



KPCA News

Newsletter of the Kenwood Park Community Association

Promoting and enhancing the Kenwood Park neighborhood

Volume 30, Issue 1 • January 2024

From the Security Committee

AAA Warns of Car “Relay Attacks”

Earlier this year, the AAA issued a press release urging that car owners take measures to protect against “relay attacks.” In such an attack, the thieves use the car’s key fob radio signal to unlock the car. They then ransack or sometimes steal it.

Two thieves typically carry out a relay attack. One approaches the front of the house with a portable amplifier that boosts the signal from the key fob, which is often kept near the front door. The amplifier relays the signal from the fob to a receiver that the second thief is holding near the car. The receiver unlocks the door, giving the thieves access.

According to the AAA, car owners can reduce the risk of becoming a victim of a relay attack by storing fobs as far away from the car as possible or storing them in a signal-blocking container known as a Faraday box or bag. These containers are inexpensive and widely available for purchase.

Kenneth Nankin
security@kpcaonline.org

Little Free Library

Kenwood Park has a Little Free Library at 5876 Marbury Road, and several in nearby neighborhoods. At these quaint little boxes you can stop and select a book to read, or donate one you have finished reading. Other boxes are at 7512 Marbury Rd., 7505 Oldchester Rd., 8300 Woodhaven Blvd., 7603 Maryknoll Ave., and 6406 Orchid Drive. Go to <https://littlefreelibrary.org> for more information if you want to set one up.



Save the Date for the KPCA Annual Winter Meeting

A Zoom meeting is scheduled for:

**Sunday, January 21, 2024
4:15–5:30 P.M.**

Topics tentatively scheduled include any updates that may have developed in the 1) Status of Radnor School property. 2) Status of a bike path on Bradley. 3) Status of plan to rezone miles of River Road, including Kenwood Park (Thrive Montgomery 2050). 4) Front Yard Fridays. 5) Need for a 4th of July celebration coordinator. 6) Ways to recruit more members. 7) Discussion by the board on expanding membership to homes outside of KPCA’s historic boundaries—pros and cons. 8) Safety of our streets.

We plan to hear from a representative from Montgomery County’s Department of Environmental Protection to update us on county programs related to recycling. This would be an opportunity to get those questions answered, like how clean do the plastic food receptacles have to be, and what do we do with the little plastic caps, etc.

Zoom link, meeting ID and passcode for the January 21 meeting will appear on the KPCA listserve shortly before the meeting, or contact our president at: pres@kpcaonline.org.

Foroud Arsanjani, *President* pres@KPCAonline.org
Visit the KPCA web site: <https://www.kpcaonline.org> for the latest news and events

The Bridge Club

Fabiola Bishop (301-674-8556) and Gloria Fitchett (301-229-8480) are interested in forming a group to play bridge in person. Depending on the response, they could decide on the frequency and location (e.g., weekly, bi-monthly). You can also contact Gloria at bridge@kpcaonline.org.



Book Club

The book club met December 14th to discuss Alex Prud'homme's *Dinner with the President*.

The book club will meet again on February 7, 2024, to discuss two books, Peter Snow's history, *When Britain Burned the White House: the 1814 Invasion of Washington*, and Gail Collins' nonfiction *When Everything Changed: the amazing journey of American women from 1960 to the present*. If you are not a member and would like to join, email Sandra Gust at book@kpcaonline.org.

Garden and Landscaping News

Information is available at garden@kpcaonline.org

Acknowledgments

We would like to thank Ken Chaletzky for his expert layout of the newsletter. Articles were contributed by Hannah Elson, Neda Arsanjani, Kenneth Nankin and Mike Elliott. KPCA logo designed by Andres Strother and Jenny Viciodomini (ajviciodomini@icloud.com).

Edward Elson, news@kpcaonline.org

Neighborhood Services

Anyone wishing to offer services, or looking for services, can do it by emailing our listserve at kpca@listserve.com. We can list leaf rakers, snow shovelers, pet sitters, and baby-sitters here also:

Audrey Haile, age 16, mother's helper and babysitter. Safe Sitter certified and fully vaccinated. 11th grader at Whitman High School. Contact audreykathaille@gmail.com.

Add your service to the next newsletter by emailing to news@kpcaonline.org.

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Become a volunteer with BMAV and help your neighbors with rides, technology assistance or friendly visits. Become a member and enjoy social connections, educational classes and a rich array of activities.

Learn more about membership levels or volunteering:

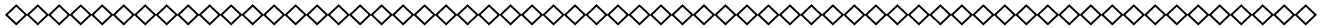
www.bmavillage.org

240-630-2628

info@bmavillage.org

CALL FOR COMMUNITY MEMBERSHIP SUPPORT

- Help us keep our listserve;
- Help us keep our newsletter;
- Help us landscape our public places, for \$39.
- All that, plus help us keep our neighborhood safe, for only \$299.



KPCA MEMBERSHIP FORM

July 1, 2023 to June 30, 2024

- Security Patrol plus Resident membership, both included for: \$299
- Resident membership alone: \$39

LAST NAME: _____ FIRST NAME: _____

LAST NAME: _____ FIRST NAME: _____

STREET ADDRESS: _____

HOME PHONE: _____

E-MAIL ADDRESS: _____

EMERGENCY CONTACT (Someone KPCA can notify in case of an emergency):

If you are not already on the Kenwood Park list serve, would you like to be added? Yes ___ No___

Would you like to be a street captain for your block? Yes ___ No ___

Are you interested in helping with any of the many activities noted on our website? Yes ___ No ___

SECURITY MEMBERS ONLY: In the event the patrolling security officer notices your garage door is open and it is after 11 pm, would you like to receive a call about your garage door being open?

(Please note the patrol car drives around the neighborhood at varied times during the day or night. The patrol has your phone number only if you are a security patrol member.) Yes ___ No ___

To learn more about KPCA and the Security Patrol, see our web site at www.kpcaonline.org. Please provide feedback and comments to pres@kpcaonline.org

You may pay online at <https://kpcaonline.org/join> and use the PayPal form, or mail a check payable to Kenwood Park Community Association, Inc. (or KPCA) and this Form to:

KPCA Treasurer, PO Box 127, Glen Echo, MD 20812

Social Events

This past summer we had a couple of Front Yard Friday events, and then a Fall Festival. We missed our annual July 4th parade for lack of a coordinator, so if this has been enjoyable for you and your family, please volunteer to help next July by letting us know at news@kpc-online.org.



Band called "Adult Swim"

The Front Yard Fridays are fun events where neighbors can meet on a front lawn or driveway and chat over snacks and drinks. Thank you to Cathy Yoon for organizing them this past summer. In the coming spring we will post a new sign up on our web site so we can have more of these fun neighborhood get togethers next summer.

The Fall Festival took place on November 18th in Marbury Court. On a pitch-perfect autumn day, with clear blue skies and plenty of sunshine, Kenwood Park neighbors and their family members and friends gathered to listen to live music and enjoy free food and



Band called "No Idea"

beverages courtesy of KPCA board member Mandana Tavakoli, a licensed real estate agent serving Kenwood Park and the DMV area.

The event showcased the diverse musical talents within the neighborhood and surrounding area. Attendees

were treated to energetic performances by three local rock bands. First to play was: No Idea, comprised of Kenwood Park residents Jean Cooper (vocals/keys), Tim Vogel (vocals/bass), Mike Elliott (guitar), and Blair Severe (drums). Then came: Adult Swim, comprised of Peter Kalmakis (vocals/guitar), Ignacio Gomez (vocals/guitar), Frank McCormick (keys), Yi-Wen Chen (bass), and Blair Severe (drums). Finally, we heard: St. Elmo 4, comprised of Mark Cookson (vocals/guitar), Jack Reid (vocals/guitar), Kiko Alvarez (bass), and Yi-Wen Chen (drums). The bands played a wide array of music, including classic and indie rock, 80's pop music, 90's alternative, and contemporary rock, creating a lively atmosphere that brought residents together to enjoy a festive afternoon full of good tunes and camaraderie. Many thanks to Ken Nankin, Blair Severe, Mandana Tavakoli, and Foroud Arsanjani for organizing the event, and to the Marbury Ct. residents for graciously allowing the community to take over their cul-de-sac (and use their electricity) for a few hours. The KPCA received overwhelmingly positive feedback and has plans to repeat the event next year, perhaps as early as next spring. We hope to see you all there!



Band called "St. Elmo 4"

Peter Dressner - PC Repair Specialist

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Flexible Hours (24/7) Email: bethsdapcrepair@gmail.com
Tel: 301-718-1088 Blog: bethsdapcrepair.wordpress.com

The Signs for the 2024 Real Estate Market

Things are looking up for a brisk 2024 real estate market. The blockages in the housing stream appear to be loosening. Inventory is, of course, still historically and critically low right now, particularly with the winter and holidays upon us. But I see movement. Baby boomers are retiring and thinking about where they want to spend the next years of their lives, and that's not always in the DMV. And buyers are still desperate to find housing that meets their needs.

Declining interest rates are making purchases more attractive. Buyers can now see that they may actually be able to refinance if they make a purchase at the current rates, as they are seeing rates fall. So they are less afraid to buy now. And sellers who may be buyers for something smaller or out of town, see the same possibilities along with the still strong seller's market, particularly in Kenwood Park. All of this is about to stir the pot for the spring market.

And speaking of the spring market, it begins in late January, early February. For sellers there is less on the market, so less competition. For buyers who understand this, there is less competition for what is available because so many buyers wait until March and April to begin looking. If they were unable to buy in 2023 they have already been able to refine their needs and wants. They have been educated about the process so they are positioned to act with greater

confidence. All in all, this is a win/win for both buyers and sellers.

So get ready to see improvement in the real estate market in 2024!

In Kenwood Park, since the last newsletter, there have been 12 closings, ranging in price from \$1,162,500 to \$3,100,000. Of those 5 were built in the last 6 years. Currently there are 2 pending sales, one at \$1,100,000 list price and the other a new build at \$2,799,999 list price. There are two currently available homes, one originally built in 1966 and totally renovated in 1999 for \$2,545,000 and the other not yet completed for \$2,899,000. There will be three homes coming on the market soon ranging in price from \$2,590,000 to \$4,199,900. As of this date nothing in the neighborhood has sold for more than \$4 million. There have been 8 closed rentals between \$4500 and \$7500.

My best wishes to all for a peace filled, healthy and prosperous new year in which you all have joy and love!

*contributed by Linda Chaletzky
lindac@lnf.com*

*Statistics are taken from the Bright MLS system for these areas: Washington, D.C., Montgomery County, Maryland, and Fairfax County, Arlington, Alexandria, and Falls Church in Virginia.

New Mystery Canine Respiratory Illness

by Neda Arsanjani

kpkennel@kpcaonline.org

Risk! Veterinarians across the U.S. are warning that a dangerous and potentially fatal respiratory illness is befalling dogs. Some dogs present with a cough that may last for weeks or months. In some cases, the infection may quickly become a pneumonia, sometimes in as little as 24-48 hours. Many dogs are succumbing to this illness, which is not easily treated with either antibiotics or antivirals.

Most commonly, the symptoms of the illness include persistent coughing, sneezing, nasal or eye discharge, red eyes, lethargy, trouble breathing, and purple or blue gums due to oxygen deprivation. The illness does not seem to be related to the age, size, or breed of a dog.

Veterinarians suggest that dogs be kept away from other dogs in kennels, doggy day care, dog parks, groomers, or any social gathering places

where the illness can easily be passed amongst dogs.

If you see any of these symptoms in your dog or need more information please contact your veterinarian.



The Halloween Doggie Parade, 2023



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P.O. Box 127
Glen Echo, MD 20812

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Link available on our listserve a week prior

Via Zoom

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KPCA Annual Winter Meeting

Join Us at the