



THE OFFICIAL PUBLICATION OF
THE ARBOR HILLS NEIGHBORHOOD
ASSOCIATION, MADISON, WI

**WINTER 2023
NEWSLETTER**

HALLOWEEN PARADE!



The neighborhood gathered for a Halloween parade followed by a Trunk or Treat at Arbor Hills Park

EVENTS COORDINATOR OPENING

Love our events photos? Help make them happen! The AHNA is currently seeking to fill the position of Events Coordinator on our board. If you enjoy attending our events and are interested in getting to know your neighbors better, we invite you to consider volunteering for this position. If you are interested in learning more, please reach out to AHNA President Ashley Gibson at akgibson17@gmail.com or (507) 272-7123.



ARBOR HILLS HOLDS ANNUAL MEETING

On Tuesday, Oct 10th, the Arbor Hills Neighborhood Association (AHNA) held its annual meeting to recap the year, elect board members, and look ahead to 2024. Below are highlights of that gathering. Complete meeting minutes are also available on the AHNA website - arborhills.org.

Vice President's Report: AHNA Vice President John Grotheer provided an update on the association and the activities that have taken place in 2023. He shared how events coordinators Nanci Horn and Aaron Eicher put on a fantastic slate of events, including the neighborhood clean-up, garage sale, Make Music Madison, Independence Day parade and picnic, and four food truck nights, which averaged 50-60 people for each event. He also noted that the **Event Coordinator Position is now open**, and anyone interested should contact President Ashley Gibson at akgibson17@gmail.com or (507) 272-7123. Josh also presented updates to the bylaws, approved by those in attendance. A full list of the updated bylaws is available in the Resources section of arborhills.org.

Membership Report: Membership Coordinator Jackie Bastyr Cooper provided a recap of membership activities. During that report, she shared the exciting update that the AHNA has 180 members (97% of the goal), including 23 new members! The membership goal for 2024 will remain the same: 185 member households.

Treasurer's Report: At the annual meeting, the membership voted to give the board the authority to approve a balanced budget at the next board meeting. At our November 14 board meeting, the AHNA approved the 2024 budget. Some highlights are as follows: total revenue was increased by \$256.00, totaling \$6460.00, from \$6,204.00 in 2023, due to the generous increase in donations from the neighborhood through the three

tiers of membership renewals. On the expense side of the budget, insurance, website, supplies, taxes, and newsletter printing/processing costs increased from 2023 levels. The events budget was slightly reduced. Total 2024 expenses are \$6,460.00. We have approximately \$7,800.00 in savings that we didn't have to touch in 2023.

If you want to view the entire AHNA budget, please visit arborhills.org/resources or contact treasurer Mary Sara at Msara6901@gmail.com, who would be happy to provide you with a copy. A note from Mary: I have enjoyed serving as Treasurer for the last two years and will be "passing the baton" on to the new Treasurer after the first review of our financials by Members First Credit Union in the new year.

Arbor Good Neighbor House Updates:

Pastor Peter Morris Arbor Covenant Church is now called the Arbor Good Neighbor House and has new ownership. Representatives from the new owner, Common Wealth Development, Justice Castaneda and Stephanie Bradley Wilson attended the meeting and received supportive comments from those in attendance. See the "What is Commonwealth Development Q&A" article in this newsletter for more information.

City Leadership Updates: South District Police Captain Harrison Zanders, District 10 Alder Yannette Figueroa Cole, and District 4 County Board Supervisor Matt Veldran all spoke. All encouraged more participation from the neighborhood by attending City and County meetings (now mostly hybrid) and gatherings hosted by the Madison Urban League (<https://ulgm.org/>).



Neighbors gathered for the last food truck night of 2023, enjoying El Gran Taco Gato food and a great night of visiting at the park!



CELEBRATE WITH SOMETHING DELICIOUS

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AMARA

BARTACO

CAFÉ HOLLANDER

DUMPLING HAUS

FRESHFIN POKÉ

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GARDEN REPORT

The members of the Garden Committee had an abundant harvest of crabapples and other bush berries this autumn, which will provide food for wildlife as the weather gets colder. One member even observed an iris bloom in early November!

As the weather cools, we're reminded again that a gardener's work is never done! Keep in mind that patio plants that have been moved indoors will need less water, moderate sun, and a little bit of fertilizer starting in January. When it starts to snow, take the opportunity to repot plants with overgrown roots and remove spent branches, leaves, and flowers.

It is with great regret that the

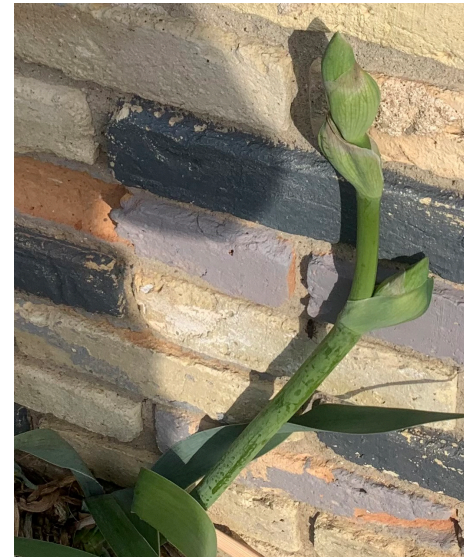
Garden Committee announces Linda Szabo's departure from the neighborhood. She will be moving to a new place surrounded by oak woods, which presents its own set of gardening challenges. Anyone who is interested in continuing the work with the committee should directly contact Linda at **615-500-2389**.

We would also like to pass along an upcoming event at McKee Farms Park;

The Madison Public Art Project commissioned The Wildflowers of Wisconsin, a two-dimensional art installation of oversized crocheted flowers.

You are invited to join us and come crochet a flower to be included in the mural. Crochet

materials are provided. Sign up here! www.madisonpublicartproject.org/wildflowersofwisconsin.



WHAT IS COMMON WEALTH DEVELOPMENT

During the fall, the AHNA Board met with Pastor Peter Morris, a long-time Arbor Hills supporter, to discuss the new ownership of Arbor Covenant Church (now known as Arbor Good Neighbor House). Here are the key takeaways from the discussion. Despite the change in ownership, the building will continue to be a resource for the community. If anyone is interested in using the space, they can reach out to pmorris@arborcovenant.org.

What is Common Wealth Development?

Common Wealth Development is a private non-profit community development organization incorporated in 1979. Their mission is to support and preserve the vitality of neighborhoods in the Madison Metropolitan area. They also run youth programs, small business incubation, violence prevention initiatives, and other community-based projects. They believe in making a long-term investment in the location and the people who live there by managing the property. You can find out more about their work at cws.org.

What is the connection between the church and Common Wealth?

The church building has been standing for 60 years. The congregation believes that now is the perfect time to open it up and turn it into a community resource, something they have been working towards for years. Common Wealth has established relationships with some church members who hold the organization in high esteem. We are confident that they will support this vision.

How does the connection work?

It's a land banking agreement, so we sold the church and the property to Common Wealth. The church is leasing the space from

Common Wealth.

What are the plans for the location now and in the future?

The location is expected to remain the same for several years, and there are no current plans to construct any new buildings. The location is currently not ideal for Common Wealth's wraparound services due to a lack of access to bus lines and grocery stores. The redevelopment plans for South Madison could improve the situation in the future and make this a suitable space for low-income housing that includes Common Wealth's supportive services.

What is the future of the church and the congregation?

The congregation is no longer holding services at Arbor Covenant. Instead, we are considering merging with a church located on Lacey Road. We are working on rebranding the church to be called Arbor Good Neighbor House and developing a new mission and vision statement.

What do these changes mean for the Arbor Hills Neighborhood?

We are excited to continue working with Arbor Hills. We aim to ensure that the community still feels a sense of belonging and ownership towards this space. You are cordially invited to keep organizing annual meetings and other community events here.

What does this mean for Creek Day School?

It will continue to run. The city knows the value of the school, which ensures that there will continue to be a preschool and a gathering space.

What about the future of other services currently provided in the space? Are there other services planned?

We will continue to have the Essentials Pantry and the Community Garden. Additionally,

we are considering introducing a yoga class. We recently received a grant to work with refugee groups in South Madison. We have been collaborating with the Madison Refugee Union group to explore ways to support these communities and their leaders. They will have an office in our building. Moreover, we are partnering with a Jewish resettlement organization to provide further assistance.

What are the risks to this partnership?

Their vision for South Madison may not come to fruition, and the location will not fit Common Wealth's needs. They could sell the property to a different developer who doesn't share the same vision.

What would you say to neighbors who are concerned about these changes?

Understandably, neighbors in Arbor Hills are concerned about a new property manager, considering the history of landlords who have neglected their properties. However, we were careful in our approach when working with Common Wealth as they have a proven track record, share our vision, and are committed to a long-term investment in the community.



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NEW TO THE NEIGHBORHOOD? WE'D LOVE TO MEET YOU!

Were you new to the neighborhood in 2023? Share your names and pictures with us to include in the Spring 2024 Newsletter!

We'll also include a real estate update in our Spring 2024 Newsletter. Let us know if you are a realtor who'd like to assist!

Direct all correspondence to the Newsletter Editor erica.lee.fletcher@gmail.com

HOLIDAY TREE PICKUP DATES

Round One begins on Tuesday, January 2, 2024

Round Two begins on Tuesday, January 16, 2024



PROPERTY CRIME YOU CAN HELP PREVENT IT

- LOCK IT**: Ensure your car doors and all doors to your residence are kept locked.
- REMOVE IT**: Removing valuables from your car is better than hiding them. This includes garage door openers and spare keys.
- LIGHT IT**: Leave exterior residence lights on at night or utilize motion detecting lights.
- CLOSE IT**: Keep your garage door closed and double-check it is closed at night.
- HIDE IT**: Keep valuables in your garage, car, and home out of sight.
- REPORT IT**: Report all criminal & suspicious activity immediately.

MADISON POLICE DEPARTMENT
NON-EMERGENCY DISPATCH | (608) 255-2345
www.madisonpolice.com

2024 ARBOR HILLS NEIGHBORHOOD ASSOCIATION BOARD

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OPEN

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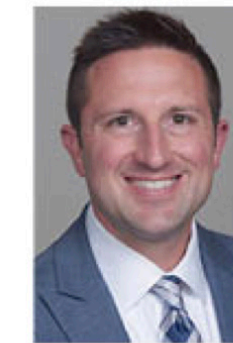
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(608) 266-3784

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(608) 318-3838

Matt Veldran, Dane County Supervisors, District 4

veldran@countyofdane.com
(608) 235-8369



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Smell gas? Leave immediately and call us at (608) 252-1111.



your community energy company

DESIGN & ILLUSTRATIONS

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2023 HOLIDAY LIGHTS COMPETITION

This is your moment to **SHINE!** Deck out your residence with all the holiday decorations (**single-family homes, duplexes, apartment buildings - every home in the Arbor Hills Neighborhood is eligible!**). In mid-December, judges will travel the neighborhood, selecting the top two residences with the most magnificent displays. The **second place home** will receive **\$30** - and the **grand prize winning home** will receive **\$100!!** The top two winners will all be recognized in the next edition of this newsletter. [**Prizes provided by an anonymous donor.**]

2024 AHNA EVENT IDEAS SURVEY

We would love to hear your thoughts as we start planning for 2024!



Leopold WALKING SCHOOL BUS
Tuesday, Wednesdays, Thursdays
7:00 - 7:20 AM

The NEED
A) Someone to LEAD

The WHY
A) Student Attendance
B) Safe alternative for student and parents

We need YOUR help!!

cdiaz@madison.k12.wi.us | takearney@madison.k12.wi.us
dsroller@madison.k12.wi.us | msmith@madison.k12.wi.us

Leopold Walking School Bus: Route #2: Todd & McDivitt

Schedule/Horario:
Tuesdays and Thursdays/martes y jueves*
7:00am: Depart Todd Drive & McDivitt/Salir de la esquina de Todd Drive & McDivitt
7:05am: Stop #1 @ Ashford & Ardley
7:10am: Stop #2 @ Todd Drive & Greenway View
7:15am: Stop #3 @ Todd Drive & Pelham
7:20am: Stop #4 @ Todd Drive & Post Road
7:25am: Arrive at School/Seguir a la escuela
Distancia/distancia: 0.5 millas/millas

*More dates will be added if there are enough volunteers

Leopold WALKING SCHOOL BUS
Martes, Miércoles y Jueves
7:00 - 7:20 AM

¿Por qué?
A) La asistencia estudiantil

NECESITAMOS:
A) Alguien para liderar
B) Alternativa segura para estudiantes y padres.

jNecesitamos tu ayuda!

cdiaz@madison.k12.wi.us | takearney@madison.k12.wi.us
dsroller@madison.k12.wi.us | msmith@madison.k12.wi.us

BECOME A MEMBER FOR 2024! (REMITTANCE ENVELOPE INSIDE THIS NEWSLETTER!)

Membership year is October 1, 2023 through September 30, 2024

We hope you will consider becoming a member of the Arbor Hills Neighborhood Association in 2024! Membership dues pay for this printed newsletter, lighting of the neighborhood sign, insurance, neighborhood events, and more! Annual Budgets can be found on our website (arborhills.org), under **Resources**.

Membership Levels: Seed - \$20, Sapling - \$30, Tree - \$50: To become a member: pay online at arborhills.org, use the PayPal App (just scan the QR code), or pay by cash or check (use the envelope included inside of this newsletter!). Thank you for supporting our neighborhood!

