



Commonwealth Park

EST. 1939

Summer 2013

Post Office Box 18833

Charlotte, NC 28218

Charlotte Inn Update

By Allison Billings, Commonwealth Avenue

At the last Commonwealth Park Neighborhood Association (CPNA) meeting - in June - Matt Hickey, Carol Hickey, Brian Green, Betty Foulks and Allison Billings agreed to work together on an ad-hoc CPNA committee to interface with the City on the Charlotte Inn redevelopment project. The group met with Bob Drayton from City Neighborhood & Business Services and Gwen Cook with Mecklenburg County Park and Recreation on July 23rd to discuss options for the future of the site.

The demolition contractor was selected, and the contract was awarded by City Council in June. The Notice to Proceed was just issued to the selected contractor, so work should begin in the next couple of weeks. There is quite a bit of environmental remediation work that needs to be completed (asbestos removal etc) that will make progress seem slow initially, but we expect that by the end of 2013, all of the buildings (the two hotel properties and the former IHOP) will be demolished, and the site will be graded and seeded.

The CPNA committee plans to meet with others within Mecklenburg County who have future plans for a stream restoration project along the creek that runs through the site and with representative of Trees Charlotte who have expressed interest in planting trees on the site. The Neighborhood Association has also been awarded an Adopt-a-Neighborhood grant that will be matched by neighborhood association funds to purchase and install park-like amenities on the site. Additionally, the group is working with the local and state DOT to abandon Waterman Ave from Independence to Shenandoah, so that the only access will be from Commonwealth, Westmoreland and Shenandoah.

Exact details for the future of the site are yet to be determined as other plans are better understood, but the CPNA committee is confident that this site is going to become a tremendous asset for our neighborhood in the near future.

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NEIGHBORHOOD MEETING

August 6 Meeting CANCELLED

Instead, please support Charlotte's National Night Out campaign to improve crime awareness and prevention.

See

www.commonwealthpark.org
for details.

SAVE THE DATE! CPNA Meeting Dates for 2013

Oct. 1

Dec. 3

Don't forget to join the neighborhood association! (see last page for details)

Shop Local, Stay Connected

By Jerome Deveix, Commonwealth Avenue

Every so often we hear of big box chains swarming around the next big investment, creating a buzz among local and state officials given growth and tax prospects as well as locals due to revitalization, convenience and impacts to property values (good and bad!). My wife and I certainly appreciate the short trip to our urban Target and Trader Joes; they have great stuff at great values. The proximity of the new Wal-Mart is also a good amenity. With big boxes often come big savings.

However we also cherish the fact that neighbors near and far have the passion and motivation to go out on a limb to run a small box operation. Be it food trucks, clothing boutiques, art co-ops, food markets –the list goes on and on – we appreciate the fact its these type of establishments that provide that personal touch and fresh, unique products that you may not find anywhere else. They become part of the fabric that put neighborhoods and cities on the map.

That said, I'd like to propose a special section in this newsletter each quarter where we spotlight a neighbor that offers something special to the community and helps keep the local economy fresh and interesting. Good business means good word of mouth, and after all don't we all appreciate some recognition from time to time? We've had some similar stories over the past 18 months so hope this concept is a hit.

This edition's spotlight is on **Central Avenue Dental**. This business opened its doors in our back yard 18 months ago and is proud to be a part of our thriving and still growing community. Michael Berglass DDS has been in dental practice for 17 years and moved to Charlotte 7 years ago. He practiced in Stanly County for 5 years before making the calculated move to the Plaza Midwood / Commonwealth Park area. He offers all facets of dentistry, from implant placement aided by new 3D digital imaging technology to braces, root canals, extractions and cosmetic wizardry. His commitment to this corner of Charlotte coupled with his passion for music led him to commit to helping sponsor the upcoming Rock & Read 5K race which will occur on Saturday September 14 at the Plaza Midwood library.

If you're looking for a convenient friendly dentist, do yourself and us all a favor and drop by to say hello. His office is located at 3410 Central Avenue. Until next time, stay cool and shop local.

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Entangling the Cankerworm

By Brian Green, Commonwealth Ave.

It seems like every spring we get the scent of blooming trees and flowers, great weather, and sticky strands of Cankerworm webs. That is really the only down side to having so many large, beautiful trees in our neighborhood. The good news, is we can really reduce that downside so that it's barely noticeable.

For the past 3 years, our neighborhood has applied for the Tree Banding grant, and we've had more and more folks signing up to take advantage. That in turn has really helped to reduce the number of worms falling in the spring, and an awarded grant that has grown every year. Even with the multiple years of banding, I noticed that my tree bands were still full this year. That means we need to keep up the good work. To keep these little worms from overwhelming our canopy, we're hoping the City will continue this grant. That way, we can get the supplies for free. All we have to do is put them up. It hasn't been officially announced how much they will award this year, but we are wanting to be ready when it is announced.

For those that haven't banded their trees before, it's actually quite easy. First you wrap the batting around the tree, next you put the wrap over the batting, and finally apply Tanglefoot (the sticky stuff) Having my wife, or a neighbor help hold the materials in place, we were able to band over 25 trees in about an hour. It was a little unsure the first year, but it seemed like we were pros by year three. If you sign up, and would like to be shown how they go up, I will be more than happy to show you.

I realize that it's early to get the word out, but the City is requiring us fill out paperwork outlining how many trees we need to band (In terms of total feet banded) and sign up for the amount of volunteer hours we'll use to put up those materials. It's those hours of putting up our tree bands, and those for neighbors who can't that allow the supplies to be free. Knowing that, we wanted to get the word out as soon as possible. All of the paperwork is due by Mid October, so be on the look out for sign ups at our neighborhood meeting, Block Party, or you can just get in touch with me (ne14usc@gmail.com). Hopefully, you sign up again, or join the growing list of neighbors that are keeping their springs worm free.

Seek and Find

By Lou Galanty, Pinecrest Ave.

D	S	C	B	A	T	S	H	T	R	O	N
I	A	U	M	C	L	O	U	D	S	B	Z
A	T	J	E	O	T	B	E	E	U	U	P
S	E	A	L	Y	S	E	L	T	T	L	S
T	N	A	T	M	E	Q	T	N	A	O	A
E	A	P	E	L	L	E	U	R	J	P	W
T	L	C	E	L	R	K	A	I	A	C	R
A	P	R	B	F	O	I	L	N	T	G	S
N	O	T	L	M	N	A	E	N	E	O	C
G	A	Y	K	B	I	E	E	B	O	G	R
S	L	E	O	I	H	P	P	A	S	O	I
T	T	W	G	U	B	Y	D	A	L	I	M

What's that flying around??

Find the following words – left to right, right to left, up and down or diagonally

- | | | |
|-----------|----------|------|
| BUTTERFLY | MOSQUITO | GNAT |
| BEE | WASP | ANT |
| BEETLE | LADYBUG | BATS |

Because our
 decisions today
 determine our
 quality of life
 tomorrow.

Read *Charlotte 2030: A Sustainable Vision for Our Region*, and learn how you can get involved at sustaincharlotte.org.



Local Real Estate Update

By Lou Galanty, Pinecrest Ave.

Nationally the housing market continues to rebound. Builder confidence is up and home builders have cranked up again to the highest level since January 2006. Inventories continue to tighten as well. The fly in the ointment could be Washington DC as the government might scale back mortgage interest deductions as part of their comprehensive tax reform. Also historically low mortgage interest rates are slowly climbing.

Locally, first quarter figures are impressive. According to the Charlotte Regional Realtor Association median home sales price rose by 10% to 165K with Charlotte at 184K for end of June. Days on the market went down to 101, a 14.2% reduction. Closed sales rose to 3139, a 33% jump. New listings rose 3.1%, but inventory is still down 21.9%. Several clients have waited one day too long to put in an offer only to find the house already under contract.

Specific to Commonwealth Park we currently have 6 active listings, 3 under contract and 6 that closed since our last newsletter. Prices ranges from 159K to 368K.

Gardening: Refugees and Giving Back

By Christine Yost, Carolyn Dr

Three years ago, I started inviting some refugees from the Kingdom of Bhutan to come to my yard to plant their very own vegetable garden and I soon became friends with Michael Smith. He is a community garden "guru". One of his flourishing gardens is located nearby on Sharon Amity. Wednesdays, Fridays and Saturdays, he sells his produce for only \$1 per pound and offers tomatoes, zucchini, eggplant, peppers & much more. The money goes right back into not only maintaining his garden, but starting new ones. He has recently begun two new projects at group homes for mentally handicapped adults.

If you want to find out more about him and his gardens, just go to his website www.EarthWiser.Org. Please consider stopping by to take a look at his wonderful produce; his Sharon Amity location is pretty convenient to us. Just take Central to Sharon Amity & turn right on Sharon Amity. The garden is on the left past Compare Foods on the grounds of a Day Care center. You can't miss it. Enjoy!

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-Dr. Alex Shigo



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Commonwealth Cookin'

Appetizer Recipe (To die for!)

Reggie Daniel, Food Service Consultant, Pinecrest Avenue

Large sage leaves (must be fresh, the larger the better)
 All purpose flour
 White wine
 Vegetable oil

Make a batter and drag the sage leaves thru it. Pan fry in hot vegetable oil and drain.

You will call and thank me for this, it's that good.



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Ted C.

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Amy M.

"they took extra time to reorganize/shorten piping and installed a wall outlet in a good position without additional cost. The work they performed was clean and of quality."

Ernesto R.

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Contact Jerome Deveix @ jdeveix@gmail.com

**Commonwealth Park Neighborhood Association
Membership Form**

Name: _____

Address: _____

Email: _____

Annual dues are only \$20.00 per household and are very helpful in neighborhood improvements. Please send a check in today!!

Make checks payable & send to:
Commonwealth Park Neighborhood Assoc.
PO Box 18833, Charlotte, NC 28218

or

Pay online at commonwealthpark.org using PayPal

Check here if you would like to be contacted to volunteer on a committee or be a part of our neighborhood watch team. A neighbor will contact you shortly!