

## Stabilization Overlay

*In November 2005, after eight months of meetings and public hearings, the City of Dallas approved an ordinance to enable neighborhoods to preserve certain desirable features in the face of residential teardowns.*

*Dallas' first Neighborhood Stabilization Overlay (NSO) petition is in the LGNA area. A committee of area residents gathered a consensus from many residents between Winton/Revere and Matilda/Skillman and submitted an NSO petition to the City in November.*

*The committee's mission was to create a proposal which benefits all residents. The NSO will allow residents to remodel and add on to their homes without negative consequences to neighbors. The goal is to maintain and increase the value of homes by retaining the charm and original aesthetic appeal of the area.*

*Original Side Yard Setbacks. The original average of a typical house has a set back of 7 feet compared to 5 feet for existing zoning.*

*Original Front Yard Setback. The original average of a typical house and existing zoning are the same, 25 feet.*

*Garage placement at rear or side of structure. 86% of the 282 homes have a detached garage behind the house. 14% have an attached or converted garage. No garages are located at the front of a house.*

*Height at 20 feet. Measured to the mid-point of the roof, the typical house front build line is 15 feet or less. The existing zoning is 30 feet. The committee chose a compromise at 20 feet. The 20-foot front build line allows for increased space added to the back of the house with minimal water run-off detrimental to a neighbor's house.*

*For more information on the Neighborhood Stabilization Overlay, visit [www.DallasCityHall.org](http://www.DallasCityHall.org) or [www.LGNA.net](http://www.LGNA.net).*

## Storm water – it's more complicated than you'd think.

Storm water. Just where do those sewers go? Do we have to worry about pollution? What about lawn fertilizers and pesticides? Pet waste? What should you know about watering your lawn?

The City's Storm Water Outreach Team will be answering these

questions and more at LGNA's May meeting. The team, headed by Richard Smart, will highlight storm water pollution prevention and discuss best practices for lawn management and the disposal of household toxic matter.

Bring a friend and come learn about this important topic at LGNA's May meeting. Tuesday, May 16, at 7:00 p.m. at Greenland Hills United Methodist Church.

## LGNA meeting – be there!

**WHEN:** Tuesday, May 16, 7:00 p.m.

**WHERE:** Greenland Hills United Methodist Church at 5835 Penrose.

**TOPIC:** Annual Meeting, including the election of LGNA officers.

LGNA meetings are held the third Tuesday of odd-numbered months. Remaining dates for this year are May 16, July 18, September 19, and November 21. Mark your calendar.

## Annual meeting

The May 16 LGNA meeting is also the election of officers. Two officers' terms expire this year – Kathryn Willison and Patricia Carr. Each has agreed to be nominated for another three-year term.

Kathryn is currently President. Among her other services are originating and chairing LGNA's National Night Out and serving as neighborhood liaison with the City and other neighborhood associations.

Patricia serves as Treasurer, newsletter editor, and website manager. For several years she has also chaired the holiday yard decoration contest, securing several attractive prizes for the winners each year.

LGNA Board members are elected by membership to a three-year term. If part of that term is unfilled, a replacement is elected by the board.

All members should have received a ballot in the mail. At least one-third of the membership must vote, so every vote is important. Have you marked your ballot and returned it to PO Box 720067, Dallas 75372? Thank you. Haven't? Please do so.

## Crime Wave Stopped!

At the last Lower Greenville Crime Watch meeting, Officer Keith Allen announced the arrest of a one-man crime wave. This individual was responsible for over 25 home break-ins in the last 2 months.

His method was to knock on the front door posing as a salesman or looking for a lost pet, trying to determine if the resident was at home. If no one answered, he would enter through the alley and gain entry by either kicking in the door or breaking a window. In one case, he crawled through an open doggie door.

Officer Allen advises to do whatever you can to make your home appear occupied at all hours of the day. If you're uncomfortable answering the door, address the knocker through the closed door to let them know someone's at home.

If the person appears suspicious, call 911 and report it with the best description you can give. This will give police a lead if a break-in is reported nearby.

The Crime Watch Team will be doing an alley clean-up on May 6th. Neighborhood volunteers will clean the alley between Palo Pinto and Velasco. Afterward, a Hot Dog Cookout will be held for volunteers and neighbors to get to know one another and hear Officer Allen's security concerns.

Anyone whose property backs to this alley is encouraged to come out and join the clean-up. Contact CrimeWatch@LGNA.net.

## Volunteer Opportunities in Our Schools

LGNA's March meeting featured interesting presentations about our two schools. Stonewall Jackson's Mark Painter told the history of Stonewall's famous student garden and described volunteer opportunities at the school and in the garden.

Robert E. Lee's Angela Brown told about their new gardens, including a butterfly and bird garden. Lee is also in need of plant donations and volunteers to help, particularly during the summer.

The programs give students a sense of accomplishment and foster an understanding of many subjects. Anyone interested in participating should contact the school offices.

Angela also shared the exciting news that 2007 will be Robert E. Lee's 75th anniversary. Did you know that the venerable black walnut tree in the front was originally a seedling taken from Robert E. Lee's estate? The city arborist recently proclaimed the tree to be in good condition.

Angela requests that anyone who has old photographs, memorabilia, or memories of the school's early days please contact her at Robert E. Lee.

## Belmont / Matilda Intersection

At a recent Crime Watch meeting, safety at the Belmont-Matilda intersection was discussed due to the high number of accidents that occur there. City traffic engineers are currently studying the intersection to determine whether a stop sign or stop light is appropriate.

In addition, a group of residents who live near the intersection are circulating a petition requesting a stop sign. If you live within 900 feet of this intersection and have not signed the petition and would like to, drop an email to CrimeWatch@LGNA.net.

## Summer Activities at Greenland Hills UMC

Vacation Bible School at Greenland Hills UMC will sport a "Fiesta" theme this summer. Dates are June 26-30, 9:00 a.m. to noon. The program is for kids 3 years old through 5th grade. For more information, contact Greenland Hills UMC at 214-826-2060.

## Change in LGNA Board

LGNA board member Steve Howard has resigned because he and his wife, Helen Mar Parkin, are moving out of the neighborhood. Steve and Helen Mar are relocating to a farm in Lindale, where they will take advantage of Steve's degree in Turfgrass Management.

Helen Mar will be back in Dallas occasionally to pursue her career as art conservator. She's looking, by the way, to rent a small studio or garage apartment in the neighborhood. Anyone interested in contacting Helen Mar can e-mail Director1@LGNA.net.

Steve and Helen Mar have been active in supporting LGNA. Steve attended many ZOAC meetings to educate himself and LGNA on progress of the overlay plan. Both have been active in events such as National Night Out.

The remainder of Steve's term, approximately two years, will be filled by Elise Pullman. Elise has served LGNA by volunteering for several activities including newsletter delivery, National Night Out, and St. Patrick's. She has a passion for the neighborhood and will be a great addition to the board.

Let's wish Steve and Helen Mar a fond adieu and welcome Elise.

The LGNA Newsletter is made possible by neighborhood contributors. Thanks to Metropolitan Press for providing printing.

For information on joining LGNA or renewing your dues, go to [www.LGNA.net](http://www.LGNA.net).

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IMPORTANT CITY LINES		
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ICP Officer Keith Allen		214-670-0659
Action Center		214-670-5111 or 311
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