

DRAFT



**West University Neighborhood Association**  
P.O. Box 3336  
Tucson, Arizona 85722

February 4, 2010 REGULAR Neighborhood Meeting Minutes

The West University Neighborhood Association (WUNA) Board of Directors met on Thursday February 4, 2010, at the Trinity Presbyterian Church, 400 E. University Boulevard in Tucson.

**I. Call to Order, Roll Call and Welcome**

President Chris Gans calls the meeting to order at 6:32 p.m. Secretary Teresa Vasquez calls roll.

The following board members are present: Chris Gans, Cheri Wiens, Lori Boston, Jan Lebate, Adrienne Parry/Gal Witmer, Jenn O'Connor, Brian McCarthy, Judy and Noah Sensibar, Dave Boston, Robert Pitts, Jerry Juliani, Sandra Morse, John Patterson, Kurt Tallis, Teresa Vasquez, Roger Wiens, Matt Williams, and Anne Sawyer.

The following **Residents** are in attendance:

Tom Brightman, Sam Sanders, Mindy Bernstein, Marilyn Massino, Jill Bielawski, Dan Wichem, JoAnn Groh, Sondra Means, Robin Southern, Irene Kondor, Barb Tanzillo, Kelly Yoder, David Yoder, Jeff Thomas, Herb Stratford and David Martin.

Lori Aldecoa, **Pima County Neighborhood Reinvestment**

Walt Rogers, **Olsson Associates**

Donovan Durband, **Ward 6**

Officer Paglinawan, **Tucson Police Department**

Wayne Steele, **Pima Community College Student**

Zynia Llamas, **Pima Community College Student**

**II. Approval of Meeting Minutes and Treasurer's Report.**

Motion to approve December minutes as presented by Lori Boston; seconded by Jenn O'Connor.

Jenn O'Connor asks for an explanation of the donation to the Old Pueblo Trolley. Jenn O'Connor moves that the December and January Treasurer's Report be approved as filed. Jan Lebate seconds the motion, therefore approved as submitted.

**III. Announcements:**

Cheri Wiens says there is a meeting set for 12pm on Sunday Feb 7<sup>th</sup> to discuss the proposed new bar and art emporium at 509 N 4<sup>th</sup> Avenue. They are seeking five variances.

Cheri Wiens says the City of Tucson will still provide 8 roll-offs a year for neighborhood clean-up and that we should utilize this resource for our neighborhood clean-up.

Teresa Vasquez says Saturday Feb. 13<sup>th</sup> from 11-6pm there is a Carnival event downtown.

**IV. Call to the Audience**

Officer Scott Paglianawan is our TPD officer and provided a few statistics for our neighborhood.

.....

**V. Beer Booth**

Jeff Thomas says the next 4<sup>th</sup> Avenue Beer booth is March 19-21<sup>st</sup>. He would like to have 6 volunteers at each shift and there are two shifts each day. Please sign-up.

**VI. Catalina Park Splash Pad**

Kevin McElheny and Walt Rogers present the current design for the park improvements. Walt hands out a packet of information. Kevin explains the plan came to the neighborhood in October, and they have continued to meet with the neighborhood, the historic board and received many comments. They brought a new updated plan today – it has the same general concept **as the first revision** but addressed the concerns and comments of the Neighborhood. Kevin would like this plan to be approved tonight.

Walt describes the historical elements **including** the circular walkway, and the tile roof on the utility room. He continues through 9 key comments from the previous meeting and explains how they were incorporated into this plan. Walt says the visual appearance of the playground will be reduced due to all of the trees. A **small** soccer field will still fit into the park – the grass needs to be upgraded. He suggests that the neighborhood continue to invest in the historic aspects of the park by planting trees all the way around the perimeter; what a great historic element.

The neighborhood asked over 20 questions and commented on the plan. This is what was learned during the discussion:

The shower water is being diverted into the sewer as a better sanitary solution; the park block is approximately 420feet square; the tallest structure will be about 17 feet high with the lights higher than eye level; we are not sure which tree species will be utilized but are bound by the City of Tucson landscape ordinance. A Cannon Hackberry and trees with **single** trunks are suggested; the play structure area is targeted for children in the 5-12 age group and the splash pad is for **children** 18months to 15 years old; the shower will not be open for public access; Kevin says it is not possible to **change** the wading pool to **replicate the original design and stay within the budget** and Lori **Aldecoa** explains that it would be a substantial scope change, where the neighborhood would have to return to Pima County Neighborhood Reinvestment Oversight Committee (NROC) and the process would start over – the project is already budgeted for this fiscal year; this project has already spend \$45,000 of our total \$500,000 budget **which the neighborhood would lose if we start over**. Some aspects of the project will add costs, like moving any structures or removal; we would need an additional 26 feet to create a beach entry to the pool which is very costly and complicated; COT parks is not in a position right now to deal with the current pool due to budget cuts; seems unpractical to make changes right now because we have already spent so much on current design; the current design proposed is not beyond the 10% change limit; the current plan is well liked – they are good improvements; the current project has not been budgeted yet, so unsure of the real costs but believe there is a good bidding opportunity now; hope to do all four legs of the pathway; walkway materials will likely be colored concrete or exposed aggregate; we could do a fundraiser for buying a brick, but we are not ready for that discussion yet; the bathroom does not need to be changed to ADA right now and it is not in the budget; when the project budget is known Walt and Kevin will return the neighborhood to prioritize the park features to what is possible; the current play structure will not be eliminated **until the new Splash Pad is built**– keep the old until have the new; the fencing goes around the wading pool and ties back to the restroom; they are not aware of a limit to the number of children within the area – there is no life guard **for this summer as the pool will be closed due to budget cuts**.

Chris Gans asks if the neighborhood should risk starting the project over and going back through the process due to a “substantial-change” request with Pima County. An informal poll is taken for non-board members only. **The majority voted not to start the project over.**

MOTION: Lori Boston moves to continue moving forward with the current funding plan that has been appropriated to the neighborhood by Pima County. Seconded by Noah Sensibar. Motion passes 17-0-0.

MOTION: Jenn O’Connor moves to approve this design of the splash pad put forward by the architects and to proceed with construction documents, costs, etc. Seconded by Anne Sawyer. Motion passes 15-0-1.

**Updated** information will be disseminated so all residents know how and where to get more information regarding the splash pad project.



DRAFT

**VII. Historic Preservation Tax Credit Threat**

Chris Gans says he will keep the neighborhood informed on this topic on the forum and the new website. Gal Witmer states it will only impact residential properties.

**VIII. Adjourn**

The meeting was adjourned at 8:14 p.m.

Respectfully submitted  
Teresa Vasquez  
Secretary

.....