



(Established 1982)

P.O. Box 190912
Dallas, TX 75219
Phone: 214-802-7235
info@oaklawncommittee.org

Full Agenda (subject to change)

Tuesday, May 5, 2020, 6:30 PM
Zoom Video Conference – Detailed instructions to follow

Welcome to the Oak Lawn Committee

Link to the presentations:

<https://drive.google.com/open?id=1PQ2ZBIUsBe112QK7VSk4gqQBUUBnV7H4>

A. New Business

1. Special Guest Council Member David Blewett
2. **Project: 2811 Maple Avenue**
District/Current Zoning: District 14; PD 193 LC
Case: NA
Hearing Date: NA
Presenter: Joseph Pitchford, Crescent Real Estate LLC
Developer: Crescent Real Estate LLC
Request: New subdistrict within PD-193
3. **Project: 4714 McKinney Avenue**
District/Current Zoning: District 14; PDS 144
Case: NA
Hearing Date: NA
Presenter: Keisha Kay, Masterplan
Developer: Provident Realty, John Hickman
Request: Special Exception to Landscape Ordinance

Recess (5 Minutes)

B. Committee Business and Subcommittee Reports

1. Approval of March 10, 2020 Minutes and Treasurer's Report
2. Case discussions
3. Committee reports

Minutes March 10, 2019

The meeting was called to order at 6:30 pm by President Hilda Rodríguez. A quorum of 40 Active Members of 56 members was present.

1. Approval of Minutes and Treasurer's Report:

A motion was made by Brenda Kronenberg and seconded by Olivia Tomkins and approved by unanimous vote of the Active Members to adopt the February 4, 2020 minutes as presented.

A motion was made by Adam Murphy and seconded by Brenda Kronenberg and approved by unanimous vote to adopt the treasurer's report for February 29, 2020 as true and correct.

Special Guest Speaker: The Committee will send a thank you letter to Travis Liska of North Central Texas Council of Governments thanking him for the very informative information on parking.

4. Case Recommendations:

5.

Case #1: 1909 Woodhall Rodgers Frwy/2121 N Harwood

A motion to support the project as presented was made by Leland Burke and seconded by Brenda Kronenberg. The motion carried with all votes in favor and one opposed.

Case #2: 2601 Hudnall

A motion to support the project as presented was made by Brian O'Boyle and seconded by Brenda Kronenberg and carried by unanimous vote.

Case #3: 4251 Irving Avenue – NOVEL - Courtesy Presentation

The committee will send a thank you letter to the presenter.

3. Other Committee Reports:

- a) Cricket Griffin – Membership - reported that we will be moving meeting location as of April through year end to ABOG.
- b) Paul Ellenbogen – ByLaws - reviewed the important dates should there be an interest to amend the bylaws.
- c) Shelly Potter – Landscape the Monument – reported that she has been in contact with the city to understand the road work near the monument and when that is finished the committee will present a plan for the monument grounds.
- d) Kyle Lyon – Website - Asked for more volunteers, and explained moving to a new host platform and the cost of that; Michelle Honea of Grapevine Bar volunteer to underwrite the expense;
- e) Hilda Rodríguez – Education – The next guest speaker is Craig Holcomb talking about Oak Lawn history; Kalita Humphries renovation has a lead architect that will begin the design process developing a master plan.
- f) Nancy Weinberg – Code Compliance – reported that they have met with Code Compliance Officers and it appears that they really aren't the group that the committee should be working with and perhaps Building and Inspection officers are.

There being no further business, the meeting was adjourned.

HR/cg

**Attachments to March 10, 2020 Minutes
Letters to Presenters**

March 12, 2020

Mr. Rob Baldwin
Oden Hughes
3904 Elm Street
Suite B
Dallas TX 75226

RE: 2601 Hudnall

Dear Mr. Baldwin:

Thank you for presenting to the OLC on last Tuesday evening. The Committee voted to support the variance for the side walk as presented. Thank you for taking the time to visit with us about your strategy to protect and preserve the matured Oak Trees at the existing right of way land.

If after six months from the date of this letter the PDS has not been filed with the city of Dallas, we request you return at an appropriate time and give us an update.

Sincerely,

Hilda M. Rodríguez
President

HMR/cg

cc: The Honorable David Blewett
Mr. Wayne Garcia, City Plan Commissioner
Ms. Brenda Kronenberg, OLC City Liaison

March 12, 2020

Mr. Walt Mountford
KDC Real Estate Development
8115 Preston Road
Suite 700
Dallas TX 75225

RE: 1909 Woodhall Rodgers / 2121 North Harwood

Dear Mr. Mountford:

Thank you for presenting to the OLC last Tuesday evening. The Committee voted to support your project as presented. Thank you for taking the time to visit with us to answer the additional questions we posed after your first presentation.

If after six months from the date of this letter the PDS has not been filed with the city of Dallas, we request you return at an appropriate time and give us an update.

Sincerely,

Hilda M. Rodríguez
President

HMR/cg

cc: The Honorable David Blewett
Mr. Wayne Garcia, City Plan Commissioner
Ms. Brenda Kronenberg, OLC City Liaison

March 12, 2020

Ms. Meaghan Kroener Janson
Crescent Communities
2911 Turtle Creek Blvd
Suite 300
Dallas TX 75219

RE: 4251 Irving Avenue - NOVEL

Dear Ms. Janson:

Thank you for presenting to the OLC last Tuesday evening. We appreciate your willingness to show us your project to keep our members informed.

Sincerely,

Hilda M. Rodríguez
President

HMR/cg

cc: The Honorable David Blewett
Mr. Wayne Garcia, City Plan Commissioner
Ms. Brenda Kronenberg, OLC City Liaison

March 12, 2020

Mr. Travis Liska
Senior Transportation Planner
North Central Texas Council of Governments
P O Box 5888
Arlington TX 76005

RE: Parking Smart

Dear Mr. Liska:

Thank you for presenting to The Oak Lawn Committee Tuesday evening. Your presentation was short, concise and full of very useful information.

We've heard from many developers about how our city code requires more parking than trends and real-world experience shows is necessary, and now we have good information to help us justify supporting requests for reasonable reductions in parking.

Sincerely,

Hilda M. Rodríguez
President

HMR/cg

Financial Information as of March 31, 2020

Income Statements for the Three months ended March 31, 2020 and 2019

	<u>Jan - Mar 20</u>	<u>Jan - Mar 19</u>
Ordinary Income/Expense		
Income		
Direct Public Support	0	1,000
Other Types of Income	0	2,000
Program Income	<u>5,160</u>	<u>4,350</u>
Total Income	<u>5,160</u>	<u>7,350</u>
Gross Profit	5,160	7,350
Expense		
Landscape	110	60
Operations	327	299
Other Types of Expenses	2,971	2,803
Service Fees	6	0
Travel and Meetings	115	0
Utilities	126	154
Website	<u>123</u>	<u>145</u>
Total Expense	<u>3,778</u>	<u>3,461</u>
Net Ordinary Income	<u>1,382</u>	<u>3,889</u>
Net Income	<u><u>1,382</u></u>	<u><u>3,889</u></u>
Beginning Cash at Jan 1, 2020		
Operating	4,705	
Monument	5,163	
Ending Cash at 03/31/2020		
Operating	6,676	
Monument	3,014	

Member dues for the same period of 2019 were \$4,350 compared to \$5,160 the 2020 period.

Expenses were marginally higher in 2020 due primarily to making more copies for meetings.

Other Types of Expenses is exclusively insurance for the committee and for the monument.

Please tax note of the yellow highlighted starting balance at January 1, 2020 . The fund has lost almost \$8,000 as a result of the Covid-19 Pandemic.



Balance Sheet		Income Statement	
At March 31, 2020		At March 31, 2020	
		Starting Balance	\$ 54,026
Cash	\$ 1,621	Gifts to fund	\$ 100
Contributions Receivable		Net Investment Returns	\$ (7,991)
Other Receivables		Other Income	
Investments	\$44,381	Grants Approved	
Other Assets		Service Fee	\$ (133)
Future Grant Commitments		Credit Card Fees	
Other Payables		Other Expenses	
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	\$ 46,002		\$ 46,002