

Kennedy Heights News

March, 2005

Kennedy Heights Community Council



At KH Arts Center Friday Sculpture Classes

World-Renowned Sculptor Olinka Broadfoot is teaching sculpture at the KH Arts Center!

Olinka comes to Cincinnati from New York, where she has worked, taught, and shown her breathtaking, inspired sculpture.

She is offering an Intensive Workshop focusing on Clay Portrait Sculpture for beginners through advanced students -from 7 - 10 pm. on Friday evenings.

Don't be shy -just think of the possibilities...you can create your own sculpture for your own mantel, pedestal, or the yard!

This class is limited in size and will fill up quickly. To register and for additional information walk-in or call

631-4278.

Cave Still On Hold

The Ohio Liquor Commission had not (as of 3/1) scheduled the appeals hearing for the Beverage Cave beer-wine permit. It could be in April. It could be later.

Stay tuned to
www.kennedyheights.org

Report Crimes to Officer Engleman: 979-4468

Watch Your Car!

Officer Engleman reports that there have been a number of car break-ins on Rogers Park, Beechview, Tyne, and Ravenwood.

Don't make it easy for the thieves. Leave your exterior lights on and keep your car locked.

And don't leave the engine running to warm the car while you have your breakfast coffee!!

Planning for SummerFest

Had a great time at Winterfest? Wish you'd been there? Here's your second chance...and it will be a lot warmer!

The Winterfest Committee has come back to life as the Summerfest Committee.

Winterfest was a joint project with Pleasant Ridge & KH. Summerfest will add Amberley Village to the mix.

There are no firm plans as yet, but we could be looking at a weekend festival in early July (9-10) with events at the Arts Center, Community Center, and French Park.

Summerfest Vision

Two days of summer activities and fun bringing the communities of Amberley Village, Kennedy Heights and Pleasant Ridge together.

Got ideas? Want to join the planning committee?

Richard Cooke
rjcooke1@aol.com
924-0307

No Dues, But...

KHCC has no dues. All 3,000 or so residents are automatically members, with full voting rights.

But like public radio KHCC looks to its members for voluntary donations.

You've been generous in the past. And will soon have a chance to give again. The spring campaign is around the corner!

City Contract Signed It's official!

The City of Cincinnati has funded the consulting contract for a feasibility / market study for development on Montgomery Rd. The contract is for \$30,000.

KHCC has contracted with Kinzelman Kline Gossman (KKG) to do the study, and we should soon see some great results.

**Report Drug Dealing
Sgt. Ibold : 979-4420**

KHCC Opens Office

KH community Council has a new office--6463 Kennedy, two doors down from Montgomery Rd.

The office is not yet "open for business," but the new community coordinator (not yet hired) will staff the office and work toward some dependable office hours.

The office will also be used for committee meetings, and you will soon see community bulletins posted in the window.

Board member Nece Bassett has taken charge of interior decorations and has put out a call for used (&re-usable) office furniture, couch, computer, copy machine, etc. Contact Nece through Council's message line:

**531-4041 or
nece@kennedyheights.org**

Community Service

KHCC's annual elections are in June...and the nominating committee wants to offer you a chance to serve and shape the community.

The KHCC Board has nine slots: 5 officers & four members at large. All 5 officers and 2 of the at-large Trustees **could** be replaced in June.

Is it time for you to step up & join the leadership of your community council?
hmmh.

Even if you've not considered it before, give it some thought. And if you don't hear from the nominating committee...don't be bashful. Throw your own hat in the ring!

nominations@kennedyheights.org
Noel Morgan Pres. KHCC

KHCC Meets

3/15/05 7:30 pm
KH Presbyterian Church

Agenda Includes

- By Law Amendments
- Free Snacks**
- Childcare Provided**

Summary of
February KHCC General Meeting on 2/15/05

Motion Passed: Seek KHCC representation on planning committee for the new Pleasant Ridge Montessori School.

Announcements

- No date yet for *Beverage Cave* liquor permit appeal in Columbus.
- Jeff Weidner reported that *Litter Magic*/Great American Clean up day is set for Saturday, April 23. Clean-up will focus on Zinsle, Ravenwood, and Northdale.
- Noel Morgan reported objections by George Wilson to Council's opposition to renewal of liquor permit for Wilson's grocery. Kathy Tyler, Paul Makine, NeCe Bassett, and Josh Swain will form committee to formulate objection (approved at January meeting). City Council hearing on all liquor permit renewals is on April 5 and 19.
- KHCC is renting a store-front office at 6463 Kennedy. The two rooms need to be painted and made more attractive. We expect to have many of Council committee meetings held in that space.
- Building on success of last December's *Winterfest* residents of Pleasant Ridge & KH are working together to plan a joint *Summerfest*.
- East Walnut Hills residents are opposing Family Dollar's plan to build a store at DeSales corner and looking for support from other neighborhoods with Family Dollar stores. Residents noted that litter has been a problem.

Park Board

Two representatives from the Cincinnati Park Board gave a 15 minute presentation and discussion of the Board's services and programs. They urged residents to participate in the *Green Up Day for Parks*, which will be in Drake Park on 5/14.

As advertised in the February *KH NEWS*, KHCC is taking applications and intends to contract a part-time *Neighborhood Support Worker* by April.

Police Report

Police Officers Engleman and Miller reported on the recent homicide in a Northdale apt. between two people who knew each other. Northdale continues to be of great concern to residents and police.

- Residents identified specific locations where there appears to be some criminal activity.
- Officers continue to target abandoned automobiles.
- Cars now accumulating on the former "Mr. Kelly's" lot have been towed there by Deer Park Auto. KHCC has formally complained to the Building Dept. because the present use appears to violate the new zoning (CC-P)
- The City has declared a vacant house at the corner of Standish and Red Bank to be a nuisance. KHCC supports that action.

Constitutional Revisions

Ernie Barbeau presented proposed amendments to the Constitution. Final vote on the proposed amendments will occur at the Council March meeting.

Education & School Siting

Ce Holm, Education Committee, reported on KHCC's efforts to gain a school at Kennedy and Montgomery. She emphasized the need for residents to appear at meetings of the Board of Education and to write letters to members of the Board.

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CPOP Meets

The next CPOP (Community Problem Oriented Policing) meeting will be at 8:00 p.m. on Tuesday March 22 in Council offices at 6463 Kennedy Ave.

The focus of our CPOP group is improving the area from the corner of Kennedy and Woodford to the end of Northdale. Your ideas are welcome.

Ben Pipkin, CPOP Chair

Call to Action

by Ce Holm, KHCC Education Committee

Kennedy Heights residents have a unique opportunity to restore an important part of our community--a Neighborhood School at Kennedy & Montgomery.

Almost 700 PK-8 children live in the Kennedy Heights – but for over ten years we have had no neighborhood school. Our children have been assigned to schools in Pleasant Ridge, Silverton and Madisonville. Some parents have applied to magnet programs, including Woodford. Others have left Cincinnati Public Schools for non-public or Charter schools.

Perfect Location

Three years ago CPS re-purchased the vacant lot at Kennedy and Montgomery which had been for almost ninety years, the location of the original Kennedy School. The original plan was to move the Pleasant Ridge School to the Kennedy Heights location. CPS decided instead to re-build the school in Pleasant Ridge.

The Board also plans to replace the current Silverton School. The question is where that new building will stand.

For the past eighteen months, KHCC has made a strong case for building the new elementary school at Kennedy and Montgomery to serve both the Silverton and Kennedy Heights communities.

That site is in the center of the area to be served and has the highest concentration of children within walking distance. It will accommodate a larger school, which means more opportunities for “extras” such as art, music and physical education.

Be Heard!

Many of the difficulties Kennedy Heights has faced in the past few years are related to the fact that we have had no central focus to bring us together. This is a chance to restore the physical and social fabric of our community.

Two weeks ago at KHCC’s request, the Board directed the administration to prepare a comprehensive, objective comparison of the merits of re-building the school where it now stands, on the extreme edge of the school district, or at the more central site at Kennedy and Montgomery.

While we’ve got the Board’s attention, we need to make our voices heard. There are petitions and sample letters at many of the churches and public spaces in Kennedy Heights. Or write, e-mail or call the Board Office at:

Cincinnati Public Schools

363-0040

Fax: 363-0035

trottac@cps-k12.org

Office of the Board Members

P.O. Box 5381

Cincinnati, OH 45201-5381

Help a Friend or Kin

Does someone you LOVE have a drug or alcohol problem? Want to help them?

Call the RHAC helpline for counseling and treatment.

RHAC is the *Recovery Health Access Center* operated by the Hamilton County Drug and Addiction Services Board.

281-7422

Rental Deposit Withheld? Double Your Money!

Most landlords require a full month’s rent as security deposit. The promise is that you’ll get it back when you leave...if you don’t owe rent & you’ve not damaged the apartment.

Some landlords are reluctant to part with the deposit.

To protect your deposit rights:

- Give proper notice
- Pay the last month’s rent
- Clean up
- Turn in your key when you move
- Leave a forwarding address
- Wait 30 days

The landlord must either return the deposit or tell you--in writing--what damages you caused that justify holding it.

Wrongly withheld?

Sue in small claims court...for double your money.

More details at

www.kennedyheights.org

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Community Calendar

**GREAT AMERICAN
CLEAN-UP**
April 23, 2005
**VOLUNTEER REGISTRATION
FOR THE LITTER PATROL
ZONES PROGRAM**

**FREE PIZZA and
GIVE-AWAYS!**
FREE t-shirt to new volunteers
Questions? Call Joanie Weidner
631-0051

- 3/15 KHCC Meets 7:30
- 3/22 CPOP Meets; KHCC Office
- 4/4 KHCC Development Cmte.
- 4/23 Litter Magic Clean-Up
- 4/30 KHCC Sap Run
- 5/7 Pleasant Ridge Stroll
- 5/15 KH Arts Show
- 6/18 Juneteenth Festival
- 7/9-10 Summerfest!

KH History: Yononte Inn

Dr. Jim Cebula (Davenant)

1887 : Anthony J. Bullock built the Yononte Inn, a fifty room Queen Ann-style hotel on the southwestern rim of the village of Kennedy Heights.

At the end of Davenant Avenue, the Inn overlooked the Little Miami Valley, the farm Village of Madisonville and the residential suburbs of Hyde Park, Norwood and Oakley. Operating until 1907, it mysteriously burned down in 1909.

Look at the Cincinnati Bi-centennial History marker at the corner of Woodford and Kennedy Avenue for a picture of the Inn.

Constitutional Reform

Major agenda item for the 3/15 Council meeting will be discussion / debate, & adoption (or rejection) of many amendments to the constitution. This is a major overhaul that includes renaming the governing rules to be "by-laws."

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www.kennedyheights.org



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Litter Magic: Joanie Weidner
Landscape Awards Joyce Hibbard
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Citizens On Patrol David Muldrow
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Council Next Meets on
Tuesday 3/15
7:30 p.m.

Getting Your Security Deposit Back

A security deposit is money a tenant pays to a landlord to protect the landlord against

- unpaid rent
- damage to the home, or
- any other violation of the tenant's duties.

The deposit is the tenant's money. When the tenant moves out, the landlord must return the money, unless the landlord uses it for one of those reasons.

Before You Leave

Your right to get the deposit back will depend on how you leave the rental home.

To improve your chances of getting your deposit back, you should:

- ☑ Tell your landlord you're leaving at least one month before you plan to move.
- ☑ Pay your rent.
- ☑ Clean before you leave, including such things as the oven and refrigerator.
- ☑ Remove all trash, furniture, etc.
- ☑ Sweep the floors.
- ☑ Take photographs, if possible, as evidence of the condition when you left.

When You Leave

- ☐ Return the keys to the landlord.
- ☐ Give the landlord a forwarding address for mailing your deposit to you.

After You Leave: Wait 30 Days

Your landlord has 30 days to do one of two things:

- Return your deposit;

or

- Send you an itemized list of damages (or unpaid rent) that accounts for all of the money the landlord has kept.

When You have a Right to Double Your Money Back

If you give your landlord a forwarding address you have the right (in Ohio) to sue for **double** the amount that should have been returned.

Suing for Your Deposit

You can sue your former landlord in Small Claims Court.

- ☐ Ask for twice the amount of your security deposit.
- ☐ When you go to court, you will have to prove that you paid the last month's rent and that you did not break the lease or cause damage beyond normal wear & tear.
- ☐ Take your receipts for the security deposit receipt and rent and photos that show the condition of the home when you left.

Normal Wear & Tear

The landlord can keep money from the deposit for unpaid rent and damage that is more than "normal wear and tear."

- There is no exact definition for "normal wear & tear."
- If you go to court, the judge or magistrate will look at the evidence and decide whether the damages were normal and how much (if any) of your deposit the landlord can keep.

Preparing for Small Claims Court

The Hamilton Co. Clerk of Courts has a very good

"how to" manual for [Small Claims Court](#)