



WUNA Newsletter

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- 10 Barbara Kennedy

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Editor: Carolyn Niethammer

Layout: Cheri Wiens

Next Board Meetings Oct. 4, and Nov. 1

at 6:30 p.m. at the Postal History Museum 920 N. 1st Ave.
Park in rear of building.
Meetings are held the first Thursday of the month.

President's Message

by Lori Boston

Hello Neighbors!

After a pleasant summer, we have many upcoming events, activities and issues to address that will benefit the neighborhood. The most exciting event is the upcoming 2007 Historic West University Home Tour on October 14, 2007, from 12-5 p.m. This year we are featuring the homes and studios of some of the many talented artisans who choose to make West University their home. The Tour will begin at Trinity Presbyterian Church on 4th Ave and University. Ticket sales and brochures will be located in the church alcove on 4th Avenue. Tickets are \$12 in advance and \$15 on the day of the event. Advanced tickets can be purchased at Time Market, Antigone Books, the Postal History Foundation or the UA Visitor Center. Tickets can also be requested through mail by sending check or money order to WUNA-Home Tour, PO Box 3336 Tucson, AZ 85722. Proceeds from the tour will used for neighborhood projects, beautification and cleanup activities, and social events.

Due to our location between the university, downtown and the 4th Avenue district, we will soon be faced with development pressures. The modern street car will be routed through the neighborhood within the next five years and the last link in the Barraza- Aviation

Parkway will exit on to 6th Street in approximately 10 years.

In an effort to be proactive and be in a position to direct potential development, the WUNA Neighborhood Plan Committee will be sponsoring a design charette in late October. The design charette is an architectural brainstorming session that will allow us to create a vision for potential development. Architects will be on hand to guide groups in creating visions for development on a small scale and also to look at the neighborhood as a whole to determine where increased density and mixed use development could occur. The charette is the first step in a process that will allow us to determine our future. Please come out and participate in this future vision exercise for our neighborhood. More information will follow in the coming weeks.

It was wonderful to see so many of you at the potluck in August! There was

continued on page 2



Captain Gillooly of the TPD Downtown Division speaks at potluck

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The **Home Tour** is a fun and easy way to volunteer in the neighborhood.
We still need house sitters and ticket sales staff for the day of the tour.
Shifts are two and a half hours each and it is a wonderful way to reconnect with your neighbors. Contact Margaret Bly at jfmebly@dakotacom.net if you can volunteer as a house sitter or Barbara Kennedy at barbara@dakotacom.net if you are interested in assisting with ticket sales.
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Meet Bridget Werchen WUNA Historian

In their home at 715 E. University Blvd., WUNA historian Bridget Werchen and her family are smack dab in the middle of university life – and they love it. When they moved from Sierra Vista 10 years ago, they looked at houses in the foothills and some other mid-town neighborhoods, but eventually chose a home in West University.

“This neighborhood was more active and vibrant at night,” Bridget says. “We really like living near the University. There is such energy, and we like being close to the arts, the plays and all the restaurants. There is so much variety to choose from.”

Although there are some challenges living practically on campus, Bridget says that the majority of their neighbors over the years have been great, studious kids. “It’s only



a small minority who think the purpose of being here is a continuous party,” she says.

Bridget got involved with WUNA shortly after moving into the neighborhood to be involved with neighborhood issues. “You have to stay on top of things before they snowball,” she says. “Then I found out that to be able to vote on most issues, you have to be a member of the board.” As WUNA historian, Bridget watches the Arizona Daily Star, the Wildcat and the Tucson Weekly for articles on any aspect that touches WUNA: neighborhood politics, residents – even churches. Bridget’s family includes husband Henry, daughter Felicia, a new freshman at the University of Arizona; son Andrew, 17; and daughter Denise, 15, both of whom are home schooled but will soon start taking some classes at Pima. Bridget has been a stay-at-home mom since her first child was born, but this fall she has started nursing school through the NAU Tucson program.

Get Involved! WUNA Committees Need You

*President’s Report
continued from front page*

lots of great food and conversation. The kids seemed to enjoy the open wading pool too! This year the potluck was held on National Night Out. To help us celebrate the event, Council Member Nina Trasoff and her staff stopped by to share food and conversation. Captain Gillooly and Lieutenant Coleman of the TPD Downtown Division also came by and spoke about the increased foot and bike patrols, improved response time and more monitoring in Catalina and De Anza Parks. Captain Gillooly reminded us all to call 911 when criminal activity or suspicious activity is observed.

Let’s not wait until the next social event to say hi to our neighbors and exchange a few friendly words. Keep an eye out for one another and get involved in activities and issues concerning the neighborhood so West University remains a safe, interesting, and enjoyable place to live.

For concerns, comments or suggestion, please contact me or any of our board members. For contact information visit our WUNA website at <http://www.wunaonline.org/contact.html>.

Because we all grew up with school starting in the fall, September seems like a time to start new projects and make new friends. Cooler air gives us more energy. WUNA committees are always looking for new members. There are no “in-groups,” everyone is welcome and needed. Pick something that looks like fun to you, meet new people and help keep West University a great place to live.

Business Committee: Lori Boston llboston@yahoo.com 623-1664 or Gal Witmer gzwitmer@cox.net 603-9427

Campus Community Relations Committee: John Patterson pttrsijn@yahoo.com 622-4512

Crime Prevention Committee: David Knudson dknudson@email.arizona.edu

Events Committee (Easter Egg Hunt, Christmas Caroling): Carolyn Niethammer cniethammer@peoplepc.com 622-0252

Home Tour Committee: Bob Morrison morrisonr@qwest.net and Lori Boston llboston@yahoo.com 623-1664

Neighborhood Area Plan Revision Working Group: Jennifer O’Connor 991-2744 jennocconnor@gmail.com

WUNA Newsletter: Carolyn Niethammer cniethammer@peoplepc.com 622-0252 and Cheri Wiens crwiens@mac.com 624-4795

Parking Committee: Dave Boston zzboston@yahoo.com 623-1664

Community Development Block Grant Committee: Matt Williams 882-4742 stcksandstns@yahoo.com

Parks Committee: Open

Traffic Committee: Therese Perreault therese@bayviewmedia.com (Email better) 749-2708

Beer Booth Committee: Joe Wasiak jwasiak@cox.net 622-6892

WUNA Yahoo Forum: Matt Williams stcksandstns@yahoo.com 882-4742

WUNA Website: Gal Witmer gzwitmer@cox.net 603-9427

or Lori Boston llboston@yahoo.com 623-1664

Tucson City Department of Neighborhood Resources: 792-CITY or 792-2489 Zoning violations, building code violations and complaints about weeds, trash, junk cars.

New Water Harvesting and Solar Power Project at UA Visitor Center

By Ford Burkhart

West University is now a laboratory to teach other neighborhoods and towns about water harvesting and solar power, thanks to a UA student project just completed west of the Main Gate area.

You can see the two huge water tanks from blocks away as you approach the UA Visitor Center from the North on Euclid. Do those big silvery tanks look odd? Yes, and by design. "If people don't know what they are, we hope they'll come in and ask," said Heather Lukach, director of the center. "If they know, they'll recognize what we're doing and that will make them happy."

Plans began two years ago in October 2005, when the Eclipse organization, a student club, proposed a solar project as the first for any building at the UA. Later it was taken over by ECOalition, another student group. Organizing efforts

throughout 2006 included students, faculty, administration, Tucson Electric Power and a group called Technicians for Sustainability.

Students worked through the summer digging up the site for the landscape, forming basins, berms and swales, called "passive water harvesting." Meanwhile, workers installed the gutters and pipes to bring rain water to the tanks, called "active harvesting."

As you walk by, notice the curious little plastic fittings around the landscaping; they are bubblers and get water by gravity feed from the two tanks, called cisterns, which hold together about 2,000 to 2,500 gallons of rain water. They will supply water for the east side plantings. Lukach promises the cisterns will not breed mosquitoes, since the system is sealed.

The landscaping includes plants

particularly adapted to our climate including some unusual varieties not typically used including Corsetia and kidneywood, recommended by Libby Davison, of the UA Arboretum.

The 36 solar panels on the big metal awnings to the south are now generating about three to four kilowatts of power, about 30 percent of the center's usage. They are tied in to the TEP grid, so they return power the center generates but doesn't consume. TEP donated the panels through its Greenwatts Program.

The two big inverters, large boxes that display the exact amount of power being generated by the sun as you look, are worth a visit by themselves.

The whole system will be on public display with posters and talks for the first time on October 14 during the WUNA Home Tour.

Historic Overlay Zone May Help Preserve Neighborhood Character

by Gal Witmer

Many of you may have heard of the newly proposed NPZ (Neighborhood Preservation Zone) ordinance, now called the Historic Overlay Zone. It was proposed primarily to assist neighborhoods surrounding the UA who deal with large numbers of student rentals. An ordinance would allow a neighborhood to develop guidelines for how student and other rental type housing would be developed in their neighborhood. The guidelines would need to be approved by the Mayor and Council.

The proposed ordinance has been very controversial. There appear to be two primary groups that have different viewpoints. One is the neighborhood residents who want to preserve their neighborhood's character, architecture and single-family nature. The other viewpoint is from developers who see the areas around the UA as natural and profitable locations for housing catering to students.

A committee met over the summer composed of 10 neighborhood association representatives and 10 individuals representing the developers.

Gal Witmer and Lori Boston represented West University. One of the major goals was to find some level of consensus between the neighborhood associations and developers. In early August the committee reported there were some small gains made toward consensus, but in general the group needed to keep working to make more significant progress. The current Land Use Code is one of the major problems and needs to be completely re-written. One possibility is rewriting the zoning code as it applies to the downtown and UA neighborhoods since they are different from other more suburban areas of Tucson.

Mayor and Council and the City have identified 22 neighborhoods, including West University, with national historic register status or eligibility. We must decide by October 8 whether to opt-in or out to the pilot version of the proposed ordinance. A formal board vote will take place at the October board meeting. The City has posted information on the proposed ordinance on the planning department webpage at <http://www.tucsonaz.gov/planning/codes/luc/amendments/npz>.

Traffic Calming Devices Installed

In an effort to protect neighbors living near Tucson High School from the worst effects of traffic in that area, several traffic calming devices were installed prior to the start of the school year. Speed bumps are now on First, Second and Third Avenues between Sixth Street and Fifth Street and along Fifth Street.

Barriers prohibit turns from Sixth Street onto Second Avenue and First Avenue. The barriers are temporary and their effect will be evaluated after six months.

The measures are a result of prolonged negotiations between neighbors, and officials at Tucson High and the City of Tucson.





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The Backyard Fence

By Carolyn Niethammer



Births: WUNA vice-president Gal Witmer and her husband Jim welcomed Benjamin Chance to their family on August 25, 2007.

Retirements: Margaret Bly retired this year after teaching for nine years, the last year at Roskrudge. Jim Bly has also retired, leaving the Motor Vehicle Department after 15 years.

Ford Burkhardt retired after a long career as a journalist that included 20 years as a professor at the UA and 11 years at the New York Times. Some of his time will be devoted to maintaining the house on First Street he moved into when he was four years old.

City's Home Repair Deferred Loan Program Is Accepting Applications

Residential homeowners who have delayed needed home repairs and improvements due to financial hardship now have an affordable option with the City Home Repair Deferred Loan Program. This program and other funding sources could provide the necessary funds that allow homeowners to obtain a new roof, upgraded electrical service, heating or cooling, room addition, and other options.

The Home Repair Deferred Loan Program (HRDLP) provides housing rehabilitation assistance in the form a 10-year forgivable loan. The deferred loan is a non-interest bearing, conditional payment loan, which requires repayment only if the property is sold or title transferred within the 10-year period from the date of loan approval. The loan principal will be forgiven at the rate of 10% per year for each full year that elapses from the date of loan approval. The amount of funding available to eligible participants is 2/3 or 1/2 of the total eligible rehabilitation costs or \$15,000, whichever is less. Assistance to meet the required homeowner match may be available through the Agency's Below Market Interest Rate Loan Program.

To be eligible, applicants must live in their home, within the Tucson city limits and be low to moderate-income. City staff will determine applicant eligibility and will help identify eligible repairs and home improvements.

For more information, call Karla Timmons at the Community Services Department at 837-5330 or go online to www.tucsonaz.gov/csd/Housing_Programs/HRDLP/apply.html.

Correction

West University residents planning exterior changes or additions to their property must receive approval from both the Tucson City Development office and the West University Historic Zoning Advisory Board or WUHZAB.

Start the process by calling Frank Podgorsky in city development at 837-4962 or 791-5550. (The phone number given in the last newsletter was incorrect.) Jim Bly, 577-1736, is chairman of WUHZAB and can schedule your review with the neighborhood advisory board once you have dealt with the preliminaries.