

South Hull District Association News

June 2014

South Hull Annual Picnic

Working Together for a Better Neighborhood

On **Saturday, June 28, 2014**, SHDA will host our annual neighborhood picnic. **All neighbors** are encourage to come! We will gather at the home of Joseph and Dot James, located at **3329 South Perry Street**. The picnic will be from **5:00-7:00 p.m.**. We ask that all who plan to attend **bring a picnic dish and a lawn chair**. SHDA will provide the meats, drinks, and utensils. We will have music, horse shoes, corn hole and an assortment of other games for everyone to enjoy! If you are new to our neighborhood, this is a great way to meet your neighbors. We are a close neighborhood and we encourage you to experience that for yourself. If you have any questions, please contact Vinny Chandrasoma maitri@charter.net or Magan Merritt maganmerritt@gmail.com

Security Alert!!!

Summer is here and unfortunately the break-ins start back up with local schools being out for the summer months. The SHDA encourages all of our neighbors to be watchful to keep these unsavory actions out of our neighborhood. We believe that some of this increase in crime is due to the closing of our police substation at Farmers' Market.

Call 911 if someone is in immediate danger; otherwise call the non-emergency line 334-241-2651

Get to know your neighbors (the MPD says this is the best deterrent)

Call on anything that you believe is suspicious.



SHDA May 24,
2014 Birthday Bash!



From the Vice-President's Desk

For those of you who might not know me, I'm Magan Merritt, SHDA Vice-President. It is a pleasure to meet you through our newsletter. As many of you know, or may have heard, I have decided to make it my mission to organize our neighborhood's efforts in FINALLY becoming an "official" historic neighborhood. We would be joining these other historic neighborhoods: Cloverdale, Cloverdale-Idlewild, Garden District, Capitol Heights and Cottage Hill. Let me convince you why this is so crucial for our neighborhood and dispel any myths you may have heard.

Myth #1: "It's my house and now I will not be able to do anything without approval from some board." You still can for the most part do whatever you need to maintain your home. Signing the petition really just ensures that we can protect some of the natural beauties of our neighborhood, i.e., our old trees, which need to be protected like our historic homes, preventing a neighbor putting a large

concert driveway in their entire front yard, or building an unsightly garage that is right on your property line.

Myth #2: "I won't be able to plant my choice of flowers and shrubs anymore." You can still plant your annual flowers, shrubs and garden plants, etc. This is just a way of protecting our large, old trees in our neighborhood. We have to think of our trees as historic buildings too. If you have a tree over 12 inches in diameter, you will have to get approval to remove it. The main supervision is with landscaping, which includes: grading, paving, construction of walkways, driveways, polls, walls and fences, and all other surface additions and improvements.

Myth #3: "I won't be able to do needed, regular maintenance on my house." You can still do your regular maintenance where you had previous materials and you are replacing them with the same kind of materials, or if you are re-painting your house with a similar color. You will not be required to undo any changes made before the historic designation takes effect.

The 3 reasons why South Hull should become a historic district:

#1 Reason to say YES: Our property values increase! Why would you not want to be able to sell/rent your home for more money?! A study done by Dr. Keivan Deravi stated that in a 10 year period, values in the Garden District rose 42.35%, in contrast to those in the city as a whole, which only rose 8.3%. Who could disagree those are not good numbers!

#2 Reason to say YES: It's considered a prestigious thing to be able to say you "live" and "own" a home in a historic neighborhood.

#3 Reason to say YES: This will bring our district even closer together as a historic neighborhood.

Houses + Trees = Character

I encourage you to get your petition signed! If you have any questions or concerns, please feel free to contact me

Join the Historical Petition Team

SHDA volunteers will be walking our neighborhood on June 28, 2014 from 9:00-11:00 a.m. to collect the remaining signatures we are missing. We would like to have the volunteers walk the streets that they actually live on, but we will take anyone who wants to help! SHDA volunteers will have nametags on. If you would like to join the team, please contact Magan at maganmerritt@gmail.com or 334-717-5824. We need all the volunteers we can get!

Ways to return your signed petition

- Call Magan at 334-717-5824 and she will come get your signed petition
- Email Magan at maganmerritt@gmail.com to notify her that your petition is ready for pick up and she will be glad to swing by and get it
- Drop your signed petition off at 3214 Wilmington Road

PETITION FOR DESIGNATION AS AN HISTORIC DISTRICT

CITY OF MONTGOMERY

I am a homeowner in the proposed Historic District known as "South Hull District," a neighborhood more specifically described on the bottom of this page. By signing this petition, I am asking that my neighborhood be designated a Historic District under the City's preservation ordinance, Municipal Ordinance No. 28-2004.*

This is a summary of the ordinance:

If sixty percent (60%) of the homeowners in my neighborhood sign this petition, the Montgomery Historic Commission will consider the request for designation as a Historic District.

If the Historic Commission recommends the petition to the City Council, the Council then votes on it. If the Council approves, the neighborhood is "designated" as a Historic District. Council approval means that every house in the neighborhood is subject to the City's preservation ordinance.

If my neighborhood is "designated," construction, demolition and remodeling in my neighborhood must be approved by the Architectural Review Board ("ARB"). No permit for building, demolishing, repairing or remodeling any structure within a Historic District shall be issued by the City unless plans have been approved by the ARB, or by the Circuit Court on appeal. This also applies to "landscaping" as defined below. It does not apply to interior changes of any kind.

The ARB's purpose is to preserve and protect buildings of historical and architectural value in the City's Historic Districts. Before a homeowner can demolish, repair, alter or construct any structure within a Historic District, the ARB must approve the homeowner's request**, and the homeowner must have a permit from the City's Chief Building Official. Fines for violating the ordinance can range from fifty dollars (\$50.00) to five hundred dollars (\$500.00).

Landscaping includes grading, paving, construction of walkways, driveways, polls, walls and fences, and all other surface additions and improvements. The ARB has no authority over the planting or removal of plant materials other than removal of trees 12 inches or more in diameter. Removal of such trees will be permitted unless removal would, in the judgment of the ARB, have a net material adverse impact on the character and appearance of the District.

The ARB has no jurisdiction over routine, necessary maintenance of a building or property where previously existing materials are to be replaced with identical materials, or where existing paint is to be replaced with paint of substantially the same color.

The ARB has published an extensive selection of approved body and trim paint colors and roofing materials for use on buildings within the Historic Districts. Any person using these pre-approved colors or materials on a building within a Historic District need not appear before the Board, but changes to the building other than painting with such pre-approved colors must still be approved by the Board as otherwise provided in this ordinance. Persons wishing to use colors not part of the approved selection may apply to the ARB for approval.

I ask that my neighborhood be designated as a Historic District:

Signed: _____ Date _____
Homeowner*** Date
_____ Date
Homeowner Date
_____ Date
Homeowner Date
_____ Date
Address _____

City, State Zip Code

Lot Block Platt Name

*A complete copy of this ordinance may be obtained by contacting the City Clerk at 241-2096.

**If the ARB denies the request, a homeowner may appeal to the Circuit Court.

***If a property is co-owned or jointly owned, ALL owners must sign this petition in order for it to be valid.

The "South Hull District" is bordered by Norman Bridge Road to the east, South Court Street to the west, Fairview Avenue to the north, and Edgemont Avenue to the south.

Fairview Farmers' Market to Remain Open

Thank you to everyone who made a phone call, emailed, or signed the petition in support of our Fairview Farmers' Market. Congratulations to Flora and Dan Brown! Remember to continue to support the Market by buying your fresh produce there.

Important Phone Numbers and Emails

Police (Non Emergency): 241-2651

Animal Control: 241-2970

Sanitation: 241-2750

Montgomery Housing Codes: 241-2069

City Maintenance: 241-2880

Councilman Arch Lee: 300-4034 alee@montgomeryal.gov

Vinny Chandrasoma, SHDA President: maitri@charter.net

Magan Merritt, SHDA Vice President: maganmerritt@gmail.com



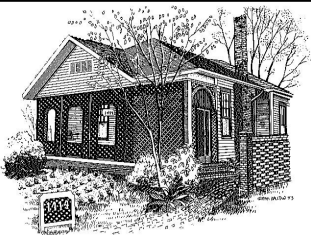
**Please help
keep our
neighborhood
clean.**

The South Hull District Association News is published by the South Hull District Association: VINNY CHANDRASOMA, *President*; MAGAN MERRITT, *Vice-President*; Dorothy James, *Treasurer*. The South Hull District Association meets at 6:00 p.m. on the last Thursday of every month at the Fairview State Farmers Market, 60 West Fairview Avenue. Dates and featured speakers are announced in this newsletter. The SHDA hosts featured speakers on a variety of subjects of interest to our members and neighbors. Everyone is welcome. Please join us in our efforts to improve our neighborhood for the benefit of all residents. SUSIE PAUL is *Editor of The South Hull District Association News*. Submit articles and other materials no later than two weekends before the meeting date to susie.paul56@gmail.com

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SHDA members.

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Yard of the Month to return in the
July issue. Be on the lookout for
Boyd Landry!