



# The Berwyn News

Published by the Berwyn District Civic Association, Inc.



(ISSN 10619-515X)

P.O. Box 535, College Park, MD 20740

Volume 17, Issue 4

[www.myberwyn.org](http://www.myberwyn.org)

April, 2009

## Family Fun Bowling Bash April 19, 2009 AMF College Park Lanes 1 PM-4 PM

\$5 for the first 100 College Park residents and \$10 per person after that. Price includes shoe rental, bowling, soda, popcorn and pizza.

Call 301-864-8877 for more information

## Spring Cleanup Month April 2009

Public Works will be open on Saturdays from 7:30 AM-3:30 PM to drop off trash, yard waste and electronics recycling.

Public Works is located at 9217 51<sup>st</sup> Avenue. Visit the city website for more information.

## Maryland Day April 25, 2009 University of Maryland 10 AM-4 PM

11th Annual Maryland Celebration with over 400 events and activities. Opening ceremony is at Hornblake Plaza beginning at 10 AM.

Visit [www.marylandday.umd.edu](http://www.marylandday.umd.edu) for more information.

**Have you paid your dues for the year?** We need your support to help publish and distribute this newsletter, run our website, and sponsor all those great community events. Look on the next page for dues information.

## Berwyn District Civic Association

Next meeting is Thursday,  
April 16, 2009

Meetings are held the **THIRD THURSDAY** of the month from 8-10 PM in Fealy Hall

### BDCA 2008-2009 Officers

President	<i>Jerry Anzulovic</i>
Vice President	<i>Kevin Young</i>
Corresponding Secretary	<i>Timothy Triplett</i>
Recording Secretary	<i>Liesl Koch</i>
Treasurer	<i>Lori Young</i>
Board of Directors	<i>Harry Pitt, Jack Perry, &amp; Terrance Rucker</i>
Neighborhood Watch Director	<i>Kevin Carter</i>
Berwyn News Editor	<i>Antoinette Byrd</i>

THE NEXT ISSUE of The Berwyn News will be distributed on the weekend of **May 16<sup>th</sup>**. The deadline for articles & ads is **May 11<sup>th</sup>**. Send articles and ads to Antoinette Byrd at [asb418@gmail.com](mailto:asb418@gmail.com)

Stay informed about neighborhood activities. Visit the Berwyn web site at <http://www.myberwyn.org/> for news, photos, maps, meeting minutes, and much more.

## COUNCILMAN VIEWS AND COMMENTS

**Bob Catlin**

**301-345-0742 or Catcprtc@aol.com**

Greetings neighbors. The City Manager has released his proposed City budget for FY2010, the budget year that begins on July 1, 2009. Expenditures are projected to increase by almost 3.5 percent. The increase is largely due to the financing of the City's parking garage. Without the garage financing the increase is limited to 1.1 percent. The garage is expected to open next month and we will need permanent financing in place by next spring, at the latest.

Currently no increases in the City's tax rate or existing fees or fines are proposed or are even being contemplated. The City's tax rate remains 32.2 cents per \$100 of assessed value, though home owning residents generally pay property taxes at about 50 percent of that rate because tax increases as a result of increased valuations since the Homestead Tax Credit program has been limited since 2004. A typical homeowner paid about \$500 in City taxes last year and can expect about a four percent (\$20) increase in his/her City taxes this year.

The City Council passed a City supplement to the State's Homeowner Tax Credit Program last month, as expected. As a result an estimated 150 to 200 lower income City homeowners will see a decrease in their City tax bills that are expected to average about \$150.

The City's proposed operating budget is about \$13.26 million, of which about \$952,000 is used to partially fund the City's proposed capital improvement budget of about 2.75 million. The City expects to begin FY10 with about \$3.5 million in unbudgeted reserves and about \$0.6 million in budgeted, but unrestricted reserves and about \$1.5 million in restricted use reserves.

The budget proposes about 1.67 miles of road paving. All paving is proposed for streets north of University Blvd. in North College Park, with the exception of the Greenbelt Service Road, which has also been cited by the City's Engineer as requiring attention. Much of this paving was proposed in the current year's budget, but was postponed because of an extensive WSSC maintenance project in North College Park. The Greenbelt Service Road was last paved in 1986. Streets generally need to be repaved about every 20 to 28 years. Berwyn streets that could require repaving, in the next few years, include 50<sup>th</sup> Place, last repaved in 1985; Potomac Ave (1986); and 48<sup>th</sup> Ave., between Osage and Ruatan (1987). In Branchville, 48<sup>th</sup> Place (1985) could need repaving soon, too. Lakeland has no streets which appear will need repaving in the next few years.

The proposed budget looks for final design of extensive renovations to Duval Field to be completed in the next year, with about \$3.5 million of improvements to be constructed in phases from 2011-2014.

Also in the proposed budget are some community way-finding signs and gateway signs for several neighborhoods, including Berwyn. County block grants funds are proposed for alley improvements between 48<sup>th</sup> and 49<sup>th</sup> avenues and the road that runs along the northern edge of our park playground. The proposed budget also contains funds for design of a Trolley Trail segment in Lakeland between the existing trail segments that are missing between Pierce Avenue and Berwyn House Road.

For FY2011, a sidewalk is proposed for the north side of the 4700 block of Berwyn Road, next to the Clarion Inn motel.

The budget ordinance will be introduced on April 28<sup>th</sup>, with a public hearing scheduled for Tuesday, May 12, with adoption scheduled for Tuesday, May 26<sup>th</sup>.

The Ridgeway commercial property on Berwyn Road at 49<sup>th</sup> Avenue under renovation since 2006 has run into a number of County issues including renovation without numerous permits and renovation in violation of zoning by attempting to turn an office building into rental apartments. It appears a tremendous amount of money has been wasted in an ill-conceived building renovation. Next month I will discuss the status of the proposed budget. The budget is available on the City's web site or a hard copy can be requested. I hope to see you at the upcoming potluck dinner in the park.

### **BERWYN DISTRICT CIVIC ASSOCIATION Annual Membership Dues**

**Membership dues are \$10 per person or \$15 per family, collected once a year.** Paying your dues today will make you an active member through April 2010! Your dues support publication of this newsletter, community events, advocacy for Berwyn issues, and much more. Make checks payable to "Berwyn District Civic Association, Inc."

Please Print Clearly!

Send payment, family name, and street address to:  
**Berwyn District Civic Association**  
**PO Box 535**  
**College Park, MD 20740**

Any individuals or businesses who contribute \$25 or more will be acknowledged on the BDCA website sponsorship page. If you want to contribute but prefer not to be acknowledged, please let us know with your payment. For those contributing \$50 or more, you may provide us with a link to your business or personal website which we'll add to the BDCA site.

## CITY COUNCIL MUSINGS

Jack Perry, 301-345-7526

By popular demand, I was dragged from my sick bed and a pen shoved into my hand and I was ordered to write something for the Berwyn News. About my sick bed, there are good days and not so good days. I'm still seeing lots of doctors and more treatment is in the offing. I take one day at a time. I want to thank all of you for your prayers and well wishes. A special thanks has to go to my wife and my children for everything that they have put up with and their care and support. I am truly blessed.

Your City Council has been up to its usual self. They continue to have 'secret' meetings to discuss matters that may or may not affect the future of our fair city.

College Park is not immune to the world economic problems, yet there are those who continue to believe that we are. As far as I can see, it's 'full steam ahead'. There are some very important economic issues that will be facing the City in the long and short term. I cannot see where College Park is preparing for them.

This is not to say that the staff isn't doing its job, only that your City Council is not asking itself the tough questions. Some are: How are we going to pay for it?; Are the projections by the staff realistic? We have empty buildings (stores), projects that have been abandoned, the state of Maryland has not moved an inch on Route #1, all employees are expecting a raise and the FY2010 grants 'em. The University continues to increase enrollment in College Park and depends on the private sector to provide housing for 'em - this includes graduate students.

Let's talk about Berwyn for a moment. Are we ready for 2,000 plus beds (term for student housing) on the far side of Route #1? What kind of impact will it have on our neighborhood? 48<sup>th</sup> Avenue is already a zoo. Do you know who is walking down your street? I don't! Do you know your neighbors? What is the aversion to putting the trash carts behind the house? Other than private collections, we all get our trash picked up on the same day. The trolley trail is for walking and biking - **not motorized vehicles.**

The City Manager has submitted his proposed budget for the next fiscal year. No tax increase, but lots of neat stuff that the taxpayers are asked to pay for.

If you watch the City meeting on the cable, I hope you have "TV ears". See you next month. May God continue to bless this great country and protect us from ourselves.

*Sponsored by Gypsie and Louie the Ugly, the prisoners of war at Point Look Out Annex:*

### The CPAW Adorable Adoptable of the Month

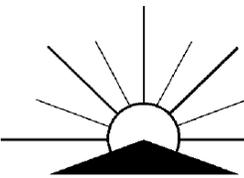
Willow is a gorgeous petite 3 year old neutered male Akita. Willow was found during our most recent snow storm limping with a rope around his neck. He is just a fur ball full of love for people and other animals as well. He is in need of a hip surgery that we so desperately need funding for. If you can donate or if you are interested in fostering or adopting Willow, please contact Abbey Lightning at (240)375-3165. All donations can be sent to the City of College Park Animal Control Department. 4601 Calvert Rd, College Park, Md 20740 and all checks should be made out to: City of College Park Animal Welfare Committee. Willow thanks you!



*Please visit [myberwyn.org](http://myberwyn.org) for a better look at Willow!!!*

### Spring Cleaning?

We are hosting a rummage sale on May 30, 2009 at Davis Hall from 8-1 to help raise money to provide care to all animals we receive. We ask that you either donate unwanted items for us to sell or you can pay \$10.00 to reserve a spot to sell your stuff for your own profit. If you have anything to donate or would like to reserve a spot, please contact Abbey at (240)375-3165. Otherwise, come out and see if another man's junk may be your treasure!

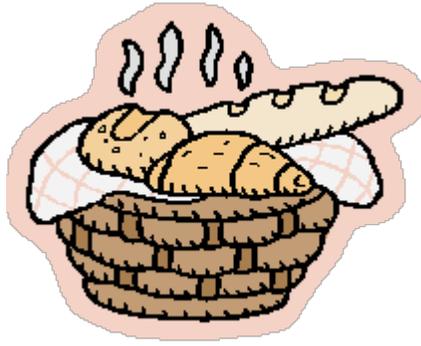


**CASAS DEL SOL INC.**  
HOUSES OF THE SUN

GENERAL CONTRACTING  
CUSTOM HOMES • REMODELING • DECKS

**HARRY C. PITT, JR.**

8200 POTOMAC AVENUE • COLLEGE PARK • MARYLAND • 20740  
301•220•1066 / FAX 301•513•9365  
MHIC # 38777



## **BERWYN POT LUCK DINNER IN THE PARK**

FRIDAY EVENING, MAY 1, 2009  
6PM – 8PM

BERWYN NEIGHBORHOOD PARK  
(A.k.a. CHERRY PARK)

JOIN YOUR NEIGHBORS IN WHAT HAS BEEN ONE OF THE  
COMMUNITY'S MOST POPULAR EVENTS.

Sponsored by the Berwyn District Civic Association

Bring a dish (and recipe) to share and enjoy the evening. Drinks and  
serving utensils will be provided by the BDCA

Anybody interested in helping set up please send an e-mail to Tim Triplett  
[ttriplett13@comcast.net](mailto:ttriplett13@comcast.net) or simply show up at the playground around 5pm

**\*\* Please arrive between 6 and 6:15, and we plan to begin eating by 6:30.**

**\*\* In the event of rain – check the BDCA website ([www.myberwyn.com](http://www.myberwyn.com)) for cancellation and  
rescheduling information.**



Information Provided by  
*Jerry Anzulovic*  
of Bright and Associates

**Properties Sold or Rented (Berwyn 2, Branchville 0)**

**4811 Osage Street**, \$220,000; Gregory Garrett, 8803 Eastbourne Lane, Laurel, MD., 20708-2401; private sale.  
**5009 Quebec Street**, \$330,000, (\$398,500); Thomas D. Becraft, Jr. & Christine Daberkow, 4321 Claggett Road, University Park, Md., 20782-1140

**Properties under Contract (Berwyn 3, Branchville 0)**

**5004 Roanoke Place**, \$350,000, 6 bedrooms, 3 baths, Jose H. & Aurelia Cruz, Owner occupants since 2/17/2006.  
**5016 Roanoke Place**, \$158,000, 4 bedrooms, 2 baths, Rosa Solis & Norma M. Hernandez-Solis, Absentee owners since 3/9/2007.  
**4705 Tecumseh Street**, Unit 301, \$259,900, 2 bedrooms, 2 baths, Sushil K. Goel & Suraiya Moin, Owner occupants since 8/16/2007.

**Properties for Sale or Rent (Berwyn 10, Branchville 2)**

**5007 Berwyn Road**, \$312,500, 3 bedrooms, 2 1/2 baths, Cynthia S. Rankin, Owner occupant since 11/10/1999.  
**\*4705 Greenbelt Road**, \$359,990, 7 bedrooms, 3 baths, William J. & Ellen F. Roberts, Absentee owners since 6/22/2006.  
**8400 Potomac Avenue**, \$369,900, Scott A. Roberts, Absentee owner since 11/23/1998.  
**8521 Potomac Avenue**, \$319,900, 4 bedrooms, 2 baths, Charles R. Bailey, Absentee owner since 9/15/2006.  
**8524 Potomac Avenue**, \$375,000, 4 bedrooms, 2 baths, Richard D. Weary, Owner occupant since ?.  
**\*4705 Tecumseh Street**, Unit 102, \$159,922, Vinnett Riley-Baptiste, 2 bedrooms, 2 baths, Owner occupant since 10/30/2006, Price change 1/30/2009.  
**4709 Tecumseh Street**, Unit 104, \$220,000, 2 bedrooms, 2 baths, Sonia I. Mercado-Caceres & Delsa M. Mercado, Owner occupants since 6/28/2007.  
**4709 Tecumseh Street**, Unit 304, \$224,999, 2 bedrooms, 2 baths, Jack B. Johnson, Absentee owner since 12/7/2006.  
**4914 Tecumseh Street**, \$105,000, Vacant lot, Was Trouble's north paddock, Felicite Nkonabang, Absentee owner since 10/10/2007.  
**8513 48<sup>th</sup> Avenue**, \$260,000, 4 bedrooms, 2 baths, Juan P. Martinez, Owner occupant since 1/18/2006.  
**\*8901 48<sup>th</sup> Avenue**, \$245,900, 3 bedrooms, 1 bath, Jose Zavala & Ana C. Aguilar, Absentee owners since 9/29/2005. Now under FNMA 12/19/08.  
**8903 48<sup>th</sup> Avenue**, \$234,900, 2 bedrooms, 2 baths, Charles W. Bailey, Absentee owner since 11/10/2009

DOM means day on the market from listing to filing of deed at courthouse. Underline means a new listing.

\* means a change in offered price, LA means living area only (NOT the basement or lower level).

**Visit the Berwyn online MESSAGE BOARD!**

Post your questions, items for sale, announcements, and more at [www.myberwyn.org](http://www.myberwyn.org).  
Click "BDCA Message Board" at the top-center of the page and post your message.

R.E. WHITE 240-593-1746

**BOB'S LAWN & ETC.**

Your outdoor specialist  
Landscaping, Lawn Care, Tree Service  
Complete Home & Garage Cleanouts  
Serving College Park For Over 10 Years

**VACATION RENTAL**

Ocean Beach House Rental, Outer Banks, (Rodanthe) NC. One block from Ocean and Fishing Pier. Heated Pool.

Visit pictured detailed web site:

[www.hatterasrealty.com/rental/house.html?ID=411](http://www.hatterasrealty.com/rental/house.html?ID=411)