order

6:30 pm – 7:00 pm (depending on questions)

Community updates:

Steve Westerheide -- update on the Parks at Wynnewood Apartments

Pat Ford – update on Conservation District planning

James Tekippe and Mike Wicker—” 75 for 75” Reforestation Project

Other miscellaneous items if time permits

7:00 pm – 7:45 pm: WNNA Business Meeting/Board of Directors and 2023 Board of Directors Nominations Review and Elections

7:50 pm or prior: Adjourn – requesting neighbors to help fold and put away chairs.

Previous General Meeting Minutes –for review to be approved: <https://wynnewoodnorth.org/Meetings>

Year to Date Financials to be approved: <https://wynnewoodnorth.org/Treasurer>

Meeting Location:

Kidd Springs

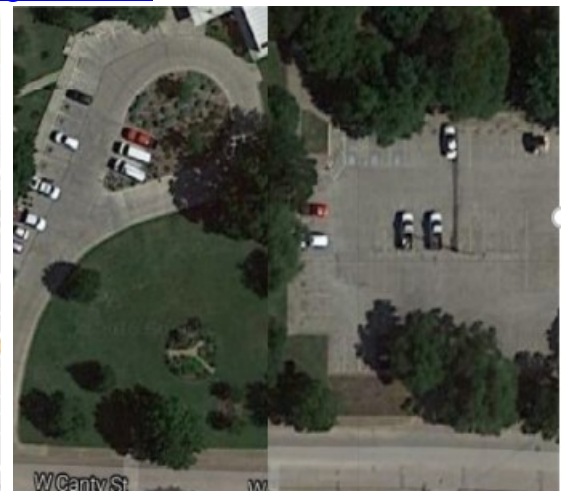
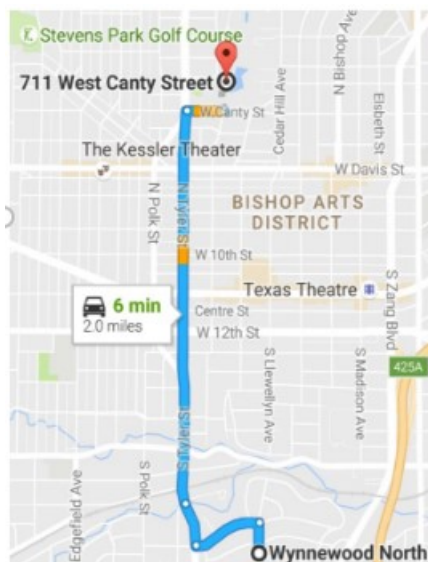
Recreation Center

711 W. Canty Street

Large Meeting Room

Handicap Parking located in the circular drive near the front entrance.

General Parking in the large lot east of the main entrance



Handicap Parking:
FIRST entrance

General Parking:
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BOARD ELECTIONS

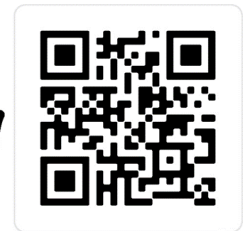
Volunteer Board of Director positions are open for nominations.

Consider sharing a little of your time and skills for the benefit of our neighborhood! If you are interested in serving on the Board of Directors, please contact Denise Requardt directly by Tuesday, October 17, 2023.

Nominations may include existing board members if they choose to run for another term. During our next General Meeting on Thursday, October 19, 2023, nominations will be entertained for final approvals. You will see those details in several different posts and e-blasts throughout the next week

Board Position Descriptions and Responsibilities (3 of the positions are filled by committees at this time – Publications, Social, and Parent Liaison) are available by scanning the QR Code, or go to the WNNa website.

Have more questions? Please contact Denise Requardt, WNNa President at 214-801-1802 or president@wynnewoodnorth.org



SCAN ME

Election Day is Coming!

Texans will decide the fate of 14 constitutional amendments recently sent to the ballot by state lawmakers during the Nov. 7 election.

Many of the proposed amendments would create or alter funds to support:

- Higher education research
- Water infrastructure
- Gas-fueled power plants
- Broadband infrastructure
- Maintenance and creation of state parks

Several others would address taxes by:

- Raising the homestead exemption for homeowners from \$40,000 to \$100,000
- Creating some tax exemptions for medical equipment and child-care facilities
- Banning lawmakers from imposing “wealth taxes” without voter approval





Wynnewood North Little Library is Back!



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TACLA019484E

Crime Prevention Tips—David Williams

Help us to Help you!

While you may associate porch piracy with the holiday season (when you're more likely to have a multitude of packages delivered to your front door), online shopping and package delivery is a year-around activity. Trust me, we VIPs see our fair share of packages in the neighborhood. After taking the time to shop, spending the money and waiting for the delivery, the last thing you want is for your package to disappear before you ever have a chance to grab it from the porch. Last month the VIP stopped and tried to hide **94 packages!!!!** Try means there was no place to hide it.

In 2022, nearly 79% of Americans had packages stolen by porch pirates. Nationwide, porch pirates stole 260 million packages in 2022. That's a ton of money lost.

Considering porch piracy is an ongoing, and worsening issue, you may be wondering how those of us in Wynwood North can avoid falling victim. To help you protect your property, we've compiled a few practical tips to help you protect your packages.

In Wynnewood North – put a flowerpot, chair, etc. on the front porch so your delivery driver or the VIP can hide your package. It's so hard to hide a package when frankly there's no place to put it! And besides, it just looks nice!!

Take advantage of package tracking – Every major delivery company and the US postal service now give updates on when a package will arrive. The tracking will be updated when your packages have been delivered. If you are not home when it's delivered, call a neighbor or the VIP to come hide it. Again, there needs to be a place to hide the package.

Install a video doorbell. Having a doorbell security camera can benefit you in a few ways. First, burglars and thieves tend to be discouraged by security alarms. Someone thinking of stealing your package might see the security camera and think again. In addition to deterrence, many of these video doorbells come with motion sensors and a notification system, which sends you an alert when someone is on your front porch. It even allows you to initiate a two-way conversation. If a delivery person is at your door, you can give them instructions, such as tucking the box behind a particular post or plant. (there's that hiding place again) If it's a potential porch pirate, you can let them know that they're on camera.

Require signature on delivery - In most cases, delivery drivers simply leave packages on porches or at front doors. But that's not the only option. Most companies also give the option to require a signature on delivery. In that case, the driver can't leave the package unless you're there to sign. This strategy can be inconvenient if you're not often home during the day, and a few missed deliveries can lead to packages being returned to the sender. But for a valuable package, it might be worth waiting to ensure it's not sitting unattended on your porch.



Happy Shopping!



News and Tidbits

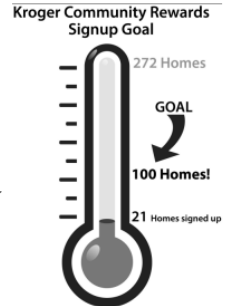
Welcome New Neighbors!

Lenore St. John & Levi Wild—321 Monssen
Tim & Maria McManus—1331 S. Llewellyn
Jake & C.C. Kurz—740 Mayrant
Fernanda Rodriguez & Shelby Saxon—530 N. Manus



Join Our Kroger Community Rewards Signup Drive!

Signing up for Community Rewards is easy at Kroger.com. If you need to sign up for a free Kroger account, use the QR code on left. If you already have an account, sign up for Community Rewards by using the QR code on the right.



Recently, David Williams, our neighborhood Crime Watch Director, received the following note from the Dallas Police Department!

Here's an excerpt from a letter I got from the Dallas Police department.

I can't express how proud I am of your group for not only being my top VIP patrol group and also for excelling on the number of patrols you all have done this past month. This is the perfect example of citizens who really do care about their neighborhood. On behalf of the Dallas Police Department, I want to thank you all for what you do to help us help you keep your neighborhood safe.

Want to join the fun of being part of the best VIP Patrol Team in Southwest Dallas? Contact David at crime@wynnewoodnorth.org to find out more!



Use this QR code to create a Kroger Account



Tie Wynnewood North Neighborhood Association. The shortcut code to find our organization quickly is QK017.

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Wynnewood History

In the midst of the great depression in the 1930s, there was not enough capital for much housing development in the United States. During WWII, the capital that could have been used to develop housing was being diverted for the war. When American soldiers came back to the United States eager to buy houses, they soon discovered that there were simply not enough of them to support the demand. This demand led to an unprecedented housing boom in the United States. An economic recovery after the war, coupled with savings, and U.S. Federal Housing Authority loans, made home-owning for many GIs possible. Legislation enacted by President Truman and congress gave economic incentives to encourage private investment in large-scale housing developments.

Wynnewood was the first such post-war community in the Dallas area, and the first families moved in around January 1947. The story of Wynnewood, however, started long before. In 1913 American Home Realty Company bought the land, but plans for a suburban housing development were not made until the WWII years. The property had at one time belonged to John M. Wright, an earlier settler for whom a survey was made when it was farmland. Most of the land remained undeveloped until the 1940s, at which point the American Home Realty Company and its 820 acres in Oak Cliff switched hands. Ownership of AHR went to prominent businessman Toddie Lee Wynne Sr. and prominent real estate investor and developer Benjamin Hick Majors. The presidency of AHR was given to Angus Gilchrist Wynne Jr., the nephew of Toddie Wynne Sr. Wynne was born January 9, 1914, in Kaufman County, Texas to parents Angus Wynne, Sr. (Texas) and Nemo Shelmire Wynne (1920 U.S. Census reveals her place of birth as Louisiana, but newspaper articles and the 1930 U.S. Census claim her birth was in Texas). His father and grandfather practiced law in the nearby town of Wills Point until his family moved to Dallas around 1928. Wynne attended Highland Park High School and graduated there in 1931. While Wynne Sr. successfully practiced law in Longview, Texas from 1932 to 1937, Wynne Jr. attended the Lawrenceville New Jersey Preparatory School, then Washington and Lee University in Lexington, Va. from 1934-1935, before receiving a B.A. from UT Austin in 1938. He worked in Texas oil fields from 1938 to 1940 when he received an ensign's commission in the Navy. In the Navy, he was awarded six service stars for service in the European and Asiatic theaters during WWII. After his tour, Wynne returned to Dallas and was handed the task of developing 820 acres in Oak Cliff in December of 1945.

Mass production techniques developed during WWII were used to meet Wynne's demanding building schedule, which, due to bad weather and shortage of materials, was rarely ever met. In 1946, the American Home Realty Company bought a large Dallas lumber mill to overcome the shortage and meet the strong demand that the housing development required. There were several different sections of Wynnewood throughout the development phase, including Wynnewood Park, intending to be an area of low-cost homes, and later, Wynnewood North, designed for bigger lots and lavish houses.

The 27-acre Wynnewood Village Shopping Center provided everything from a hotel, bank, theatre, church, beauty salon, grocery and supply stores, restaurants, and doctors' offices. Wynnewood's aim of mass-produced, quality houses with unique and personal characteristics was unrivaled and its success continued to suggest to Dallas developers the notion that there was great potential on the south side of the Trinity River. In 1946, Wynnewood was one of the largest residential developments of its kind, originally estimated at \$25 million; and estimated at more than \$40 million by 1960, solidifying its place among the first and most ambitious post-WWII suburbs in the nation.

Courtesy of the Wynnewood Scrapbook at the Dallas Public Library



Wynnewood North Halloween

Family-Friendly Halloween Costume Parade

Date: Tuesday -- October 31, 2023

Time: 5:00 pm

Place: Meet @ the home of Debbie and David Williams - 670 N. Manus

Contact: Denise Requardt – 214-801-1802 / president@wynnewoodnorth.org

Families who anticipate joining the parade please let the me know. There will be goodies distributed to those participating so would like a general head count.

Calling all kids, grandkids, young at heart, furry friends.....

Bring your strollers, wagons, bikes and join us in a Halloween Costume Parade.

Neighbors - please come on outside and cheer on the spooks and goblins.

Participants will line up at 670 N. Manus. The route will be to walk East on Monssen to the Little Library / Greenbelt area for treats and social.

****We are requesting all neighbors on this route to please move your cars that are parked on the street from 5:00 pm – 6:00 pm. ****

Many neighbors in Wynnewood North will be passing out candy and fun stuff after the parade – great time to check out all the ghosts and goblins. The times are normally from around 6:00ish pm – 8:30 pm.



Fall Wynnewood Wander

Fall Wander Host Homes Needed

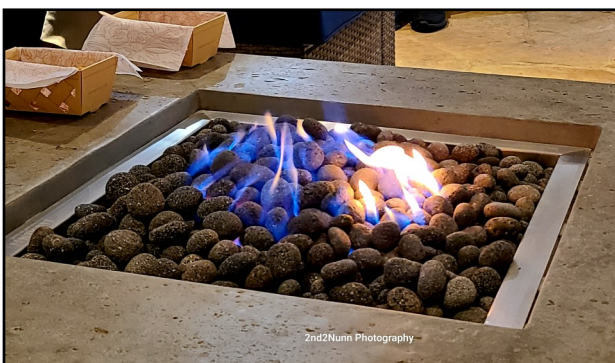
A date for the WNNA Fall Wander has not been determined, but will possibly be either Saturday, November 4th, or November 11th. This will be up to the host home volunteers. We need 3 volunteer host homes. Please, if you would consider hosting, contact Denise.

The wanders have been a tradition in Wynnewood North for many years. The Spring and Fall Wanders have been Wynnewood North Neighborhood Association's biggest fundraisers of the year. The proceeds help fund numerous activities, events and projects in the neighborhood. Tickets are \$50 per person which includes drinks and appetizers or dessert at each home. Think of the Wander as a form of a traditional "Progressive Dinner" type event but with a variety of appetizers, desserts and drinks as you move from one home to the next. A committee member will be assigned to help at your home. There are also neighbors that typically volunteer to help out with the cost, food prep and other items for host homes. The wander attendance is typically around 80 individuals. Timeframe 1 hour 15 minutes at each home. The host is responsible for set up, food preparation and drinks. WNNA will provide a cash amount to help with cost. Not only are the wanders a fund-raising event, but a perfect way to get together to munch and mingle with your friends and neighbors!

If you are interested in being a host home, scan the QR Code for more information.

Below are photos from last Spring's Wander!

Denise Requardt, WNNA President
president@wynnewoodnorth.org 214-801-1802





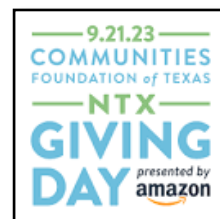
North Texas Giving Day—Cynthia Michaels

HERITAGE OAK CLIFF

THANK YOU!!! NORTH TEXAS GIVING DAY DONATIONS

Heritage Oak Cliff received \$7,808.00 (78%) of the \$10,000 goal). Donors came from 16 Oak Cliff neighborhoods, 6 allies, and 10 named people without known addresses or neighborhoods.

Of the 16 neighborhoods, WYNNEWOOD NORTH had the most donors with 12!! I am so proud of our neighborhood!! Thank you for giving back to HOC. I believe WNNA also gave the most money!!! Wynnewood North has received several thousands of dollars in grant monies over the years! It is only fitting we give back to help support the HOC grant program!!!



Heritage Oak Cliff Fall Home Tour

HERITAGE OAK CLIFF – FALL HOME TOUR OCTOBER 28 & 29, 2023

Seven stellar historic houses will be on the tour this year. The distinct architecture is only the beginning. The tour homes this year check many additional boxes including design, landscape, artistry, preservation, gardening, craftsmanship and so much more.

Go to heritageoakcliff.com for more information and to purchase tickets.

Want a free tour ticket? Volunteers are needed at ticket center (Turner House) as well as ticket takers at each tour house. Please email your volunteer request to tour@heritageoakcliff.org.

We are encouraged to support this event as our neighborhood receives grants from Heritage Oak Cliff every year!!



Pet Corner—Denise Requardt

Pet Highlight

Microchip success story! September 21st, I was driving home going south on Zang and suddenly saw a German Shepherd in the middle of the street with cars zooming by barely slowing down. The dog was scared and there was so much traffic I had to make a quick plan to try to get her to safety. I drove around the block several times in that area, kept parking on Zang, and waving for people to stop (no one did). After about 30 minutes of this scary situation, I finally was able to convince the dog to get in my car. I keep a leash and treats in my car for this type of situation. I went home, got the microchip reader and luckily, she had a microchip. After calling the microchip company they got in touch with the owner, and I got the address. She was registered at a home in our neighborhood! I met the owner (his dad lives in WWN) and found out the dog had been missing for 6 months from around the Zoo area. In the meantime, his wife was on the phone and said she just got a call from Dallas Animal Services. Tears of joy for the family! DAS had the male that had been missing for 6 months also. The male was found a few hours earlier on Zang by another WWN neighbor, Andrea Trinidad. She took the male to DAS, and he had a microchip. I saw the information on Nextdoor that Andrea had posted and contacted her to share the happy ending. We have no idea how the dogs ended up on Zang, but we were so glad we found them! I spoke to the owner recently and was told they are both doing great and happy to be back home with their family.



Zoe



Niko

Wynnewood North has its own Pet Microchip Reader

When finding a lost dog/cat or if you would like to check your pet's microchip information, please contact Denise Requardt 214-801-1802 for microchip reader.

Can your lost pet
find it's way back home?

A microchip will help
make a difference!





75 for 75—James Tekippe

Hi Neighbors!

Have you ever found yourself interested in revitalizing our surroundings, enhancing the beauty of our community, and creating a greener future for generations to come? If so, we are thrilled to reach out to you with an exciting opportunity that will help us make a significant difference in our neighborhood's ecosystem. In honor of the 75th anniversary of our beloved Wynnewood, the WNNA is introducing "75 for 75" which will be a reforestation project to plant 75 trees throughout the neighborhood. By partnering with the City of Dallas's reforestation program, we'll be able to obtain the trees FREE of charge. Additionally, the WNNA has secured 60% of the funding for the planting of the initial year's goal of 25 trees through Heritage Oak Cliff. The remaining funds will be obtained through fundraising efforts in the neighborhood. The project is getting kicked off this fall, with our initial planting date expected for this coming winter! As this goal will be a huge effort to accomplish, we are reaching out to all of our neighbors to ask for your help in revitalizing and protecting our urban forest for the next 75 years. So you may be asking, what's next? Well, there are multiple ways to get involved.

- ◇ Adopt a Tree – Be one of the volunteers to adopt a tree to plant in the easement of their yard. The costs of both the tree and the planting will be covered, so volunteers will only be asked to commit to maintenance and watering care to help establish this tree for long-term success.
- ◇ Volunteer Your Time – Don't have the room for another tree? Giving us your time to help organize and support the planting of these trees will be just as impactful.
- ◇ Donate to the Planting Fund – The WNNA will still need to fundraise to complete the task of getting these trees in the ground, so anything you can contribute would be greatly appreciated.

Excited for more? Then send an email to James Tekippe at jwtekipp@yahoo.com and just indicate how you would like to get involved using one of the options above. The project managers will then be in touch with next steps and more information. If you'd rather talk over the phone, feel free to give me a call at 337-274-7909.

Sincerely,
James Tekippe and Mike Wicker
Project Managers of the "75 for 75" Reforestation Project



How To Know When It Is Time For Bulk Trash?

See the Sign, then it's Time!

(Look for the signs at each entrance into our neighborhood)

When it is time to place out bulk trash, you will see signs posted at each entrance into our neighborhood. If you don't see the sign, DO NOT PUT out bulk trash because it is too early or too late.

See the Sign, then it's Time



Bulk Trash for Wynnewood North is the fourth Monday of each month. The City allows you to place the trash out beginning the Thursday prior to the fourth Monday. Our dedicated volunteer Terry Thomas faithfully puts up the signs on the correct Thursday so that we all stay compliant with the City of Dallas Ordinance.

Bulk Trash Set Out Dates

Oct 19-23

Nov 23-27

Dec 21-25

Methodist Health Corner

Innocente Escamilla was 43 when she found a lump in her breast during her first-ever self-exam — the only symptom she ever had for stage 2 breast cancer.

“I never felt sore. I never felt sick,” she says. “That was the scariest part.”

In November 2022, Innocente tested positive for carrying the BRCA1 gene, raising her risk for both breast and ovarian cancer. She would ultimately have a double mastectomy at Methodist Dallas Medical Center.

“Before then, I had several members of my family pass from cancer,” the Grand Prairie resident says, “so it was always in the back of my head.”

After a mammogram and biopsy, Innocente was referred to the Linda and Mitch Hart Breast Center and Katrina Birdwell, MD, breast surgeon on the medical staff at Methodist Dallas.

“They knew exactly what they were doing. They were very precise,” Innocente says. “I really give a lot of thanks to all the nurses and doctors there that helped.”





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Christopher Averite
ARS Solutions Owner

"We originally contacted Chris about a painting estimate. After meeting with Chris he believed that we needed a new roof and that our insurance would most likely cover it. He guided us carefully through the steps on contacting our insurance agent for a roof inspection, and he was on hand for the inspection and walk-thru of the property. Additional services were needed for gutters and trees, and everyone that worked on our house were equally professional and dependable. Overall, the entire process of roofing, painting and gutters was seamless, on schedule and there were no surprises along the way. Chris went above and beyond to keep contact with us on every step and we felt like we received quality products and services without paying a premium price. We would recommend him highly."

— Wynnewood North Home Owners,
Peter & A.G.

Wynnewood
North

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ROOF REPLACEMENT & REPAIR | ENERGY-SAVING SOLAR PANELS | ATTIC INSULATION
SEAMLESS GUTTERS | INTERIOR/EXTERIOR PAINTING & FENCE STAINING

National Night Out 2023

Wynnewood North gathered on October 3rd to celebrate National Night Out, Texas version. We welcomed members of the Dallas Police and Fire Departments while we feasted on hot dogs and other amazing food. The kids had their own area to make crafts, and the adults enjoyed getting out again after a long hot summer. The VIP (Volunteers in Patrol) members were also recognized! Enjoy these photos courtesy of Paul Jolly.





National Night Out 2023



Financial | Ben Orr, Treasurer

Through September 2023

Beginning Cash Balance — January 1, 2023	\$14,871.22
Year to Date Deposits	\$ 12,210.70
Year to Date Disbursements	\$ 12,345.10
Ending Cash Balance — June 30, 2023	\$14,736.82
Net Income (Loss) — YTD	(\$134.40)

Real Estate | Ric Shanahan

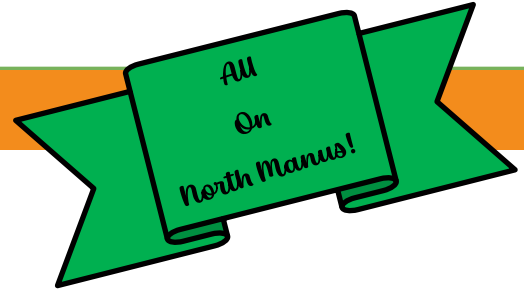
January—September 2023

Properties Sold/Exchanged Ownership in MLS	7*
Properties Currently for Sale	0
Properties Currently Under Contract	0
Average days on Market	76
Property Sold Off Market	0**
Property Listings Not Sold/Withdrawn	0
Average Square Footage	2353
Average Sales Price	\$583,286

*Properties Listed & Sold through MLS

**Off Market not listed in MLS



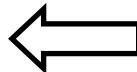


Yard of the Month



August — 439 N Manus

Paul & Marilyn Jolly



September — 350 N Manus

Alex Aldana & Louis Roberts



The October Yard of the Month will be awarded to the yard with the best Halloween/Fall Decorations. So get those yards decorated in time for the nomination period October 18-25! The winner receives a \$50 Gift Card. As you can see in the photos below, many neighbors are getting a great start!





Wynnewood North Board of Directors

President	Denise Requardt	president@wynnewoodnorth.org
Vice President	Cynthia Michaels	vp@wynnewoodnorth.org
Secretary	Beth Gormley	secretary@wynnewoodnorth.org
Treasurer	Ben Orr	treasurer@wynnewoodnorth.org
Crime Watch	David Williams	crime@wynnewoodnorth.org
Communications	Janice Coffee	communications@wynnewoodnorth.org
Webmaster	Paul Jolly	webmaster@wynnewoodnorth.org
Beautification	Cynthia Michaels	beautification@wynnewoodnorth.org
Publications - Ex Officio	Barb Nunn & Lynn Sulander	publications@wynnewoodnorth.org
Social / Parent Liaison - Ex Officio	Katherine Espinoza & Laura Motta-Mena	social@wynnewoodnorth.org

Block Captains

Have you ever wondered how your quarterly newsletter and other neighborhood information arrive safely to you? We have an amazing crew of Block Captains that volunteer their time to walk their street to bring information to your house. We thank you all for your efforts!

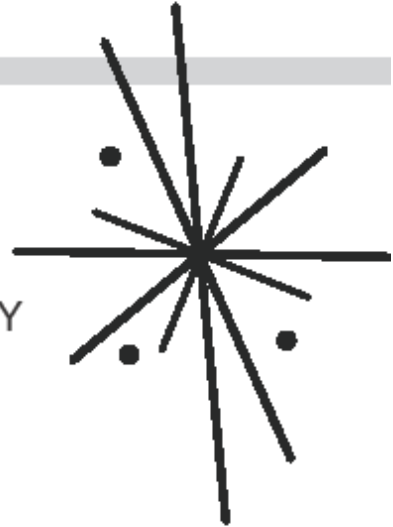
Block Captains

Bizerte (East)/Pratt/Heyser - Karen Burns
Bizerte (West) - Guy Allbright
Hoel / Llewellyn - Jeremy Ratliff
N. Manus (East) - Greg & Beth Gormley
N. Manus (West) - Lisa Tully
S. Manus - Ron Horick
Mayrant (East) - Judy Thornton
Mayrant (West) - Janice Coffee & Terry Thomas
Monssen (East) - Dwayne Privott
Monssen (West)/Monssen Pkwy - Teri Lipscomb
Shelmire - OD Vega
Woolsey (East) - Lynn LaCaze
Woolsey (West) - Denise Requardt & Brenda Steele



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