



The Arlington Forester

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Arlington, Virginia

April 2021

Virtual AFCA Meeting: Lubber Run Park Issues and More

AFCA invites you to join our monthly Zoom meeting on Wednesday, April 21, at 7 p.m. Samia Byrd will be joining us. Ms. Byrd, the Chief Race and Equity Officer for Arlington County, leads the county's work in advancing racial equity, diversity, and inclusion, both within county government and in the community at large.

The final piece of the draft neighborhood conservation plan—on commercial services in our neighborhood—is now in place (see the summary on page 4). You can find the full plan on the AFCA website. We will vote on the final plan at the April meeting.

To join the meeting, enter the following URL into your browser between 6:50 and 7 p.m. on Wednesday, April 21: <https://tinyurl.com/vyeep766>. If you have never used Zoom, you can view a short tutorial at <https://zoom.us/resources> by clicking on Joining & Configuring Audio/Video. Alternatively, you can dial in to the meeting at 301-715-8592, where you will be prompted to enter meeting number 843 2972 3971 and passcode 330854. You might also be prompted to hit the # sign one or more times. This call-in number will be active starting at 6:50 p.m.

AFCA March 2021 Meeting

On March 22, 2021, AFCA President Esther Bowring hosted a remote AFCA meeting with more than more than 30 participants by phone and video.

Treasurer's Report: Treasurer Jeff Horwitz reported that the Internal Revenue Service (IRS) has reinstated AFCA's tax-exempt status, making it retroactive to 2014, when it was lost. AFCA needs to file an ePostcard (form 990-N) by January 15 each year to maintain its tax-exempt status. The next step is to apply to the Virginia tax authorities for an exemption from sales or use taxes; Jeff will turn to that later this month.

From a legal perspective, officers and members can no longer be held personally liable for AFCA activities. Moreover, because the exemption is retroactive, AFCA no longer owes thousands of dollars in fines for failing to file with IRS for the past 10 years. Jeff also explained that contributions to AFCA are not deductible as charitable contributions for federal income tax purposes.

Neighborhood Reports: In Greenbrier, work continues at the intersection of North Edison Street and North Carlin Springs Road, including narrowing lanes and widening the curb area to slow traffic. On 2nd Street North, work on utility pole upgrade/replacement continues.

Beverly Johnston and Lora Strine met with Arlington County Board member Takis Karantonis on North

Carlin Road traffic issues. Takis is looking into the possibility of traffic signals and/or bollards at the new curbs. He is discussing technologies with the county's Environmental Services transportation division, such as a light that turns red if you exceed a posted speed limit. When work on Carlin Springs is done, the county will monitor its effectiveness. Beverly noted that the "smart" signal in Bluemont no longer turns red if the speed limit is exceeded.

Liz Kauffman gave an update on the draft neighborhood conservation plan. Participants suggested a four-way stop at the intersection of North Henderson Road and 2nd Street North and speed bumps on North Columbus Street to slow traffic. ...continued on page 2

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AFCA Virtual Meeting 7 p.m. April 21 Through Zoom

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The Arlington Forester is the official publication of the Arlington Forest Citizens Association, Arlington, VA. A nonpartisan, nonsectarian publication serving the residents of Arlington Forest, the *Forester* welcomes articles, newsbits, letters, and photos focusing on noncommercial events or issues specific to our neighborhood. We publish eight times per year (Sep to Nov and Jan to May). The deadline for submissions is the first of the month. Email your submission of up to 400 words—less, if you include a photo—to newsletter@arlingtonforestva.org.

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AFCA Meeting ...from page 1

Guest Speakers: The first guest speaker was Hayley Gambone of the Department of Environmental Services, Solid Waste Bureau, Environmental Management Office. She explained how recycling works in Arlington. Haulers transport recycled materials to a Materials Recycling Facility (MRF) in Elk Ridge, MD. The MRF sorts, processes, and sells the materials. Arlington pays a “tipping fee” of \$72 per ton, and if MRF profits exceed the tipping fee, a percentage is credited back to Arlington. Curbside recyclables include metal, plastics (types 1-7), paper, cartons, and cardboard. Not recyclable are flimsy plastic (supermarkets have dropoff bins for plastic bags), styrofoam, glass (Quincy Park has a dropoff bin), coffee cups, small containers, and food-soiled materials. You can submit questions to Hayley at hgambone@arlingtonva.us.

The second guest speaker was Peter Lusk, the Athletic and Facilities Services Division Chief for the Arlington County Department of Parks and Recreation. Peter anticipates budget approval for opening the Lubber Run Community Center (LRCC) in early July. Department of Parks and Recreation staff will start working from the center in early June and open the building in summer for activities permitted by the governor, such as for indoor sports in the gym. By fall, the county hopes to offer a full suite of programs, including the senior center and preschool. An opening event for the LRCC might be planned for the fall if people feel safe enough by then.

Kathryn Funk noted that the garage is not being used. Instead, users park in the neighborhood, especially along 3rd Street North. Peter said that the county will post better signage indicating that the garage is free for up to 4 hours. He said that current signs reserving curbside parking for school use are temporary but will confirm that with Arlington Public Schools. Asked when piles of gravel near the Lubber Run pedestrian bridge will be removed, Peter promised to find out. He will also look into why utility wire is hanging to the ground in the parking lot for the Lubber Run Amphitheater.

Missing Middle: Joel Yudken gave an update on the AFCA Missing Middle Committee. Committee members drafted a letter to the county raising questions about the Missing Middle Housing Study (MMHS). Issues raised include the affordability of missing middle housing (duplexes and townhouses) for lower income (including non-White) households. The AFCA board will review and approve the letter before it is sent.

Miscellaneous News: Esther spoke about how to find statistics on COVID-19 for Arlington. John Naland is organizing a neighborhood cleanup on April 24 (see the article on page 3). For the AFCA May meeting, Esther asked volunteers to develop a slate of AFCA officer candidates. If you’re interested in running for office, please let Art Schwartz know at arthur.edward.schwartz@gmail.com.

Plant a Tree in Your Yard

Help keep the “forest” in Arlington Forest! If you have lost a tree or want to add a new one, you can get financial assistance.



AFCA Tree Grant Program: AFCA provides up to \$125 to help cover the cost of buying and planting a canopy tree (including delivery). You can qualify for grants on up to two trees, with various native trees to choose from. To qualify, all you need is to be paid up on your 2020–21 AFCA dues. For the application form, go to www.arlingtonforestva.org and click on the AFCA tab. Act now—grants are limited.

Tree Canopy Fund: Through a county program administered by EcoAction Arlington, you can get a native tree planted on your property at no cost to you. You can choose from various trees, both large and small. Typically, the application deadline is in June. For more information, check out EcoAction Arlington Tree Canopy Fund.

Saving Neighborhood Trees

Trees attract many residents to neighborhoods like ours, but research by the U.S. Forest Service shows rising impervious surfaces and declining tree cover in urban areas. In neighboring Glencarlyn, worried about tree loss, residents formed a neighborhood tree committee and held a “tree tour” in 2019 to teach tree care, such as cutting back English ivy, which can choke a tree. Residents also appealed to developers, telling them that “we don’t want to live in a neighborhood without mature trees.”

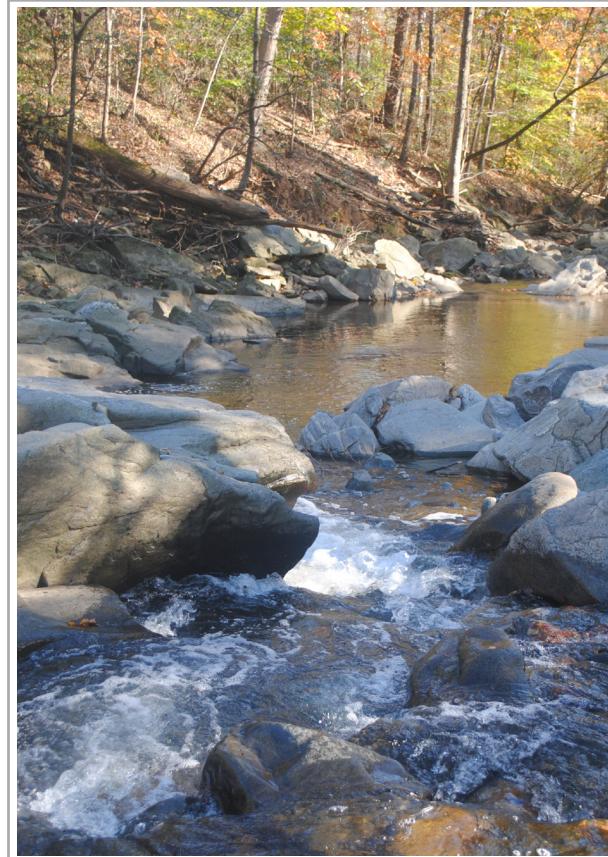
If you are interested in joining a tree committee for Arlington Forest and helping to organize a neighborhood “tree tour,” contact Jan Hull at jkh999@verizon.net. You can find a story about the Glencarlyn committee online at Washington Post Glencarlyn Tree Tour.

Arlington Arts Center Spring Exhibitions

The center reopened its galleries in March from Wednesday through Saturday, 12 p.m. to 5 p.m. Visitors must wear masks and maintain 6 feet of distance. “From an Abyss,” resident artist Ryan McCoy’s response to living in America during the coronavirus pandemic, visualizes the death toll along with the emotional and psychological effects of sustained isolation. It will be on display through June 5 in the Wyatt Resident Gallery. Online programs include an artist talk with Ryan McCoy and other artists. For more information, go to <https://arlingtonartscenter.org>.

Spring Cleanup on April 24

By John Naland



Our tenth annual Arlington Forest Spring Cleanup is on Saturday morning, April 24. Volunteers will be active in Lubber Run Park (to remove trash from the streambed), the Arlington Boulevard Southside buffer strip (to remove trash and clean up), and below the North Granada/North Greenbrier trailhead (to remove trash from the streambed).

We start at 9 a.m., rain or shine. If you arrive late, look around for those who are already at work. Wear old clothes and sturdy shoes and bring drinking water. Wear garden or work gloves, if you have them. The cleanup usually ends by 10:30 a.m.

Please join in beautifying our public spaces if you enjoy walking, jogging, or biking in our local parks; if you want to help protect the Chesapeake Bay watershed; if you have children who you want to learn to care for the environment; or if you just want to get out in the fresh spring air to benefit from some light exercise.

Many hands make for light work, so the more volunteers we get, the more we can do to improve community spaces for our spring and summer enjoyment. As always, we welcome the participation of local Boy and Girl Scouts.

If you have questions, please email John Naland at nalandfamily@yahoo.com.

Arlington Forest Neighborhood Conservation Plan: Commercial/Business Areas



Photo: Daniel Brown

This piece summarizes a section of our draft neighborhood conservation plan, along with our recommendations to the county. The full plan is posted on the AFCA website. We will vote on it at the April AFCA meeting.

Arlington Forest Shopping Center: The county-designated land use for the shopping center is “Service Commercial.” Permitted uses include retail stores, childcare, healthcare, rentals, office space, personal services, vehicle maintenance, and more. The shopping center currently has 11 such businesses, which remain open during the coronavirus pandemic.

Arlington Forest commends the owners for their maintenance of the shopping center and for keeping it well occupied. The merchants maintain excellent, mutually supportive relationships with Arlington Forest. For example, the shopping center serves as a gathering place for neighborhood events such as the annual Halloween parade and autumn scarecrow making.

In early 2021, several shopping center businesses were burglarized, resulting in theft and property damage. In response, Arlington Forest residents organized a GoFundMe effort to support the affected merchants, raising more than \$30,000 from the neighborhood and others in the community. The merchants expressed deep appreciation for the neighborhood’s support.

About half of the respondents in our 2020 neighborhood survey (51 percent) indicated that the shopping center met the needs of the community. Of the 47 percent of respondents who indicated that the shopping center did not meet community needs, many suggested the addition of a convenience store, drugstore, or small restaurant with outside seating.

Most survey respondents (56 percent) would keep the shopping center as is. However, substantial minorities

(23–28 percent) supported increasing the shopping center’s size by building it either out or up. The survey results were not strong enough in any direction to warrant a community recommendation to the county.

Lubber Run Farmers Market: Arlington Forest has an open-air seasonal farmers market held in the parking lot of Barrett Elementary School. Open from April through November on Saturdays from 8 a.m. to noon, the market offers local produce and other goods from farms and other businesses within 125 miles of our community. In 2020, vendors offered produce, meats, dairy goods, baked goods, and more.

Although the coronavirus pandemic delayed its opening, the market ultimately thrived in 2020. It is run by Field to Table, Inc., an Arlington-based nonprofit organization. An independent volunteer market committee directs overall market operations, run by volunteers.

Recommendations:

- Arlington Forest strongly supports our neighborhood shopping center and urges the county to keep its current land use and zoning in place.
- Arlington Forest appreciates the support from Barrett School for our farmers market and asks Arlington Public Schools and the county to continue to support local farmers markets.
- County signage ordinances allow political and real estate signs on county property but prohibit farmers market signs. Arlington Forest asks the county to allow farmers markets to post signs on public property during market hours and up to 24 hours before to remind residents of the unique shopping opportunity.

Eat Local! Farmers Market Opens April 17



The Lubber Run Farmers Market will launch its 2021 season on Saturday, April 17, from 8 a.m. to 12 noon. Barrett Elementary School will again host the market in its parking lot at 4401 North Henderson Road. The market will comply with Virginia COVID-19 guidance, so masks will be required, along with social distancing and a one-way entrance and exit.

This year, our fourth season, will be the biggest yet. Twenty-four vendors have signed up, including 21 for opening day. New in the market are Caputo Brothers Creamery (Italian-style cheeses); Faerie Springs Farm (goat cheeses, replacing Cheese Goatees); For the Love of Goodies (baked goods, coming May 1); Harmony Hill Farm (meat and eggs); Kaye's Mini Doughnuts (doughnuts!); Roots 'n Shoots (microgreens); and The Perfect Pita (prepared food). Also new: Cold Country Salmon will be there weekly rather than every other week.

Returning favorites: Ana's Twist, Baguette Republic, Barajas Produce, Cold Country Salmon, Commonwealth Bee Company (late summer), Dimitri Olive Farms, Great

Valley Farms, Hog Haven Farm, J'aime Madeleine, King Mushrooms, Kuhn Orchards, La Coop Coffee, Old Blue BBQ, Ozfeka Catering, Pleitez Produce Farm (May 1), The Fermented Pig, and Twin Springs Fruit Farm.

To accommodate growth, the market is expanding into the northwest end of the parking lot (bounded by North George Mason Drive). Lost parking is made up by the garage at the Lubber Run Community Center at 300 North Park Drive. Parking remains on the southeast end of the market (bounded by North Henderson Road).

It's shaping up to be a great season for the Lubber Run Farmers Market, with new choices and established favorites providing a broad selection of fresh, locally produced or prepared foods. See you at the market!

Volunteers Needed! Help is always welcome. You can sign up online at Lubber Run Farmers Market, where you can also find out about Lubber Run to Go, with individual vendor pages for online preordering. Sign up for our newsletter at <https://bit.ly/3sNgsWD>.

Getting Ready For the New Market Season By Ariel Dooley



I'm looking forward to the upcoming Lubber Run Farmers Market season! Last season was my first opportunity to work for Baguette Republic, and it was a lot of fun. The Saturday farmers market breaks up the monotony of the school week and lets me interact with people outside my daily routine. Those Saturday mornings allow me to catch up with regular customers and meet new people. As the vendor representative, I was also able to improve my marketing and selling skills, answering customer questions about all the products we sell. I also enjoyed the challenge of anticipating customer needs as I placed the order for the following week.

If you are a high school student interested in working for a vendor at the farmers market, send an email to LRFM@googlegroups.com. Give your name and contact information. Should a vendor have a need, the LRFM Committee will reach out on a first-come, first-served basis.

Remembering the Babysitting Co-op

By John Naland

The Arlington Forest Babysitting Co-operative was an institution in our neighborhood for over a half-century, from the 1960s to the 2010s. Before all memory of it fades, I wanted to write this brief remembrance. Hopefully, when AFCA's 75th anniversary history book is updated, the editor will include this.

The Babysitting Co-op was founded in 1961 by six families. That was an era when most families consisted of a working dad and a stay-at-home mom. Parents generally had more free time than disposable income. With the baby boom underway, many families had young kids. So the idea arose to coordinate families to provide free childcare. As a 2007 description of the co-op explained, "The babysitting co-op is a safe, comfortable and convenient way to arrange childcare, both during the day and at night. The parents in the co-op earn hours by babysitting and then trade those hours to receive babysitting. Careful records are kept, no money changes hands, and members are confident that their children are cared for by experienced parents right in the neighborhood."



From 2000 to 2010, when my family was in the co-op, membership varied from 16 to 23 families. The co-op was very well organized, with a constitution, president, and vice president. Members were asked to attend an annual meeting, which allowed parents from across Arlington Forest to get to know each other so they could be comfortable entrusting their kids to people who were not their immediate neighbors. New members had to be sponsored by a current member who knew them.

Requests for babysitting were distributed via postings on the co-op's Yahoo Group. The vice president tracked hours and distributed tallies showing which families had negative balances and thus needed to accept more babysitting requests. The co-op had several annual group events. Examples during my family's membership included a Valentines Tea Party at Carlin Hall and a picnic and playground near the Lubber Run Community Center.

This neighborhood institution disbanded in 2013 after membership dropped. My assumption is that busy modern lives left parents (who often both worked) with no time to babysit other families' kids. Instead, more disposable income allowed them to pay a nanny or neighborhood teenager. The Kids for Hire listing that I added to *The Arlington Forester* in 2011, when I was editor, might have facilitated the switch to teenage babysitters.

Last year we saw about a 10% appreciation rate in the US. Low interest rates, pent up demand and a limited housing supply propelled every region of the country to experience incredible growth in 2020, in the middle of a pandemic!

This year predictions are for about 6%, although that could change with the momentum, we are seeing so far in 2021. Today, not just in the DC area, but all over the country, there are simply not enough houses on the market for the number of buyers looking to purchase them, and it's creating a serious sellers' market. Total active inventory continues to decline, dropping 50 percent. With buyers active in the market seeking to take advantage of historically low interest rates and sellers still slow to put homes up for sale, homes are selling quickly and the total number actively available for sale at any point in time continues to decline.

Homeowners who are in a position to sell shouldn't wait to make their move to capitalize on this opportunity. There's a light at the end of the tunnel for today's inventory shortage, so listing this spring and early summer will get your house on the market when conditions are most favorable. With low inventory and high buyer demand, homeowners can potentially earn a greater profit on their houses and sell them quickly in the fast-paced spring market.

Have you considered a move although need to sell your home first? Consider a bridge loan, which in some cases will loan you up to 85% of your home's equity. Close in less than three weeks. This offers you the option to buy first, then sell. Contact me to discuss a plan!

Who you hire matters - put my 36 years of local Arlington market expertise to work for you and your largest financial investment!



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When Arlington Was Racist

By Hutch Brown



I grew up in the 1960s going to White neighborhood schools in Fairfax County, where we learned about the Civil War. We sang “Dixie” along with “Battle Hymn of the Republic” because both sides, we were told, had noble causes. We learned that Confederate General Robert E. Lee was a war hero even though he betrayed his nation, fought for slavery, and lost every campaign from July 1863 (Gettysburg) to April 1865 (Appomattox).

All this and more is part of the legacy of slavery in the United States, a legacy that lingers because the nation has never fully come to grips with its racist past. That is especially true for the South, with its Lost Cause mythology and its history of Jim Crow laws enforcing voter discrimination and racial segregation. Virginia hosted the capital of the Confederacy in Richmond, and Lee owned a slave plantation in Arlington; so it is no surprise that Arlington County once had institutionalized racism.

Following the Civil War, Arlington remained largely rural for decades. By the 1930s, however, Arlington farms were giving way to bedroom communities for Washington, DC. Rural Black communities made up 26 percent of Arlington’s population in 1910, but the new bedroom communities were exclusively White. By 1950, as the county continued to grow, the Black proportion of the population had fallen to 5 percent.

One reason was “redlining” in the 1930s by the Federal Housing Administration, which literally drew red lines on maps around lower income (mostly minority) communities to keep them from getting mortgage insurance. Banks could restrict financing to homeowners in higher income White communities, preventing minorities from using homeownership to build wealth.

Another reason was homeowner covenants to keep up property values in the new suburban neighborhoods. When home buyers signed a deed, they typically agreed to maintain lawns, setbacks, lot sizes, and so on. Many neighborhood covenants also excluded minorities from homeownership. For example, a 1937 deed in Bellevue Forest excluded “persons not of the Caucasian race,” specifically Blacks, Middle Easterners, and Jews.

Established in 1939, Arlington Forest also had covenants, including one that was racially restrictive. According to the National Register of Historic Places, the covenant limited the use of any home to “persons of Caucasian descent ... with the exception of domestic servants.” In other words, only Whites could own homes in Arlington Forest. The Arlington Forest covenants were supposed to remain in

effect until 1970, when homeowners could vote on renewing them.

However, racially restrictive covenants were ruled unenforceable in 1948. In a landmark decision, the Supreme Court found that any attempt to enforce such covenants violated the Equal Protection Clause of the 14th Amendment, adopted in 1868 to protect minority rights. Still, the covenants remained in place in neighborhoods like ours until the Fair Housing Act of 1968, which outlawed housing discrimination based on “race, color, religion, or national origin.” Now expressly illegal, the race-based covenants finally died.

To sum up: for most of its first 30 years, Arlington Forest was wedded to a covenant of racism. The covenant dictated that all original homeowners were White. Even after the covenant became legally unenforceable, individual homeowners could choose to abide by its terms by refusing to sell to anyone not “of Caucasian descent.” Only after the civil rights legislation of the 1960s did institutionalized racism—which the covenant had codified, first *de jure* and then *de facto*—finally disappear. Arlington has been diversifying ever since; according to the 2010 Census, 18 percent of the residents in Arlington Forest were non-White.

How did Foresters regard the original race-based covenant? Did attitudes change over the years, for example after 1948 (when such covenants were ruled unenforceable) or after 1964 (following passage of the Civil Rights Act)? Did AFCA ever discuss the issue at community meetings? Past issues of *The Arlington Forester* might give clues, but they are in a section of the Arlington Central Library that is closed during the coronavirus pandemic.

Missing Middle Housing Study: Unanswered Questions

Arlington County's Missing Middle Housing Study proposes rezoning Arlington neighborhoods like ours to allow for replacing single-family detached homes with duplexes and townhouses. The study leaves key questions unanswered. The AFCA Missing Middle Committee will soon send a letter to the county asking for the missing information.

What caused the current housing shortage? Why are markets unable to meet demand when they could before?

According to the Metropolitan Washington Council of Governments (COG), regional housing production never recovered from the Great Recession (2007–09), but it doesn't explain why. The Missing Middle Housing Study suggests that legacy land uses and zoning keep developers from building new units, yet the regional housing supply successfully met demand before the Great Recession despite the same legacy land uses and zoning. Something doesn't add up: before 2005, according to COG, regional housing markets averaged about 30,000 new units per year, yet now they average less than 22,000—what changed? Can the county show that the reason for the housing shortfall is not tied to high prices for Canadian lumber, tariffs on lumber imports, or other factors unrelated to county regulations for land uses and zoning?

What role does Arlington play in meeting regional housing needs? Does Arlington fill a regional niche?

At 26 square miles in a metropolitan area of more than 1,400 square miles, Arlington comprises only 2 percent of the region's land area. Residents depend on surrounding jurisdictions for jobs, recreation, shopping opportunities, and more; conversely, people with jobs in Washington, DC, and elsewhere in the area depend on Arlington for various goods and services, including housing. Arlington is not an island; what would the Missing Middle Housing Study look like if it included Fairfax and Alexandria, as it properly should? Arlington's housing needs and supplies are interwoven in particular with those of Fairfax, a regional powerhouse in new housing construction since 2000. Arlington does not have to meet the need for all kinds of housing, no more than it does for other goods and services. So what exactly is Arlington's role in the regional housing market?



Paul Cachion, MBA

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“76 All-cash Offers on One Home”

Several national media outlets recently ran stories with this headline, or something similar. The story was about “a fixer-upper in suburban Washington, DC,” which went on the market on a Thursday, and had 88 offers by Sunday – of which 76 were all-cash. 15 of the offers were sight unseen.

While this story from our own backyard is a particularly dramatic one, it is certainly indicative of how competitive a Seller’s market it is right now (and has been for most of the past year). It speaks to how Buyers need someone in their corner, who can manage this competitive landscape and help them find (and get!) the house they want. On the Seller’s side, it is now more important than ever to have a professional who can leverage this low-inventory environment, and really optimize the sale price.

As always, Cachion Homes is helping both Buyers and Sellers in this crazy market.



Member Long & Foster Executive Club.

Unanswered Questions (cont.)

Can the county show that building duplexes and rowhouses in a neighborhood like ours will make units affordable to low- and middle-income households?

We propose that the county conduct a study on the economics of housing construction in Arlington to answer the affordability question: Would more “missing middle housing” in Arlington lower home prices—or would it simply attract more high-income buyers for pricey new homes of any kind? Arlington is a prime location in the metropolitan area. Increasing supply will not lower prices if demand remains high, as it surely will in Arlington. Developers will command the highest prices they can get by building pricey new units for high-income buyers. The experience in neighboring Buckingham shows that replacing units with higher density housing will not make housing more affordable without subsidies (which the county provided). An Arlington study placed the prospective price for a new duplex in Arlington Forest at \$617,760, noting that it would be unaffordable to Arlington households with the median annual income of \$117,000.



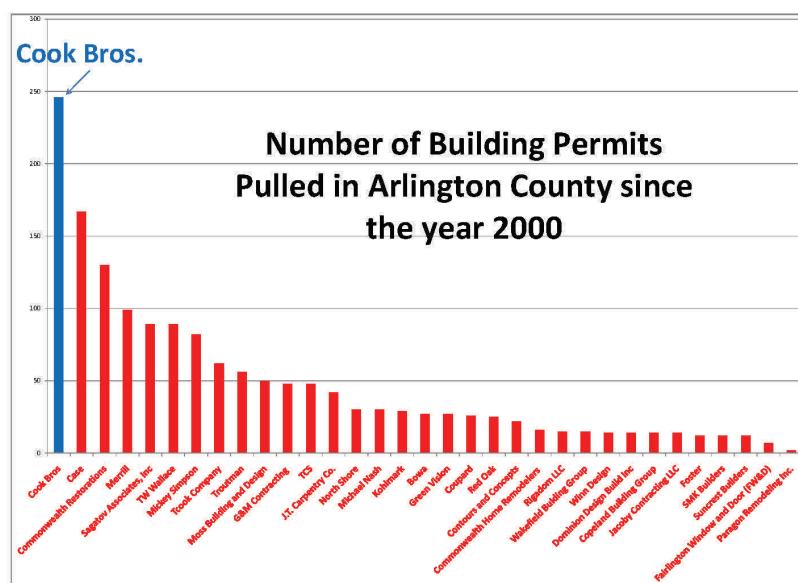
Can the county show that building more missing middle housing in prime locations like ours will result in more equitable housing opportunities so long as income disparities remain among racial groups?

Would more missing middle housing in Arlington lower prices enough to make homes affordable to non-White households—or would it simply attract more high-income White buyers? Although Arlington has become more diverse in the last 60 years, full equity hinges on af-

fordability, and large disparities remain in median annual income among racial groups. The replacement of low-rent garden apartments in Buckingham with pricey new townhouses did not create more racial equity. For example, a three-bedroom Buckingham Commons townhouse built in 2010 was listed at \$890,000 in September 2020, with a monthly payment of about \$3,200. According to national standards, a household can afford to spend up to 30 percent of its income on housing. By that measure, the listed Buckingham townhouse was not affordable to households with incomes under \$130,000, which would exclude Black, Hispanic, and Asian families with median incomes.

You Don't Have to Interview the #1 Remodeler in Arlington... But...

Why Wouldn't You?



For a larger Graph image
and more information
about the Graph, visit our
website at

www.CookBros.org/ArlForest



Since 1987

Parks Update

Deer Count

Arlington County has hired a contractor to conduct a drone survey of heat signatures for the county's white-tailed deer. The survey took place during the week of April 5; the drones did not record people. Information from the county's first reliable deer count will be used in developing a Forestry and Natural Resources Plan for Arlington County.

Arlington Park Corps

Teens ages 16–18 can get real work experience with natural resource professionals in forestry, wildlife management, conservation education, and habitat restoration. A \$200 stipend comes with successful completion of the program. Sessions run June 21–25 and August 2–6 from 8 a.m. to 2 p.m. Sign up by April 30 at Arlington Park Corps.

Spring Flowers

By April 1, the Greenbrier side of Lubber Run Park had large areas of native bloodroot with showy white blooms. Like nonnative daffodils, bloodroot and other "spring ephemerals" come out early to take advantage of full sunlight before the trees leaf out. By summer, when the trees shade the forest floor, the spring ephemerals will be gone.

Invasive Plants

Although most parts of Lubber Run Park are now largely free of invasive plants, some are present. Especially noticeable is lesser celandine, with yellow flowers that look like buttercups. English ivy also appears in places on upper slopes, along with Italian arum and garlic mustard.

Long Branch Nature Center

A pleasant walk or a short drive away, the nature center is located in Glencarlyn Park across Four Mile Run from Southside, with access by car from South Carlin Springs Road. It features outdoor ponds with native birds, amphibians, and other wildlife, plus live snakes and other animals indoors. Programs for kids are listed online at Long Branch Nature Center.

Stormwater Projects

The Arlington County Board approved funding for several stormwater retrofit projects, including stream restoration in North Arlington's Donaldson Run and a stormwater retention vault under the athletic fields for Reed School in Westover. "Green street" bioretention projects were also approved for Glencarlyn, Dominion Hills, and Ashton Heights; none are in the Lubber Run watershed, but all will benefit Four Mile Run. Find out more at Flood Resilient Arlington.

County News

E-CARE Is Back

Arlington County will hold a limited version of E-CARE on Saturday, May 22, from 8:30 a.m. to 3 p.m. at 1425 North Quincy Street (across from Washington-Liberty High School). They will accept only household hazardous materials and electronic waste. Bikes, metal, and glasses will not be accepted due to restrictions on interactions.

Mulch and Shredding

Need mulch? Arlington County's Solid Waste Bureau provides free leaf and wood mulch for pickup. Delivery is also available for a modest fee. The county also offers free paper shredding on the first Saturday of each month, from 8 a.m. to 4:30 p.m., at the Earth Products Recycling Yard. Find out more at Arlington Mulch and Shredding.

Vaccines for Underserved Communities

Hosted by Arlington County's Child and Family Service's Division, the group meets on Tuesdays from 7 to 8 p.m. to share experiences and discuss topics such as internet safety, time management for kids, COVID-related grief and loss, and the school IEP process. See the schedule and register at family.arlingtonva.us.

COVID Restrictions

On April 1, statewide limits on social gatherings rose from 10 to 50 for indoor gatherings and from 25 to 100 for outdoor gatherings. Limits for entertainment and public amusement venues remained at 30-percent occupancy, but the cap for indoor venues increased from 250 to 500, and the cap for outdoor gatherings was removed. On April 18, all Virginians 16 and older will become eligible to register for the vaccine.

Missing Middle Housing Study

Arlington County has launched a multiyear initiative to gain public support for building "missing middle housing"—duplexes and townhouses—in neighborhoods like ours, currently zoned for single-family detached homes.

- Phase 1 (fall 2020–spring 2021): "Developing a common understanding of Arlington's housing challenges and community priorities."
- Phase 2 (summer 2021–fall 2021): "Focused study of housing types that address the County's housing shortage and limited range of housing options."
- Phase 3 (winter 2021–spring 2022): "Consideration of how to implement the conclusions of the previous phases, possibly leading to recommendations to amend the Zoning Ordinance, the Comprehensive Plan, and other policies and work programs."

Around the Forest

AFCA Elections Coming Up!

At the AFCA meeting on May 19, we will hold elections for officers in the coming year. Elected offices include President; Vice-Presidents for Greenbrier, Northside, and Southside; Recording Secretary; Co-Secretary; and Treasurer. All current officers have agreed to stand for reelection. Foresters Janet Irwin and Art Schwartz have agreed to form a nominating committee. If you would like to run for an AFCA office, please contact Art Schwartz at arthur.edward.schwartz@gmail.com.

Annual Spring Cleanup

Our tenth annual Arlington Forest Spring Cleanup is coming up on April 24 from 9 a.m. to about 10:30 a.m., rain or shine. Neighbors will gather in Lubber Run Park (to remove trash from the streambed), on the Arlington Boulevard Southside buffer strip (to remove trash and clean up), and below the North Granada/North Greenbrier trailhead (to remove trash from the streambed). If you have questions, email John Naland at nalandfamily@yahoo.com.

Vaccination Center

Beginning in mid-March, the new Lubber Run Community Center opened for use as a community vaccination center for those with appointments weekdays from 9 a.m. to 5 p.m. Heavy local traffic from visitors to the park and playground further increased as area residents came for the coronavirus vaccine.

Neighborhood Conservation Plan

Sponsored by the county, the plan is a once-in-a-generation opportunity for our neighborhood to take positions on issues ranging from schools, to parks, to neighborhood housing and more. A final community vote on the plan will be held at the April 21 AFCA meeting. You can review the draft plan on the AFCA website by clicking on Neighborhood, then going to the link. You will find email addresses for members of the writing team, who are happy to take comments and make revisions.

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Community Calendar

April 21 AFCA meeting: Racial equity (virtual)

Neighborhood Spring Cleanup: Saturday, April 24

Home and Garden Tour: Canceled

Annual AFCA Picnic and Meeting:
May 19 (tentative)

Annual Yard Sale: Saturday, May 22 (tentative)

Lubber Run Ford

The concrete ford below the Lubber Run Amphitheater was flooded and unusable again after overnight rains on March 28. Upstream mitigation measures by Arlington County, such as emplacing small rock dams, failed due to the heavy flows. The draft neighborhood conservation plan recommends rebuilding the ford.

Cicadas Are Coming

Native 17-year periodical cicadas will emerge from underground some time in May. After mating, the females find pencil-size branchlets, where they slit the bark and lay eggs. Healthy trees and shrubs usually heal, but some wilt and die if the damage is too great. Find out more at Cicadas Chicago Botanic Garden.



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Barcroft School News

By Samantha Bell



Barcroft welcomes students back to the building for the first time since March 2020.

After a year of distance learning, students returned to the school building during the week of March 2. About half of Barcroft's students began hybrid learning while the rest of the students continued with full-time distance learning. New protocols for arrival and dismissal brought extra car, bus, and pedestrian traffic in the mornings and afternoons, and we thank Barcroft neighbors for your patience. Everyone seems to be settling into the new routines for both in-person and distance learning, which include daily online health-screening questionnaires, some new teachers and classmates, and a few changes in schedules.

With the return of students to the building, the PTA is now distributing "Barcroft Bags" (bags of pantry staples) on Mondays at lunchtime to Barcroft families in need. The weekly program is sponsored by the Barcroft PTA and Communities in Schools. Any Barcroft family with a student currently enrolled may pick up a bag of groceries. We are especially thankful to the Discovery Elementary School PTA, which has been partnering with us in this effort, for bringing us a significant amount of bagged groceries each week. The PTA continues to serve about 75 families each week. If you would like to provide financial support or occasional volunteer time, please contact president@barcroftpta.org.



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Barrett School News

By Will Le

Thank you to everyone who supported and signed our recent letter urging the Arlington School Board not to go through with the Superintendent's fiscal year 2022 proposed cuts to Exemplary Projects by reducing staff. With two important Exemplary Projects at Barrett—our Project Discovery and Project Interaction—any proposed cuts to these programs would adversely affect our families and students. We are proud that more than 165 parents signed the letter—and we hope that families will continue to advocate for Barrett by emailing Arlington Public Schools (engage@apsva.us) directly and asking to speak at future Arlington School Board meetings in April and early May.

The Barrett PTA is preparing for a new slate of officers for the upcoming school year. We will have several vacancies for 2-year terms, including for PTA President. Barrett parent Colleen Nguyen (pictured with her first-grade Barrett child) has stepped up to be a candidate. Here is a message from Colleen:

"I'm Colleen Nguyen, and I'm a candidate for PTA President at Barrett. I live with my spouse and two children just next door in The Chatham but spend a great



deal of time in Arlington Forest. My older daughter is currently a first grader at Barrett, and my younger daughter will enter kindergarten there in September 2022.

"The positive spirit in the Barrett community is inspiring. From school administrators to teachers and staff, our kids have trusted adults who want to see them not just pass a test but love to learn, become curious, and grow as a person. And the Barrett School team also works tirelessly to ensure that all families—including those with significant language and resource challenges—have the support they need to thrive.

"Should I become PTA President starting this summer, I'd look to follow current PTA President Will Le's path and continue to grow partnerships between the school and community and within the community itself. Arlington Public Schools leaders aim to bring students back into the building 5 days a week starting in summer school and into the next school year, so our community members will need to lean on each other as we explore an even newer normal. I look forward to working closely with Arlington Forest, whether in this role or in any other capacity to support Barrett Tiger students and families!"

Proposal to Close Metro Stations

Washington Metropolitan Area Transit Authority's proposed budget considers closing up to 22 stations, including at Clarendon, Virginia Square, Arlington Cemetery, and East Falls Church. It also proposes cuts to train schedules and some bus lines. You can find out more and comment at www.wmata.com/initiatives/budget

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	Name	Email	Phone										Other
Southside	Dylan Heinrich	dylanheinrich@icloud.com		✓	✓			✓	✓		✓		Odd jobs
	Ethan Heinrich	ethan.heinrich27@gmail.com	703-475-8430		✓		✓*	✓	✓	✓	✓	✓	*RC certified; Tutoring
	Emilie Kluge	emiliekluge@yahoo.com	571-457-1983	✓	✓		✓			✓	✓	✓	Tutoring
	Colin Mashkuri	cjmashkuri@gmail.com	571-480-2855	✓						✓			Math tutoring
	Andrew Rogers	andrewmcyt@gmail.com	703-892-0226	✓	✓								Yard work
	Caroline Rogers	carolinearogers@verizon.net	703-892-0226	✓	✓		✓						
	Cecilia Brennan	christybren@yahoo.com	703-475-3809	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Donna Corina		703-248-8885	✓	✓	✓	✓*	✓					*RC certified
	Atalie Dempsey	atalie.dempsey@gmail.com	571-317-9216	✓	✓		✓			✓	✓	✓	
Greenbrier	Evan Dempsey	Evan.cw.dempsey@gmail.com	703-559-9690	✓	✓	✓	✓	✓	✓	✓	✓	✓	
	Anna D'Itri		703-346-3467	✓	✓					✓	✓	✓	
	Gabriel D'Itri		703-346-3467			✓			✓				Lawn mowing
	Julia Green	joangreen32@gmail.com	703-785-4293	✓	✓					✓		✓	
	Trevor Green	joangreen32@gmail.com	703-785-4293	✓					✓				Lawn mowing
	Charlotte Lawson	CharlotteLawsonnn@gmail.com	703-933-8880	✓	✓*		✓*						*References
	Madeline Lund	madelinelund11@gmail.com	571-447-6968	✓	✓		✓				✓		
	Ciara McLaughlin	ciarahmclaughlin@gmail.com	703-712-9215				✓*				✓	✓	*Safe Sitter certified, references
	Reid Messman		703-469-1988	✓*	✓								*References
Northside	Shea Messman		703-469-1988					✓*					*Safe Sitter certified, references
	Alexandra Orli		703-528-5618	✓		✓*			✓	✓	✓	✓	*References
	Matthew Petruccelli	tony.petruccelli@gmail.com	703-629-0425			✓			✓				
	Caulder Pickard	katiepickard@gmail.com	571-244-6870	✓	✓	✓			✓	✓	✓	✓	
	Ava Smialowicz	ava.smialowicz@hotmail.com	703-424-0895		✓		✓*						*RC certified
	Ben Sparks	benchispas@gmail.com			✓	✓							
	Emma Weaver		703-875-8185					✓*					*Safe Sitter certified, references
	Natalie Bryant	sarakatherine75@hotmail.com			✓	✓	✓				✓	✓	
	Niittisha Choudhary	Niittisha@gmail.com	703-981-1229	✓			✓			✓			Tutoring
	Riittisha Choudhary	riittishachoudhary@gmail.com						✓					Tutoring, yard work
	Ely Constantine	cpconstantine@comcast.net	703-841-9229		✓	✓			✓				Lawn mowing
	Casey Dinan	chrisbettdinan@aol.com	703-525-5763	✓		✓	✓	✓	✓				Lawn mowing
	Tyler Dinan	chrisbettdinan@aol.com	703-525-5763	✓		✓	✓	✓	✓				Lawn mowing
	Evan Eng	dcharveydc@yahoo.com	703-861-1890	✓	✓	✓			✓				
	Jeremy Fagen	jeremy.fagen@gmail.com	571-645-3475	✓	✓						✓		
	Evie Price		703-402-5138	✓	✓		✓*			✓	✓	✓	*Pediatric training
	Sophie Stewart	sophiestewart4@gmail.com	703-713-5902	✓	✓		✓			✓			



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