

WEDGE

Vol. 1 No. 7

JANUARY '83

SOUTH WEDGE PLANNING COMMITTEE • OAKLAND PARK NEIGHBORHOOD ASSOCIATION • SOUTH WEDGE ACTING TOGETHER



Property taxes in the Wedge will likely rise following reassessment.

Reassessing The Wedge

by Jay Parsons

If you're a Wedge property owner, you can expect an official, perhaps unwanted, visitor this spring. The City of Rochester has scheduled a city-wide property reassessment, to be completed by June, 1983.

The city's goal is to establish fair value for all similar properties. Because of inequity in existing property valuations, and because many assessments are seriously out of date (some remain-

ing at the level established in the last full assessment of city property — in 1929), the city has engaged an independent assessment specialist, Cole-Layer-Trumble Co. of Dayton Ohio, to conduct a city-wide reassessment.

Cole-Layer-Trumble has, in current years, conducted the assessment for the cities of St. Louis, Houston, Atlantic City, and Cleveland, as well as Islip, Long Island and Rennsalar, Orange, Saratoga, and Jefferson counties. The company has hired and trained a team of local "date collectors" who will be conducting the door-to-door survey.

The date collectors (who will be wearing color-coded photo-identification badges) will be visiting each property in the Wedge to record the physical characteristics of each living unit. They will be noting such features as: number of bedrooms and baths, types of construction, number of floors, and other general housing information. The collectors will be *recording date only*. They will *not* be able to answer questions about property evaluation, or about property taxes.

Approximately two weeks before the scheduled visit, property owners will receive a letter giving specific information about the purpose and procedures of the reassessments. After the date collector has made the survey, and before evaluation is determined, the company will send a detailed copy to the property owner. At that time, owners may enter corrections before returning the report.

The date obtained will be fed into computers that will compare property characteristics with similar housing in other city neighborhoods. The gathered, corrected date will be reviewed by a certified appraiser to insure accuracy, and to assign a fair, reasonable value.

SEAC Assessment Meeting

The city is acutely aware of the delicacy of the reassessment issue and is doing everything within its power to insure that citizens will be informed.

To this end, SEAC is sponsoring what may well be the most important informational meeting of the new year.

On Thursday January 27, at 7:30 pm, at the Monroe County Extension Auditorium, 149 Highland Avenue, Mr. Paul Jacobs, City Tax Assessor, will talk with Wedge residents and property owners about the reassessment program.

This meeting is designed to provide both an overview of the reassessment program, and to answer specific questions of concern to individual property owners. It will provide invaluable information and preparation for the later meetings scheduled by Cole-Layer-Trumble.

City Assessor Jacobs will address the following critical points:

What is full-value assessment and how is it determined?

Who will be doing the property assessments?

When will data collectors begin working in the Wedge?

What specific things will they record?

What measures have been taken to insure security?

How and when will property owners be notified of their new assessment?

What are the appeals procedures?

What are the potential implications for Wedge residents and property owners?

No event of the coming year is likely to have so direct an impact as reassessment. For further information, call Cole-Layer-Trumble, 454-3170, or the City Assessment Office at 428-6964.

At the appropriate time, Cole-Layer-Trumble will be holding local meetings to acquaint property owners with the assessment procedures, and a South Wedge neighborhood review center will be established to answer questions from concerned property owners.

Later in 1983, property owners will receive notices stating the tentative new evaluation. Informal review sessions will be held throughout December 1983 and January 1984. Disputed evaluations will be handled by a review board, working in conjunction with the city Tax Asses-

sor's Office. The tax bills, based on the new reassessment, will be mailed in July, 1984.

No one needs to be reminded that property reassessment is a complex, and sensitive issue. One of the many ironies of contemporary city living is that as homeowners improve their property, and as neighborhoods seek to beautify and upgrade themselves, property value increases. The reward for neighborhood upgrading is not only a more pleasing, rewarding environment, it also means higher taxes.

SWAT Officers for '83

by Jay Parsons

SWAT's new year was inaugurated with the first meeting of its newly elected officers, and the smooth transition of leadership from Richard Walton to new president Deborah Messmer.

Priorities and focal points for 1983 include Membership, The House Tour, Wedge House, Problem Properties, and a particular concern of all the new officers — Human Services.

SWAT's new president comes to her office with a wealth of experience and enthusiasm. She has served as SWAT liaison to the Planning Committee, has been a Zone Leader, and, during the past year, served as editor of *The Wedge*. It is largely through Debbie's Jill-of-all-trades editorship that *The Wedge* has evolved from a newsletter to one of the most respected neighborhood papers in the city.

Vice-President elect Art Grimwood, like Debbie, is a Wedge property owner and a hard working community activist. He serves as an officer of Metro-Act of Rochester, and is circulation manager of *The Wedge*. His special concerns are in the areas of codes and zoning, youth services, crime prevention, and housing.

Pauline Derby brings wide secretarial experience to her new position. She has been active in St. Boniface's many community projects and shares with her fellow officers an interest in the range of issues clustered under Human Services.

Treasurer-elect Lindy Mathews, co-founder of The Wildroot Gallery, and a Wedge property owner (living on Gregory Street) is deeply committed to neighborhood enhancement, and plans to work in people-to-people areas in the coming year.

David Nadeau will again serve in the critical post of liaison to SWPC. He sees his role as someone who "greases the skids" and has been highly effective in keeping channels of communication open and productive.

Josh Canfield, of the South Wedge Historical Office, continues his yeoman work in bringing Wedge House to fruition and infuncting as a valuable, knowledgeable resource person in the Wedge.

SWAT's agenda for 1983 is an ambitious one and this new slate of officers shows every promise of leading the organization toward "doing" rather than merely "planning". Their focus will be the strengthening of community in the South Wedge community.

COMMUNITY

COMMUNICATIONS

To The Editor of the WEDGE

In an article in your December issue, the name of the Highland Market was mentioned in a negative article. The business was accused of being a troublesome spot where kids loiter, and you pointed out that an incident had taken place in our store. The article also pointed out that youths who were underage were drinking (near or in) our establishment. We deplore such accusations that are without merits. The printing of such an article does not comply with the responsibility that goes along with a newspaper when it prints such facts.

The article was unfair to the Highland Market because there was not proper verification or investigation of the incident.

We would like to inform you that the incident never took place at the Highland Market, but at 823 South Ave. (across the street from my store) between a tenant of that property and a passerby. I was informed by one of my customers that a fight was in progress.

I was in the process of closing my store, at 10 pm, when a fearful property owner came in and requested assistance. I ran down the street and faced a young man who was threatening my neighbor with a baseball bat. With proper handling and some diplomacy, the fighting stopped. I offered my help to the neighbor — who was injured, and he refused; I also offered my phone to him so that he could call the police, but he refused.

I did not ask for a reward nor any recognition, but the least thing I expected was for the newspaper to accuse me or my store.

If all concerned and involved citizens are treated like I was treated in the newspaper, I can assure you there will be fewer involved citizens in our Wedge community. They are likely to turn and lock the other way.

The problem of kids loitering in the area is everybody's concern, and we do our best to resolve these problems when they occur. And, it is untrue that we allow youths who are underage to drink in our place of business.

I hope that I have responded to all your accusations and in the future I hope that any further reports will be professionally handled.

Thank you,
Danny Stephano

Editor Replies: The WEDGE was of the understanding that incident took place closer to your business. We regret the error.

Debbie Messmer and Staff:

Thank you for including "Hope's Spectrum Suite Boutique" (at 489 South Ave.) among the "Holiday Hot Spots for Shoppers." I was quite surprised! and very delighted.

I was not expecting such a boost for holiday shopping at my store, and am grateful for the attention (it is and was needed!).

Have a Merry Christmas and a Happy New Year!

Thank you again.

Sincerely,
Hope Seddon
December 9, 1982

Proud Lends A Hand

Assemblyman Gary Proud of the 131st Congressional District assisted the South Wedge Planning Committee (SWPC) and the Southeast Area Coalition (SEAC) unwind the technical snafus connected with Neighborhood Preservation Grants (NPP) each group had filed with the New York State Division of Housing and Community Renewal. NPP grants help with neighborhood revitalizing, rehabilitation, organizing and education.

SEAC received \$51,708 to continue its NPP-programs. SWPC received \$40,000 for its programs. SWPC's grant was one of 13 new grants approved this year. SWPC received independent funding this year for the first time. In prior years, SWPC's grant was administered by SEAC.

"It has been the keystone of all my years in public office to assist neighborhood groups in their dealings with governmental agencies," Assemblyman Proud said. "I hope I will have the opportunity to serve SEAC and SWPC in the future," Proud said.

Not Just A Sunday Drive

Group Sales, Benefit Performances, Subscription Drives, Performances for Small Businesses, Grant Proposals, Individual and Small Business Patron Drives, paperwork, phone calls, constant conversing by volunteers, staff members, board members, Youtheatre supporters and other members of the family...

All are elements of the Rochester Community Players 1982-83 Patron Campaign. We are doing everything we can do to support the community players in their 59th season of presenting fine community theatre for the people with which we live. We have ideas about classes, workshops and ways to use our space that would fill the next 59.

We're giving our full support. The one thing we can't do is give yours. Will you?

Contributions may be mailed to: Patron Campaign, Rochester Community Players, 820 Clinton Avenue South, Rochester, N.Y. 14620. For more information call Jane Barish at 473-8130.

Assist Housing Effort

A City of Rochester "Office of Human Services Planning" grant awarded to the Rochester Center for Independent Living, Inc. (RCIL) to assist disabled adults in find affordable, accessible housing. A service and advocacy consumer organization, the Center provides, among other essential services, information, referral, advocacy related housing, and seeks to work with landlords and housing managements in providing and developing accessible housing. An important aspect of this work is community education about the needs of handicapped tenants and their ability to live independently.

"Accessibility" has various meanings, depending on one's handicap. To a hearing impaired person, it may mean installing "visual alert devices" such as doorbells or smoke detectors. To a person in a wheelchair, it means a ramped or ground level entryway, wide doors and hallways, and bathrooms with adequate turning space and grab bars. Many semi-ambulator persons look for first floor apartments with few steps and sturdy handrails.

RCIL-housing staff are constantly searching for affordable rental units for disabled tenants. Area residents can help by supplying information or names of landlords who can provide housing. Establishing community rapport is an essential aspect of the Center's housing program. Contact Ann Ward or Cindy Tichacek at the Rochester Center for Independent Living, 1400 Mt. Hope Ave., 275-0250.

Tool Library's Open House

On Saturday, Dec. 4 1982, the South Wedge Tool Library hosted an Invitational Open House. This was not only a celebration of the Tool Library's second year of operation but, also a way of expressing gratitude to our members for their continued support.

Representatives of the South Wedge Planning Committee were present to talk to members of the Tool Library. Discussions centered around current rehab projects in the neighborhood, projected workshops and City grant programs available in the South Wedge area.

As people conversed, they also enjoyed Brunch, consisting of fried chicken wings, sandwiches, cheeses, garlic bread, cookies and cider and coffee.

The weather was unusually mild and a nice cross-section of our neighborhood enjoyed the opportunity to get together.

Special thanks goes to Winnie Bryant, who prepared such a delectable spread and helped make the occasion a success.

Editor Of The Wedge Messmer, A Pro

This issue of *The Wedge* marks the new year with a change at the editorial level. Deb Messmer, who guided the paper from its early S.O.S. days to its present form, resigns her position as editor, to devote her considerable talents to her new post as President of SWAT.

Deb's tireless efforts in raising the quality of *The Wedge* to commendable levels of professionalism will be sorely missed; but the present staff is gratified to know that she will be close at hand to lend her expertise and counsel.

In her multiple roles as editor, writer, layout designer, in her cheerful efforts in advertising, distribution and finances, was the driving force behind *The Wedge's* rise to the premier ranks among Rochester's neighborhood newspapers.

Debbie's enthusiasm and wit; her competence and her calm were an inspiration to all the staff, and it has been a joy to work with her.

We wish her every success in her work with SWAT and thank her for her many hours of selfless effort.

STAFF

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Manson News

WEDGE is a newspaper published monthly in a cooperative effort by South Wedge Planning Committee, Oakland Park Neighborhood Association and South Wedge Acting Together. These organizations, their members and the staff make every attempt to provide accurate coverage of neighborhood news as well as local, state and national news that affects the neighborhood. Articles in this paper do not necessarily reflect the views and/or opinions of the above mentioned organizations, their staffs or their members. Please send any story suggestions, new releases, etc. to EDITOR, c/o 38 Hickory Street, Rochester, NY 14620, before the 15th of each month preceding the issue in which you want information announced.

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PROFILE:

Winnie Bryant: Wedge Dynamo

by Art Grimwood

On November 15th, longtime neighborhood resident and activist Winnie Bryant was elected to a two-year term on the Southeast Area Coalition's (SEAC) board of directors. A variety of neighborhood residents feel that a more responsible and committed person would be difficult to find. She will be the first board member and resident from the South Wedge in quite a while.

As a member of the South Wedge Planning Committee (SWPC) for the past three years, Winnie has been invaluable to SWPC's Urban Work Camp, a summer employment project for youths, which has painted six houses in the area in recent years. She lined up property to be painted, referred youths to the program, and secured funding for it from Rochester Jobs, Inc. She has also aided area-residents in applying for HILP grants and loans, and allowed her own home to be used in training people for still another SWPC program, the SWPC Energy Project. She is also a

member of South Wedge Acting Together (SWAT).

Winnie was largely responsible for the success of a recent fund-raising spaghetti dinner held for SWPC at Calvary-St. Andrews Church.

A member of Mt. Vernon Baptist Church for many years, she recently did all the cooking for another large scale dinner for senior citizens.

Winnie and her husband, Joe, live on Hamilton St., where she provides day care service for area-youngsters. It's a vocation that she is well qualified for, having six children of her own. She is also noted for her gardening skills.

The following comments, made by friends and acquaintances, are typical when describing Winnie: "Any time someone needs help, she will be there."

"Short on words, but long on action."

"Not afraid of responsibility."

"A really super nice lady."

Winnie is, in a myriad of ways, a fine addition to SEAC's board of directors. She brings with her a womanhood, a blackness and a balanced perspective.

Zaner Gallery now represents Steinfeld

The Zaner Gallery, Rochester's finest gallery specializing in contemporary works on paper and painted sculpture, is proud to announce the addition of Buffalo artist, Ellen Steinfeld, to its growing stable of recognized and innovative talents.

Steinfeld is a 1982 recipient of the coveted CAPS Fellowship and was one of five artists selected by Buffalo Evening News Critic, Anthony Banon, to be Buffalo's best bets for success on a national level.

Already on her way to fulfilling this prediction, Steinfeld had her first one-person New York show at the Maxwell Davidson Gallery this past September. Represented in Philadelphia by the Makler Gallery, her work was exhibited in a solo exhibition last spring and she also has a one-person show upcoming at the Hokin Gallery in Chicago.

Her work has been included in numerous group exhibitions, including the Allan Stone Gallery, New York; Sebastian Moore Gallery, Denver; Rochester Memorial Art Gallery; Albright-Knox, Buffalo; and the Everson Museum of Art in Syracuse, where she also had a one-person show in 1978.

For the past five years, Steinfeld's work has explored the colorful possibili-

ties of combining human, plant and animal forms in painted wall reliefs and sculpture. Mystic and often humorous, the pieces are constructed from birch and painted with rich acrylic color applied with lush brush work, creating a wide variety of textures. Zaner will be introducing these fine works, along with a selection of major new works by gallery artists, in their upcoming exhibition, "Zaner Artists/New Work."

In conjunction with the opening of the exhibition, Zaner is pleased to announce recent expansion to the second floor above the gallery. Joined to the main exhibition space by a spiral staircase, the area has been designed as a consultation room and will offer additional space for exhibition of works by gallery artists.

The public is cordially invited to attend an *Open House* on *January 15, from 2:00 to 8:00 pm* to preview "Zaner Artists/New Work" and to help celebrate the opening of the newly expanded space. Zaner is located at 100 Alexander Street on the corner of Clinton Avenue South. The exhibition will continue through *March 5*, and can be viewed on *Tuesday-Friday 11:00-4:00 pm*, *Saturday noon-5:00 pm*, or by appointment, 232-7578.



The Landmark Society of Western New York received a \$100,000 bequest from Miss Helen Ellwanger to preserve 100 yr. old trees and to promote an interest in horticulture.

Ellwanger Tour

by Mary K. Burke

Oakland Park-neighbors took a recent tour of the George Ellwanger Estate, 609 Mt. Hope Ave. Richard Riesem, Landmark Society Trustee and resident of the Mt. Hope Preservation District, guided the tour. The tour was conducted to acquaint area neighbors with the estate, its magnificent five acres and its overall importance.

Cindy Howk, neighborhood liaison and research coordinator for the Landmark Society, laid to rest a recent rumor that an older residence on the estate, built by Ellwanger for his son, would be sold to developers. Howk also pointed out the Landmark Society has been restoring parts of the estate — chimneys, roofs and woodwork — to protect them from further structural damage.

The ultimate decision of the estate, including the original Ellwanger home and carriage house, rests with Landmark Society-committee chaired by Susan Schilling, who also chairs the Campbell-Whittlesey House Museum Council.

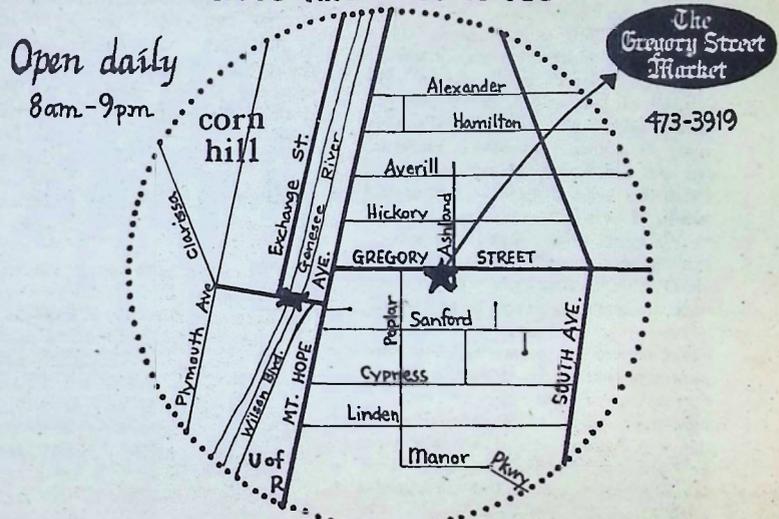
Further, as was pointed out, a \$100,000 bequest by the late Helen Ellwanger was to assist preservationists use "the grounds for to promote interest in horticulture and preserve old specimen trees and gardens planted by my grandfather about 1867."

As Riesem guided the tour he hinted that the garden itself might be open for the public's inspection in the Spring of 1983, and forever after that. It has been retained much of its original splendor over the last 115 years. Recently, a consultant has been retained to insure its future preservation. Considered a unique one nationwide, it was a central drawing card that brought the 69th Annual Meeting of the Garden Clubs of America to Rochester last summer.

The tour, comments made during the inspection of the estate, as well as other developments, have reassured many Oakland Park-neighbors that the Landmark Society is the steward of the rare landmark. The society's formation in 1937 was inspired by Helen Ellwanger's vision when there were few such organizations in the nation.

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Historical Office Granted Temporary Charter

by Josh Canfield

The South Wedge Historical Office was granted a "temporary charter." At last! The Board of Regents, Dept. of Education and State of New York has granted the three-year charter effective immediately. The news of the charter came from State Senator John Perry's Office on December 17. Sen. Perry was the "driving force" that finally convinced the board. Our heart felt thanks to him and his staff!

Apparently, the Board of Regents had several questions regarding the South Wedge Historical Office, but didn't require immediate answers and the temporary charter has been granted temporarily. After the questions are answered, a permanent charter is expected.

Their action allows several matters:

- The title to "Wedge House" can be taken, enabling the rehabilitation of the entire to proceed. However, the rehabilitation is now being delayed because the seller doesn't have "clear title" for the property. It is expected that this "title problem" will be resolved soon.
- The Historical Office is expected to apply to the state for "tax exempt status." Tax exempt status would allow purchases without paying sales tax.
- Grants can be applied for on behalf of the Historical Office.
- The Historical Office is expected to hold its first general meeting in mid-February. The meeting expects to accomplish several things:
 - Adoption of By-Laws: drafts will be

sent to all current members. Kindly bring the comments or expected changes, should any be necessary, to the February-meeting.

• Election of Officers: Those interested in being active in the Historical Office should call 325-3762, or 473-8212 and leave a name and telephone number. Members will be set.

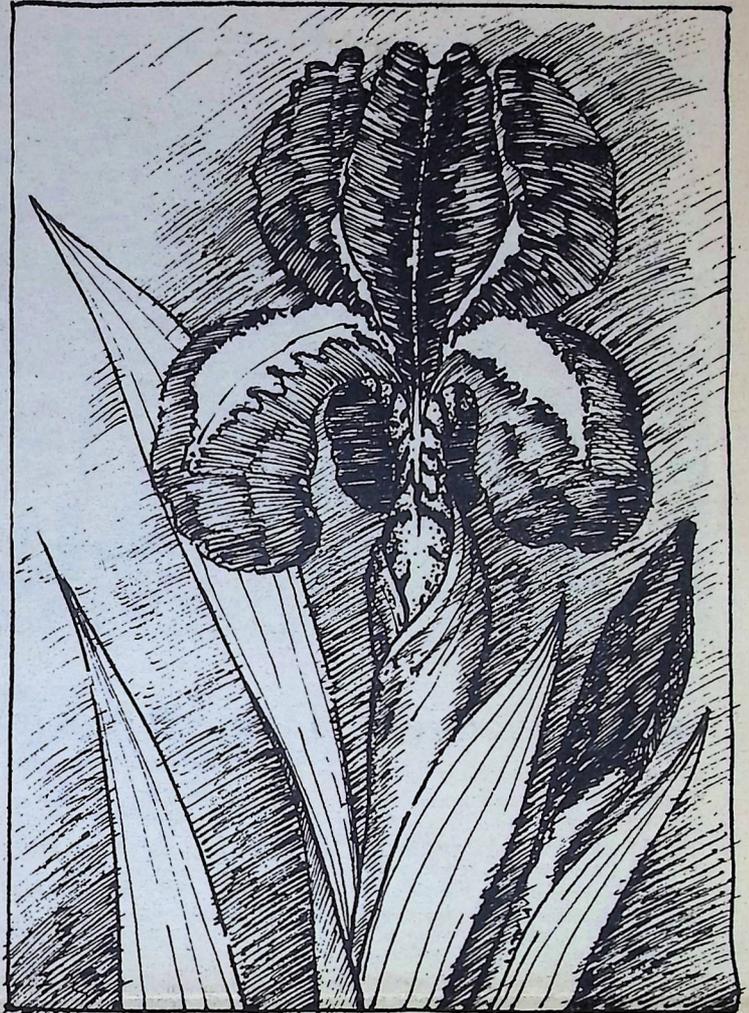
• Reception: refreshments will be served. Invitations will be sent to members in late-January. If you would like to help and support, kindly complete the membership form in this issue and mail to 43 Averill Ave., 14620. (memberships fees can be adjusted for those who are unable to pay the full fee to encourage more participation of South Wedge residents).

Hank Bradford, of Bradford Printing on S. Clinton Ave., has printed membership cards free of charge. The South Wedge Historian would like to encourage people to use Bradford Printing to thank it for its support.

The sale of the serigraph entitled the "Highland Park Iris" by area artist Bob Conge is going quite well.

With 100 (of 200) prints remaining, the price of the prints may be increased. This is a normal practice as the supply of "limited printed" dwindles. If you haven't purchased a print as yet, act now! Drop by and see, or call Muriel Steinberg at the Highland Hills Branch of Lincoln First Bank — 875 South Ave.; 258-6268 — to reserve a copy.

Remember, Help Support your South Wedge Historical Office. Mail in your membership today!



Highland Park Iris by Bob Conge lithographs are still available through the historical office.

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Address _____

NAME _____

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Gala Reception Held For Lincoln First

by Janette Tedesco

Lincoln First Bank's Highland Hills branch in the Wedge celebrated its 20th Anniversary with a gala reception in the Garden Club room of The Castle on Mt. Hope Ave. on Dec. 8.

As the focus of its celebration of 20 years service in the Wedge, the bank has commissioned noted Rochester artist Robert Conge to create a watercolor — "Highland Park Iris." The colorful prints made from the work reflect the strong influence of Highland Park and evoke the famous Elwanger & Barry Nurseries, early settlers in the Wedge.

The bank held a drawing for signed copy of 200 prints, awarding the prize to Herbert Zweig of Rochester. Bill Weber, vice-president of Lincoln First drew the winning ticket and the presentation was made by President Lon Longi. Other notable bank officials present were Peter Brown, senior vice-president, vice-president Paul Tuttle, and Dick Hodges, first branch manager of the Highland Hills branch.

The celebration, and the bank's program to raise funds for "Wedge House" were coordinated by Highland Hills branch manager Muriel Steinberg, with assistance from Mary Meunch and Kathleen Marshall.

Josh Canfield gave a short speech of thanks on behalf of the South Wedge Historical Office, co-sponsor with the bank in offering for sale a limited, signed edition of the Conge prints for a donation of \$100 or more. Funds from these tax-free donations will go towards the restoration of "Wedge House." A limited supply of the stunning "Highland Park Iris" is available at the Memorial Art Gallery and at the Historical Office.

The Wedge joins the neighborhood in congratulating Lincoln First on its 20th Anniversary at Highland Hills, and in thanking Muriel Steinberg for her efforts in this generous, creative community gesture.

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Crime Report



South Wedge Incidents Reported

This report is included in each issue of *The Wedge* to inform neighbors of the types of unpleasant incidences reported to the Highland Section of the RPD. Please be aware of unusual happenings, guard your home and self against them, and report any incidence to the police. Read the accompanying article to aid you in avoiding becoming a victim of crime.

- NOV. 17 Hamilton St: money and ceramic figurine stolen.
- NOV. 17 South Ave: bike theft.
- NOV. 18 Gregory St.: attempted theft of welding tanks.
- NOV. 19 South Ave: theft of cigarettes and food.
- NOV. 21 Hickory St: convertible top slashed.
- NOV. 21 South Ave: tires of parked car slashed.
- NOV. 21 Gregory St: subject threatened with knife and robbed.
- NOV. 21 Cypress St: motorcycle stolen from backyard.
- NOV. 22 Alexander St: tires of parked car slashed.
- NOV. 22 Averill Ave: cash and credit cards taken from house.
- NOV. 26 Mt. Hope Ave: stereo and speakers taken.
- NOV. 26 Hamilton St: house entered through window, stereo taken.
- NOV. 26 Alexander St: jacket and shoes taken.
- NOV. 26 Averill Ave: radio cassette, camera and knife stolen.
- NOV. 29 Mt. Hope Ave: two speakers and roller skates stolen.
- DEC. 2 South Ave: attempted burglary, alarm alerted police.
- DEC. 2 South Ave: 2,700 comics books taken.
- DEC. 4 Hickory St: roller skates taken from porch.
- DEC. 4 Averill Ave: window forced, CB-radio and cash stolen.
- DEC. 5 South Ave: store employee threatened with knife, cash taken (note: a suspect was arrested).
- DEC. 5 South Ave: paint poured on parked car.
- DEC. 6 South Ave: AM/FM radio stolen.
- DEC. 7 Hamilton St: car reported stolen.
- DEC. 7 Gregory St: AM/FM stereo stolen from unlocked car.
- DEC. 8 Mt. Hope Ave: purse containing wallet, cash, credit cards and

- checkbook stolen from locked auto.
- DEC. 10 South Ave: victim threatened with knife by two men, wallet with cash and credit cards stolen.
- DEC. 11 Bond St: refrigerator re. moved from rental property.
- DEC. 2 Mt. Hope Ave: tire and tire rim stolen from parked auto.
- DEC. 13 South Ave: window of parked auto smashed.
- DEC. 14 Mt. Hope Ave: food stamps stolen.
- DEC. 15 Bond St: attempted burglary by breaking window of front door; nothing missing.
- DEC. 15 Comfort St: down jacket taken from office.
- DEC. 17 Gregory St: battery removed from parked car.
- DEC. 17 Mt. Hope Ave: money taken from cash register of store.
- DEC. 19 Sanford St: wedding band, and pin taken from bedroom.
- DEC. 20 Mt. Hope Ave: store employee threatened with knife; money taken.
- DEC. 22 Meigs St: parked car broken into; speakers, calculator and tapes taken.
- DEC. 22 Linden St: door forced, and turntable and 8-track taken.
- DEC. 22 Gregory St: battery removed from parked car.
- DEC. 23 Averill Ave: clothing taken from house.
- DEC. 23 Mt. Hope Ave: sexual abuse.
- DEC. 23 Comfort St: battery, camera, earrings, tool box with tools taken from parked car.
- DEC. 23 Alexander St.: battery removed from parked car.
- DEC. 23 Gregory St: window entered, TV taken.
- DEC. 24 Sanford St: house entered and ransacked, nothing taken.
- DEC. 24 Hamilton St.: an arrest for stolen postage meter.
- DEC. 24 South Ave: assault with a deadly weapon.
- DEC. 25 Mt. Hope Ave: unlocked auto entered, tool box containing tools taken.
- DEC. 26 South Ave: car entered, suitcase, publicity photos and Santa Claus suit taken.
- DEC. 27 Poplar St: motorcycle vandalized.
- DEC. 27 Manor Pkwy: four wire hubcaps taken from parked auto.
- DEC. 27 Sanford St: headlight and tail-light broken on parked auto.

Be Alert For Suspicious Activities & Report Them To Police

SITUATIONS INVOLVING PERSONS

Door-to-door solicitors — especially significant if one goes to the back of the house and one stays in front. Can be men or women, clean cut and well-dressed.

SITUATIONS INVOLVING PERSONS

- Door-to-door Solicitors — especially, significant if one goes to the back of the house and one stays in front. Can be men or women, clean cut and well dressed.
Possible Significance: Casing for a burglary, burglary in progress, soliciting violation.
- Waiting in front of house.
Possible Significance: Lookout for burglary in progress.
- Persons short-cutting through yard.
Possible Significance: Burglary, casing for same, burglary in progress on an adjacent street.
- Persons running, especially if carrying items of value.
Possible Significance: Fleeing the scene of a crime.
- Carrying property, especially if the property is not boxed or wrapped.
Possible Significance: Offender leaving the scene of a burglary, theft, or robbery.

SITUATIONS INVOLVING PROPERTY

- Property in homes, garages, or storage areas, especially if several items of the same kind such as TV's, bicycles, etc.
- Property being removed from a house or building, meaningful if residents are

work, on vacation, or are known to be absent.

SITUATIONS INVOLVING VEHICLES

- Moving vehicles, especially if slow moving and without lights, following an aimless or repetitive course.
Possible Significance: Possible casing for a place to rob or burglarize, drug pusher, sex offender, vandalism.
- Parked occupied vehicle containing one or more persons — especially significant if at an unusual hour.
Possible Significance: Lookout for burglary in progress, true even if occupants appear to be lovers.
- Vehicle being loaded with valuables parked in neighbor's drive, even if the vehicle looks legitimate, i.e., moving van, repair signs, commercial vehicle.
Possible Significance: Burglary or other theft in progress.
- Abandoned vehicle (old or new) with or without license plate.
Possible Significance: Stolen auto or one used in a crime and abandones.
- Persons loitering around parked cars.
Possible Significance: Burglary of auto contents, theft or accessories, vandalism.
- Persons detaching mechanical parts or accessories.
Possible Significance: Theft or vandalism.
- Persons being forced into vehicle.
Possible Significance: Kidnapping, rape, robbery.

Who to Call at the Highland Section

Commanding: Capt. Robert Tacito

1st Platoon Supervisors, 11:30pm-7:30am
Lt. Donald Fenner
Sgt. Jon Eyagabroat
Sgt. Larry DeWolf

Crime Prevention, 3:30-11:30pm
Officer Joe Schwartz

2nd Platoon Supervisors, 7:30am-3:30pm
Lt. Robert Hill
Sgt. Charles Creller
Sgt. Richard Weaver
Sgt. Raymond Mosher
Acting Sgt. Gary Cannon

Highland Section Rochester Police Dept.
615 South Avenue
Rochester, New York 14620

Office Hours: 7:30am-4:00pm
business phone: 428-7262 & 428-7250
(non-emergency only)

3rd Platoon Supervisors, 3:30-11:30pm
Lt. Robert Dewey
Sgt. Anthony Dibellis
Sgt. Thomas Carnes
Sgt. Lloyd Swart

EMERGENCY PHONE: 428-6666
Non-EMERGENCY calls for Police
Service: 428-7070

4th Platoon Supervisor, 7:30pm-3:30am
Sgt. Jerome Conrad

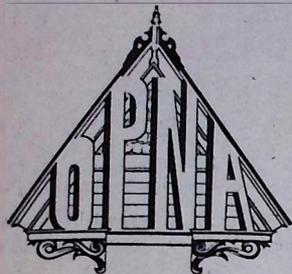
Crime Prevention, Community Liaison,
& Anti Fencing, 7:30am-3:30pm
Officer Thomas Laird
Officer John Dodge

Hope's Spectrum
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Rochester, N.Y. 14620

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OPNA General Meeting

Two local zoning controversies have occupied most of the attention of the Oakland Park Neighborhood Association lately:

830 South Ave., — The Highland Market

Damianos Stephano, who owns and operates this convenience store, applied for a zoning variance to construct a sizable addition to this store. Located at the corner of Linden Street, the store is a non-conforming use in a residential zoning district.

The lot is L-shaped. The area behind the store is obscured because it is also behind a garage that faces Linden Street.

The proposed addition would have extended 30 feet beyond the rear of the store, and come within one foot of property lines (on both sides) in the rear section of the lot. Only five parking spaces exist, and no additional ones were proposed.

OPNA was concerned that the addition would be used for retail area without increasing the available parking, and that Mr. Sephano had not clearly demonstrated his need to expand this non-conforming use. We recommended postponement of a decision until the issues were resolved, or denial of the variance.

Without denying Mr. Stephano's request for expansion, the Zoning Board of Appeals approved a modified variance. The addition can be constructed, but it must continued in line with the existing building. That allows better access to and maintenance of the back section of the lot and permits the addition of two parking spaces. The Board also added two conditions to the approval: the addition can only be used for storage, and the landscaping required by a previous variance must be finished *before* a building permit is issued.

It was a sound decision. It gave Mr. Stephano the relief he requested, while protecting neighborhood interests.

566 Mt. Hope Ave. (corner Linden St.)

This house was purchased in 1975 by Peter Psyllos, a co-owner of The Distillery. Substantial interior and exterior changes have been made, and the house now has four apartments.

However, Mr. Psyllos never obtained the required approvals from the City for the changes, and he was cited in October for several violations of the zoning ordinance and directed to apply for the approvals.

Of course, the City is not obligated to grant the approvals, and may require Mr. Psyllos to return the property to its previous condition.

As his first step, Mr. Psyllos applied for a Certificate of Appropriateness (c of A) from the Preservation Board for the exterior changes. A C of A is required because the house is in a Preservation District.

OPNA and SWPC members and neighbors attended the Preservation Board's meeting on the application, described the changes in detail, and recommended against an approval.

The Board hinted that outright approval of all the changes was not



OPNA's January 19 meeting will be held at the South Avenue Baptist Church.

OPNA NOTES

likely, and suggested that Mr. Psyllos and his lawyer meet informally with a Board member, a City staff person, and a neighborhood representative to develop an acceptable solution.

Mr. Psyllos agreed, and the meetings have begun. The results of the meetings will be discussed at the next OPNA meeting.

Mr. Psyllos will also be applying for a zoning variance to keep his four apartments. (The house is in an R-2 zoning district that allows only two). OPNA will follow that application with keen interest, too.

Steve Murphy, Chairperson
OPNA Zoning Committee

OPNA General Meeting Jan. 19

The Oakland Park Neighborhood Association will hold its first General Membership Meeting of 1983 on Wednesday, the 19th of January, at 7:30 pm, the South Avenue Baptist Church.

With the variety of Mt. Hope Preservation District issues, the meeting will feature a Preservation-oriented program following the business matters.

Cindy Howk, Neighborhood Liaison and Research co-ordinator of the Landmark Society, will deliver a slide presentation titled "Living Landmarks."

The presentation will be of particular interest to Oakland Park residents, living, as we do, in close proximity to some of Rochester's most notable Landmark properties.

*Like a good neighbor,
State Farm is there.*

Patrick H. Shearin

1423 South Avenue
(across from Al Sigl Center)
442-3742

STATE FARM INS.

South Ave 'Rec' Center

SOUTH AVE RECREATION CENTER

ADULT CERAMICS (pottery)

Wednesday evenings, 7:00 to 9:30 pm. Fee is \$20 for the 12 week course, to cover instructions and supplies. The next course begins January 12. Please pre-register.

AEROBICS FOR ADULTS

Monday and Thursday evenings at 5:15 pm and 6:15 pm. Please pick up a registration form for complete fee information.

CHILDREN'S FUN PROGRAM

Tuesday afternoons, 12:45 to 2:15. Fee is \$5 per month per child, 3-5.

PUPPETSTUFF PROGRAM

Friday afternoons, 3:30 pm. Learn to make and use puppets, ages 6 and over.

ROLLERSKATING

Friday evenings, 6:30 to 8:30 pm. For all ages. Families are encouraged to participate. Bring your own skates, please.

DANCE INSTRUCTION

For children. We are in the process of setting up a schedule. Classes will begin in January. Call the center for schedule and fee information.

For more information about these and other programs, please stop by or call the recreation center at 461-4790.



South Wedge

Planning Committee

SWPC NOTES

SWPC Meetings

November 4
November 18
December 2

COMMUNITY CONCERNS: David Merkel, new owner of a building on Cypress St. and Mt. Hope Ave., will make various exterior and interior changes to the vacated Century Color Labs Building. (Century's new headquarters is located on South Ave.) The building's pre-fabbed boards will be removed, an entranceway from the Cypress St.-side will be closed and a new entranceway — off the lot at the northern end — to the office will be installed.

Mr. Merkel will also paint the building's trim in subdued colors, and provide tree landscaping and clearly define the entrance to the parking lot.

Extensive changes are planned for the interior. Mr. Merkel has contracted with architect Michail D'Angelius to "gut" and modernize the interior space. Also part of project is an application to the City's Preservation Board for the brick work that will be performed. The building is part of the Preservation District and needs special permits for exterior changes. The building does have a certificate of occupancy, and no zoning variances are required.

The South Wedge Planning Committee reviewed the Peter Psyllos property, which is located at 566 Mt. Hope Ave, at Linden St. Mr. Psyllos renovated the building, which is also in the Preservation District, *without the proper permits.*

At the December 2 meeting, a representative from Rochester Gas and Electric, Mr. Andrew, attended and showed slides of the Urban Work Camp. The Work Camp is also progressing with an energy saving project.

Much of the work performed by the young men participating in Work Camp is going well. The camp teaches the young men responsibility. The exterior paint jobs and yard work also helps the senior citizens with their housing maintenance. Many seniors are physically unable or unable to afford much of the upkeep.

The youngsters are paid for their efforts and develop a sense of pride for themselves and their neighborhoods. Many of these young people are "ready" to be employed by area firms. For information about the Work Camp, call Anne Waasdorf at 325-4950 during business hours.

Plans are still in process for developing the Averill Court-site, which is located on South Ave. The sooner the site can be developed, the sooner neighborhood residents and businesses can benefit from the now-vacant site.

SWPC also looked into the application for a zoning variance connected with the Highland Market. And developer William Farmer is still interested in developing the "Stone Warehouse." Currently, Farmer is developing the building formerly used by Geck Plumbing Co. SWPC would like to see work started on the "Stone Warehouse" before it deteriorates much more.

Finally, the Tool Lending Library hosted an open house on Saturday, December 4th. The Tool Library is slated to move to the South Wedge Historical Office, at South Ave. and Sanford St., when the building has been renovated. Renovation plans are expected to begin soon.

SHOP the SOUTH WEDGE



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