

University Heights Association  
Minutes  
Thursday, May 1, 2025  
6:30 p.m. at 120 Vassar, SE

I. Preliminary Items

- A. Call to order – Vice President Gene Trosterud called the meeting to order at 6:35 pm.
- B. Introductions – Gene Trosterud, Marjorie Trosterud, Delilah Montoya, Sherry Smith, Brian Stinar (on zoom), Sam Kerwin (at 6:40) and Don Hancock. Absent are Peggy Neff, and Marlene Brown. Visitors include Lindsay Wood of Nob Hill News, Jim Strozier and Ayoni Oyenuga, and Peter Neils (Vice President of the Peace Center). Doug Small from the Mayor's Office and Mayor Keller came at 7:40.

- II. Zone Change Request – The Peace and Justice Center wants a zone change because it is Nonconforming Use. On April 30 in the evening, Don met at the Peace Center with Peter Niels, Bob Anderson and Jeanne Pahls to get a better understanding of why they want the zone change that they don't need to continue activities since they are an existing nonconforming use. He also discussed the possibility of a 30-day deferral to allow more time for the UHA board and neighbors to meet to understand the request. General support for the Peace and Justice Center. Agreed that we want a meeting to allow neighbors to know what's going on. The board will consider next steps after the neighbors meeting.

III. Additional Preliminary Items

- A. Approval of agenda – approved as amended.
- B. Approval of minutes of April 3, 2025 meeting – approved as amended.
- C. Next meetings – Thursday, June 5 at 120 Vassar SE; Thursday, July 10 at 120 Vassar SE.
- D. Open Forum – The mayor's office said that they might come to tonight's meeting. Sherry is concerned about people parking on the vacant lot on Lead and Cornell, we'll check to find the property owner and get more information. Sherry will attend a police training for dog walkers on May 10.

IV. Action/Followup items

- A. Spring cleanup and newsletter – Articles to Don by May 27. Sherry will do cleanup; Gene on historic designation, Don on Lead and Coal. We'll distribute by no later than the weekend before the cleanup.
- B. Lead & Coal – The Brigade has organized a meeting on May 8 at 2 at 120 Vassar with Sen. Sedillo Lopez, Rep. Anaya, Councilor Rogers, officials from the mayor's office, and Nob Hill, UHA, and Brigade representatives to discuss next steps. Final Traffic Study out and has been distributed to those that requested it.  
Sam likes Enhanced Safety and perhaps the single lane in Nob Hill and UHA. Sherry likes the single lane. Gene wants to support the Brigade, if possible. Delilah likes the two-way option because of the improved traffic flow. Don likes single lane.
- C. Mayor Keller – Discussed the work he has done as mayor. He responded to questions about the lack of affordable housing, even with the zone changes, the lack of progress at the former Walmart Store on San Mateo, and the State Fair property.

Responding to questions about Lead and Coal, he said that the Council of Governments (COG) would have to change the designation of Lead and Coal as arterials. Because of funding constraints, he suggested that the state legislators be contacted to provide more money and there would need to be a phased process to changes, which would take several years. He said that speed cameras are the most popular requested item. The Mayor said that Doug Small would attend the May 8 meeting and that Doug is his representative with restarting the Lead-Coal Working Group.

D. Update on rocks to replace damaged bollards at Smith's – Not-so-large rocks were emplaced.

E. Transportation – Sam and Don attended the April 10 Open House for the Buena Vista Bike Blvd. The project is proceeding. Sam will send the bike plan.

F. Silver Avenue lighting – Gene has asked Tim Brown about getting some solar streetlights on Silver, since there are new lights on Silver east of Girard.

G. District 6 Coalition – Gene has paid the \$50 dues. The April Special meeting re-elected the same officers. Pete Belletto said his priorities will be the Walmart and Fairgrounds properties. Sam will attend the May 20 meeting.

H. Neighborhood Historic Designation – Nob Hill is having a meeting on Saturday, May 17 at 12:30 at Monte Vista Church. The designation will be considered at the June 6 NM Cultural Properties Committee meeting.

I. Communications – Gene wasn't able to get in touch with Mandy yet, but he'll try to talk with Casey. He noted that the facebook page has not been updated for several years. Sam will do a test Mailchimp to the board and then do one to announce the May 17 historic designation meeting and the spring cleanup. Lindsay will have a one month party for Nob Hill News at Hyder Park on May 10 from 9:30 to 11:30.

#### V. Officer's Report.

A. President – Attended the Open House of Loma Linda and said that the improvements were good.

B. Vice-President – Nothing further.

C. Secretary/Treasurer – Revenue was a \$25 donation. CD interest of \$23.34 and savings interest of \$0.01. Expenses were the \$50 payment for District 6 Coalition dues. Savings balance is \$1,608.73. The \$7,000 CD matures on 9/28/2025.

#### VI. Adjournment – 8:31 pm.