

Central Durham Quality of Life (QOL) Project

Launched in 2001, the Southwest Central Durham Quality of Life (QOL) Project has a steering committee of 10 who represent the six neighborhoods of Burch Avenue, Lakewood Avenue, Lyon Park, Morehead Hill, Tuscaloosa/Lakewood, and West End as well as nonprofit and for-profit organizations from the area. The Quality of Life Project is forged from a conviction that relationships and collaborations are the forces that create positive change. We believe that to improve one's quality of life is the shared responsibility of an entire community and everyone who lives there, not just the few.

The QOL steering committee, led by John Heffernan and Dorcas Bradley, guides four action groups: **Housing, Economic Development, Nonprofit, and Traditions & Celebrations.** Members of the Durham community, including Mayor Pro-Tem Cora Cole-McFadden and US Rep. David Price, joined with the **Housing** committee on June 10th of this year to celebrate the dedication of Pauli Murray Place in the West End. In a collaboration brought together by the QOL Housing committee, 13 new homes were built on the newly-named Pauli Murray Place. Pauli Murray, a childhood resident of Carroll St., spent a lifetime working to dismantle barriers of race and gender. An advisor to Eleanor Roosevelt, she was the first African American to receive a PhD, and had a distinguished career as a civil right lawyer, a poet and writer, a professor, a college vice president, deputy attorney general of California, and the first black female Episcopalian priest in the US. Many of her family members were on hand for the dedication festivities. Inspired by the wonderful success of the Pauli Murray development, the Housing committee held a day-long meeting on October 15 to plan future projects.

If you would like to help make Southwest Central Durham a better place to live, work and play by getting involved in QOL, please contact Keval Kaur Khalsa at 419-2403 or kevalk@earthlink.net.

Meanwhile, the **Nonprofit** committee gathered on October 21 for its Quarterly Luncheon series. The series was established as a means of promoting collaboration between and providing support to Southwest Central Durham nonprofits. Hosted by and with delicious food from TROSA, the October 21st Luncheon featured guest Dr. Tyrone Baines, who spoke on *Nonprofit Sustainability*. Dr. Baines is with the W.K. Kellogg Foundation and is a senior fellow at NCCU. Participants also viewed a mini documentary entitled *Silence Falls on Busy Street*, which was produced at Duke's Center for Documentary Studies.

Barbara Lau of the Center for Documentary Studies has responded to a concern of the **Traditions & Celebrations** committee that important and rich neighborhood histories not be lost by initiating a neighborhood documentation project that began with two intensive institutes this past summer: *Hearing is Believing: An Audio Documentary Summer Institute* and the *Documentary Video Institute*. Participants from all over the country focused on SWCD for their audio and video projects, working closely with two members of the community who served as "resident experts". If you missed their preview

showings this summer, you won't want to miss the **Debut at the Lyon Park Community Center** on Sunday, November 13. One of the video documentaries features our very own Morehead Manor!

Hopefully you were on hand to enjoy the Southwest Central Durham CommUNITY Festival (Unityfest) at the Shoppes at Lakewood on October 22nd. This year's festival coincided with **National Make-A-Difference Day**, a national day of neighbors helping neighbors, sponsored by the Durham Community Land Trustees. In addition to two stages for music and dance, the festival featured local food vendors, craft sales, nonprofit booths, family fun activities, and neighborhood displays focusing on local and oral history. The event was co-sponsored by Friends of Unityfest, Duke Office of Community Affairs, Durham Community Land Trustees, Durham Parks and Recreation Department, Southwest Central Durham Neighborhood Associations, and El Centro Hispano.

Finally, the **Economic Development Action Group** enlisted a team of Duke University Fuqua School of Business MBA students to conduct an economic needs assessment of the business corridor on West Chapel Hill St. The assessment analyzed assets and real estate conditions resulting in a 71-page document entitled *West Chapel Hill Street - 2005*.

The Quality of Life Project has come a long way in its short 4-year history. Our neighborhoods are what we make of them - if you would like to help make Southwest Central Durham a better place to live, work and play by getting involved in QOL, please contact Keval Kaur Khalsa at 419-2403 or kevalk@earthlink.net.



A Morehead Hill Neighborhood Association Publication

Fall 2005

MHNA Annual Potluck Sunday, November 13!



We will have our annual potluck at the **Carriage House of Morehead Manor, 914 Vickers Ave., on Sunday, November 13, 6:00 p.m. to 7:30 p.m.** Everyone should bring a dish to share.

We will also be collecting food for the hurricane relief efforts if everyone could bring a canned good to contribute. This is a great opportunity to meet your neighbors and see the Morehead Manor's Carriage House (located in the rear).

MHNA OFFICERS

YOUR VOLUNTEERING NEIGHBORS

- Melanie Eberhart (president) melanie_eberhart@hotmail.com
- Lynn Kohn (board member at large) marissa78@earthlink.net
- Christina Fish (board member at large) christina_fish@hotmail.com
- Bobbe Deason (INC representative) bobbe.deason@gmail.com
- Paul Comsweet (INC representative) pec326@earthlink.net
- Keval Kaur Khalsa (QoL representative) kevalk@earthlink.net
- Rochelle Araujo (QoL alternate) raraujo1@nc.rr.com
- Libby Webb (CAN representative) webb@duke.edu

Neighborhood News Tidbits

Do you have questions about Durham?

- www.ci.durham.nc.us has information on Durham City services.
- www.co.durham.nc.us has facts about Durham County services.
- Dial **560-1200**; you will get an answer or a referral to the appropriate department.

Burned out street light?

Call Duke Power at (919) 382-3200.



New Regulation!

Beginning January 1, 2006, permits will be required for burglar and fire alarm systems. The permit fee will be \$25. If you currently have a permit, you will need to get a new one, but there will be no permit fee. False alarms are tracked on a calendar year. Two false alarms are allowed within one year without penalty. The third and fourth false alarms within one year will draw a \$100 fine each; the fifth and sixth will be \$150 apiece, seventh and eighth will be \$200 each, the ninth will be \$250 and ten or more will be \$300 per alarm. You may request an alarm permit application at Durham One Call, 560-1200 or you may pick up an application at the upcoming MHNA meeting.

Little known city ordinances:

Residents are required to store trash carts and recycle bins in their side or back yards. They may be rolled to the curb the night before your scheduled collection day then returned the following evening.

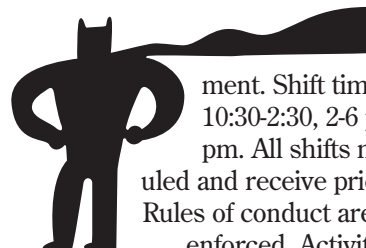
Grass clippings, leaves and other yard waste must not be left in the street. They clog storm drains and are fed directly into our reservoirs.



District 3 Partners Against Crime meets the second Saturday of each month at the Community Family Life and Recreation Center at Lyon Park, 1313 Halley Street at 10:00 a.m. Police officers and members of other city and county departments are available for information exchange and problem solving.

Interested in Neighborhood Watch Groups? Members of an NWG agree to be observant and report suspicious activity to the NWG block captain and/or 911, as appropriate. To form a watch group, identify willing residents from about 10 nearby homes. Email our Crime Prevention Officer Tony Paylor at Tony.Paylor@durham-nc.gov or call him at 560-1020 extension 231 or 517-8189 to set up a training session. After the training session, call Bobbe Deason at 682-9074 to have your group registered with the MHNA NWG network.

The Citizens Observer Patrol needs volunteers. Members of the COP observe and report suspicious activity. They provide information and assistance to the public when appropriate. Applicants must be at least 21 years



Crime Prevention

old, live in Durham, have a valid NC driver's license, pass a physical, a background check, complete a ride-along and attend a 4 hour training session. Every month COPs will complete two 4 hour tours of duty, attend a two hour general meeting and attend the district Partners Against Crime meeting. COPs work in teams of two. They drive the COP car within the district boundaries and carry a portable police radio. They wear uniforms provided by the police depart-

ment. Shift times are 7-11 am, 10:30-2:30, 2-6 pm and 5:30-9 pm. All shifts must be scheduled and receive prior approval. Rules of conduct are strictly enforced. Activities include house checks (for folks who are out of town), infirm checks (for elderly or disabled residents), day cards (for houses

with problem areas, e.g., several newspapers in the yard, several days of mail in the box), vehicle cards (for publicly parked vehicles with valuables in sight, keys in the ignition, etc.). COPs assist the police with special activities such as neighborhood watch meetings, safety fairs and bike rodeos. If you are interested in joining the program, contact Officer Tony Paylor.

Neighborhood Heros

On the evening of September 28th the InterNeighborhood Council hosted a celebration at the Washington Duke Inn to honor the 17 Neighborhood Heroes for 2005 and mark the 20th anniversary of the INC as an organization.

Morehead Hill's Neighborhood Hero, Spring Davis, has lived here for more than fifteen years. Like many residents, Spring lives in a vintage (1920s) house. From 1996-98 she served as president of the MHNA and for the past decade has been editor of *More News*, this community newsletter.

Ms. Davis, whose day job is that of a graphics designer, receives no compensation for the hard work of producing our newsletter several times a year for a community of almost 500 households. Thanks to all our heros!

Editor's note: While I was incredibly honored to receive one of the Neighborhood Hero Awards, there are so many people who I believe are much more deserving. We are truly lucky to have such great neighbors who devote so much effort and time into making Morehead Hill such a great place to live! -Spring Davis

Sidewalk Cleanup



Proposal: Select several sites in the neighborhood that would benefit from a sidewalk cleanup.

Of particular interest are city rights-of-way where greenery or brownery impedes pedestrians.

Mechanics: Identify potential sites. Notify Chris Boyer from Durham City General Services. She will schedule a risk assessment of all proposed sites. We must make our own arrangements to dispose of greenery (compost heaps, individual yard waste carts) and brownery (soil cannot go into a brown cart,

so disposal is limited to neighborhood yards and the dump). We need to notify any nearby neighbors of our plans. We need to be sure that we don't stray onto private property. We must not block traffic or improperly dispose of debris. Remember that all debris must be removed from the street.

MHNA encourages selection of many small areas. A single yard waste cart could handle the greenery and a single yard could handle the dirt. A small site could be managed by 2-3 people, whenever they found time.

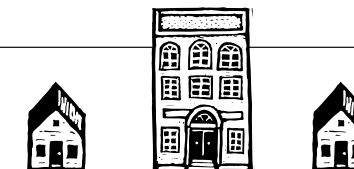
The "adopt a corner" program, where folks would do a green clean 2-3 times a year, is easy to manage.

Sites identified to date:

- The Duke Street bridge over Highway 147, southwest corner.
- The Vickers Avenue bridge over Highway 147, southeast corner.
- The Vickers Avenue bridge over Highway 147, northeast corner.
- The Vickers Avenue bridge over Highway 147, northwest corner.

If you have identified a potential site, or if you'd like to adopt a site, but you will not be able to attend the neighborhood meeting, please call Bobbe Deason at 682-9074.

Zoning 101: The UDO and You



- The reduction in the minimum number of days required for notice prior to a public hearing (currently 14 days, dropping to 10).
- The inclusion of multiplexes in the RU-3 district.
- The exclusion of local historic districts from a Neighborhood Protection Overlay (NPO) district. (This will be changed.)

Some new and exciting elements in the UDO:

- The NPO is the first overlay district that can control property usage. An established neighborhood protected by an LHD and an NPO will be in an excellent position to preserve the neighborhood character as well as fend off rezoning attempts.
- Infill standards will be used to guide new development on any property smaller than 4 acres. The intent of these standards is to preserve the existing neighborhood character. For example, these standards would not allow a mini-mansion in the middle of a block of bungalows.

What do you really need to know?

Your development tier – if you live in Morehead Hill, you are in the Urban Tier.

Your zoning district – 80% of the properties in MH will be in the RS-8 or RU-3 district.

Articles 4, 5, 6 and 7 describe permitted structures and uses. Compare your structures and uses to those in the UDO. If any dimension does not meet requirements or any use is not permitted, your property will be considered nonconforming. This is inconsequential unless you intend to make any change to a structure or use.

Review of Article 14 will clarify your options for a nonconforming property.

Durham prepares for the future with the Durham Comprehensive Plan and the Unified Development Ordinance (UDO). The Comprehensive Plan describes long range goals for private development and requirements for public services and facilities. It was adopted on February 28, 2005. Of particular interest to us is the assignment of Development Tiers (Rural, Suburban, Urban, Compact Neighborhood, Downtown), which are referenced in all sections of the UDO. The UDO defines development and use of land and property. The Comprehensive Plan is used for guidance when applying the definitions in the UDO. You may download these documents (PDF files) from the Planning Department page on the city's web site (www.ci.durham.nc.us), or you may purchase the documents (disk or hardcopy) from the Planning Department's front desk.

The UDO will probably be adopted in early 2006. When this occurs, all properties in Durham will be rezoned. You have likely received multiple letters regarding the rezoning, some with conflicting information. If you have questions about your new district, call the Planning Department at 560-4137.

It is generally true that for districts in the Urban Tier, most rezonings will result in few, if any changes for permitted structures and uses. That said, there are some areas of concern that are still being reviewed by the Joint City County Planning Commission:

MEMBERSHIP APPLICATION

Yes, I want to support my neighborhood!

Our household realizes that this small membership fee to the Morehead Hill Neighborhood Association helps pay for: (1) this newsletter, which keeps us informed about the current issues that affect our community, (2) neighborhood meeting essentials (paper plates, utensils, beverages, etc.), and (3) reserve funds for important updates and unforeseen emergencies.

Please check any that apply:

- \$10.00 for individuals \$15.00 for families \$25.00 for businesses
 I/We would like to make a donation to the MHNA: \$ _____

NAME(S) _____

ADDRESS _____

E-MAIL ADDRESS _____

DAYTIME PHONE _____

NIGHTTIME PHONE _____

DATE _____

This information will NOT be shared with ANYONE outside the Association. Please fill out this coupon and return it with your dues to: **Melanie Eberhart, 807 Shepherd St., Durham, NC 27701 OR bring it with you to the Fall Potluck** (see front page). Make out your check to: **Morehead Hill Neighborhood Association.**