

FPSE NEWS & VIEWS

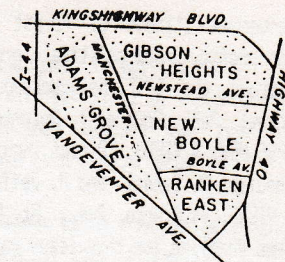
FOUNDED - June, 1988
CIRCULATION - 1800
Copyright 1990

JUNE 1990

SUMMER EDITION

Vol. 2 / No. 6

TELEPHONE HARASSMENT P. 2



FOREST PARK SOUTHEAST
"IN THE CENTER OF ST. LOUIS"

622-3456, URAC, CONTAMINATION, SURVEY

BULLETIN BOARD CALL 622-3456

by K. BECHERER

In co-operation with Operation SafeStreet, United Residents Against Crime is sponsoring two new neighborhood services. TELEPHONE BULLETIN BOARD (TBB) will provide everyone with touch-tone phone service an easy way to learn about upcoming events in FPSE. Just dial 622-3456 and follow the simple instructions. A recording will inform you of this months event.

The calendar is updated monthly and open to everyone. Organizations wishing their events or meetings included on the TBB should leave a message at 658-3143 before the 15th of the month. Include the name and phone number of a contact person. DO NOT call Operation SafeStreet with your message.

TELEPHONE ALERT SYSTEM is the second service sponsored by URAC. Phone numbers of residents participating in this service will be placed on a special computer which will automatically call the numbers with important "ALERT" messages. Groups can use this service to remind members of meetings, or the service can be employed to notify participants of burglaries or other crimes. To participate in TAS, leave your name and number at 658-3143

All messages must be approved by Operation SafeStreet and can not be slanderous, political, commercial or "alarming" in nature.

FPSE PICNIC

by R. SANDALL

FPSE Housing Corp.'s annual picnic is on June 23 in Tower Grove Park at Francis Tunica Picnic site, 3rd picnic area east of Kingshighway on Southwest Drive. The fun begins at noon and continues until 4 P.M. Tickets are \$10 for adults and \$25 for families. Money raised will help support the FPSE Housing Corp. There will be great food, fun softball and prizes.

NSN REPORT

Now you can simultaneously fight crime and help the environment. Neighborhood Safety Network has started a recycling program to help finance the neighborhood security patrols. Take your recyclables to Circus Recycling on Kingshighway near I-44 and on request, they will credit the money to the NSN account. In the future NSN will supply recycle bags to those who wish to participate. Neighborhood collection days will also be designated.

According to NSN, officers have been concentrating on public drinking, vandalism and specific problem areas identified by area residents and businesses. Recent statistics indicate a sharp decrease in crime since the NSN Program began.

CONTAMINATED

by K. CHAUFFE

Alderman Joe D. Roddy announced at a joint meeting of Block Units 5 and 6 that the property known as the Cadet-Manchester wedge is contaminated. The land is currently owned by Anheuser-Busch and for many years was the site of a Phillips 66 Service Station. Speaking about relative property values, Roddy said Busch values the property at \$500,000 because of its ideal location for a fast food outlet or 24-hour service station. He noted, "They could have a fastfood outlet there, but without a drive through the land is worth a lot less... In addition its contaminated and needs to be cleaned up." He cited petrochemicals as the contaminate, but did not state his source of this information.

Federal law holds current property owners responsible for cost of remediation (clean up) of contaminated soils. According to Missouri Dept. of Natural Resources Environmental Specialist Bob

continued p. 4

URAC PRACTICE QUESTIONED

by M. JEFFERIES

United Residents Against Crime (URAC), the FPSE Operation SafeStreet-sponsored organization, was featured in an article and editorial in the April 25, 1990 SOUTH CITY JOURNAL. According to SCJ Editor Randall Osborne, his interest in URAC was piqued by FPSE resident Thomas Goshen. Goshen informed Osborne that he had filed a complaint with the ACLU, American Civil Liberties Union, because URAC notifies property owners when their tenant are arrested for felonies. This letter-writing practice has been organized by Operation SafeStreet in three city neighborhoods and is modeled o programs in other cities.

In the SCJ editorial, Dan Barger portrays URAC and, in particular, Operation SafeStreet Director Katherine Becherer and URAC Secretary Kar Chauffe as a group of "vigilantes", violating

continued p. 4

ADAMS SCHOOL SURVEY

by A. LIEBER

Editor's note: Statistics in this article are from a survey by the Committee to Elect Gaylard William Williams provided the information because he recognizes their importance to FPSE and Adams School.

In early April, the Board of Education announce plans to close Adams School after the 1990-91 school year. The board claims Adams is too old and requires too many repairs. Although FPSE residents have been vocal in support for Adams School, not until recently have reliable statistics been available to demonstrate this widespread support.

On April 29, 1990 neighborhood volunteers working for Gaylard Williams' campaign fanned out across the Adams School District to measure the public's support for Adams School. Of the surveyer population only 16% currently have children attending Adams, but the children of an additional 27% previously matriculated there.

About 58% of those interviewed knew of plans to close the school. An impressive 85% strongly

continued p. 2

GOSHEN QUESTIONED

by K. CHAUFFE

In January, the FPSE Housing Corp.'s Board of Directors expressed "grave concern" regarding some activities of BU7's representative, Tom Goshen. Although no specific activity was discussed during the meeting, commonly cited complaints against him include: his speaking to the press against market rate development because he "does not want to bring in builders who'll spruce up the area for yuppies" (POST DISPATCH, Nov. 21, 1989), his harassment of neighborhood residents who disagree with him, his preventing certain residents from attending block unit meetings held in his home, his attempts to create hostility between sections of the FPSE and his use of the FPSE Housing Corp.'s name when fund

continued p. 2

Concerned Citizens of Forest Park Southeast, a non-profit, non-political group working to improve the FPSE Neighborhood, publishes The Forest Park Southeast Neighborhood Newspaper, FPSE NEWS & VIEWS. Direct inquiries to editors K. Chauffe, R. Sandall and M. Jefferies at FPSE NEWS & VIEWS, 4420 Arco Ave., St. Louis, Mo. 63110. News deadline for this issue was March 25, 1990.

SAFER PLACE

by S. Mc KAY

According to police statistics, crime in FPSE is down by almost 50% as of March 1990 to the lowest level in four years. The incidence of crime reached a peak last October with almost 100 crimes reported that month. Since then, there has been a continued drop. The initial decrease can be in part attributed to the harsh weather in early winter, but the continued decline into milder weather must be explained by several factors.

According to 3rd District Public Affairs Officer Terry Shoemaker, the lower incidence of crime reflects, "...the combined effort of groups like URAC (United Residents Against Crime) and NSN (Neighborhood Safety Network), and the police". Many residents have noted that since community involvement and support have increased, the police have taken a greater interest in our neighborhood. FPSE may also have become "too hot" for the open drug dealing that recently plagued this area. FPSE has been targeted by SCAT, Street Corner Apprehension Team, making it a more hostile environment for drug dealers. As the drug dealers moved out, the crimes associated with them also declined.

ADAMS

favor renovating Adams and keeping it open. This is significant because almost 30% of those not directly affected strongly support Adams.

Adams is naturally integrated. No busing is required to maintain a racial balance. About 67% were aware of this, but again 82% favor the School Board keeping open naturally integrated schools. On a scale of 1 to 5, support for keeping Adams School open ranks a 4.

Responses were generally consistent regardless of race, sex or age of respondent with the following exceptions: 75% of White respondents, but only 50% of Black respondents, were aware that Adams was naturally integrated, 94% of Blacks favor keeping Adams open, compared to 80% of Whites, and twice the number of female respondents were aware of plans to close Adams than males,

To date, Williams is the only candidate to promise his full support, not only for the renovation of Adams School, but also improving its staff and programs. Williams has stated that he openly challenges the Board of Education's recommendation to close the school and will work with parents and residents to maintain and improve Adams School.

"...BANG! BANG! YOU'RE DEAD!"

HARASSING CALLS

by K. CHAUFFE

"...Bang! Bang! You're dead." ended several phone calls received by a resident of FPSE. Harassing phone calls can be annoying and threatening.

According to Carolie Rosse, Manager-Public Relations of Southwestern Bell Telephone, there are four types of annoying calls: 1. Sales or survey calls that are dialed indiscriminately, thoughtlessly or automatically, 2. Nuisance calls, such as hang-ups, 3. Abusive, harassing or obscene calls, and 4. Life or property threatening calls.

For sales or survey calls, SWBT says you are under no obligation to answer questions. Always ask the company's name and who is speaking. To remove your name and number from calling lists of national advertisers, write to Telephone Preference Service, Direct Marketing Association, 6 E. 43rd St., New York, NY 10017.

For nuisance calls always ask who is calling. Don't respond to questions or talk unless you want to. If the caller asks your name, inquire as to what number they were calling or simply hang up.

For obscene calls hang up. If the calls persist, call the police department and SWBT's business office.

Don't try to handle threatening calls alone. Call the police immediately. Then contact SWBT's business office. SWBT will work with the customer and the police to determine the call's origin.

If harassing or threatening phone calls persists, SWBT offers a no-cost, 30-day number change. The customer also has the option of a permanent number change, but there is a charge. If after the temporary number is removed the calls begin again, the Anonymous and Annoying Call Bureau of SWBT will work with you to identify the caller.

Locating the origin of the calls can be done

with a trap, a computerized tracer. After signing a consent form, the device which directs calls to their proper destination is programmed to trap all calls made to your number. A computer prints out the time, date and telephone number of where each call came from. You are asked to keep a log of times and dates of the annoying or harassing calls. Once SWBT identifies the originating number of the calls, this information is given to the police.

According to Public Affairs Officer Terry Shoemaker (3rd District), the phone company contacts the detective division of the precinct in which the alleged harasser resides. A detective is assigned and he contacts the victim, providing him with the information. If the victim wishes to press charges, and he has up to a year to do so, the alleged harasser will be arrested. Complications can arise if several people have access to the phone, or if the victim does not know the person. If someone is arrested, the case eventually goes to court where it may simply be one person's word against another.

What happened to the FPSE resident who was getting harassing phone calls? Well, he was smart and his harasser was not. The caller left messages on the answering machine. The tapes have been given to authorities for voice analysis and an arrest is expected soon.



...CLICK-CLIKK YOU'RE CAUGHT.

GOSHEN

raising for other organizations.

After the regular May Housing Corp. meeting, the Board held a closed, executive session to question Goshen regarding his use of the Housing Corp.'s name while raising funds for BU 7. In particular, they reportedly expressed concern about his possible involvement with OT Hodges' attempt to obtain a license to sell packaged beer and his earlier role in the auto repair shop controversy.

Greg Bird, proprietor of Greg's Towing, accused Goshen of accepting money for his block unit from Richard Kingston, owner of 4301 Chouteau, in exchange for endorsing plans to open an auto repair shop at that location. Bird said Goshen later opposed the shop when Bird would not donate to BU7 or perform free repairs on Goshen's Volvo. Goshen denies these charges, but admitted using the Housing Corp. name while attempting to raise funds.

At the executive meeting Goshen was reportedly

asked to consider if his continued involvement with the Housing Corp. was in the best interest of the neighborhood. He was also reportedly warned not to use the Housing Corp.'s name when fund raising.

Although it was agreed that no one would discuss the executive meeting publicly, N&V has received at least two reports that Goshen began almost immediately complaining to various people that the Housing Corp. was attempting to remove him from the Board.

Subsequent conversations between Housing Corp. Pres. Jerry Scherer and BU7 Pres. Ida Fields, culminated with Scherer and Kate Dolan being invited to address BU 7 regarding their concerns about Goshen. N&V reporters are not allowed in Goshen's apartment, and so details of the meeting are unavailable. According to one person, Goshen was cautioned by BU7 that in the future he should conduct fund raising in an ethical manner so as not to impair the integrity of the Housing Corp. Goshen refuses to answer any questions asked by N&V.

RIGHT MOVE SEMINAR: YOUR HOUSE PAYS FOR ITSELF

by K. CHAUFFE

As part of Preservation Week, the FPSE Housing Corp. and Commerce Bank sponsored a seminar on the advantages of being an owner-occupant of a 2 or 4-family building. According to information presented at the seminar, the rent from the apartment in a 2-flat will pay most of the note on the loan for the building. Additionally, interest paid on the loan will lower your income tax, providing greater savings. Thus, for the amount someone normally pays for rent, he could become a home owner.

Mark Kilroy, loan administrator of Commerce Bank stated that planning and preparation for the loan application are most important. He said, "The process begins with a person developing a plan... The application for the loan must demonstrate that the project is well planned, the final product will have value and the contractor can do the work." He

LEGAL ADVISOR

LANDLORD/TENANT RELATIONSHIPS by G. WILLIAMS

Note: Gaylard Williams can be heard on KDMX, FM 88.1 every Thursday between Noon and 1 P.M.

The most common business relationship is between a landlord/lady and tenant. Although usually there are no significant problems, a major source of litigation in the court system involves disputes between property owners and tenants. Every Friday, affectionately called "Landlord Day" Landlord/Tenant actions are heard in Division (court room) 27 of the Circuit Court. To some the landlord is a money hungry "Simon Legree", to others the tenant is a "Deadbeat", but under Missouri laws both have rights and duties.

In Missouri the tenant is required to:

1. Pay rent when due,
2. Maintain the apartment/property free of debris which may attract pests,
3. Cause no damage to the apartment/property,
4. Comply with Building/Housing Code, and

BRIGHTSIDE by M. JEFFERIES

Brightside 1990 was severely hindered by adverse weather. Snow and then rain caused repeated postponements and greatly reduced FPSE resident participation. Only through the determined efforts of a few volunteers and Brightside leaders, ConSrv Officer Carole Rulo and Area Commander Joe P. Roddy, was anything accomplished.

The first event was Jack and Terry Larrison's Rally In The Alley, an alley clean up in the 4200 blocks of Manchester and Swan. Although initially "snowed out", it was finally accomplished on April 7. Over 40 neighbors cleaned what was one of the worse alleys in the area. Through Rulo, three city agencies participated in the Rally. Parks and Forestry cited property owners for violations and ordered them to clean their property. Refuse delivered a 40-yard dumpster for the disposal of

noted that it is important for the project to come in on time and at budget. "Borrowers should shop for loans and choose lenders who are familiar with the location and type of project they are planning" he counseled.

Dick Montgomery, St. Louis Apartment Assoc., stressed the need for careful tenant selection. He noted that in the St. Louis area, \$43,000,000 are lost each year because of the nonpayment of rent. "Some people move from place to place and never pay rent", he warned, "And under the law it can take three months to evict." He suggested four points to check on prospective tenants:

1. Establish that the person is who he/she says he/she is. Ask for a photo identification.
2. Determine the person's ability to pay the rent. Income should be about four times the rent.
3. Ask for references of past landlords. Determine

5. Provide proper notice and return keys when moving.

In addition, other duties may be outlined or contained within the rental agreement.

Landlords also have duties and responsibilities. They must:

1. Provide and maintain a safe and suitable place to live,
2. Comply with Building/Housing Codes,
3. Not discriminate on the basis of race, sex, national origin, handicap or religion, and
4. Not evict the tenant without first complying with the law. A landlord may not evict, lock out or put out the belongings of the tenant, unless the landlord first follows and completes several legal steps.

There are basically two types of landlord/tenant rental agreements. "Month-to-Month" is the most common. This agreement lasts for a month and either party may terminate the relationship after 30 days notice. The landlord may increase the rent

the applicants willingness to pay the rent.

4. Meet everyone who will be living in the property so as to ascertain that they are the type of people who will take care of your property.

Montgomery recommends using a tenant screening service to obtain much of this information. Most services charge \$15-20 per application, but this money can be charged to the prospective tenant at the time he files an application. Montgomery encourages landlords to state in the application those criteria that will be used to select tenants.

According to real estate agent Judy Korn, rental property can make or break a neighborhood. She encouraged perspective buyers to work with agents who are familiar with the multifamily market. She described FPSE as an area which has developed slowly over the past 10 years, but with a good location and excellent potential.

or change the condition of the rental agreement at the end of each month's rental. If you do not have a written agreement with your landlord, you are probably on a month-to-month agreement.

The second type of agreement is a lease. It is written for a period of time, usually one year. Contained in the lease are additional duties, rights and responsibilities of both parties. The lease is a legal document and should be read carefully before being signed. If you do not understand it, have an attorney review it.

For more information on this subject see:

YOU AND YOUR LANDLORD, published by the Legal Services of Eastern Missouri, Inc. 625 N. Euclid Ave., St. Louis, Mo. 63108

Next issue: The two legal methods of eviction and collecting back rent, "Rent and Possession" and "Unlawful Detainer", and tenants' rights to withhold rent

debris and the city tagged numerous derelict cars and trucks. By Rally's end, the dumpster was overflowing, 12 derelict vehicles had been towed and many others removed by their owners, and the alley was clean. Since the Rally, residents have kept the alley manicured.

The second event was Blocks in Bloom. FPSE residents and Step Up St. Louis volunteers planted over 1600 flowers along Taylor Ave. between HWY 40 and Manchester Ave. In addition, many residents and Gibson Heights Presbyterian Church also planted their own flowers.

The third event was the planting and installation of 40 window boxes and 15 flower pots. The window boxes were constructed by FPSE resident Lee Jesnick and planted by volunteers. Other Brightside improvements included planting flowers along

Newstead Ave. at Arco by Martha Rolston, Alice Pollard and Carole Ann Stevens, and planting tall hedge plants and rose bushes at Ace Maintenance's open storage yard on Chouteau Ave. Because of rain the alley clean up and parties, were canceled. Several are rescheduled for June.

Brightside Blitz was a personal success for Joe P. Roddy, the alderman's father. At the January FPSE Housing Corp. meeting, several board members questioned Roddy's ability to handle the area co-ordinator's job because of age and declining health. Lack of other applicants lead to Roddy's appointment. Success of Brightside, despite adverse weather, clearly indicates Roddy could handle the job.

FOREST PARK HIGHLANDS

by M. BERG

Long before Disney World or Six Flags, there were other amusement parks. Those I remember best are Westlake, Chain of Rocks and Forest Park Highlands. The Highlands was the largest and certainly the most popular. It was in walking distance of FPSE, on the site of Forest Park Community College.

The Highlands was a popular spot for school picnics. St. Cronans and Adams School held their school picnics at the Highlands every year. There were numerous rides, such as the Ferris Wheel, Tilt-A-Whirl, Flying Turns, Merry-Go-Round, and the Fun Houses, and also games of skill. An outdoor stage in the center of the park provided free entertainment twice each day. There were also picnic tables and even a facility to check your basket so that you could enjoy the fun and games in the park.

The outdoor swimming pool was a main attraction. It opened on Memorial Day and although the weather was frequently too cool on that day to

swim, it was hard to convince the children to stay out of the water. There were lifeguards at the pool and it was very clean and safe. All the kids in the neighborhood went there during the summer. My husband and I swam there when we were dating.

For dating, the best attraction was the large open-air dance pavilion at one end of the park. Bands from St. Louis and out of town played there. During the depression it cost fifty cents on Sunday and a quarter during the week. The dance floor was a very popular spot for young people from around St. Louis. There were huge ceiling fans high overhead to keep you cool.

One Fall evening the Highlands caught fire and burned down. The park was built almost entirely of wood. The leaping flames could be seen from Kingshighway. The only thing saved was the merry-go-round. It is preserved in a park in the county. Although the fire ended an era, Forest Park Highlands lives on in the fond memories of many people.

URAC

tenants' rights and not understanding the difference between arrest and conviction. According to Chauffe, the editorial misrepresented the goal of the group. He stated, "We notify landlords to tell them that their present tenant screening techniques may be faulty, not to harass tenants. Our letters clearly state that there was only an arrest, not a conviction." Chauffe said Barger may have been confused because he relied upon hearsay information. "Barger did not interview any URAC member himself", Chauffe stated.

In a recent interview with Joyce Armstrong of the ACLU, she informed N&V that field investigators found no constitutional violation by URAC. She stated, "Whenever a complaint is made, we go out and investigate... As long as the distinction is made between arrest and conviction, and the intent is not to evict the tenant, no rights have been violated."

According to SafeStreet Administrator Kathleen Becherer, response from the editorial has been positive. Upon hearing of ACLU's findings she reportedly replied, "I never believed we had any reason for concern... SafeStreet is always glad to have healthy challenges and interest." Becherer noted that URAC has been endorsed by the 3rd and 9th District Police, City Crime Commissioner Suzzane Hart, Circuit Attorney George Peach, and 17th Ward Alderman Joe D. Roddy.

In the April 25 SOUTHWEST CITY JOURNAL Randall Osborne reported that Goshen claimed his complaint to the ACLU was unrelated to his "squabbles" with Chauffe. However, N&V has learned that the April 16, 1990 minutes of the Southside Youth Coalition, to which Goshen is secretary, were distributed with a copy of Barger's editorial attached. Printed above the editorial was, "?? only 5 sit on

continued p. 5

PET CORNER

JEALOUSY IN DOGS

by S. BOWIE

As with people, some dogs are gregarious. They readily accept a new dog or cat into the home and eagerly share their family. Other dogs are loners and look upon any addition, even a family member, as an unwelcome competitor. These dogs are jealous and do not want to share their owner's love and attention.

All dogs display mild jealousy about food, a special toy or its bed. Usually they growl and show their teeth, or they may attempt to place themselves between their owner and another dog, pushing the other animal out of the way. Extremely jealous dogs, however, may viciously attack and bite the intruder.

Jealousy in dogs is part of the guarding instinct. To the dog, he is protecting what belongs to him from an unwelcome outsider. Jealousy can even be seen between a bitch and her pups. Maternal instinct gradually declines as the pups age. In the wild, the mother would drive away her offspring as she prepares for her next litter. If mother and her pups are kept together in the same household, the mother frequently becomes increasingly jealous and may attack her offspring.

Little can be done about jealousy in dogs. Correcting the dog will work initially, but its effectiveness decreases with time. Although the dog may behave while you are present, there is no way to assure his behavior in your absence. If the jealous dog is biting a member of your family, the only solution is for that person to demonstrate his dominance over the beast. This can be done by giving the dog a severe scolding after he bites. Then, when the dog is cowed, pet him and give him loving.

REPAIR LOANS

by K. CHAUFFE

You have just received a notice that your house has several exterior code violations, but you are on a fixed or limited income and do not have the funds necessary to have the work done. If you don't do the work, your house will continue to deteriorate and you will be summoned to court and assessed fines. Well, Don't panic!

Neighborhood Housing Services of St. Louis Inc. can help by providing low-interest (6%) loans to make required repairs to your home. Loans vary from \$500 to \$5000. Monthly payments are scaled to individual needs with repayment periods from 12 to 60 months. To be eligible you must own and live in your house, have a responsible credit history, have no more than four units in the building and meet income guidelines - about \$20,000 for one person with an addition \$3000 for each person in the household.

For more information call 381-8900 to speak with a loan specialist.

VOTER REGISTRATION

Voter registration will be held of Friday June 15 and Saturday June 16 at St. Cronan Catholic Church 1203 South Boyle. For information call 289-9545. For a ride to register call 533-4838.

CONTAMINATED

Carlson, older storage tanks were not lined with resistant plastic, as are new tanks, and often developed leaks. Frequently, leaking occurred in a tank's piping, as opposed to the tank itself. The presence of small leaks only becomes apparent after large quantities of petrochemicals are lost. The petrochemicals sink to the water table and contaminate the groundwater. Lighter oils then migrate outward contaminating adjacent properties; heavier oils continue downward until they reach an impermeable layer where they collect or flow outward.

Because groundwater generally flows parallel to the landscape, contaminated water from the Busch property should flow south to southeast towards Adams Grove. Carlson stated that the contamination probably poses no direct threat because FPSE water comes from the city water system, not local wells.

Remediation usually involves replacing contaminated soil with clean fill. Cleaning the ground water can be accomplished by injecting microbes into the groundwater to digest the petrochemicals and/or pumping the contaminated water out of the ground, separating the oil and returning the clean water. Remediation of a similar size property in Webster Grove cost just over \$100,000.

N&V contacted Anheuser-Bush Inc. and their public relations firm, Fleishman-Hillard Inc., but neither supplied any information about the property or Roddy's report of the land's contamination.

HOUSING CORP. NEWS

by K. CHAUFFE

April: 12-Family, Finances, By-Laws & Fund Raising

The Board accepted Geders Construction's low bid (\$115,000) for the renovation of the Taylor Ave 12-family. Roth explained, "He can give us the product we can live with. His bid was lower because he does more in house work. The same people do several jobs and he uses specialists for only a few things." Dan Corbin (Ranken East) volunteered to price alarm systems. Ron Gines (SMAC) encouraged having the apartments pre-wired for alarms.

The Board revised its by-laws to include several non-voting advisory board members. Their terms of office will coincide with the terms of regular directors. Advisory members may succeed themselves, but can be removed by majority vote.

The annual FPSE Picnic/Fund-Raiser will be June 23 in Tower Grove Park. Roth stated that she wanted a more neighborhood-oriented function.

Roth questioned if the Housing Corp. should sponsor a Fall House Tour or wait until spring. She noted that CDA wants measurable results and are very event oriented. "We really need two events per year, but if we are having a house tour in October, we need to start working on it in June. With all the work on the 12-family, I don't know if I will have the time", she said.

The Housing Corp has \$16,072 in savings.

May: 12-Family, Volunteers, Votes & Jim Lutz

Commerce Bank approved a \$125,000 loan at 11% interest to the Housing Corp. for the renovation of the Taylor Ave. 12-family. The Board will compare rates and terms at Boatman's and Mercantile. A \$975 alarm system was installed in the building.

Habitat is expecting volunteers to begin working on the low-income housing in Adams Grove in late June. Excess volunteers could be available for neighborhood projects. Operation Brightside Youth Corp will also be available. The Board discussed using the volunteers on the 12-family.

The Board voted on several issues. The Housing Corp. will join the South Side Neighborhood Association, a loosely organized group of neighborhoods. The Board opposes Ray Dasal's planned conversion of two buildings in the 4500 block of Swan to Section 8 housing. Kate Roth will attend seminars on neighborhood economic development. She feels they will assist her in working on Manchester's redevelopment. The Board opposes any attempt by OT Hodges to sell packaged beer in FPSE. A letter will be sent to Jim Roos asking him not to attempt any redevelopment in FPSE. According to Roth, Roos is not willing to "go the extra mile to produce the redevelopment we need in this neighborhood". The Board voted to publish its first newsletter. Barry Adelestein & Associates will produce it. The newsletter will contain only the "good news" about the neighborhood. A grant from Commerce Bank will cover printing and mailing.

Roth submitted two proposals for Arts in Transit, a program sponsored by Bi-state in con-

junction with the planned Light Rail System. One is a bus stop sign for the stop near the Lambskin Temple consisting of a history of the Temple and photograph of its construction. The other is of the "Neighborhood of the 90s" logo.

Roth reported that the FPSE Property Owners Association meet and formed several subcommittees. The group obtained permission to advertise rental property at the Medical Complex.

The Housings Corp.'s request for Title V assistance was rejected. Roth is now attempting to find an intern student to work for the summer.

Jim Lutz, Institute for Policy of Leadership, addressed the Board about the Federal Home Loan Bank Program and the St. Louis Equity Fund. Home Loan Program provides funds that can be used as loans or grants to pay the difference between a project's cost and what a bank will loan. Lutz stated, "My job is to offer assistance to groups who wish to apply, but the program is open ended and no one fully understands it yet."

Lutz noted, "The problem is not vacant buildings, but the occupied ones. The funds can allow a not-for-profit group to purchase and get control of the problem buildings." The funds must be used for low-income (below 60% of the average income) housing. Rents are determined by the program and the properties can not be sold for 14 years.

Low-Income Housing Tax Credit lowers federal income tax, but offers more advantages to corporations than individuals, according to Lutz. Several area corporations formed the St. Louis Equity Fund so as to make maximum use of tax credits. Groups can apply to help finance low-income housing. He said these programs are not for all neighborhoods, "The programs must be considered with regards to the goals of the neighborhood."

The majority of the board was enthusiastic about the program. Dolan questioned how low-income housing would fit into the plans for FPSE and if it would encourage redevelopment of adjacent properties. Roth also noted that it would make the Corp. a developer, something the Board wanted to avoid.

NEWS NOTES

A LATE GOOD-BYE IS BETTER THAN NONE

Through some grievous oversight, we forgot to say good-bye to past resident, neighborhood activist and FPSE editor Maud Essen. It was through her efforts that NWV achieve its current "look". She is seeking a new life in a large single-family house in the CWC.

DART HITS TARGET

Larry Gale, Counselling Supervisor for DART (Drug and Alcohol Rehabilitation Treatment), has informed NWV that Dart has obtained a 20-bed in-patient drug treatment contract. They plan to move into the Chouteau Building in early June.

URAC

Chauffe's U.R.A.C. 775 organizations will not endorse URAC with Chauffe on it. (signed) Tom Goshen." Both editorial and comments were unrelated to the minutes of the SSSC.

Goshen refused to comment about the attached editorial or his several failed attempts to join URAC prior to contacting the ACLU. Chauffe offered this analysis, "It appears to be a classic 'hatchet job'. Goshen went to the ACLU with a complaint about URAC and before the ACLU could investigate, he went to the JOURNAL claiming that URAC was under investigation. The entire affair appears to be Goshen's creation."

BLOCK UNIT NEWS

by K. CHAUFFE

For economy of space Brightside, Housing Corp, and NSN Report are reported separately.

RANKEN EAST

May: Landscaping & Reports

Pres. Dan Corbin announced that the wooden bin on the lot at Gibson and Boyle Avenues was removed and a tree and flowers planted at his expense. In thanks for her assistance to the block unit, Corbin took Jack Villa's secretary to lunch during Secretary Week. The block unit purchased ten tickets to the Senior Citizens Spaghetti Dinner.

GIBSON HEIGHTS NEIGHBORHOOD (BLOCK UNIT 6)

April: Picnic, Merging & Brightside

Several residents suggested holding the annual Housing Corp. Picnic in Rainbow Park rather than Tower Grove Park so as to assure greater accessibility to all residents.

George Eaton volunteered to be Brightside captain for the 4400 blocks. Cate Dolan proposed planting flowers at the corner of Arco and Newstead as a Brightside project.

Dolan reported concern at BUS's March meeting about merging with BU6, but she continued, "We have the same concerns. This is one neighborhood and we have a better chance to improve it if we work together." G. Eaton expressed concern that BUS was "looking down" on BU6. Dolan said that the main concern was the treasury and monthly WUMCRC stipend.

Bertha Armour stated, "I feel that Block Unit 5 has been a working unit. Block Unit 6 has never done very much. You can't blame them (BUS) in a way for not taking us on." Phil Heagney (BUS) noted that BUS has not done much. He stated, "We have more people at the meetings, but we have not succeeded at increasing attendance. Merging the two units will eliminate duplication of effort and allow us to build momentum. By joining the two groups, the responsibility can be spread around."

The BU6 voted to donate \$30.00 to Metro Ministry Parents' Organization if they prepare the food for BU6 workers on Brightside Blitz day.

continued p. 6

page five

BLOCK

GIBSON HEIGHTS NEIGHBORS (BLOCK UNIT 5)

April: Merging & Brightside Blitz

Sec. Phil Heagney recounted developments leading to the proposed merger of BUS and 6. He said he favors unification because it would be more efficient, encourage attendance at meetings and provide more people to work on area projects. In open discussion some residents encouraged BUS to seek more tenant representation.

Gene Kilgen stated that WUMCRC would take no stand regarding the merger with BU6. Kilgen said, "The money we (WUMCRC) give each month comes with no strings attached. It might be appropriate for Block Unit 5 to have a veto on that money, but if there is no feeling of a need for the veto, I don't think anyone would object."

Maud Coleman spoke in favor of the merger. She stated, "It will give us more strength in fighting crime and doing other things." Bill Heigold suggested a trial period to see if the two groups can work together.

Cate Dolan, representing BU6, suggested that there are many residents who might be interested in becoming involved if there was a critical mass of people already active. She concluded, "I think we have nothing to lose by trying joint meetings and we may have much to gain. If it does not make sense after we try it for a while, we can separate. I think it could be a whole lot more fun."

Sylvester Berg spoke in favor of holding the

joint meetings at Church of the Living God, but Mary Beth Gallagher proposed using Gibson Heights Church because of its more central location.

Bill Ramsey expressed concern that the merger would lead to a greater concentration of power and lessening the diversity of leadership. Cathy Dunn disagreed stating that leadership could be shown by coming to meetings and being willing to work. The block unit voted to meet jointly with BU6.

BUS voted to purchase 10 tickets for the Senior Citizens Spaghetti Dinner and to donate funds to the Metro Ministry Parents' Organization to prepare food for workers on Brightside Blitz Day.

Joint Meeting Of GIBSON HEIGHTS NEIGHBORS (BUS) AND GIBSON HEIGHTS NEIGHBORHOOD (BU6)

May: Brightside, Merger, Reports & WUMCRC

ConSery Officer Carolie Rulo noted that the plans for a hardware store on Manchester had been abandoned and that Alderman Roddy had called for a block-by-block inspection along Manchester.

Pres. Mark Weber (BUS) reminded the group that the two block units had not merged, but were only meeting together. V.P. George Eaton (BU6) stated that the GIBSON HEIGHTS NEIGHBORS Newsletter was incorrect in stating the units would meet jointly for the next year. He claimed BU6 had only agreed to meet this one time. Sec. Angie Renner (BU6) announced she had counted votes of non-members and BU6 had actually voted not to meet with BUS. It

was suggested BU6 should sort out its problems. An Ad Hoc Committee to study the question of merging was formed.

Housing Corp. Pres. Jerry Scherer stated that May's executive session discussed Executive Director Kate Roth's semi-annual review and another matter which could not yet be made public (See Goshen Questioned). He said that about \$65,000 remains of the original \$200,000 ConSery fund.

Alderman Roddy reviewed his townhall meeting. In response to questions, he said it would not be practical to remove the Manchester parking meters because businessmen want them and they raise money for the city. He indicated he would not honour his promise to bring a Renard Co. representative to a block unit meeting to discuss the planned expansion along Manchester Ave. He said there were no plans to develop the Manchester-Kingshighway wedge at this time (see Neighborhood Contamination).

Suzanne Goodman (WUMCRC) stated that 4529 Arco will have financing for redevelopment in 30 days. In response to a question about Roddy's proposal to tax vacant buildings at the same rate as occupied property, Gene Kilgen (WUMCRC) suggested that abandoned property would probably go to LRA, a city agency, and no improvement or maintenance to the property would result. (Following the meeting, WUMCRC representatives noted that the tax on vacant buildings could decrease funds available for their purchase of buildings.)

EDITORIAL: GOSHEN, SMITH & A FREE PRESS

Tom Goshen and Harry Smith are unhappy with NEWS & VIEWS and want to change it. For over a month they have been circulating a petition that reportedly requests a copy of the articles of incorporation of Concerned Citizens of FPSE, the names of its board members and information about N&V's funding. In addition, they propose expanding the editorial board to include a representative from each FPSE block unit. N&V tried to interview Goshen and Smith, but Goshen refused to answer questions and Smith did not return our calls.

CCFPSE recognizes everyone's right to ask questions, but is also aware of its own right to privacy. CCFPSE will not release information simply to satisfy idle curiosity. If Goshen and Smith can demonstrate a "need" to know about CCFPSE, we shall consider releasing the information.

In contrast, N&V publicly states the names of editors and contributors and encourages everyone to write for the paper. Diversity of opinion is welcomed. If you disagree with our reports or views, we will publish your challenges and criticisms. If we error, tell us and we shall correct it.

Editors for N&V are chosen on journalistic ability, not block unit affiliation. Including people not committed to N&V, or unwilling to publish controversial articles would cripple N&V. Soon, it would never take a stand or question an

official. Our philosophy is to inform and challenge readers, not pacify them. It would be interesting to know if Goshen and Smith believe that neighborhoods should demand to sit on the editorial boards of the CITY JOURNALS or ST. LOUIS POST-DISPATCH.

Prior to initiating the petition, Goshen and Smith frequently criticized N&V. We shall publish their complaints, if they send them to us. In an article about the petition (April 25, 1990 SOUTH-WEST CITY JOURNAL), neither man claimed N&V's reporting was inaccurate or untrue. They were just upset at what we report.

For example, Goshen objected when N&V questioned his eligibility to serve in the FPSE Housing Corp. while claiming CWE residency, and when N&V reported that he bans people from block meetings held in his apartment. Similarly, Smith objected to reports of his violating agreements with FPSE by expanding Shalom House, of his routine failure to notify all volunteers about Habitat meetings and of the large number of police calls to Shalom House.

Although we understand their displeasure, our primary responsibility is to our readers. People have a right to know what "leaders" are doing. We hope the purpose of Goshen and Smith's petition is to improve FPSE and N&V, and not just because Smith was "...determined to settle some things" as reported in the JOURNAL. Smith will soon be leaving FPSE, but if Goshen and the other petitioners find N&V

unacceptable, we suggest they start their own newspaper. The same news reported from a different perspective would be a great asset to FPSE.

N&V and CCFPSE look forward to receiving the petition and will gladly consider requests or suggestions from readers. The petition is a testimonial to the power of a free press and an indication of the importance of a newspaper to a neighborhood.

Karl M. Chausse

