

From: "Julie Young" <wallpaperlady@att.net>
Subject: **Neartown Minutes**
Date: November 24, 2010 8:14:34 PM CST
To: "Mark Johnson" <mark@PhotoArchitect.com>

Neartown Associaton meeting Minutes
Tuesday, October 25, 2010

27 in attendance
Called to order 7:04 p.m. by David Robinson

We introduced our selves

Ellen Cohen, State Rep – defined her district
\$3 billion Cancer Research Institute of Texas
Change of “top 10% rule” for kids getting into collets passed House (not Senate)
Rebuilding UTMB after IKE
Took pressure off Houston’s hospitals
Tier I University
Passed Senate – licensed 21 yr olds can carry guns on campus
Bogged down in House – many people, including students, don’t want it
January – starting 2011
Redistricting \$21-\$23 billion shortfall
Will have special sessions over the summer
Told what committees she’s on
“Health Care & Education are usually the 2 that get hurt worst”

HEB –

Workshop Saturday, 9:00 a.m. at St. Stephens will be unveiling of plans
8:30 coffee
9:00 Scott McClelland from METRO
9:30 HEB
1 hr break out sessions
Claims HEB asks each community it goes into to get input
of what we want inside & outside
inner city has fewer visual restrictions than suburbs for new buildings
as well as smarter, educated, involved people who are vocal
***manage impact traffic – cars, pedestrians, deliveries**
***save trees**
***style of architecture to fit Montrose community**
The above * are the 3 main concerns from people
Hired architect to design 3 choices, for us to vote
Saturday will be the unveiling, but not the end of the design phase
Will be compatible with environment
McDoogle-Steel will do landscaping

Showed some slides

Tree survey

Biggest & oldest on south side of property

Will keep most – but not all – trees, may move that biggest one

Store will face W. Alabama

Will measure circumference of trees not saved

Will replace with equal amount of circumference inches on site or in the 'hood

will be greenspace under each tree

largest will be 152'x60'

patio will be larger than the produce department

bandstand, movie screen – behind the store, south side, by front doors

artisans' market area

20' set back from W. Alabama

Will ask us Saturday –

does community want pedestrian access on Sul Ross & Branard?

Can use a gate timed to lock at dark

Possible sumbria – shade structure

Do we want color on the store?

Bike rack

5' wide sidewalk – W. Alabama & Dunlavy

Will cover drainage ditch on Dunlavy

Will add center turn lane on Dunlavy

Will not use typical 48' tractor trailers as in the 'burbs,

But 28' trucks for deliveries

Described delivery plan, noise buffers

There will be improvements to Dunlavy & other streets from METRO & State

Land at this spot costs \$42 a sq ft – most stores he builds are on land worth \$7

a sq ft

So they don't have the \$2 million needed to put the store on stilts for parking below

City not likely to develop the land under for parks

In rain, people like covered parking, but not in dry weather

Perceived safety issue

Will have 430 parking spaces

The Buffalo Speedway store has only 280

Store will be 4000 sq ft larger than Buffalo Speedway – the equivalent of 1 aisle

Will tailor what they have inside the store to Montrose area

Will not be the same as Buffalo Speedway

Maybe will have an electric car charging station outside

Will break ground March 1, 2011, open early Nov. 2011

Will have a big community party

Considering delivery, customer pick-up services

No room for a community room upstairs for public use

But may possibly fit it in

Will be about the same size as Central Market
But NO forced serpentine pathway
HEB builds only in Texas & Northern Mexico
And studies how Texans (and Mexicans) live

Maureen McNamara spoke about the Wilson Elementary SPARK Park
Wilson is the only full Montessori school in Houston, K-8
School grounds open to public after school hours
The big field of Wilson is not a SPARK Park
But HISD sometimes allows people to use it
(?) will match up to \$2500(0) for improvements
But want community involvement, too
Drainage, dry creek, performance stage, all trees remain, play structures,
outdoor classes
Described various options & wants
Introduced school principal
Adding main entry on Yupon, plus existing on Windsor
Estimated goal fo \$380,000 – some businesses have already donated \$

Jason Ginsburg told about the 4th Annual Montrose Crawl
Sat. Oct 30, 6:00 pm – midnight
9 venues; 2 restaurants and 7 bars
Along Westheimer between Dunlavy & Montrose
10% of \$ raised goes to Houston Area Women's Center
EMMD, Sam Adams, Red Bull, Free Birds, and one other are sponsors

Skip from Friends of Mandel Park – goal of raising \$1 million to develop it
Organic community garden will stay and grow larger
Kids will tile walls of new kids' garden
Fund raising

Greg LeGrand told about the Avondale fundraiser Sun Nov 7, 6:00-8:00pm
At St. Arnold's Brewery
\$20 donation
Will have a 2 hour open bar

Robert Graham gave the PIP report
Meeting is tomorrow night, topic is HFD (fire prevention month)

Castle Court – encourages civic clubs to create a neighborhood list serve
so we can disseminate info quickly

Adjourn 8:07 p.m.

Respectfully submitted,

**Julie Young
Secretary**

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