

Cherrywood Neighborhood Quarterly Meeting

Agenda items include:

- Austin Historical Survey Presentation
- Future of Hancock golf course: presentation by Austin Parks Department
- Update on Schieffer area separation effort
- Land Use and Transportation update including:
 - 3900 Manor Road development
 - 4020 Airport Blvd. recommendation (for action)

**Wednesday
May 16
6:30–8:00pm
MAPLEWOOD
ELEMENTARY**

SECESSION IN CHERRYWOOD?

by Steve Wilson

SCHIEFFER-AREA RESIDENTS MOVE FORWARD WITH CAMPAIGN TO BREAK FROM CHERRYWOOD, DESPITE QUESTIONS ON CONSENSUS AND TRANSPARENCY

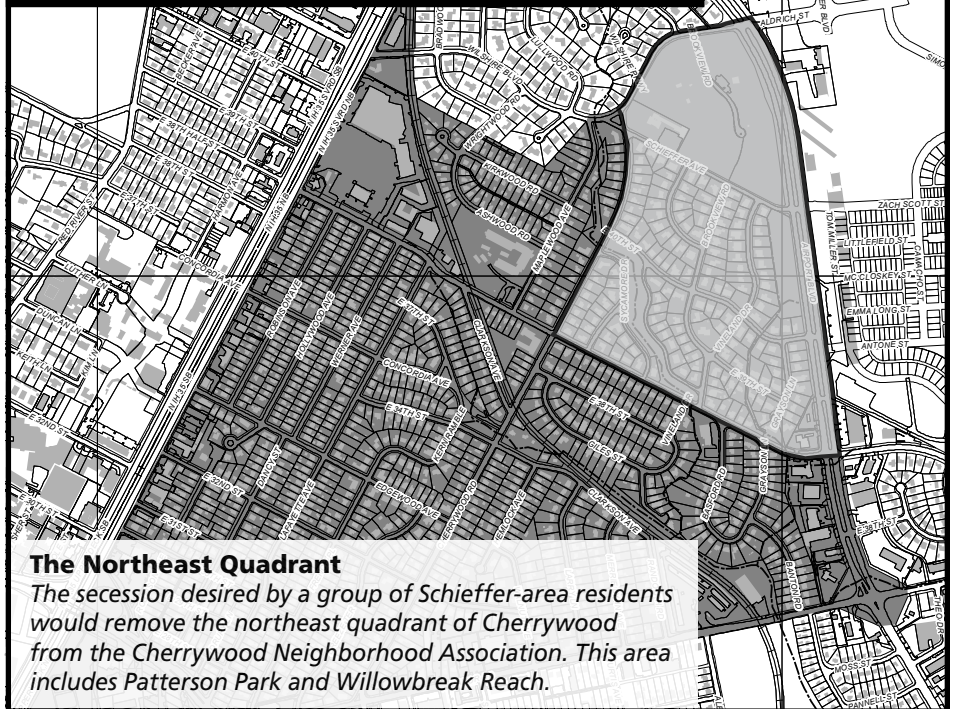
A group of neighbors in the northeast quadrant of Cherrywood have mobilized to break off their area from the Cherrywood Neighborhood Association (CNA) and merge it with the adjacent Wilshire Wood/Dellwood I Neighborhood Association (WW/DI). Commonly called Schieffer because it once encompassed the Schieffer Neighborhood Association, the area spans houses on the west side of Cherrywood Rd. east to Airport Blvd., up north to Patterson Park, and down to the north side of 38½.

The group says it has gathered enough support from a petition drive to pursue talks with WW/DI in hopes that the association will vote the Schieffer area into its fold. However, some Cherrywood residents have questioned the group's process and transparency. As of press time, neither WW/DI or CNA has taken an official position on the issue.

The Secession Perspective

Schieffer resident David Boston says the movement arose independently among at least three different groups of neighbors. He says the groups came to believe that WW/DI could represent the

MAP OF CHERRYWOOD HIGHLIGHTING SCHIEFFER AREA



The Northeast Quadrant

The secession desired by a group of Schieffer-area residents would remove the northeast quadrant of Cherrywood from the Cherrywood Neighborhood Association. This area includes Patterson Park and Willowbreak Reach.

interests of the area better than CNA on a number of issues, particularly the rezoning of the 4020 Airport Blvd. property. (For the CNA and Schieffer group perspectives on 4020, see pg. 6 and pg. 7, respectively.) However, Boston stresses that 4020 is just one of many concerns that have inspired the secession.

"We have heard a wide range of reasons for change," says Boston. "They have run the range from: 'more direct

CONTINUED ON PAGE 8

Schieffer Group Public Meeting on Secession

When: Thursday, May 24, 6:30pm

Where: Genesis Presbyterian Sanctuary, 1507 Wilshire Blvd.

Note: The Schieffer group is in contact with its supporters, but for people in the Schieffer area who want to be counted as opposed to the move and can't attend the meeting, contact David Greene (dmgreene@igc.org, 512-828-7450)

Cherrywood Calendar of Events

Dates, times, and locations are subject to change. Please refer to the Google calendar on cherrywood.org for more information. Want to submit something for the online and FLEA calendars? Contact flea@cherrywood.org.

MAY 2012

- 5/7 APD Central East Commander's Forum.....6-8 pm
- 5/8 Austin Neighborhood Council East Sector Meeting..... noon-1 pm
- 5/9 CNA Steering Committee Meeting 6:30-8 pm
- 5/13 Mueller Neighborhood Association Meeting3-5 pm
- 5/16 Cherrywood Neighborhood Quarterly Meeting 6:30-8 pm
- 5/23 Austin Neighborhoods Council General Meeting..... 7- pm
- 5/28 Upper Boggy Creek Neighborhood Planning Team Mtg7-8:30 pm

JUNE 2012

- 6/6 CNA Land Use and Transportation Committee Mtg.....7:15-8:45 pm
- 6/10 Mueller Neighborhood Association Meeting3-5 pm
- 6/12 Austin Neighborhood Council East Sector Meeting..... noon-1 pm
- 6/13 CNA Steering Committee Meeting 6:30-8 pm
- 6/25 Upper Boggy Creek Neighborhood Planning Team Mtg7-8:30 pm
- 6/27 Austin Neighborhoods Council General Meeting..... 7-9 pm

JULY 2012

- 7/2 APD Central East Commander's Forum.....6-8 pm
- 7/4 CNA Land Use and Transportation Committee Mtg.....7:15-8:45 pm
- 7/8 Mueller Neighborhood Association Meeting3-5 pm
- 7/10 Austin Neighborhood Council East Sector Meeting..... noon-1 pm
- 7/11 CNA Steering Committee Meeting 6:30-8 pm
- 7/23 Upper Boggy Creek Neighborhood Planning Team Mtg7-8:30 pm
- 7/25 Austin Neighborhoods Council General Meeting..... 7-9 pm

CITY OF AUSTIN PUBLIC MEETINGS / E-NEWSLETTER

For a list of upcoming Austin City Council and City of Austin Board & Commission meetings, visit www.ci.austin.tx.us. You may also sign up to receive the City of Austin's e-newsletters at ci.austin.tx.us/news/notes.

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FIRE STATION #14 60TH ANNIVERSARY

Celebrate Flag Day by honoring Fire Station #14 with the presentation of American and Texas flags flown over Capitol buildings. These flags will be dedicated specifically to Station #14 on its 60th anniversary, a way to honor the firefighters and hazardous materials men and women for their valiant effort and brave work.



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If you have any questions or comments about **THE FLEA**, contact flea@cherrywood.org.

CHERRYWOOD NEIGHBORHOOD ASSOCIATION STEERING COMMITTEE

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If you have any questions or comments for the Steering Committee, please contact Aaron Choate at 796-0395 or email steering@cherrywood.org.

LISTSERVS | www.cherrywood.org

NeighborNet David Greene
Duplex Nation Net..... Wendy Morgan
Stuccoville..... Jack Darby



EVENTS AROUND THE HOOD

FRIENDS OF PATTERSON PARK

Final Free Mosaic Ceramics Workshops



When: May 6, 6–8 p.m.;
May 13, 1-3

Where: Flamingo Ranch
and Studio (May 13
location TBA)

Artist Stefanie Distafano has hosted workshops to produce mosaic tiles that will cover Patterson Park's pool equipment building. In these final sessions, come help create the larger pieces for the mosaic at her workspace.

Some of the mosaic tiles to adorn the Patterson pool building. Photo courtesy of Stefanie Distafano

More information (including location):
stefanie@flamingoranch.com

Third Annual Mueller Garden Walking Tour

When: Saturday June 2, 9 a.m. – noon

Where: Maps available at Ella Wooten Park

Join other avid small-space gardeners for a free walking tour of nine Mueller gardens. These pocket-sized landscapes make use of every square inch for native and adapted flowers, fruit and vegetables.

More info: bobandhelenmason@yahoo.com

Farmer's Market: Lettuce Give Thanks



The PopUp Hope Farmer's Market in the parking lot of Cherrywood Coffeehouse runs Wednesdays 4–8 p.m. through May.

Photo courtesy of Jennifer Potter-Miller

CHULA LEAGUE

Little Artist BIG ARTIST Spring Show



When: April 26–May 10

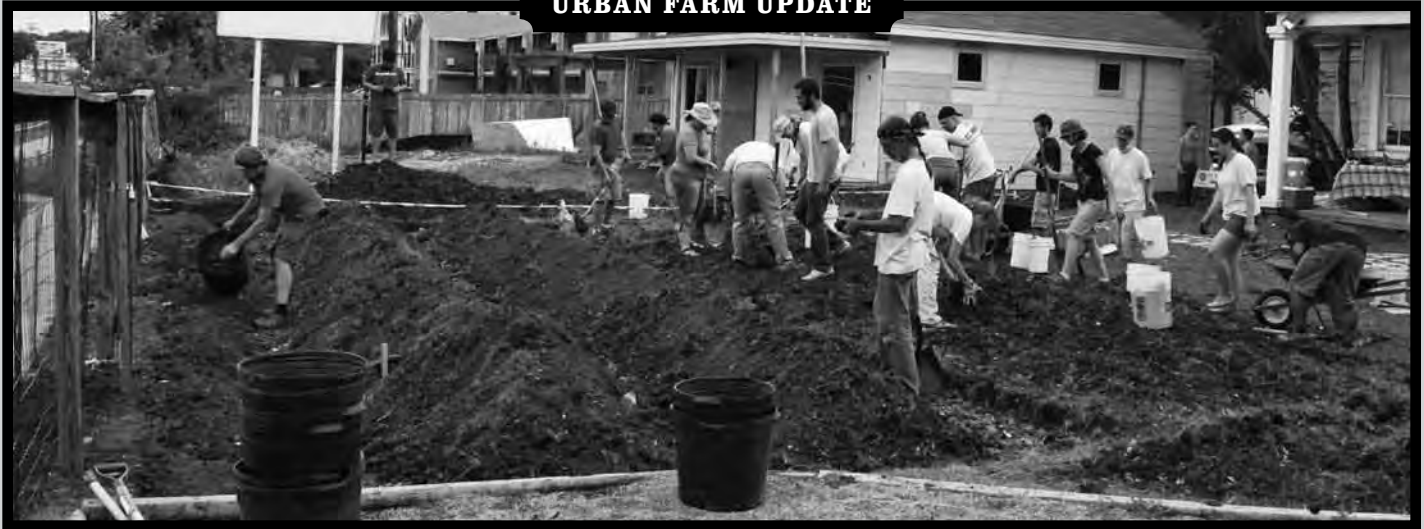
Where: Lobby of 100 Congress

*Photos courtesy
Jennifer M. Ramos*

This year, Chula League expanded its one-of-a-kind program to four East Austin AISD elementary schools: Maplewood, Blackshear, Harris and Allan. The program paired 27 "little" artists with 29 professional Austin artists for an intensive one-on-one mentoring experience over eight weeks. Together, they each created two works, one to keep and one for the silent auction at the Cherrywood Art Fair next December with proceeds benefitting their schools. The Art Fair funds the LABA program, along with the City of Austin Cultural Arts Division through the Texas Commission on the Arts and an award from the National Endowment for the Arts.

More info: www.littleartistbigartist.org

URBAN FARM UPDATE



Dig-In Event Preps More Farmland

By Terry Dyke, Urban Farming Task Force chair

This spring the farm added a new patch at **In.gredients**, a package-free local food store at 2610 Manor Rd. At a "dig-in" event, 20 volunteers prepared the 600-square-foot patch for production later this season.

Digging Into the Future

For next season, we already have two more hosts lined up and will have dig-in events for them late this summer. At that point, the neighborhood farm will have a total of about 1/8 acre in production. With 15 member households participating, we expect to have a distribution day almost

weekly, offering fifteen distributions over the 20-week season.

Sign Up Now for the Fall

The farm does have a short wait-list, but if you'd like to join for the fall season, please contact Terry Dyke at tdyke@bga.com.

More info: www.urbanpatchwork.org.

Photo courtesy of Terry Dyke

BLUE RIBBON YARD WINNER

How to Xeriscape a Steep Yard? Try a Waterfall

Nancy is the brains behind this charming approach to a challenging topography and the current drought conditions. "We wanted a xeriscape solution for our very steep front yard so we started creating rock levels," says Nancy. "The next thing we knew we had a faux waterfall and winding paths." What was the most rewarding part of the project? "Getting to meet neighbors out walking who came by to talk and see what we were doing," says Nancy.

While the judges admired the efforts of all the nominees, they were particularly enchanted with the creativity and hard work the Birdsongs dedicated to making their lawn unique and drought tolerant.

Got a Yard to Nominate?

The next BRY will be announced in the July *Flea*. Winners receive a \$25 Gift Certificate from Big Red Sun.

More info: Rebecca Kohout, rebecca@texperthomes.com or 512-415-9876.

JO AND NANCY BIRDSONG, 3307 WERNER

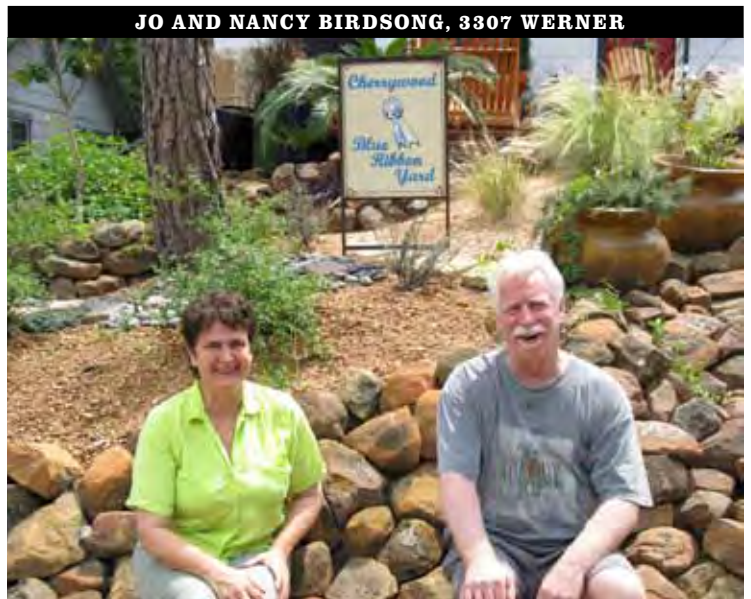


Photo courtesy of Rebecca Kohout

SENSE & SUSTAINABILITY

FRIENDS OF THE GREEN

Spring Rains Transform Cherrywood Green

New Growth, New Stairs

Nature's changes are continually challenging the volunteers of Cherrywood Green. The plentiful rains have made Cherrywood Green VERY green, making mowing, pruning and weeding a welcome challenge for our volunteers. We've built 11 steps down to the creek and still have another six or seven to go, hopefully by early May. Stair handrails will follow. This has been a big project, but promises to bring big rewards in allowing easier access to the beautiful creek area of the Green.

Volunteers Needed

Please consider becoming a volunteer to help us maintain the lot that we've transformed into a vibrant pocket park. We have limited resources and can use both physical help (mowing, weeding, litter pick-up), and managerial expertise (grant writing, fund raising, publicity, etc.). It doesn't take a lot of time, and the time spent has been very rewarding for everyone involved.

More FROG info: Mike Damal (michael.damal@gmail.com, 799-0287) or Girard Kinney (gkinney@kinneyarchitects.com, 478-5042).



The March 31 Book Swap at Cherrywood Green attracted dozens of neighbors and the musical stylings of Maplewood Elementary musicians. Photos courtesy of Jennifer Potter-Miller.

Scale Insects: Wax On, Wax Off Your Plants

Scale insects damage plants by sucking plant juices and causing yellowing, leaf drop or death to sections of the plant. They may be found on foliage, stems or even roots. They also produce honeydew, a sticky substance secreted by scales that allows growth of a black fungus called sooty mold that can further stress your plant.

Varying greatly in size, shape and color, scale insects are divided into soft scales and hard scales. When scale insects are first born, they find a place to settle down on a plant to feed and secrete wax to protect their bodies. The insects typically do not move for the rest of their lives.

—By Wizzie Brown

Tips for managing scale insects:

- Prune sections that contain scales and discard in sealed bags.
- Knock the insects from the plant with a high-pressure water spray.
- Treat the plant with insecticidal soap or horticultural oil.

Fleas in Cherrywood (the Real Kind) May Carry Typhus

If you come down with a high fever and chills that last longer than a few days with no congestion; if you feel headaches, body and/or joint aches; and especially if a rash appears on your torso around day four or five (but even if it doesn't), ask your doctor to test for typhus. Murine Typhus is a serious disease, now endemic to Austin, transmitted by flea. Many of the possums and raccoons in our neighborhood are carriers, and several neighbors have gotten the disease in the past few years. Unfortunately, many doctors in Austin remain uninformed about it, so it's up to you to insist on the simple test for the disease. Typhus does not go away without antibiotics, and the sooner you're treated, the less time a full recovery will require.

—By Deborah Palmer

4020 Airport: CNA Steering Committee's Perspective

by Girard Kinney, AIA, CNA Land Use and Transportation Committee Chair

LAND USE

4020 AIRPORT BLVD.

As reported in past issues of *The Flea*, the property at 4020 Airport Blvd. has caused much controversy in the neighborhood for over a decade. The owners who purchased the property in the early 1980s wanted to build an office building project, agreeing to a Restrictive Covenant that protected adjacent neighbors' interests by prohibiting many uses and tying the zoning to an approved site plan. In an important provision, no change can be made to the site plan or the covenant without support from a super-majority of the Austin City Council. This covenant has halted the site's development for almost 30 years.

In 2002 the Upper Boggy Creek Neighborhood Area plan recommended the zoning be changed to LR (Neighborhood Commercial) and that the FLUM (Future Land Use Map) designation be Neighborhood Mixed Use. However, apparently because of opposition from surrounding property owners, City Council left the zoning as LO (Limited Office), adding only "NP" (Neighborhood Plan), and designated the FLUM as "Office."

In 2010, CNA supported a VMU designation for the property and, over the objection of some adjacent property owners, City Council changed the zoning to allow mixed use (residential and office uses). They utilized the VMU designation to signal that a true mixed use project, including residential uses, was the future goal.

Last summer, with no warning, the 4020 owners filed for a FLUM change from "Office" to "Commercial," a zoning change, and asked to lift the Restrictive Covenant. CNA notified the city that we opposed all three requests. LUT appointed a task force of six neighbors, four of whom live in the northeast quadrant of Cherrywood at the heart of the secession issue. Led with aplomb by Lia Davis, the task force sought a compromise supported by the adjacent property owners, the neighborhood at large and the owners of 4020. While these three interests reached no consensus, the task force's findings informed the CNA steering committee position, which is as follows:

- FLUM CHANGE from Office to Neighborhood Mixed Use
- Zoning Change from LO-V-NP to LR-V-MU-NP
- Replace existing RC with a Conditional Overlay and Public RC as determined by city staff to prohibit uses not in the interest of the adjacent land owners or the neighborhood at large.

At its April meeting the UBC did not take action, instead postponing action until the item can be heard at the May 16 CNA General Meeting. Following UBC action, city staff will make its recommendation and the case will proceed to the Planning Commission, scheduled for May 22, and then to City Council for final action. Visit Cherrywood.org for CNA's complete recommendation, including the 40 conditions we recommend to address the concerns of adjacent neighbors and the neighborhood at large.

2900 MANOR ROAD (Value Sky Park site)

The Value Sky Park site falls entirely within the Cherrywood Neighborhood boundaries, and we've tried to achieve as many of the Cherrywood Design Guidelines as possible as this site has developed. Our vision was for a neighborhood-compatible, pedestrian-oriented, Mixed Use project through which a northern extension of Alexander St. would take traffic off Randolph and provide new retail, entertainment, office and dining destinations. However, a large multi-family project is planned for this site. The only vestiges of the vision we had are the small amount of mixed use along Manor and an internal drive we had envisioned as an internal public street. Though disappointed, we are encouraged that a very qualified development team will oversee the project.

TRANSPORTATION

UPPER BOGGY CREEK HIKE AND BIKE TRAIL

We have received no further information about the start date of the bicycle lane striping on Cherrywood Road, or the sidewalk on Maplewood, both of which have been approved by Cherrywood Neighborhood Association and which will probably be done (or at least started) this year. At our request, the city is investigating signalization at this intersection, either a full traffic signal or a button-activated pedestrian crossing signal. The LUT is also considering various solutions for the overflow parking onto Lafayette and E. 37th.

To learn more or to join the LUT Committee, contact Girard Kinney (girard@kinneyarchitects.com, 478-5042).

4020 Airport: The Schieffer Group's Perspective

by Brian Graham-Moore

In 2010, 19 homeowners within 200 feet of 4020 Airport Blvd. petitioned against the CNA neighborhood plan to zone the property for vertical mixed use. This type of zoning can lead to multistoried apartments above street-level businesses. Since November 2011, 62 residents within 500 feet have petitioned against changing the zoning. To achieve those numbers, door-to-door grass roots efforts were necessary, as so many of the residents do not read *The Flea* or use computers. A public meeting was held on March 12 at Austin Playhouse to get input and understanding of how to amend the restrictive covenant over this parcel of land. The city's Planning and Development office invited residents from 200–500 feet of 4020 to Genesis Church on March 19 to provide feedback. The residents gave the owners considerable feedback, none of it favorable.

The 4020 owners have requested GR zoning (Community Commercial, permitting a wide variety of retail businesses) and to terminate the restrictive covenant (RC). Anyone can inspect the original covenant at: [//www.ci.austin.tx.us/edims/document.cfm?id=12660](http://www.ci.austin.tx.us/edims/document.cfm?id=12660). The 4020 property owner representative has characterized the RC as old and

out of date. A neighborhood committee from the 200-foot residents partially agreed. They amended the covenant to address those clauses that needed changing. Interestingly, nine of the original 19 clauses needed no change at all. The entire amended covenant was offered to a CNA task force working on this zoning change request. The task force voted four to two against, but recommended some of the amended covenant language to CNA's Land Use and Transportation Committee. This removed the LO (Limited Office) zoning from consideration. The task force recommended LR (Neighborhood Commercial) rather than the LO. LR will permit certain retail businesses, none of which are permitted in LO. On April 11, the CNA steering committee voted to recommend LR-V-Mixed Use-NP and some of the amended covenant stipulations to the Upper Boggy Creek Association and Planning and Development.

Anyone wishing to review the amended covenant summary can contact Brian Graham-Moore at gmoore@mail.utexas.edu for an email of this two-page document. If that is not feasible, a print copy can be mailed to you.

Burglaries are Up (Everywhere but Cherrywood)

RECENT ARRESTS, GREATER VIGILANCE AND MORE POLICE RESOURCES INSULATE CHERRYWOOD FROM CITY-WIDE BURGLARY INCREASE

Cherrywood is enjoying a protective bubble from a city-wide burglary rate increase. Since the recent arrest of two home burglars in Cherrywood (the first in six years), the burglary rate in the area has dropped from an already-low to almost non-existent level.

How does an urban neighborhood east of I-35 with high crime rates only a year ago improve so swiftly? Two reasons: more of us are aware of who is on the street and the Austin Police Department is providing more resources. Over the last year, the Cherrywood Neighborhood Association undertook a significant effort to obtain more resources from APD and the Texas Department of Transportation (TXDOT) for deployment within

the neighborhood and along the I-35 corridor. TXDOT is altering the bridges and overpasses along I-35 for greater safety to pedestrians and bicycles.

CNA has also obtained more frequent maintenance of the railroad tracks and creek beds to make it harder for a burglar to sneak through high grass and hide stolen goods there. The proposed hike and bike trail along the tracks that CNA is lobbying for could help even more. Finally, CNA is now actively monitoring property crime cases originating with an arrest in Cherrywood. For the first time in CNA history, local prosecutors call us to discuss harsher criminal penalties for those who commit property crimes in our neighbor-

hood. No other neighborhood in Austin has this level of involvement with the City Council, police and the prosecutor's office.

Among local elected officials, County Commissioner Ron Davis, City Council members Cheryl Cole and Laura Morrison and District Attorney Rosemary Lehmborg have been especially responsive to CNA requests for more resources. And City Councilman Chris Riley has helped motivate the City of Austin to better maintain the right-of-ways. All of these individuals are up for re-election soon and deserve our support.

—Chris Wilson, *Outgoing Crime Prevention & Safety Committee Chair*

SECESSION IN CHERRYWOOD?

We have heard a wide range of reasons for change ... The reasons do not need to be justified. If someone wants a change then that is enough.

—David Boston, spokesperson for Schieffer secession group

representation,' 'righting old wrongs,' 'personal dissatisfaction,' 'it will increase the resale value of my house,' 'ready for a change,' 'too many meetings,' 'like the neighborhood the way it is,' 'thought we already were in Wilshirewoods,' 'it will better protect the creeks and trees,' 'CNA has become an oligarchy,' and many others."

"The reasons do not need to be justified," adds Boston, who participated in the drive to move the Schieffer area into CNA in the late 1990s. "If someone wants a change then that is enough."

A Petition and a Plan

Boston says that a core of around 20 or more neighbors with no central leadership volunteered their time to launch the campaign in earnest last October, when they began visiting homes in the Schieffer area multiple times. Over the course of several weeks, they spoke with neighbors and asked them to sign a petition in favor of their cause. Schieffer area resident Brian Graham-Moore also organized a meeting in March for property owners within 500 feet of the 4020 development. Earlier that month, the group delivered mail-in petition ballots with self-addressed, stamped envelopes. Their materials cite the 4020 development as a catalyst for the secession:

"As a result of the work we have done together on this zoning issue, it became clear to us that our neighborhood issues are more aligned with the interests of [WW/D1] than with the [CNA]," reads part of the petition they began to distribute in November. " ... We ask for your signature on our petition which would change our affiliation from CNA to [WW/D1]. If we receive signatures from at least 50 percent of the residents who reside in the boundaries of our neighborhood ... we will request that [WW/D1] accept us into their neighborhood association boundary."

A Process Comes into Question

When she received the group's mail-in ballot in March, Jennifer Potter-Miller, a resident of the Schieffer area and Communications chair of the CNA, posted on the NeighborNet listserv that the petition misstates CNA's position on 4020 (see pg. 6 for CNA's position). (Full disclosure: Potter-Miller is also associate editor of *The Flea*.) In the series of posts that followed, some neighbors claimed they hadn't received any letter or visit from the group. Graham-Moore reminded the list that the group had held a meeting with area residents, but Potter-Miller noted that the meeting was invitation-only and billed as a discussion on 4020, not secession. She and other posters began to question

the transparency of the movement. "I would like to know what the results of your poll were ... when your group will meet again, and when your request to move to [WW/D1] will be presented to them at their meeting," wrote Potter-Miller. "This process cannot take place in private any longer. I demand there be an opportunity for public discussion in a neutral place (not somebody's home) and a public vote BEFORE this is presented to WW/D1."

Boston defended the group's efforts to the listserv by pointing out how much less effort went into the campaign to vote Schieffer into CNA in the 1990s, mostly just "... leaving notices on doors. I believe it was only on 2 or 3 streets. At that time there were zero responses, as in 0.0. The non-response was counted as a yes vote." By contrast, Boston wrote, the Schieffer secessionists had visited each house numerous times. However, he noted that the Schieffer group would count non-responses as "yes" votes, as the previous group did in the 1990s.

Boston's message prompted a new round of posts that called the group's process undemocratic. David Greene, a Schieffer area resident and former CNA chair, argued that since the petition letter specifically states that the group would go to WW/D1 if it "receives signatures," then non-responses couldn't be considered actual votes. "Clearly," he wrote, "by that statement a non-response should not count as a 'yes,' since it would not be receipt of a signature."

Calls for a Public Meeting

The controversy spilled over from the virtual into the physical world at the CNA Steering Committee meeting in mid-April. Over the clatter of industrial beverage appliances at Cherrywood Coffeehouse, an exchange about the secession grew heated between neighbors on both sides of the issue.

"I'm extremely offended," said Schieffer area resident Amy Tsay. "I do not want to be part of a group that's hiding everything from the majority of the neighborhood."

After some back and forth, in which secession supporter Isaiah Tibbs assured the audience that the group was recounting votes to make sure no home voted twice, CNA Steering Committee Chair Aaron Choate and other steering committee members requested the Schieffer group schedule a public meeting on the issue. A few weeks later, the Schieffer group announced a public meeting for May 24 at 6:30 p.m. in the Genesis Presbyterian Sanctuary.

Boston says that beyond a recount to filter redundant votes, at this moment the Schieffer group doesn't plan to address other concerns raised about the balloting process. "You will never see a 100 percent successful election," he says. "Always it is the minority or opposition that questions the validity of any balloting."

Taking a broader perspective on the issue, Boston says if the secession process looks questionable to some people, then the 1990s effort he aided to join CNA in the first place

AFTER PETITION CAMPAIGN, GROUP SEEKS TO JOIN WILSHIRE WOOD/DELLWOOD 1 NEIGHBORHOOD ASSOCIATION

may as well be considered null and void. "It was done with minimal outreach and no formal vote by the Schieffer people," he says of the earlier effort. "Many Schieffer residents do not acknowledge or endorse the change that occurred in the 1990s."

Moving Forward

Public meeting or no, the Schieffer group has pressed on with its plans to leave Cherrywood for WW/D1. Leslie Lawson, president of WW/D1, says the association has included a discussion of Schieffer's annexation on the agenda of its next meeting, but as of press time that meeting has yet to be scheduled. As for the 4020 issue, Lawson says WW/D1 has not taken an official position, though she stresses that "the last time attempts were made to change the zoning and to alter the restrictive covenants on 4020, WW/D1 neighbors voted to support the wishes of the immediate neighbors of 4020." (Again, see pg. 6 and 7 for the CNA and Schieffer positions on 4020).

Boston says WW/D1 has a reputation for supporting neighbors directly affected by an issue, a primary reason the Schieffer group wants to come aboard. "WW/D1 has a more democratic and open forum process for resolving issues," he says. "It could be called grass roots from the bottom up rather than the top down. The WW/D1 structure does not allow as few as five people to determine major choices for the entire neighborhood."

In a move that caused confusion about the Schieffer group's motives, Boston recently registered with the city to revive the dormant Schieffer Neighborhood Association as the Schieffer/Willbrook, Crescent and Brookview Neighborhood Association). Some listserv posters and CNA steering committee meeting attendees assumed the Schieffer group wanted to run an independent neighborhood association, but Boston says he registered the association merely to re-establish the boundaries of the area.

A Cartographical Tug-of-War?

To neighborhood associations, boundaries are everything; to the city, they're essentially a moot point. Carol Gibbs, neighborhood advisor with the City of Austin Planning and Development Review Department, says anyone can register a neighborhood association with any boundaries he or she chooses. It's not uncommon for boundaries between associations to overlap, as they do with the plot of land claimed by both CNA and WW/D1 at the intersection of the I-35 frontage and the railroad tracks. Only a neighborhood association can change its own boundaries, so even if WW/D1 subsumes the Schieffer area, CNA would have to vote to relinquish its claim to the area.

In such a scenario, the two associations would go about their business much like normal, despite the disputed turf between them and confusion among residents about who represents them. Neighborhood associations send represen-



Voting in Schieffer area would greatly expand the boundaries of the Wilshire Wood/Dellwood 1 Neighborhood Association. WW/D1 plans a discussion (not a vote) on the issue at an as-yet unscheduled meeting.

I'd love to see a more open process and conversation. I would be more than willing to work with people to see how we can evolve the CNA so that more people feel like they can be involved.

—Aaron Choate, President of Cherrywood Neighborhood Association

tatives to the Upper Boggy Creek Neighborhood Planning Team based on their neighborhood boundaries, but UBC Chair Christopher Swanson says a disputed boundary would not affect either association's vote. He says no matter how the neighborhood maps may or may not change, CNA and WW/D1 would still send the same number of representatives with the same number of votes to UBC meetings. "We operate more like the senate than the House of

CONTINUED ON PAGE 10

Representatives," he says. "UBC would make sure everyone in the affected area has a vote and a say at what goes on at UBC."

The only real affect a disputed map may have on either association is damage to credibility when dealing with the city, developers or other parties with the potential to impact the neighborhoods. "When a case like 4020 comes along and two different neighborhood associations claim that property, what the Planning Commission and City Council hear is that these people can't get along," says Gibbs. "The city can't make you come to a consensus, but the lack of a consensus position just puts those charged with carrying out the public good in a tough position."

An Uncertain Outcome

Despite the hurdles ahead, the group remains confident it has a majority of support and that CNA will relinquish its claim to the area if WW/D1 votes to align with Schieffer.

"I hope CNA is reasonable in relinquishing the areas of overlapping boundaries north of 38 1/2," says Boston. "No one was told that there was not an exit strategy or that the move was irreversible when Schieffer joined CNA. To not realign the boundaries could be considered antagonistic to basic human rights and future cooperation."

Choate says that CNA would never force neighbors to stay in the association if they don't want to be there, but he says the neighborhood as a whole needs more conversation on the issue before anyone takes action. Beyond CNA's request for a public meeting on the secession, Choate has put the secession on the agenda for discussion (not for vote) at the May 19 Cherrywood Neighborhood Meeting.

"It kills me to see a group of people feel that they're not represented by a neighborhood association that truly feels it

has their best interests at heart," he says. "That's why I'd love to see a more open process and conversation. I would be more than willing to work with people to see how we can evolve the CNA so that more people feel like they can be involved."

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seasonal home maintenance tips



GUTTERS Check for fall leaves & debris to provide optimal drainage. Trapped moisture leads to moss and mildew which can damage your roof and walls. Check and make sure your downspout is clean, pointing 2 - 2 1/2 feet away from foundation walls.

ROOF Look for missing, broken or cracked shingles. Keep trees and shrubs that are close to the roof cut back to allow for proper ventilation and to prevent future damage.

PAINT If wood is left exposed, it can rot. Check for chipped and cracked paint, scrape off any falling paint and sand it down so there are no rough edges. After prepped, apply primer and then paint. Also, don't let dirt build up on your exterior - a good power washing can make your house look bright and new.

TREES & SHRUBS Keep branches cut back 7 feet from your roof and siding to prevent mold and mildew buildup. Trim out of control vines that can crack siding and allow moisture and pests inside your home.

LAWN Rake excess leaves, too many piles can cause grass to suffocate and contribute to dead spots in your lawn. Pull weeds and dead flowers from last season and replace with low maintenance flowers or shrubs that grow well in our climate.

INDOOR AIR QUALITY Replace filters once a month to help your A/C unit run smoothly. A properly cared for unit can help control humidity and moisture. Making sure the unit is clean and dirt free saves you money on your energy bills and keeps the house comfortable and cool. Also check that drain pans are draining freely and hose connections are leak-free.

*Read more at bit.ly/spring-maintenance

i sell in cherrywood

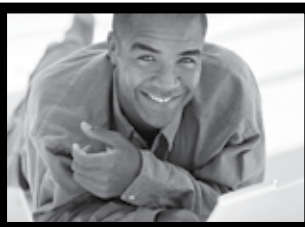
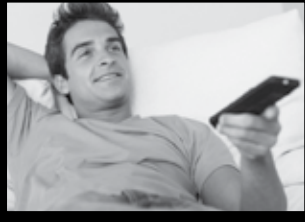


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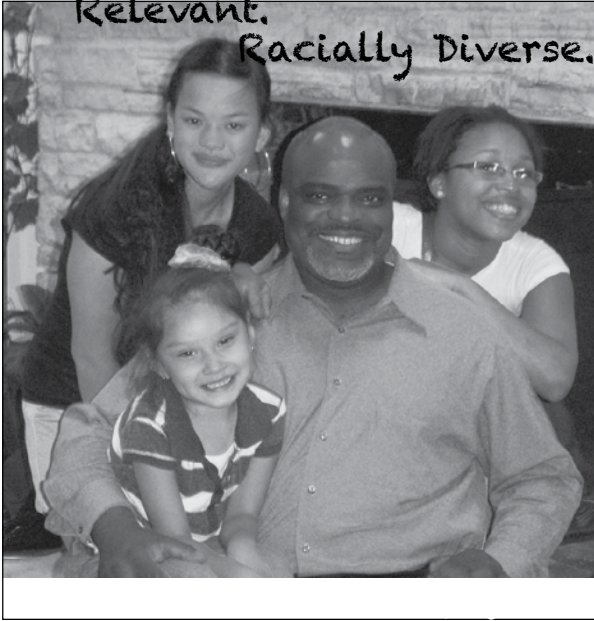
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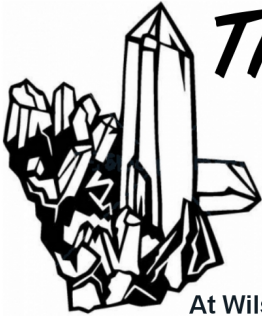
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WHAT'S HOT IN CHERRYWOOD

Area Market Shows Momentum in 2012

According to the Multiple Listing Service (MLS) report released by the Austin Board of REALTORS®, 1,283 single-family homes were sold in the Austin area in the spring of 2012, which is 16 percent more than this time last year. During the same time period, the median price for Austin-area homes was \$195,000, three percent more than the same month of the prior year.

Leonard Guerrero, Chairman of the Austin Board of REALTORS®, commented, "For nine months in a row, Austin has seen year-over-year increases in sales volume. In addition, we also saw a modest increase in the median home price in the spring of 2012, which could indicate more competition among buyers for a shrinking inventory of homes."

In early spring 2012, the Austin market had 4.2 months of inventory, 1.5 months less than the previous year. In addition, the market featured nine percent more new listings, 20 percent fewer active listings and 25 percent more pending sales in 2012 compared to the prior year. On average, homes spent 86 days on the market this spring, 12 days less than 2011. The Real Estate Center at Texas A&M University cites that 6.5 months of inventory represents a market in which supply and demand for homes is balanced. This means that the Austin market of inventory is significantly less and demand for homes is increasing. We're moving into a Seller's Market... so if you've been on the fence about selling your home, now is the time!

- * Sales up 16% in the past year.
- * Median price for home in Austin \$195,000, up 3%.
- * Average number of days on market: 86; 12 days less than a year ago
- * Active single-family homes on the market: 6,862; 20% less than a year ago
- * Total dollar volume of single-family properties sold is 22% more than a year ago.

Cherrywood Real Estate Report

Information below is based on active, pending and sold homes within our Cherrywood boundaries and comes from a total of 20 homes sold or on the market for the period of January 15, 2012 to April 15, 2012.

Homes sold in the past 90 days: **9**
 Homes currently pending sale: **5**
 Homes actively listed: **10**
 Average home for sale: **3 beds, 2 baths.**
 Average size home for sale: **1,482 sq. ft.**
 Average list price: **\$304,207.**
 Average home's selling price: **\$264,194.**
 Average price per square feet: **\$209.57.**
 Average time on market: **51 days.**

- * Trends from the previous 90-day sales statistics show that the average list price is up almost \$50,000! while the percentage of list price to sales price remains near the same at 95%. Homes are also selling faster by a couple of weeks. The highest priced home sold in our neighborhood was \$305,000 while the lowest was around \$199,950.
- * This means that our neighborhood compares very favorably to the rest of Austin where the average home price is \$189,000 and homes stayed on the market for about 81 days.
- * Average prices and values vary widely with the Cherrywood neighborhood boundaries. For a professional analysis of how your home compares in our market, call Rebecca at 415-9876.

The data for this report is provided by the Multiple Listing Service from the Austin Board of Realtors.

I've been a Cherrywood resident since 1972, call me if you're planning a move to a larger home, need to relocate, or know someone on the move.

Let me show you what I can do for you and how I can make your next move the best move of your life!



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 Broker Associate

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