



NORTHWOOD NEWS

PUBLISHED BIMONTHLY BY THE NORTHWOOD-FOUR CORNERS CIVIC ASSOCIATION ■ OCTOBER 2004

Teen Robbed at Gunpoint in Park

By Jacquie Bokow

A teenager was robbed at gunpoint on the ball field in North Four Corners Park at about 4:15 p.m. on Sunday, 12 September, by three youth.

The victim's mother said, "There wasn't a soul anywhere when it happened," a fleeting occurrence of which the perpetrators took advantage.

All three robbers were young and African-American. One is described as tall and thin with dreadlocks. The other two were younger and bald or nearly so. One had the letter "K" burnt, or "branded," into his forearm. The trio match the description of three men who burglarized a home in the Burnt Mills area.

If you know anything about these people, call Park Police Detective Brent LaMere at 301.962.1656. Obviously, these men are armed and dangerous and need to be treated with extreme caution.

If you see anything suspicious or illegal *within the North Four Corners Park*, call the Park Police dispatcher immediately at 301.929.5990. ■

Next Meeting On 13 October

The next meeting of the Northwood-Four Corners Civic Association will be held on Wednesday, 13 October 2004 at 7:30 p.m. at the North Four Corners Rec Center. The Rec Center is located at the end of Southwood Road, just off Edgewood Drive. Items on the agenda include:

- An update on the park situation (see story, left), and
- Election of new board officers (see page 3).

All residents of the Northwood-Four Corners area are invited to attend and express their views. Please note that only paid members of the NFCCA are eligible to vote. Annual dues are \$10 per household and may be paid at the meeting. The new fiscal year begins with this meeting, so annual dues will be collected again for the upcoming year. ■

Residents Speak Out for North FC Park

The Maryland-National Capital Park and Planning Commission (MNCPPC) held its third public meeting to discuss alternative facilities plans for the North Four Corners Local Park on Thursday, Sept. 23. Area residents packed the meeting room to overflowing with a crowd of attendees standing in the hallway or listening through the windows. The attendees represented the diverse population who live in our neighborhood—young families, working couples, elderly, Whites, African-Americans, Hispanics, Asians, longtime residents, and

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It is now expected that Trader Joe's will not open until the end of February and no ice cream parlor is planned for the Center.

Snake's Alive!.....7

Copperhead bites dog along the Rachel Carson Trail.

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PRESIDENT'S MESSAGE

We are about to terminate the 2003-2004 operational year of the Northwood-Four Corners Civic Association (NFCCA) and embark on a 2004-2005 cycle. In review of the last year, I will note that I did not get the job of President of the association by election but as a matter of succession when the elected President had to resign because of personal changes when he and his family were faced with the possibility of a change of address. During the time he served, Vince Jankoski showed considerable skill and leadership, perhaps more than I ever achieved. My basic problem was a lot of other jobs, being newsletter editor for a pamphlet that had environmental organizations, and the Montgomery County Civic Federation. These projects and our own civic association seemed to take most of my time.

Luckily, I was blessed with a lot of skilled assistance. The Vice President, Jim Zepp, and wife Carole Ann Barth, helped with the administrative details and also pitched in with the issues raised by the North Four Corners Park, organized the annual clean up of the Lockridge Tributary (which feeds into the Northwest Branch), the annual Night Out community meeting that honors our Montgomery County Police Department, and did an enormous amount of work as the main leaders in the ad hoc Party Committee that endeavored to keep the often confusing actions of the Park Department of the Maryland-National Capital Park and Planning Commission (MNCPPC) and Recreation Department and Mid-County Administrative District to restructure our North Four Corners Park radically and not in our best interest as a community.

Maggie Hawkins kept the IRS off our backs in her role as treasurer. Michele Frome was an accurate and faithful secretary. Alan Friedman took on the troublesome and frustrating task of trash collection on our little streetscape mini-park and effected at least a temporary solution. We lost the Maurano family in midstream. Our past presidents—Ken Hawkins, Jim Zepp, Mike Diegel, Dave Povtak, Paul Boudreaux—aided us in many ways, providing background for past issues that were never recorded formally. Jacquie Bokow did a superlative job as our newsletter editor and publisher. She won accolades for her work from readers both within and outside the Association.

Things did not always go smoothly during my tenure in office. My effort at doing a public forum on the Intercounty Connector (ICC) fell by the wayside due to a loss of electric power on the scheduled meeting night and arguments by impassioned pro and con advocates. And one of the biggest and most frustrating projects of the year was the ongoing controversy over the future of the North Four Corners Park (see story on page 1).

—Charles G. Pritchard

Stream Spruce-Up

It's time for our annual fall cleanup of Lockridge Creek. Help keep our community attractive, remove invasive weeds, and reduce pollutant loading to the Northwest Branch. Come join us at **9:30 a.m. on Saturday, October 23.** (Raindate: Sunday, October 24.) We will start at the Lockridge Drive and Dennis Avenue intersection and work our way into Northwest Branch Park.

Be sure to bring gloves and wear sturdy shoes, long sleeves, and long pants. Contact **Carole Barth** at **301.593.7863** or **cbarth@mindspring.com**. ■

NORTHWOOD NEWS

Northwood News is published by the Northwood-Four Corners Civic Association. The NFCCA represents the 1,485 households in the area bounded by Colesville Rd. (Rte. 29), University Blvd. (Rte. 193), Caddington Ave., and the Northwest Branch.

Any resident of this area is eligible to join the NFCCA. Annual dues are \$10 per household and may be paid at any Association meeting or mailed to the treasurer.

Northwood News is published five times a year—in October, December, February, April, and June. To place an ad or discuss a story, please contact the editor.

Editor

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New Board Elections to be Held At October 13th NFCCA Meeting

The Board of Directors for the Northwood-Four Corners Civic Association meets five times a year, in October, December, February, April, and June. New board members will be elected at the 13 October meeting. The current slate of candidates is:

■ **President:** *Carole Barth* (Lockridge Dr.). Carole works as an environmental planner for the Prince George's County Department of Environmental Resources and teaches Bay-Scapes at the U.S.D.A. Graduate School. She has lived in the neighborhood for 14 years. Carole is married to former NFCCA President Jim Zepp.

■ **Vice President:** *Michele Frome* (Lockridge Dr.). Michele has worked in nonprofit management, fund-raising, and advocacy for over 25 years. She has lived in our neighborhood since 1984. Some of you may have known her husband, Al Martin, who was active on the neighborhood stream bank restoration issue in Northwest Branch Stream Valley Park 10 years ago. Michele served as NFCCA Secretary last year, and also served previously as Treasurer.

■ **Secretary:** *No candidate has stepped forward.* Nominations will be accepted from the floor at the meeting.

■ **Treasurer:** *Margaret Hawkins* (Lorain Ave.). New mom Maggie has served as NFCCA Treasurer for three years and this is her final term. She works as an appraisal archivist at the Na-

tional Archives and Records Administration and is married to NFCCA Past President Ken Hawkins. They have lived in the neighborhood since 1998.

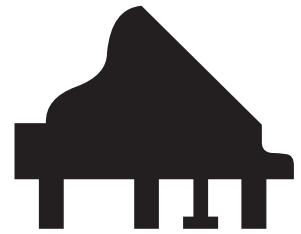
■ **At Large:**

■ *John Hill* (Pinewood Ave.). John moved into our neighborhood when he married Bette Eberly-Hill two years ago. He lived for 40 years in Calverton and is a retired district manager with the telephone company (now called Verizon).

■ *Ann Rose* (Caddington Ave.). Originally from Miami, Ann moved into the area with husband Allan 50 years ago as a new bride and has lived on Caddington, where they raised four sons, for 46 years. An active community volunteer, she most enjoys her work with Hospitality and Information Services (sponsored by the State Department) where she helps spouses of diplomats practice their English conversation.

■ *Nick Scalera* (Lorain Ave.). Nick and his family joined our community in August from Arlington, although he's originally from Rochester, N.Y. He has worked for Discovery for 4-1/2 years as an executive producer for interactive media, specifically for the TLC cable channel.

■ **Immediate Past President:** *Charlie Pritchard* (Margate Rd.). Charlie has lived in our neighborhood since 1957 and has held various positions in the NFCCA over the past decades. A



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specialist in Russian studies, Charlie retired from the National Security Agency in 1979 after 33 years of federal service. He has since worked as a freelance writer and lecturer for the U.S. Department of Defense and as a newsletter editor and publisher. Active in the Sierra Club and as a Weed Warrior, Charlie is the Environmental Chair at the Montgomery County Civic Federation and a Board member for Neighbors of the Northwest Branch.

If you are interested in running for the board, please contact Dave Povtak, 301.593.3178, before the meeting to have your name added to the ballot. No previous experience is required. Nominations from the floor also may be added to the ballot at the meeting. ■

Residents Speak Out for Park

(continued from page 1)

recent arrivals. With one voice, they reaffirmed the community's dissatisfaction with the planning process, the proposed facilities, and the inability of the Parks Dept. to address in a substantive manner any of the problems raised by residents over the last two years.

The last public meeting was held in June 2003. During the intervening 14 months, the Parks Dept. staff decided to expand the project's scope to include the existing eight-acre park as well as the six-acre addition. In August, an announcement for the Sept. 23 meeting was mailed to selected residents along with plans for the entire park. The MNCPPC Web site page for the project continued to show plans only for the six-acre addition and had a statement that the plans for the entire park would not be available until after the final opportunity for public comment had past.

During the two years that this planning effort has gone on, the NFCCA has adopted a position that supports a low-impact development site design that would minimize additional user traffic for the six-acre addition. This is in recognition of the excessive crowds being allowed to use the existing park facilities which have resulted in problems with overflow parking, loose trash, human defecation, and verbal harassment of residents living near the park or who try to use it. The community's proposals also are felt to be more realistic given the current budgetary situation for parks maintenance and permitting practices for the existing facili-

ties.

On Aug. 29, NFCCA sent a letter to MNCPPC Chair Derick Berlage objecting to timing of the public meeting, the poor quality of information made available on the proposed alternatives, and the cumulative failure of the Parks Dept. staff to allow for meaningful public participation in the planning decisions. No response was received from Mr. Berlage or MNCPPC to any of these concerns.

Present at the Sept. 23 meeting were several Parks Department staff, including Mike Riley, Division Chief, MNCPPC Park Development; representatives from the Silver Spring Regional Services Center and Silver Spring Recreation Advisory Board; and County Council Member Nancy Floreen's chief of staff, Merrill Steiner. NFCCA board members Charles Pritchard, Jim Zepp, and Ken Hawkins spoke, along with many residents who have attended the previous public meetings and the many NFCCA meetings on this issue.

The statements made by individual residents were intelligent and informed about the issues, articulate in expressing the depth of our concerns and commitment to the park, and impressive in the strong agreement throughout the community (which included reps from Burnt Mills and South Four Corners) in preserving the natural landscape of the six-acre addition while restoring the existing park to its previous status as a neighborhood amenity. A petition signed by all of the Royalton Road residents was presented which opposes

the construction of a proposed parking lot at the park's entrance on that street. By a show of hands, none of the attendees supported the additional soccer field and parking lots proposed by the Parks Dept. staff.

Serious questions were raised about the evidence for additional sports facilities. For example, a chart was shown which indicated that 180 requests for soccer field reservations had been refused for the Spring 2004. When asked how many requests were accepted during the same period, the staff didn't know.

Mr. Riley expressed his surprise at the community's position and the unanimous support with which it is held. When asked about the future steps in the planning process, he indicated that the staff would continue to revise the park plans. He was noncommittal about whether another public meeting would be held before the submission of any final plans to the Planning Commission. When asked about using a community-based planning process to arrive at more acceptable solutions, he indicated that it is not a usual practice for his division to actively involve residents in planning.

The large attendance and the quality of the residents' comments were an extremely impressive demonstration of the community's commitment and capabilities to address this issue. Unfortunately, it appears that we cannot relax our vigilance and will probably be required to continually reaffirm our concerns and position as the park plan moves through reviews by the Planning Commission and County Council. ■

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Northwood/Forest Knolls/Kinsman Update
 May 16, 2004 to September 17, 2004

Address	Sold Price	Style	BR	FB	HB	DOM
1006 CHISWELL LN	\$365,000	Split Level	4	2	1	2
107 BELTON	\$427,100	Rambler	3	3		4
10700 CAVALIER DR	\$355,000	Rambler	3	2		7
10714 CAVALIER DR	\$375,000	Split Level	3	2		6
307 CAVALIER CT	\$342,000	Rambler	4	2		2
10828 MARGATE	\$435,000	Split Level	4	2	1	12
311 TIMBERWOOD AVE	\$399,000	Cape Cod	3	2		33
405 BELTON RD	\$370,000	Rambler	3	1	1	23
405 KERWIN RD	\$338,000	Rambler	3	2		28
501 ROYALTON RD	\$340,000	Rambler	3	2		5
505 ROYALTON RD	\$359,000	Cape Cod	4	3		8
56 KINSMAN VIEW CIR	\$320,000	Colonial	3	3	1	13
821 LOXFORD TER	\$396,000	Split Foyer	5	3		10
911 MALTA LN	\$380,000	Split Foyer	5	2	1	15

** Information deemed reliable but not guaranteed **



Skylights
 Custom Painting
 Interior/Exterior
 Siding
 Aluminum
 Vinyl
 Shutters/Soffit/Trim
 Concrete
 Asphalt
 Brickwork
 Driveways
 Patios
 Pads
 Sidewalks
 Kitchens & Baths
 New
 Modernized
 Remodel Basements
 Interior Structures
 Rooms
 Additions
 Extensions
 Dormers
 Roofing
 Gutters
 Replace
 Clean
 Thermal Windows & Doors
 Replacement or Storm
 Custom Sundecks
 Custom Verandas
 Custom Porches
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 Air Conditioning
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 Carpentry
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**Please leave message and phone number;
I will respond ASAP.**

TJ's Delayed, No Ice Cream Parlor

By *Jacquie Bokow*

I spoke on 22 September with Jon Rhodes, Finmarc Management's property manager for the Burnt Mills Shopping Center currently under construction on Route 29, to get an update. Construction on the Trader Joe's section is projected to be completed, and the space turned over to Trader Joe's, on December 1. However, the store is not expected to open now until the end of February.

Rhodes did still confirm that Ritz Camera and Starbucks Coffee will be part of the Center, and mentioned that they are still negotiating with an Italian restaurant in Bethesda about opening a branch at the BMSC. We

should have more definite news on other tenants by the next newsletter.

The disappointing news for our community is that it looks fairly certain that no ice cream parlor will be part of the Center. Although I reiterated that a Trader Joe's and an ice cream parlor were the community's top two choices—and Rhodes confirmed that the civic association in Woodmoor also wanted an ice cream parlor, although it was "further down on their list"—he stated they needed "more credit-worthy tenants."

"We want successful businesses in there," said Rhodes. "We need to meet the mortgage" and ice cream stores "typically don't do well." ■

Snakes Alive!

By *Charles Pritchard*

Like many dog-owners, Bill Robbins, a retired Department of Agriculture scientist, uses the Rachel Carson Trail for combined man-and-dog exercise. Recently, he had an unpleasant experience on the trail with a copperhead viper that bit his dog. (At last report, the dog was doing well.)

Bill reports that copperheads, rather than the more aggressive rattlesnakes, are a longtime phenomenon in our woods. He notes that they are most active in the transitional periods between seasons. Look for a triangular head and splotches of coppery brown and black. Copperheads will try to escape but will strike if cornered or threatened. ■

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About Neighborhood Night Out

Many neighborhood residents spent a pleasant summer evening together celebrating the 21st National Night Out on Tuesday, August 3. This annual event provides an opportunity for community residents to socialize and meet some local public officials. It included a potluck dinner, activities for children, music, and visits by representatives from the area police departments and local politicians.

State Assemblywoman Carol Petzold and County Council Member Nancy Floreen both briefly spoke at the gathering. Along with several officers from both agencies, Commander Mitch Cunningham, Montgomery

County Police Third District; Lt. D. McClintock, MNCPPC Park Police; and "McGruff the Crime Dog" spent time talking with attendees.

Another feature was a display of site designs for the North Four Corners Park that were developed by students from a landscape architecture class. Our local park was the subject for their class final project. Since the Parks Department planner assigned to the North Four Corners Park facilities plan had declined an invitation to view these alternatives, this was an opportunity for community members to consider changes they might like to see in park plans. ■



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Northwood Real Estate Report

September, 2004

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Silver Spring Subdivision Sales

(June 1, 2004-August 31, 2004)

(DOM-Days on Market from List Date to Contract Date)

Subdivision	# units	Avg. Price	DOM
AMERICANA FINMARK	10	\$216,910	5
ARCOLA	7	\$349,403	6
BALLANTRAE	2	\$278,375	5
BREEWOOD	1	\$370,000	6
BURNT MILLS	17	\$437,788	24
CONN AVE PARK	14	\$331,396	15
DUMONT OAKS	19	\$364,999	10
FOREST ESTATES	22	\$358,662	12
FOREST KNOLLS	7	\$382,739	10
FRANKLIN KNOLLS	19	\$381,523	19
INDIAN SPRING	14	\$401,314	14
KEMP MILL	20	\$422,145	13
LEISURE WORLD	14	\$209,700	27
MCDONALD KNOLLS	2	\$290,500	16
NORTH WOODSIDE	3	\$432,500	7
NORTHWOOD	19	\$370,873	14
PARKWAY	3	\$386,133	29
ROSSMOOR LEISURE	93	\$231,118	29
SLIGO ESTATES	5	\$353,980	6
SLIGO PARK	14	\$416,450	14
TAKOMA PARK	89	\$394,631	13
TIVOLI	16	\$383,900	9
UNIVERSITY TOWERS	16	\$183,235	7
VEIRS MILL	20	\$301,295	14
WHEATON HILLS	23	\$323,495	16
WOODMOOR	35	\$433,366	11
WOODSIDE	40	\$503,290	12

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Recent Northwood Settled Properties (June 1, 2004-August 31, 2004)

Address	Price	Style	BR	BA	DOM
10816 MARGATE RD	\$480,000	Split Level	4	2/1	7
10828 MARGATE RD	\$435,000	Split Level	4	2/1	13
1014 LOXFORD TER	\$435,000	Split Foyer	4	3	11
107 BELTON RD	\$427,100	Rambler	3	3	6
845 LOXFORD TER	\$403,000	Split Foyer	5	2/1	4
311 TIMBERWOOD AVE	\$399,000	Cape Cod	3	2	31
821 LOXFORD TER	\$396,000	Split Foyer	5	3	12
405 EISNER ST	\$392,000	Split Level	3	3	6
910 LOXFORD TER	\$380,175	Split Level	4	2/1	10
10714 CAVALIER DR	\$375,000	Split Level	3	2	7
405 BELTON RD	\$370,000	Rambler	3	1/1	23
1100 PLAYFORD LANE	\$355,000	Split Level	4	1/1	14
10700 CAVALIER DR	\$355,000	Rambler	3	2	8
10405 EDGEWOOD AVE	\$352,500	Cape Cod	3	1/1	45
307 CAVALIER CT	\$342,000	Rambler	4	2	3
501 ROYALTON RD	\$340,000	Rambler	3	2	5
405 KERWIN RD	\$338,000	Rambler	3	2	29
501 UNIV BLVD W	\$335,000	Rambler	3	2	25
411 ROYALTON RD	\$330,000	Rambler	3	1	26
10603 ORDWAY DR	\$326,000	Cape Cod	3	2	13
56 KINSMAN VIEW CIR	\$320,000	Townhouse	3	3/1	7