



## **Wynnewood North General Meeting**

**July 18, 2019**

**Members in Attendance:** Denise Requardt, Ric Shanahan, Colter Hoggan, Janice Coffee, Cynthia Michaels, Pat Parrish

**Absent:** Gary Ellis, Teri Lipscomb, Kristen Hensley

**Location:** Kidd Springs Recreation Center

**Quorum present**

**Call Meeting to Order-** by Denise Requardt, President at 7:00 pm

**Dallas Police Department Officer- NPO officer Jamison Bone Badge#10336** provided a crime update for the area and discussed options to address the crime in the area. She reported that was not a lot of crime that occurred in the past three months. DPD Officer Bone informed the members to be careful of individuals impersonating a police officer. She stated that plain clothes or undercover officers will never pull a resident over for a traffic violation. She encouraged the member to call 911 if they suspect that the individual stopping them is not a Dallas Police Officer. She informed the members that DPD has partnered with RING Security System. She left pamphlets for the members on the partnership and shared the benefits of having such a system. She reported that they use this system each month to get real time report of criminal activity the night before.

She reported that DPD now has an online reporting system. The system is designed to report lower property crime, if your car has been broken in, criminal mischief of any kind, loss of any property, shoplifting under \$2,500, thefts under \$2,500, a traffic accident where an officer did not come out and file a report of a reported crime she indicated that residents can now go to [www. Dallaspolice.net](http://www.Dallaspolice.net) and report the crime. She reported that after the resident entering the incident into [dallaspolice.net](http://dallaspolice.net), someone will review the information, assign a case number and provide the case number to the individual that has been impacted.

**Chad West, Councilmember District 1** discussed the transition from former Councilman Scott Griggs. He reported on the items and concerns heard on the campaign trail and will address those during his term. He reported that he will be focusing on traffic calming in the district and the way the city addresses street problems, namely the silos. He has learned that some of the problems exist because the silos don't talk and collaborate before addressing a problem. He also stated that the City of Dallas need better long-range planning. He reported that city representatives need to speak with A&T, Atmos Energy and the other utility companies about project management. He stated the need to collaborate and communicate with each other is necessary because the utility companies have projects that need to complete. He stated that unfortunately sometime the utility companies start their projects after the city has repaired the street thus requiring the newly repaired streets to be torn up again in order to complete their utility project.

He talked about his goals that he campaigned on and will work toward goals.

Councilmember reported that Public Safety is a major priority of his office. He stated that with the good relationships with the other council members he will work toward positive change. He reported there is still a shortage of police officers, down about 25%. He informed members that Dallas Police Chief Hall advised him that we have the largest police recruit class in five years that is going into the academy. The compensation of the officers' is the major distraction, stating that Dallas is barely competitive with compensation to police officers in surrounding cities. As a tool to address this retention issue, he reported that the City of Dallas must focus on benefits that is offered its police officers, namely affordable housing. He reported that the city needs to evaluate how we should find affordable housing for our public safety staff. He reported that he heard on the campaign trail that people need affordable housing and can no longer live in Oak Cliff (police officer, firefighter, nurses, teachers etc.). He is evaluating solutions to help these workers obtain affordable housing. He reported that the city has a land bank that is not being used. Councilmember West reported that he felt the city should consider using the land bank to identify affordable housing for public safety staff. He also stated that the city has 1,500 lots in the land bank that we are not be used or developed due to lack of long term planning. He proposed to place the 1,500 lots into a land trust and sell them to a developer for \$1.00 and then let the developers put them in neighborhoods the officers want to live in.

He reported that displacement in the district was a major topic during the campaign, mainly the situation of families being pushed out of the neighborhood due to new developments. Although they have limited ability to make decisions for DISD, he is committed to working with DISD. He reported there is no longer range planning between the City of Dallas and DISD. He stated that School Board Member and are committed to talking to each other before DISD make school improvements in the neighborhood.

He has 35 Board and Commission Members. He reported that anyone interested in serving on city boards and commission should reach out to his office. He indicated that staff member Steven has been promoted and is no longer working on district issues, however, Hermina (Mina) is still working with him in the district. Councilmember West has requested assignment to the Economic Development and Housing Council Committees.

Good Urban Long-Range Planning, one of his goal he talked about during his campaign, is needed in the district, therefore lack of good planning in the neighborhood resulted in the new CVS Pharmacy being brought in without input. He is going to be looking at the entire district on zoning. He reported that Kroger has added uniform police officers to help with the recent crime reported. It is not where it should be. He stated that the Brixmor development has been held up due to an issue with one city department. He informed the members that he is working to resolve the issue that is preventing the development's progress at Wynnewood Shopping Center. Councilmember committed to come back to the members in six month and provide a status report and receive feedback.

Budget is starting next month; we have 4 town hall meeting in the districts including a virtual town-hall meeting. He stated that District 1 will now have a Facebook Page that will strictly focus on the issues of the district. This page will have information on bulk trash, crime stats weekly, etc., and will be loaded on the FB page. The way to find the District 1 Facebook page is to search for City of Dallas District 1.

He answered questions from the members. He reported that a good email for his office is [chad.west@dallascityhall.com](mailto:chad.west@dallascityhall.com), there were additional questions from the members namely... is Central Market still schedule to come to Oak Cliff? He reported that few as a month ago it was his understanding that Central Market is on scheduled to come to North Oak Cliff. It is his understanding that Central Market will reportedly will be located at the site north east of Zang and Davis. He committed to research this project, as well as get back to the members on the occupancy rate for the Crescent and the Alamo Manhattan communities, and the status of the traffic signal coming from Pratt to Zang.

Councilmember shared with the members that although there is a proposed unique development for the area near Oak Farms and not in our neighborhood, he shared that is proposed unique project will be located near the Gateway area. The zoning for the area near the gateway is 20 stories. He shared with the members that the developers the will be associated with the Oak Farm development were the driving monetary force behind the Deck Park. He reported that Siendo purchased Oak Farms. He reminded the members the Houston Street Bridge currently has the streetcar and goes into downtown Dallas. The Jefferson Street Bridge is dedicated to traffic only and permits traffic to come out of downtown to Oak Cliff only. The proposed plan is to make the Houston Street Bridge two way and move all bike, pedestrians and streetcar traffic to the Houston Street Bridge. The plans also call for all the other traffic to use Jefferson Street Bridge. In addition, the plan will be to reconnect the street grid where Oak Farms was and build a development below the 20-story threshold with projects where you do not have to use concrete. Councilmember West reported that he is working with the DISD board from this area on a joint bond program to address the 100-year-old pump station. He stated that the hope is jointly DISD and the District 1 replace the pump station and DISD will build a performing arts center on the joint pump station. There will be no displacement for this entire project.

He clarified some misreporting from the media on the land swamp on Marsalis and Colorado. The Wind Mass Project was not reported correctly by the media and the deal was canceled because a similar project in East Dallas was displacing the resident. Councilmember West is working with Angela Hunt, the project's representative, to get the project back on schedule. He reported that the El Felix restaurant has been purchased however he was not sure who purchased the property. The need to have density to support the requested developments, there is a need for apartments and condos. He stated that industrial areas should be considered the density needed. A question was asked about Phase 3 of the Parks at Wynnewood, Councilmember West will get back to the members on the status of the project. He will also provide his cellphone in the email that he will send back to the members communicating answers and updates.

**Secretary - Pat Parrish** - Approval of prior month's WNNM General Membership Meeting Minutes-Denise Requardt reported she has passed out the meeting minutes from the April General Meeting before the meeting and had asked the members to review the minutes. She informed the members that the plan is to have the minutes on the website going forward.

Ric Shanahan made a motion to approve as printed, Colter Hoggan seconded the motion, the motion passed.

**Treasurer** - Gary Ellis was unable to attend the meeting, in his absence President Denise Requardt walked through the Month End June 30, 2019.

**Revenue** Total Revenue was \$874.42 due to \$250.00 from General Donations, \$73.18 from Kroger and Albertsons Merchant Donations, \$511.24 from Heritage Oak Cliff 2017 Grant for Printing and \$40.00 from Spring Wander Ticket Sales.

Operating Expenses Totaled \$980.58 which consisted of Administrative Expenses of \$6.98 for PayPal Fees; Beautification Expenses of \$519.31 for Grounds Maintenance and Utilities and Community/Neighborhood Expenses of \$454.29 for Spring Wander Expenses.

Net Profit / <Loss> for the month ended June 30, 2019 was a Net Loss of <\$106.16>.  
Year to Date Net Profit Totals \$3,147.37 YTD

Cash on Hand at June 30, 2019 was \$18,898.75

Denise reported that the Treasurers report will also be posted on the website under the member's page. Janice Coffee made a motion to approve the treasurer's report, Susan Oakley seconded the motion, the motion passed.

## **President -Denise Requardt.**

Denise introduced new neighbors Bob Donahue and Connie Haynes 723 Mayrant, Jerry Barnes and Ben Orr 518 N. Manus, Mindy Miller of 530 North Manus; Douglas and Jacqueline Sessions of 610 South Manus.

- SSNOW event was held that we hold once a year. Through the partnership with Methodist Hospital, they provide space at HITT Auditorium and a breakfast buffet, there were 30 people that attended the event. Denise report it was a great event.
- HOC 2019 Grants were awarded. WNNA was awarded each item applied for:
  - Neighborhood Improvement - including gardening and triangle maintenance, (mowing, edging, upkeep, water and electricity);
  - Yard of the Month;
  - Newsletter, webmaster maintenance hosting;
  - Community Building - school projects supporting some of our local school; and, National Night Out.
- Heritage Oak Cliff will take care of 60% of the expenses which total \$3,296.40. WNNA will pay the remaining 40%.
- Denise commended Cynthia Michaels for her efforts and assistance to complete the application. She gave a huge shout out to Cynthia Michael as she was instrumental in gathering all the required documents needed for the submission.
- Denise reported that WNNA received kudos from HOC grant evaluation team on the manner and presentation of our application.
- Denise reported that she has tried to post out on Nextdoor information received from District 1 that may be helpful to you, i.e. Lane closures, etc.

**Vice President - Ric Shanahan**, also President of Heritage Oak Cliff (HOC), reported that he recused himself during the HOC grant evaluation and approval process. He reported the 2019 HOC HOME Tour Committee has concluded the selection process. The HOC HOME Tour is scheduled for Saturday and Sunday, October 19 and 20, 2019 from 12-6pm. The 2019 HOC HOME Tour selections will include eleven (11) homes this year. The HOMES to be presented on the tour will be revealed on September 9th to the general public. There is a Wynnewood home on the 2019 Tour of HOMES. And finally, Ric reported that HOC will be looking for new board members and more at large people to help with HOC. If you have any interested in volunteering, please see Ric.

**Beautification - Cynthia Michaels** thanked the residents for the cooperation and participation in voting the recent election on the sign toppers. She reported that part of the grant stipulation was there had to be neighborhood participation. She reported that 131 residents voted in the election. She thanked the publication chair and the webmaster for their efforts in distributing the information via flyers, and electronically. She reported that some residents voted via electronic method and there were some that voted by paper ballot. She informed the members that more poles and surveys may be used in the future since there was so much success in this voting process. Cynthia reported the grant for sign toppers was a Neighborhood Vitality grant which pays 100% of the expenses. She displayed which new sign toppers was selected. She does not know when the city will start putting up the new sign toppers. The city must approve the final designs. She reported that the old sign toppers that will be removed can be used as a fundraiser for the neighborhood. Part of the grant also replaced our crime watch signs, she reported that we are getting new crime watch signs and reported that WNNA would not be not taking down the video warnings.

**Crime Watch - Jeff Sappenfield** reported on the crime watch activity in the area. Jeff reported that we recently had six people join VIP; Jennifer and Jessica who live on Hoel, Sherry and Elizabeth who live on Mayrant and Sandra Perry and Debbie Williams. Jeff has requested more patrol during the day. Jeff chose three people to receive a \$50.00 gift certificate to Trinity Grove for helping keep the

neighborhood safe. The winners this quarter are: Cynthia Michaels, Janice Coffee and Alex Garcia. Jeff reported the entries are based on the number of times the VIP patrol the neighborhood. For each patrol their name is entered the drawing for change on winning a gift certificate.

**Social- Kristen Hensley** was unable to attend the meeting, Denise reported in Kristen's absence that Parent Liaison function of the Social Committee is planning a back to school social on August 15th. She reported that the Social Committee has started to work on the Fall Wander and the three homes have already been selected. Denise reported that National Night Out is in October, the first Tuesday in October. The Fall Wander is scheduled for late September. The Social Committee is considering having the holiday party early in December this year. Once all arrangements have been made and the event schedules will be listed on the website.

**Publications -Colter Hoggan** reported that both the publication chair and the webmaster have been trained to automate more processes and tasks; and technology will become more cell phone friendly. There will be a new design on the website. He reported that WNNA will be release the directory smart phone app. If you do not have a login name into the neighborhood website, you will need to login create your username so that you can search for your neighbors. We will be printing the directory shortly and you will have one last chance to review your information. If you see something that needs to be changed, please let the publication and webmaster directors know. He informed members that do not desire to have their information published, there will be a privacy option to ensure the information is secured.

**Communications-Janice Coffee** reported that welcome baskets have been delivered to all the new residents. She encouraged the members if they know of anyone that is moving into the neighborhood, please send their names to her.

**Web Master Teri Lipscomb not present no report.**

**New Items/ New Business/Topics for the next meeting.**

Denise reported that the October WNNA General meeting will be board election, she will try to locate a speaker for this meeting. She will be putting things out on Next Door, all positions are open, if anyone is interested in becoming a member of the board, please contact Denise.

Meeting adjourned at 8:33 pm