



# NEIGHBORHOOD ASSOCIATION NEWSLETTER | SUMMER 2025

Courtesy of the Junius Heights Historic District  
Board of Directors

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## JUNIUS HEIGHTS RECEIVES TEXAS HISTORICAL MARKER



The Junius Heights Historic District Board of Directors dedicated the official Texas Historical Marker on Sunday, April 6, at the Column Park, 1623 Abrams Road. The plaque commemorates the Junius Heights Land Rush of 1906 when, at the stroke of midnight, September 2, 1906, a pistol was fired and most of the lots were quickly sold in what *The Dallas Morning News*

labeled the “record sale of Dallas and Texas.” The community of Junius Heights was born and a century later, in 2006, the Dallas City Council created the Junius Heights Historic District.

The Junius Heights columns that originally served as the entry to the neighborhood were removed during the widening of Abrams Road. The columns were rebuilt in their current location and rededicated in 1975.

JHHD Board Member Martha Heimberg spoke at the rededication of the columns 50 years ago and was one of our featured speakers at the dedication of the Texas Historical Marker this April. Other dignitaries included representatives from the Dallas Landmark Commission, the Park Board, the Dallas Office of Historic Preservation, Preservation Dallas, the Dallas County Historical Commission, and District 14 City Council Member Paul Ridley. A Proclamation from Laura Bush was read.

This is the wording on the Texas Historical Marker:

### Junius Heights Land Rush of 1906

When the Dallas streetcar’s Elm Street Line was expanded beyond the existing city limits in 1906, developers flocked to create new housing in former cotton fields now easily accessible by public transportation. One of these new developments was the neighborhood of Junius Heights. Development firm Hann and Kendall invited would-be homebuyers to take the new streetcar out to see the properties with the promise their fares would be refunded.

On Sunday, September 2, 1906, the streetcars arrived for the first time into Junius Heights. Buyers toured the neighborhood and perused the sites. However, since it was Sunday, no sales were allowed. Buyers leisured until well into the night. At exactly midnight, a starting pistol fired, and buyers rushed to grab a card from the lot of their choice and bring that card to one of eight salesmen to claim their lot. By 12:45 a.m., nearly every lot was sold. By Wednesday, every lot was claimed. Most lots cost \$250-\$350, with some reaching \$500. Ten dollars cash down payment was required, with \$5 per month from lots under \$350. \$20 cash and \$10 per month was required for larger lots. Interest was six percent.

Residents constructed homes in a number of styles, including a large number of Craftsman houses, Prairie, Folk Victorian, Tudor, Colonial Revival, Eclectic, Neoclassical, Queen Anne, Spanish Eclectic and more. One hundred years after the Land Rush, the City of Dallas created the Junius Heights Historic District, which was the largest Landmark District in Texas at that time. The Junius Heights District encompasses ten different developments platted between 1903-1915.

— René Schmidt

## PAUL RIDLEY WINS THIRD TERM AS DISTRICT 14 CITY COUNCIL REPRESENTATIVE

Council Member Paul Ridley was first elected to the Dallas City Council in June 2021, reelected for a second term in June 2023, and has now begun his third two-year term as our District 14 Representative. Ridley, a licensed architect with a law degree from the University of Texas, founded three different law firms over the course of his career. He lives with his wife Joan in Munger Place, an Old East Dallas historic district where he has lived for 30 years.

We asked Council Member Ridley to comment on his goals for District 14 and the City of Dallas in his upcoming term:

“I’m honored to continue serving the residents of District 14. In this next term my top priority is public safety. Dallas has seen a notable drop in violent crime since 2021. I’m committed to continuing that progress by supporting our police officers and first responders. I look forward to working alongside our new Chief of Police, Daniel Comeaux, to advance quality of life policing strategies and improve response times.

My other priorities include championing a comprehensive

historic preservation plan through the City Council, enhancing quality of life for our neighborhoods, improving pedestrian safety and walkability, increasing the availability of attainable and affordable housing, and ensuring smart, sustainable growth across the district while preserving our established neighborhoods.

With the adoption of Forward Dallas 2.0 and the Parking Reform ordinance, we’ve made meaningful progress toward a more livable city. I will continue to advocate for policies and solutions that reflect the needs and values of District 14.

As always, I will work in close partnership with neighborhoods and city staff to ensure that District 14’s unique character is preserved and its needs are addressed.”

If you have questions for Council Member Ridley, contact him at 214-670-5659. To sign up for the District 14 email newsletter, scan the QR code.

— Martha Heimberg



# JUNIUS HEIGHTS HISTORIC DISTRICT'S DIVERSE ARCHITECTURE HAS BROAD APPEAL

Junius Heights Historic District, designated a Dallas Landmark District in 2006, is spread over 190 acres, and contains over 700 structures. Of these structures, 500 houses were built between 1906 and 1940. These many historical structures are characterized by three main styles. The most numerous are Craftsman bungalows, with 205 examples, and Prairie style houses, with 70 examples. Craftsman and Prairie style houses, with their low-pitched gabled roofs and porches supported by tapered square columns, were influenced by the Arts and Crafts movement, and gradually moved from California

across the country. We also have 50 Tudor style cottages, with their steeply pitched roofs, decorative-half-timbering, tall, narrow windows and large chimneys topped by decorative chimney pots. JHHD hosts an annual home tour for a look inside some of our handsome houses.

Thanks to Eric Graham and René Schmidt for their ongoing survey of JHHD structures. Style descriptions are from *A Field Guide to American Houses* by Virginia & Lee McAlester.

— Martha Heimberg

## THE NEW WAY TO APPLY FOR A CA

The City of Dallas has changed the way to submit an application, now online only through the DallasNow portal.

A Certificate of Appropriateness (CA) is a permit that allows for exterior alterations, including landscaping, construction, or demo of a contributing or noncontributing home in historic districts such as Junius Heights. **Scan the QR code to read more about how to apply for a CA.**



— Eric Graham

## SUPPORT A SAFER NEIGHBORHOOD

Help keep Junius Heights safe by sponsoring a permanent 18" x 24" metal Neighborhood Crime Watch sign for your block! Each sign is professionally installed on a stop sign of your choosing and costs just \$50 (installation included).

Your support sends a clear message: our community looks out for one another. Want to sponsor a sign for your street? **Email JuniusHeightsCrimeWatchers@gmail.com to get started!**

— Brian Jackson

## JUNIUS HEIGHTS AND FRIENDS GARDEN CLUB

A not-so-well kept secret in the neighborhood is the **Junius Heights and Friends Garden Club Facebook group** where friends, neighbors, and near neighbors gather online and occasionally in person to learn, admire, sympathize with, or support the efforts of fellow garden enthusiasts.

Linda Tomczak, the group administrator, shares tips to ensure a healthy yard this summer:

“To control mosquitos, remove any standing water. Even water in a plant saucer or soggy soil is enough to hatch mosquitos. Use mosquito dunks or granules in birdbaths and rain barrels, as they kill mosquito larvae but won’t harm wildlife or pets.

A three inch layer of natural wood mulch is the best way to protect plants and trees from weather extremes.”

— Eleanor Graham

## FRIENDS OF WILLIS WINTERS PARK MEETING

**Friends of Willis Winters Park invite you to attend our first annual community meeting** on Saturday, June 21 from 10 a.m. to noon at Willis Winters Park, 101 S. Glasgow Drive, at the small basketball court by the pavilion. Here you will have an opportunity to ask questions about the park and learn about upcoming events and projects.

Willis Winters Park is a historic community park established in 1922 and is the heart of our community. Friends of Willis Winters Park was formed in 2020 and have been working to improve our beloved park in ways that are beneficial to all while bringing the surrounding communities together. For more info about Friends of Willis Winters Park, scan the QR code.



— Barbara Cohen, FOWWP President

## WHY YOU SHOULD ATTEND THIRD THURSDAY JUNIUS HEIGHTS HANGOUTS

Third Thursday was first envisioned on September 22, 2022 by long time resident Mara Rothman while she and others were hosting a Junius Heights North Texas Giving Day event raising funds for a variety of community efforts. The idea was simple: set a recurring time and place for neighbors to come together, socialize and simply catch up with one another. The very next month, Third Thursday began!

Garden Café was chosen as the hangout place, given its friendly staff, cozy atmosphere, quality local fare, and its

location within Junius Heights Historic District. The crowd never ceases to amaze me. Many regulars show up each month as well as new faces and first timers who pop in to say hello. It’s an amazing way to get to know neighbors and reconnect with those you haven’t seen in awhile.

**Add it to your calendar now: every third Thursday of the month at Garden Café, starting at 6 p.m. Join us!**

— Noel J. Aveton, JHHD President



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