

HPD Officer Vieira to speak at June meeting

Submitted by Omar Waraich

The Hyde Park Civic Association will host Officer Lucia Vieira at Brookstreet BBQ at 7:00 p.m. June 8.

Officer Vieira is a seasoned professional with extensive experience in matters that directly affect our community. She has been on the force for 15 years, including service in special operations with the Differential Response Team (DRT). In addition to actively reducing crime, the DRT's objective is to improve quality of life in dynamic ways.

These efforts can include both conventional and non-conventional responses



HPD Officer Lucia Vieira

to environmental hazards, poorly maintained properties, apartment complex ordinance violations, business license issues, and various other regulations. Another unique DRT duty is routine community involvement.

The HPCA speaking forum is an ideal platform for that purpose. Problem-solving ideas and suggestions are not only encouraged, they are among the qualities that help make this operations division so special. So come with questions and suggestions. For a member of this unit, it comes with the territory.

The Art League and a vision for Montrose in partnership with them

Submitted by Sarah Frazier

We began our membership meeting on May 12 at Brookstreet BBQ with Intros – no visiting representatives. We also urged folks to buy tickets for the wine party on May 15.

Featured speaker Art League Houston Executive Director Jennie Ash spoke next, and her comments became a

larger discussion around the room about a vision for Montrose and how we can partner together.

Beginnings of Art League Houston:

- Founded by 16 women as an incubator to make and show their own and other art.

Continued on next page

Upcoming Events

- > **General Meeting**
Tuesday, June 9th
7 pm @ Brookstreet BBQ
1009 Missouri St
- > **TIRZ Meeting**
Monday, June 15th
6:30 pm, at Havens
Center, 1831 W. Alabama St.
- > **Happy Hour in June**
Thursday, June 18th
5:00 pm, at La Mexicana
1018 Fairview Ave.
- > **Happy Hour in July**
Thursday, July 16th
5:00 pm, Slick Willie's Family
Pool Hall, 1200 Westheimer

Important Phone Numbers

- HPD Non-Emergency 24-Hr Hotline:
713-884-3131
- Harris County Dispatch:
713-755-7628
- City of Houston Service Line:
3-1-1
- HSPCA Cruelty Hotline:
713-869-7722
- Illegal Dumping Hotline:
832-927-1567
- Human Trafficking Hotline:
888-373-7888
- Illegal Removal/Pruning of a Tree:
832-395-7100
- Park Rangers (available 24/7):
832-395-7100
- Coalition for the Homeless:
212-776-2000

Art League and a Vision

Continued from previous page

- Early venues included pop-up fairs at locations such as the now-demolished Shamrock Hotel (see Giant with Rock Hudson, Liz Taylor, James Dean), a mid-century horseshoe-shaped building in Midtown (on rented land, \$1/year), a loft on Louisiana, and finally 1953 Montrose Blvd — conjoined bungalows.
- In 2005, a bungalow was demolished and converted into the Inversion art project, inspiring Patrick Renner's Funnel Tunnel public art in the median — built from demolished-house materials and painted communally — which reignited ALH's commitment to public art and community engagement.

Programming

- Exhibitions and public art are the main mission. Art from all over the world; themes relating to the Texas experience; art as a tool for discussing difficult subjects. Notable artists include Dario Robleto (also shown at Menil, Asia Society).
- Art school started 1968. All media including ceramics (kiln). Transitioning from tuition to pay-as-you-can; pilot showed donors pay anywhere from \$10 to full price.
- Teen Art Program 13–18
*****Take note neighborhood parents! June–August intensive; AM/PM workshops; industry site visits; trip to Galveston; collaborative mural with local muralist; exhibition at end of summer.
- Art in Schools – deploys teachers to Title I elementary schools lacking art instruction; integrates art with core

curriculum and social-emotional learning.

- Disability classes – began about 30 years ago; some original enrollees still attending; culminates in public exhibition and fundraiser.
- Educators program – trains non-arts teachers to use art in their classrooms.
- Block party – outdoor market with DJ, quarterly; next one in July.
- Award program – Texas Artist of the Year and Lifetime Achievement Award; separate Texas-wide selection committee; videos and publications memorialize exhibitions. Focus on overlooked Texas artists — example: a TSU photographer whose work appeared on the cover of Smithsonian but had never had a catalog until ALH honored him. Artists Advisory Board rotates annually; open application, highly competitive.

Financial / Budget

- 6 full-timers. Annual gala is their major source of revenue. Last budget: ~\$1.3 million.

Building Space

- Outgrown — looking to expand on-site; community input on design welcome.
- Coffee shop (tenant Matt Toomey, selected for community-mindedness) faces the boulevard; the public often doesn't realize ALH is the primary occupant. Suggestion made to co-brand with ALH.
- Bike rack installation pending due to cost.

Brainstorming Subjects:

- Why doesn't Montrose have a Cultural District funded by

the Texas Commission on the Arts?

- Can TIRZ support? Who must initiate? Why is TIRZ combining public art with affordable housing in committee? Plans to explore further.
- Combining median beautification (Scenic Houston adoptions) with public art and performances. Funnel Tunnel precedent: hired opera singer to perform through the tunnel; drivers tuned in via local radio frequency.
- Hyde Park lost signage — mutual interest in working together to install new arty signs, grants, community involvement.
- Suggested future speaker: Avery, new director of the Montrose Center.
- This week ALH hosts a panel with Hawaiian and Mexican artists.
- Grant sources: River Oaks Garden Club, Houston Garden Club, City of Houston.

Treasurer's Report...

.... from Vincent Vega. Opening balance: \$11,114.02; Closing balance: \$9,177.81. Expenses: ~\$900/month (2 newsletter bills) + ~\$300 (PayPal, GoDaddy). Deposits: ~\$311.

Deed restrictions Report –

Rocky discussed need to make sure contractors clean up construction debris including gravel before final checklist sign-off. Plan: Rocky contacts contractor; members document needed cleanup and submit.

Recent investigation into a possibly illegal corridor tree removal. Reminder: trees with 20" + diameter trunks in the

front setback are protected “corridor trees” — removal requires a City permit.

Lamar Park report -

Seeking a new chair; Zoom meeting forthcoming. Opportunities include beautification (funds available — gardeners especially welcome) and addressing homeless issues in the park. Carla Schwartz expressed interest.

Announcements:

- June 9 HPCA membership meeting, Brookstreet BBQ, 7pm – speaker HPD PIP officer
- June 18 Happy Hour at La Mexicana, 1018 Fairview Ave.
- July 16 Happy Hour at Slick Willie’s Family Pool Hall, 1200 Westheimer Rd.
- Oct. 6 - NNO 2026



Artist Patrick Renner’s Funnel Tunnel public art in the Montrose Boulevard median — built from demolished-house materials and painted communally — reignited the Art League’s commitment to public art and community engagement. The Funnel Tunnel evokes the Art League’s original bungalow, which was demolished and converted into the Inversion art project, a traffic-stopping wonder to behold on Montrose near Willard. — photo by Rocky Kneten

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**HydePark
Wine
Tasting
Fundraiser
May 15th
2026**

- photos
by Sara
Fernandez

A TOAST TO THE COMMUNITY

Annual Wine Tasting Event Raises \$1,557

Submitted by Karen Baribeault

Our wine tasting on May 15th, was everything a neighborhood fundraiser should be — warm, generous, and a little bit festive. Thirty-three guests gathered for an evening that blended good wine, good company, and genuine community spirit, raising \$1,577 that will go directly to HPCA.

None of it would have been possible without the dedicated planning and hosting committee: Mary Ellen Whitworth, Tom Whitworth, Patty Hunt, Joe Milton, Nancy Parra,

Sara Fernandez, Sarah Frazier, Ross Lee, and the event's organizer. This team brought the evening to life, and their effort behind the scenes made all the difference.

A special thank-you goes to Nancy Parra, who opened her beautiful home as the venue — and truly, there's no better setting in Hyde Park. Guests were treated not only to wonderful wine but to Nancy's art collection and the stories behind it. An added highlight of the evening was meeting Camilo, the architect, and his wife, Meng Yeh.

Because so many guests generously donated wine, food, auction items, drinks, and supplies, the event ran with zero expenses, meaning every single dollar raised goes straight to the cause. That kind of community generosity makes all the difference.

Finally, congratulations to the winners of the silent auction. Those stunning boxes and carriers you're now taking home? They're original works by Joe Milton. Lucky, indeed. Thank you to everyone who attended, donated, and helped make this such a memorable evening.

Here's to the next one.

Wine Tasting Fundraiser Donors

Thank you for your generous donations to Hyde Park Civic Association Wine Tasting Fundraiser. Please forgive us if you donated and your name is not listed here. We will list you in our next newsletter.

Backstreet BBQ
Becky McBride
Camilo Parra
Cecilia Ludwig
Celina Arzola
Cliff Jones
Dimitry Bazykin

Emily Jones
Helen Zunka
Ivan Berling
Joe Milton
Julie Young
Karen Baribeault
Kathy Overly

Kim Nettles
Kim Renteria
Laura Caille
Marla Houston
Mary Ellen Whitworth
Meng Yeh
Mike Spear

Mike Vonbrecht
Nancy Higgs
Nancy Parra
Patty Hunt
Peter Ludwig
Robert Shepherd
Rocky Kneten

Roger Huffaker
Ross Lee
Sara Fernandez
Sarah Frazier
Scott Schaafsma
Tom Whitworth

TIRZ Minutes May 18: Parking Survey Results now available online

Submitted by Sarah Frazier

Full board present (Katy Caldwell re-mote). Average to large attendance.

Parking Survey

Presentation available at montrosehtx.org, with sections for residents, businesses, and nonresidents. Wide diversity of opinion on shared vs. restricted parking, overall parking levels, and related issues.

Public comments largely focused on the survey. Hyde Park residents were the second most numerous civic club represented. Notable comments:

- One resident wanted the survey published before the meeting to prevent a premature vote.
- Alex Spike discussed how parking requirements pressure historic buildings and affordable mid-level housing.
- A First Montrose Commons architect argued for better public transit as the solution.
- A call to improve sidewalks on Montrose Blvd between West Clay and Westheimer (where Public Works improved the boulevard but not the sidewalks).
- A non-resident remarked about Montrose residents wanting "princess parking."

Financial Report

Financial report given.

Goodman Comments

Secured \$850,000 from Congresswoman Fletcher for NE Montrose; meeting with Gauge to outline a plan. Brief updates on Cherryhurst, SW Montrose grant application, and other projects.

Helen asked for maps defining NE Montrose boundaries. Christi Miller

Continued on next page

TIRZ

Continued from previous page

(Goodman) noted the recently repaved Montrose Blvd stretch may fall within a funded region, giving Gauge some planning leeway. Grant-related funding for Goodman approved.

Gauge Engineering - Project Updates (David Greaney) Safe Routes to Schools

Final design submittal imminent. Approved to solicit bids once City approves. Advertising in June, bid date in July.

West Alabama

Topographic survey complete and under review. 60% submittal moved up to end of August (from September). End-of-July stakeholder meeting planned on landscaping, safety, and other decisions prior to 60% submittal.

Cherryhurst

Some blocks completed; ongoing. Ditches vs. culverts and walkability still under consideration.

Mandell

Signed and sealed submittal pending possible City comments, to be resolved by end of June/early July. Advertising in July, construction starting September or more likely October, estimated 5 months. Driveway closures will be coordinated in advance.

Montrose Blvd Trees

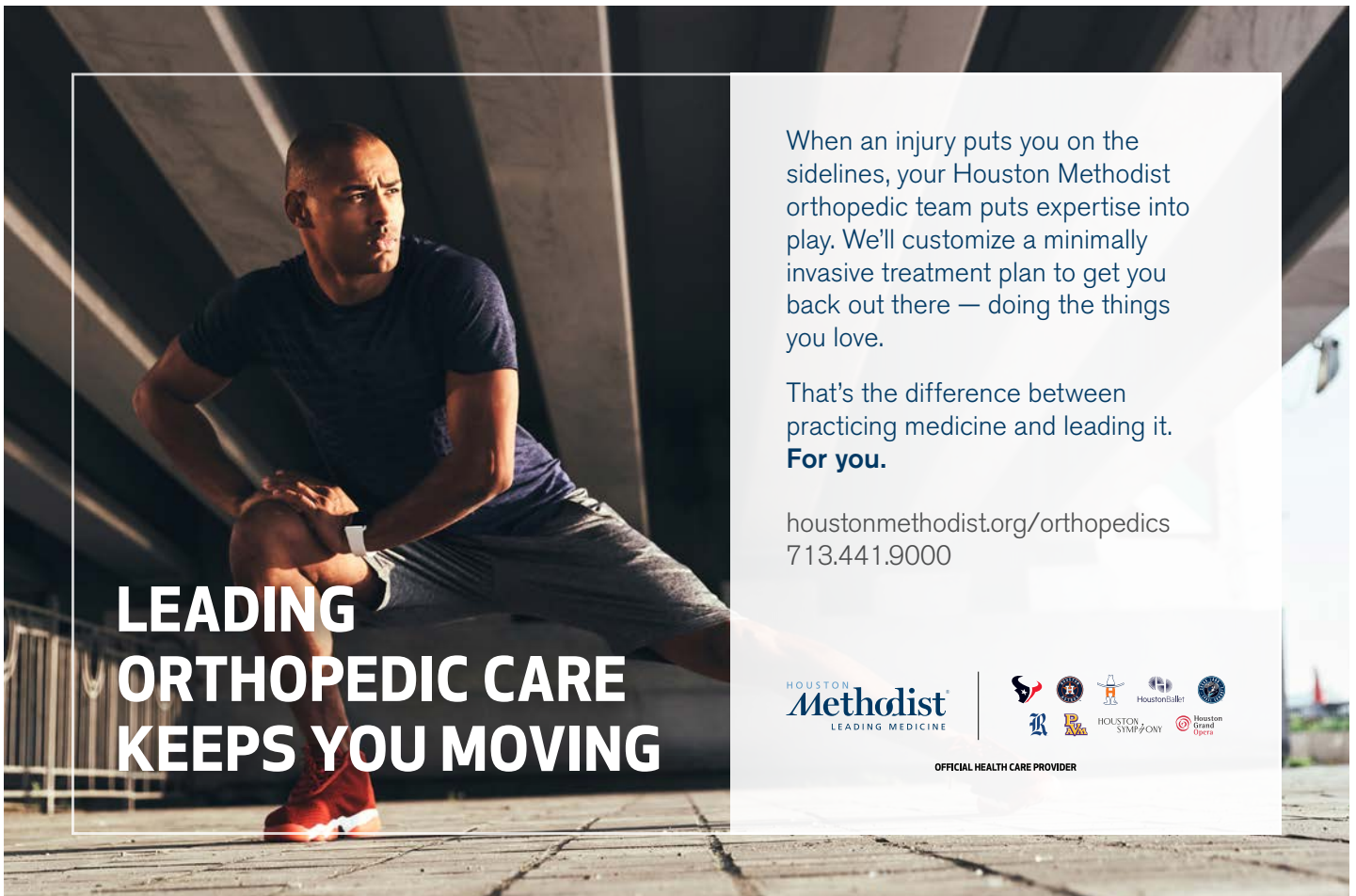
48-month warranty and maintenance contract in place, including replacement of dead trees.

Public Engagement & Affordable Housing

Minimal new comments; Director Gutthart noted recent meetings with the Art League and the Land Bank.

Administrative & Financial Changes

- **Audit contract (~\$15,000) approved**, shifting to an evergreen format (annual reporting, no annual vote). Additional \$3,500 approved for Engage Municipal Accounts and Consulting to review the audit, as required by the City. Director Elizabeth Larsen endorsed the evergreen approach as more efficient.
- **Major structural change:** Knudsen will no longer receive a base maintenance fee and will be engaged only as needed, per committee recommendation and board approval. Walter Morris, formerly of Knudsen, is now Administrative Director of the TIRZ.
- Triton Consulting Group (previously handling A/V under Knudsen) approved for a direct contract at the same price and terms, non-exclusive.



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Neartown Meeting May 14th, 2026

Sokok-White elected VP; update on short term rentals

Submitted by Sarah Frazier

Karen Brohn of the East Montrose Civic Association announced the nomination of Kevin Sokol-White (WAMM) for VP. (no one had volunteered for role during previous meeting). Elected unanimously.

Speaker Naelah Yahya, City Council Liaison for the City's Administration and Regulatory Affairs Department – on short term rentals

- Ordinance approved April 2025. Effective in January.
- Rentals of 30 days or less in scope.
- Get certificate
- Post certificate with contact number 24-7
- Entirely online process
- Database of STRs with certificates
- Complaint hotline / database
 - Use it to report data to ID bad actors; we still need to call HPD for immediate response.
 - It's extra but very fast to do. Online takes less than 30 seconds
- Sending notices to all ID's STR's. Saying the ordinances are active.
- Can delist but won't start until 2027.
- Can write citations.
- Can't revoke on the basis of crime unless conviction; can also revoke for fraudulent applications and other reasons.
- Joanna added that STRs are not considered businesses by the City. So they don't count as businesses for deed restrictions purposes.

Patrick Grant – speech about Rodney Ellis projects

- They run mental health teams that are similar to Houston hot teams. Unclear if they function anywhere where hot teams are in place. No hot teams in Montrose. (budgetary choice)
- John and Hazel Biggers building is available as meeting space. Not in Montrose.
- Westheimer near Anvil Bar they have a bungalow that is housing employees but there is room to use it for something else. Civic meeting space suggested.
- Question re solid waste fee developments
- Karen (East Montrose) added that the city's info on when trash will be picked up, including heavy trash, in your neighborhood has been trustworthy lately.
 - James Ronhay, City rep, added that there's an app called HTX Collects that you can install and look up your address for schedule – can call him with questions - 832-393-0939.

Committee reports included:

- Kevin Sokol-White report on Neartown cleanup; said 17 volunteers
- Budget, Steve Deterling
- Mandell Place is becoming active
- Nicholas Whitaker (First Montrose Commons) on website - \$193 annually for maintenance from

now on- approved by unanimous vote.

Comments by other attendees:

- Alexander Williams for Jolanda Jones. Handles constituent services.
- He answers the phone: 214-695-3010 alexander.williams@house.texas.gov
- Council Ramirez rep Rodrigo Martins at your service. Lives here.
- Ben Suscavage – Cherryhurst TIRZ project is going well

Next meeting is August 13

IN MEMORIAM

Joe Milton's Mom passed away May 17, 2026. May she rest in peace.



(713)524-7858
1406 Vermont St.
Houston, TX 77006
www.nucutsmontrose.com
Owner - Celina Arzola

A group of Hyde Park residents enjoying Happy Hour at ChòpnBlok on May 21



May Happy Hour at ChòpnBlok Montrose

Submitted by Patty Hunt

Wow! We had a great turnout for the May Happy Hour. Approximately 20 of us gathered at ChopnBlok for an extra special happy hour menu with food and drink. We were spilt between two large tables next to the bar, which was fabulous for seeing all the people coming in the door and watching the bar staff tend to everyone's drink preferences. There was a large spectrum of drinks (cocktails, wine and beer). The happy hour food listing had multiple choices that were small enough so you could order multiple things and enjoy the spectrum of tastes.

Everyone enjoyed the variety of food, friendly staff and the outstanding service. A special thanks to: Happy

Hour Committee Member Karen B, for making the reservation and putting a deposit down on her personal card to secure our reservation (which was reversed after we showed up). She spoke with BJ the Manager and Yvonne, the hostess. Other staff that helped us were photographer Valerie, and special thanks to our server, Renee, who worked very hard for us and our hostesses, Jaden and Jasmin, who were very warm when welcoming us. If you're in the neighborhood, check out this fantastic spot for excellent food, drink and service!

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Memberships sustain the civic association. With your support of just \$30/year, we:

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- manage deed restrictions
- subsidize activities

Help us maintain National Night Out, the Christmas Party, Christmas Caroling, Happy Hours, and exciting new events planned for 2026. We need your support and welcome your involvement!

Mail form and check to:
Hyde Park Civic Association
PO Box 66422
Houston, TX 77266-6422

Hyde Park Civic Association Annual Membership

Yes, I would like to support my local neighborhood association

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(Check one) New Renewal

(Check one) Individual (\$30) Couple (\$60)

I/We would like to make an additional donation for _____



Or just pay online at www.hydeparkhouston.org

TOTAL _____

March 2026 HPD Crime Report for Hyde Park

The reported incidents are alleged crimes as reported to the Houston Police Department. This report is a reminder to be aware and be vigilant. We live in a large city with lots of cars and foot traffic. Most incidents are a crime of opportunity and most criminals want to take the path of least resistance. *Compiled by Ross Lee*

Alleged Offense Type	Date	Hour *	Incident Block	Premise Type
Trespass of real property	3/15/2026	18	Drug Store, Doctors Office, Hospital	1400 block CALIFORNIA ST
Intimidation	3/23/2026	18	Residence, Home (Includes Apartment)	1500 block CALIFORNIA ST
Credit card, ATM fraud	3/18/2026	0	Residence, Home (Includes Apartment)	1500 block CALIFORNIA ST
Simple assault	3/1/2026	1	Residence, Home (Includes Apartment)	1200 block MISSOURI ST
Burglary, Breaking and Entering	3/1/2026	1	Residence, Home (Includes Apartment)	1200 block MISSOURI ST
Destruction, damage, vandalism	3/18/2026	3	Commercial, Office Building	2700 block MONTROSE BLVD
Burglary, Breaking and Entering	3/18/2026	3	Commercial, Office Building	2700 block MONTROSE BLVD
Theft from motor vehicle	3/13/2026	14	Highway, Road, Street, Alley	1600 block VAN BUREN
Burglary, Breaking and Entering	3/8/2026	22	Church, Synagogue, Temple	2500 block WAUGH DR
Pornography, obscene material	3/27/2026	10	Church, Synagogue, Temple	2500 block WAUGH DR
Motor vehicle theft	3/11/2026	0	Residence, Home (Includes Apartment)	1300 block WELCH ST
Driving under the influence	3/7/2026	18	Highway, Road, Street, Alley	1200 block WESTHEIMER RD
Trespass of real property	3/22/2026	14	Restaurant	1200 block WESTHEIMER RD
Motor vehicle theft	3/14/2026	14	Highway, Road, Street, Alley	1200 block WESTHEIMER RD

* Hr = Military Time

Block Captain needed for Willard

We need a Block Captain for Willard. Who is willing to take over the distribution of newsletters on Willard from Montrose to Waugh? It's a once-a-month commitment that only takes an hour or two -- and you get outside in the fresh air and meet your neighbors (and often their dogs). If interested, please email Nicholas Lee at nicholas.lee385@gmail.com

MARK YOUR CALENDAR

Happy Hour in June

Thursday, June 18th
5:00 pm, at La Mexicana

Happy Hour in July

Thursday, July 16th
5:00 pm, Slick Willie's
Family Pool Hall

National Night Out

Tuesday, October 6th

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newsletter@hydeparkhouston.org

Nic Lee –
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Hyde Park Civic Association Boundaries



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Block Captains

Bomar

Greg Jeu & Jim Hurst
 281-541-6756

California / Missouri

Patty Hunt 713-447-1115

Commonwealth

Kathy Overly 713-419-8228

Fairview

Karen Baribeault 708-870-6870

Hyde Park / Upas

Melba Bowen 713-526-9212

Hyde Park Crescent

Carlos Fernandez 832.541.9246

Hyde Park Townhomes

Clint Harbert 832-428-0158

Indiana / Yupon & West Gray

Dmitry Bazykin 281-771-4799

Jackson

Peter Mcgillivray 504-231-8565

Maryland

Francisco Gutierrez 832-597-3299

Michigan

Tom Whitworth 713-523-8035

Montrose

Melissa Abrantes 281-948-3195

Peden / Hazel / North Van Buren

Lori Corwin 469-323-0626

Vermont

Jimmy Wead 713-392-6985

Waugh

Ross Lee 708-203-2333

Welch

Scott and Lina Rigrod
 713-528-2791
 Cliff Jones 713-471-6936

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Andrea Oyuela 281-406-0566

Westheimer

Nic Lee 832-419-0430

Willard

VACANT

Yoakum/South Van Buren

Macy Bodenhamer 713-201-5810

Block captains: Notify president@hydeparkhouston.org of changes in contact information.

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mike@mikespear.com

1204 Willard - SOLD
\$1,995,000



1210 W Drew - PENDING
\$2,095,000




REFERRALS

Address	Printing Paid	Details
• 1204 Willard	• ✓	• Listing by Builder in Hyde Park
• 1118 Welch Unit B	• ✓	• Buyer Referred to Mike, Bought in Hyde Park
• 1311 W Bell	• ✓	• Buyer Referred to Mike by Hyde Park Resident
• 1515 Fairview	• ✓	• Listing by Seller in Hyde Park
• 1110 Peden	• ✓	• Listing by Seller in Hyde Park
• 1336 Milam	• ✓	• Referral to Columbus TX
• 1300 Allison	• ✓	• Referral to Brenham TX
• 1221 Willard	• ✓	• Listing by Seller in Hyde Park
• 1205 Jackson B	• ✓	• Listing by Seller in Hyde Park



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June 2026

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TUE

WED

THU

FRI

SAT

	1 Trash and Yard Waste	2	3 Heavy Trash	4	5	6 Pride Parade 7:00 to 10:30 p.m. Downtown Houston.
7	8 Trash, Yard Waste & Recycling	9 General Meeting 7 pm Brookstreet BBQ	10	11	12	13
14 	15 Trash and Yard Waste	16	17	18 Happy Hour 5 pm LaMexicana 1018 Fairview	19 	20
21 	22 Trash, Yard Waste & Recycling TIRZ 6:30 pm 1831 W, Alabama	23	24	25	26	27
28	29 Trash and Yard Waste	30				