

Sam Hughes Neighborhood Association (SHNA, Inc)
Regular Monthly Board Meeting
March 17, 2015
Himmel Park Library

Attending: Rick Bell, Bill Craig, John O'Dowd, Philip Mueller, Mary Pflibsen, Gail Schuessler,

Absent: Lu Ann Barr, Janett Carbajal, Carolyn Classen, Jim Head, Mary Pflibsen, John Wilder

Guests /Visitors: John Beall, Allison from Ward 6, Paul Hoff

Agenda

7:02pm Call to Order/Roll Call/ Introductions

7:04pm Call to Law Enforcement/ Public Guests/Audience (2 min) - No Guests requested time to present.

7:10pm Presentation: COT Planning & development Services - John Beall, Principal Planner, (Phone 520-837-6971, email John.Beall@tucsonaz.gov) COT. John is presenting about the rezoning process as it relates to the Palm Shadows property updates. First step is to be compliant with Area neighborhood plan. University Area Plan (UAP) was amended on Oct 21, 2014 by Mayor and Council. But the zoning has not yet been changed. The University was not involved in the changes to the UAP to date. Prior to the update there were multiple public meetings and a public meeting prior to Mayor and Council action. The Area plans are on the COT website under land use/plans. 3G Helen-Warren Station area section was updated in this revision. The PAD (Planned Area Develop) would describe how their development will be tailored to this specific development. It would include a traffic study, analysis of view shed, establish a neighborhood liaison early in the process and complete other studies. The developer would hold a neighborhood meeting at which they lay out what is being proposed under the PAD. The application would be submitted to the zoning examiner and a public hearing would take place. In this case they expect the process to be more involved. Planning & Development expects to meet with the developer prior to the public meeting. This review would include city staff representation and other experts. UAP includes a change from the established zoning of 10 stories to a maximum of 20 stories.

7:25 Q&A: COT Planning & Development Services - John Beall COT. It was asked how long it might take. 1.) First need a pre-submittal meeting between the developer and the Planning department. This meeting would request what is required prior to the PAD review. 2.) Next step is for developer to create a PAD which would outline what will get done for the development. Gail asked about the Helen St. access would work with all the campus traffic in the area. John B. replied that the traffic report should include what is required. Rick asked whether the traffic study might include the impact of the Banner Health upgrades which might impact traffic in the area. Mary P. pointed out that another research building is planned in that area.

7:35pm Presentation: 2nd St School - Randy Downer spoke to the board about the 2nd St. School (Old Pueblo). Randy has a daughter that is attending the school and it has been a significant experience for his family. They have small class sizes and it's a more personable environment. Jenny, director of the school and Gerry, the associate director attended as well. Randy wishes to encourage a relationship between the SHNA board and the school. This is a non-profit organization which holds both the building and the property. Randy requested that a member of the board visit to see the school. Bill Craig offered to visit.

- 7:45pm Q&A: 2nd St. School – Mary P asked about the location. The school is located West of Tucson Blvd on 2nd St. Preschool and Kindergarten. Funding comes from Tuition, tax credits for Kindergarten, scholarships and private fund raising. They have a silent auction is the end of Feb. and an April, ATC event to support the scholarship fund. They are working to keep up the historic school property with a portion of their fund raising. Rick would like to have any pictures they may have of the Water Pump Station. Rick asked if they might be interested in participating in the SHNA Garden Tour. Rick informed them of the SHNA deals and discounts so they could consider participating. John O. mentioned that the SHNA Water Pump Station renovation might tie in with the 2nd St. School in a neighborhood education or enrichment opportunity.
- 7:55pm February Minutes: Review for Approval – Rick commented that in the absent line an extra ¶ should be removed. John O moved to accept the minutes as amended above, Mary P seconded the motion, 5 approved and 1 abstained.
- 8:00pm Treasurer’s Report (2015 budget) – Jim Head was not available and no report was submitted.
- 8:02pm Sam Hughes School Donation – Bill reported that he offered a SHNA donation to assist with lighting or some other project. John O suggested that SHNA talk to TUSD (engineer, Marcus Jones?) about installing the lighting. Bill suggested a letter to the principal asking for the installation of additional lighting for safety. John offered to write the letter with Bill and Rick’s further guidance. Mary remembered that the SHNA board had talked about supporting the replacement of trees in playground. Rick also noted that whenever he is on the playground the balls are flat and maybe there is an opportunity to help Sam Hughes.
- 8:14pm Water Pump House Tower (WPHT) Impound Account Deposit (Acct with Interest) – Rick reminded the board that since he joined the board Home Tour funds haven’t been put in the impound fund. The Vantage West account has approximately \$30K and asked if some funds might be moved to the impound account. John O. asked if the board should retain someone to develop a Roadmap for use of the property once it is renovated. John also pointed out that such a person might also support the construction phase with daily decisions. Finally, SHNA would not operate any program so this person might run the program. Rick reiterated that there have been some thoughts about WPHT uses for public education (maybe centered about water uses / harvesting). He suggested that someone could be identified to help mature / develop the use of this facility. Bill asked if there might be a U of A department that would have skills to help with developing this project. John’s vision is to develop a very effective small program that is beneficial to the neighborhood. Rick polled the board to find out if they would be willing to recruit someone to lead the project. The board members were generally in favor. Rick encouraged the board to consider transferring funds from the Vantage West account to the WPHT impound fund. Mary moved that SHNA add a budget line for \$25,000 for WPHT Phase 2 program. John O seconded the motion. Passed unanimously
- 8:56pm Action without Meeting: Donation to Broadway Coalition – Mary thanked SHNA for the \$1500 donation in support of the Broadway Coalition for \$2500 single month PR program development effort. Mary might come back to ask SHNA for further funds if needed. March 19th CTF meeting at OSLC at 5:30 PM. CTF majority recommended 6 lanes, mayor / council also directed 6 lanes. The current plans show a 125’ wide ROW and 6 lanes. Majority of public comments have been for a narrower format based on the SHNA minority report. Several neighborhoods have provided letters to the COT / project team supported a narrower ROW design. Mary asked if SHNA would be willing to provide a new letter in support of the narrow ROW.
- 8:26pm Passed Motions Audit (Aug-Nov) – Rick
 WPHT Deposit – Jim. Jim not available and thus not addressed.
 *PayPal, Acct – Jim & John W. Jim not available and thus not addressed.

*PayPal, Non-Profit Rate - Jim & John W. Jim not available and thus not addressed.

8:34pm*Goals - Jim. Jim was unavailable and this item was postponed.

8:38pm*Palm Shadows Manifesto (COT DOT) - Rick & Jim. Jim was not available and this item was postponed.

8:42pm Spring Fling - Bill has coordinated for SHNA to provide support first shift from 3:30 - 8PM second shift from 8-10PM Friday April 10.

Committee/Reports (3 min)

8:46pm*Casitas Park: Clean-Up - Janet

8:49pm *Web Site: Events - John W

8:52pm *Newsletter - Gail

8:55pm Topics for Future Meetings

Neighborhood Networks / MOU w COT re WPHT / 2015 Budget / Passed Motions Audit (De-Feb)

9:16pm Adjournment Bill moved for adjournment, Maryseconded, unanimously approved.

*Items to be table if the meeting is running behind schedule.