



# the Mistletoe Express



A Publication of Historic Mistletoe Heights

March 2004

## Quick Bits

### Meet Our New Yard-of-the-Month Volunteers

I would like to thank the following three ladies for volunteering their combined time and efforts as the new Mistletoe Heights Yard-of-the-Month committee.

De De Barth	817-922-8966
Becka Elbert	817-923-8320
Celia Jones	817-924-1191

**ATTENTION:** Does anyone know the date for the annual Mistletoe Heights yard sale? Please email the editor at [carrk@charter.net](mailto:carrk@charter.net)

### March Calendar

- March 2 - Texas Independence Day
- March 3 - FWISD TAKS Testing
- March 15-19 - FWISD Spring Break
- March 17 - St. Patrick's Day
- March 20 - First Day of Spring
- March 27 - FWISD SAT Testing

*Due to a computer glitch and loss of email and address book, some submitted stories may be missing from this issue. Please accept my apologies if your story was not printed.*

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## Fort Woof Dog Park

The grand opening of Fort Woof Dog Park will be at 10 am April 3, 2004. Fort Woof Dog Park is located in Gateway Park, located just north of I-30 on the Beach Street exit.

Fort Woof Dog Park will provide five acres of beautiful land in Gateway Park for dogs to frolic off leash. A little over three acres will be set aside for large dogs and about 1.6 acres for smaller dogs. "My dog Wanda can't wait to run off leash at Fort Woof," commented Melissa Kohout, President of the Fort Worth Dog Park Association. Fort Woof Dog Park will also have benches, bags to pick up poop, and facilities to hose your dog down if they get dirty.



The City of Fort Worth voted to establish a dog park as a pilot program, but is looking to dog oriented businesses and dog owners to help defray the cost of ongoing maintenance of the park, which is estimated to be \$36,000 a year. Kohout says, "We are going to need everyone's help to make sure that Fort Woof is a success." The Fort Worth Dog Park Association is selling t-shirts at dog oriented businesses and is planning a 5k run as well as a Halloween Party at Fort Woof Dog Park.

If you would like to volunteer or donate to support Fort Woof Dog Park, e-mail at [contact@fortworthdogpark.org](mailto:contact@fortworthdogpark.org) or call Melissa Kohout at 817-924-7063. Or visit the website at [fortworthdogpark.org](http://fortworthdogpark.org).

"We look forward to seeing an invasion of four legged friends at Fort Woof Dog Park," barked Wanda.

## Let It Snow, Let It Snow, Let It Snow!

The news anchor on channel 8 said it was a 19-year record. At my house I measured almost 5 inches of snow and, although I have only lived in Fort Worth for 7 1/2 years, I wonder if 19 years is a bit conservative. We always seem to get ice, but not the snow. What a welcome sight it was. A few neighbors gathered at Newby Park Saturday morning to let our dogs romp in the fresh snow. None of them had ever experienced snow before. Jim Peipert was kind enough to walk the neighborhood and shoot some photos. I have included a few of them throughout this issue. Thank you Jim.



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## March Yard of the Month

For the month of March, we have picked 2312 Mistletoe Drive as the yard of the month. This is the home of Kent and Rebecca McKeever. During these drab days of winter it is so refreshing to see the vibrantly colored pansies lining the front walk and flowerbeds. Also, placing potted pines against the moss green brick of the house is a perfect touch. Be sure to keep your eyes on this yard in the coming months as both azaleas and dogwoods burst into bloom.

Happy Planting,  
DeDe Barth, Becka Elbert & Celia Jones



## WANTED: Landscape Designer

We are looking for a volunteer to develop a workable plan with plants and engraved bricks for the proposed pavilion at Newby Park. If interested please call 817-923-5510.

## Spring Cleaning is upon us!

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## The Airplane Bungalow

The Airplane Bungalow is another house type that emerged during the 1920s. There are many examples of this design type throughout Mistletoe Heights. The appellation "airplane" seems to have been applied after this style appeared on the market. This design was an attempt, modest at first, to extend the bungalow on the horizontal and accent the vertical.

The low gable roof forms are the key to the design. The gables are contiguous and successive as in other bungalows, but the massing of roofs is quite different. Not only are roofs built so that they grow out of each other on the facade, but gables abut the main roof on the side elevations. Smaller gables cover the second-floor sections. This kind of house looks like sections could have been added arbitrarily to the base structure, but that is not the case. All the roof and frame sections are tightly integrated, and there is nothing accidental about the design.

Typically, the airplane reflects the jigs and jogs in the walls. And since these bungalows are larger than traditional ones, a hallway appears on some plans. Nevertheless, most of the interior spaces follow an open floor plan.

Special exterior features of the airplane include thick, battered piers and porch columns, exposed purlins and rafters, and combinations of claddings and gable motifs. The proportion of window to wall area is quite high, windows are grouped in imaginative combinations such as bands, doubles, and triples, with wide cottage windows. Porches are extensively developed and include multiple interior and exterior accesses to porch areas.

In summary, the airplane bungalow is a wide, sweeping, dynamic house that was more successful in warm climates than in cold ones.

(Most of the information in this article was gleaned from *American Vernacular Design 1870-1940*, written by Herbert Gottfried and Jan Jennings.)

Martin Herring

**Characteristics:** One story and a partial 2nd story for bedrooms, sun porch, sleeping porch.

**Often Had:** Low pitched gabled roofs, overhanging eaves, great proportions of windows to wall (cottage paired, triple windows), large deep porch.



### City of Fort Worth Landmark Plaques

City of Fort Worth Landmark plaques are available to those who live within the boundaries of the Historic District and those whose homes have been individually landmarked. The brass plaques are round with a star design.

The plaques may be purchased through the City's Planning Department. If you are interested in buying one, please contact Karen Gilmore at 817-871-8001.

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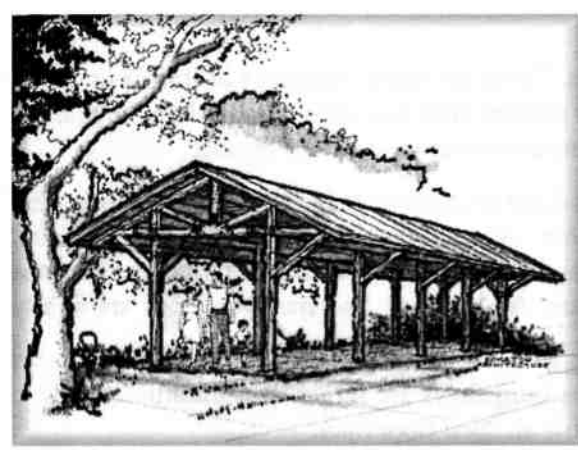
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# Calling All Friends of Newby Park



The **Newby Park Pavilion** fund-raising campaign has officially kicked off! With an estimated budget of \$40,000 in construction costs and an additional \$10,000 for enhancements, fund raisers such as the sales of engraved bricks and a computer laptop raffle will be conducted. We are also soliciting corporate sponsors and support from the City's Park Department. We know you'll want to be a part of this worth-while and enduring neighborhood project.

**This pavilion is for you and your family's enjoyment. With your help, these two innovative fundraisers will get the pavilion project ball rolling.**

## LAPTOP COMPUTER RAFFLE - DON'T PASS THIS UP

Who couldn't use one? Purchase a chance to win a Dell laptop computer for only \$25 per ticket. Hey, the odds of winning are super! Tickets sales began at our MH meeting on February 10, and households will also be contacted individually. The raffle drawing will be held at the MHA meeting on May 11. Enter as many times as you wish. **For tickets, email name, address and phone to [carrk@charter.net](mailto:carrk@charter.net) or [PHSFtW@aol.com](mailto:PHSFtW@aol.com).**



## PERSONALIZED ENGRAVED BRICKS

Be a part of the pavilion and posterity! Purchase a personalized, engraved brick for \$100. What a great idea for any friend of Newby Park. Engrave names of family members, friends - even pets. The tokens of love and remembrance are limitless, and it will be there for generations to come. The bricks will be displayed in or around the pavilion. All brick purchases are considered tax-deductible donations.



### Engraved Brick(s) Application:

Please print your message(s) below to include up to 3 lines of text with a maximum of 13 letters per line per brick. **Make checks payable to:** Friends of Newby Park, and mail to: 2218 W. Rosedale St. So., Fort Worth TX 76110.

Brick #1

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Brick #2

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Brick #3

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Brick #4

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**Want to order more bricks? Questions? Call 817-923-5510.**



## How to Get Your Historic Tax Freeze

*The following is only part of a Historic Tax Freeze document provided by Heather White. If you would like the document in its entirety, please email the editor at carrk@charter.net.*

You'll need to obtain the latest form from Historic Preservation Planning, and write a plan for improving your property according to neighborhood guidelines. Your plan needs to account for how you'll spend 30% of the current value of the improvements on your property (in other words, the total tax value minus the land value). What I did was write a plan for the next 10 years. My estimates were more than double what I needed to spend to get the tax freeze. You don't need professional estimates; your own best guesses are fine. Also, you can cut to the chase and apply for a Certificate of Appropriateness for the work you plan to do, a required step in the tax freeze process.

You can also count work done in the last five years that met neighborhood guidelines, but wasn't presented in a plan beforehand. This worked to my advantage as well because it meant I could count everything I'd done since I bought my house, as well as "emergency" expenditures I didn't plan on (like my new gas line). So, depending on how recently you bought your house and how much work you've done, you may find that you've already done enough in the past five years to qualify for a tax freeze, and all that remains is the paperwork. You can include any kind of improvement that would stay with your house if you sold it, including landscaping, curtains, kitchen appliances, smoke alarms, etc.

Once you have an approved plan, you can get to work! You have as long as you want to take—there's no deadline. In the meantime, your property taxes will continue their normal trajectory (up!) until you finish, at which time they'll be frozen for 10 years at the level where you applied.

You'll need to present copies of all your receipts, invoices, city inspections, and closed permits at the end. I would suggest you keep all applicable receipts separate and clearly notated with their purpose. Bear in mind that you can only count components of completed projects.

You'll need to attend one more Landmarks Commission meeting, but this time, as a Completed Project, you'll have a prime spot at the top of the agenda. Once your completed work has the approval of Historic Preservation, the Landmarks Commission and City Council you can contact your mortgage company to let them know your tax value has been frozen.

TAD will send you a form for each of the next 10 years; you fill it out and mail it back, and voila! - big tax savings. At the end of the 10 years, your tax value will be raised to market value and you can apply again, again taking as long as you want to finish.

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## Growing Tomatoes In Our Area

Most vegetables are better when home grown, but the tomato is especially more delicious when fresh out of the garden. They are easily grown in our climate, and need to be placed in a sunny location. If you do not have a vegetable garden, you may grow a few plants in a flower bed or large pot and be well rewarded with the results. Sometime around Easter is a good time to plant as a frost or freeze will kill the tender plants.

As nematodes are prevalent in our area, it is best to buy a plant that is nematode resistant. This information is usually shown on the container when you buy a plant. Strong stems and a healthy color green in a plant are desirable, and one that is about 8-10" tall usually transplants well. Super Fantastic and Celebrity varieties do well here, and the Porter tomato is excellent for production if one likes a smaller tomato. The Super Fantastic and Celebrity produce a tomato about 2-3 inches in diameter, are meaty, and have a wonderful taste.

In transplanting the plants to your soil, you need to dig a hole deeper than the height of the plant, fill in with potting soil, and put some fertilizer in the bottom of the hole. Tomatoes like an acid soil, so Osmocote or Miracle Gro are good choices. Put the tomato plant in the hole deep enough to cover most of the outgrowing branches. Leave about 3-4 inches above the ground, and fill hole with good potting soil. It is a good idea to place a barrier around the stem of the tomato to ward off any insects such as a cut worm. Aluminum edging may be cut to appropriate lengths to form a ring about 10 inches in diameter. Water the plants thoroughly, and a tomato cage can be used to help support the plant. Mulch, such as straw, etc., added to the top of the soil is good to retain moisture.



Happy Gardening,  
Patsy Slocum

## Your Contributions Appreciated

I want to thank the neighbors who have submitted stories and articles for the Mistletoe Express. I also want to encourage others to send in suggestions, articles or stories. Your submissions are always needed, welcome and appreciated.

Kyle Carr, Editor



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## Minutes of the MHA (Potluck Dinner) Meeting

### Newby Park

Patsy Slocum discussed the ongoing fund-raising project for the pavilion at Newby Park and reminded members that inscribed bricks can be purchased for \$100 (see form on page 4 for lettering).

Patsy also told us that the Association is selling tickets for the raffle of a laptop computer at \$25 each. Specific information on the computer is not yet available, but it will be worth \$1,200 to \$1,300. Tickets may be purchased from Association officers or other neighbors who have them.

### Zoo Parking

Carol Zuber-Mallison sits on a committee dealing with zoo parking. She reported that a proposal will be presented to the City Council to build a pedestrian bridge over the Trinity River to a city-owned lot at River Run Plaza that zoo patrons could use.

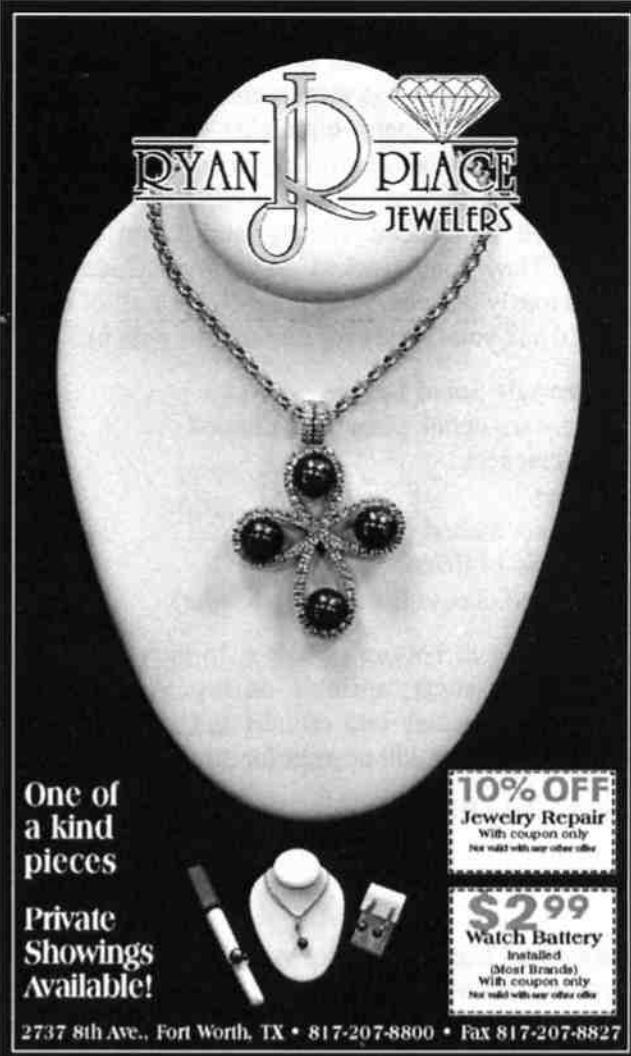
The second phase of this plan would be to build a parking deck on the east side of the existing zoo parking lot.

These are efforts to reclaim the archery field as usable park space.

### Police Report

Officer Briggs reminded everyone to put their belongings away and keep house and garage doors closed and locked.

Respectfully submitted,  
Mary Ellen Peipert, Secretary



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## Recipe Donated by Special Request

The annual Pot Luck Dinner proved to me once again that Mistletoe Heights has some outstanding cooks and chefs. Amongst the many highlights was a dish that everyone at our table was raving about. This in turn caused a search mission led by our NPO David Briggs and assisted by Eileen Richey and Carol Zuber-Mallison. They soon tracked down Judy Gude who most graciously has passed on the recipe for all of us to enjoy. A thank you to Judy for sharing this with us.

### Hot Pineapple Salad Recipe

3 - 20 oz. cans chunk pineapple, drained

36 - Ritz crackers

3/4 c. sugar

1 - stick oleo, melted

5 tablespoons of flour

1 1/2 c. grated cheese (I use mild cheddar)

Pour pineapple in bottom of a 9 x 13-inch casserole. Mix flour and sugar; sprinkle on top. Add cheese. Crumble Ritz crackers into crumbs and sprinkle them over the top. Bake at 350 degrees for 30 minutes.

Tom and Eileen Richey

### Sausage and Egg Casserole with Sun-Dried Tomatoes and Mozzarella

1 pound Italian sweet sausage, casings removed

Cup chopped shallots

2 garlic cloves, minced

Cup chopped, drained, oil-packed, sun-dried tomatoes

4 tablespoon chopped fresh parsley

5 large eggs

3 large egg yolks

1 cup half and half

1 cup whipping cream

2 cups grated mozzarella cheese

Teaspoon salt

Preheat oven to 375 F. Butter 13x9x2-inch glass baking dish. Sauté sausage in medium nonstick skillet over medium heat until brown and cooked through, breaking up with back of fork into small pieces, about 10 minutes. Add shallots and garlic and sauté 3 minutes. Add sun-dried tomatoes and 2 tablespoons parsley; stir 1 minute. Spread sausage mixture in prepared dish. (Above can be made 1 day ahead. Cover and refrigerate.)

Whisk eggs, egg yolks, half and half, whipping cream, 1 1/2 cups cheese and salt in large bowl to blend well. Pour egg mixture over sausage mixture in dish. Sprinkle remaining 1/2 cup cheese and 2 tablespoons parsley over top. Bake until top of casserole is golden brown and knife inserted into center comes out clean, about 30 minutes. Let stand 5 minutes before serving. Makes approximately 8 servings.

*Molly Kanthack's note: After making this dish several times I recommend baking until it begins to bubble, then check for doneness.*

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Scott, Jodie, Ashlyn and Katie Moore

2343 Mistletoe Boulevard  
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2300 Mistletoe Boulevard  
Glenda Herring  
Dean Dearman

2308 Irwin  
Michael Danella

2312 Mistletoe Drive  
Kent and Rebecca McKeever

2210 Weatherbee  
Bob and Elise Jackson and their two sons

2225 Edwin  
Scott and Lauren Norville and son

2329 Irwin  
Betty Sisk

Please let us know if you have a new neighbor or if you know of someone who has recently moved to Mistletoe Heights. Contact Wyatt Teague at 923-2330.



## Thank you, Mistletoe Heights!

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## French Toast Recipe Worley Homestead Inn Bed & Breakfast

Makes 12 servings. Preparation time: 15 minutes  
Cooking time: 40 minutes

2 tablespoons light corn syrup  
1/2 cup butter  
1 cup brown sugar  
1 8-ounce loaf French bread  
5 large eggs  
1 1/2 cups milk  
1/2 teaspoon vanilla  
1/4 teaspoon salt  
Cinnamon, to taste

Lightly grease a 9" x 13" baking dish. In a small saucepan over medium heat, heat the corn syrup, butter and brown sugar until butter is melted and mixture is smooth, about 3 minutes. Pour into prepared pan. Slice bread and place in pan as tightly as possible.

In a large bowl, whisk together the eggs, milk, vanilla, salt and cinnamon. Pour over the bread mixture. Cover and refrigerate overnight.

The next morning, preheat oven to 350° and bake for 35 minutes, until firm.

*Molly Kanthack's note: I add 6 large eggs instead of 5, use 2 cups of milk instead of 1.5 cups, and tend to make thicker slices of the French bread. I also double the amount of vanilla.*

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## NEIGHBORHOOD CLASSIFIEDS

Ads are free for Mistletoe Heights residents and may be submitted to the editor. The deadline is the 20th of each month. Ads must be renewed monthly except for service classifieds (i.e.: babysitting, mowing, etc.), which are renewed yearly. Please notify the editor (carrk@charter.net) if you would like to renew, discontinue or update your ad.

### **Dreaming of a Lush and Texas-Tough Landscape?**

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### **Mary Kay Cosmetics**

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### **Baby Sitter Needed**

Mature, responsible and attentive teenager from the neighborhood needed to watch our three- and one-year old children on occasion. Must be available to sit at our house on an average of twice a month, usually on weekend evenings, possibly until 2 a.m. We live at 2320 Mistletoe Dr. and can be contacted at 817 922 0417. Robert and Lisa Bonilla.

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Lily B. Clayton Elementary	922-6660		it.ftworth.isd.tenet.edu/116/
Paschal High School	922-6600		
Kate Singleton - Historical Preservation	871-8012	kate.singleton@fwgov.org	
Southside Preservation Hall	215-8600	HallTess@earthlink.net	www.southsidepreservation.com
The T/Longhorn Trolley	2158600		www.the-t.com
Trinity Railway Express	871-8809		www.trinityrailwayexpress.org
Wendy Davis - City Council District 9		district9@fortworthgov.org	ci.fort-worth.tx.us

MHA Officers	Street Reps (listed by blocks)	Neighborhood Police Officer	Publishing Information
<b>President</b> Jeff Gibbons 926-0079 <b>Vice-President</b> Tom Richey 923-7352 <b>Secretary</b> The Peiperts 926-4117 <b>Treasurer</b> Alex Blanton 926-1792 <b>Newsletter Editor</b> Kyle Carr 907-5759	<b>2200 W. Rosedale South</b> Carrie Johnson 926-9776 <b>2300 W. Rosedale South</b> Kimberly Helixon 927-4641 <b>2200 Irwin</b> Gary Willis 924-4000 <b>2300 Irwin</b> Ingrid/Steve Kelly 921-0768 <b>2100/2200 Mistletoe Blvd.</b> Gil DeHoyos 926-6409 <b>2300/2400 Mistletoe Blvd.</b> Lisa Stewart 924-9666 <b>2100/2200 West Magnolia</b> Sherry Choate 923-7335 <b>2300 West Magnolia</b> Susan Pressley 923-6061 <b>2100 Harrison</b> Elizabeth Sims 926-3548 <b>2200 Harrison &amp; Jerome</b> Scott Doty 924-2644 <b>2300/2400 Harrison</b> Faye Dowdle 926-7571 <b>2100 Mistletoe Ave.</b> Neataw Engels 927-2468 <b>2200 Mistletoe Ave.</b> Richard/Christi Yantis 924-2857 <b>2300 Mistletoe Ave.</b> Kathleen Walker 926-9095	<b>2100 Edwin</b> Lynn Herrera 926-9991 <b>2200 Edwin</b> Wyatt Teague 923-2330 <b>2300 Edwin</b> Tom Richey 923-7352 <b>2100 Weatherbee</b> Judy Gude <b>2200 Weatherbee</b> Susan Harwell 923-8806 <b>1100 Clara</b> Jack and Lorri Kendrick 924-2800 <b>1200 Clara</b> Betty Arvin 924-7088 <b>1100 Buck</b> Janet Gallagher 921-9027 <b>1200/1300 Buck</b> Simone Scott 924-3838 <b>2100 Morphy</b> Debra Tice 921-4651 <b>1100 Mistletoe Dr.</b> Kim Musgrove 923-6785 <b>1200 n 1500 Mistletoe Dr.</b> Rochelle Graham 927-2967 <b>2300 Mistletoe Dr.</b> Sandy Tarpley 924-9215 <b>Forest Park Blvd.</b> Steve McReynolds 926-7955	<b>EDITORIAL POLICY</b>  Articles and letters to the Editor are welcomed. To be published as written, letters must be addressed to the Editor, signed and include a phone number. Anonymous letters will not be published. Articles may be submitted for publication, signed or unsigned, subject to approval and editing by the Editor. Letters to the Editor are limited to a half page (approximately 350 words). Please submit to carrk@charter.net or 2217 W. Rosedale St. So. <i>The deadline is the 20th of each month.</i>
<b>MHA YEARLY DUES</b> Dues are \$5, \$10, \$25 or more. Your dues help to defer the cost of this newsletter, the Mistletoe Heights phone directory and many other neighborhood functions. Dues are accepted by Alex Blanton (call for address - 926-7235).	<b>Neighborhood Police Officer East of Forest Park</b> Officer D. B. Briggs Office 871-8948 Mobile 991-8473 Email: BriggsD@ci.fort-worth.tx.us	<b>Neighborhood Police Officer West of Forest Park</b> Officer Jamie Johnson Mobile 994-3409 Pager 998-0478 Email: jamie.johnson@fortworthgov.org	<b>ADVERTISING INFORMATION</b> To place an advertisement or for actual mechanical sizes, please call Nancy Brown at 923-7146. Ad rates are: business card size \$15, 1/4 page \$30, 1/3 page \$45, half page \$55, full page \$100, and pre-printed 8 1/2 x 11 insert flyers \$50. <i>The deadline is the 20th of each month.</i>