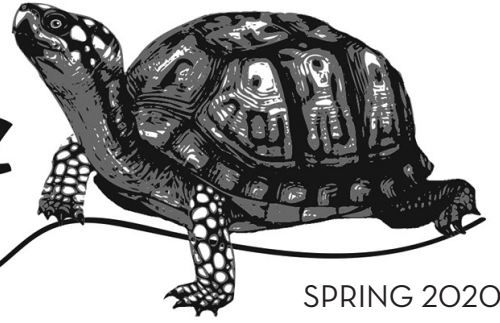


# The Optimist



SPRING 2020

INDIANHEAD LEHIGH NEIGHBORHOOD ASSOCIATION NEWSLETTER

## Nene Fest 2020

Nene Fest 2020 and the 5K and 1 Mile Fun Run, scheduled for April 25, will not be held as planned, but may be presented later.

This decision was based on recommendations issued March 15 by the Centers for Disease Control and Prevention (CDC) that large events of more than fifty people scheduled in the following eight weeks should be cancelled or postponed. As we've all seen, information about the spread, containment, and treatment of the Covid-19 virus has changed almost daily, prompting many public and private entities to encourage or require people to remain at home

for a while. After CDC lifts its suggested restrictions on public gatherings, and other precautionary measures no longer are deemed necessary, the IHLNA board will evaluate the possibility of hosting the festival in the fall.

## Twelve

We will continue to communicate with IHLNA residents through our Facebook page and internal email list. If you have questions, contact Association President Grant Gelhardt at [grant.gelhardt@gmail.com](mailto:grant.gelhardt@gmail.com). In the meantime, follow common-sense health procedures recommended by CDC ([www.cdc.gov/coronavirus/](http://www.cdc.gov/coronavirus/)) to protect yourself and people around you. Thank you, neighbors, for your understanding.

# Nene Fest

2020

A Festival for Neighbors by Neighbors

## In This Issue

- Nene Fest and 5K/Fun Run
- IHLNA Awards
- News & Notes
- Local Development
- Neighbor to Neighbor
- Sustainable Indianhead Lehigh Community (SILC)
- Hartsfield Corner
- Real Estate News

You can still get  
your Nene Fest  
2020 Merchandise!  
Details on page 2.

# Nene Fest 2019: A Look Back



Photos courtesy of Bob O'Lary

## Nene Merchandise Now on Etsy!

Get your Nene Fest Twelve merchandise now by shopping online at **[Etsy.com/shop/neneartshop](https://www.etsy.com/shop/neneartshop)**

Shop Nene Fest long-sleeve tees, youth shirts, caps, tank tops, classic tees, and stickers! Also available are the "Slow Down" yard signs.

Please note: Our volunteers plan to coordinate dropoff and pickup of orders placed on Etsy while keeping safe distances. Ordering from the "Nene Art Shop" is set up for local orders only. We will not be shipping items.

New this-year  
Embroidered Caps







## Nene Fest 5K & Fun Run: Highlights from 2019

By Marie-Claire Leman

Before the coronavirus outbreak and resulting restrictions on everyday life, the seventh annual Nene Fest 5K and 1 Mile Fun Run was planned for the morning of Nene Fest, in support of Hartsfield Elementary, our neighborhood school. In recent years, this race has provided funding to make field trips more accessible for students in all grade levels. Our larger goals are to provide students with an equitable education that is rich in stimulating, hands-on learning; support their dedicated teachers and administrators; and encourage community investment in our neighborhood public school.

This race has been successful because of the generosity of sponsors and the hard work of many volunteers. We are grateful for all of this support and extend special thanks to the following 2019 sponsors.

**Golden sponsors:** Kevin Hattaway, Terry Anne and Sharon Kant-Rauch of Kant Realty of North Florida, Dender Construction, and Kingdom First Realty

**Silver sponsors:** AFL-CIO, Awards4U, Creative Pool Design, Namasté, Tallahassee Pediatric Dentist, and Vertigo Burger and Fries

**Bronze Sponsors:** Journeys in Yoga, Just Fruits and Exotics, Lucilla, and Purple Martin Outpost

Although the 2019 race winners were announced elsewhere after the event, *The Optimist* is pleased to recognize their success again. In the men's race, Khalil Randell finished first with a time of 17:53; Mike Martinez came in second at 19:50; and David Welling finished third

with a time of 20:25. In the women's race, Genevieve Printiss won with a time of 20:23; Mia Wiederkehr came in just two seconds later at 20:25; and Clifton Lewis, only ten years of age, finished in third place with a time of 22:39. Congratulations to all, and we hope to see you on the course again.

If you are interested in volunteering or sponsoring the race in the future, or if you have questions about the race, contact Marie-Claire at (850) 728-7514, [marieclaireleman@gmail.com](mailto:marieclaireleman@gmail.com).



Photos courtesy of Jasun Burdick

Top: Last year's 1 Mile Fun Run got off to an energetic start.

Bottom: Event organizers are grateful for our sponsors, many of whom have supported the race since its inception.

# ILHNA Honored with Three Awards

By KC Smith

*"Good neighbors make great neighborhoods, and great neighborhoods are the root of Tallahassee's strength."*—Mayor Pro Tem Dianne Williams-Cox

Thanks to the dedication and hard work of IHLNA's "good neighbors," and the incomparable grant-writing skills of Association President Grant Gelhardt, Indianhead Lehigh recently was honored with three city and county awards.

During the City of Tallahassee's 2019 Neighborhood Awards Ceremony on December 19, IHLNA was recognized in two of the five presentation categories. Among six applicants, it shared the prize for Large Neighborhood of the Year (more than 200 homes) with the Betton Hills Association. In addition, Neighbor to Neighbor in the Nenes (N3) received the award for Best Neighborhood Program for Social Improvement from among nine entries. Established in May 2018, N3 initially offered information and referrals in three categories to help seniors remain at home as they age. Since then, the program has increased its services, recruited a small corps of volunteers, and added regular educational programming.

On February 10, IHLNA again was recognized as the Large Neighborhood of the Year during a ceremony for the 39th Annual Neighborhood Awards Program, sponsored by Leon County and the Council of Neighborhood Associations (CONA). According to Gelhardt, applications for both neighborhood of the year designations requested information about neighborhood demographics; sponsored meetings, activities, and

events; internal and external means of communication; interaction with other city and county communities; local improvements; sustainable environmental practices; and the overall character of the neighborhood. According to Robin Wainner, a city of Tallahassee Neighborhood Services Coordinator, at least 220 neighborhoods in Tallahassee are identified by name and location.

Top: Courtesy of City of Tallahassee

Bottom: Courtesy of Leon County Community and Media Relations



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Your neighborhood

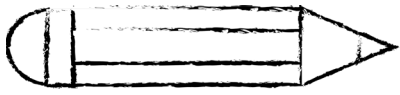
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## NEWS & Notes



### Garage Sale Alternatives

As with other local events, IHLNA's annual Spring Yard Sale at Optimist Park, planned for Saturday, April 11, has been cancelled. Whether it will be rescheduled later or simply bypassed this year likely will be a topic at the next INLNA board meeting. However, if you have neither the space nor the patience to keep your garage sale boxes around for several more months, remember that Tallahassee has numerous organizations that accept donations of clothes, household items, tools, technology, and ephemera. Among them are Big Brothers/Big Sisters, ECHO, Big Bend Homeless Coalition, Salvation Army, Lighthouse Children's Home, Goodwill Industries, as well as local ministries and churches. Of course, you should stash your stuff until concerns about Coronavirus transmission have passed.

If you choose simply to discard your treasures, remember to do so responsibly. Look at the City of Tallahassee's website (<http://talgov.com/you/you-learn-solid-recycle.aspx>) for a list of what can and cannot be placed in your green recycle bin and, why it is important to recycle household trash. For information about disposing of bulky items, go to <https://talgov.com/you/you-solidwaste.aspx>.

### N3 Auction on Hold, But Not the Service

Neighbor to Neighbor in the Nenes (N3) had planned to conduct a silent art auction at Nene Fest as a fundraiser. A special Sneak Peek Party a few days before the festival also was planned. With the cancellation of Nene Fest, both N3 events are now on hold.

Like all other organizations responding to coronavirus, N3 is figuring out how it will address the situation. However, elders and their caregivers in Indianhead Lehigh should remember that N3 volunteers can run errands, do yardwork, provide tech support, and assist in many other ways. We have a wonderful corps of helpers and welcome others who are ready to go to work for neighborhood elders. If you are 65+ years old and you need non-medical assistance, call N3 at (850) 901-7818 or email [ageinplace@earthlink.net](mailto:ageinplace@earthlink.net).

## Adopt a Tree

Recognized as a Tree City USA by the Arbor Day Foundation, Tallahassee annually offers free trees to eligible residents within the city limits. The Adopt a Tree Program provides and helps plant native trees to increase the community's urban forest canopy.

Homeowners may request one or two trees to be planted in their front yard within 100 feet of the centerline of the roadway (within the city limits), and they must agree to keep each tree watered for one year. Trees are available on a first-come, first-served basis. City staff will help a homeowner with tree placement and installation. Among three species originally offered this year, only the Nellie R. Stevens Holly is still available.

Tallahassee has one of the highest percentages of tree coverages (55 percent), and among the most diverse, in the nation. Last year, the city commission approved an Urban Forest Master Plan to guide proactive urban forest management. The Adopt a Tree program, responsible for about 300 plantings a year, helps to sustain Tallahassee's tree canopy.

For information about adding trees to your front yard, email [adoptatree@talgov.com](mailto:adoptatree@talgov.com) or call (850) 891-5300. To complete an application, go to [talgov.com/adoptatree](http://talgov.com/adoptatree).



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# Keeping an Eye on Change

By Ramona Abernathy-Paine

Commercial and housing developments are popping up around and near Indianhead Lehigh. Fortunately, the City Growth Management department now provides an interactive map on its website that shows all projects for which applications have been submitted to city departments. It's a cool tool. To access the map, go to [talgov.com](http://talgov.com), click on Services, Growth Management, Projects, then scroll down to see the map. Let me know what you think and what you'd like to have added or improved, and I'll pass along your feedback: [rapweaver@embarqmail.com](mailto:rapweaver@embarqmail.com).

## Chick-Fil-A

Demolition has begun at the southwest corner of the Winn-Dixie plaza on Magnolia to build a Chick-Fil-A within the parking lot. No additional curb cuts will be made on Magnolia, and a curb cut for an unused driveway on Governor's Square Drive will be closed. Vehicle access will be from within the existing parking lot. Word from Chick-Fil-A corporate offices is that they will close the store on Apalachee Parkway when this new store opens.

## Tallahassee Suites

Tallahassee Suites has plans for a small hotel (63 rooms) to be built on Lafayette Street between Chuy's and the now-closed Mongolian Grill. The developer was surprised to find his design would require a number of deviations to the building code and thus applied for deviations to allow better fitting the design on the property. These design changes have now been made, and the deviations have been approved. Native plants will be used throughout. The County has denied any additional curb cuts on Lafayette Street.

## Old YMCA

The site located at 2001 Apalachee Parkway is just under five acres in size and is zoned as a planned unit development (PUD). Requests have been submitted to redevelop it for self-storage mini warehouses and boat storage.

## Buckingham Gates

This property is located between Richardson Road and Cross Creek Drive, north of Apalachee Parkway. The project seeks to subdivide a 15.04-acre parcel, which is zoned PUD, into thirty-three single-family lots. There are considerable environmental issues with the site on a steep ravine. Residents in the surrounding neighborhoods are protesting this project as being too dense for the area.

## Lafayette Gardens


HTG Properties' proposed "work force" housing planned for the property east of The Moon is moving through the permitting process, currently seeking approval of the Environmental Management Permit (EMP) phase of development. HTG hopes to begin construction this year.

## Magnolia Drive Multi-use Trail

Designs, property acquisition, and permitting continue for various phases of this project to bring sidewalks and improve pedestrian safety to Magnolia Drive. Plans have been altered to provide green space between the sidewalk and the road edge. Construction on phases that most closely impact IHLNA—Phases 2 and 3 from Pontiac Drive to Apalachee Parkway—is expected to begin next summer and continue for up to a year. There will be road closures during construction. Traffic on Magnolia will be routed around our neighborhood, not through it, along Jim Lee to Orange Avenue to Blair Stone Road to Old St. Augustine Road/Apalachee Parkway to Magnolia Drive.



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# Nene Seniors at a Glance: Some Have Lived Here a Really Long Time ...

By Betsy Tabac

Neighbor to Neighbor in the Nenes (N3) continues its long-range planning to determine how it can best serve elders in the Indianhead Lehigh community. Planning began last summer with a needs assessment of residents seventy-five years and older. In-person interviews with seventy-four people, about half of our seniors, enabled us to capture demographic data and explore attitudes toward driving, plans to age in place, and unmet needs. This also is when we discovered that eighteen respondents have lived in the neighborhood for more than fifty years!

Here's a summary of the other data we gathered.

## Demographics

- 39% live alone.
- 57% socialize with others in Indianhead Lehigh.
- 85% own or co-own their home.
- 76% have family living within a half-hour drive.

## Driving

- 78% drive. Those who are driving feel confident or very confident about their driving skills.



AgingInNeneland.org

## Plans to age in place

Most elders are keeping their options open.

- 11% are planning to move in the immediate future.
- 38% do not intend to move.
- 51% may move. Poor health affecting themselves or a partner/spouse is the main reason this group could imagine moving in future.

## Unmet needs

Help with home repair and decluttering were the two most-frequently mentioned unmet needs. The need for a friendly phone call also was mentioned frequently.

Using this and additional information, N3 will chart the services that will be offered in the future. Of course, we will keep IHLNA residents apprised through the newsletter and other sources.

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# Native Plants for Nene-land

By Connie Bersok

During a neighborhood meeting at Optimist Park on March 23, much of the discussion focused on the importance of creating a natural habitat in your yard—not only to benefit wildlife, but also for safety and beauty—and the relative ease with which this can be done. Fortunately, we live in a neighborhood that already has plants that are native, or natural, to this part of the world. If you want to add more of these to your yard, here is a short list of species that generally are well suited to our area. Trees mentioned below are listed as resistant to storm damage by the University of Florida's Institute of Food and Agricultural Services (IFAS), <https://hort.ifas.ufl.edu/woody/resistant.shtml>.

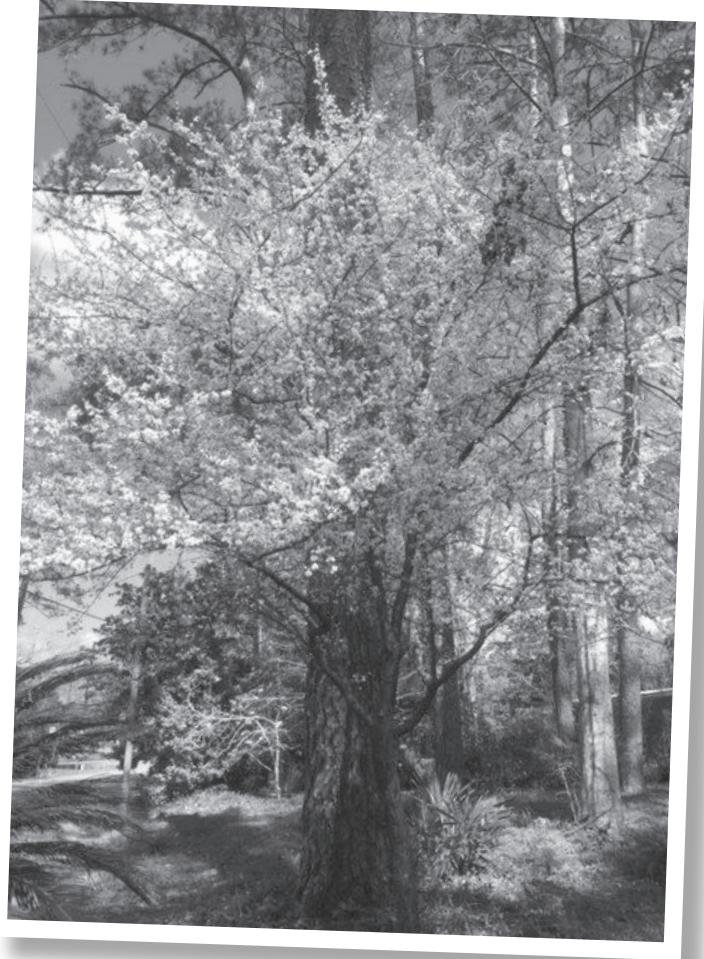
**Live Oaks** (*Quercus virginiana*) are sturdy, stately, and long-lived canopy trees, perfect for an open lawn area or as a substitute for that invasive camphor tree you're having removed (thank you!). Need another reason to plant a live oak? Just walk under the live oak canopy along Chinnapakin Nene and see how good you feel.

**Swamp Chestnut Oaks** (*Quercus michauxii*), as implied by their name, are a great choice if you want to add a large tree in a damp area of the yard. However, this tall, deciduous oak, with impressively large acorns and fall color, also will grow in most other locations.

**American Holly** (*Ilex opaca*) grows into a pyramid shape that can fit well in many yards. Its evergreen canopy has tiny white flowers in the spring that develop into the characteristic red berries in the fall on female plants. It's highly likely that flocks of robins and cedar waxwings will visit this tree every winter.

**Yaupon Holly** (*Ilex vomitoria*) might be a choice if you're interested in a smaller holly. A subcanopy tree, its leaves are smaller and less pointed than the American Holly, but the female plant still bears numerous red berries through the winter. It can grow in semi-shady to sunny locations, but will have more berries where there is more sunlight. On a different note, yaupon leaves roasted and steeped as tea had an important role in prehistoric, southeastern rituals.

**Cabbage or Sabal Palm** (*Sabal palmetto*) is the official state tree and lends that Florida-look to your yard. Because birds eat the berries and deposit the seeds elsewhere, you already may have volunteers along a fence line or in shrubs. However, volunteers can take



several years to begin upward growth, so if you want a tree now, you might buy one from a nursery.

**Flatwoods plum** (*Prunus umbellata*) is a wonderful substitute for dogwoods, a native tree that lined many IHLNA streets in earlier years until many were weakened and died from a fungal disease. Flatwood plum trees have masses of small white flowers in early spring before the leaves emerge. They also produce small tart plums in late summer/early fall.

**Oak leaf hydrangea** (*Hydrangea quercifolia*) is a native shrub that has it all—large clusters of creamy white flowers, showy leaves that turn red in the fall, and a flakey bark that adds interest to the winter landscape.

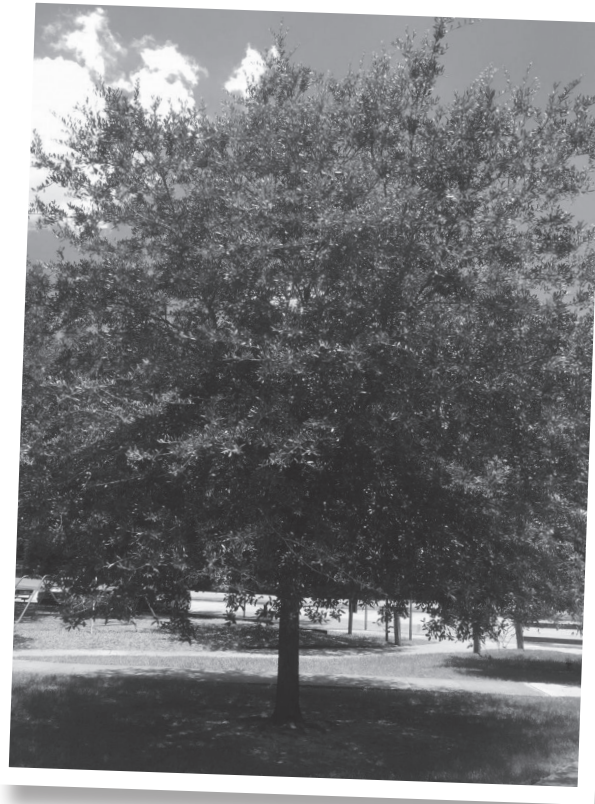
**Arrowwood** (*Viburnum dentatum*) and **Walter Viburnum** (*Viburnum obovatum*), two native viburnums, are deciduous small trees/large shrubs with showy clusters of white springtime flowers and dark fall berries. They can grow in a range of conditions, from partial shade to full sun. Every yard should have at least one.





The flatwood plum (left), arrowroot (center), and live oak (right) are native plants that will enhance any yard.

Photos courtesy of Connie Bersok



**Muhly grass** (*Muhlenbergia capillaris*) is one of the showiest native grasses, with tall purple plumes of flowers in the fall. This is a bunchgrass (i.e., it does not spread by runners) that grows and blooms best in sun to light shade.

Tired of planting annual landscape plants every season to have some flowers in your yard? Try some native perennial plants that provide flowers and habitat for many years.

*For shady to partly sunny sites*

- Columbine (*Aquilegia Canadensis*)
- Golden Ragwort (*Senecio aureus/Packera aurea*)
- Cardinal Flower (*Lobelia cardinalis*)
- Blue phlox (*Phlox divaricate*)
- Lyreleaf sage (*Salvia lyrata*)

*For partly sunny to sunny sites*

- Milkweeds (*Asclepias humistrata* or *Asclepias tuberosa*)
- Yellow Coreopsis (*Coreopsis lanceolate* or *Coreopsis leavenworthii*)
- Swamp Pink (*Coreopsis nudata*)
- Blazing Star (*Liatris elegans* or *Liatris gracilis*)
- Horsemint/Bee Balm (*Monarda punctata*)
- Black-eyed Susan (*Rudbeckia hirta*)
- Blue-eyed grass (*Sisyrinchium atlanticum*)

# Frog

R E A L T Y

## INDIAN HEAD RECENTLY SOLD HOMES

Address	Sold Price	# Sq/ft	Bed/Bath
1535 Chuli Nene	\$144,900	975	2/1
1552 Heechee Nene	\$158,500	1,034	2/1
2019 Chuli Nene	\$190,000	1,280	3/2
2109 Cheeke Nene	\$217,000	1,508	3/3
2012 Chowkeebbin Nene	\$218,000	1,717	3/2
2001 E. Indianhead Dr.	\$228,000	1,780	4/2
1613 Wekewa Nene	\$279,500	2,339	3/2
1904 W. Indianhead Dr.	\$328,000	3,606	4/5

\*Data from CRTRS, INC. MLS

Jacques Depart (850) 222-FROG (3764)

# Growing Papaya in Indianhead

By Claudia Sperber and Joe Gabriel

Yes, you can grow papaya in the Nenes! Our family has nurtured several trees, and not only have we been delighted by their rapid growth and productivity, but we also have had fresh papaya most mornings for months. Picking your own papaya for breakfast is pretty awesome!

Papaya are grown best from seed and do not transplant well. To start your own trees, buy a papaya fruit and let it ripen. There will be lots of seeds in one fruit—or we have some saved seeds that we'll happily share, and you can store them in the refrigerator until you're ready to plant.

In a sunny spot, dig a few beds that are about two by two feet in size and spaced at least three feet apart. Papaya need enriched, moist soil, so mix in lots of compost and scatter about ten seeds in each bed. Lightly cover, keep moist, and water well. In a few weeks, several seedlings should emerge. Snip off the weakest and smallest ones, and leave four or five to grow in each bed. Papaya grow very fast and should start to flower when they reach about three feet. You'll be able to identify the female and male plants. The females have slightly larger, fragrant flowers blooming right at the trunk; males have lots of thin, twiggy branches with little flowers. Keep your one best male and all of the best female plants. Once you can see what's what, keep only one tree per bed. One male, all others fruit-bearing females. Papaya take ten to twelve months to produce fruit.

You can plant papayas in early spring and may have fruit just before the winter cold. However, we think it's better to plant around May and protect the small trees through the

winter, which will yield big, productive trees at the start of the next growing year. Papaya are not frost tolerant and will be damaged by the cold, so you must protect them when temperatures start to drop. You can look online or contact us for details about how to do this. In early spring, fertilize with regular fruit or flowering tree fertilizer, or more compost. Mulch around the base, and water if it hasn't rained much.



Papaya are ripe when they are big, slightly soft, and a golden yellow or peachy color. One tree can produce many fruits in the first year, especially if you plant in mid-to-late spring and protect them through the first winter. We expected that our trees would survive only one frost in their second year, and by then, they had grown so tall that it was difficult to protect them. Thus, we decided that we'd just replant biannually using our saved seed stock. But our papaya have surprised us! Some of the big trees that survived the frost, albeit with a little damage, are now beginning to bloom and develop new fruit. We invite neighbors to stop by 1920 Wahalaw Court, or contact us at [claudiaesperber@gmail.com](mailto:claudiaesperber@gmail.com), if you'd like to talk about papaya. Happy growing!

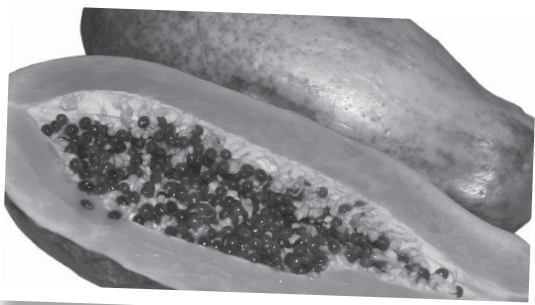
## Is Papaya a Native Plant?

*"And now appeared in sight a tree that claimed my whole attention: it was the Carica papaya,... certainly the most beautiful of any vegetable production that I know of..."* — William Bartram

William Bartram was the first naturalist to comment about the papaya (*Carica papaya* L.) in his well-known, 1791 chronicle about his travels in Florida and the Southeast. Additional reports from the 18th to early 20th centuries, citing the plant's distribution in various locations in the peninsula, led to speculation about whether papaya was a native species, or whether it had been transported by natural or human forces from its original habitats in southern Mexico and Costa Rica.

However, archaeological excavations at the Pineland Site Complex on Pine Island in Lee County have yielded some clues. Among other cultural and natural evidence, researchers have recovered a cache of nearly 3,000 seeds from various floral species. Among these were eight *Carica* seeds, which were radiocarbon dated to no later than 300 A.D. This associates them with the powerful Calusa people of Southwest Florida, who were sophisticated mariners and traders. Consequently, modern botanists now believe the Calusa likely introduced a variety of the papaya, thus rendering the plant a native member of Floridian flora. Often called "pawpaw" or "papaw," twenty-two species are grown worldwide.—[From Ward, Daniel B., "Papaya *Carica papaya* (Caricaceae)." *The Palmetto*: 28:1, 8-11.)—KC Smith





Left: Each tree will bear numerous fruits—sometimes dozens. This plant was photographed after the upper canopy of leaves had fallen. *Photo courtesy of Claudia Sperber*

Above: Each fruit contains dozens of small black seeds that can be harvested for planting. *Britannica.com*



## Gardening with Neighbors

By Shelly Hatton

Several years back, some generous neighbors offered their front yard as a site for a neighborhood group garden. Now, ten years later, what once was just a sheet of St. Augustine grass is now a garden with fourteen garden plots, neatly framed by painted boards. Make no mistake about it, a cultivated front yard turns heads like nothing else; it's beautiful and unusual, no one walks by unimpressed.

The five-family group frequently meets on Sunday mornings—when it's time to plant, weed, compost, harvest, or clear out and neaten up. Our hosts routinely serve steaming coffee when we arrive, others bring just-baked scones and muffins. The first half hour is reserved for eating, drinking, chatting, solving global problems, and personal problems.

We are just one of several group gardens thriving in the 'hood. Ours works seamlessly, each of us contributing according to skill, sharing the work and sharing the harvest. It is rare for someone to miss Sunday morning garden time.

As winter wanes, our neighbor's yard looks like a forest for leprechauns: the collards are tall now; the cabbages have grown fat; and the newly planted snap peas are inching their way up fencing. Parsley plants mound in great green gorgeous heaps, perfectly symmetrical. But soon, our plots will be reduced to mostly soil, as we prepare for spring planting. We will do this by maintaining six feet of distance per CDC



recommendations. One person will handle the hose. This group garden was not that hard to implement. If you try it, you may find that it offers so much more than produce.



# Hartsfield Elementary: News from Our Neighborhood School

By Dr. Rhonda Blackwell-Flanagan,  
Mary Jo Peltier, and Tyler Clark-McLendon

## **We Are Hartsfield**

Tallahassee artist Kollet Probst recently created a one-of-a-kind mural that perfectly reflects Hartsfield students and culture. The Wall Mural Project was inspired by Principal Blackwell-Flanagan, who has worked tirelessly to create a positive climate and culture for students and staff.

“Walking down dark hallways with white brick blank walls was not inspiring at all,” says Blackwell-Flanagan. “I saw it as a blank canvas that we could use to inspire and motivate students with art that reflected their beauty and what Hartsfield is about. After seeing Kollet Probst’s work, I invited her to visit and shared my vision as we walked the campus and discussed possibilities. We are doing one wall at a time, and as we get more funding, we will showcase her mural art on three other walls.”

Thank you to Opening Nights at Florida State University for helping to fund the project. Stop by the campus to see the mural, and look for the “Easter eggs” in the work, acknowledging such great artists as Andy Warhol, Frida Kahlo, Peter Max, Jean-Michel Basquiat, and others. We are excited to have this inspiring and beautiful work on our school campus.

## **On our Way to Eco-School Certification**

The goal of Hartsfield’s Eco-School Project is to instill environmental education and awareness in students.

Guided by IHLNA resident and National Wildlife Federation staffer Marney Richards, we began the project at the start of the school year, funded by a grant from the Foundation for Leon County Schools and assisted by many volunteers. With this support, Hartsfield students have created a schoolyard habitat for monarchs and other pollinators. Although still a work in progress, the area is



on its way to becoming a beautiful butterfly garden and a place for outdoor learning, based on the Project Learning Tree curriculum. We expect to have National Wildlife Federation Eco-School certification by the end of the school year and will be Leon County’s first public school with that designation. Stay tuned for a grand-opening celebration!

## **I.B. Primary Years Programme (PYP)**

Hartsfield officially has been designated an I.B. PYP Candidate School. PYP will support school efforts to create internationally minded students who have more voice, choice, and ownership over their education. We soon will begin to collaboratively design our new transdisciplinary curriculum, called a “Programme of Inquiry,” while working to implement I.B. Authorization Standards over the next few years. For more information, contact I.B. Coordinator Tyler Clark-McLendon at [clarkt1@leonschools.net](mailto:clarkt1@leonschools.net).

## **Hartsfield Chorus Goes to Carnegie Hall**

After an early-morning breakfast sponsored by Southside

Rotary Club and Tallahassee Peacemakers, our awesome school chorus set off for New York City on February 27 to participate in Carnegie Hall’s Intergenerational Choir on March 1. The event included more than 120 singers from other schools and community choral groups across the nation. The twenty-two Hartsfield singers were showcased when they sang the introduction to a work





composed by the choral director, titled "Kyrie." Songs performed by the Intergenerational Choir included "Come to the Music," "Simple Gifts," "For the Beauty of the Earth," "Oggun Belele," "Kyrie," "Flight Song," and "Here's Where I Stand."

After their Carnegie Hall experience, Hartsfield students visited the Empire State Building, Ellis Island and the Statue of Liberty, and the 911 Museum. They also were treated to hamburgers at the famous Harlem Shake Restaurant, where a pair of "old-timer" dancers performed and taught the youths the traditional Lindy Hop. The Hartsfield Chorus sincerely thanks everyone who contributed the funds to enable this extraordinary experience.

Mural: Courtesy of Kollet Probst

Eco-School: Courtesy of Mary Jo Peltier

Chorus: Courtesy of Rhonda Blackwell-Flanagan

***"[Performing at Carnegie Hall] was an amazing experience. We got to learn a lot about how a professional choir works. New York is an astounding city, and the architecture is spectacular."***

—Aster Frances-Templin, Hartsfield Chorus alumna

***"I am the last kid in my family to graduate from Hartsfield. My personal experience at the school has been great; the teachers are really nice, and the community is so supportive. I think it's the best place for kids because it is reachable, and they can do cool activities."*** —Ingrid Hanley, Hartsfield 5th grader



## Mark Your Calendar

Hartsfield Elementary Kindergarten  
Orientation and Registration  
Thursday, April 30; 4:30 p.m.  
in the Media Center  
(tentative date)



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# Creating Community with Care

By Terry Kant-Rauch

In most planned neighborhoods, there are congruent architectural guidelines for house size, acceptable building materials, presence or absence of a garage—in other words, to create “uniformity.” In such neighborhoods, a buyer or seller’s realtor sometimes can provide a current market analysis without even going inside the house—based almost entirely on price per square foot. This is not so for pricing the Indianhead and Myers Park areas, as well as other older neighborhoods.

Indianhead has such an array of different types of homes—with varying ages, styles, updates, and additions, that this creates a quandary. Although I can go into a home and see that it likely was built by the same builder as another house with the same telltale styling—e.g., exposed wooden beams, rounded corners, breezeway porches, that’s where the similarities end. Over time, walls get removed, screen porches are added, kitchens or baths are updated; the list goes on and on. Sellers usually want to get the most for their homes, and buyers want to pay the least. Finding a good listing price is both an art and science and affects both ends of the deal.

Buyers and sellers often mention other specific properties that sold recently “around the corner” for \$XX amount. This really is just one consideration. For example, take two, all brick houses with same square footage. One has been opened up with a connection between the kitchen and living areas, with great views of back yard, and it is well maintained, clean, and has

lots of updates, including electrical. The other house has drab paint and an add-on that is not consistent with how most people live—for example, a huge full bathroom with a large soaking tub that was added off the kitchen, rather than any bedrooms. Features like this affect a buyer’s first impression and how they imagine being in that home. These two houses can sell for a huge \$40,000 or more price difference, even though they have the same square footage. The nuances are important in this neighborhood. Make sure you are aware of them when buying or selling, and most important, how you feel in the house and yard.

While I start with square footage when suggesting a listing or selling price, and consider the number of beds and baths, I have to go inside the house to check out the condition, updates, and age of HVAC and roof. Even odors (smoke, dogs, mildew) and wall color and flooring can affect the saleability and price. I don’t give a dollar value for such amenities as outdoor seating, fire pit area, or updated bath. However, my familiarity with houses that sell quickly at the best prices helps me conclude that certain things (such as open rooms and fresh paint) do tend to make more potential buyers interested. The actual dollar value is complicated. In 2019, the price per square foot of sold houses ranged from \$63 to \$158 ft<sup>3</sup> in Indianhead Lehigh. On a 1,400 sq. ft. property, that would put the range from \$88,200 to \$221,200, going strictly by square footage. Point made: Be sure you are considering more than just square footage.

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# Real Estate Statistics in IHLNA in 2019

All information is from the Tallahassee Board of Realtors CATRS. These reflect sales through Multiple Listing Services provided to Realtors.

- 45 sales took place in the Indianhead Lehigh area. A few were "flips" that sold for low amounts, and after being renovated they sold at a much higher price.
- Average length of time on the market was 72 days, with a range of 1-339 days.
- Average square footage was 1,552, with range of 952-3603 square feet. This is generally understood as the amount of square footage that is heated and air conditioned. It does not include decks, garages, screened porches, etc.
- Average listing price was \$174,831, with average sale price of \$171,696. Some listing prices were lowered over time, and many of the sales included Seller concessions to Buyer, such as closing costs or new roof, which would make actual net to Seller less.
- Average price per square foot on SOLD property was \$113.75. As above, this does not accurately reflect Seller concessions.

Compiled by Terry Anne Kant, Realtor-Broker, CRS

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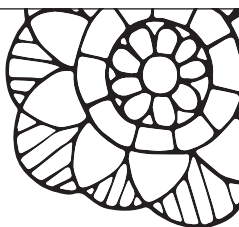
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## Indianhead Lehigh Neighborhood Association 2019 Financial Statement

**January 1, 2019      \$7,199.82**

### Beginning Balance

#### Income

Nene Fest	\$3,899.90
Membership Dues	\$4,605.00
Ads—Spring Newsletter	\$585.00
Ads—Fall Newsletter	\$175.00
Neighborhood Sign	
Donations	\$20.00
Slow Down Signs	\$840.00

**Total Revenue      \$10,124.90**

#### Expenses

Nene Fest	\$4,413.85
CONA Membership Renewal	\$50.00
Nene 5K Donation	\$375.00
Spring Newsletters/Copies	\$571.42
Membership Flyers	\$203.18
Insurance	\$404.00
Sunbiz Annual Report Fee	\$61.25
Association Supplies	\$18.27
Fall Newsletters/Copies	\$509.17
Ponies/Petting Zoo—Potluck	\$400.00
Band Halloween	\$300.00
Pay Pal Fees	\$192.28
Website Domain Renewal	\$18.00
Slow Down Signs	884.86

**Total Expenses      \$8,401.28**

**Current Balance      December 31, 2019      \$8,923.44**

**ihlna.org**

## IHLNA Officers & Project Coordinators

*Note: The board currently is seeking two At-Large Board Members. Please contact Grant Gelhardt for information.*

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