

Audubon Place Association
Minutes for January 7, 2010
Neighborhood Meeting at the Black Labrador

Peter Van Bemmell, President, called the meeting to order.

Attending: Julie & Mike Henson, Ron Coifman, Peter & Maaike van Bemmell and Ann Marie Pierce.

2010 Officers: The slate of officers for 2010 was presented as follows:

President: Peter Van Bemmell

Vice Pres: Jack Schaffer

Treasurer: Maaike Van Bemmell

Secretary: Chris Bryant

Esplanade Committee Chair: Patti Thompson

Historic Committee Chair: Jack Schaffer

Treasurer's Report

Maaike Van Bemmell, gave the financial report (all balances accurate as of 12/31/09):

Checking Account balance: \$1168.04

Savings Account balance: \$4177.07

Esplanade Account balance: \$1708.23

Total balance: \$7053.34

Old Business:

Historic Committee: Peter Van Bemmell reported that the City will install a sign reading: Audubon Place Historic District at the intersection of Audubon Place and W. Alabama.

The style guide is now available on-line at the city planning dpt. A link has been provided on our website under "preservation"

Esplanade Committee: No report

Traffic Study: Chris Bryant is studying a proposal to improve traffic in our neighborhood. He promised (in absentia) to have a report ready by next APA meeting.

New Business:

SNAP requests have to be submitted to Neartown by tomorrow. The following points were raised and agreed upon:

1. Improve drainage on SW corner of intersection between Stanford and Harold
2. Repair pavement on Audubon Place, North bound
3. Improve rain water runoff in the following places:
 - Harold – 600 block South side
 - Kipling – 600 block North side
 - Marshall @ Stanford SE corner
 - Marshall – 800 block North side

The pavement is graded incorrectly. There are pools in front of several houses after a rain, which remain until they evaporate. Should be re-graded to flow to the gutter to minimize mosquitoes etc.

4. Grade the ally between Audubon Place and Garott
5. Improve water pressure in 600/700 block Harold North face (Requested 2008)

The meeting was adjourned.

[PVB – acting secretary]

Audubon Place Association
Minutes of February 4, 2010
Neighborhood Meeting
909 Kipling – 7:30 p.m.

Peter Van Bommel, President, called the meeting to order.

Attending: Peter Van Bommel, Jack Schaffer, Kristina Umbreras, Jim Dougherty, Kathy Osman, Lisa Robertson, Patti Thompson, Tony Herrada, Richard Holley, Marty Cohan, Rebecca Cohen, Christopher Bryant, Parry Kakheshani, Derek Gilboe

The meeting began with a presentation by and discussion with a representative of the Houston Police from our local storefront on Westheimer. This included a general discussion of recent criminal activity and prior experiences of the group at large. It was noted that a security survey is offered by the police department on request.

Minutes from the previous meeting of January 7 were distributed and a motion to accept them was passed.

Treasurer's Report

A written report was submitted for the Treasurer by the President noting the following balances as of January 29, 2010:

Checking Acct	\$ 1,213.04
Savings Acct	\$ 4,177.07
Esplanade Acct	\$ 1,708.23
Total	\$ 7,098.34

Old Business

First Montrose Commons Walking tour of homes/ Security Forum

A representative of First Montrose Commons board of directors reported 1) that funding for the joint tour of homes had not been approved for this year by that organization. They have instead committed to funding for a tour of homes in 2011 with several homes being open to the tour, and 2) that an upcoming event focusing on security was being offered and invited our members to attend.

Esplanade Committee: March 6 and 7 was proposed as a work weekend for the esplanade (ahead of heavy trash pickup for that month). A committee meeting was being organized and dates would be announced. Coordination was to be organized with the lawyer's offices on the lower end of the street regarding the fees paid and work contracted for esplanade maintenance and landscaping.

Traffic Study: Chris Bryant reported on the completed traffic improvement study undertaken over the previous month. He reported that a survey of the neighborhood street signs yielded a logical pattern to the layout, and found it to be consistent with city ordinances regarding street layout. He reported on the process described in the city codes regarding petitioning for new signage and on certain rules regarding parking ordinances and signage. The street sign report was accepted and a motion to take no further action on this item was passed.

Historic Committee:

No formal report.

New Business

Peter Van Bommel announced his plan to move from Houston at some point over the summer. Tony Herrada was nominated as to be the Acting President for the balance of the term and was elected unanimously by those present.

No other new business being acknowledged, the meeting was adjourned.

CM Bryant, Secretary

Audubon Place Association
Minutes of March 4, 2010
Neighborhood Meeting
3412 Audubon Place

Peter Van Bommel, President, called the meeting to order.

Attending: Peter Van Bommel, Steve Hamilton, Patti Thompson, Kathy Osman, Christopher Bryant, Dave Maxey, Maaike Van Bommel, Dwight Douthit, Tony Herrada, Richard Holley, Marty Cohan, Becky Cohan

Appreciation was acknowledged for the use of the meeting space made available by Richard Holley.

Presentation

The meeting began with a presentation by and discussion with James Oxford, a representative of the Homeless Animal Partnership Initiative (HAPI). This included a general discussion of the goals and objectives of HAPI and included a discussion of the need to keep people aware of the existing rules and regulations in place related to animal ownership in the city.

Minutes from the previous meeting of February 4 were distributed and a motion to accept them was passed.

Treasurer's Report

A written report was submitted for the Treasurer by the President noting the following balances as of February 26, 2010:

Checking Acct	\$ 1,338.04
Savings Acct	\$ 4,177.07
Esplanade Acct	\$ 1,708.23
Total	\$ 7,223.34

Old Business

First Montrose Commons Security Forum

It was reported that First Montrose Commons' security initiative event was a success and had over 100 people in attendance. Police and community leaders spoke and the event was generally seen as a success.

Esplanade Committee

March 6 at 9 am will be a cleanup work party for the esplanade (ahead of heavy trash pickup later that week). Coordination was to be organized with the lawyer's offices on the lower end of the street regarding the fees paid and work contracted for esplanade maintenance and landscaping.

Neighborhood Walking Tour

Kathy Osman reported that April 10 will be the date for the neighborhood walking tour. It will begin at 3419 Audubon and will include about 30 homes. Publicity will begin soon and there will be a small fee charged to benefit the Association.

Crime update

A general discussion of recent events in the neighborhood included comments about graffiti and a recent mugging.

New Business

A request was communicated from Mr Joseph at The Right Step requesting that the Association agree to release him from certain deed restrictions on his properties on Marshall Street. It was reported that no formal process is known to exist for an individual property owner to amend deed restrictions and, in fact, the request does not have to be taken-up by our group at all for a vote of any kind if so desired. It was determined that the Association would not agree to such a request and that message was to be sent back to Mr Joseph.

No other new business being offered, the meeting was adjourned.

CM Bryant, Secretary

Audubon Place Association
Minutes of April 1, 2010
Neighborhood Meeting
3412 Audubon Place

Peter Van Bommel, President, called the meeting to order.

Attending: Frankie Louis, Christopher Bryant, Kathy Osman, Marty Cohan, Becky Cohan, Patti Thompson, Dan Piette, Ernie Escobar, Ben Chandler, Jack Schaffer, Maaike Van Bommel, Peter Van Bommel, Tony Herrada, Richard Holley

Minutes from the previous meeting of March 4 were distributed and a motion to accept them was passed.

Treasurer's Report

A report was submitted for the Treasurer indicating no changes from the March reported balances:

Checking Acct	\$ 1,338.04
Savings Acct	\$ 4,177.07
Esplanade Acct	\$ 1,708.23
Total	\$ 7,223.34

Old Business

Deed Restrictions Committee

It was reported that the owner of 903 Marshall and 908 W Alabama seems to have given up his request for deed restriction amendment.

Security Committee

It was reported that the Montrose Management District has made their graffiti abatement and prevention service available to our neighborhood as a part of their work as a Tax Incentive Reinvestment Zone. APA residents are encouraged to report graffiti as soon as it is observed to the District's website.

Historic Committee - Neighborhood Walking Tour

Kathy Osman reported that April 10 will be the date for the neighborhood walking tour. It will begin at 3419 Audubon and will include 38 homes. Publicity is beginning and \$8 will be charged to benefit the Association.

Buildings at Risk

It was reported that a request was made for the damaged home at 803 Kipling to not be torn down. At a recent city Code Enforcement Meeting the owners were given 90 days to repair or tear down the building. No action has been taken and the owners are now in violation of the 90 day ruling. APA residents are encouraged to use the city's "311" service to report unlawful use of the abandoned building (by vagrants, criminals, etc) to encourage the city to take action.

Esplanade Committee

It was reported that a successful cleanup work party was recently undertaken. A proposal for consideration was made to see if interested parties would be willing to donate plants for installation. It was agreed that a call for donations would be made.

Westheimer Street Festival

Dan Piette reported that the planning group for a future Westheimer Street Festival held a recent meeting he attended. He reported less-than enthusiastic interest shown for the festival at the meeting and he reported at that meeting that few of our residents would be in favor of such a festival. The organizers are pushing ahead for now. The next planning meeting will be April 26th.

Crime update

A general discussion of recent events in the neighborhood included comments about graffiti and an increase in foot traffic.

New Business

No new business being offered, the meeting was adjourned.

CM Bryant, Secretary

Audubon Place Association
Minutes of May 6, 2010
Neighborhood Meeting
3412 Audubon Place

In the absence of the President and Vice-President, Christopher Bryant, Secretary, called the meeting to order.

Attending: Christopher Bryant, Dave Maxey, Tony Herrada, Kyle Shillibeer, Beth Shillibeer, Richard Holley, Marty Cohan, Becky Cohan

It was determined that no quorum existed under Article VII, Section 4 of the by-laws of the Association, so no formal meeting was conducted.

The following notes record the general discussion among those present:

Historic Committee - Neighborhood Walking Tour

A request was raised to update the historic records of the Association to include the information gathered as a part of the recent historic tour. Chris Bryant was to report back on the state of the current records for the June meeting and a determination could be made at that time regarding how to incorporate any new information.

Buildings at Risk

It was reported that the damaged home at 803 Kipling has been the subject of several calls to the city's "311" service to report unlawful use of the abandoned building (by vagrants, criminals, etc) to encourage the city take action.

Esplanade Committee

A request was made for \$600 from the esplanade fund for the purchase and installation of mulch in the planting beds along the esplanade. It was suggested that this item be raised again at the June meeting for formal consideration. Tony Herrada will organize the purchase and installation if approved.

Westheimer Street Festival

A general discussion regarding the potential Street Festival concluded with all in attendance expressing desire for the Association to resist any organizing efforts.

Crime update

A general discussion of recent events in the neighborhood included comments about plant thefts and a continued increase in foot traffic.

A general discussion followed regarding the location of "historic district" signage in the area and possibility of neighbors along Audubon asking the city to take responsibility for the alley behind their properties on the east side.

CM Bryant, Secretary