



VILLAGE OF NORTH CHEVY CHASE: MONTHLY NEWSLETTER SEPTEMBER 2024

SEPTEMBER VILLAGE MEETING

September 17, 2024 – 7:30pm – Hybrid platform (Zoom instructions will be sent to the Village’s email list) *Approval of July Minutes *Treasurer’s Reports *Permits *Streetlighting *Trees

more please go to the Village website at northchevyCHASE.org and find the link to Compost Crew under the Services tab. You may also contact the Village Manager for more information at nccinfo@northchevyCHASE.org or #301.654.7084.

CALENDAR (2024)

Sept 2: Labor Day
Sept 12: Curbside Donation, Clothing Donation Nation
Sept 13: Curbside Donation, Furniture/Non-Clothing Items Donation Nation
Sept 14: Bulk Trash Pick Up
Sept 17: Village Council Meeting 7:30pm (hybrid)
Sept 28: National Good Neighbor Day
Oct 1: Village Leaf Collection to begin
Oct 15: Village Council Meeting 7:30pm (hybrid)

Resident Directory: The Village would very much like to have a complete and updated Resident Directory. Please take a moment now to provide your information to the Village Manager at nccinfo@northchevyCHASE.org or #301.654.7084.

Services Offered: Fall is approaching with winter just around the corner and Village management is looking to re-establish a list for residents’ referral on our website. This would

VILLAGE-SPECIFIC NOTICES

Holiday Sanitation Schedule:

- Monday, September 2 – no yard waste pick-up
- Tuesday, September 3 – both yard and trash pick-up; no compost pick-up
- Wednesday, September 4 – recycling and compost pick-up
- Friday, September 6 – trash collection

Composting: Interested residents are still able to sign-up for the free Village service with Compost Crew. The one-year pilot program began on July 1 and currently we have 61 Village households are participating. To learn

VILLAGE COUNCIL

Chair: Adrian Andreassi with chair@northchevyCHASE.org
Vice Chair: Brian Hoffner vicechair@northchevyCHASE.org
Secretary: Maury Mechanick secretary@northchevyCHASE.org
Treasurer: Olga Joos treasurer@northchevyCHASE.org
Member: Jon Macy member@northchevyCHASE.org
Manager: Susan Theis nccinfo@northchevyCHASE.org
Fire Board Representatives:
Dave Albinson, Abby Morris, Guim Barbour
Village of North Chevy Chase
PO Box 15887, Chevy Chase, MD 20815
Mobile: 301-654-7084
TDD (MD Relay Service): 1-800-735-2258
Website: www.northchevyCHASE.org

include leaf raking, snow shoveling, pet sitters, baby sitters, lawn mowing, plant watering, etc. If you or a family member are interested in offering your services to Village residents, please contact the Village Manager at nccinfo@northchevychase.org or #301.654.7084 as we update and revive this neighborhood opportunity.

Donation Prior to Bulk Trash Pick Up:

Donation Nation will be coming through the Village prior to the Saturday, **September 14** bulk trash pickup, as noted on the calendar. Donation Nation accepts furniture and appliances, household items such as dishes and glassware (they ask that those items be boxed up and not mildewy or significantly stained) and office furniture and furnishings such as chairs, computers, copy machines, filing cabinets, desks and more. They also accept clothing but request that it be placed in a bag and labeled for Donation Nation. Pick up of bagged clothing curbside will be on Thursday, **September 12** and non-clothing and furniture will be picked up on Friday, **September 13**.

Please only put out items scheduled for pick up that day. No specific timeframe is scheduled both days - the Village was informed that trucks will be in the area throughout the day. Additional information on the organization can be found at: <https://www.donationnationusa.org>

Bulk Trash: Bulk trash pickup is scheduled for **Saturday, September 14**. Items must be at curbside by 7am. Our contractor uses different trucks to haul different items, so certain items may be removed before others. Included items: Washing machines, dryers, stoves, hot water heaters, other major appliances, furniture/parts of furniture, large toys, bicycles, swing sets, bath tubs, sinks, toilets, do-it-yourself amounts of earth, sand, gravel, demolition debris and construction waste, parts of automobiles, but not fleet tires. Excluded: Large tree stumps, poisons, acids, caustics, explosives, oil or other flammable liquids, motor vehicles and parts such as batteries, tires, bricks, general construction material, iron pipe over 10 ft long, large rocks, wood piles, large tree limbs, dead animals, human or animal feces and ammunition.

Permit Reminders: Fall is a great time to refresh your home and yard, but before you begin any exterior improvement project, please contact the Village office for information and to determine what permits may be required. There are County and Village building regulations that may apply.

For additional information, please visit the Village website (northchevychase.org), or contact the Village Manager at nccinfo@northchevychase.org or #301.654.7084 to verify any requirements.

“Petiquette”: Please see below for helpful reminders for pet owners. Not every homeowner is a pet owner, so please be a responsible pet owner and be respectful of private property. Avoiding private property is the best way to be a courteous neighbor.

- **Keep your pet on a leash** (and if you have an outdoor cat, please be sensitive to neighbors regarding your pet's waste). Also, for our flying friends and small mammals please consider bellling your cat.
- **Do not allow your pet to wander onto other resident's property.**
- **If your pet has to go, make sure it does so on common areas**, like the curb grass closest to the street. Do not venture into homeowner's yards.
- **Pet urine kills plants and flowers.** Please be mindful of the community landscaping and your neighbors landscaping.
- **Keep our common areas clean**, by picking up pet waste and disposing it in your trash can at your home or in Village trash receptacles.
- **Please note:** that the Village fine for not properly disposing of pet waste is \$100 for the first offense and \$500 for subsequent offenses.

These concerns apply not only to dogs but also to cats that are allowed to roam freely outdoors, including onto other residential properties. All pets, including cats, are prohibited from entering private property without the property owner's consent, nor are they permitted to defecate on property outside the owner's property. Free roaming cats can pose a

number of health and safety risks to the rest of the Village community, and cat owners need to be cognizant of this.

Leaf Collection:

Village Leaf Collection will begin **October 1** and continue weekly through **December 31**. Please note that leaves are to be placed curbside and made accessible for leaf pick up by truck. Please also note that sticks, trash, rocks and other debris will not be collected and leaves should not be shredded. The contractor will also be removing leaves from the two diverters along Montgomery Avenue at Stewart and Kenilworth, over the storm drains, and at the three bus stops along Kensington Parkway.

GENERAL INTEREST

School is in Session – Always Stop for School Buses

Be sure to always stop for school buses when their lights are flashing red and their stop arms are extended. Violators will get a ticket with a penalty of up to a \$250 fine.

Maryland State Police and the Maryland Center for School Safety remind motorists to stop for school buses.

- Pay attention when driving, especially in school zones and during times of day when school buses are typically on routes.
- Stop when a bus stops. It is illegal to pass a school bus with its red lights flashing.
- Prepare to stop when the school bus is flashing its yellow lights **and** be cautious of students beginning to move toward the bus during these times.
- Students of all ages are unpredictable. Therefore, prepare for the unexpected and maintain a safe distance from school buses at all times.

County Council and Montgomery Planning to Host Community Listening Sessions on Planning Board Recommendations to Help Address the County's Housing Crisis

Montgomery County Council President Andrew Friedson and Montgomery Planning Director Jason K. Sartori invite community members to attend five in-person and one virtual listening

sessions on the Attainable Housing Strategies initiative, a set of potential zoning modifications.

The modifications would allow property owners to have the option to build a wider range of housing types in areas of the County that for decades have only allowed one single-family detached home per lot.

The purpose of the listening sessions is to collect feedback on the Planning Board recommendations, which will be shared with all Councilmembers as part of a deliberative review process. The sessions, hosted by Council President Friedson, chair of the PHP Committee, and Planning Department Director Sartori will be held in each of the County's five regional service areas, followed by a virtual meeting.

The listening sessions are scheduled on:

- Wednesday, **September 11**, from 7 to 9pm at the Silver Spring Recreation and Aquatic Center (1319 Apple Ave., Silver Spring)
- Thursday, **September 12**, from 7 to 9pm at the Wheaton Community Recreation Center (11701 Georgia Ave., Wheaton)
- Tuesday, **September 17**, from 7 to 9pm at the White Oak Community Recreation Center (1700 April Lane, Silver Spring)
- Monday, **September 23**, from 7 to 9pm at the Germantown Community Center (18905 Kingsview Road, Germantown)
- Wednesday, **September 25**, from 7 to 9pm at the Bethesda-Chevy Chase Regional Services Center (4805 Edgemoor Lane, Bethesda – Wisconsin Room)
- Wednesday, **October 2**, virtual on Zoom 12-1:30pm.

To sign up to attend a Listening Session go to <https://mcgmd.wufoo.com/forms/z1x6zubk1qub83c/>

The Council is also inviting residents to provide additional feedback on the Attainable Housing Strategies initiative by going to this website: <https://mcgmd.wufoo.com/forms/z823ui90z2ksvq/>.

Tenant Fire Safety and Notification legislation enacted

Montgomery County Executive Marc Elrich signed into law the Tenant Fire Safety and Notification Bill (Bill 7-24) that the County Council passed on July 16. The measure requires landlords to notify tenants clearly and rapidly during emergencies, as well as about fire safety, insurance and building maintenance issues.

Under the new law, residential leases must clearly state whether the building has automatic sprinkler systems, inform tenants of emergency plans, and whether the lease insures tenant possessions in the event of loss or damage due to fire, smoke or water.

The new law also requires 24-hour availability of a building representative, notification to tenants of any disruption of essential services, and landlord-proposed emergency safety plans for each multifamily building that are approved by the county's Department of Permitting Services.

Bill 11-24, Finance - Economic Development Fund - Make Office Vacancy Extinct (MOVE) Grant Program

This legislation would create a business incentive grant program under the Economic Development Fund to support eligible businesses with the rental costs of locating, relocating or expanding office space in the County. Additionally, the bill would codify incentives for new businesses relocating to the County currently provided under the MOVE Program, provide incentives to new and existing businesses expanding operations in the County and set eligibility criteria for how businesses qualify for the program incentives.

Relief from noisy mufflers may be on the horizon

Two members of the Montgomery County Council have introduced Bill 14-24 to establish a pilot program aimed at reducing excessive vehicular noise and help enforce existing state exhaust noise laws. Under Maryland law, vehicles may not exceed a sound limit of 80 decibels.

Under the pilot program, the Montgomery County Police Department would deploy three noise abatement monitoring systems ("noise cameras") around the county that are equipped with microphones that can identify noises exceeding a certain threshold. When a volume is detected at least five decibels above the standard set by state law, the noise camera captures a video of the vehicle causing the noise for identification.

The County Council has scheduled a hearing on Bill 14-24 for **September 17** at 1:30pm. The deadline to sign up to testify is **September 16** at 2pm. For information on how to sign up go to <https://www.montgomerycountymd.gov/council/calendar.html>.

County unveils AI action plan to enhance public services

The Montgomery County Government has published its Artificial Intelligence Action Plan, a strategy designed to use artificial intelligence (AI) to deliver new and enhanced services to county residents.

As part of the initiative, the county's 311 customer service center launched the AI-powered assistant, Monty 2.0. The newly upgraded chatbot can answer non-emergency questions and provide information on county services to residents in dozens of languages. The Monty chatbot is available only on the 311 website.

Residents are encouraged to read the AI Action Plan (link above) Action Plan, which is available on the County's website at <https://www.montgomerycountymd.gov/OPI/ai-action-plan.html> and provide feedback on how to improve AI-enabled county services.

Montgomery County Department of Transportation Ride On Trip Planner App Marks One Year, One Million Trips Planned

The Montgomery County Department of Transportation's (MCDOT) Ride On Trip Planner is celebrating one year, and more than one million public transit trips planned with the popular app.

Ride On Trip Planner allows for trip planning across multiple modes including Montgomery County Ride On buses, Metrorail and Metrobuses, electric scooters and Bikeshare.

Additionally, the app gives live reports on wait times and ridership levels for Ride On buses through a crowdsourcing information feature. Through the app, residents can compare routes, estimated travel times and cost comparisons for suggested routes. It also provides features to guide riders along their chosen route, including “first mile, last mile” directions to a selected bus stop and sending push notifications to their mobile device when it is time to exit the bus.

Learn more about the [Ride On Trip Planner](#) or download the app from the [Google Play](#) or [Apple app](#) store. A [web-based version](#) of the app also is available.

Additional information is available at rideonbus.com, and for information on MCDOT programs and services visit montgomerycountymd.gov/mcdot.

Nation’s Largest Renewable Energy Powered Zero-Emission Bus Depot to Open in Montgomery County in 2025

Construction has started on Maryland’s David F. Bone Equipment Maintenance and Transit Operation Center (EMTOC), an integrated microgrid infrastructure project that will be the largest renewable energy-powered transit depot microgrid in the U.S., as well as the first on the East Coast to produce sustainable hydrogen energy on-site.

Montgomery County’s EMTOC is a major depot within Ride On Montgomery’s network and the fifth largest county-owned energy consumer. By 2035, EMTOC is projected to accommodate 200 zero-emissions buses, mostly hydrogen fuel cell electric buses (FCEBs). It will feature electric bus charging and on-site hydrogen production powered by solar and battery energy storage.

Construction is expected to be completed by the end of 2025, when the system will begin sending renewable energy back to the grid and powering zero-emissions buses. The existing

EMTOC depot will remain fully operational throughout its construction process, with no impact on transit services.

MCPD Launches Security Camera-Sharing Program

Montgomery County police Chief of Police Marc Yamada recently announced the launch of MoCoConnect, the police department’s security camera-sharing program to help keep the community safe.

MoCoConnect enables residents to register their home security cameras with the police department. Residents who complete the registration form agree to let the department contact them in the event of a nearby crime or other emergency. Registering your camera does not allow the Montgomery County Police Department access to your live video stream. It only enables investigators to know a camera is present at your location and easily request video evidence should an incident occur.

There is no charge to register your security camera and only requires the completion of a short online form. To integrate cameras, there is an associated cost. However, there may be assistance available, depending on the nature of the site and location.

For more information, visit www.mococonnect.org or contact the Violent Crime Information Center at VCIC@Montgomerycountymd.gov.

Residents urgently needed to serve as election poll workers

The November presidential election is fast approaching, and as always, the Montgomery County Board of Elections needs election workers to staff voting locations around the county. Poll workers receive a modest stipend for their service.

Montgomery County needs poll workers fluent in multiple languages, especially those who are bilingual in English and Spanish. To serve as a poll worker, you must be a registered voter in Maryland, proficient in English, and not hold or be a candidate for public or party office. Election workers cannot serve as campaign managers or treasurers for any campaign finance entity.

Students aged 16 or older can register and serve as poll workers if they meet all Maryland registration qualifications. They can choose Student Service Learning (SSL) credits instead of the stipend.

To apply by phone, text SERVE to 77788, or visit the Montgomery County Board of Elections website at www.777vote.org, select the "Election Workers" tab, then select the "Getting Started" tab."

Flood Safety and Storm Preparedness

For information on flood safety, visit the Montgomery County Flooding Information website

(<https://www.montgomerycountymd.gov/floodinfo/roads/>).

To stay informed during a severe weather event, major crisis or other type of emergency, sign up for the County's "Alert Montgomery" emergency warning system.

(<https://www.montgomerycountymd.gov/OEMHS/AlertMontgomery/index.html>)

If you see a tree or debris blocking a roadway or sidewalk or street/signal outages, report them at MCDOT's Get It Fixed website (<https://www.montgomerycountymd.gov/DOT/get-it-fixed.html>)

or call [MC311](tel:311) at 311 or 240-777-0311.

Celebrate Good Neighbors on National Good Neighbor Day!

This was proclaimed an official holiday by President Jimmy Carter in 1978 and since 2003, has been celebrated each year on **September 28**. National Good Neighbor Day celebrates value of connecting with our neighbors and creating strong, healthy communities.

HIGHLIGHTS FROM JULY COUNCIL MEETING (*Official minutes will be posted to the website*)

Secretary's Report for June 2024 Council Annual Meeting (Mechanick) – Approved.

Treasurer's Report for June 2024 (Joos) – Results for June 2024 included income of \$64,542.27, and operating expenses of

\$29,587.27 (including waste removal, street lighting, landscaping and lawn mowing, trees, wages and taxes, professional fees, membership and dues, office and communication, and miscellaneous). Current fiscal year to date revenues through June 2024 came to \$548,037.28 and current fiscal year to date operating expenses came to \$318,290.92. No capital expenditures were incurred during June 2024 and none have been incurred for FY 2024.

Attainable Housing Presentation

Ben Berbert and other representatives from Montgomery County planning staff made a presentation about the attainable housing strategies that are currently under review by the Montgomery County Council, including potential impacts on the Village of North Chevy Chase.

The strategies are intended to allow for modifying existing zoning requirements to allow for more diverse types of housing other than single family zoned housing, and include a number of different policy proposals as described below:

(a) one labeled as **small scale** addressing single family zoned neighborhoods, and which would allow for construction of duplexes, triplexes and quadplexes);

(b) one creating a **Priority Housing District (PHD)**, which would, within a one mile radius from Metro Red Line, Purple Line and MARC rail stations as well as 500 feet from a Thrive Montgomery 2050 designated growth corridor (such as Connecticut Avenue) allow for reduced parking standards and construction of additional unit types (unspecified);

(c) one labeled as **medium scale** which would be within 500 feet of a Thrive Montgomery 2050 identified Growth Corridor, and which would allow for construction of townhouses, small apartment buildings, and stacked flats; and

(d) one labeled as **Attainable Housing Optional Method (AHOM)**, which would also apply to areas within 500 feet of a Thrive Montgomery 2050 Growth Corridor that are recommended for a Residential Floating Zone through a Master Plan.

These strategies are currently under review by the Montgomery County Council, having previously been endorsed by the Montgomery County Planning Board, and are expected to result over the next several months in adoption of n major revisions to existing zoning requirements for R-60 and R-90 zones (which are the two residential housing zones currently applicable to all current Village residences).

Portions or in some cases the entirety of the Village of North Chevy Chase appear to fall within each of these four policy proposals, creating a patchwork situation in terms of how the Village would be affected. Based upon responses to questions raised during the meeting by Village residents, it appears as though a number of potential concerns have yet to be addressed, including the potential impact on existing infrastructure, both schools and utilities (water and electrical, with no coordination with or other involvement to date by either WSSC or PEPCO); the potential impact on sense of community if significant properties in the future are owned and operated by management companies instead of local residents; and the potential impact on local governance oversight and authority when a single municipality, such as the Village of North Chevy Chase, is confronted with multiple and potentially inconsistent housing zoning policies being made applicable within the boundaries of that municipality.

Action Items:

Resolution to Adopt Montgomery County Hazard Mitigation Plan 2024 – The Council approved a resolution to adopt as the Village Hazard Mitigation Plan the 2024 Hazard Mitigation Plan previously adopted by Montgomery County.

Village Street Lighting –The Village Council has formulated, in consultation with the Village’s outside consultant (Scott Watson), a provisional plan for the installation of between 23-26 pedestrian pole mounted street lights to be placed along Kensington Parkway, the expenses for which would be covered, to the extent of funds availability, by the ARPA funds that the Village has received from the federal government. In all but three instances, the

location of the poles and attached lighting fixtures would be in existing bump-outs along Kensington Parkway, although in three specific locations an existing bump-out would need to be expanded or a new bump-out created, which would have the effect of reducing the size of but not eliminating three of the current existing designated parking areas along Kensington Parkway. The next step is to continue review of potential poles and lighting fixtures capable of accommodating the type of environmentally friendly LED lighting that the Village would desire to install. The Village Manager has also been requested to confer with State of Maryland officials to confirm the boundary line for of the State of Maryland right of way at the Kensington Parkway/Connecticut Avenue intersection, which would determine where lights could be installed at that location. The Council also intends to arrange for a mock-up sample of the selected lighting fixture to be set up at an appropriate location along Kensington Parkway, for residents to see prior to proceeding with final procurement commitments.

Fall 2024 Tree Planting Program – Pending consultations with Stadler Nurseries as to availability of shade trees for fall plantings, the Council decided to offer residents the opportunity, as was previously done in 2021, to have up to two shade trees planted on their properties at Village expense, subject to a commitment by the resident to assume responsibility for tree maintenance thereafter, and to continue the planting of Village shade trees in specified locations within the Village right-of-way throughout the Village.

Possible Village Permitting Requirements for Permits EV Charging Stations and Little Libraries – Based on permitting requirements adopted in nearby municipalities, the question was raised as to whether either of these activities should be made subject to Village permitting requirements. The Council did not feel a need to impose permitting requirements for either activity at this time, but indicated that it will continue to consider this matter, depending on whether any specific concerns are subsequently raised about either activity.