

UNIVERSITY HEIGHTS ASSOCIATION

Minutes

Tuesday, October 4, 2011

7:00 p.m. at 120 Vassar, SE

I. Preliminary Items

- A. Call to order – Lanny Heinlen called the meeting to order at 7:04 p.m.
- B. Introductions – Lanny Heinlen, Sherry Smith, Gregory Hartmen, Jennifer Simpson, Joseph Aguirre, Paulette Higgins, Brian Stinar, and Don Hancock.

II. Presentation by Councilor Isaac Benton. There have been issues about the Silver Bike Boulevard and whether parking should be limited to one side. Councilor Benton also supported a bill in the state legislature to allow bikes to yield at stop signs. He appreciates UHA's support for the Lead and Coal improvements and the street bond issue. On redistricting, there is a requirement for a third Westside district because of its increasing population. In 2001, Mid Heights District 5 was moved to the west side, and he would like the same thing to be done again so that surrounding districts absorb the areas. The options this time seem to be district 3 or 7 to move to the west side. Adding districts takes a charter amendment, so would take some years to do. The last redistricting committee meeting is scheduled for Friday night, October 14 at 6 at City Council chambers. He expects Council consideration to begin in November, with final action by the end of the year, after the new Council takes office on December 1. The redistricting committee will likely propose two or three maps. Lanny encourages everyone to attend the October 14 committee.

III. Presentation by Sujay Thakur about day care/renovation of Gilchrist house.

Sujay has a letter of intent to purchase the four lots from the current owners pending a zone change to allow day care in addition to the existing uses. Sujay, his father, Joseph Aguirre, Don Hancock, Rick Wild, and Ann Carson went through the house this afternoon. He is excited because he believes that at least one room at the house can be used. He presented a draft layout plan for the house and new addition and explained that because of the price of the property, he would want about 3,600 square feet of indoor capacity for about 100 children in 6 rooms, plus about 1,500 square feet of storage, on the east and south sides of the house. He expects that there would be 70 children or so at any time. At his existing child care, he has 110 enrolled, but only about 55 at a time. Parking would be off the alley and he'd like a drop off along one of the streets. The north and west sides would be outside play space. There would be a 6' high decorative rock wall around the playground. He thinks that saving the house costs about \$100,000 more than demolition and building new. The justification for the zone change would be to renovate the property and because day care is needed in the area. He also has looked at other possible properties in the neighborhood, but this is the only location remaining that he'd like to use. He doesn't want to do evenings and weekends because it's not economical at his Coors location; he would be willing to also put hour restrictions in the zoning. He met with his banker yesterday; they want a letter of support from neighborhood association. Current loan is \$650,000 with \$3,500 rental income a month. He would build the new house in the empty southernmost house and thinks the project is economically viable. Ultimately, he might like to move the two-story house to make it a children's garden. Rick Wild and Julie Ahern live across the street and believe that the house is worth saving.

IV. Additional preliminary items

- A. Approval of agenda – approved.
- B. Approval of minutes of September 6 meeting – approved.
- C. Next meetings – Tuesday, November 1 at 7 and Tuesday, December 6 at 7 at 120 Vassar. Nina Bruce from Parking Enforcement will attend the November meeting.
- D. Financial report – Memberships of \$15, Interest of 12 cents. Balance is \$2,400.82, plus \$1,075 in tree donations.
- E. Open forum –None.

V. Action/followup items

- A. Gilchrist House – Lanny states the options are to support a zone change for child care or not. Vote for day care is 4 in favor, others abstaining. The day care zone change is supported, with the understanding that justification and site plan would be considered at a future time.
- B. Neighborhood Patrol – Marlene and Jennifer have started patrolling. Sherry has the bag; Marlene will work on the schedule.
- C. Fall cleanup – We'll wait until after December and plan for either January 7 or 14.

VI. Committees

- A. Lead-Coal Task Force – Yale has been closed for two weeks and is scheduled for two weeks more. Depending upon weather, it might be open sooner. Nob Hill hasn't been present at the meetings, but has been at the Safe City meetings.
- B. Crime and Safe City Project – Lots of Nob Hill folks at the last meeting; updated crime statistics were provided.

VII. Officers' reports

- A. President – nothing further.
- B. Vice President – nothing further.
- C. Secretary/Treasurer – Kim Murphy, UNM Real Estate, is willing to come to a board meeting again to update the next phase of student housing on the central campus.

Adjourn at 8:30 p.m.