

Citizens Coordinating Committee on Friendship Heights

Minutes of the Meeting of June 15, 2016:

Next Meeting: July 20, 2016

ATTENDEES:

Brookdale	Bob Cope
Chevy Chase West	Lloyd Guerci, Naomi Spinrad
Chevy Chase Village	
Drummond	
Glen Echo Heights	Harry Pfohl
Green Acres-Glen Cove	Danuta Wilson
Kenwood (the subdivision)	Jenny Sue Dunner, Pat Johnson
Kenwood House Coop	Jean Iker, Judy Throckmorton, Judy Newman
Kenwood Condominium	Sue Schumacher
Kenwood Place Condo	
Mohican Hills Comm. Ass.	Dick Fiddleman
Somerset	Marnie Shaul, Jack Frink
Springfield	Pete Salinger, Phyllis Edelman
Sumner	Jennifer O'Keefe
Sumner Village Condo	
Westmoreland Hills	
Westbard Mews	Lynne Battle
Westwood Mews	Frank Anderson
Wood Acres	Eric Fedowitz
Individual Members	Norman Knopf

Guests: Julie Davis (Somerset House II Condo Assoc.), Melanie White (Friendship Hgts), Mike Dorsey (Friendship Hgts.)

Mr. Guerci called the meeting to order at 8:00 pm. The Agenda for the Meeting was approved as amended to include discussion of the Bethesda Downtown Plan. The Minutes of the Meeting of May 18, 2016 were approved.

BETHESDA DOWNTOWN: Ms. Spinrad

Citizens Coordinating Committee on Friendship Heights

The proposal includes creation of a CR floating zone with 70 foot heights and 1.5 FAR. The fire station may apply to be covered by this floating zone, but until then, its zoning will remain R-10, 35 feet in height.

The current draft Bethesda Plan would include 32.4 million square feet (currently there are 23.4 sq. ft.), but 4 million sq. ft. remain under the current zoning. The new 4 million sq. ft. would be part of the Bethesda Overlay Zone (BOZ). With this BOZ, the added density would be part of the appendix to the plan and would not be mapped, effectively creating a first come/first served situation for developers wishing more density. The draft includes the requirement of 15% MPDUs, but continues to suggest incentives available for the additional 2.5% MPDUs over the previously required 12.5%, continuing the inconsistency between a requirement and incentives.

The Coalition of Bethesda Area Residents (CBAR) is active particularly in attempting to protect the edges. The Plan is expected to go to the Council in October.

WESTBARD: Mr. Guerci

Mr. Guerci spoke with Robert Kronenberg to share CCCFH concerns about the draft sketch plan made public by Equity One including the absence of adequate green space and Equity One's omission of the Willet Branch as an amenity/public benefit. The Planning Board is expected to begin hearing residents' concerns later in June or early July and Mr. Guerci will get a meeting scheduled for CCCFH to express its concerns.

The impending map amendment process was discussed. A question was raised on how Equity One could have submitted its sketch plan application before the map amendment process has been completed. Members concerned about the edges of Westbard should pay particular attention to the map amendment process to ensure that it accurately reflects the Council's decisions set forth in the Sector Plan's resolution. It was suggested that the map amendment (with text amendments) would take place in September.

Citizens Coordinating Committee on Friendship Heights

There will be a meeting on July 11 at 2:00 between the PHED Committee and the Parks Department to discuss funding and phasing of the Willet Branch Greenway Park. Equity One contends that the Willet Branch is in the hands of the Parks Department and that the realignment of Westbard Avenue is in the hands of the Department of Transportation.

Equity One has definitely signed a lease with Giant and there is rumor that it has also signed a lease with Room and Board.

CCCFH WEBSITE: Ms. O'Keefe

There is now a website up and running but still not accessible to the public as efforts to create the content are still underway. Each member community should forward a photo of its neighborhood to make the site more attractive. The ideas of doing a blog after each meeting and of including names of delegates were discussed.

It was moved, seconded and approved that Jennifer O'Keefe be reimbursed \$101.95 for the costs incurred in setting up the website.

SUBDIVISION STAGING POLICY: Mr. Pfohl

As approved by the Executive Committee, Mr. Pfohl submitted comments to the Council concerning the education portion of the proposed subdivision staging policy and Mr. Guerici submitted comments on the transportation portion of the proposal.

WISCONSIN PLACE: Mr. Knopf

Requests for a plan amendment have been submitted to allow outdoor seating in the Plaza between Bloomingdales and Wisconsin Avenue to allow restaurants to open. Friendship Heights will be supporting this and CCCFH saw no need to oppose it.

WASHINGTON EPISCOPAL SCHOOL (WES): Mr. Knopf

Citizens Coordinating Committee on Friendship Heights

WES requested an extension of the “final” deadline of June 2 which was granted until 9/29 or 10/6 (allegedly the “last” extension) for the school to complete their traffic study to determine whether a traffic light should be installed at Landy Lane. The study was meant to be conducted with gates open. The State Highway Administration decided not to install a light. Councilmember Berliner reportedly is furious. The issue is not resolved.

It was moved, seconded and approved that CCCFH pay \$1500 of the traffic expert’s second bill, with the desire that Kenwood and Kenwood House would take care of the remaining \$1500 billed.

TREASURER’S REPORT: Ms Schumacher

The report was received. Annual dues have now been collected from Sumner, Chevy Chase West, Town of Somerset, Glen Echo Heights, Chevy Chase Village, Green Acres/Glen Cove, Kenwood (the subdivision), and the Kenwood Condominium.

MONTGOMERY COUNTY CIVIC FEDERATION: Ms Schumacher

The June meeting was its last until September. Issues the membership wants addressed in the fall were discussed.

The meeting was adjourned at 9:22 pm.