

Miramonte Neighborhood Association (MNA)

Board Of Directors' Meeting

September 8, 2021

- I. Call To Order: The ZOOM meeting was called to order at 6:06 pm.
- II. Roll Call:
 - a. Board Members Present: Adam Lucia, President; Ann Baldwin, Treasurer; Jan Howard, Secretary; Ellen Wheeler, Richard Webster, Linda Dobbyn, Sam Behrend, Brenda Kazan, and Alecs Sakta
 - b. Board Member Absent: Anne-Marie Laurian, Joanna Dinan
 - c. Guests: Steve Kozachik, Ward 6 Councilman; Merrill Evans, St. Mark's; Jenn Toothaker, Ryan Flynn, and Jesse Soto, City of Tucson Department of Transportation; Rich Lovato, architect for the Traffic Circle Public Art at 3rd St. & Camino Miramonte.
- III. Ward 6 Update from Steve Kozachik:
 - a. 5G poles – The City is producing a detailed manual of guidelines on how and when 5G poles will be installed in neighborhoods. The process includes a robust public outreach at the point of design before permitting can occur. The guidelines also force the co-sharing of 5G placement with existing poles already in use for traffic signage, light poles, etc. A third important component to the new regulations is to ensure the preservation of existing landscape. If trenching is needed, it will be done in the street, rather than a yard. Steve asked to be alerted if a resident sees blue staking or paint in yards or street.
 - b. Benedictine Monastery – Renting of the apartment complex surrounding the monastery began August 1. Construction is planned for completion at the end of December. The developer's plan for the monastery's interior will include a restaurant in the sanctuary and a bike repair shop and gym in the downstairs which will be open to the public. The nuns' living quarters will be converted to additional apartment spaces. Sam asked if the leasing company was reaching out to students since he noticed a lot of out-of-town license plates. Steve said his office will follow up with the leasing company to find out more about current and potential residents.
 - c. Chroma – It is confirmed that the Chroma development is dead due to a lack of access to funding for the project. The developer sent his apologies to the neighborhood for the residents' work to help with designing the project. A

“zoning conversation” will be needed for the property when it is sold.

- d. The 5th Street “road diet” from Campbell Avenue to Wilmot Road is still in the works. The proposal is for one lane in each direction, plus a left-turn lane and a bike-lane added.
- e. Tree Planting – The green stormwater infrastructure project is underway, and residents and neighborhoods can contact Tucson Clean & Beautiful for planning and tree plantings. There is \$90,000 available in Ward 6 for these projects.
- f. Wildlife – Coyotes’ mating season is underway, and the pups generally show up around the end of October and Halloween. He offered door hangers about the Arizona laws against feeding wildlife and encouraged neighbors to keep an eye on pets as the coyotes will be seeking ready sources of food for the pups.
- g. Flying Styrofoam - Taking questions from board members and meeting attendees, Steve addressed the “Styrofoam balls” blowing off the walls of the Benedictine structures. To prevent this, the construction company will blanket the structure to prevent the Styrofoam flying around.
- h. Ellen asked Steve about the art installation in the Third and Miramonte traffic circle. Ruth Beeker who has been leading and financially supporting the artwork, and will be transferring ownership of the artwork to the City of Tucson. She asked about the possibility of insuring the installation in case of accident or vandalism. Steve asked Jesse who is the public art coordinator for the City Department of Transportation to address the question

He said that once the City takes ownership, if the artwork is damaged beyond repair, the City will not fix it, but if the damage is repairable, there are limited funds for repairs. Jess added that if a driver ruins the artwork, the City will ask the driver’s insurance company for rehab and repair.

And, if vandalism occurs, Jess provided the example of a resident in the Palo Verde Neighborhood who chopped down several trees in a public right-of-way. The man was sued by the City and was forced to pay restitution to replace the trees. Ellen volunteered to investigate MNA funding and holding insurance to protect the traffic circle artwork.

Adam added that the artwork will be installed by the end of September. Rich added that photos will be taken during the installation and a notice of the

installation will be shared through the Google groups email listserv.

- IV. Ryan Fagan, Bicycle Boulevard Project Manager for the City of Tucson, gave an update on the dedicated bicycle route which will stretch from Main Street to Wilmot Road when complete. While the pandemic has slowed the planning process, but pre-construction meetings are scheduled for late fall with construction to start in six months for the 3rd Street and Richey Avenue traffic circle. *(See PowerPoint presentation included with minutes.)*

The City hopes to have some similarities between the Miramonte and Richey traffic circles, the Richey traffic circle has some different circumstances because of the Richey waterway and a manhole cover located in the traffic circle. Ryan's presentation included a PowerPoint showing different types of traffic barriers using a variety of reflector colors and UV resistant plastics poles and chains. These materials offer less damage to the car if hit but offer limited protection for any artwork installation. Ultimately, Ryan said the Miramonte traffic circle may not be able to be replicated at any of the other bicycle boulevard traffic circles. Lynda asked about the long-term durability of plastics when subjected to Tucson sunshine. Ryan said that they will be easier and less expensive to replace and install.

- V. The board determined the original MNA traffic circle committee (Rich, Ruth and Kim Fernandez) leading the artwork selection process could assist with the Richey traffic circle to ensure there would be compatibility with the Miramonte traffic circle and coordinate the art installation when the Richey traffic circle's construction and concrete base pouring occurs. Adam asked when a Richey traffic circle design be available and Ryan said that with approval of alternate materials, the design can be produced soon.

The Richey traffic circle should not have the same mobility and accessibility issues faced at the Miramonte traffic circle. The final design will require a 20-foot clearance around the circle to allow easy emergency vehicle access. And, because of the water flow and sewer issues, the Richey traffic circle neighbors requested that no vegetation be part of the plan and that the concrete circle be flush with the street. If the plan is not accepted by the neighborhood, Ryan said he would see how the dispute and mediation process works with the City. As the bicycle path is constructed, there will be more traffic calming methods used to manage driver speed including traffic circles and speed bumps and ensuring these are incorporated to not slow emergency access needs. In addition to the Richey and Miramonte traffic circles, the City expects to create another seven to 10 traffic circles along the bicycle route.

- VI. Sam asked about the loss of striping for the crosswalk at 6th Street and Rosemont when the street was repaired. Ryan said that a "Hawk" will be installed at that location to support foot and bicycle traffic and encourage driver compliance to stop. The City found

that when there was just the crosswalk striping, pedestrians were left with a false sense of safety. Because of the uncommonly rainy summer, the City needs a week of dry weather to restripe. The contractor who created the high and abrupt speed bumps will be coming back, too, to grind them down and smooth the slope, making it easier for bicyclists to ride over them. Ryan added that the planning process should address what else can be done when the official bicycle path designation is made.

VII. With the update on the bicycle path construction wrapping up, the MNA board turned to the approximately \$30,000 in funds spent on the artwork, which Ruth has underwritten at this point. Sam provided clarification on how much Ruth was willing to donate (up to \$10,000) and on how much the board needed to fundraise. Rich said the design would be similar but instead of three panels, the Richey site would only accommodate one panel, making this project less expensive. In addition to fundraising needs, it was suggested that the board should explore if there are art grants that would be applicable.

VIII. Ann provided the treasurer's report from 04/01/2020 – 08/23/2021:

a. Checking account

a.a) Beginning balance \$5,543.26

Received \$6,266.38 in donations

a.b) Expenses \$634.19

CK #1091 \$497.00 to AZ Jet Mail for newsletter

CK #1092 \$20.00 to Terry Borg for ACC Filing plus expenses

CK #1094 \$118.00 to US Postal Service for mailbox rental

- \$0.81 ATM charge over-reimbursement to MNA for burger

a.c) Ending balance \$11,174.45

b. Liabilities:

b.a) Traffic Circle Art Funds \$5,740.38

(\$4,740.38 Richie; \$1,000.00 Camino Miramonte)

c. Fund balance \$5,434.07

d. GoFundMe Donations \$1,535.00

e. Ann also updated MNA Board information on the Arizona Corporate Commission website. Ellen made a motion and the board approved Ann to update her as the

MNA statutory agent, previously held by Sandee Reynolds. This role will need to be updated annually or as the Treasurer position with the board is filled with a new person. The statutory agent role is needed if the MNA board is ever involved in litigation.

- IX. Updates were provided on the thank you gifts for the recently retiring MNA Board members. Sam will be purchasing a \$75 Amazon gift card for Terry and Sandee is donating her gift card back to the art installation fund.
- X. Merrill from St. Mark's Presbyterian Church provided an update on the outreach by parishioners. The two she covered at the meeting were collecting items for families cared for through the Casa Alitas Welcome Center. With the closure of a childcare center at the church, she was seeking ideas for the unused space. Ideas suggested included nutrition center, support for older adults and low-income residents. Other ideas included Girl Scout and Boy Scout troop meeting space, literacy and English language classes and writing workshops. In addition, St. Mark's is hoping to return to offering dinners monthly on the third week. All expressed appreciation having a St. Mark's representative at the MNA board meetings.
- XI. Sam and other board members provided details on the annual Halloween party. The last Saturday in October – this year would be October 30 – is the traditional time to host the two-hour party for neighborhood children and their parents. The party usually lasts two hours at the pocket park. St. Mark's parishioners provide treats for the kids. One of the highlights of the day include a costume parade led by "Devil Dan."
- XII. An update on the MNA newsletter was provided with Jan asking for story ideas to include. Due to the cost of production, it was decided that when completed, the newsletter would be distributed electronically on the MNA Google Group, posted on the MNA website and Facebook page and shared on Nextdoor. A few extras would be photocopied and placed by the MNA billboard.
- Newsletter story ideas:
- Tree planting and greenwater program
 - Bicycle corridor update
 - St. Mark's contributions program
 - St. Mark's monthly dinner party
 - Halloween Party
- XIII. With the interest in the greenwater program, Alecs agreed to invite the Watershed Management Group to the October board meeting and provide background on the

program.

XIV. With that final request Adam called for adjournment and it was seconded by Ellen. Time meeting ended was 7:38 p.m.

XV. Respectfully submitted by Jan Howard, Secretary