

MIRAMONTE NEIGHBORHOOD ASSOCIATION

Board Meeting Minutes

Wednesday, March 8, 2023

Ellen Wheeler, President, called the meeting to order at 6:05 p.m.

Present: MNA Board members Ellen Wheeler, president; Ann Baldwin, treasurer; Jan Howard, secretary; Sam Behrend; Richard Webster; Brenda Kazen, and Anne-Marie Laurian. **Absent:** Morris Palter; Linda Dobbyn, Ravi Bewtra, Joanna Dinan, vice president.

Pocket Park Update: Ellen Wheeler

- Ellen reported that the shade structure is installed at the Miramonte pocket park and that she and Ruth Beeker will be meeting with Tom Fisher from the city's Parks and Recreation Department to plan for placement and installation of the playground equipment under the shade sail. While there is still not a firm timeline, the hope is to have a park party later this spring. Teresa Webster has volunteered to organize the event.
- In other park updates, the Arts Foundation for Tucson and Southern Arizona has approved the hummingbird mural to be placed on the west near the front of the park. Kim Fernandez hopes to paint the mural in later March or April.
- A clean up and spraying for weeds is underway at the park.

Annual Meeting – Saturday, April 15, 1 to 3 p.m., Ward 6 Office, 3202 E. 1st Street

- Ellen asked for feedback of the annual meeting agenda from the board. The current list of topics to discuss include:
 - A slate of board members to have a mix of one- and two-year terms, so that we can get back to staggered terms. New board members will serve a two-year term.
 - Tucson Police Department (TPD) representatives Captain John Carlson, Midtown Division and Lieutenant Anthony De La Ossa, Alvernon/5th Crime Task Force, are invited
 - Toby Kyte, owner and renovator of the Bashful Bandit, will speak about the historical building's reopening as a barbeque restaurant
 - An update on options to remove unwanted shopping carts in the neighborhood
 - An update on neighborhood traffic calming and the upcoming 5th Street changes
 - Ward 6 update from Councilman Steve Kozachik or his representative
- Following the meeting, board members will have a short meeting to nominate and elect 2023 officers

Rancho Center:

Whole Foods has renewed the lease at the Rancho Center for another five years. The Center, owned by Larsen Baker, will be updating the store's exterior. In other work at the Center, Bookman's Entertainment Exchange is expected to relocate to another center located at River Road and Stone Avenue by September 2023. With that change, Larsen Baker expects to initiate major renovations on that side of Rancho Center to include retail, multi-unit housing and a parking structure. This phase would include the vacant lot to the west of Rancho Center with development plan similar to the Chroma Complex.

Royal El Con:

Dora Maldonado, Ward 6 staff, said that Steve Kozachik met with the owner and the owner's attorney of the Royal El Con apartments, as well as the city attorney and police to discuss the city's possible action to declare the property a public nuisance. The city wants on-site security 24/7 plus on-site management to prevent crime, vagrancy and trash issues and ensure issues can be reported in a timely manner and to the Tucson Police Department if criminal activity is suspected. An update on the status of the City's efforts to curtail issues surrounding the property is anticipated at our neighborhood's annual meeting.

Updates:

- **Treasurer's Report:** Ann provided the treasurer's report noting that the month began and ended with the same bank balance of \$6,931.81. There also was an update on pocket park donations with \$3,595 donated to through the association and a similar amount donated through the Parks Foundation to help underwrite the park upgrades.
- **Traffic Calming:** Brenda updated the efforts to address speeding on Camino Miramonte. She and another volunteer met with neighbors along the road, surveying them for issues and priorities on how to make the street safer. One of the recommendations was to include sidewalks along the street, making for a safer passage for those walking, using the cement pour created at 3rd Street and Miramonte when the roundabout and statue was installed as a possible model. This effort would create a visible path for walkers, cyclists, and drivers. In addition, reflective strips could be added to outline the paths. This approach was especially appealing to the young families interviewed.
- **Alvernon/5th Crime Working Group:** The next meeting is set for 6 p.m., Wednesday, March 22, at the Ward 6 office. The meeting is facilitated by a neighbor from Peter Howell, and it offers residents an opportunity to talk directly with Lieutenant De La Ossa about specific concerns, as well as getting reports back from him about how police have responded to ongoing issues.

Plan Tucson:

Neighbors and representatives from the MNA board are invited to attend one of upcoming workshops used for a comprehensive strategic plan for the City of Tucson. Details about workshops and a survey can be found at www.plantucson.tucsonaz.gov.

Questions:

The meeting was opened to questions from those attending and Sam and Richard said that the gate on the east side of the Benedictine apartments on Anderson is being used by residents, which is not in accordance with the agreement with the City. Richard and Sam are going to address the situation with the property manager.

The meeting was adjourned at 6:45 p.m. The next regular monthly board meeting will be May 10 at 6 p.m. in the Ward 6 office and by Zoom.