

Gold Coast & Hamburg Historic District Association

Membership Meeting

Sat., Feb. 19, 2011, 614 W. 5th St., Café d'Marie

10 am social, 10:30 meeting, 11:35 presentation

We, as the Gold Coast & Hamburg Historic District Association, are dedicated to preserving the built heritage of Davenport's First Neighborhood.

Additionally, we collect its histories providing context and understanding of the great importance of this district.

Because all great neighborhoods are made up of people, families, and friends, we organize and sponsor events to bring people together, support the association, and become a more powerful voice within the community.

Present: Sara Bartholomew, Ryan Berger, Bill Boom, David Cordes, Terry Genz, Jack Haberman, Mary Houston, Redmond Jones, Jeremy Keninger, Rick Kimmel, Pam LaRoque, David Leyva, Marion Meginnis, Bernice Orr, Bryan Pattschull, William Rogers, Mike Schroeder, Bob Sidney, Jill Sidney, PJ Slobojan, Duane Timm, Mike Tollenaer, Jon Wilson, DeAnna Walter and from City of Davenport Staff, Matt Flynn.

Agenda

1. The meeting opened with introductions of members and guests.
2. FYI – Information on the following was passed around in hard copy for member's perusal - 2011 Directory, Merchandise, Sign up for Attendance and Adopt Program, Membership, NEW, Calendar, Beaut. park tree.
3. Secretary's report – November 2010 minutes were approved.
4. Treasurer's report – EOY report for 2010 – Sara Bartholomew. Report was approved
5. General reports
 - a. Weed & Seed is asking for input on problem areas, and these areas can be identified as houses, lots, etc. A form was passed out that people could use for this identification.
 - b. Bill Boom is donating \$1000 from his Alderman's Beautification Funds targeted for our Weed and Seed area and suggested it could possibly be used for the purpose of projects such as those identified in the Weed & Seed survey.
 - c. 718 Ripley has a target date of March 3 for being moved to the empty lot on W. 8th St. General contractors for this project have changed.
 - d. Home Tour – The plan is for 5 houses to be open, and 4 of these have answered positively. Contacts are being made for houses in both 2011

and 2012 tours. 2011 dates are Sept. 24 & 25. Co chairing are Sara Bartholomew, Marion Meginnis, and PJ Slobojan.

- e. City Liaisons – Dave Cordes, Marion Meginnis, Mike Ryan and PJ Slobojan are the appointees to serve on this committee who will work with city staff on issues and projects that concern the Gold Coast area.

6. 2011 Budget – The 2011 board recommended budget was approved.

7. Old Business

Mission/Goals – Dave Cordes gave the timeline and process of the mission and goal setting in the past year. There was discussion specifically about the billboard on the 500 block of Gaines, what can be done with retaining walls, and an issue of residents being fined for lack of weed control. Membership approved the goals presented.

A discussion ensued on the perception of our neighborhood by the Davenport Police Department and Arsenol personnel. A meeting is being set up with the police department to deal with this issue. A resolution was passed “resolving to condemn the response received by the residents after an inquiry to the police. We ask the police to formally address the situation and let us know what steps will be taken to improve the situation.”

Bill Boom said the Quad City mayors meet monthly and he would ask Mayor Gluba to work on these perceptions at the mayoral meetings. There was a suggestion we target the Arsenol with advertising/invites etc. at our home tour to help improve their perception of the district.

8. New Business - none

9. Adjourn

11:35 Presentation/Discussion led by Dave Cordes on Down Zoning – what it is, how it affects us, what can we do?

Minutes submitted by PJ Slobojan

Sun., May 22, 2011, 625 Western, home of Mike Ryan

4 pm social, 4:30 pm meeting

Attending: Marie Anderson, Sara Bartholomew, Steve Bartholomew, Jeff Gomez, Mary Houston, Dennis LaRoque, Pam LaRoque, Odelia Rogers, Tonia Rogers, Mike Ryan, Alethea Thomas, Guest Betsy Bransgard

10. Welcome. The sign up for Attendance and Adopt Program were passed around. Membership is at 51. Secretary’s and Treasurer’s reports were approved.

11. General reports

- f. Home Tour & Walking Tour brochure. 5 homes are on the docket for the home tour on Sept. 24 & 25, along with Café d’Marie and the GAHC. Ads

are being sold for the home tour brochure and also for the walking tour brochure which will be updated and re-printed this year. Members are asked to check with potential sources for ads.

- g. Beautification. A diseased tree was taken down this spring. A grant from Tri-City Garden Club will buy a replacement tree. Gold Coast members repaired the wall at the park and there was a discussion of a possible drainage system to help alleviate the problem of further damage to the wall. Alderman's Beautification Funds were awarded for the railing at the potential Scott St. entry, but were turned down by the RDA grant, so funding from other sources will need to be pursued for this.
- h. Annual Action Plan. The action plan for 2011 was handed out. This is the listing of goals, objectives and strategies for the organization.
- i. Web site. The format of the web site has changed and we will be able to directly load articles to the web site. Jill and Bob Sidney and PJ are being trained for this process.
- j. Great Places in America. Matt Flynn from the city and PJ are working on this application for the Gold Coast.
- k. Liaison. Mike Ryan reported on progress of trying to have less traffic in alleys. He reported cost of dumpsters for multi dwellings versus cost of city garbage containers. This would save the alleys from traffic from dumpster companies. The city would approve using the containers. Mike will continue identifying sites in the neighborhood that presently use dumpsters and we'll approach those owners to see if they may be willing to change to containers.

12. Old Business. None

13. New Business .ByLaws change proposal. Membership voted to approve changes to the bylaws as listed below. This proposal will need to be voted on at two more meetings before final approval.

14. Meeting adjourned at 5:15 pm. Notes submitted by PJ Slobojan

Proposed Bylaws changes/additions

1. Article XIII Inurement and Conflict of Interest. Add a new section identified as Section 13.01:

“Each principal officer and board member with the governing board delegated powers shall annually sign a statement which affirms such person:

- a. Has received a copy of the conflicts of interest policy,**
- b. Has read and understands the policy,**
- c. Has agreed to comply with the policy, and**
- d. Understands the Association is non profit and in order to maintain its federal tax exemption, it must engage primarily in activities which accomplish one or more of its tax-exempt purposes.”**

Rationale. This addition to the bylaws will satisfy the requirements from the IRS for compliance in its tax regulations for nonprofit organizations.

2. Delete the Mission Statement from the bylaws.

Rationale. The Mission Statement should not be part of the bylaws when there is a purpose clause. They are similar, but not the same, and can lead to confusion. The GC&HHDA purpose clause is Article II of the bylaws.

3. Article II, Purposes. Conclude with the following paragraph:

“Notwithstanding the foregoing, however, the Corporation is organized exclusively for purposes that qualify as exempt organizations under Section 501(c) (3) of the Internal Revenue Code of 1986, as amended (or the corresponding provision of any future United States Internal Revenue Law).”

Rationale. According to the Iowa Nonprofit Resource Center this is a requirement of the document.

4. Article XVI, Dissolution. Change paragraph to:

“Upon the dissolution of the Corporation, the board of directors shall, after paying or making provision for the payment of all of the liabilities of the Corporation, dispose of all of the assets of the Corporation for one or more exempt purposes within the requirements of the Internal Revenue Code of 1986, as amended, or corresponding section of any future federal tax code.”

Rationale. This is the recommended language to use for this article.

5. Change the name of the organization from “The Gold Coast & Hamburg Historic District Association” to **“Gold Coast-Hamburg Historic District Association”**.

Rationale.

The comparison that we made suggesting that the “&” be replaced with “-“ is that to the casual observer who may not be familiar with the Gold Coast, it could easily be assumed to be a combined association of two separate neighborhoods. Example; The Gold Coast & College Hill Association. We felt that the “-“ implied that it was a dual name and the two elements of the name were one and of the same, which is the case with The Gold Coast-Hamburg Historic District. (of course excepting the locally landmarked Hamburg Historic District, which has a smaller b

Sat. June 25, 2011, 729 Western, home of Mary Houston, Special meeting

Attending: Marie Anderson, Sara Bartholomew, Jeannette Beechum, Dave Cordes, Jim Countryman, Jack Haberman, Mary Houston, Marion Meginnis, Bernice Orr, Mike Ryan, Sara Ryan, Mike Schroeder, Sue Schroeder, PJ Slobojan

The following resolution was endorsed by GC&HHDA concerning the Historic Preservation Ordinance proposal with the City of Davenport.

Because, the Gold Coast and Hamburg Historic District Association supports the preservation of Davenport’s built heritage,

And, because we support that the preservation of historic buildings and neighborhoods to improve the quality of life, encourage private investment, and generally enhance the economic viability of the entire city,

And, because we believe the proposed changes to the historic preservation ordinance will improve and clarify numerous portions of the existing ordinance that are confusing and unclear,

We hereby resolve, that The Gold Coast and Hamburg Historic District Association strongly supports the proposed changes to the Davenport Historic Preservation Ordinance and we strongly urge all of the Davenport City Council members to support the adoption of this amended ordinance by voting "YES" on this issue.

Members were asked to sign petitions, write letters to Council, seek support from others within and outside the neighborhood.

The meeting was followed by a Gold Coast cook out.

Notes submitted by PJ Slobojan

Sat., Aug. 20, 2011, 723 Brown, Home of Marcia & Craig Canfield

10 social, 10:30 am meeting (bring a snack if you wish)

Attendance: Sara Bartholomew, Steve Bartholomew, Craig Canfield, Marcia Canfield, Dave Cordes, Terry Genz, Jack Haberman, Al Hayes, Mary Houston, Redmond Jones, Marion Meginnis, Penny Rhomberg, Mike Schroeder, PJ Slobojan, Alethea Thomas, Mike Tollenauer, Bob O'Hare, Linda Willaredt

Agenda

Meeting opened by PJ Slobojan

FYI – Sign up sheets were passed around for Attendance, HPC ordinance petition and Adopt Program. Baseball tickets were handed out,

Sec'r report – Paragraph under #3 of bylaws potential changes – the word "quality" should read "qualify". Report approved.

Treasurer's report – Sara Bartholomew. Report approved.

General reports

Home Tour reports given by Marion Meginnis, Sara, PJ. Sign up sheet given for volunteers, clean up day set for Sept. 17, neighborhood will get flyers about event. Originally 721 W. 7 was open, but now changed to 614 W. 5th St.

Walking Tour brochure, Dave Cordes reporting. About 9 new homes will be added to brochure which will be printed in coordination with Home Tour.

Safety. Mike Schroeder reported on neighborhood incident last night that was in area of 7th St. and Western Ave. Some problems were reported coming from HUD home on 7th St. Marion will do follow through on calling the City about problems with this home.

Annual Action Plan

- a) Dumpsters. City has approved 4+ family structures to be able to use City trash carts for use. This would save alleys from private disposal trucks frequenting the alley. We're waiting on a list of said homeowners to contact with this information.

- b) Western Lights. Bill Boom is checking to see if City will take over utility costs on these lights. There was also discussion of replacing existing bulbs with LED lights in our Park. LED lights are approximately \$250 each and have a life span of about 17 years. After initial investment, this would cut utility costs by 2/3.
- c) There are upcoming meetings on Community Development Block Grants. Membership would like to see if some of that money could be used to help repair/replace retaining walls in our area.
- d) City applications have been made for "Great Places in America" for Gold Coast, and those should be awarded soon. Also, they are applying for NEW Planning Area 2 for "Excellence for Public Outreach". This award would greatly help in future grant writing.
- e) Paint grants may be available through the City, and interested people should check the City web site for application information.
- f) Membership has reached its goal of exceeding last year's membership of 53. We have 54 at this time.

Old Business

ByLaws change proposal. The second reading of this proposal was approved by membership.

Historic Preservation Ordinance proposal. Although this proposal is not likely to come before Council until late fall, people are still encouraged to talk up the endorsement of the proposal, get signatures and encourage others to do likewise.

New Business

Recommendation for Scott St. Project. The GC&HHDA board is recommending the Association give \$2800 toward this project for the railing at the entry. Members voted to approve this expenditure.

There was discussion of the abandoned house just to the east of the Nolan/Leyva home. Possibly this house has been broken into on more than one occasion. It would take round figures of \$78,000 to enclose and stabilize and another \$75,000 to rehab. The City may be willing to put \$60,000 into the structure. This appears to be an ongoing problem with no solutions at this time.

15. Adjourn

Notes submitted by PJ Slobojan

Sat., Nov. 12 2011, 510 Warren, Project Renewal, 10 social, 10:30 am Meeting

Attendance: Sara Bartholomew, Steve Bartholomew, Bill Boom, Jack Haberman, Mary Houston, Jeremy Keninger, Pam LaRoque, Marion Meginnis, Bob Sidney, Jill Sidney, PJ Slobojan, Vern Stille

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Adopt and Attendance sign in sheets were passed around as well as a letter from Project Renewal thanking members for Kids Pass sponsorship. The new Walking Tour brochures are available to those wanting them, and members are encouraged distribute to other interested persons.

Ann Schwickerath gave a report on Project Renewal program.

Bill Boom updated membership on the 180 Zone petition for 904 W. 6th. This petition has been dropped by 180 Zone because of additional expenses in bringing facility up to code, especially sprinkler systems. At the next Council meeting on Nov. 16 a discussion and possible passage of a moratorium on permits such as this, especially in areas saturated with shelters. Among topics at Council could be beefing up the qualifications for the permits, having permits go through Plan and Zone Committee rather than Zoning Board of Adjustment, a different licensing structure

Calendar:

- a. **Nov. 19, 2011** Celebration Cocktail Party, Terry Genz and Mike Tollenaer, 321 W. 6th St., 4-6 pm. GC-HHDA will provide drinks, members asked to bring snacks. Volunteers from Home Tour as well as some City Staff and Council will be invited.
- b. **Jan. 21, 2012** Annual Planning Meeting – details to follow

Sec'r report approved

Treasurer's report – Sara reported one error of \$40 which should be in Adopt item rather than Home Tour. There will be limited year end expenses other than a bill to Boylers for \$2800 if the Scott entry is completed in 2011. Total in account at this time is \$21803.53.

Home Tour and Walking Tour brochure reports given by Marion Meginnis (separate written report)

Beautification report given by PJ Slobojan in separate written report. Also, Kelly Construction will be meeting with us Mon to finalize pattern for Scott St. entry and construction of the wall should begin this week. The money for this is coming from United Neighbors and Alderman's Beautification Funds (Bill Boom, Gene Meeker and Jason Gordon). GC-HHDA will fund the \$2800 for the top railing to be installed by Boylers.

Annual Action Plan report by PJ Slobojan. Most items for the year have been completed. There's an error in that the signage work has not been completed. Bill Boom observed that many annual action plans as this do not have the completion record of ours.

Old Business. The third and final vote on bylaws changes were approved. This includes the name change of the organization to Gold Coast-Hamburg Historic District Association (from Gold Coast & Hamburg Historic District Association).

Dues for 2012 are being accepted. Anyone paying dues also receives a 3 `n 1 Club membership. This is asking members on their honor to volunteer 3 hours per year including 2 hours in an event such as the tour and 1 hour in beautification work as weeding, picking up trash, etc. The goal of this is to get more members to volunteer hours to the organization.

Elections for Board Pres., Secretary, 1 At-Large. Mike Schroeder set up the slate for these opening for 2012. PJ Slobojan agreed to run for Pres., Penny Rhomberg for Secretary, Jill Sidney for At-Large. There were no further nominations from the floor and this slate was elected. As PJ's was a re-election Board members going off the board at the end of this year are Tanise Colvin and Jeff Gomez.

Gold Coast Awards

- a. "From Boarded to Beautiful" – Judy and Jim Thomas
- b. "Neighborhood Ambassadors" – Pam and Dennis LaRoque
- c. "Rock Solid Wall" – Evelyn Garrison
- d. "House Moving Miracle" – Gateway Redevelopment Group
- e. "Restoration Renaissance" – Lois and Maurice Woods
- f. "History Hound" – Marion Meginnis
- g. "History Hound" – Dave Cordes
- h. "Wall Wielders" – led by Mike Ryan
- i. "Fabulous Flowers" – Gordon Muller
- j. "Awesome Alderman – Bill Boom
- k. "Bountiful to Beautiful Brochures" – Sara Bartholomew
- l. "The Great Nominator" – Mike Schroeder

Pam LaRoque reported the positive results of a magazine distributed in the area mentioning the Gold Coast. Bill Boom said this magazine is the result of the Convention and Visitors Bureau. Bill also said there are possibilities of the Historic Preservation Ordinance going through Council yet this year. PJ encouraged members to make the most of the APA award by continually making this a better neighborhood.

Meeting adjourned.

Report by PJ Slobojan