

Walnut Hill Homeowners Association Neighborhood Meeting – January 26, 2021 (7:00 p.m.)

Board Panel Members: Bob Noyes, Taylor Denton, Barbara Stone, Marla Hartsell

Other Panel Members: Councilwoman Jennifer Staubach Gates and John Wimberley

Bob Noyes opened meeting by first announcing the results of the 2021 election. Officers elected were:

- Bob Noyes, President
- Barbara Stone, 1st Vice President
- Marla Hartsell, 2nd Vice President
- Pete Gonzales, VP Crime Watch
- Taylor Denton, Treasurer
- Peggy Cardillo, Secretary

Board Members elected were:

- Susan Weil, Parliamentarian
- Serena Hendryx, Public Relations
- Randy Griffin, Alternate VIP Chair
- Erin Banna, Board Member
- Chillon Joersz, Board Member
- Tre Montigue, Board Member
- Michael Legacy, Board Member

First speaker was Jennifer Staubach Gates.

Her first topic was the vaccine rollout. Gates asked citizens to be patient and understands the frustration. Dallas County is area health provider is running the Fair Park site. Any state resident can register for an appointment. No walk ins. Parkland and UT Southwestern are other providers and will vaccinate approximately 5,000 residents who are 75 and older, then 70 and older and then 65 and older. 400,000 citizens have registered. City of Dallas too has a drive through vaccination site. Some pharmacies and other healthcare providers also have some doses. Eligible residents should register everywhere. Because of multiple registrations about 20% do not show up.

Second topic was public safety. Violent crime is up. Property crime is down in Vickery-Meadows. In northwest sector, there are property crimes, such as theft (but not much violent crime). City has a new energetic police chief, Chief Garcia. He said there are no insignificant crimes. The new chief is looking at officer efficiencies because of shrinking workforce. He is very enthusiastic about taking the police chief job.

Third topic was street racing. It is a city and country wide problem. 50% of city racers are not Dallas residents. Police had 8,170 street racing calls in 2020 compared to 4,800 in 2019. As of May 2020, observers can also be charged. The city is trying to get state laws changed

to make it easier to prosecute offenders. Encourage state representatives to support these changes.

In 2020, a special traffic task force issued 12,000 citations, 3,000 were hazardous violations, such as speeding, running red lights and stops signs. The other 9,000 were for no driver's license, no insurance or seatbelt, window tint, or muffler violations. 625 arrests were made, 147 were felonies, and 35 guns were seized. There were 57 narcotics seizures, 465 vehicles towed, and 26 stolen vehicles recovered.

Regarding street racing, Gates asked businesses to share videos of violations. Call 911 if you see any violations. Street racing is now a priority two instead of priority three call.

Treasurer's Report – Taylor Denton

Dues received are broken down into three categories: Homeowner's Association (HOA), Crime Watch (CW) and Enhanced Neighborhood Patrol (ENP).

In 2020, \$6,215 was collected for HOA. \$2,877 was for HOA administrative expenses

End of year fund balance was \$19,074.

Last year 438 members out of 960 households participated (about 46%),

Crime Watch dues collected = \$2,070. Administrative expenses were \$219 leaving balance of \$14,455

ENP collected \$58,145. Expenses (paying off duty officers 24 hours a week, cell phone and bank fees) were \$63,443. End of year fund balance was \$28,598.

In 2021 as of January 25th collected was \$3,780 (HOA), \$1,260 (CW) and \$35,380 (ENP). Current fund balances are \$22,745 (HOA), \$15,678 (CW) and \$60,057 (ENP). Projecting 20-25 hours of patrol this year.

60-70% of members pay in January, remainder pay in February.

2nd Vice President's Report – Marla Hartsell

Wanted to recognize Kathy Adcock-Smith, and other volunteers who worked on Modern Mile fundraiser (building and selling of 156 Holiday trees this year) for re-greening of the neighborhood. Their efforts resulted in 150 residents getting \$500 voucher for new trees from Fannin Tree Farm to be planted starting February 1st. In October 2019, this neighborhood lost 633 trees in the tornado. 225 trees will be re-added. Will be a new tree now being cared for by Fannin Tree Farm planted someday at the new Walnut Hill Pre-K through eight school.

Report from John Wimberley on Development of Government Building Property

On December 11, 2020, developer showed the Wimberley Court and WHHA Boards a proposal to rezone the property from commercial to a townhome development. Boards did not like it (48 townhomes and through street to Betty Jane) and John Wimberley proposed an

alternative (separate townhomes from neighborhood by building two single family homes on Betty Jane (like the ones on Wimberley Court). Both Boards support the alternative plan.

1st Vice President's Report – Barbara Stone

Wanted to provide an update on the rebuild of the shopping center at the northwest corner of Marsh and Walnut Hill. A coalition was created to encourage owner Mike Hopkins to attract retail and dining establishments that would be patronized by residents of surrounding neighborhoods. Hopkins does not own CVS, Bank of America, or Jack in the Box. He also owns buildings on the other side of Marsh that he has leased to Albertson's. Albertson's subleased to two stores (El Rancho and DD's), which have rebuilt and reopened. City recently got Hopkins to tear down almost all the damaged buildings on the northwest corner, and the empty space now makes the property look better. The coalition has attempted to meet with Hopkins, but he has refused to date.

Report on neighborhood damaged DISD elementary, middle, and high schools (Marla Hartsell for Colin Ice)

Principal of Walnut Hill Elementary that relocated to Tom Field asked Marla to run this proposed name by the neighborhood: "Walnut Hill International Leadership Academy." Marla likes the name "Walnut Hill" in the name. Hartsell showed slides of the entire site plan. Student parking can only be accessed from Walnut Hill Lane and will be in the middle of the property. Access from Gooding will only be for staff parking. There will probably be new traffic flows because carpool lines will be formed differently than with the previous middle school.

Marla then talked about the proposed Career Institute North that will be moved from a location north of 635 in a temporary warehouse to the site of the former Walnut Hill Elementary School. In four years, this gated school will service 3,200 students, with only 800 students in the school at a time. They will be coming from current high schools that are within a 20-minute drive. DISD does not envision truancy with this type of student, and they will come to and from on busses from their current high schools (only those within 20-minute driving distance).

DISD will not put anything in this building except this career institute. Marla's idea would be to create a pre-K school that services all families in District 1. She feels the Career Institute North is needed, but not in this neighborhood. There was no plan to move it here until after the October 2019 tornado.

Respectfully Submitted,

Peggy Cardillo

Secretary