



## PRESIDENT'S LETTER

Ryan Place Residents,

I hope this letter finds you well. Tour season is upon us and we are in full swing! This year we will be back bigger and better than ever!

As I have mentioned several times over my time as President, this event is a years long effort! This year we will have a great home lineup, a great holiday party at the Jones residence, the Texas Boys Choir will be performing on both Saturday and Sunday and they are notto be missed!

Too many people to mention in this letter but I would like to give a huge shoutout to the Tour Committee! Job well done!

Tickets are also on sale for the Christmas party at the Jones residence on Elizabeth Blvd. It's going to be a great time and they have worked hard to make it a special occasion. Tickets will be \$40 and are for sale through Thanksgiving weekend.

I also wanted to point out something that makes me feel really good. Last year right before July 4th the school district concreted over the lawn and pretty much everything including the live oaks directly in front of Daggett Elementary. This happened very quickly.

There are some reasons why this was done the way it was but it did not make any sense. Daggett Elementary is a historic building and one of the oldest functioning schools in FWISD.

(cont. on page 5)

*The Ryan Place Newsletter is published each month (excluding January and July) for residents in Ryan Place. The newsletter is delivered to our homes through the volunteer efforts of Ryan Place residents.*

*The newsletter also appears online at [ryanplacefortworth.com/newsletters](http://ryanplacefortworth.com/newsletters).*

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# CALENDAR OF EVENTS

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
<b>Nov</b>		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24 Thanksgiving	25	26
27	28 General Meeting - Board Elections	29 Giving Tuesday	30	31		

No RPIA Board meetings are held in July or December


WATCH OUR FB PAGE AND YOUR EMAIL FOR CONSTANT CONTACT UPDATES.

## PLANNED EVENTS FOR 2022

November 28, 7pm – General Meeting (board elections)

December 2 – Holiday Party

December 3-4 – Candlelight Christmas Home Tour



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Board, Ryan Place Christmas Tour

&

**William Cade Lovelace**

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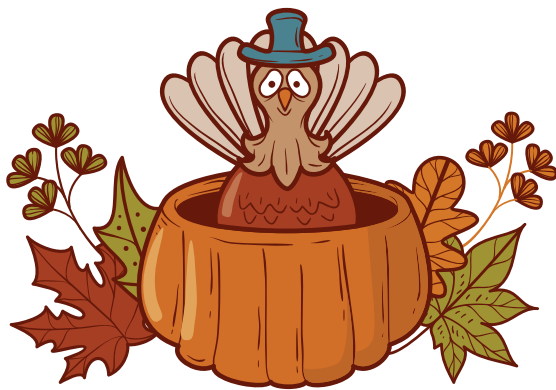
# KARLY JOHNSTON REALTOR



## Thankful.

There are so many things to be thankful for this year, but at the top of that list is the ability to serve all your real estate needs in a neighborhood that I love and call home.

Wishing you a wonderful holiday filled with the warmth and happiness of the season.



**KARLY JOHNSTON**  
MOBILE: 817-312-2100  
KARLY@BURTLADNER.COM  
KARLYJOHNSTON.COM KARLYRJOHNSTON

## SOLD!

All buyer homes sold before hitting the market





## *What clients say about The Story Group*

Ruth and Kati did a tremendous both with helping us buy a new home and then selling our old home. In my opinion, they deserve realtor of the year for all the hard work they put in on our behalf. Not only did we get our new home a great value, they were able to sell our house for top dollar. Truly a wonderful experience and my wife and I could not have been happier with the Story Group and the advocacy they provided on our behalf..... Ben S.

Cannot speak highly enough about Team Story! Exceptional experience selling our home (in 24 hours). Specifically Ruth and Kati!! If you are shopping for a realtor, look no further! They are honest, knowledgeable about the market, professional, well organized and incredibly thorough. They respond quickly (always) with clear, thoughtful communications and their attention to detail is unparalleled. Our selling experience was truly stress free and fun!! When the need arises, to buy or sell we will definitely use The Story Group again! Thank you!!.....Margaret S.

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Listing Specialist  
817.992.9232  
ruth@dfwstorygroup.com



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817.992.6817  
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Buyer Specialist  
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canyon@dfwstorygroup.com

### President's Letter (cont.)

PTA board members, RPIA board members, neighborhood stakeholders and myself came together to see what could be done.

What you see now is a bricked half-moon seating area that is surrounded by green grass. Very functional and aesthetically pleasing.

I would like to specifically thank Jen O'Connell, Terri West, Douglas Cooper, Jennifer Renta and John Filarowicz for their help with this project.

As always as we approach this time of year be on the lookout for porch pirates! Be vigilant! If something looks suspicious for whatever reasons please call it in. 911 or the non-emergency line depending on the severity of the situation.

We utilize the buddy system with our neighbors to pick up packages if we are not there. It helps!

Finally, this is the last President's letter that I will write. My 2nd term is up and I will be rolling off the board at the end of this month.

A new board will be elected and continue the business of the neighborhood. It's been a great privilege to serve on this board over the past 6 years. There have been so many great board members that I have called in the evenings to discuss RPIA priorities and ask their thoughts on issues concerning us.

A special thank you to Joan Kline for her influence and guidance.

I tell residents all the time that Kari and I lived here fairly anonymously for a time



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before getting involved with things. Mariann Taccia had asked me to help move some risers from her garage for a chili cookoff and concert in Triangle Park because I had a truck.

After that I started doing a little bit here and there before finally accepting a spot on the board as activity director.

There are so many ways to help out in Ryan Place, we have many ongoing initiatives. It really starts with attending the meetings. If you need anything from me please don't hesitate to call or email.

**Tim Keith**

**President, RPIA**

### RPIA Christmas Party on December 2

The holidays are upon us, and that means there is a lot coming up in Ryan Place! The annual Candlelight Christmas tour is coming up very soon! There's more info on that in the pages to follow. But before we get to Candlelight Christmas, let's unwind with a neighborhood Christmas party!

The Jones family has graciously offered to host our party this year at their beautiful home at 1302 Elizabeth Blvd.

Tickets are \$40 each and the party is for adults only. Tickets will include food, beverages, a

photo booth, and more!

Dress is casual or holiday themed. We'll also be honoring the late Dr. Furber by making the party Santa themed, so wear your Santa hat or Santa themed outfit as a tribute to an incredible man and neighbor.

Tickets are available until Nov 27 on the Ryan Place Facebook page or at <https://www.eventbrite.com/e/2022-ryan-place-holiday-party-tickets-465326382737?fbclid=IwAR06lPftzCoB-etScYellQpAaghv4qFdbAJRilDr5baWBz8H9FeCQ2N5Fk>

### 2022 Halloween Stats from South Adams

by Christopher Ebert, Senior Columnist

Sometimes the more you know the less you understand. A prime example is this year's Halloween Count.

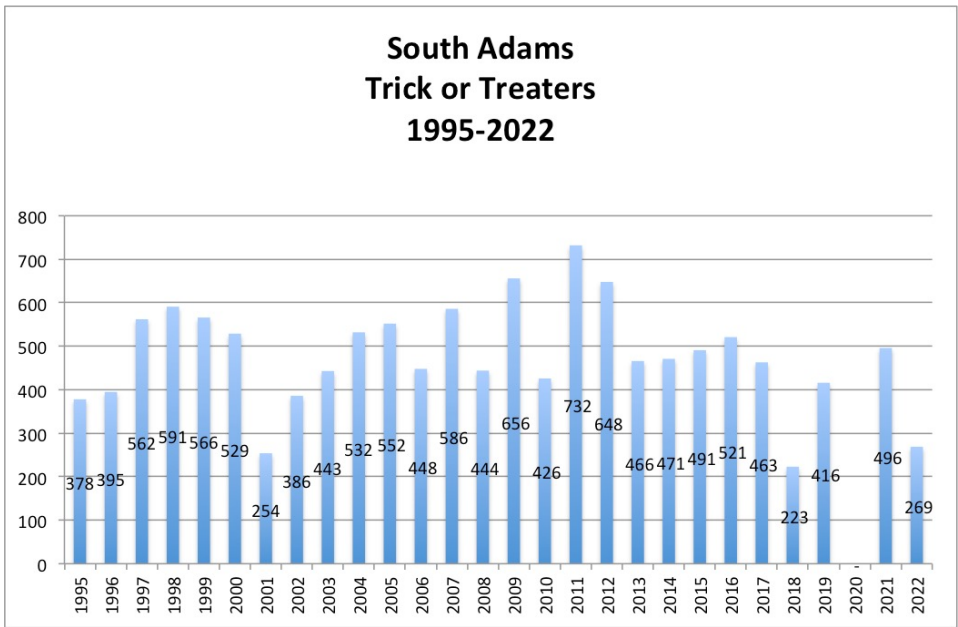
The lower count is difficult to explain as the weather was perfect.

The average age of the trick-or-treaters seemed to be a little younger than previous years. There were more strollers and small princess costumes

and more parents.

This might reflect the younger age in the neighborhood in general even though most of our count appeared to be from outside the neighborhood. Which is not unusual.

An analysis of the 2022 costume data will follow next month!



## Honor Flight

by Douglas Cooper

This summer I had the opportunity to travel with my dad, Melvin Cooper, to Washington D.C. with Honor Flight DFW which is a non-profit created to honor America's veterans by sending them to our nation's capital to visit the memorials built in their honor. Dad was in the United States Air Force and served during Vietnam. In honor of Veterans Day, I thought I would share a few moments from this trip and reflect on the importance and significance of this day.

The trip began on Friday, June 10th at 3:00 AM when we left Mansfield, TX for Dallas Love Field Airport. As we made our way through the terminal, fellow travelers showed their respect and gratitude by applauding the veterans and thanking each of them as they walked to the gate. When we landed at Reagan National Airport, the Fire Department honored the veterans with a "water salute," a fire department tradition where they spray the plane from two opposing fire trucks as a sign of respect and gratitude. Again, we were greeted by hundreds of standing travelers saluting and thanking each of the 43 veterans.

Our first stop in D.C. was the Disabled American Veterans Memorial and U.S. Navy Memorial, then on to the National Mall where we visited the World War II Memorial, Korean War Veterans Memorial, Lincoln Memorial, the Vietnam Veterans Memorial Wall, and then finally onto the FDR Memorial and Martin Luther King, Jr. Memorial. Dad and I spent quite a bit of time at the Vietnam



Memorial reflecting and reading some of the 58,209 names of those who are missing or were killed during the war.

Most of them he did not know, but two of his childhood friends, Mike Rivers and David Helm, are on the wall. It was an emotional and somber day filled with many tears, joy, and gratitude. That evening there was a banquet, and the veterans were each honored with a special challenge coin and a Certificate of Achievement signed by the Joint Chiefs of Staff.

On Saturday, June 11th, we visited the sacred Arlington National Cemetery for the Changing of the Guard at the Tomb of the Unknown Soldier. Another highly emotional and humbling experience as this was the first time many of the veterans had witnessed the ceremony. Immediately following, an off-duty Tomb Guard, also called a Sentinel, heard there were a bunch of fellow Texans in town, and he was gracious enough to visit with the veterans and answer questions about his duties and his service. He was very generous with his time and had such deep respect and admiration for all the veterans. Before departing Arlington National Cemetery, each veteran paid their respect to Audie Murphy, a Texan and one of the most decorated American combat soldiers of World War II, by saluting and placing a Texas quarter on his grave.

After Arlington National Cemetery, we went to the U.S. Marine Corps War Memorial - Iwo Jima Memorial and to the U.S. Air Force Memorial. From the Air Force Memorial, you can see the north wall of the Pentagon where Flight 77 struck on September 11th, 2001, and The National 9/11 Pentagon Memorial dedicated on September 11th, 2008.

We headed to Joint Base Anacostia-Bolling where we visited the United States Air Force Band facility, and the USAF band played a concert for the veterans. Many of the ladies travelling with the group, some of which were

daughters of the veterans, asked the more able veterans to dance. This brought many tears to the room and even the band had to pause for a moment to gather themselves. We made our way to Reagan National Airport where the veterans were once again greeted with applause and appreciation. Once in the air, a younger veteran took to the intercom and announced each veteran's name, their military branch, and the war they served in as part of "Mail Call" and where a package of letters, cards, and well wishes were delivered to their seat. As soon as dad saw the envelope full of letters and cards written specifically for him, he teared up and was overwhelmed by all the thoughtful words from friends, family, and fellow Americans. It was a beautiful and emotional moment for all and one I'll never forget.

The final hurrah was when arriving at Dallas Love Field, the Honor Flight veterans were greeted by crowds of people with signs and flags, cheering and saying at long last "Welcome Home Soldier". For those soldiers who were spit on and treated terribly upon their return home, this was a kind of healing for an old, deep wound. They finally got the Thank You they never got when they first came home, which I think brought some closure for a lot of veterans.

This trip stirred my soul and was a beautiful reminder we live in the greatest country in the world. We are not without our faults, challenges, or differences, but we must never forget to show appreciation and respect for those who sacrificed so much for our country. We owe a debt of honor and respect to those who have served throughout the U.S. and the world. Please take a moment this month to thank our veterans for their sacrifice and for their service.

Honor Flight DFW is an all volunteer, 501(c)(3) organization supported entirely by donations and grants. For more information about Honor Flight DFW and their mission, please visit <http://www.honorflightdfw.org>.

# CANDLELIGHT CHRISTMAS

## Celebrating the 38th Annual CCRP

by the CCRP Committee

'Tis the season, Ryan Place! The 38th Anniversary of the Candlelight Christmas in Ryan Place is one for New Beginnings as the five historic homes that will be featured have undergone stunning renovations in recent years. Tour patrons will see historic homes that have been given new life!

The 38th Anniversary of the Candlelight Christmas in Ryan Place will take place on Saturday, December 3rd from noon to 9:00 p.m. and Sunday, December 4th from noon to 5:00 p.m. This self-paced tour will feature five beautiful homes dating back to 1911, and tour patrons will be greeted by docents at each home who will highlight unique features. You will learn about the history of the homes, hear the fascinating stories of the previous owners, and be able to admire the spectacular décor and architectural design as you stroll through our historic neighborhood! This year's five stunning homes will have something to offer for everyone's taste.



### 2600 Ryan Place Drive – The Johnston Home

The Johnston home at 2600 Ryan Place Drive is a Georgian Revival home that was built in the 1920's and was designed by architect Joseph R. Pelich who is also known for designing the original Casa Manana. In 1933, Obadiah Paul Leonard, of the Leonard's Department Store in downtown Fort Worth, purchased the home. In the early 1960's, the brothers made the progressive move to desegregate Leonard's before Congress passed the Civil Rights Act of 1964. The home was purchased by the

Johnstons in 2020, and they undertook a full restoration. The home has over two dozen columns, a Ludowici tile roof, metal awnings over all the windows, red brick, and a front veranda, which are all original to the home! The black and white checkered marble tile entrance is Karly's favorite restoration addition. The floor plan remains essentially original as only one wall was removed during the restoration. One unique feature of the home is the 900 square foot basement with 9-foot ceilings. The master bedroom features a fireplace and private patio. It's a stunner!



### 1112 Elizabeth Boulevard – The Holland Home

You won't want to miss the Holland home at 1112 Elizabeth Boulevard. On September 19, 1911, the Star-Telegram announced that merchandise broker Whitford Trawick Fry and his wife had moved into their newly completed home at 1112 Elizabeth Boulevard, the first house built and occupied on historic Elizabeth Boulevard. A classic example of a Prairie-style foursquare, the shake shingle siding and oversized wrap-around porch set precedence for future homes on the Boulevard. Like all the original dwellings on Elizabeth Boulevard built between 1911 to 1928, this home was placed on the National Register of Historic Places in 1979. The home was purchased by the Hollands in 2020 who undertook a 14-month remodel project bookended by the COVID lockdown and the great snowstorm of 2021. Tour patrons will appreciate the concentrated efforts to preserve the historical character of the home while adding the latest modern comforts and conveniences!



# CANDLELIGHT CHRISTMAS

## Celebrating the 38th Annual CCRP (cont.)



### 2601 5th Avenue – The Norman Home

And looks can be deceiving! The Norman home at 2601 5th Avenue recently received an update on the interior and exterior. This is a colonial brick revival built around 1935 with a gabled roof and dormers. The home is a strong architectural space with the homeowner's art collection inspiring key features of the renovation. With the modern updates and lighting featured throughout, don't be surprised if you feel like you're in an art gallery while touring this home!

remains throughout. This 3-bedroom, 2-bathroom house was renovated by a prominent local designer and general contractor in 2017. Story has it, the house was sold under the conditions that the original living room fireplace and cabinets along with the butler's pantry in the kitchen would remain. This promise was kept, and it enhances the character of the house. In addition to keeping those original details, there are original ship lap walls in the living and dining rooms that add to the charm. This Ryan Place charmer oozes coziness and personality!



### 2718 5th Avenue – The Teems Home

The Teems home at 2718 5th Avenue is a California Ranch that was built in 1952. When new owners bought the home in 1974, they brought the house up to the standards of the day with new electrical, plumbing, central heat and air, and remodeled the kitchen and bathrooms. The home did not change ownership until 2021, when the Teems undertook at 14-month renovation that prioritized keeping the original style of the house intact including its exposed rafters and white oak floors. A cool historical note is that the wrought iron gate used for the driveway entry was originally a gate from St. Joseph Hospital, Tarrant County's first hospital that opened around 1885! The Teems had a vision and passion for a home that many buyers may have overlooked, and the results will not disappoint!



### 2730 College – The Gibbs-Jones Home

The Gibbs-Jones home at 2730 College is a bungalow style home that was built in 1928. Although this home was completely updated, the charm and character you'd expect in a Bungalow

Thank you to all of this year's Candlelight Christmas Hosts for opening your homes to us for this special and historic event! We are so excited to get the 2022 CCRP started!

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# CANDLELIGHT CHRISTMAS

## CCRP: Beyond the Homes

by the CCRP Committee

In addition to the homes, the Committee is excited to be offering some special features to enhance the experience for tour patrons and Ryan Place neighbors this year:

### BOTH DAYS OF THE TOUR

#### *The Texas Boy's Choir*

Fort Worth's own Texas Boys choir has earned the reputation as one of the best boy's choirs in the world! They will be performing at the event from approximately 1:00 PM – 4:00 PM on both days of the tour.

#### *St. John's Tea Room*

As you pick up your ticket and brochure, don't forget to stop by the St. John's Tea Room. They will have a delicious menu of sweet and savory holiday treats and many special gift items for Christmas shoppers. Proceeds benefit the St. John's Youth Group.

#### *Other Live Musical Performances*

It's hard to get in the holiday spirit without a little holiday music! We're excited that this year's tour will feature children's music groups from neighborhood schools and local music schools.

### SATURDAY, DECEMBER 3rd

#### *Ryan Place Polar Express Kid's Train*

There will be a FREE kid's train from 2:00– 4:00 p.m. that will load and unload at 2530 Ryan Place Drive. The train will depart and run clockwise

south on Ryan Place Drive, west on Robert, north on 5th Avenue and back South down Ryan Place Drive. This is an experience for all ages, but parents are expected to maintain supervision of their children. All.... aboard!

#### *A Visit from Santa Clause*

Ho! Ho! Ho! Santa will be greeting families at 2530 Ryan Place Drive from 2:00 – 4:00 PM. There will not be a photographer, but families are free to take their own pictures!

### SUNDAY, DECEMBER 4th

#### *Mustard Seed Jewelry Pop-Up Shop*

Make time to stop by Mustard Seed Jewelry at 2508 College Avenue. They will be open from noon – 5 p.m. giving tour patrons a unique opportunity to shop beautiful jewelry pieces that are all hand-crafted by local artisans. To see their products, visit [www.mustardseedjewelry.com](http://www.mustardseedjewelry.com).

**We can't emphasize enough that this wonderful annual event cannot be accomplished without an army of docent volunteers!**

All of the tour homes are staffed with docents that educate tour patrons on the history of the homes and its unique features.

The shifts are typically 2.5 hours, but you receive a free ticket to the tour, an invitation to the fabulous Wine Down Party on Sunday, December

4th, and most importantly, you get to mix and mingle with your friendly Ryan Place neighbors!

You can find the sign-up link at [www.ryanplacefortworth.com](http://www.ryanplacefortworth.com) under the Tour of Homes section, and you can also search for it in the neighborhood Facebook page.

For 38 years, the Candlelight Christmas in Ryan Place has brought this neighborhood together, raised awareness for historic preservation, and raised funds to enhance the beauty and character of our neighborhood. This year's committee would like to salute the previous tour committees for getting us to this 38th year!

We are happy that the proceeds from this year's tour will fund the Ryan Place Improvement Association's operation and enhancements for Daggett Park.

Each tour patron must be wearing a tour wristband to gain entry to the homes, and children 12 years of age or younger are free when accompanied by a ticketed adult.

Advance tickets will be sold for \$20 at [www.ryanplacefortworth.com](http://www.ryanplacefortworth.com) or Old Home Supply (1801 College Ave) until November 25th.

After November 25th, tickets will be available for \$30, either online or at the Ticket Office located inside St. John's Anglican Church (2401 College Avenue) during the tour event.



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# CANDLELIGHT CHRISTMAS

**In Honor of the 38th Anniversary,  
The Candlelight Christmas in Ryan Place Committee  
Is Saluting Past Presidents and Chairpersons**

Sarah Jeffers – 1984  
Linda Clark – 1985  
Kathy Weverka – 1986  
Brenda White – 1987, 1996, 2004  
Lin Parham – 1988  
Patricia Polenz – 1989  
Patty Kelsey – 1990  
Glenda Guinan – 1991  
Ann Helms – 1992  
Andrea Argubright – 1993  
Pamm Cox – 1994  
Beverly Cheney – 1995  
Marcella Daniels – 1997, 1998  
Laura Strohbach – 1999  
Sharon Clyde – 2000, 2005  
Walter Morosky – 2001  
John Belknap – 2002  
Mariann Taccia – 2003, 2008, 2010, 2011, 2012  
Sian Borne – 2006, 2007  
Gina Roberts – 2009  
Mary Edwards – 2013  
Anissa Allen – 2014, 2015  
Teresa Crafton – 2016  
Sarah Rucker – 2017, 2018  
Alison and Chris Gee – 2019  
Jennifer and Cade Lovelace – 2020  
Colleen and Aaron Shutt – 2021

**Thank you for your leadership and service to Ryan Place!**

# 2022 RPIA BOARD OF DIRECTORS

Chart updated 10/1/2022

	POSITION	NAME	EMAIL	PHONE
BOARD MEMBERS	President	Tim Keith	tkeith78@gmail.com	979.220.5932 (m)
	Vice President	Cade Lovelace	clovelace@lovelacelawpc.com	817.681.7692 (m)
	Secretary	Sarah Darley Geer	srdarley@gmail.com	469.396.5467 (m)
	Treasurer	Jen O'Connell	jennifer.a.oconnell@gmail.com	757.593.0330 (m)
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	Public Safety, Director of	Jason Jones	jason.jones@wickphillips.com	817-797-2360
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	Alston/Lipscomb/Page	Casey Creager	casey@servicecompanyplumbing.com	817-714-0204 (m)
	College/Cantey	Terri West	hatwest@gmail.com	817.991.2838
	Elizabeth Boulevard	Brian Holland	brianleeholland@gmail.com	817-941-0948
	Ryan Avenue	Trish Rodriguez-Terrell	prterrelltexas@gmail.com	817-691-0925 (m)
	Ryan Place Drive	Blake Villa	bvilla@utexas.edu	
	South Adams Street	Javier Rodriguez	jorod@swbell.net	817.715.9456
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	Newsletter editor	- OPEN -	rpianewsletter@gmail.com	

## IMPORTANT NUMBERS:

**Fort Worth Police Dept.**  
(non-emergency)  
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**NPO 8 on Magnolia**  
817-871-8885

**Officer Isiah Gardner**  
817-944-1316 (cell)  
817-392-3619 (office)

**Code Compliance**  
Javier Mata 817-392-6339

**Code Blue/Central Division**  
Coordinator, Alison Golden  
817-392-3973

**Animal Control**  
817-994-4208

**Graffiti Abatement**  
817-212-2700

**Streetlight Outages**  
817-392-8100

### About our Ryan Place Newsletter

Newsletter deadlines dates are usually the 15th of the month - OR- the 3rd Friday of the month for both content and advertising inserts (or changes), with distribution intended for the first weekend of the following month.

The Newsletter is delivered each month (excluding January and July) to every home in Ryan Place. The newsletter is typically hung on your front door handle and is delivered through the volunteer efforts of Ryan Place residents.

If you do not receive a newsletter, please contact any RPIA director for a copy. The newsletter is also posted online at [ryanplacefortworth.com](http://ryanplacefortworth.com).

Want more news or information, about present and pending Ryan Place matters?  
You can see approved minutes from RYAN PLACE board meetings on our website:  
[ryanplacefortworth.com](http://ryanplacefortworth.com)

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**Fort Worth, TX 76110**

...and become a member. Your donation contributes to the well being of the neighborhood. Beautiful homes, excellent public and private schools, convenient access to better living amenities - this is what a better neighborhood is all about...and RYAN PLACE meets all the criteria. Ryan Place occupies a unique and superb place in the urban & residential landscape of Fort Worth - but we can't remain that way without your help.

Please use this form - or go online to this page:

**<https://www.ryanplacefortworth.com/donations/>** ...and make your donation via credit card.

Any amount will do! Your funds enable these benefits to the neighborhood:

- BEAUTIFICATION and landscaping of entrances, etreets, and parks
- CANDLELIGHT CHRISTMAS in Ryan Place
- EVENTS for families & children and Adult SOCIALS which include
  - JULY 4th PARADE
- NEWSLETTER and WEBSITE with discussions of issues important to our neighborhood.
- PARKS and Infrastructure Improvements
- PROMOTION and PROTECTION of Historic Ryan Place
- WELCOME Program
- ...and much much more!

\* Submitting this form will put your name in our directory, a secure, online listing of our residents.

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