



Neighbor News

March-April 2008

Join the Douglas Park Civic Association

Douglas Park needs YOU! Please join the Douglas Park Civic Association. The association represents our neighborhood (bounded by Columbia Pike, Walter Reed Drive and Four Mile Run Drive) with the county government, facilitates discussion of issues affecting the neighborhood like business use permits, planning new developments, the pending accessory dwelling issue, permit parking, Columbia Pike re-development and everything else affecting the neighborhood. It also works through the Neighborhood Conservation program to obtain sidewalks and streetlights, and advocates for the neighborhood for other needs. And we stay in contact with the police department leadership to make sure we have a good exchange of information to ensure everyone's safety.

We also have a lot of fun. The big event of the year is the Fourth of July Parade and Picnic, featuring amusements for the kids, hotdogs and potluck food, music and all the neighbors. We also sponsor a neighborhood dance in the winter, now joined by two other civic associations as sponsors. We have Douglas Park Day at Nationals Park, and sing carols in the park at the holidays. Most important of all, we raise money at the holidays for needy families in our neighborhood.

All this is important work that directly affects the quality of life in our neighborhood. The civic association needs your support. We need dues to pay for the fun stuff, and your membership to ensure that we represent the interests of the residents. Please fill out the membership slip in the insert and send it in today with your dues. For those who have been members, please renew and thank you for your support in the past. For new members, thanks in advance for your support.

CIVIC ASSOCIATION ELECTIONS

The results are in, officers have been elected for the coming year. John Snyder was re-elected as president, along with David Meistrich as Vice President, and Linda Dye as Treasurer. Annette Pigott was elected secretary. Thanks to each of our officers for their work for the community.

ROSENTHAL SITE SOLD, TO BE REDEVELOPED

The Rosenthal Auto Dealership site at Glebe Road at Columbia Pike is reportedly under a contract for sale, which is now in the due diligence stage. The property extends along Glebe Road from the Pike to 12th Street (the Post Office entrance), along 12th to Monroe Street, and back up to Columbia Pike along Monroe. The bank property across

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Plan now for Neighborhood Day May 10

The 12th Annual Neighborhood Day will be Saturday, May 10. It's the perfect day to have a neighborhood picnic, clean-up, yard sale, tree planting, performance, or any other project you can imagine to bring your neighbors together.

WHAT TO DO?

- Invite your neighbors to Walk for the Animals. Find out how at www.awla.org
- Get a team to run in the Battle of the Boulevard 10K. The neighborhood with the most participants will get \$500 to be given to their nonprofit of choice. Learn more at www.battleoftheboulevard.com
- Nominate someone for Community Hero Awards. Got to www.tinyurl.com/496mov for nomination form.
- Have a neighborhood float in the Neighborhood Day parade. Space is limited, so sign up now!
- Put on an event and Arlington County will help you promote it in advertising and on the web. Register May 10 activities to highlight your Neighborhood!
- Get free trees to plant in your neighborhood! The county gives groups free trees to share in their neighborhood. Community groups can be civic or condo associations, scout troops, PTAs, or other Arlington groups. Want trees? Contact Patrick Wegeng at pwengeng@arlingtonva.us

El día de los vecindarios es el 10 de Mayo

El anual día de los vecinos va a ser el sábado, 10 de Mayo. Es un día bueno para hacer un picnic con vecinos, plantar un árbol, limpiar el vecindario o cualquier otra cosa que puede juntar vecinos.

Hay un paseo para animales (www.awla.org). Hay un carrera de 10k "Battle of the Boulevard 10k" (www.battleoftheboulevard.com). Se puede nominar alguien para un premio de héroe de la comunidad. Se puede hacer un para el desfile del día del vecindario. También, se puede recibir árboles gratis para plantar en su vecindario.

DOUGLAS PARK CIVIC ASSOCIATION, ARLINGTON, VA

Meeting Calendar: The DPCA executive committee has scheduled regular meetings on the third Tuesday of the month, 7:30pm at Fire Station #9, 1900 S. Walter Reed Drive.

Next meeting: April 22

Douglas Park Executive Committee

All area codes 703 unless otherwise noted.

President: John Snyder, 892-2887, jvsnyder54@comcast.net

Vice president: David Meistrich, 703-920-4001, meistrichd@yahoo.com

Treasurer: Linda Dye, 979-6276, wvwcdyels@starpower.net

Secretary: Annette Pigott

At Large: Bob Cowan, 979-3081, bcowan@rlcjr.com
Lane Nemirow, 271-1111, lane@pop.net

Randolph liaison: Rita Wiggins, 521-4725, roserita_wiggins@apsva.us

Parks committee: Marty Nielsen, 979-8777, mrtylnsn@gmail.com

Traffic committee: Bob Cowan, chair, 979-3081, bcowan@rlcjr.com

Parking liaison: Lane Nemirow, 271-1111, lane@pop.net

Neighborhood Conservation

Advisory Commission Delegates

John Snyder, 892-2887, jvsnyder54@comcast.net

Lane Nemirow, 271-1111, lane@pop.net

Debbie Falco, 919-5131, dfalco@speakeasy.net

Civic Federation Delegates

Linda Dye, 979-6276, wvwcdyels@starpower.net

Reid Goldstein, 697-4941, rgoldstein@stratsight.com

Rebecca Krafft, 553-4140, rebecca_krafft@hotmail.com

Neighbor News

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ADVERTISING RATES AND INFORMATION

1/8 page (card) \$25 Full page, \$250

1/4 page, \$60 Sponsorships and discounts avail.

1/2 page, \$100 —call Mitch for information.

Send check, payable to DPCA, and ad information to Mitch Opalski, 3129 12th St S., Arlington, VA 22204. He will provide information on preparing and submitting your ads.

NEXT NEWSLETTER DEADLINE

Articles/Ads Due Distribution

Issue #3: May 9 May 31st

DPCA ON THE WEB

www.arlingtondpca.homestead.com

**Douglas Park Civic Association
Financial Statement**

3/1/07 – 2/29/08

Beginning Balance \$6,501.17

Income

Membership Dues	\$1,810.00
Contributions	\$1,540.00
Newsletter Ads	\$3,218.50
Newsletter Printing Underwriting	\$1,625.00
Bake Sale	\$584.00
Nationals Game Tickets	\$200.00
Holiday Fund Drive	\$2,400.00
<u>Total</u>	<u>\$11,377.50</u>

Expenditures

Newsletter Printing	\$3,562.13
July 4	\$3,305.74
Holiday Fund Drive	\$2,245.69
Holiday Fund Drive Materials	\$160.79
Holiday Fund Drive Excess to Randolph	\$154.31
Dues	\$120.00
DPCA Winter Dance Underwriting	\$300.00
DPCA Tree Grants	\$258.92
Nationals Game Tickets	\$235.00
Website Hosting Annual Fee	159.99
Miscellaneous	\$61.48
<u>Total</u>	<u>\$10,564.05</u>

Ending Balance \$7,314.62

Prepared by Linda S. Dye, DPCA Treasurer 3/15/08

School Yard Sale

Our Savior Lutheran School, at 825 South Taylor Street, is holding a “quality community yard sale” Saturday, April 26, from 8 am to noon in the school gymnasium.

Secondhand items including clothing, toys, household items, sporting goods, tools, furniture books and more will be for sale.

Proceeds from the sale will go toward building a fence around the school playground.

Dancing the Night Away with the Neighbors

About 4 years ago, I went to a GREAT milestone birthday party in the 'hood'...we all came in costume, there were great decorations and there was a dance floor and DJ. I had a BLAST dancing the night away. At the end of the night, I decided I wasn't going to wait for a milestone birthday to get in more dancing, and snagged a few neighbors to help me organize the first Douglas Park Dance Fest in February of 2005. (Thanks to Janine Finnell, Sabra Flaherty, Debbie Hill, Corinne deJesus, Rebecca Krafft, Rita



Sean and Channa Moore, of Douglas Park, get down on the dance floor.

Wiggins, and others.) Although a few people were skeptical, we had a rousing turnout and a lot of tired, happy dancers that year.

We originally envisioned this event as a way to get together in the late winter, when you are less likely to run into neighbors outside—February can be pretty dreary and lonely. We also decided that we would like to give back to the community any proceeds left over after costs were paid. We decided to make our donation to A-SPAN, the Arlington Street People's Assistance Network. ASPAN "is dedicated to every homeless person leaving the streets and living a life of dignity." We are proud to have given A-SPAN over \$1,000 in the past 4 years.

This year we celebrated our 4th anniversary of the Dance Fest at a new location, Our Lady Queen of Peace Church, in Nauck. To me, a successful dance means adults letting loose on the dance floor and this year we succeeded royally



Dance Fest 2008 Committee: Back Row: Sabra Flaherty (DJ), Joni Gallegos, Ed Miltenberger, Janine Finnell, Jackie Cubero-Fritz; Front Row: Lilian Sy, Rita Wiggins, Debbie Hill, Heather McPhail.

with people on the floor waving their feet in the air—it's SO GREAT when adults do fun, wacky things! As in previous years, people brought food and drink to share and some people had a great time just mingling with neighbors and friends without setting foot on the dance floor. We also co-partnered this year with two other neighborhoods—Penrose and Columbia Heights. The more the merrier in terms of fun, workload and financial responsibilities. I'd like to thank Earnest Butler and Jackie Cubero-Fritz from Penrose, Ed Miltenberger from Columbia Heights, as well as Janine Finnell (Douglas Park) for getting the dance together this year and all of the Dance Committee Members.

Next year's dance is set for the first Saturday in February. Mark your calendars and come out for another fun event in our great neighborhood. Remember: you DO NOT have to come with a partner—come by yourself and dance with us! I'll be the crazy one on the dance floor all night. Come join me!

—Heather McPhail

Bailando toda la noche con Vecinos

Celebramos una noche especial en febrero con una baile para interrumpir el invierno interminable. Combinando con vecinos de Penrose y Columbia Heights, bailaron para ganar plata para el grupo A-SPAN, the Arlington Street People's Assistance Network. Vamos a celebrar la próxima fiesta el primer sábado de febrero el año que entra.

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Monroe from the 7-11 is separate, and there is no indication that it has been sold. 12th Street would not extend through to Monroe, although there would continue to be pedestrian and bicycle access as now. 11th Street would extend from Glebe Road to Monroe Street, roughly at the end of the bank parking lot across from the laundromat on Monroe Street.

The form-based code allows a six story building along the Pike and along Glebe from the Pike to the new 11th Street. Three and a half story townhouses, which could have live-over- work ground floor businesses, are called for along the new 11th Street, along the new 12th Street (by the Post Office) and along Monroe Street. A modification to the Form Based Code street plan may be needed to connect 12th Street, next to the post office, to the middle of the new project by creating a new segment of South Lincoln Street, parallel to Glebe Road and Monroe Street.

The Rosenthal site on the east side of Glebe Road is also part of the sale. It wraps around the gas station and auto shop at the corner of Glebe Road and the Pike, next to the Nissan dealership on the Pike, and backing up to the houses on 12th Street. The vacant lot long coveted by the dealership as a parking lot (and resisted by the neighborhood) is part of the property.

Obviously, this is a major development for our community. The civic association will be engaged to ensure that

the development is in line with our expectations. At this time we do not know how long it would be before the dealership and service shops would close, or when construction would start. However, these projects are often years in development.

DOUGLAS PARK DAY AT NATIONALS PARK!

The Second Annual Douglas Park Day at the Ballgame will be Sunday, August 17 at 1:30 PM at the new Nationals Park! The Nationals will be playing the Colorado Rockies. We have a block of seats, which you can reserve on a first-come, first served basis, by contacting John Snyder at jvsnyder54@comcast.net or 703-892-2887. Tickets will be \$10 each. We had a great time last year and the Nats cooperated by winning the game. With a new stadium, it ought to be even more fun this year.

BLUES FESTIVAL—SATURDAY JUNE 21

Don't miss the 13th Annual Columbia Pike Blues Festival on June 21. This year it will be on a Saturday, with extended hours for fun, food and music, from 1 pm until 8 pm. "Roomful of Blues" will be the headline entertainers. Sponsored by the Columbia Pike Revitalization Organization (CPRO), the Blues Festival will also feature food from our favorite local restaurants, artisans, civic groups, and having a good time with our friends and neighbors!

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\$729,750 is the New Maximum Loan!

FHA, Fannie Mae, and Freddie Mac announced that they have raised loan limits set by the economic stimulus bill.

FNMA and FHLMC will only purchase jumbo-conforming mortgages that are originated through 12/31/08. Mortgage lenders will assist customers with implementation by providing reference materials including an online loan limit reference tool and guidance on loan limits based on a property's geography.

Prior to the change, FHA was capped at \$362,790 and Fannie and Freddie had loan ceilings of \$417,000. Before the credit crunch, rates on jumbo loans were about .25 percent higher. Now with tighter credit, jumbo rates are almost 1% higher.

The FHA plan will open up some great opportunities. Here are some highlights:

- *FHA allows credit score as low as 620
- *The borrower has to put in 3% of the sales price into the transaction.
- *All 3% can come from a gift if necessary. You need no cash reserves.
- *Qualification ratios can go as high as 50% for debt to income ratio.

*The seller can pay up to 6% of the sales price toward closing costs; the borrower still MUST put 3% into the transaction.

*All single family homes and townhouses are eligible for FHA financing. Condos must be approved for FHA.

*FHA does not have an issue with declining markets (Fannie Mae and Freddie Mac do)

*This will really help with first time buyers, or buyers who have slightly below average credit and little cash.

*FHA mortgages are consumer friendly loans made by private banks that are insured by the government, making them attractive because the government guarantee enables lenders to easily sell off the loans.

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DOUGLAS PARK NEIGHBORHOOD CLEANUP

Winter has left litter around the neighborhood, so it is time for a cleanup. (Actually, I should not blame winter—a bunch of slobbers have left litter around the neighborhood, but we have not had the chance to pick it up.) So I hereby declare four Douglas Park Cleanup Days!

Today—grab a bag, and some gloves if you want them and go out and pick up litter on your street, around the corner, etc.

May 10, Neighborhood Day—what a great day to clean up the neighborhood!

Any Day—when you are taking a walk, take along a bag and clean up some litter. The slobbers who left it there don't care, but we do care about our neighborhood. And perhaps the lack of litter will suggest that littering is not OK in Douglas Park.

ARLINGTON MILL COMMUNITY CENTER UPDATE

The county board has approved concept plans for the new Arlington Mill Community Center, including a gymnasium, fitness rooms, senior center, classrooms, art rooms, retail space (probably a coffee shop) and a large plaza right on the Pike next to the Four Mile Run Park. There will be a six-story building on the Pike and Dinwiddie Street, containing both the community center and rental apartments. There will be a five-story building at the north end of the property containing rental apartments. There will be 200 apartments, total, including 60 committed affordable units (affordable for people making 60% of the median income in the area). The recent approval was for the purpose of applications for affordable housing finances. The county board is scheduled to consider the full project in May.

For more information go to:
www.arlingtonva.us/Departments/ParksRecreation/forums/arlingtonmill/pdfs/page60672.pdf.

UTILITY UNDERGROUNDING

The county has signed a contract to continue utility undergrounding on the Pike, connecting individual businesses to the utilities already installed. Upon completion, the overhead utilities will be removed, along with all the poles not holding lights. The poles holding lights will be replaced by decorative streetlights when the streetscape work begins.

The county will also be undergrounding utilities from Wakefield Street to Four Mile Run Drive. In addition, the intersection of the Pike, Buchanan Street, and Four Mile Run Drive (minor), next to Good Will, will be straightened out. Also at this intersection, the former Bob & Edith's West site is under a contract for sale. The buyer is reportedly planning to build a four story building on the site consistent with the Form Based Code.

CPRO NEEDS YOUR MEMBERSHIP

The Columbia Pike Revitalization Organization (CPRO) was formed 21 years ago to spur economic revitalization on the Columbia Pike. CPRO has served as an advocate for

continued on following page



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News Roundup from page 5

small business and for the Pike in general, and as a forum to facilitate discussion of issues directly affecting the quality of life along the Columbia Pike corridor. CPRO was instrumental in development of the Form Based Code, a policy that identifies the community's vision of the kind of buildings and public spaces we would like to see along the Pike as it redevelops. CPRO has also sponsored community events like the annual Blues Festival, the annual Arlington Home Show, which started last year, and the Farmer's Market every Sunday in the Spring, Summer and Fall. All of this takes community involvement and funding. For this, CPRO relies on you. Please visit the CPRO website at www.columbiapikepartnership.com and consider joining as an individual or as a family.

Randolph Teacher Named Arlington Teacher of the Year

Congratulations to Randolph second grade teacher Ward Merritt who has been named the 2008 Arlington Public Schools Teacher of the Year. Merritt, who has taught at Randolph Elementary School for 13 years, was selected by his peers to be Randolph's Teacher of the Year. His name and credentials were then forwarded to APS where he was chosen from among 29 other educators, representing different public schools throughout Arlington, to be honored with the county-wide award. Mr. Merritt will serve as the school system's nominee for the 2008 Virginia Teacher of the Year. He will also be honored along with 20 other metro area teachers on May 1 at The Washington Post as a part of the annual Agnes Meyer Outstanding Teacher Award, sponsored by The Post Company's Education Foundation, and he will be recognized on May 8 by the Arlington County School Board at a reception and recognition program.

Mr. Merritt's selection as Arlington Teacher of the Year is heartily endorsed by the Randolph school/Douglas Park community. He has educated and nurtured many of our

children in the past thirteen years. Among the qualities that make Mr. Merritt the successful teacher that he is, are dedication, passion, respect and affection for his students, high expectations for all children and a ready sense of humor. He is the kind of teacher we all want for our children.

We congratulate Mr. Merritt on this well deserved accolade and are very proud that he is a member of the Douglas Park community!

Maestro de Randolph es Maestro del año para Arlington

Felicidades a Ward Merritt, maestro del segundo grado de la escuela de Randolph, por ser elegido el maestro del año de Arlington para 2008. Merritt tiene 13 años trabajando en la escuela Randolph. Señor Merritt va a ser el nominado para el maestro del año 2008 de Virginia.

La escuela Randolph y la comunidad de Douglas Park están felices y de acuerdo con la selección de Señor Merritt como maestro del año 2008. El ha trabajado duro, con respecto, pasión y cariño para sus estudiantes. Estamos muy orgullosos tener el Señor Merritt como parte de nuestra comunidad.



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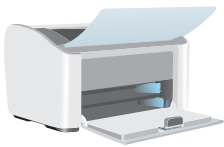
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