



Drawing by Wolf Forest

Panorama Estates Neighborhood Newsletter

A Publication of the Panorama Estates Association

Volume 18 Issue 2

September 2016



PEA ANNUAL MEETING: 59th PANORAMA ESTATES ANNUAL MEETING TO BE HELD SATURDAY, OCTOBER 8, 2016

PEA ANNUAL MEETING TO BE HELD SATURDAY, OCTOBER 8TH, 2016

Mark your calendars for the 59th Annual Meeting of the Panorama Estates Association, to be held from 3 to 5pm on Saturday, October 8th, 2016 on Lazy Place.

Join your neighbors for a bit of socializing with pizza and soft drinks, to be followed by attention to the annual tasks of our Association, including election of new board members, consideration of new neighborhood business, and annual reports from officers. Many neighbors pay their annual dues at the meeting; \$20 per lot, cash or checks made out to Panorama Estates Association.

Please bring a folding chair, come meet your neighbors, and participate in your neighborhood association!



NOTICE OF ANNUAL MEETING OF PANORAMA ESTATES ASSOCIATION

WHO: All Panorama Estates property owners

WHEN: Saturday October 8, 2016, 3 to 5 pm.

WHERE: Lazy Place cul-de-sac

PROXY INSTRUCTIONS: If you are a current member and cannot attend the meeting, you may send someone to vote in your place by filling out the form below and sending it with your proxy to the meeting on October 10th.

PROXY FORM:

I,------(name) assign------(name) as my representative for the October 8, 2016 meeting to vote on all legal matters that may come before the membership.

SIGNATURE-----

ADDRESS-----

DATE-----

A FEW OF MY FAVORITE PLACES,!

Local Review by Ellen Paige

This begins a series of short reviews of favorite, local businesses and places of interest. If you have local gems that you'd like to share, please drop me a line and we'll put them in the Newsletter. Here are a few of my personal favorites:

Connecting Threads Sewing Studio--on the NE corner of Congress and Grande, this shop is a "can do" sewing studio. Over the years, they have done anything and everything for me, from hems, to custom tailoring store-bought shirts to fit my very tall, thin husband, to upholstering chair seats, to custom finishing carpets, all at very reasonable prices.

Dolce Pastello in the Mercado de San Agustin--If you need a cake for a special occasion, this place is great. Order the custom cake and it is ready on time. Try their Tres Leches cake--superb!

Reggie's Auto Repair---on Grande just north of St. Mary's Road. Professional auto repair, reliable service, well-run shop. Convenient location. Experienced staff (per my husband Fred, an inveterate motor head).

St. Mary's Flowers--on St. Mary's road just east of Silverbell. Josefina Lizarraga's quirky store, selling flowers, wreaths and St. Christopher medals and talismans. I go there mainly to talk with Josefina, a local treasure and natural botanist and historian. Out back, she has fruit trees that she started from historic root stock.

Los Olivos Pizza--on Congress just east of Grande. Small shop with friendly service (just the owner and his daughter). Great crust, lots of veggies, very fresh artisan pizza.

St. Mary's Mexican Food--north side of St. Mary's Road, just east of Grande. Locally owned, great place to get tamales at Christmastime and their day-to-day menu is extensive and reasonably priced. Carry out or eat in.

2016 PEA BOARD MEMBERS

Mary Jo Ghory, President -- 622-6419
Jane Shovlin, Vice President -- 820-5840
Jill Hofer, Secretary -- 882-8635
Ellen Paige, Treasurer -- 623-6689
Larry Chavez, Plans Review Committee Liaison -
791-0780



PLANNING TO BUILD IN PANORAMA ESTATES?

Please contact the Panorama Estates Association Board for review well BEFORE you begin grading or construction. Cooperation of builders is crucial in this process, and greatly appreciated!

CHECK OUT OUR NEIGHBORHOOD WEBSITE!

To access the Panorama website, go to www.neighborhoodlink.com then type in our zip code: 85745. Hit "go" then select Panorama Estates from the list of neighborhoods.



WHO YOU GONNA CALL....?

Some useful numbers you can use to get problems fixed efficiently:

Pothole repair, broken road signs, debris in the road: call 791-3154 or email a description or photo to TDOTSR@tucsonaz.gov

Graffiti removal: call 792-CITY, or go to: tucsonaz.gov/tdot/graffiti-removal-report, or download MyTucson app on your smart phone.

To report animal noise: call the Tucson Police Department, or register a complaint with the Pima Animal Care Center at: <http://webcms.pima.gov/community/animal> care/reporting complaints/animal noise complaints/.

Stray animals or pets: call the Pima Animal Care Center at 724-5900 for assistance, or go to their website above at /reporting complaints/loose animals/.

Code violations, such as overgrown weeds, junk cars, unsafe housing, construction without permits: call 791-5843, or online at: <https://www.tucsonaz.gov/pdsd/code-enforcement-violation-report>.

Remember, all reports can be made anonymously.



JOHN WESLEY MILLER PROPOSES DEVELOPMENT ADJACENT TO PANORAMA ESTATES

In May of 2016, Panorama board members Mary Jo Ghory, Larry Chavez and Ellen Paige met with builder, John Wesley Miller, to discuss his proposal to build 12 units on the five lots just east of Bella Vista and north of Cedar. Although technically located in Menlo Park, the proposed development would be the immediate eastern neighbor of the Panorama properties between 85 S. Bella Vista and 6 S. Bella Vista.

Mr. Miller, the well-known "green" builder of Armory Park del Sol, and who helped build the Biosphere, proposes a 12 unit, walkway-connected development of duplexes, triplexes and townhomes, all universal design, wheelchair accessible, with full solar infrastructure. Parking would be below the development along the extension of Silverbell running along the west side of the old stone house and bungalows on Cuesta.

The property is a little over an acre, and is zoned R-2, which allows for 15 units per acre. The City of Tucson has offered 25 foot easement along Silverbell, in exchange for Miller repairing the Silverbell roadway and building sidewalks, at a cost of about \$75,000.

The Panorama Board expressed concern that the development must not block the views of the PEA neighbors to the west; as well as concerns regarding traffic and parking along Silverbell. Mr. Miller has already met with Menlo Park. We invited him to our Annual Meeting in October to discuss the project further.