

The Mid-Fairfield Record—

Volume 1, Issue 4

April, 2009

MFCAR MEETING General Membership

**Wednesday, April 29, 2009
Green Meeting**

**8:30am Registration
THE RED BARN, Westport, CT**

SPEAKERS:

Amey Marrella

Deputy Commissioner, CT-DEP

Michael Trolle

BPC Green Builders, Georgetown-CT

RSVP Deadline 4/27/09

Details and flyer on website:

www.mfcar.com

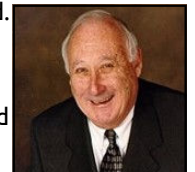
President's Letter

Hi Everyone!

SPRING INTO GREEN! Our General Meeting on **April 29** pertains to green and our environment. We are enthused about our speakers - *Deputy Commissioner from the DEP* **Amey W. Marrella** and **Michael Trolle** of *BPC Green Builders*. Ms. Marrella oversees our air, waste and water pollution programs. Mr. Trolle will be discussing residential building science and green building strategies. It will be a very interesting meeting so please make your reservations ASAP as seating is limited. **SEE YOU THERE!**

The letter below was written by one of our agents and has been reproduced in its entirety for you from:
WestportNow.com

- Stu Svirsky



Stuart Svirsky-
MFCAR Board President 2008-09

REALTOR® DAY at the Capitol 2009

**Elizabeth Bosciano
Linda Cappello
Nancy Costello
Bernardine
DiVecchio
Annette Fiorenza
Anne Forland
Patricia Frank
Diana Heisinger
Eileen Hill
Linda Johnson
Donna Karnes
Donna Katz
Vickie Kelley
Gerald Laurita
Mary Ann Laurita
Anne Oliver
Marion Palcsik
Robert Palcsik**

**Wendye Pardue
Michael Pavlicin
Patricia Pisaretz
Joan Prackup
Debbie Rehr
Barbara Schmerzler
Cheryl Scott-Daniels
Stuart Svirsky
Paul Thury
Joseph Visciglia
Adelaide Waring
Mindy Wolkstein**

MFCAR would like to thank the following REALTORS® for supporting this special day in Hartford.



To the Editor:

This is not your run-of-the-mill letter to the editor. In fact, I've never written anything quite like this. This letter is about my husband's cousin, Anthony Giunta. He is a retired Westport detective and in dire need of a new kidney. He's no stranger to the citizens of Westport and surrounding areas. This is because Tony, a.k.a. Chip, spent the greater part of his life serving the needs of Westport citizens and dedicating his life to helping others. In fact, he's so out of his comfort zone in asking for help, it took me months to convince him to let me write this letter.

As a longtime police officer on the Westport force, he tirelessly helped citizens by investigating and solving all types of cases from petty thievery to serious crimes. In fact, no case was too small to receive his undivided attention. Speaking from personal experience, when my debit card was stolen in Westport by a worker from a flooring company several years back, I thought this relatively minor case would never get attention. Chip investigated this offense, caught the thief and was able to bring the man to justice in less than one week.

So after nearly 35 years of dedicated service, he took retirement in the hopes of enjoying the next phase of life working on his tan in Florida. Instead, he learned that his kidneys are failing and he wouldn't be going anywhere - except for kidney dialysis.

So please, if you know of someone who can help Chip by donating a life-saving kidney, he and his family would be eternally grateful. Any potential donors wishing to donate a kidney in Chip's name (Anthony Giunta) should contact the Transplant Coordinator at Yale New Haven Hospital, Joyce Albert. Her telephone number is (203) 688-8373.

Thank you very much." Lou Ann Giunta—Westport



In This Issue:

- President's Letter
- Market Trends & Statistics
- Calendar
- Carol's News
- REALTOR® Day at Capitol—Thank You
- Notice of next G.M. Meeting
- New Members

mid-fairfield
county
association
of
REALTORS®

Carol's News

- **“RIGHT TOOLS, RIGHT NOW!”**, a new *National Association of REALTORS®* program, offers members over 300 products, publications and services for free or at cost. You can easily take advantage of the timely tools, tips and strategies you and your business need. Get these valuable products and resources right now at www.realtor.org/RightTools.
- **SMART MOVE!** - \$8,000 Tax Credit for First-Time Homebuyers! CAR is running television, radio, print and bus ads in an effort to stimulate the real estate market. The ads point out that it is a “smart move” to buy now while interest rates are low, prices have reduced and there is the availability of a tax credit for the first time buyers. Visit www.ctrealtor.com for details.
- **2009 GATES SCHOLARSHIP Application deadline is May 15th**. The scholarship is awarded to children or stepchildren (high school seniors, currently enrolled in college or attending graduate school) of Connecticut REALTORS®. Past-year awards have ranged from \$500 to \$2,500. Visit www.ctrealtor.com and look under “Special Programs” for application details. If you contribute to the “voluntary fee for The Gates Scholarship” on your yearly MFCAR bill, you are helping to support this worthy program.

This information has been compiled for your use from local, state and national sources by MFCAR, your local board association, to help you continue to be a successful REALTOR®.

- Carol Heins



Carol Heins-
MFCAR A. E.

CALENDAR

April

- 17 **BOD Meeting:** 9am @ Board
- 22 **CMLS Training:** 10am @ Board
- 23 **Green Designation Elective Course**
9am @ Board
- 27 **CTMLS Training** 10am @ Board
- 29 **GM Meeting:**
8:30am @ Red Barn—Wsp.

May

- 1 **New Member Orientation** @ Board
- 11-16 **NAR Mid-Year Meetings**
Washington DC
- 22 **BOD Meeting:** 9am @ Board
- 25 **Memorial Day:** Office closed

New Members-March:

Jerry Brown; Cristiane Cacace; Linda Couturas; Pamela Foarde; Sam Gabe; Jane Huang; John Kachulis; Elizabeth Kimberly; Stephanie Lemke; Sue Maher-Drury; Andrew Romero; Cathy Ryan; Andreas Senie; Kelly Straniti

MARKET TRENDS

The Following are statistics taken from CMLS records for Single Family properties currently listed as:

CTS (on April 15, 2009)
PENDING (from Mar 18—Apr 15, 2009)

These figures were compiled for the towns of Norwalk, Weston, Westport, Wilton and Fairfield.

Norwalk	Population: 84,925 approx.
Weston	Population: 10,000 approx.
Westport	Population: 28,000 approx.
Wilton	Population: 18,000 approx.
Fairfield	Population: 57,861 approx.

CTS Listings: Single Family Homes

For April 15

Norwalk	27	avg. mkt. time	88
Weston	8	avg. mkt. time	222
Westport	9	avg. mkt. time	72
Wilton	13	avg. mkt. time	93
Fairfield	37	avg. mkt. time	88

Pending Listings: Single Family Homes

For Mar 18 through Apr 15

Norwalk	26	avg. mkt. time	124
Weston	4	avg. mkt. time	78
Westport	14	avg. mkt. time	96
Wilton	6	avg. mkt. time	72
Fairfield	17	avg. mkt. time	90

HOUSING STATISTICS

According to the CMLS, the average price for Houses & Condo's SOLD

Town	Property Type	Jan - Mar '09		Jan - Mar '08	
		Units	Avg. Price	Units	Avg. Price
Norwalk	Single Family	68	636,643	65	632,483
	Condominium	41	268,201	68	310,898
Weston	Single Family	9	831,056	16	1,318,031
Westport	Single Family	28	1,457,906	47	1,748,447
	Condominium	2	481,068	1	350,000
Wilton	Single Family	14	812,857	26	1,067,231
	Condominium	1	750,000	3	440,333
Fairfield	Single Family	65	706,150	107	712,358
	Condominium	15	437,600	18	427,306