

9NEIGHBORHOOD ASSOCIATION QUARTERLY PERFORMANCE REPORT

Date	Activity Description	Number of Attendees
May 2009	<p>Meetings: General Meeting on May 12, 2009.</p> <p>Communications: The April/May/July newsletter was prepared and mailed to members in late March 2009. It included meeting information for each of these months.</p> <p>An email reminder to those on the list was sent in early May.</p>	9
June 2009	<p>Meetings: BCNA does not meet during the month of June.</p>	
July 2009	<p>Meetings: General Meeting on July 14, 2009.</p> <p>Communications: The April/May/July newsletter was mailed to members in late March.</p> <p>An email reminder to those on the list was sent in early July.</p>	9

MINUTES

May 12, 2009

The meeting was called to order at 7:05. Susan Miller gave the Treasurer's report.

Julie Banhart provided an update on the animal abuse problem in the neighborhood. She also provided information from Midge Grinstead of the Lawrence Humane Society on general safety procedures for those walking in the neighborhood if faced with an aggressive dog.

The building at 1207 E. 13th Street was discussed. A vote was taken on whether or not to inform the City Commission and Planning Department of our opposition to allowing non-conforming use of the attached garage at the property. The vote was unanimous to so inform the two City units. A letter will be sent to the Planning Department and City commissioners expressing our view.

Possible CDBG-R funding was discussed. Benches along the sidewalk in Edgewood Park would be a great improvement to the park. The time frame and rules regarding these funds makes receiving funds for the park benches unlikely, but we should keep them in mind for the 2011 CDBG application.

Moving our meetings to Thursdays, at a different location, was again discussed. Independence, Inc. requires a deposit. The Boys and Girls Club might be another option.

The Burroughs Creek Trail is scheduled to be built this summer. It will cross 11th, 13th, 15th, and 19th Streets. Currently, all of those streets have no parking near the trail except for 13th Street. ELNA is requesting no parking 300 feet to the west of the trail. We

discussed requesting no parking 300 feet to the east of the trail. The vote to request 300 feet both East and west of the trail on the south side of 13th Street passed unanimously. A letter will be sent to the Traffic Commission, along with a similar letter from the ELNA.

We will not meet in June or August. The meeting was adjourned.

July 14, 2009

The meeting was convened by President Julie Mitchell at 7:00 p.m. Susan Miller presented the Treasurer's Report.

The question of CDBG monetary allocations for the fiscal year beginning in August was raised. Julie Mitchell informed the meeting that we had received the Operating Expenses funds that we had requested.

Julie Mitchell left the meeting to attend the City Commission meeting to speak to the problem on the property at 1207 E. 13th Street and the delays in demolition of the structures.

While she was gone, the question of a new place for our meetings was discussed again – her need to leave the meeting to attend the City Commission meeting over a matter of concern to the neighborhood, a case in point about why we need to change meeting nights. This time we could report success. Julie Mitchell had initiated contact with East Heights and submitted an application. Cris Anderson, the principal of East Heights Early Childhood Education Center contacted Julie Banhart with the news that they would be very happy to have us meet there. Details of timing were worked out and we are simply awaiting the final approval documents from the School District. *[Note: See article on page 1 for the details of the change.]*

Julie Mitchell returned to the BCNA meeting and reported on City Commission action re 1207 E. 13th Street. The City Commission rejected the property owner's request for a non-conforming use of the attached garage, and ordered it torn down.

The annual Fall Clean-up was discussed, especially the need to set a date before the September newsletter comes out. The sense of the meeting was that this matter would be left to Julie Mitchell and Julie Banhart to decide.

The meeting was then adjourned.

COMMUNICATIONS

Email reminders of each of the general meetings were sent to members on the email list a few days before each meeting.

A considerable number of email messages and telephone calls continued to be generated, to and from residents, the Humane Society, City officials, and city and county prosecutors about the dog-fighting and animal abuse problem in the neighborhood. The case, with 6 charges of animal abuse, has been heard and the individual is on probation. Neighbors are continuing to keep a watch on the property to be sure the probation terms are being adhered to.

The text of BCNA President Julie Mitchell's letter re 1207 E. 13th Street:

Dear Mayor Chestnut, City Commissioners and Mr. Corliss,

The Brook Creek Neighborhood Association requests that you deny Mr. Miller nonconforming use of his property at 1207 E. 13th Street and require him to demolish the attached garage. We also request that you require him to properly demolish the remaining foundation and fill in the crawl space.

As you are aware, this home burned in January 2008, and the owner has yet to properly demolish the property. Mr. Miller has not met the City's deadlines regarding the demolition of the property on numerous occasions. He did not meet the City's deadline for demolishing the house and filling in the crawl space within 30 days. As of July 12, 2009, the flooring has been removed, the foundation is still present, the crawl space is filled with trash, leaves and other plant debris, and a layer of dirt has been placed on top. This is not what the neighborhood had in mind when the City ordered Mr. Miller to remove the structure and fill in the crawl space.

The Brook Creek Neighborhood Association has concerns about allowing this property to become "legal nonconforming". Mr. Miller has a history of not complying with City regulations and deadlines. If this property is allowed to become "legal nonconforming", what is to stop him from using the property for commercial or industrial uses? Would he be allowed to rent the garages as storage units or rent the property to a car repair shop? Then, what if Mr. Miller sold the property and the "legal nonconforming" use was grandfathered in?

The Twelfth and Haskell Recycle Center is a perfect example of how this can happen. The property is zoned RS10 but it is being used as "scrap and salvage operations". What was once a quiet tow lot in a residential zoned neighborhood has been grandfathered in for industrial use. The effect on the surrounding homes is profound, but apparently there is nothing we can do about the noise, heavy truck traffic on narrow streets and trash because the business was grandfathered in even though it is a completely different type of business than the tow lot. We do not want this to happen with another property in our neighborhood.

Please require Mr. Miller to demolish the attached garage and remaining foundation, and to properly fill in the crawl space. If he cannot, or will not, do so within a timely manner (please keep into consideration how much time he has already had), we ask that the city properly demolish the property and charge Mr. Miller accordingly.

Thank you,
Julie Mitchell, Brook Creek Neighborhood Association President
1231 Brook Street
Lawrence, KS 66044
865-3688

NEWSLETTER
(follows)



BROOK CREEK BREEZE

April / May / July 2009

GENERAL MEETING April 14, 2009 7:00 p.m. East Lawrence Rec. Center	GENERAL MEETING May 12, 2009 7:00 p.m. East Lawrence Rec. Center	GENERAL MEETING July 14, 2009 7:00 p.m. East Lawrence Rec. Center
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UPCOMING MEETINGS

This issue covers our meetings in April, May, and July. Remember, we do not meet in June or in August. Please mark your calendars for our meetings for the 3 months of this newsletter. The meetings all start at 7:00 p.m., and we meet at the East Lawrence Recreation Center.

TUESDAY, APRIL 14, 2009:]	Meeting for Business
TUESDAY, MAY 12, 2009:	Meeting for Business
TUESDAY, JULY 14, 2009:	Meeting for Business

BCNA HAS A WEBSITE!!

The Brook Creek Neighborhood Association has a new webpage courtesy of the *Lawrence Journal World*. There are two ways to access the website. You can check us out on the Lawrence Journal World Marketplace website, using this address:

<http://www2.ljworld.com/marketplace/businesses/brook-creek-neighborhood-association/>

You can also access our webpage (and this may be the easiest way) by going to the *Journal World's* website: www.ljworld.com. From there, click on the Marketplace link. We are listed under Community Organizations (Neighborhood Associations).

Having a website gives us lots of options for increased communication. Want to know what upcoming BCNA related events are scheduled? Just click on "Calendar" on the webpage. You can even request an email or SMS reminder of specific events. Announcements of events of interest to the neighborhood can (and will) be posted to the website, along with the email notices to those of you who have asked to be put on that list, so you should check it often in the months between newsletters.

It won't be up to just the Board and Coordinator to come up with events of interest to the neighborhood. If you have any ideas for the webpage or information you think should be communicated, please contact Julie Banhart at BrookCreekNA@gmail.com or 841-4997. Just remember that, according to our agreement with the *Journal World*, all items need to be neighborhood related.

Because anyone can access the website, it is also a good vehicle for introducing BCNA to newcomers to the neighborhood. Julie Mitchell has already posted some basic information about BCNA on the website. Check out the website. If you think of other things that you'd like to see included, please contact Julie Banhart.

MINUTES (*Doug Miller, Secretary, reporting*)

Because of a series of problems, just before the last newsletter came out, we were unable to bring you all of the minutes. So, we're catching up here, with minutes for October, November, December 2008 and February and March 2009

October 2008

The meeting was called to order by President Craig Comstock at 7:05 PM with 8 members present. The Treasurer's report was read and approved.

The City Commission Meeting tonight is addressing the zoning text amendment for homeless shelters with no special use permit required. Vice President Julie Mitchell will address the city commission about the zoning text amendment and will voice our neighborhood association's concerns.

The fire damaged house at 1207 E. 13th street was to have been torn down 3 weeks ago. The city will be contacted to see what they know about this situation and what their next course of action will be.

The fall Brook Creek Park clean up was attended by 7 people. Many thanks to those who worked and donated their time and energy.

It was reported that three trees are to be removed by the city at the south end of Brook Creek Park on the west side of the 1300 block of Brook St.

New York School is having a Halloween Party on October 30. Also, as fund raisers, New York School is collecting the following items:

General Mills Box Tops	used cell phones
Checkers grocery receipts	used printer ink cartridges
Campbell's soup labels	

The next meeting is Tuesday, November 11, 2008 at 7 PM. The meeting was adjourned at 7:40 PM

November 2008

The meeting was called to order on November 11, 2008 at 7:10 PM by Vice-President Julie Mitchell with 10 members present. The Treasurer's report was read and approved.

Julie Mitchell gave a report on the City Commission's homeless shelter guidelines. The guidelines for type A shelters are as follows:

1. to notify the neighborhood that a church was being used as a temporary shelter
2. maximum of 15 nights per church
3. follow the city's building codes
4. renew the requests yearly.

The guidelines for type B shelters was a special use permit.

The *Journal World* had mentioned a homeless campground. The membership decided that we do not want a homeless campground in our neighborhood.

Julie Mitchell reported that she is on the Community Development Advisory Committee.

The house at 1207 E. 13th St. is set for a public hearing on December 9th to discuss the dilapidated condition of the structure and to consider declaring it unsafe and ordering its repair or removal within a specified period of time. Since this is the same night as our December meeting, we will send a representative to attend this hearing.

It was requested that Chuck Soles, the city engineer, be reminded that the park trails need to be worked on. It was also requested that trees be planted along the sidewalk of the new flood drainage ditch west of 12th and Haskell. Someone is advocating planting fruit trees on the public right of way, but no one had any further information.

Also, we will encourage the city to repair or replace the sidewalk from Connecticut to Haskell on the north side of 13th St.

The next meeting is December 9, 2008 at 7 PM and it will be our Holiday Party, so bring something to eat to share with your neighbors. We will also have election of officers for next year.

The meeting was adjourned at 8 PM.

December 2008

The meeting was called to order by Vice President Julie Mitchell at 7:08 p.m., with 14 members present. The Treasurer's report was read and approved.

It was announced that the demolition permit meeting about 1207 E. 13th has been delayed until a later time which is to be announced.

Julie Mitchell informed us that the *Lawrence Journal-World* website has a place in their Marketplace section for neighborhood associations to create websites on which they can post contact information, mission statements, meeting times, notices of activities, photos, and anything else neighborhood related. It was decided that she should begin the process of creating a BCNA website.

Julie Mitchell (865-3688) and Julie Banhart (841-4997) would like residents who are willing to relate stories about life in the old days in the Brook Creek neighborhood to contact them. The reminiscences will be published in the newsletter and, later, collected into an oral history of the neighborhood and made available as a booklet.

There is nothing to report about the 13th and Oregon Homeless Shelter site.

Elections for 2009 were held. Those nominated were:

President: Julie Mitchell

Vice President: Andrea Repinsky

Secretary: Doug Miller

Treasurer: Susan Miller

The nominated officers were elected unanimously.

The next meeting will be on February 10, 2009. The meeting was adjourned at 7:30 p.m. for the Holidays Party.

February 2009

The meeting was called to order by President Julie Mitchell at 7:00 p.m., with 19 members present. The Treasurer's report was read and approved.

The world is a sadder place since Hazel Bryan, a long-time active member of the Brook Creek neighborhood and BCNA, passed away.

Haley, a representative of Tenants to Homeowners, gave a presentation about the rehabilitation of 1230 Laura, which is on two lots. The rehabilitation is to repair and replace the damaged parts to make it like a new house. After completion of the rehabilitation and sale of the house, a new house will be built on the other lot. Also, across the street are three lots, with rehabilitation on the current house and new construction on the other 2 lots.

Several residents at the meeting raised questions about the feasibility of the rehabilitation of 1230. The question of termite damage was raised, as well as whether, given the extensive damage to the house, it would not have been better to bulldoze the structure and build a new house, but apparently funding had been given specifically to rehabilitate 1230 Laura. Haley was asked if the house would be moved back from the property line 6 feet, since it was on the property line. She replied that the house was being rebuilt on the same site. She was also asked if the houses would blend in with the other neighborhood houses by having front porches instead of front garages. Neighbors living at 1228 Laura informed her that their driveway was being regularly littered with nails and construction debris, and asked if something could be done to stop that. Haley said that we should use the Tenants to Homeowners' website to find answers to questions and/or provide input on the

process. Those who do not have Internet access could call Tenants to Homeowners with questions or comments.

Julie Mitchell reported that she was progressing with work on the BCNA website at the *LJWorld* Marketplace website.

It was reported that a public hearing had been scheduled for March 17 about the house at 1211 E. 13th, but has been cancelled due to Spring Break.

A reminder was issued to contact Julie Mitchell (865-3688) or Julie Banhart (841-4997) with historical/old stories about the neighborhood.

Julie Mitchell reported that Brook Creek Park will receive a new grill, fencing around the bathrooms, a light on the bathroom building and removal of a tree near 12th and Brook. *[As of February 24, the new grill is now in place, but the other items have not yet been completed.]*

Vice President Andrea Repinsky reported that there are conflicting ordinances about chickens in the city limits and that there is an effort to have fruit trees planted on public rights-of-way, with the property owners taking care of the trees.

The spring Brook Creek Park Clean-up will be on April 18, from 10:00 a.m. to 3:00 p.m. In case of bad weather, the date will be April 25.

Our next meeting is Tuesday, March 10. The meeting was adjourned at 7:50 p.m.

March 2009

The meeting was called to order at 7:03 PM by President Julie Mitchell with 8 members present. The Treasurer's report was read and approved.

An idea was brought up about moving our meetings to another night and place, since the room at the East Lawrence Center is not available any other night of the week. Dickie Heckler volunteered to look for available sites.

Julie Mitchell talked to Rebecca of Tenants to Homeowners and discussed the remodeling of 1230 Laura St. If anyone has any questions about Tenants to Homeowners, you can call Rebecca.

The Salvation Army Church was discussed. They are closing the overnight homeless shelter on May 1st. We are concerned about the Salvation Army property at 18th and Haskell.

The spring Brook Creek Park clean-up is scheduled for April 18th from 10 a.m. to 3 p.m., with a rain date of April 25th. The Brook Creek is getting plugged up by debris.

A public hearing for the fire damaged house on 1211 E. 13th is set for April 28th.

BCNA now has a web site on the Market Place web site and our neighborhood information can be put on this. ***[See article elsewhere in this newsletter.]***

On Thursday, March 26th at the Lawrence Art Center, there will be an informational meeting about weather 101.

The possibility of BCNA hosting a forum for the city commission and school board election was discussed, but we decided that it was too late for us to host a forum.

The city is installing sidewalks on 15th St. and on Haskell Ave.

The Rails to Trails are going to have a 10 foot wide concrete path from 11th St. to 23rd St. with other landscaping along the path.

It was reported that the Brook Creek Park has a new barbeque grill, a new fence at the bathrooms, and that a restroom light will be replaced soon.

The Pelathe Center is currently cleaning up their building and will be reopening as soon as possible.

The next meeting is Tuesday, April 14th at 7 p.m.. Our meeting was adjourned at 7:50 p.m..

Remembering Hazel ...

The Brook Creek Neighborhood Association, and the neighborhood as a whole, lost one of its real treasures when Hazel Bryan passed away in January. Hazel was an integral part of BCNA for over 15 years, and of the neighborhood for much longer. For many years, she served as secretary to the neighborhood association and continued to take an active interest in neighborhood affairs after stepping down from that office.

Hazel was a staunch supporter of the association and we took it for granted that she would be at each general meeting – unless a meeting time conflicted with a K.U. basketball game. (A serious Jayhawk fan, Hazel was very clear about her priorities).

Hazel did a lot of the little things that most of us took for granted. For instance, she always arrived at our autumn pot luck with extra paper plates, napkins, etc., for those who may have forgotten to bring their own. At the pot luck dinners and the park clean-ups, Hazel was always among the first to arrive and immediately begin to clean the picnic tables and the floors. It's going to be strange to look around the clean-up site this spring and the potluck area this fall and not see Hazel busily cleaning the area while greeting all comers with a smile and welcome.

We, both as individuals and as the neighborhood association, are richer for having had Hazel in our lives. She will be greatly missed.



You're Invited

to

The Spring Brook Creek Clean-Up

Saturday, April 18, 2009

10:00 a.m. – 3:00 p.m.

(Rain date: April 25, 2009)

Come help us clean up the creek and the nature trails. If wallowing around in mud is your idea of fun, join like-minded others and get down in the creek to remove winter-time debris.

If you like to use the nature trails, come help us clean up debris and trash from the trails and the woods. We never know, from year to year, what we will find in the woods – but there are usually some interesting things (one year, we found a yard-sized tractor).

We have a good time each spring during the clean-up, so come join us. We'll get started about 10:00 a.m. Lunch will be provided. Everyone's help is appreciated, whether you can stay and help for a long time or a short one.

Come One – Come all

Individuals, Families, and Children

Are all welcome.



Remembering the Good Old Days

The Fight Over the Jail Site: Mark Taylor's Memories (as told to Julie Banhart)

Mark Taylor who was BCNA's president during the fight with the County Commission over plans to put the Douglas County Jail in the Brook Creek neighborhood, sat down with Julie Banhart to discuss his memories of that battle. Mark was elected president of BCNA in the fall of 1995. That happened, he said, because "Helen Hargrove who lived across the street – Harold and Helen –she's the one who actually asked me if I'd be interested in doing it [becoming president], because I'd done clean-ups in the park since 1990. So, I said I might be interested, let me think about it. And I went to the next meeting and they're all like, clapping and saying, 'Mark Taylor, our new president.' I told them, 'I've never done this stuff before and they were all like, "don't worry, we'll help you."

About 2 weeks after Mark took office, he had a big surprise. "A client friend of mine called me up and said, 'do you know what's going on, what they're going to do across the road from you?' I said, 'no,' and she told me about plans to put the jail there. It was a horrible thought. I was president of the neighborhood for 2 weeks when this came out, that they were going to build the jail, pretty much right across the street from my house."

Mark's house is at the north end Prairie Avenue, the last house before the cul-de-sac. The jail would have been directly to the east, and would have taken up most of what we consider the Nature Area. Originally, the plans were to have a long buffer zone of about 50 yards. But Mark said that the buffer zone "kept getting smaller and smaller, and shorter and shorter."

The Brook Creek neighborhood was one of three sites considered for the jail, but seemed to be the site the County Commission favored. They paid an architect to plat it all out. More than the property across the street from Mark's home would have been impacted. The County Commission would have had to condemn at least Mark's property, and tear out the shelter house in the park to build an access road to the jail.

How did the neighborhood respond to this? Mark remembers that it led to attendance by many residents at a LOT of commission meetings: "Actually there was a really good turnout at the Commission meetings, with most of the neighbors attending at least some of them. We had a lot of petitions that residents carried around to get signed. And people started coming together and our meetings really filled up at that time. A lot more people than usual came to the meetings – and there were other issues going on besides the jail, but that was the main thing. Nobody in the neighborhood wanted it because the big thing was Brook Creek Park was here, and having a jail that close to the park, that just wouldn't work."

Overall, there was increased attendance at BCNA meetings, residents carried the petitions around, and attended County Commission meetings in support of BCNA's opposition to putting the jail in the neighborhood.

The fight went on for 2 or 3 months, until the County Commission finally decided to put the jail at the East Hills site (where it is now). Mark firmly believes that the Brook Creek opposition was strong enough to make the difference. He also is convinced that the neighborhood's opposition to putting the jail in our neighborhood was a good thing, not only for Brook Creek but also for the taxpayers in the city as a whole. "If the neighborhood hadn't opposed this, the County would probably

have spent thousands of dollars of taxpayers' money for the architect's plans and then found out it was in a floodplain."

The fight also benefited the neighborhood (beyond keeping the jail out of it). Mark believes the fight itself was a seminal piece in the development of the identity and sense of community in the neighborhood as it is today. Residents got to meet other residents that they may not have in the ordinary course of time, and found they agreed on what they wanted their neighborhood to be. He said, "I really do think that we, as a neighborhood joined forces together and made a big difference. Because, when we were walking around doing petitions and stuff, you know, door to door, you got to meet new people that way, too. They were like, oh, absolutely I'll sign that."

The residents of Brook Creek neighborhood learned from the fight itself. As Mark pointed out, "while the fight was going on, the neighborhood was not at the commission meetings to argue or to beg or to plead, they were there to win. They also became aware that keeping our neighborhood a nice, single-family neighborhood was no longer something that could be taken for granted." Defeating the county's plans to put the jail in this neighborhood, Mark believes, instilled a sense that other issues were worth fighting for, as was demonstrated in the more recent (and ongoing) struggles with the Salvation Army's plans.

The initial consideration of Brook Creek as the site of the jail brought another benefit to the neighborhood. The land under consideration was privately owned at the time. Soon after the decision to put the jail at the East Hills site, the City purchased the land for a park. Mark described taking many walks through what is now the nature park with Fred DeVictor, then head of the City's Parks & Recreation department, who decided that the City would keep the park in its natural state and not put in things like asphalt trails, to which decision Mark's reaction was "thank you, thank you!"

Welcome to the Neighborhood

905 E. 13th St. - Victor M. Shenouda
938 Ward Ave. - Kyndel C. Paulsen
1709 Bullene Ave. - Travis Passman
1713 Bullene Ave. - Brent Coulter
1715 Bullene Ave. - Jon & Judy Lander
1527 Lindenwood Lane - Carl R. Seaquist
1402 E. 19th St. - James P. & Emily M. E. Vigne
944 Anna Tappan Way - Alex E. & Dorothy R. Kliem
1610 Cadet Ave.- Rebecca S. Howell
1702 Genessee St. - Robert R. Dunn
918 Oliver's Court - Jerry W. Willis
1832 Maple Lane - Maria S. & Anastacio Romero

BCNA has a new email address:

BrookCreekNA@gmail.com

Brook Creek Neighborhood Association
1944 Miller Drive
Lawrence, KS 66046

PRSRT STD
U.S. Postage
PAID
Topeka, KS
Permit #9

Join Your Neighborhood Association

Dues are \$1.00 per person, per year. This gives you voting rights at BCNA meetings. Clip, fill out, and mail to: Susan Miller, Treasurer; 1235 Prairie; Lawrence, KS 66044

Name: _____

Address: _____

Phone: _____ E-Mail Address _____

- ☐ I am enclosing my \$1.00 annual dues
- ☐ I am enclosing _____ extra to help the neighborhood association.
-

GOOD NEIGHBORING

The Brook Creek neighborhood experiences what have been called “random acts of kindness,” as does every other neighborhood. Residents just don’t report them for inclusion in these reports.

However, we all want to thank Cris Anderson, principal of East Heights, for being a great neighbor and not only agreeing to let BCNA hold its 9 monthly meetings on Thursday nights at East Heights, but welcoming us. Cris also pled our case to the District and succeeded in getting the usual fee to use school property waived for us.