

Glen Gary News

Volume III, Issue 1

Jan-March 2008

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Real Estate News

Real Estate update – If you listen to media reports about the condition of the national real estate market, you'd think property values everywhere were continuing to head south, and fast! But let's apply the media frenzy surrounding real estate to OUR neighborhood and town. Has our market declined like the media reports? Not even close! Typically the media references areas like California and Florida because their numbers were more drastic and make a better story. If you subtract those few very fragile markets from the equation, the national numbers look MUCH better, and you might even say OUR market is in good shape! Have there been changes here? Yes, there have.

Property appreciation has and values have stalled. Looking back, the best local market year appears to have been 2005, but 2007 will probably go down as the 3rd best year ever, not bad considering! Looking ahead, what are the experts saying about 2008? Well, most are saying it will be the end of the shakeout and it should be the turn-around year.

We happen to be in one of the most interesting markets ever right now! The fed has lowered rates substantially, and by all accounts, will continue to. This will have a positive effect on interest rates as the fed tries to stimulate spending. 15 and 30 year mortgage rates have already come down to near historic lows again and are dropping almost daily. The difference this year from the past few is that we are now in a true "Buyer's" market, with many great and affordable homes to choose from. Usually when low rates abound, it creates a "Seller's" market with very few homes for buyers to choose from, and where properties go FAST. I have been a real estate broker in Richmond for over 20 years and this is the first time I can recall what is a PERFECT Buyer's market. Low rates combined with plenty of choices, and the ability to be picky and find EXACTLY the home you're looking for. If you have been contemplating a real estate move, now might be the "perfect" time.

By Mark Joyner –
mark.joyner@napierera.com.

Your Glen Gary Civic Association Board Members:

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Mark and Michelle JoynerWELCOMING
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From Our President, Tony McDowell

I hope everyone had a great holiday and a great start to the new year. The weather these first couple weeks of January has been mild, helping us to stick to our new year's resolutions to get out and exercise more!

There are a couple updates on the neighborhood. In December we had a minor accident with a car at the entrance median. Fortunately no one was hurt, but the sprinkler system was heavily damaged and

some plants were destroyed.

As part of this, we have overhauled the median with some new plants, new mulch, and flowers. This will make a nicer looking entrance this Spring.

The welcoming committee has met with all the newer residents of the neighborhood, and as of today there are no houses for sale in the neighborhood. We view this as a sign that Glen Gary continues to be a good real estate investment.

Message Continued...

I am also very pleased to report that 150 out of 205 homes in the neighborhood paid their dues in 2007. This is a positive return of 73%, which is very high. Thank you for your continued support.

The 2008 directories were distributed earlier this month. Bart Kaplan, our communications guru, sold several ads for the directory, keeping our cost to print it at a minimum.

The board will continue to fund extra police safety patrols in the neighborhood for speeding enforcement and for extra eve-

ning and weekend patrols. It turns out that almost all the speeding tickets are being written to people who do not live in Glen Gary. However, please keep watching your speed as this is a major issue in the neighborhood.

2008 is lining up to be a great year for the neighborhood. We plan to conduct the neighborhood yard sale this spring, and a family fun (block party) in early June. In addition, we are planning a new, special holiday event for next Christmas season. More details about these events will come out in future newsletters.

Upcoming Events

Glen Gary Women needed on Wednesday, March 5, 2008, to help with "**Women Build Habitat for Humanity**". In honor of Women's History Month, women volunteers will build a home in a new subdivision on Angus Rd in the City of Richmond. We are building a home with **Donna Finney**, Habitat homeowner partner and single mother of 5 children. This is a wonderful opportunity

for Glen Gary women to come together as a community to help build this home. If you are available or would like more information, please contact **Linda Turner** at 363-5661 or email lindaturnerhomes@comcast.net. There are other dates available in March to help, but March 5th is the date we are trying to organize for Glen Gary.

Glen Gary Happy Hour:

The Glen Gary Happy Hour is a great way to socialize with your neighbors and catch up with people you may not see on a regular basis. Currently we have about 30 families on the roster. If you are interested in joining the group, or would just like to attend an event and find out what its all about, please contact **Anne Urenda** at 364-0630 or urenda@comcast.net. We'd love to see some new faces!

Glen Gary Gals:

Glen Gary Gals "adopted" 17 children from the Woodman West apartment community through a program called Neighbors helping Neighbors. New toys and clothing were provided to children in need. Thanks to Susan Twining, Elizabeth Selko and Karen Miller for their time in delivering gifts. A big thanks to all the Glen Gary Gals who were able to participate this year. Glen Gary Gals no longer holds their monthly potlucks but we still exist to help out where needed through programs like our christmas project, food trees in the neighborhood or assisting the board members with neighborhood functions. If you are not on our email list and would like to participate Contact Soni Beecher at 364-2868 or srbeecher@comcast.net

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Book Club:

The book club is reading "Atonement" by Ian McEwan. Diane Chang is hosting the next gathering on Feb. 18th. Please call her or Soni Beecher for further details. srbeecher@comcast.net or 364-2868.

BUNKO: Please contact Lori Krenik at Lorikrenik@aol.com if you would like to get on the BUNKO sub list.