



NEWS FOR THE RESIDENTS OF TARRYTOWN  
AND DEEP EDDY

OCTOBER 2016

VOLUME 4 ISSUE 10

# Capital Metro Proposes to Eliminate Bus Service Routes



Capital Metro proposes to eliminate bus service route 21 on Exposition. The proposed plan is to replace route 21 with route 22 (Chicon/Berkman), which will provide service in East Austin. Service along Exposition Blvd will be discontinued. The proposed changes are part of the January 2017 Service Change proposal, which is the first phase of the Connections 2025 Draft Transit Plan.

To learn more about the Connections 2025 Draft Plan visit [www.capmetro.org/january2017](http://www.capmetro.org/january2017). This page includes the following:

- Connections 2025 Draft Plan Video
- Proposed route-by-route changes
- Interactive Map
- Survey to share your feedback
- Open house times and dates

Be sure to take survey to give input on the Connection 2025 Draft Transit Plan proposal.



# IMPORTANT NUMBERS

## EMERGENCY NUMBERS

EMERGENCY .....	911
Fire.....	911
Ambulance.....	911
Police Department .....	512-975-5000
Sheriff – Non-Emergency.....	512-974-0845
Animal Services Office.....	311

## SCHOOLS

Austin ISD.....	512-533-6000
Casis Elementary School .....	512-414-2062
O. Henry Middle School.....	512-414-3229
Austin High School.....	512-414-2505

## UTILITIES

City of Austin.....	512-494-9400
Texas Gas Service	
Custom Service.....	1-800-700-2443
Emergencies.....	512-370-8609
Call Before You Dig.....	512-472-2822
Grande Communications.....	512-220-4600
AT&T	
New Service.....	1-800-464-7928
Repair.....	1-800-246-8464
Billing.....	1-800-858-7928
Time Warner Cable	
Customer Service.....	512-485-5555
Repairs.....	512-485-5080
Austin/Travis County Hazardous Waste .....	512-974-4343

## OTHER NUMBERS

Ausitn City Hall.....	512-974-7849
Ausitn City Manager.....	512-974-2200
Austin Police Dept (Non Emergency).....	512-974-5000
Austin Fire Dept (Non Emergency).....	512-974-0130
Austin Parks and Recreation Dept.....	512-974-6700
Austin Resources Recoovery .....	512-494-9400
Austin Transportation Dept.....	512-974-1150
Municipal Court .....	512-974-4800
Post Office.....	512-2478-7043
City of Austin.....	www.AustinTexas.gov

## NEWSLETTER PUBLISHER

Peel, Inc. ....	512-263-9181
Editor.....	tarrytown@peelinc.com
Advertising.....	advertising@peelinc.com



# Partnership For Children

*Submitted by Megan Ransom*

Meet 10 year old Jamarrian, he is an energetic, friendly and outgoing child. He enjoys doing puzzles, playing video games and being outdoors. Jamarrian is a very intelligent young boy and does well academically. The ideal forever family would provide him with ample love and support, as well as consistent rules, boundaries and expectations. Learn more about Jamarrian on the Heart Gallery of Central Texas Website- [www.heartgallerytexas.com](http://www.heartgallerytexas.com).

There are no fees to adopt from the foster care system regardless of which agency you work with. There is only one pool of children, and they are all in care of the state, every licensed agency has the ability to assist in adoption of any foster child in Texas. Child placing agencies are also foster care providers. The first step is to choose a child placing agency to begin your journey. Learn more about starting the adoption process and the children waiting for forever families at [www.heartgallerytexas.com](http://www.heartgallerytexas.com).



# Neighborhood Compassion Watch!

Compassion is action. Discover acts that show caring for others and the Earth in your own Neighborhood! Send your photos, discoveries, and stories to [compassionateustin@gmail.com](mailto:compassionateustin@gmail.com). Be sure to identify your neighborhood in your email.

We want to recognize and honor the good being done in our community.

Tell us something good happening in your family, a neighborhood business or school or library.

Here's a great quote from an August, 2015 article in the Huffington Post, entitled "Compassion: Universally Misunderstood" by Dr. Paul Gilbert, Professor of Clinical Psychology: "Compassion is not just about kindness or 'softness' and it is certainly not a weakness - it is one of the most important declarations of strength and courage known to humanity. It is difficult and powerful, infectious and influential. And, crucially, it is perhaps the only universally recognized language with the ability to change the world."

## NOW HIRING

### Advertising Sales Representative

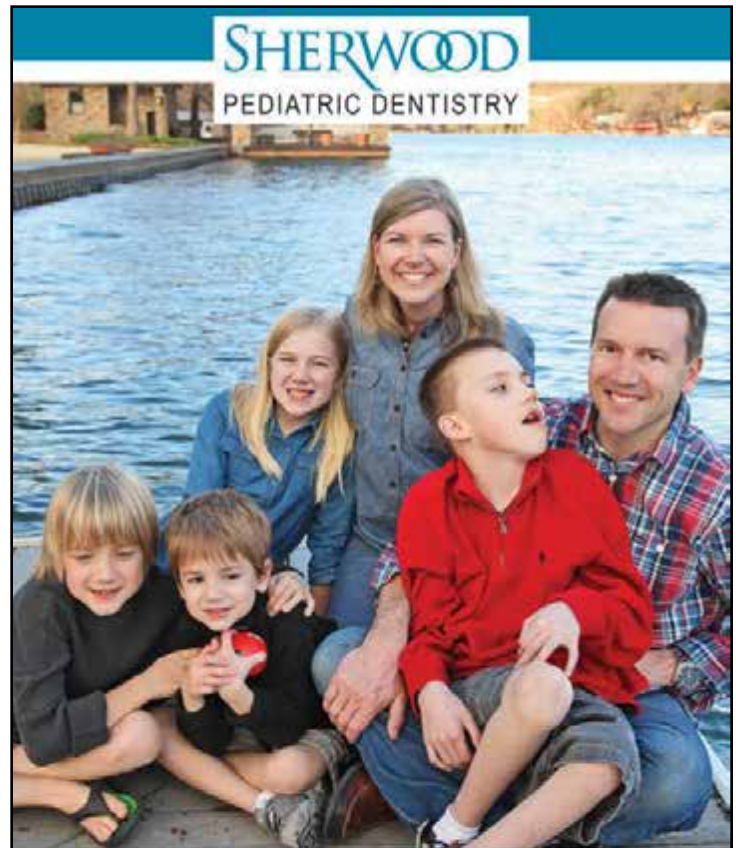
**Description:** The position includes marketing our community newsletters to local and area businesses. It is a flexible position that allows you to work from home and set your own hours.

**Roles:** Stimulate new advertising accounts in our community newsletters. Maintain current accounts assigned to you by Sales Manager. Service your accounts by assisting them from ad design to final proof approval.

**Skills:** Excellent communication through email and phone, with high level presentation and relationship-building skills. Strong prospecting and business development skills are a must. Previous sales experience preferred but not required.

**Benefits:** Commission Based  
Apply by sending resume to [jobs@peelinc.com](mailto:jobs@peelinc.com)

  
PEEL, INC.



SHERWOOD  
PEDIATRIC DENTISTRY

## HEALTHY SMILES ARE OUR SPECIALTY

### WHY OUR PATIENTS LOVE US:

Empowering you to play an active role in your child's dental health.

Compassionate, individual patient care for your child's needs.

Enjoy a dental team focused on creating a positive dental experience for you and your child.

Utilization of the most recent technology.

You are invited to stay with your child through the entire appointment.

Monthly payment options  
available, including no  
interest financing.

**\$50  
OFF**

Mention this and receive  
\$50 off New Patient  
cleaning, fluoride and exam.  
(New patients only, this offer cannot be  
combined with other offers, restrictions apply.)



STEPHEN SHERWOOD, DDS

**CALL TODAY!**  
**(512) 454-6936**

 Visit [www.DrSherwood.net](http://www.DrSherwood.net)

## TARRYTOWN REAL ESTATE MARKET REPORT UPDATE

*The MoPac Corridor*<sub>IN</sub>

*October*  
*2016*

by **Trey McWhorter**

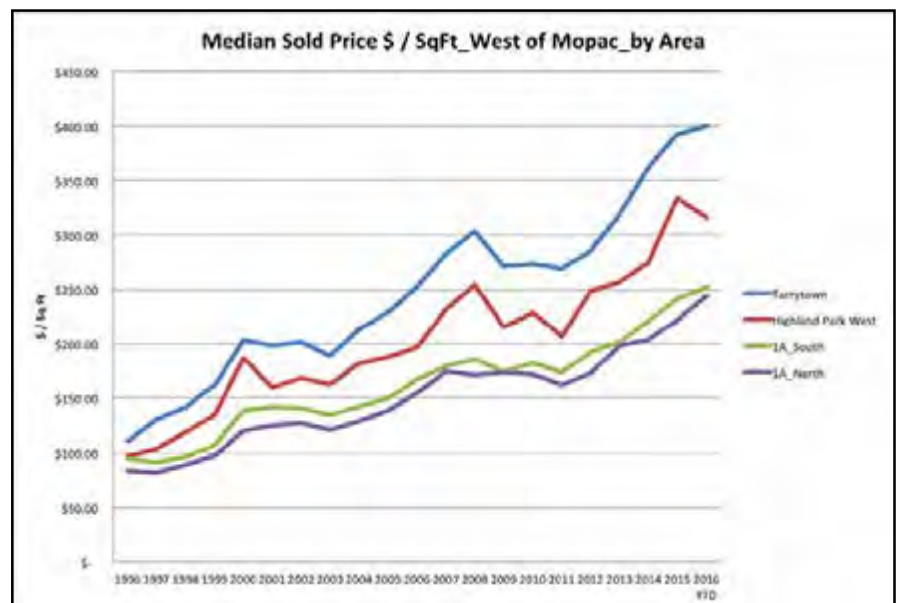
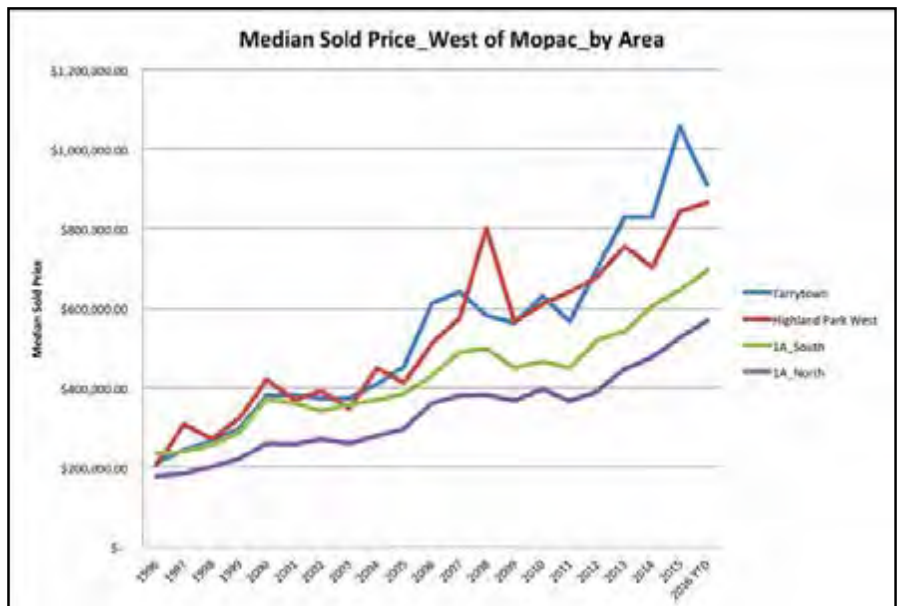
In May 2014, I compared home prices along the west side of MoPac, from the lake up to 183, divided up into 4 areas:

- Tarrytown – Lake Austin Blvd to 35<sup>th</sup> St, Lake Austin to MoPac
- Highland Park West / Balcones Area – 35<sup>th</sup> St to 2222, Mt. Bonnell Dr. to MoPac
- 1A South – 2222 to Spicewood Springs, 360 to MoPac
- 1A North – Spicewood Springs to 183, 360 to MoPac

Here is an update on that analysis, with full year data for prior years and year-to-date (through September 15) data for 2016:

1. The strongest \$ / sq ft appreciation since 2010 has been in Tarrytown (46+%). 1A “North” was over 42% (Highland Park West and 1A South each came in ~38%).
2. The relationship between 1A North and 1A South has been consistent over the years, about 8-9% premium for 1A South over 1A North (2016 YTD has shrunk to just 3%).
3. Tarrytown sold price / sq ft has generally commanded a 20-25% premium over Highland Park West / Balcones Area, though more volatile, likely due to fewer transactions. The premium was 18% in 2015, but 2016 YTD is 27%.

If you are interested in more of this kind of information, or would like to see something in this article in the future, please feel free to contact me.



*Note: All data comes from the Austin Board of Realtors' MLS report, reflecting activity through September 15, 2016.*



# Does Invisalign work as advertised?

Mean accuracy of tooth movement: 41%

Range of accuracy from 18% to 47.1%

Accuracy in extruding teeth: 18.3% to 29.6%

Accuracy of Mesial-distal tipping of canines: 26.9% (j.ajodo.2007.05.018; www.ajodo.org)



Passing Rate of cases treated Invisalign v. Braces: 27% lower

"Deficient in its ability to correct overjet & occlusal contacts" (j.ajodo.2005.06.002; www.ajodo.org)

Mean percentage of simple tooth movement goal (30 patients moving one incisor a single 1mm) only 57% (j.ajodo.2103.10.022; www.ajodo.org)

Minimal Improvement in occlusal score based on Board standards from 47 to 36.4 (0 is ideal)

"Negative change (2.5x worse after treatment) in posterior occlusal contacts with Invisalign"

"Treatment with Invisalign aligners had adverse effects on posterior occlusal contacts"

(j.ajodo.2004.07.016; www.ajodo.org)

"According to the OGS, Invisalign did not treat malocclusions as well as braces...

Invisalign was especially deficient in its ability to correct large anteroposterior discrepancies and occlusal contacts." (j.ajodo.2004.05.002; www.ajodo.org)

Will you accept a meager 41% or less "success" result for your family?  
Are you being offered what is best for you or your family?

\*All studies and articles referenced can be found in The American Journal of Orthodontics & Dentofacial Orthopedics (AJO-DJO), a publication of the American Association of Orthodontists (AAO).



## Contemporary Orthodontics

James R. Waters, DDS, MSD, PA

Board Certified Orthodontic Treatment

www.BracesAustin.com

Connect  
with us!



# Excellence. Right Here.

You can trust Dr. Waters at Contemporary Orthodontics to provide the HIGHEST standards for a lasting, functional and beautiful smile for your family, where a 40% result is considered below the standards of modern orthodontics.



512-451-6457  
1814 W. 35<sup>th</sup> Street, Austin, TX 78703







## SAGE TIPS FOR SOWING CENIZO

*By Brad Wier, Courtesy [www.gardenstylesanantonio.com](http://www.gardenstylesanantonio.com)*

Cenizo is a stalwart in the natural Texas landscape. On a rocky western outcrop on a scorching August day, its blooms cover hillsides and valleys with pom-poms of pink flowers, all the way to the horizon — and it can do this with no help from sprinklers or hedge trimmers. Even on a winter day, it retains the silvery leaves that earned it the name Texas sage.

So if you're adding a watersaver garden to the home landscape cenizo is one of the easiest plants to use in an unwatered setting. (For fastest growth, though, give it some extra water in spring.)

Since it became commercially available, the ever-popular cenizo may have been overused a bit in San Antonio landscapes, especially in shade — it is frequently found fully irrigated under live oaks, looking weird and leggy. (Leggy plants can always be cut back and restarted.) But over-use doesn't detract from cenizo's essential advantages: it needs no water or trimming, and it's one of the very few evergreen native hedges for south central Texas.

For long-lasting shrubs and other architectural plants, why would

you use something that needed to be trimmed and watered? For a scorching inferno strip on a big lot, cenizo provides year-round screening — so you can save your water for something, or someone, that needs it.

For my watersaver gardens, I always try to find a way to include cenizo, whether as a single specimen (in a 200-square-foot watersaver coupon, a single cenizo can fill 16 to 25 square feet!) or as an entire hedgerow — a drought-hardy native substitute for Burford holly, xylosma, and red-tipped photinia. Pair it with a couple of mountain laurels, silver sotol and a scattering of bluebonnets, and you've got a watersaver landscape worthy of a Texas patriot.

Many varieties are available; all are native to the Chihuahuan desert, and none require irrigation to thrive. 'Compacta' grows to about 5' in height and width, with that perfect 'evergreen meatball' shape so loved by landscape architects and homeowners alike. As its name suggests, 'Green Cloud' is well-loved for its large and richly colored leaves.

Free Estimates on New A/C Systems  
Fast 7-Day A/C Repairs  
Energy Audits • Weatherization  
Duct Repair & Replacement

Home & Handyman Repairs  
Remodels & Additions  
Senior Accessibility Upgrades  
Painting / Staining  
Drywall & Popcorn Removal  
Decks & Fences / Install & Repairs

"We have been keeping Austin comfortable for over 35 years." — The Yamin Family

TACL #B5235C

**A+**

**A-PLUS ENERGY MANAGEMENT**  
AIR CONDITIONING & HOME SOLUTIONS

512.450.1980 • [www.AplusAC.com](http://www.AplusAC.com)

**\$20 off**  
ANY A/C Repair or  
Handyman Service!

Cannot be combined with other offers.  
Check our website for additional coupons & discounts.

The Tarrytown Newsletter is a private publication published by Peel, Inc. It is not sanctioned by any homeowners association or organization, nor is it subject to the approval of any homeowners association or organization, nor is it intended, nor implied to replace any publication that may be published by or on behalf of any homeowners association or organization. At no time will any source be allowed to use the Tarrytown Newsletter's contents, or loan said contents, to others in anyway, shape or form, nor in any media, website, print, film, e-mail, electrostatic copy, fax, or etc. for the purpose of solicitation, commercial use, or any use for profit, political campaigns, or other self amplification, under penalty of law without written or expressed permission from Peel, Inc. The information in the newsletter is exclusively for the private use of Peel, Inc.

**DISCLAIMER:** Articles and ads in this newsletter express the opinions of their authors and do not necessarily reflect the opinions of Peel, Inc. or its employees. Peel, Inc. is not responsible for the accuracy of any facts stated in articles submitted by others. The publisher also assumes no responsibility for the advertising content with this publication. All warranties and representations made in the advertising content are solely that of the advertiser and any such claims regarding its content should be taken up with the advertiser.

\* The publisher assumes no liability with regard to its advertisers for misprints or failure to place advertising in this publication except for the actual cost of such advertising.

\* Although every effort is taken to avoid mistakes and/or misprints, the publisher assumes no responsibility for any errors of information or typographical mistakes, except as limited to the cost of advertising as stated above or in the case of misinformation, a printed retraction/correction.

\* Under no circumstances shall the publisher be held liable for incidental or consequential damages, inconvenience, loss of business or services, or any other liabilities from failure to publish, or from failure to publish in a timely manner, except as limited to liabilities stated above.



**ADVERTISE**  
Your Business Here  
Call 512.263.9181  
for details  
www.peelinc.com



**GO GREEN  
GO PAPERLESS**

Sign up to  
get this  
newsletter  
in your  
inbox! Visit  
peelinc.com  
for details.



## Tim Whitten

Board Certified Family Law Attorney

812 San Antonio Street, Suite 401  
Austin, TX 78701

[www.whitten-law.com](http://www.whitten-law.com)  
[info@whitten-law.com](mailto:info@whitten-law.com)  
512.478.1011

Collaborative Divorce  
Board Certified Family Law Attorney  
25 Years Experience  
Let us help you understand your options.



## Practice Areas:

Adoption | Grandparent and Non-parental Rights | Collaborative Law  
High-Asset Divorce | Modifications of Custody, Possession, and Support







**PEEL, INC.**

308 Meadowlark St. South  
Lakeway, TX 78734

PRSRST STD  
U.S. POSTAGE  
PAID  
PEEL, INC.

TRY

From dotting the i's  
to crossing the t's

Let me help  
you with your  
homework.

A successful  
real estate  
transaction requires  
attention to details.



Listing and selling  
Austin since 1986.

**Trey McWhorter**  
REALTOR®

512.808.7129 cell  
512.480.0848 x116 ofc  
trey.mcwhorter@moreland.com  
www.moreland.com

Read my market  
update inside.

