

WLP Civic Association Board Members

President: Fisher Trigg
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Past President: Gilda Bayegan
Website: www.wlpca.org

Vice President: Pat Holmes
Treasurer: Michael Paneral
Newsletter: Gilda Bayegan
Webmaster: Vicki Brooks

Directors: Marj Elhardt, Mike Ginzel, Phyllis Maddox, Mary McDaniel, Darryl Shields, and Barbara Staley

Dear Neighbors:

It has been my pleasure to serve as President of the WLPCA for the last two years, working with an excellent Board of diligent volunteers. Having lived in West Lane Place for much of my life, it is second nature for me to do everything I can to see that our enclave continues to be a safe, welcoming neighborhood of neighbors and friends who work together for our common good. I think **every member of the Board shares that commitment, and I thank them for their dedication to this neighborhood.**

Each year, the pressures of dense urban expansion encroach on West Lane Place with greater force. Traffic backs up on Mid Lane, METRO is a relentless threat to the south of us, rumors of new high rise development circulate from time to time, and crime is around us at all times.

The WLPCA is the best defense we have to resist these increasing pressures. Make no mistake, urbanization will get worse, and our peaceful streets will continue to bear the brunt of its onslaught.

I urge you to help us preserve what we love most about our neighborhood by supporting the WLPCA in every way: by renewing your membership, by becoming a member, by volunteering, and by making donations. Without you, we are not a civic association.

See you soon at our Annual Meeting on May 14.

Fisher Trigg
President, WLPCA

****WLPCA ANNUAL MEETING****

6:00 Tuesday, May 14

In the offices of
Compass Realty
10th Floor, Park Place
4200 Westheimer

Light Refreshments

Meet our special guest,
newly elected Houston City Councilman at Large,
Position 1

Julian Ramirez

WLPCA members will elect our next board
Please renew your membership now!

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This newsletter is published and delivered to you
by the West Lane Place Civic Association

The views and opinions expressed herein are those of the author(s) of each article, and not necessarily those of the WLPCA.

Please contact Phyllis Maddox concerning any problems you may experience receiving your newsletter.

Important HCAD Election Coming Up!

*Our chance to improve the **Property Tax Appraisal Process!***
by Gilda Bayegan

In the election held last November, Harris County voters passed **Proposition 4** which, paired with **Senate Bill 2**, authored by Texas Senator Paul Bettencourt, **increases the number of seats on the Harris County Appraisal District’s Board of Directors by three new members *that we elect***. Until now, there were five members on the board, all appointees of governmental entities that benefit from high property taxes. **This is our first opportunity to put members on the board who represent tax payers.**

This election is very important for all property owners. Research the candidates carefully.

Don’t wait until Election Day to vote when weather, unexpected chores, or an emergency could interfere with your plans. **Vote early!**

Early voting begins Monday, April 22

Last day of Early Voting is Tuesday, April 30

Election Day is Saturday, May 4

As of publication, the listed polling location closest to us is the **Metropolitan MultiService Center** on **West Gray** across from the Marshall’s River Oaks shopping center. Check with **HarrisVotes.org/Vote-Centers** for updates as more locations are added to the list.

For more information, contact gildabb@msn.com

Watch Where You Park by Patricia Hunt Holmes

Neighbors recently observed HPD writing tickets and towing cars parked on the dead end of West Alabama, and Pat Holmes is looking into this new development.

Residents of West Lane Place need to be aware that **Houston Police Department has started enforcing the “No Parking” signs in our neighborhood.** The signs are mostly on the East side of Mid Lane between Westheimer and the north leg of Lana Lane and on West Alabama. On Saturday, March 30, HPD oversaw the towing of two cars parked on West Alabama just east of Mid Lane. We will investigate this further and report what we find out in future newsletters.

Repairs to Westheimer by Gilda Bayegan

It is impossible not to notice the constant construction delays we encounter on Westheimer, yet the segment of pavement at the Mid Lane intersection continues to deteriorate. It seems help (or more immediate inconvenience) is on the way thanks to METRO’s **Boost 82** program intended to improve service for the No. 82 Westheimer bus.

As we understand it, METRO’s original plan was to resurface only the outside “bus” lanes of Westheimer, which would have created an abrupt difference in the grade levels of the street. The plan wisely evolved to include all lanes of Westheimer resulting in this proposed schedule of repairs:

- Railroad to Wesleyan** – April through July, 2024
- Railroad to 610** – July through September, 2024
- Wesleyan to Buffalo Speedway** – September through December, 2024

The Boost 82 plan involves more than street repairs, including **upgraded driveways**, new and/or improved **sidewalks** with **improved ramps** and **safer crossings**, **well-lit bus shelters** with **trash receptacles**, and **digital, real-time bus arrival schedules**.

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Garbage Fees May Be in Our Future

by Gilda Bayegan

Apparently, to dig itself out of the financial hole that Mayor Whitmire inherited, **the City is once again considering imposing a fee for garbage collection**, estimated to run **between \$25 to \$30 per household per month** based on the costs outlined in the City’s plan proposed back in 2021. (\$20 - \$25 garbage fee plus a monthly “Clean City” fee of \$5.61) An in-depth analysis by former mayoral candidate, **Bill King, indicates that most neighborhoods that hire private garbage collection get better, more reliable service and the average cost is considerably less than the fees that we may soon be charged.** Perhaps we should consider private garbage collection, too.

All our costs are going up. In addition to potential garbage fees, water rates continue to rise and it is being reported that the City will seek to increase property tax rates to pay for firefighters.

Membership Materials Enclosed

Please take a few minutes to renew your **West Lane Place Civic Association membership** by completing and returning the enclosed application. If you find it's more convenient, visit our website, **www.wlpc.org** where you can apply and pay instantly using a credit card.

WLPCA dues are minimal, but our organization does a lot for the neighborhood: two events scheduled every year (**Annual Meeting** and **Neighbors Night Out**), the email **Alert** system for which every resident of West Lane Place can sign up for occasional bulletins with pertinent information, the **Crime Watch** program (that is in urgent need of volunteers), **Membership Directory** (the next issue will be published very soon) and *The West Lane Place News*. In addition to these benefits and services, the WLPCA acts as an advocate with City and County government on matters of interest to West Lane Place, garnering more attention as an association than we could expect as individuals.

Please renew now or if you have not joined yet, **take this opportunity to become a member** of the WLPCA.

What Happened to Our Fancy Electric Box?

by Gilda Bayegan

One past WLPCA project was the trompe l'oeil brick electric box at the corner of Mid Lane and Westheimer. On March 23, it looked like the picture on the left, below, the apparent victim of a collision. Now it has been removed and replaced by the generic new box pictured below, right.



The original box was painted several years ago at our significant expense through a program offered by the City.

If anyone has information about the incident that destroyed our original box, please get in touch with a member of the WLPCA board so we might pursue compensation for this damage.

WLPCA Proposed Slate of Board Members

Some of the members we propose for the 2024 - 2025 West Lane Place Civic Association Board of Directors are the same individuals who served on the 2023 - 2024 board, but in different capacities. As such, the nominating committee submits the following list for the approval of WLPCA members:

Directors

These are our candidates for the 2024-2026 term:

Susan Simpson
Darryl Shields
Rosemarie Roth

Officers

Our current VP, **Pat Holmes**, will run as President, while Director **Barbara Staley** has graciously agreed to run as VP (to become the future President in two years), and **Elaine Khalil** has agreed to run for another term as Secretary. **Teresa Heck** (Mid Lane) has accepted the position to run as Treasurer.

President - Pat Holmes
Vice President – Barbara Staley
Treasurer – Teresa Heck
Secretary – Elaine Khalil

In addition to the **board** members who ask for your vote to renew their terms, two of our current directors' terms remain in effect for the coming year: **Mary McDaniel** and **Phyllis Maddox**.

Our third 2023 – 2025 director, **Marj Elhardt** is stepping down from her position as Director and Web Master, and **Vicki Brooks**, West Lane Drive, will serve the remainder of Marj's term.

We ask WLPCA members to approve the new slate by voting at the Annual Meeting on May 14.

If you are not yet a member of the WLPCA, you will have the opportunity to join at the Annual Meeting on May 14 and vote that evening as a member. But please take a moment now to renew your membership by returning the enclosed membership materials or by visiting our website where you can pay using a credit card.

Recycling, Heavy Trash, and Tree & Limb Pick-up Schedule for WLP

APRIL

Su	Mo	Tu	We	Th	Fr	Sa
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	J	25	26	27
28	29	30				

MAY

Su	Mo	Tu	We	Th	Fr	Sa
			1	2	3	★
5	6	7	8	9	10	11
12	13	AM!	15	16	17	18
19	20	21	🌲	23	24	25
26	27	28	29	30	31	

JUNE

Su	Mo	Tu	We	Th	Fr	Sa
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	J	27	28	29
30						

JULY

Su	Mo	Tu	We	Th	Fr	Sa
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	🌲	25	26	27
28	29	30	31			

🌲 = Tree waste; J = Junk waste;

AM! = Annual Meeting; ★ = ELECTION DAY!

Weekly household trash pick up on Mondays. NOTE: Recycling is every other Monday, on highlighted days in boxes. Please have your bins out on the curb those days by 7 am and in by 10 pm.

“Tree Waste” is defined as “clean wood waste such as tree limbs, branches, and stumps (lumber, furniture, and treated wood will NOT be accepted.)”

“Junk Waste” is defined as “items such as furniture, appliances, and other bulky material.”

ANNOUNCEMENTS

Special thanks to Diane Kiecke and Compass Realty for hosting our Annual Meeting Again! in May.

Diane Kiecke, a WLPCA past president, has offered her beautiful Compass Realty offices on the 10th floor of Park Place for our annual meeting for the third year. Park Place is the lovely highrise building on the northeast corner of Westheimer and Mid Lane. We urge all members to attend, and urge all residents to become members.

Our Fearless Webmaster Passes the Baton

After more than 10 years of expert and tireless web service to West Lane Place, Marj Elhardt, Mid Lane, has joyfully passed her Webmaster duties to the very capable Vicki Brooks, West Lane Drive. Please welcome Vicki, a great addition to the team that provides news and information to our residents. You can use the Contact Us form on the website at <https://wlpca.org/contact-us/> to reach out to Vicki with any questions or website issues.

Calling All Special Correspondents

Are you a journalist without an outlet? Here's your opportunity to realize your inner reporter. Please submit articles to us for publication in future editions of *The West Lane Place News*. We want to hear from you! Send to: newsletter@wlpca.org

Pay WLPCA Dues On Line

Did you know you can pay your 2024 WLPCA dues online using a credit card? Visit our website at <https://wlpca.org/become-a-member/>

and click the button to **Apply/Renew and Pay Online**.

After you complete the membership information, you'll be taken to PayPal to complete the transaction. You can use your credit card without having a PayPal account. A small transaction fee of \$1.50 will be added. How convenient is that!

Trash Pickup Schedule. Considering how temperamental pickups have become, our calendar is a guesstimate at best. For better information, go to the City website and download their app:

<https://houstontx.gov/solidwaste/htxcollects.html>

to receive service day reminders and notices if service may be delayed. You can choose to receive alerts via mobile notifications, email, or phone call. You can even add your collection days to your personal iCal, Google or Outlook calendar.