

THE Flea



NOV 2013 | VOLUME 19 | NUMBER 4

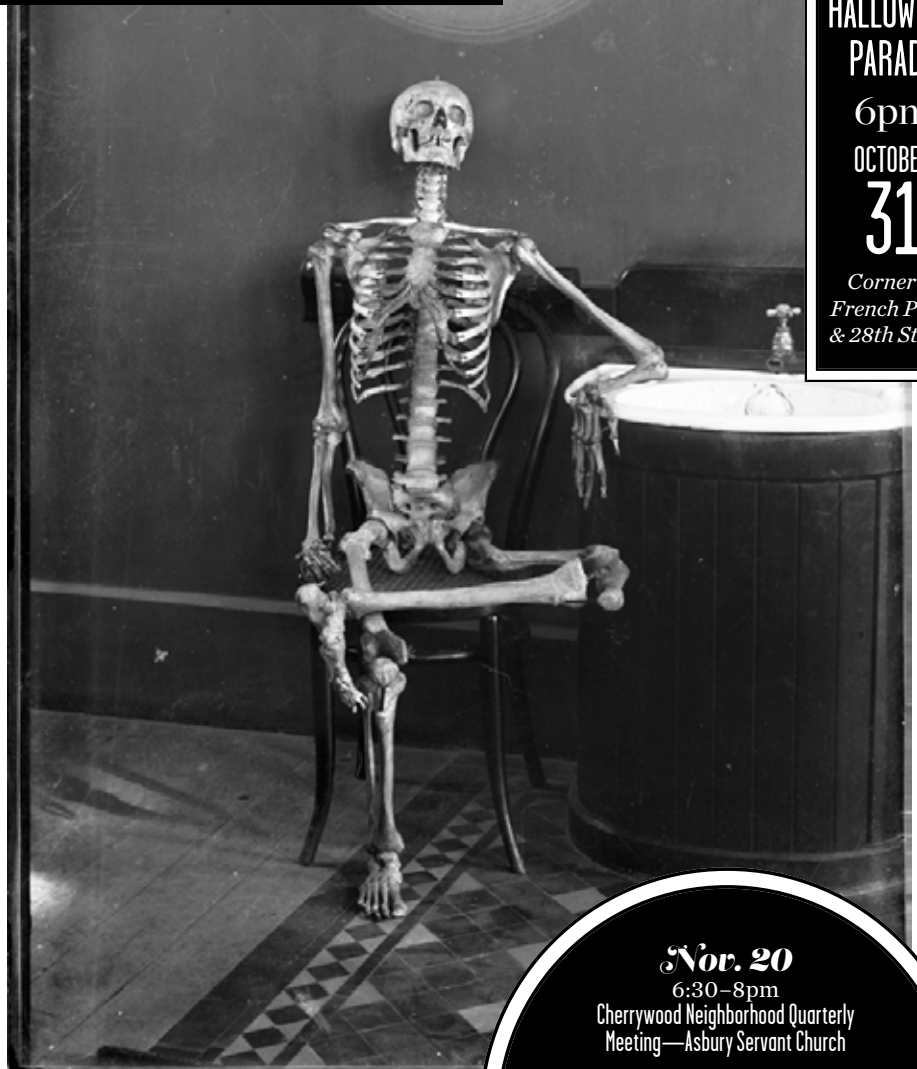
PATTERSON COMMUNITY GARDEN Soiled Vote?

Opposition to proposed Patterson garden delays vote, citing CNA bylaw infringement | by Steve Wilson

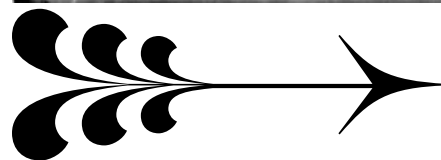
The ongoing battle over a proposed community garden in Patterson Park took another unexpected turn in August when Cherrywood resident Lisa Fuka cited Cherrywood Neighborhood Association bylaw infringement to question the validity of a vote over the garden's new location.

The 26 neighbors attending the August Cherrywood Neighborhood Quarterly Meeting were to make a binding vote on a new location for the garden near Patterson's skateboard ramp. Fuka argued that the latest issue of *The Flea* had not published an agenda mentioning the vote, and that the newsletter only arrived on doorsteps the weekend before the Wednesday meeting. Though the agenda had been posted on the NeighborNet listserv before the meeting and the vote had been discussed at other related meetings (such as CNA's Land Use and Transportation Committee), CNA bylaws state "All general and special membership meetings shall require written notice specifying ... an agenda describing issues to be discussed, and any possible actions ... delivered to each member household residence no fewer than five days ... prior to the meeting."

After Fuka made her case, Mark Smolen of CNA's Patterson Park Community Garden Task Force took the floor and said a binding vote would not impede the garden's progress because he wanted >>



BORED TO DEATH?
COME OUT to the **CHERRYWOOD HALLOWEEN PARADE**
6pm
OCTOBER 31
Corner of French Place & 28th Street



GOT TIME? GET INVOLVED

Like soup, a neighborhood is a harvest of nourishing things. Partake of that hearty broth by attending a Cherrywood event (pg. 2-3).

Nov. 20
6:30-8pm
Cherrywood Neighborhood Quarterly Meeting—Asbury Servant Church

Dec. 7
4-5pm
Cookie Social/Holiday Swap—Cherrywood Green

Dec. 7-8
10am-5pm
Cherrywood Art Fair
Maplewood Elementary

<< to give the Wilshire Woods/Delwood I Neighborhood Association and the Schieffer Willowbrook Neighborhood Association (which operates within CNA's borders) a chance to vote on the proposal as well. He suggested a straw vote to avoid jeopardizing the binding vote's legitimacy. Neighbors voted 25-1 in favor of the change. A binding vote is planned for the next quarterly meeting on Nov. 20.

The garden project as a whole has already been approved by CNA; the location change is a compromise requested by Austin's Parks and Recreation Department. Department officials rejected CNA's application in May, citing the opposition, but after Smolen told them he would appeal to City Council, the department agreed to work with CNA and the opposing group on a compromise.

4020 AIRPORT

Developers Present Plans for Contested Property

Exemptions requested for second option | by Sara Costa

In late September and early October, neighbors met multiple times with PSW Real Estate representatives Glen Coleman and Eduardo Garza to discuss two different proposals for the property at 4020 Airport. PSW has the land under contract and plans to build a mixed-use commercial and multi-family project. Coleman and Garza also discussed the possibility of building an all-residential project that would require two exemptions

from restrictions on the property. They presented the proposals at separate meetings to neighbors from Vineland and CNA's Land Use and Transportation Committee.

PSW's mixed-use proposal consists of 25 to 28 one-bedroom apartments above commercial space on the first floor. It would maintain limited business hours, honor light-trespass rules and keep the setbacks a minimum of 25 feet. This plan would require no variances or zoning changes.

The residential-only proposal consists of 17 to 19 townhomes on long 30 ft. lots with garage access through an alley off Airport Blvd. The developers said they created this option because some immediate neighbors oppose any commercial use at 4020. They said if most neighbors prefer the residential-only option, they would need their support to pursue two changes to the current restrictions:

- ☞ Removal of the Conditional Overlay clause mandating 35 percent commercial
- ☞ Removal of the required 8-foot masonry wall along the creek and Schieffer Ave.

WHAT GIVES?

Bouquet of Big Gulps

From the rotting carcass of the old florist at Airport and 38.5 St. shall arise a 7-Eleven sometime in the near future.

PHOTO COURTESY OF JENNIFER POTTER-MILLER



CNA UPDATE

HANCOCK HIJINKS For a good laugh about what ensued when a developer proposed turning Hancock Golf Course into Hyde Park's answer to The Domain, check out Emily Schwartz's Sept. 19 post on Cherrywood.org. **"NO" VOTE FOR RECONNECT AUSTIN** The ANC East Sector voted against the plan to tuck some of I-35 underground. **ORGANIZATIONAL REVIEW TASK FORCE: ON THE CASE** This team will report on its review of "appropriate adjustments to committee organization" for ratification at the Nov. 20 neighborhood meeting. Next up (near future, that is) the Bylaws Committee will look at CNA bylaws. **DEAD FLEAS** Shout-out to Aaron Choate and Dolly Ensey for digitizing old *Fleas* at miniurl.com/5tUY.

CHERRYWOOD NEIGHBORHOOD ASSOCIATION

Meetings

DON'T MISS OUT!



Wednesday, Nov. 20

Cherrywood Quarterly Meeting

@ Servant Church 6:30-8 pm

AGENDA: Community Garden (possible action), 4020 Airport (possible action), 10/1 Council Districts (possible action), Hancock, Reconnect Austin (possible action), CNA officers (possible action), Organizational Committee (possible action)

RECURRING MEETINGS

- FIRST MONDAYS:** APD Central East Commander's Forum 6-8 pm
- FIRST WEDNESDAYS:** Land Use and Transportation Committee 8-9:30 pm
- SECOND SUNDAYS:** Mueller Neighborhood Association Meeting 3-5 pm
- SECOND MONDAYS:** Friends of Willowbrook Reach 6:30 pm
- SECOND TUESDAYS:** Austin Neighborhood Council East Sector noon-1 pm
- THIRD WEDNESDAYS:** CNA Steering Committee Meeting 6:30-8 pm
- FOURTH MONDAYS:** Upper Boggy Creek Neighborhood Team 7-8:30 pm
- FOURTH WEDNESDAYS:** Austin Neighborhoods Council 7-9 pm

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.

**Blue
Ribbon
YARD**

{ AROUND THE 'HOOD }



3708 GRAYSON LANE: A MATTER OF TIME

Steven Smith and Becky Pastner wanted to improve their yard so they could spend more time enjoying it with their growing family. Naturally, the growing family kept them too busy to do the work themselves, so they hired Yarrow Landscaping to install a water-wise landscape that includes a 250-gallon rainbarrel, low-water zoysia grass, native plants, mulch and new gravel. They're still adding to the beauty of their lawn, but they're looking forward to watching the plants grow and mature—and to seeing their children appreciate it as much as they do.

~ \$25 gift certificate courtesy of East Austin Succulents ~

Neither proposals exceed 32 feet or two stories. The draft concept drawings were schematic, showing only the zoning regulations and city setbacks as well as possible building locations and footprints.

Neighbors voiced concerns on flooding, as the creek bordering the site already receives run-off from the Mueller development. New floodplain maps may place portions of this property within the 100-year flood zone. To meet the city's on-site rainwater detention requirement, PSW proposed underground detention tanks in the mixed-use choice and retention ponds for the residential-only option.

**BTW: EAST AUSTIN STUDIO TOUR
Nov. 16-17 & 23-24**

A complete list of EAST participants wasn't available at press time, but Cherrywood always represents, so look for those East Austin Studio Tour signs hanging around the hood come mid-November. They'll be hard to miss.

CHERRYWOOD CALENDAR OF EVENTS

AROUND THE HOOD

10/31 6pm
Halloween Parade
@ French Place & 28th St.

12/7 4-5pm
Cookie Social
@ Cherrywood Green

Tuesdays 10:30am
The Music Bats
Class at Servant Church introduces the fundamentals of music to the toddler set. More info: themusicbats@gmail.com

VORTEX REPERTORY COMPANY

Through 11/16 8pm
Stars and Barmen
(Cyber Fest Premiere)

VORTEX BUTTERFLY BAR

Tuesdays 7pm
Trivia

CHERRYWOOD COFFEEHOUSE

Tuesdays 10pm
Open-Mic Comedy

Tuesdays 7-9pm
Music: Tony Redman

Wednesdays (Nov.) 7-9pm
Teen Open-Mic Night

Sundays 10:30am
Kids Music

Sundays dusk *Movie Night*

Monday-Friday 8am
Hatha Yoga

SALVAGE VANGUARD
Through 11/2 8pm
Pinkolandia

WINDMILL BICYCLES
12/1 6pm
First Anniversary

THE SKYLARK LOUNGE

Mondays 9pm
Stand-up Comedy

IN.GREDIENTS
Mondays 7pm
Sunset Yoga

11/2 2-6pm
Fall Harvest Festival
Petting zoo, local food and drink specials

11/9 2-4pm
Fall Veg. Workshop
Learn about preserving and storing fall vegetables.

12/5 6pm
*Compost Pedallers
Bike Parade*
Celebrating first anniversary

**Cherrywood
Art Fair**

December 7-8

The 12th annual Cherrywood Art Fair will feature 89 artists, 12 bands and food truck purveyors at Maplewood Elementary.

Cherrywood resident Rick "Daddy" McNulty, radio host at KUTX and KOOP, serves as this year's event chair. More info: www.cherrywoodartfair.org





COURTESY OF MICHAEL DAMAL

FRIENDS OF CHERRYWOOD GREEN

Tree Invasion

In mid-October, volunteers did their part to restore Cherrywood's tree canopy during the 16th annual neighborhood-wide tree planting that benefits Cherrywood Green. The team planted 54 Oaks, Cedar Elms, Mexican Plums and others. Total trees planted to date: 544

FOR THOSE WITH NEW TREES IN DROUGHT-Y TIMES

- ☞ **Water right after planting**
Help establish the roots
 - ☞ **Trickle over a long time**
Turn on your hose and let it trickle at the base of the tree for a few hours until the soil gets mushy.
 - ☞ **Water twice monthly**
In all seasons and weather
 - ☞ **Keep watering for two years**
During this drought, even the big trees need a drink
 - ☞ **Expand the watering area**
As the tree grows, water along the radius of its canopy—the spreading roots there need it most
- More info:** michael.damal@gmail.com



COURTESY OF JENNIFER POTTER-MILLER

Knees de Bees

Beekeepers **Sarah Tuttle** and **Mark Collins** made their Lafayette Ave. home a stop on the **Tour de Hives** in late August. Here are some questions no one asked them:

Ever worry about the hive mind in your yard achieving sentience and turning to crime?
Every morning we awake, hoping to find gold bars stacked by the beehive. No luck so far.

Bee vs. Wasp: Who would win in a fair fight?
Wasps are brutal assassins. It would tragically be no contest.

Honey is bee vomit. Are we concerned?
Eggs are chicken menstruation.
Choose your poison.

{ URBAN FARM UPDATE }



COURTESY OF MIKE SULLIVAN

CHERRYWOOD MEETS HOLLYWOOD

September brought the premiere of *Farm-City, State*, a documentary showing Austin as a model for food independence through urban farming, and featuring a segment on Urban Patchwork and **Cherrywood Farm**. Last month, KLRU's *Central Texas Gardener* came to Cherrywood Farm, interviewing members and getting footage of several plots.

The fall 2013 season is under way, bringing zero-food-miles produce and eggs to member families, and adding new capacity with a seventh backyard plot. Members can participate through cash subscription, work-share, or half and half.

More info: terry.dyke@cherrywood.org or urbanpatchwork.org

FRIENDS & LOVERS OF WILLOWBROOK REACH

City Takes Advice on Pipe Project

Revision to wastewater lines lessens impact on creek | by David Boston

We requested modifications to the city's plans for replacing aging wastewater lines through the greenspace and they listened. The Public Works and Watershed Protection departments jointly revised their already-thoughtful plans to reduce impact on the creek even further. Here's what the changes have accomplished:

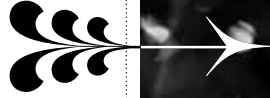
- ☞ Saving at least three major trees
- ☞ Eliminating bank cutting in three places
- ☞ Eliminating most of the rock rip rap
- ☞ Reducing scarring of green belt—recovery likely in one season instead of three
- ☞ Reducing construction costs and time, as well as visual impact.

We are pleased with the city's efforts, especially Christina Calvary (Public Works) and Mike Kelly (Watershed protection).
More info: lclippard@gmail.com and permit5000@gmail.com

MEET YOUR NEIGHBOR

GRAYSON LANE

Nellie Spodie



A Cherrywooder since 1951 shares a few thoughts | by Jennifer Potter-Miller

From East Bernard to Austin

I'm going to be truthful with you. I had a mother-in-law who was evil. My father-in-law was as sweet as she was evil. He said, "Move on, do your thing." So in September of 1948 we moved to Austin, and it's been our home ever since.

Trading Up to Cherrywood

We had a little flat-top house in Govalle and paid \$35 a month. We lived there about three years and then we bought one on French Place from a guy who took our Govalle house in trade, with a loan. We lived at 3306 French Place for 19 years, then we moved to Grayson Lane in July 1971. My daughter Jeanette was graduating from college that December.

Early Retirement

I never finished college, so I took a civil service exam and worked for the Internal Revenue Service for 30 years. I've been retired 27 years. I was only 60 years old, and that's pretty young.

Secret to a Great Marriage: Communication

So I'll tell you another one of my secrets.



COURTESY OF JENNIFER POTTER-MILLER

In 2005 my husband was declining in health. I decided it was time for him to quit work. But he didn't want to quit! So I called the company and told them, "Don't call Herman anymore!" It took me

three days to get up enough nerve to tell him what I did! He didn't become angry, he wasn't disappointed, he just took it, and we never heard anything more about it.



COURTESY OF JENNIFER POTTER-MILLER

CHERRYWOOD COOKIE SOCIAL

About 20 neighbors aged two months and up gathered on a beautiful afternoon in September at the Cherrywood Green for the second Cherrywood Cookie Social. They partook of strawberry muffins, ginger and hazelnut cookies, cold milk, lemonade and an exploration of the rain-swollen creek below.



MEET YOUR CONGRESSMAN

Yo, this is **Congressman Roger Williams (R)**, representing the 25th District of Texas, which includes Cherrywood. Drop him a line at <https://williams.house.gov/contact/> email-me or call the Capitol switchboard at **202-224-3121**.



COURTESY OF STACEY ABEL

NATIONAL NIGHT OUT

By foot, bike and stroller, Cherrywooders swarmed the hood in search of a decent potluck on National Night Out, talking and eating until long after the sun went down.



MANOR RESTAURANT ROW

Farewell Flat Top, Hola ... El Chile?

When El Chile owner Carlos Rivero shuttered the eatery for greener pastures on South First St. this summer, he assured austin.eater.com he wasn't giving up on 1809 Manor. He proposed other restaurants in the space, such as a revived Red House Pizzeria or a Peruvian café. But just as life without El Chile's Michelada started sinking in, Rivero next announced that his Flat Top Burger Shop would close "temporarily" due to a dispute with the city about the picnic tables in the parking lot. And but a few days later, it was time for a queso-spewing spit-take: Rivero proclaimed "El Chile has grown too big for one location" and reopened the restaurant in late October on its 10th anniversary.

MANOR PUB WATCH: POUTINE OR NOT POUTINE?

Brand-new pubs **Schoolhouse Pub** (2207 Manor) and **Haymaker** (2310 Manor) have much in common:

- ☞ Practically across the street from each other
- ☞ Opened days apart in late summer
- ☞ Great pedigrees: Mi Madres begat Schoolhouse, Black Sheep Lodge begat Haymaker
- ☞ Poutine on the menu
- ☞ Whose poutine wins out? What is poutine, for that matter?
- ☞ Share your poutine-related thoughts at groups.yahoo.com/group/NeighborNet.



COURTESY OF JENNIFER POTTER-MILLER



PLANT AND BOOK SWAP

Of Yuccas and Jung

A forecast of flash-flooding rains didn't stop neighbors from coming out for the 18th Cherrywood Plant and Book Swap. It was a fair turnout as well for yuccas, aloes and salvias, not to mention authors with plant-like tendencies, such as Tom Robbins and Shelby Foote. Watch here for more on the special 20th swap coming up next fall!



THE Flea

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TREASURER Rebecca Kohout

MEMBERS

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Justin Irving, Girard Kinney,

Jeremy Mazur,

Mark Schiff, and Emily Schwartz

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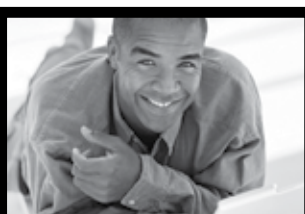
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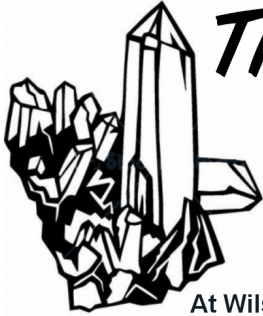
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WHAT'S HOT IN CHERRYWOOD

Austin-area Home Sales Rise 30 percent in August; Market Doubles in Size Since 2010

According to the Multiple Listing Service (MLS) report released in September 2013 by the Austin Board of REALTORS®, the Austin housing market in August experienced the most home sales to date for the month of August and sales volume is now twice the size it was in August 2010.

According to the report, 3,082 single-family homes were sold in the Austin area, which is 30 percent more than August 2012. This is more than double the home sales figures in 2010, during which only 1,490 homes sold in August that year.

On average, homes spent 43 days on the market, which is a decrease of 19 days from one year prior. Additionally, the market featured 2.8 months of inventory in August 2013, which is 1.2 months less than August 2012.

In August 2013, the median price for Austin-area homes increased to \$224,000, which is six percent more than the same month in 2012. The total dollar volume of single-family properties sold was \$883,147,100, or 36 percent higher than the same month last year.

The market also featured 16 percent more new listings, 16 percent fewer active listings and 9 percent more pending sales in August 2013 compared to the prior year.

Cherrywood Real Estate Report

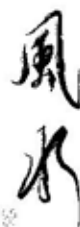
Information below is based on active, pending and sold homes within our Cherrywood boundaries. The data derives from a total of 25 homes sold or on the market for the period of July 15, 2013 to October 15, 2013..

- Homes sold in the past 90 days: 12
- Homes currently pending sale: 2
- Homes actively listed: 5
- Average home for sale: 3 beds, 2 bath.
- Average size home for sale: 1,494 sq. ft.
- Average list price: \$365,920.
- Average home's selling price: \$370,369.
- Average price per square feet: \$271.89.
- Average time on market: 20 days.

These figures are up significantly from the previous three months. While the average size is up about 100 sq ft, the average sales price is up over \$40,000. Price per square foot is also up almost \$50. Our neighbors are putting more upgrades into their homes and getting the higher prices for them! Hard work and good maintenance is paying off! Way to go Cherrywooders!

Feng Shui Tips for Your Home

There should be no shoes or slippers lying around outside the main door of your house. Remove it if you can. Allow that space at the main door to be free and clear. The chi/energy rides with the wind and will collect all the smell of those shoes and slippers into your house causing sickness. Ch'i then travels about in your house looking for water to stay but if there are not water fountains or fish tanks, then the Ch'i will be dispersed by winds.



If you'd like to know specifics about your home in order to compare it with other sales, please feel free to call me. I'm always available to assist you with upgrade choices to maximize your property values, too. I'm happy to help provide you with comparables.

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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