



SPRING IS RIGHT AROUND THE CORNER

I hope this newsletter finds everyone well! Spring is right around the corner. We had a great first RPIA board meeting in January where we were able to pass a budget for 2019 and approve a calendar of events for the neighborhood.

January and February have been busy. Along with passing a budget and finalizing events for 2019, we have had Zoning Change Requests and the potential NuRock development on Hemphill next to Daggett Montessori School that would impact Ryan Place.

I know there has been much discussion on social media about these projects and others. I would remind folks the best place to get your information is to reach out to a board member/street director or come to one of our monthly meetings at St. John's.

Our next event is the RPIA General meeting to be held Sunday, March 24. We will have a block party like we have the last several years on the 2300 block of 5th Ave. The street will be blocked off, there will be a bounce house, BBQ and more.

The event will be from 2-5 p.m. and we'll try to eat about 3 p.m. These events are a great way to meet new neighbors and see friends.

I would also like to say that we are always looking for volunteers and input from residents. If you have an idea or initiative you would like to champion please reach out to me or a board member and attend a board meeting. The meetings typically last for just over an hour and we discuss the business of the neighborhood, crime report, and presentations, as well as our directors reports. Any input of concerns are greatly welcomed!

Thank you and I look forward to seeing everyone March 24.

Tim —

The Ryan Place 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.

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**HELP SAVE PRINTING COSTS!
GO DIGITAL FOR THE
RPIA NEWSLETTER**

Go to ryanplacefortworth.com, under "News, Newsletters+" see the ONLINE version of this newsletter.

Then CONTACT US on the website to tell us your address so we know you are taking delivery online and we can save the delivery to you and printing costs!

Thank you!

**EMERGENCY RPIA
BOARD MEETING
HELD 2/10/2019**

RPIA Board met Sunday, February 10th at St. John's Episcopal Church in conjunction with our FAIRMOUNT neighbors in discussion of new real estate developments. See more at ryanplacefortworth.com

Under **ABOUT** look for **ADMINISTRATION** in the drop down menu from the main navigation bar at top and find MEETING MINUTES.

Next regular meeting:
MONDAY 3/18/2019 - 7PM.



**RPIA SPRING CLEANING
COMING SATURDAY
3/30/2019**

9-11 a.m.

Ryan Place and Cowtown Cleanup
2600 Block of 5th Ave.

Join your neighbors and help beautify Ryan Place! Residents will be working together to pick up litter in the streets and from

Have an idea for something you'd like to see in the Ryan Place Newsletter? Recipes? Stories and photos from neighborhood events or an unusual hobby? We want to hear from you!

Use the ONLINE CONTACT US for ...or email us:
rpianewsletter@gmail.com

March 2019						
Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
					1	2
3	4	5	6	7	8	9
10 Daylight Savings Time	11	12	13	14	15 Newsletter content & ad deadline	16
17 St. Patrick's Day	18 RPIA General Board Meet- ing	19	20	21	22	23
24 BBQ/General meeting 2300 5th Ave /31	25 Bulk Trash Week	26	27	28	29	30 Cowtown cleanup

LOOKING AHEAD... Ryan Place Improvement Association 2019 Calendar of Events

Sunday, MAR 24th - 2-5 p.m.

Saturday, MAR 30th - 8:30-11:30 a.m.

**RPIA GENERAL Meeting and BBQ (2300 Block of 5th)
Ryan Place and Cowtown Cleanup (2600 5th Ave)**

Monday, APR 15th - 7 p.m.

Saturday, APR 20th - 10 a.m.

RPIA Board Meeting (St. John's Episcopal Church)
Ryan Place Easter Egg Hunt (TBD)

Saturday, MAY 4th - 5-8:30 p.m.

Monday, May 20th - 7 p.m.

Monday, JUN 17th - 7 p.m.

Thursday, JUL 4th - 10 a.m.

JULY

AUG

Monday, AUG 19th - 7 p.m.

Saturday, SEP 1st - ALL DAY

Monday, SEP 16th - 7 p.m.

Crawfish Boil / Municipal Election (TBD)

RPIA GENERAL Meeting (St. John's Episcopal Church)

RPIA Board Meeting (St. John's Episcopal Church)

Independence Day Parade and Softball Game

RPIA Summer BBQ and Swim Party (TBD)

Back to School Event (TBD)

RPIA Board Meeting (St. John's Episcopal Church)

Annual Labor Day Garage Sale

RPIA GENERAL Meeting and Business Mixer
(St. John's Episcopal Church)

RPIA Board Meeting (St. John's Episcopal Church)

Movie Night (Triangle Park)

New Neighbor Welcome Event (TBD)

RPIA Board Meeting, General Membership Meeting & Elections,
Potluck (St. John's Episcopal Church)

Ryan Place Holiday Social (TBD)

Candlelight Christmas in Ryan Place Home Tour

Friday, DEC 6th

Saturday, & Sunday, DEC 7th & 8th

NOTE: No RPIA Board meetings are held in July or December

RPIA MEMBERSHIP: YOUR DOLLAR\$ MAKE A DIFFERENCE

1. Select your level of donation:

___ \$35: Good Neighbor ___ \$100: Builder ___ \$200: Patron ___ Other

2. Submit payment via: ___ Check to RPIA ___ Credit Card (via RyanPlaceFortWorth.com)

3. A little bit about you*: Name(s) : _____

Address: _____

Phone: _____

Email: _____

Best method of CONTACT:

___ Text to phone ___ Email

___ Yes, you have my permission to show my name & donation in the newsletter

Mail this donation form to

Ryan Place Improvement Association (RPIA)

PO Box 11122

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
 - FIRE TRUCK RESTORATION**
- 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.

**Notes a 1934 American LaFrance type 399 Pumper built on a GMC truck chassis. It's been our very own for about 40 years! But it fell into some disrepair...We have been looking for parts and fabricating others to complete the restoration - which, after FOURTEEN (14) years is nearing completion! With your help and a little luck, it might be ready for this years JULY 4th PARADE! Please donate today!

CULTURE CORNER

Where History and Fiction Meet
By Layne Craig

In the weeks after my son was born, I became obsessed with Hilary Mantel's historical fiction about the court of Henry VIII. *Wolf Hall* was on PBS, and I bought the book on Kindle to read along while I watched it (both late-night feeding activities!). The baby started sleeping more when I was about halfway through *Wolf Hall*'s sequel, **Bring Up the Bodies**, and I haven't revisited Mantel, but I have read a few historical fiction novels recently that, like Mantel's books focusing on Henry's advisor Thomas Cromwell, are especially interesting for the way they incorporate a new perspective on a familiar setting.

White Houses, by Amy Bloom: This book is narrated by Lorena Hickok, the real-life journalist from South Dakota who lived at the White House in a room adjoining Eleanor Roosevelt's. Bloom imagines the women's complicated romantic relationship in the context of the Great Depression and WWII in a poignant and thought-provoking way, interspersed with fun gossip (real and imagined) about political figures of the time. The audiobook is especially good for this one.

The Harlem Hellfighters, by Max Brooks and Caanan White: This well-researched (there's a works cited!) graphic novel reimagines the story of the longest serving American battalion during WWI, made up of Black soldiers whose heroism in battle was under-recognized by the U.S. government. Told in first person from the perspective of an ordinary soldier, this violent but moving narrative gives the reader insight into the "Great War" and the sacrifices African-American soldiers made abroad for a country that refused to guarantee their civil rights or safety at home.

Flush, by Virginia Woolf: Students assigned to read *To the Lighthouse* in college literature courses might be surprised to hear that one of Woolf's lesser known novels is a fictional biography of Elizabeth Barrett Browning's dog, Flush. Woolf captures Flush's views on his owner's romance with Robert Browning, her life in Italy, her interest in seances, and more, all in a funny and light tone that makes this a quick classic read.

The Joy of Tidying Up?

By Aulstin Gardiner

Women of Ryan Place: ignore the remainder of this article; it's about tools, beards and boring man things.

Okay, husbands. I think they're gone and it's just us now. I need to issue a warning. If you have Netflix, please cancel it or change the password. There is a new show called "Tidying Up with Marie Kondo." Do NOT under ANY CIRCUMSTANCES allow your wife to watch it. If she notices it and tries to put it on, make up an excuse of why you shouldn't watch it. Tell her you've watched an episode when she wasn't home and it's about building a table or unclogging a toilet or something. Why am I warning you? Because it's too late for me and I want you to save yourself.

My wife, Jennifer, immediately bought Marie Kondo's book on Amazon and has already binge read most of it as well as watched the entire series. This whole series is about downsizing, cleaning, compacting, and organizing your entire house - one group of items at a time.

I spent my entire weekend NFL PLAYOFF WEEKEND deciding if each one of my t-shirts "brings me joy." If it doesn't, I have to "thank it for bringing me past joy" and depart it. Hangers are basically obsolete in my house now due

to having to fold all my clothes using the KonMari Method. Socks? No longer folded over like the normal sock-balls I have grown accustomed to, you learn a new way to fold them. Underwear? New folding method. T-shirts? Special folding as well, all involving gracefully caressing and creasing each item. All of NFL playoff weekend was basically cleaning and re-learning clothes-folding, and we only just finished clothes. This is merely the first stage. There are four more stages.

Run. Run from the KonMari Method. Run from Marie Kondo. Your lives will be simpler.

Husbands-HEED. MY. ADVICE. You still have the ability to save yourself. If you need me, I'll be thanking every inanimate object in my house for bringing me joy, past or present. Also, who needs some hangers?



Iris by Clara T. Clatterly
Photo © Kipp Baker, 2019

AROUND FORT WORTH...

Fort Worth's draft Active Transportation Plan is online.

The Active Transportation Plan, a goal to develop a transportation system that provides multiple alternatives for travel, will focus on walking and bicycling, including connectivity between other modes such as vehicles and transit.

This plan will integrate and update previous planning efforts such as the Walk Fort Worth and Bike Fort Worth plans, develop a new Trails Master Plan and provide coordination with the regional Transit Master Plan. The result will be a unified citywide transportation network for people who walk and bike, with a coordinated implementation strategy for planning, prioritizing and building improvements. **Read more...** <https://bit.ly/2BUfMGF>

TCU campus construction to permanently close two roadways

TCU announces that a new Administration Building is planned for Berry Street. Neighboring Wabash Avenue and Bellaire Drive North will be permanently closed starting in late February, early March 2019. See the map & read more... <http://fortworthtexas.gov/news/2019/02/TCU-road-closures/>

DON'T FORGET! Cowtown Great American Cleanup - March 30th

Ryan Place has joined Keep Fort Worth Beautiful and thousands of volunteers across the city for the 34th annual Cowtown Great American Cleanup, our largest annual litter cleanup and beautification event. Every year, organizations, businesses and individuals pick up litter from parks, streets, creeks and other public areas. In 2018, these hard-working volunteers removed over 140,000 pounds of trash from their communities.

FROM OUR CITY NEWS

WATER GARDENS

<http://www.fortworth.com/things-to-do/attractions/fort-worth-water-gardens/>

PARKS & TRAILS:

Athletics
Community Centers
Fishing
Parks & Trails
Pools & Aquatics
Tennis

fortworthtexas.gov/athletics
fortworthtexas.gov/parks/centers
fortworthtexas.gov/parks/fishing
fortworthtexas.gov/parks/info
fortworthtexas.gov/aquatics
mclelandtennis.org

PROGRAMS:

Forestry
Graffiti Abatement

fortworthtexas.gov/forestry
fortworthtexas.gov/parks/graffiti

Croquet Clinics

Date: *Each Sunday* in May, 3:00 pm
Place: 2530 South Adams

Croquet Tournament

Date: May 25, 10:00 am
Place: 2530 Ryan Place Drive



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DEVELOPERS & DEVELOPMENT: THREAT OR BENEFIT?

Multiple development notices & requests for support characterize the growth of Fort Worth



Photo © Kipp Baker, 2019.

Fairmount and Ryan Place neighbors adjourn the meeting called to hear NuRock real estate developers presentation for their multi-million dollar apartment complex on Hemphill. Approximately one hundred concerned citizens attended the meeting

St. John's Episcopal Church - 2/10/19

By Kipp Baker, Communications Director, RPIA

Both the Ryan Place Improvement Association and the Fairmont neighborhood groups have been made aware of several developments near, adjacent to Ryan Place or actually in our neighborhoods. These developments recently have required review and input to our city council. A joint emergency meeting in early February with our Fairmont neighbor's ruling board and other interested parties had roughly one hundred people in attendance.

At that meeting, the developer, NuRock, was seeking among other things, a "letter of support" from

Fairmount. Because the property is in Fairmount, tangent to RP and literally across the street from the Daggett Montessori school, RPIA was also contacted for involvement.

After speaking to the Fairmount group – and hearing their vote to oppose the development, the developer's representative also presented his case separately to the emergency meeting of the RPIA Board. The meeting was held after the Fairmount group had departed.

The RPIA board, in a mixed vote, decided to support our Fairmount neighbors with a letter of opposition. State, federal and private sources of major, multi-million dollar

funding will be required for this development. Consequently, it will take some time to coordinate, firm up designs and make architectural decisions as well. During that period of establishment and approval, we can be assured other developers will request new re-zoning requests and alterations to our neighborhood landscape.

Fort Worth's growth makes us ripe for new development. Consequently discussions in both meetings centered around the need for serious thought, education about the issues and a thorough review. The time will soon come when decisions must be made to provide the best benefit to the majority of the neighborhood regarding these developments.



Affecting Ryan Place and the homes near Paschal High School, the development for the TULIPS live music venue depicted here, is well under way. The developers are seeking our support in asking for an alcohol variance from the city council.

Ryan Place FACTOID: Over 80 residents have self-signed their data into our online directory. Almost 420 residents are now listed via these entries or public records.

Are YOU in the directory? Go to our website Under **COMMUNITY...**
...and sign up here:
www.ryanplacefortworth.com/directory

SPECIAL TO THE NEWSLETTER

35TH ANNIVERSARY OF CANDLELIGHT CHRISTMAS IN RYAN PLACE:

KEEPING TRADITIONS ALIVE

This year commemorates the 35th Annual Candlelight Christmas in Ryan Place Home Tour. It was 1984 when a small group of Ryan Place residents had the idea for the tour, one that would provide needed funds to allow Ryan Place to make significant and necessary restoration and improvement efforts. Since then, many gracious homeowners and countless, invaluable volunteers have opened their homes and hearts to make Candlelight Christmas in Ryan Place as successful as it's been.

This home tour means many things to Ryan Place. It's a chance to meet neighbors, work alongside neighbors toward a common goal, educate tour-goers on the great history of our homes and blocks, and make a contribution toward the preservation and continued improvement of Ryan Place.

This year's tour is December 7-8, 2019. In preparation for tour weekend (which is always the first weekend in December), Ryan Place residents throughout the years have always taken the time to clean up their yards, decorate the neighborhood, and begin to celebrate the holiday season. Tradition holds that Ryan Place residents set out decorative (electric or battery-operated) white candles placed in street-facing windows.

Residents who own the traditional wrought-iron hurricane lanterns will light them, along with putting up Christmas lights in time to illuminate the neighborhood for tour weekend. These special things create a Christmas

wonderland, right here in Ryan Place, to be enjoyed by all. We hope this year will be just as special for all of us and that we can continue these charming traditions.

The success of Candlelight Christmas in Ryan Place is totally dependent on the wonderful homeowners who open their homes for the tour and the tireless efforts of our many volunteers. We are so grateful for the wonderful

people who power these efforts. We will go live with our volunteer sign-up and ticket sale information in October.

If you run across a great electric or battery-run candle style while looking online, please post it on the neighborhood's Facebook page in case others are looking to replace their old or buy new candles for the windows. We'd love to spread the practice, honor the tradition, and enjoy the old-fashioned charm that candles in the windows bring during the tour and throughout the holidays!



A Candlelight Christmas in
RYAN PLACE
December 7 & 8, 2019



Jennifer Lovelace
Board, Ryan Place Christmas Tour

&

William Cade Lovelace
President, Ryan Place Improvement Association

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2019 SCHEDULE

Mar 12—Apr 9—May 14—Jun 11—Jul 9

Aug 13—Sep 10—Oct 8—Nov 12—Dec 10



Barbara Tumlin, REALTOR®
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817-392-4222

NPO 8 on Magnolia
817-871-8885

Officer Sergio Guadarrama
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 & Distribution Dates are the 15th of the month for both content and advertising inserts (or changes), with distribution 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.

More information, as well as updates about these and other important CITY and RYAN PLACE resources can be found on our website: RYANPLACEFORTWORTH.COM

Chart updated 2/26/2019

2019 RPIA BOARD OF DIRECTORS

	POSITION	NAME	EMAIL	PHONE
BOARD MEMBERS	President	Tim Keith	tkeith78@gmail.com	979.220.5932 (m)
	Vice President	Ryan Scharar	rescharar@gmail.com	713.412.2180 (m)
	Secretary	Sarah Darley Greer	srdarley@gmail.com	469.396.5467 (m)
	Treasurer	Jen O'Connell	jennifer.a.oconnell@gmail.com	757.593.0330 (m)
	Parliamentarian	- OPEN -		
	Membership, Director of	Jake Neal	jneal@hlfortworth.com	817.606.7820 (m)
	Communication, Director of	Kipp Baker	kipp@pixure.com	817.996.8222 (m)
	Activities, Director of	Jason Allen	jasonallen_25@yahoo.com	817.205.2502 (m)
	Historic Resources, Director of	Chris Ebert	cwebert@hotmail.com	817.319.2363 (m)
	Public Safety, Director of	Chip Mansfield	mansfield.chip@gmail.com	214.207.3367 (m)
	Infrastructure, Director of	Terri West	hatwest@gmail.com	817.991.2838 (m)
	Home Tour Director Elect	Cade Lovelace	clovelace@lovelacekillen.com	817.681.7692 (m)
	Home Tour Director	Allison Gee	aw479@hotmail.com	210.414.4277 (m)
STREET DIRECTORS	5th Avenue	Chris Gee	chriswgee@hotmail.com	210-414-0199 (m)
	6th Avenue	Josh Gardner	josh.gardner@sbcglobal.net	817.875.7407 (m)
	8th/James/Stanley	Joyce Davidson	jdavidson@txwes.edu	817.320.4289 (m)
	Alston/Lipscomb/Page	- OPEN -		
	College/Cantey	Kendall Wells	jkwells430@yahoo.com	817.705.1606 (m)
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	Ryan Avenue	Hayley Wateska	hbwateska@gmail.com	214.457.3367
	Ryan Place Drive	Ryan O'Connell	ryan.j.oconnell@gmail.com	817-771-7313 (m)
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