

Park Avenue Neighborhood
Park Avenue is a member of
SCAN: (Sweeten Creek Association of Neighborhoods)

Description & History	Park Avenue Strengths	Park Avenue. Challenges
<p>Park Avenue Subdivision is located on the western slope of Busbee Mountain between Gerber Road and the Blue Ridge Parkway. The main access road, Park Avenue, meanders east toward the mountain for several blocks before zigzagging up the mountain to another neighborhood, The Views. Several streets run off of Park Avenue, all quiet cul de sacs. Our neighbors to the north: Ballentree. Our neighbors to the south: Givens Estates.</p> <p>Development of Park Avenue began in 1989—with the last property built three years ago. Residences include 67 Patio homes, (mostly 3 bedroom, 2 bath) 12 (2-4 bedroom) condos and 13 (2-4 bedroom) single family townhomes on the ridge with beautiful views.</p>	<p>Strong, active Home Owners Association and Board. Neighbors take pride in their properties. Lawns, landscaping and public areas are well maintained.</p> <p>Neighborhood pool, tennis court, playground and clubhouse offer various activities for Park Avenue residences.</p> <p>Diverse group of young families, singles, couples and seniors that respect and welcome each other with friendship and a sense of community. Bi-monthly “TGIFs” open to all to enjoy food, drink and conviviality.</p> <p>Park Avenue is a friendly, quiet community with solid covenants that have helped keep property appearances at their best so that when families move in, they can depend on the reason they moved to Park Avenue in the first place.</p>	<p>Develop Sweeten Creek into a parkway that makes entrance and egress safer for Park Ave. residents.</p> <p>Work for the building of sidewalks and bike trails on Sweeten Creek that make it possible for people to get to local stores and restaurants without adding to automobile congestion.</p> <p>Build a stronger working relationship with the city council, county and state agencies that can be positive to the well-being of Park Avenue residents.</p> <p>Limit the expansion of additional commercial or industrial development along the Sweeten Creek Corridor.</p> <p>Eliminate the closed businesses across from the entrance of Park Avenue that may be holding property values down.</p>

Park Avenue Goals and Vision for the Future:

1. We would like to see a widened Sweeten Creek positioned as far to the west as is possible in order to preserve as much of our entrance structures and residents’ properties as possible.
2. We accept the concept of 5 lanes with a bike lane or lanes. Sidewalks are not high on our priority list unless mandated by the city which they may be.
3. A two lane traffic circle at Mills Gap intersection should be a must to expedite traffic.

Park Avenue Neighborhood (continued)

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