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The Sidewalk

VOL. 18, ISSUE 1

THE OFFICIAL MAGAZINE OF THE BEVERDALE NEIGHBORHOOD ASSOCIATION

WINTER 2023

BEVERDALE NEIGHBORHOOD ASSOCIATION

BOARD OF DIRECTORS

- President - Marcus Coenen
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- Chris Friest
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BOARD MEETINGS

Meetings are held at 7 p.m. on the first Thursday of the month at The Floor Doctors on Merle Hay Road. Visit www.beverdale.org for more information. Board minutes are published on the website upon Board approval.

MISSION

The Beverdale Neighborhood Association is neighbors working together to promote the social welfare of the Beverdale area by bringing about civic betterment and social improvements for the common good of the community.

MEMBERSHIP

The BNA is a 501(c)(3) tax-exempt, nonprofit organization. Membership is open to the public, may be tax deductible and could be eligible for a matching gift from your employer. To join or get involved, visit www.beverdale.org or follow us on Facebook @beverdaleneighborhood.

THE SIDEWALK

The Sidewalk is the Official Magazine of Beverdale and is published quarterly by the Beverdale Neighborhood Association
P.O. Box 30175, Des Moines, Iowa 50310
Editor: Kate McGovern 515-577-2084
Email the BNA: bna@beverdale.org

Dear Neighbors,

Happy 2023! I hope everyone's new year has been happy and healthy. As we look to 2023 and all the great events we have planned to bring neighbors together in Beverdale, I would like to reflect on some of the wonderful events we had in the later part of 2022.

In October we held the first Booverdale Trick or Treat, which was a great success and got kids (and some adults) in costume for a fun event. Costumed participants went from business to business collecting treats and enjoying the beautiful evening. In November we held a well attended quarterly meeting with speakers from InvestDSM and the Franklin Avenue Library. Finally, we held Holiday Happenings with Santa lighting the Beverdale tree on the corner of Urbandale and Beaver Avenues and neighbors getting out to enjoy the weather, lights, and food and drink specials throughout the neighborhood.

The Beverdale Holiday Committee recognized two beautifully decorated Beverdale homes and Ocean Breeze Massage for their wonderful holiday displays. In addition, Beverdale residents voted 2518 Beaver Ave. as their favorite holiday display this year. Thanks to everyone that lights up our neighborhood.

The new year brings another annual meeting in

February where we'll say thank you to two longtime board members—Kate Ross & Tom LaPointe. I feel extremely fortunate to have worked alongside both of them as we planned events, tabled at the Beverdale Farmers Market, or addressed concerns of neighbors. They deserve more thanks than can be shared here.

Kate has led communications and graphics for the BNA for the last several years - designing posters, managing our social media, leading conversations about the BNA website, and member relations. Kate was always willing to jump in to get a task done.

Tom may be one of the most recognizable faces of the BNA. For the last several summers, Tom encouraged Beverdale residents to join the BNA at the Farmers Market every Tuesday. His dedication to the neighborhood and the city go beyond the BNA as Tom served on the Neighborhood Revitalization Board for multiple years and helped bring additional funding to neighborhood associations throughout Des Moines.

Kate and Tom - Thank you for your dedication, time, and willingness to serve your neighbors in Beverdale.

Lastly, the BNA was deeply saddened to hear of the passing of one of our former board members and longtime volunteer, Eugene Buckmiller. Eugene made a lasting impact on the Beverdale neighborhood and will forever be a shining example for our community.

Sincerely,
Marcus Coenen,
BNA President

BNA 2022 YEAR-END FINANCIAL STATEMENT THANK YOU MEMBERS, DONORS, SPONSORS, ADVERTISERS & VOLUNTEERS!

INCOME	\$54,831	%
COMMUNICATIONS	\$17,428	31.78%
BLUEGRASS FESTIVAL	\$16,848	30.73%
MEMBERSHIP	\$11,827	21.57%
DONATIONS/MEMORIALS/SPONSORSHIPS	\$4,081	7.44%
SALE OF MERCHANDISE	\$3,561	6.49%
GRANTS	\$1,000	1.82%
OTHER	\$86	0.16%
EXPENSE	\$47,947	%
COMMUNICATIONS	\$19,926	41.56%
SPECIAL EVENTS EXPENSE	\$17,393	36.28%
BEAUTIFICATION EXPENSE	\$2,218	4.63%
INSURANCE	\$1,941	4.05%
COST OF MERCHANDISE	\$1,838	3.83%
STORAGE UNIT	\$1,718	3.58%
COMMUNITY INVOLVEMENT	\$1,098	2.29%
ADMINISTRATION	\$715	1.49%
MEMBERSHIP EXPENSE	\$512	1.07%
BANNERS	\$500	1.04%
QUARTERLY MEETINGS	\$88	0.18%
NET INCOME	\$2,055	

SAVE THE DATES! UPCOMING BNA EVENTS
STAY TUNED ON BEVERDALE.ORG AND ON
FACEBOOK @BEVERDALENEIGHBORHOOD
FOR MORE INFO!

- FEB. 7 ANNUAL MEETING
- FEB. 28 BNA CONTRACTOR'S FAIR
- APRIL 1 EASTER EGG HUNT
- MAY 9 QUARTERLY MEETING
- JUNE 10 BEVERDALE GARDEN WALK
- JULY 15 BEVERDALE BLUEGRASS
- AUG 1 NATIONAL NIGHT OUT
- AUG 8 QUARTERLY MEETING
- OCT 26 BOOVERDALE TRICK OR TREAT
- NOV 7 QUARTERLY MEETING
- DEC 2 HOLIDAY HAPPENINGS



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BEAVERDALE FALL FESTIVAL
HELP BRING BACK THE PARADE




September will be here before we know it and the Fall Festival board is already hard at work planning this year's Festival, so make sure your calendars are marked for September 15 and 16! We're hoping to bring back the parade, but we can only do it with your help! In order for us to sustainably put on the beloved parade we need to secure a parade sponsor at the \$10,000 level to help cover the increasing costs of planning and running the event along with a community volunteer with a strong talent in executing large-scale events to lead parade planning and organizing. Both requirements need to be secured by March 1, 2023 to allow adequate time to organize the parade for this September. Businesses or organizations interested in sponsoring the 2023 Beaverdale Fall Festival parade should reach out to hello@fallfestival.com. Community members interested in filling the parade chair position can find more information and apply at fallfestival.org. Again, the deadline to apply is March 1, 2023! We can't do this without your support!



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BEAVERDALE FARMERS MARKET
 JOIN US FOR THE 2023
 BEAVERDALE FARMERS MARKET





Imagine a sunny June afternoon, taking a stroll through the farmers market and picking up some fresh fruits, vegetables, baked goods, honey, dinner and listen to live music. Beaverdale Farmers Market will open at 48th & Franklin Street, Tuesdays from June 6 - September 12th. The market features many returning and new vendors with a variety of produce, crafts, baked goods, honey, jams, prepared food and live music. There's easy parking in the Franklin Junior High parking lot. Market hours will be 4:00-7:00 p.m..

Beaverdale Farmers Market participates in the Double-Up Food Bucks program and provides complimentary booths for community and non-profit organizations as available. To apply for space, fill out our online application at www.beaverdalefarmersmarket.org.

The Beaverdale Farmers Market was supported in 2022 by local businesses, Green State Credit Union, MercyOne, Calvin Community, Community Choice, O'Donnell Ace Hardware, Boesen the Florist, Iowa Realty-Brette Dawson Puhl, Fareway Meat Market, Meylor Chiropractic Acupuncture, Franklin Junior High, Back Country, Snookies, Happy DSM, and Beaverdale Eye. Beaverdale Farmers Market is a 501c3 non-profit, managed by an all-volunteer board of directors. Would you like to join as a volunteer on market days? To learn more, email us at info@beaverdalefarmersmarket.org or call 515-650-1652. See you June 6th!

NEW BASIC BIRD IN BEAVERDALE
 RESTAURANT TO MOVE INTO BUILDING OF FORMER RICE BOWL

A new restaurant is planned for Beaverdale in the building at 2607 Beaver Avenue, where the Rice Bowl was located for many decades. The Rice Bowl closed earlier this year following the death of one of its owners.

According to Facebook posts and a story in The Des Moines Register, the owner of Harbinger on Ingersoll plans to open a restaurant serving Korean fried chicken, called Basic Bird. Harbinger served Korean chicken as a carryout dish during the pandemic when indoor dining was banned. Owner Joe Tripp plans to open Basic Bird in 2023.

EUGENE BUCKMILLER MEMORIAL TREE
 REMEMBERING A NEIGHBORHOOD ICON,
 BNA IS ACCEPTING DONATIONS FOR A TREE

In November 2022, Beaverdale lost a neighborhood icon with Eugene Buckmiller's passing. Eugene and his family have lived in Beaverdale for 40 years. During that time, he spent countless years on the Beautification Committee, helping plant flowers, weeding flower beds, and performing his signature job of patrolling the Urbandale Avenue median on his tractor, picking up trash and sticks. Eugene also helped plant many of the memorial trees that have been planted in Beaverdale's public areas over the years.



Eugene was a jack of all trades. He could fix just about anything, and loved building the BNA floats for the Fall Festival parade. Eugene would help the morning of the parade in the staging area, and then when it was time for the BNA's float to enter the parade, he was off in his truck or tractor, leading the BNA float down the parade route. The largest float he built was the Beaverdale Birthday Cake for Beaverdale's 100-year celebration. On the Sundays following Beaverdale Fall Festival events, Eugene was there with the Beautification Committee and other Beaverdale volunteers to clear the event trash, before the businesses would open. Eugene also loved the BNA's Annual Easter Egg Hunt, and he would consistently help stake out the perimeters of Beaverdale Park, so the kids could storm their respective field areas. He was especially proud to be the official escort to the Easter Bunny!

For Eugene, volunteering in the community was a family event; his daughters still serve on the Fall Festival Committee and volunteer at the Easter Egg Hunt, and he and his wife, Donna, gave generously to the Beaverdale Streetscape Project. Besides volunteering for events, Eugene also served six years on the BNA Board. In 2016 the BNA nominated Eugene as the City of Des Moines' Volunteer of the Year. He beat out several other worthy nominees from other areas of town to win! Eugene's many talents, and his fun-loving sense of humor, will be forever missed. He has truly left our neighborhood a better place.

The BNA will plant a tree in Eugene's honor. If you would like to contribute to his memorial tree, make your check out to the BNA, and write Eugene Buckmiller tree in the memo line. Checks can be sent to: BNA, PO Box 30175, Des Moines, Iowa 50310.

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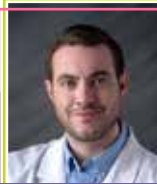
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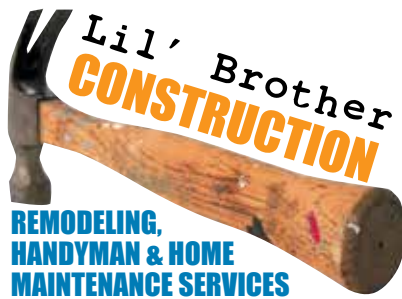
FIND US ONLINE

SAVE THE DATE! 2023 BEAVERDALE GARDEN WALK
 JOIN US JUNE 10TH FROM 9AM-3PM

Mark Your Calendars for the 2023 Beaverdale Garden Walk—Saturday, June 10, 2023! We are still recruiting gardens and volunteers to help us with this special event for the Beaverdale neighborhood. We have some commitments from both new gardens and gardens we visited in the past, and could use a few more. As we gardeners know well, gardens are always growing and evolving. And here in Beaverdale, many of us deal with deer, rabbits, heavy shade from mature trees, or even the sudden changes such as losing a beloved tree. Be ready to hear how our neighborhood gardeners deal with these common challenges. As winter transitions to spring, be on the lookout for one of our bookmarks to remind you to "Save the Date." And checkout the Beaverdale Garden Walk Facebook page with lots of photos from prior garden walks, as well as the BNA website. We are looking into making tickets available to purchase online as well as at several of our local Beaverdale businesses in June for \$10 each. More information will be available as time gets closer. All profits from this event have funded neighborhood projects. We will need volunteers for such things as event promotion, setting out signs, and checking in guests at the various gardens on the day of the walk to help make this event a success. Please contact Nancy Dunbar at dunbar.nancy@gmail.com or 515-710-9107 if you would like to help or consider your garden for the walk.



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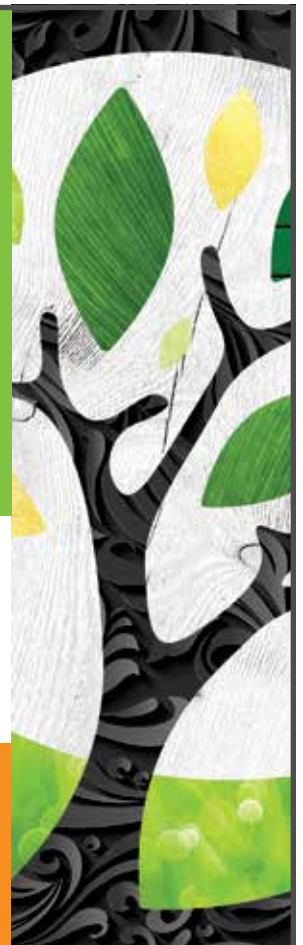
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FINANCIAL SUPPORT PROGRAMS PROVIDE FREE MONEY* TO IMPROVE HOMES

Great news! Beaverdale residents can now access three different programs, that provide financial support for home improvements. The available programs include Invest DSM, the City of Des Moines' Block Challenge Grants, and Neighborhood Finance Corp (NFC). There are no income restrictions on eligibility for these programs; however, for NFC, residents must go through a loan underwriting process. In addition, for all three programs, required permits must be pulled to obtain the matching financial support. None of these organizations will pay for work that has already been performed; so, it's important to talk with the organizations and successfully apply for/obtain their approval prior to beginning work. Each of these programs is a great way to obtain free money to help fund your home renovation or expansion projects. A brief description of each program, and where you can find additional information, follows.

Invest DSM provides home improvement grants to Beaverdale residents living in the area designated as the "Franklin Area." The boundaries of the Franklin Area are Hickman Rd. on the North, University Ave. on the South, and 41st and 48th Streets on the East and West (see purple on map).

While Invest DSM offers multiple programs (including one aimed specifically at rental properties), the two programs that Beaverdale residents are most likely to benefit from are the Block Challenge Grant program and the Homeowner Renovation program.

The **Block Challenge Grant** program provides matching grants for group projects that improve home exteriors. In order to be eligible for a Block Challenge Grant, residents must partner in groups that include at least 5 homes on a contiguous block. Invest DSM will match the value of each household's investment, dollar-for-dollar, up to a maximum of \$1,000. If residents can form a group of 10 or more participating homeowners on the block, the grant limit rises to \$2,500. The list of eligible projects is quite broad and even includes projects such as landscaping, but the focus is on home exteriors and increasing curb appeal. Applications are typically accepted, beginning in the spring. (The program began accepting applications on April 1, in 2022, but watch the Invest DSM website to determine when the enrollment window will open in 2023).

The **Homeowner Renovation Program** encourages projects that improve the curb appeal, functionality, and marketability of homes. Eligible projects can be interior, exterior, or home addition projects, and individual homeowners can apply (no need for group applications). Invest DSM provides financial support in the form of forgivable grants, and the level of financial support for an individual homeowner can far exceed the dollar amounts involved with the Block Challenge Grant program. Applications are accepted on a rolling basis throughout the year. Homeowners who are interested in applying should fill out an initial interest form online, outlining their planned improvements, and Invest DSM staff will contact residents to discuss their project and program eligibility within five business days.

For more information, visit Invest DSM at www.investdsm.org, or contact Invest DSM at info@InvestDSM.org or 515-221-8426.

The **City of Des Moines Block Challenge Grant** program is offered directly from the City of Des Moines and largely mirrors the Invest DSM Block Challenge Grant program. The City offers Block Challenge Grants to all residents who live outside of Invest DSM's eligibility areas; so, all of Beaverdale is covered—either through Invest DSM or through the City program. Like Invest DSM, teams of 5-9 homes are eligible for dollar-for-dollar matches up to \$1,000/household. If teams of 10-19 homes on a block participate, each household is eligible for dollar-for-dollar matches up to \$2,500/home. Team applications will be accepted beginning May 1, 2023. For more information, visit

www.dsm.city/departments/neighborhood_services/block_challenge_grant/ or contact BCGrant@dmgov.org or (515) 283-4775.

Neighborhood Finance Corp. NFC is a lending program that provides multiple loan programs for home improvement projects or to purchase/refinance homes in certain designated areas in Polk County. In addition to providing customers with repayable, market-rate loans (for Improvement/Expansion, Home Purchaser Refinancing) or low-or no-interest loans (for Exterior Repair or Energy Advantage), NFC will also add in a forgivable loan up to \$10,000 with no interest and no payments, forgiven over 5 years as long as you live in the home. The forgivable loan amount will range from 25-50% of costs, up to \$10,000. NFC covers most major home improvements, interior and exterior repairs.

Most Beaverdale households reside in designated NFC-eligibility area. (See highlighted in green on map.) The only exceptions are homes located north of Douglas Ave. and west of Beaver Ave. in the area formerly known as Meredith Neighborhood. Unlike the others, NFC programs can't be used on rental properties. Plus, only homeowners who own one home in the Polk County area are eligible to apply. Homeowners can use NFC financing along with Invest DSM programs or City of Des Moines Block Challenge Grants. For more information on Neighborhood Finance Corp. programs, visit www.neighborhoodfinance.org or contact VP of Lending, Terry Gearhart (MLS#4453), at tgearhart@neighborhoodfinance.org or 515-273-1365, or any NFC Loan Originator. NFC is a licensed mortgage lender #8943 and a Fair Housing Lender.

BNA Home Improvement Contractor Fair: To support residents in planning their projects, the BNA will sponsor a contractor fair on Tuesday, February 28, from 6-8pm, at the Northwest Community Center (5110 Franklin Avenue, Des Moines). This is a **Free Event** with approximately 20 professional contractors in attendance. Residents can plan their home improvement projects in advance and then meet with contractors that night to obtain information, ask questions, and schedule to obtain quotes. We will also have people on hand to answer questions about Invest DSM, the Block Challenge Grants, and NFC programs.



*Free Money can mean that the funds are a grant, a forgivable loan or a deferred loan. Please speak with each organization to learn more about their specific programs."



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BOOVERDALE WAS A BIG HIT!

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24 Beaverdale businesses participated in the inaugural Booverdale on October 27th. Neighborhood kids were treated to a mouth savoring selection of treats from many businesses in addition to an incredible themed photo booth at The American Real Estate Company, temporary tattoos at Creative Images, haunted campsite feel boxes at BackCountry and so much more. A good time was had by all as some of our favorite businesses even had some delicious beverages for Moms and Dads... Show your thanks to Beaverdale businesses by shopping local!

SCOOTERS COFFEE SHOP IS NOW OPEN!



A 14-year-long eyesore is no more. The corner of Beaver and Douglas looks much better now that a new Scooters coffee shop has opened. The area had been the location of an abandoned and boarded-up gas station for 14 years. Property owner John Knapp has leased the property to Scooters, a drive-through coffee shop. And, at the request of city planners and Beaverdale neighbors, the building also has a walk-up window. Scooters offers coffee, smoothies, bagel sandwiches, egg & cheese biscuit sandwiches, burritos, cinnamon rolls, cookies and muffins.

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BEAVERDALE PARK RENOVATION PLANNED FUNDRAISING PHASE IS UNDERWAY

Fundraising is under way for the renovation of Beaverdale Park, located at 34th & Adams Ave. The BNA has asked the city to include the project in its next budget, but it's not known if that will happen. Separately, a private group of volunteers is raising money to pay for signature playground equipment and installation. The group will be seeking grants as well as individual donations. Donations can be made through the Friends of Des Moines Parks website, friendsofdesmoinesparks.org/donate. Be sure to specify your donation is for Beaverdale Park by clicking on the down arrow. There is strong interest in the redevelopment plans. A city parks department survey of residents garnered more than 600 responses. The Master Plan includes opening wooded areas through forest restoration, natural walking trails, an outdoor classroom area, and improved access to the Inter-Urban trail that adjoins the park border.