

Sam Hughes Neighborhood Association (SHNA, Inc)  
Regular Monthly Board Meeting  
September 20, 2016  
Himmel Park Library

Attending: Rick Bell, Bill Craig, Nancy Defeo, Dustin Fitzpatrick, Erika Gallo, Jim Head, Len Nicholson, Mary Pflibsen, John Wilder, Carolyn Classen

Absent: Lu Ann Barr, John O'Dowd, Gail Schuessler.

Guests / Visitors: Allison Miller (Ward 6), Madelyn Cook, Steve Nason, Rick Wright,

Agenda

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

7:04pm Call to Law Enforcement/Public Guests/Audience (2min)

Steve Nason and Rick Wright (Architect) - Assisted Living and Rehab projects. 13,000 sq ft dementia care facility near El Dorado hospital. 5th and Country Club church location is being discussed. They would take the existing assets and incorporate in an Assisted Living facility. Building could be repurposed for the support services. Would add 30,000 sq ft of rooms for full range of elder living facilities. Probably no more than 2 stories. Would try to keep the tower and identifying architectural features. Limited impact to neighborhood as visitors, care givers and limited administration. Steve contact number: 520-909-5638.

7:14pm Presentation: Day of Service - Rob Pecharich, Principal, Edge High School Have a day of service coming up in the near future. Oldest charter school in Pima County. Edge began in 1983. Use individualized curriculum to help students with credit recovery. Service learning has been a core principal of their approach. 15hrs of community service each year has been the requirement. This year altered approach to a day of service each semester with faculty, students and parents. Himmel campus has about 200 students. He is looking for a project for 8-10 students but could have more students made available is needed.

7:18pm Q&A: of Service - Rob Pecharich, Principal, Edge High School Rick pointed out the existing pocket park that requires regular maintenance. Also SHNA has tried to get COT to paint red curbs which could be a service project. Molley McKasson is planning to put trees in Himmel park. Nancy mentioned that SHNA has been interested in creating neighborhood welcome packets which the Edge students could assemble. Jim reiterated the need for a Himmel Park master plan which also could

use some effort. Nancy agreed to check with COT on 6<sup>th</sup> St. improvements timeline and work content. Rick and Rob agreed to have Rob contact Denise on the Pocket Park effort. Rick will put Molly in contact with Rob.

- 7:28pm Presentation: Mayor Rothschild's New Home Buyer program - Dr. Ron Spark thanked Bill and Nancy for raising this program for the SHNA board. This is a program to help people who may not have funds for closing costs but could afford a mortgage payment. In SHNA 1051 home owners, 1400 renting, 256 vacant houses. They are looking for locations which may be chronic rentals whose owners may be ready to sell. COT wide resident ownership is estimated to be ~40%. Ron said they are beginning with the UofA employees but plan to expand the scope in the future. The intent is to assist with closing costs up to \$20,000 where the costs are loaned as a second mortgage for the first 5 years. At the end of 5 years the loan is forgiven. These would be approved loans and the borrower would have HUD homeowner training. Has spoken to 11 neighborhoods. 6 have walked their neighborhoods. Ron would like to ask residents to walk the neighborhood and report back.
- 7:30pm Q&A: Mayor Rothschild's New Home Buyer program - Mary asked how residents would know if a home is not listed. Ron asked that we report any possible properties. Can't have owned a property within the last 3 years to be eligible. There are multiple programs available. COT website has information on this program. The URL for the program is: <http://www.mayorrothschild.com/initiatives/help-for-homebuyers/pathway-to-purchase-down-payment-assistance-program/> in the initiatives menu choose help for homebuyers.
- 7:44pm Review August Minutes for Approval - Erika provided the August minutes. One change to move Bill Craig from absent to present. Bill Craig moved and Erika seconded. Motion unanimously approved.
- 7:37pm Treasurer's Report - Jim provided a written report. The donations line has been updated. Paypal fund transfers continuing. Himmel Park Phase 1 complete. \$5950 received for pavers \$1400 cost to engrave. 6 benches for \$500 each. Recommend change in water tower fund arrangement from a \$25,000 earmark to a \$20,000 impound. Bill Craig moved that the SHNA board withdraw the \$25,000 earmark for the Water Tower and raise the Phase II impound by \$15,000 for a total of 17,558.95. Jim seconded the motion. 8 in favor, 1 opposed, no abstentions.

Operations Report - Jim presented a update from last months presentation. He has listed the known projects with status for funding raising and completion dates. Jim asked for feedback from the SHNA board.

Rick provided membership funds received to Jim Head.

- 8:20pm Friends of Himmel Park - Rick asked if SHNA board might help with tree purchases. Carolyn asked if board could first get a status on tree donations.
- 8:23pm Sam Hughes Elementary School Request for Funding Radios - Len & Erika - Done
- 8:24pm Action w/o Meeting: None
- 8:24pm Goals - Nothing further at this time.
- 8:24pm Passed Motions Audit (Feb 2014–Jun 2014) - Rick  
 Passed Motions Audit (Aug 2014–Nov 2014) - Rick  
     PayPal, Acct - Jim & John W  
     PayPal, Non-Profit Rate - Jim & John W  
 Passed Motions Audit (Dec 2014–Mar 2015) - Rick  
     THMS, Donation - Complete  
     WPHT, Ph2 Funds - Discussed above  
 Passed Motions Audit (Apr 2015–Sep 2015) - Rick  
     Heritage Grant - Erika  
 Passed Motions Audit (Oct 2015–Dec 2015) - Rick

#### Committee/Reports (4 min)

- 8:26pm Park Tucson Neighborhood Reinvestment Program - Nancy reported that Gary W. in COT landscape architecture department has offered to reassess the project of \$15,000. Expected re-bidding would be done by end of Sept. email correspondence with Donovan now said that cash matching is not required so some sort of gift in kind might be allowed. Rick observed that the project contains work that COT probably should be doing in the course of business. Jim suggested that the Park Tucson Reinvestment grant might be repurposed for a shade in Himmel Park with other matching funds. Molly McKasson may be able to provide support to this approach. Nancy will check on whether the project direction could be changed without losing the funding. Nancy will email the SHNA board with the response.

If the project was reduced it might include 2 bus pads and the corresponding corners with sidewalk about the rutted area with some filling along the way. Project would be ~\$15,000 with \$5,000 from SHNA.

- 8:56pm LUC: DDOs/Setbacks - No update
- 8:58pm Historic Period of Significance Extension - Dustin does not have an update. There are a couple of additional properties that are being worked.
- 8:59pm Broadway Corridor - Mary No update.
- 8:59pm Banner - Mary No update.
- 9:02pm Topics for Future Meetings
  - Mortar Board
  - Himmel Park trees
  - Neighborhood Reinvestment update
  - TEP community impact grant - Nancy would like to discuss / consider
- 9:04pm Adjournment