

COUNCIL OF CHEVY CHASE VIEW
Monthly Meeting

Date: December 12, 2018
Place: Christ Episcopal Church, Kensington, Maryland
Present: Paula Fudge, Chair; Tom Brown, Carlos Molina and
Ron Sherrow, Council members
Jana Coe, Town Manager
Ron Bolt, Legal Counsel for Town
Joseph Toomey, CCV Building Permit Administrator
Others Present: Mike Plantamura, 4109 Franklin Street

Called Meeting to Order: 7:05 p.m. by Paula Fudge, Chair

Approval of Minutes of the November 14, 2018 Monthly Council Meeting: Paula Fudge moved the minutes of the November 14, 2018 Monthly Council Meeting be approved. Carlos Molina seconded the motion and it passed by a vote of 4-0.

Financial Report for Period November 1, 2018 to November 30, 2018: Jana Coe reported that the state income receipts totaling \$442,100 through November 30, 2018, represent 68% of the budgeted amount of \$650,000, which are much higher compared to the receipts of \$303,800 through November 30, 2017 (represented 49% of budgeted amount of \$615,000). Ron Sherrow moved that the financial report for the period November 1, 2018 to November 30, 2018 be accepted. Carlos Molina seconded the motion and it passed by a vote of 4-0.

Council Member Walk: Carlos Molina reported he is still in the process of conducting the monthly Council member walk and will submit his report for necessary follow-up to the Town Manager when it is completed.

Building Permit Application - Driveway Apron - 9808 Summit Avenue (Manfreda): Brendan and Lisa Manfreda submitted an application to enlarge and resurface their existing driveway and resurface the existing deteriorated driveway apron. The application complies with all of the applicable rules and restrictions of the Chevy Chase View Municipal Code.

Mr. Toomey's review is based upon the description of the project on the application, a letter from the owners providing supplemental information, and the site plan

produced by Charles P. Johnson & Associates, Inc., dated December 2017 with the area of work outlined on the plan. A permit from the Montgomery County Department of Permitting Services is not required for this project. Mr. Toomey recommended approval of the application. Tom Brown moved that the permit application be approved. Paula Fudge seconded the motion and it passed by a vote of 4-0.

CCV Building Permit Summary for December 2018

New applications for a Building Permit:

- 9808 Summit Avenue (Manfreda) Driveway and driveway apron - applied 11/19/18

Applications for dumpster and storage unit permits:

- 9800 Summit Avenue (Harper) Dumpster - applied 11/15/18, issued 11/15/18

Approved applications awaiting issuance of the Chevy Chase

View permit:

- 4104 Glenridge Street (Hastings) Front portico and side entry stoop - applied 5/2/18, approved 5/16/18, extension of time approved 11/14/18

Active and open permit construction projects:

- 3800 Dresden Street (Jacobs) Fence - applied 10/15/18, interim approval 10/20/18, issued 10/22/18
- 4108 Dresden Street (Di Martino) Addition and detached garage - applied 5/2/18, approved 5/16/18, issued 7/18/18
- 4017 Everett Street (Farkas/Benjamin) New house construction - applied 5/2/18, approved 6/20/18, issued 7/18/18
- 4024 Franklin Street (Hodgson) Side entry roof - applied 9/17/18, approved 10/17/18, issued 10/31/18
- 4100 Franklin Street (Costa) Screen porch - applied 9/11/18, interim approval 10/2/18, issued 11/1/18
- 4221 Franklin Street (Cross) New house construction - applied 7/3/18, approved 7/18/18, issued 9/10/18
- 4100 Glenridge Street (Amorim/Stipp) Construction of a new home, driveway, and apron - applied 2/2/18, approved 2/21/18, issued 3/15/18, revision approved 7/18/18

- 4217 Glenridge Street (Michele M. Dombo Construction Management, LLC) Major addition - applied 12/6/17, approved 1/17/18, revision approved 8/30/18, issued 3/16/18
4001 Glenrose Street (Rickman) Portable storage unit - applied 8/9/18, issued 8/9/18
- 4004 Glenrose Street (Wong) Portable storage unit - applied 8/10/18, issued 8/10/18
- 9800 Summit Avenue (Harper) Dumpster - applied 11/15/18, issued 11/15/18
- 9808 Summit Avenue (Manfreda) Addition - applied 2/7/18, approved 2/51/18, issued 3/5/18

Completed projects since the November 2018 Council meeting:

- 4016 Cleveland Street (Garayta) Addition - applied 7/4/18, approved 7/18/18, revision approved 8/30/18, issued 9/10/18, completed 11/30/18
- 4024 Franklin Street (Hodgson) Portable storage unit - applied 8/27/18, issued 8/27/18, completed 11/20/18
- 4112 Franklin Street (Swartz) Dumpster - applied 6/7/18, issued 6/7/18, completed 11/30/18
- 4101 Glenridge Street (Madden) Dumpster - applied 9/22/18, issued 9/24/18, completed 11/20/18
- 4217 Glenridge Street (Dombo) Fence - applied 4/25/18, approved 11/14/18, issued 11/14/18, completed 11/15/18
- 4301 Glenrose Street (Rienzo) Screen porch addition - applied 6/27/18, approved 7/18/18, completed 12/3/18
- 3901 Saul Road (Sartain) Addition - applied 8/10/17, variance approved 9/20/17, application approved 9/20/17, issued 11/20/17, completed 11/30/18
- 4205 Saul Road (4205 Saul Road, LLC) Demolition of the existing house and garage - applied 11/9/18, approved 11/14/18, completed 12/11/18

Report on Summit Avenue Sidewalk Improvement Project:

Clark/Azar officials are proceeding with their design development, which will next represent the project design at the 95% level. Montgomery County Department of Permitting Services has provided feedback on the Storm Water Concept Plan. The Council will be sending a letter reaffirming that a major goal of this project is to retain the Town's right-of-way trees to the greatest extent possible in order to maintain the character and feel of the Summit Avenue corridor, emphasizing the integral importance of trees to the Town's character.

Update on Small Cell Tower Legislation: The Town Council unanimously supported the Town joining an information sharing network with our neighboring municipalities to adopt regulations and permit fees for the deployment of small cell tower technology in our communities. The lower County municipalities' effort to consider working together to adopt a 'uniform' ordinance was discussed at a joint meeting on November 28, 2018.

The recently adopted FCC Order on small cell regulation is slated to go into effect on January 14, 2019, but local governments will have 180 days, or until April 15, 2019, to adopt local aesthetic standards. Per the FCC Order, any such standards must be "(1) reasonable, (2) no more burdensome than those applied to other types of infrastructure deployments, and (3) objective and published in advance."

The Council authorized Ron Bolt to draft the ordinance for small cell tower regulation, with the intent to introduce said ordinance in January, and potentially adopt in February. Joe Toomey will review the draft for any additional edits as it pertains to permitting of these small cell towers prior to formal ordinance introduction in January.

Discuss Draft Ordinance No. 77 Define Bay Windows:

A Council work session was held on October 10, 2018 for the purpose of discussing the current Chevy Chase View setback regulations applicable to bay windows and what amendments, if any, should be made to the Town Code. The Council discussed the current Town practice of requiring bay windows to be cantilevered and how that reconciles with the County definition which allows a bay window to have a foundation. The Council agreed that the Town code should be amended to allow an at-grade foundation with a footing, limited to 10 feet in width, single story and must be 50% glass (excluding roof and foundation). The Council discussed the present wording and proposed clarifying language. Tom Brown moved that Ordinance No. 77 to Define Bay Windows be introduced, with the intent to hold a hearing on said ordinance for potential adoption as of January 16, 2019. Carlos Molina seconded the motion and it passed by a vote of 4-0. Ron Bolt will send the draft ordinance to Montgomery County for review.

Further Discussion of Newly Adopted Town Ordinance that Limits Non-vegetative Surfaces to 30% of the Front Yard and the Application of this Allowance to the Homes on Dresden Street with a 115-foot Front Setback:

The Council continued its discussion regarding the newly adopted Town ordinance that limits non-vegetative surfaces to 30% of the front yard and the application of this allowance to the homes on Dresden Street with a 115-foot front setback. After discussion and reviewing the percentage of non-vegetative surface coverage on the six subject lots on Dresden Street, Carlos Molina moved that the Council take no further action on this matter. Paula Fudge seconded the motion and it passed by a vote of 4-0.

Review Bid Proposals for Refuse and Recycling Services:

AA Refuse, Inc. notified Jana Coe on November 19, 2018, that as of December 31, 2018, they would not be providing refuse, recycling, yard waste and bulk pickup for the Town. A Request for Proposals (RFP) was issued on November 20, 2018, and the Town received four proposals. After careful review of the proposals and Council discussion, Paula Fudge moved that the Town award the 42-month contract for refuse, recycling, yard waste and bulk pickup services to Ecology Services Refuse and Recycling of Columbia, Maryland. Carlos Molina moved that the contract be awarded to Ecology Services Refuse and Recycling, with the good faith clause added to cover any actual increases in costs for the disposal of refuse and recyclables. Ron Sherrow seconded the motion and it passed by a vote of 4-0.

Please expect a mailing introducing Ecology Services and details regarding disposal of acceptable recyclables.

Brine Treatment for Connecticut Avenue and Cedar Lane Sidewalk:

The Council discussed a proposal from Rolling Acres Landscape Construction to provide brine application to Connecticut Avenue and Cedar Lane sidewalks in advance of a snow event of up to 4 inches of accumulation (no application will be performed if rain is in forecast). This proposal is separate of the Snow Central contractor who provides snow removal to the Town streets. Carlos Molina moved that the Town engage Rolling Acres Landscape Construction for brine application services to Connecticut Avenue and Cedar Lane sidewalks for the winter of 2018-2019. Paula Fudge seconded the motion and it passed by a vote of 4-0.

Motion to Adjourn: At 8:45 p.m., Tom Brown moved the meeting be adjourned. Ron Sherrow seconded the motion and it passed by a vote of 4-0.

Time and Place of Next Meeting: The Council will meet next for its monthly Council meeting on Wednesday, January 16, 2019 at the Christ Episcopal Church, Kensington, Maryland.

Respectfully submitted,
Jana Coe, Town Manager

NOTES AND REMINDERS -

Leaf Removal is Underway: Hughes Landscaping, Inc. will end the weekly leaf removal on December 31, 2018. Please do not mix your grass clippings with the leaves at the curb.

Leaves are to be placed at curbside and made accessible for truck pickup. Sticks, trash, rocks and other rubbish will not be collected and should be bagged for normal trash pickup. Leaves should not be shredded or bagged. For the residents on Connecticut Avenue, Cedar Lane, Kensington Parkway and Saul Road, your leaves also will be picked up weekly. Please rake your leaves to the sidewalk. For liability reasons, do not place leaves on our sidewalks. In the event that you do not have a sidewalk, please rake your leaves as close to the street as possible.

Bulk Pick-Up - The next monthly bulk pick-up is scheduled on **Saturday, January 5, 2019**. As a reminder, heavy refuse includes major appliances (must have Freon removed), furniture, large toys, bicycles, and plumbing fixtures. Excluded are batteries, propane tanks, bricks, general construction debris and iron pipes. Please have your items at the curb by 7:00 AM on Saturday as the truck comes through early.

Maintenance of Shrubbery between Curb and Private Property: This is a friendly reminder to clear or trim shrubbery growing over sidewalks and maintain the area between your property and the street curb.

Application for Building Permit - Building Permit Applications for consideration at the January 16, 2019, meeting must be submitted to the Town Manager by 5:00 p.m. on January 2, 2019. Please note that the review may take

several days and an application is not considered perfected until the Town Permit Administrator-Municipal Engineer completes his review. Please contact Jana Coe, Town Manager, at ccviewmanager@verizon.net or 301-949-9274.

***PLEASE TAKE ADVANTAGE OF THE FOLLOWING THREE COMMUNICATION
OPTIONS FOR TOWN RESIDENTS ONLY***

1. Sign Up for eTownMailings: You can now receive the monthly CCV Council meeting minutes and other Council messages and important announcements from the Town Manager. This does not replace the CCV listserv. Go to the CCV website - on the front page under "Quick Links" - you will find the box that says "eTown Mailings". Enter your mail address in the white field, then hit "Go". This will take you to the website of our partner, Constant Contact. Re-type your email address in the box that says "Confirm your email address". Enter your first name, last name and street address in the section titled "Your Information". Finally click the button at the bottom left that says "Save Profile Changes".

After you have completed these steps, you will receive an email confirming your registration. Please note that when one member of your household registers for our electronic mailing list, we will discontinue mailing hard copies of these documents to your household.

2. Town Directory and Members Only Access: The Town publishes a Resident Directory in early Fall each year. In addition, this Resident Directory is available online, when you to sign up for "Members Only" (link) access to the Resident Directory. When you sign up for access, the online Resident Directory will be updated to include the information you provide. If you are new to the Town, we would like to add you to the Town's online Resident Directory. Then, when the annual directory is reprinted in the Fall, your information will be included in the printed version as well. The Town Manager administers online access accounts and formally activates residents' accounts. You will receive an email with instructions once approved. We take your privacy seriously and have done everything possible to bring this useful content to you in a secure manner.

3. Listserv - Please consider becoming a member of the CCV listserv. Send an email to ChevyChaseViewNet-subscribe@yahoogroups.com. **As a reminder, the ChevyChaseViewNet listserv is not intended to be used by residents to contact the Town Manager or Council members. For the latter, please use the appropriate telephone number or email address for the Town Manager or Town Council member(s). To ensure the timeliest response on matters related to Town business or the Chevy Chase View Council, your inquiries are best directed to the Town Manager at ccviewmanager@verizon.net or by calling 301-949-9274.**

Website - Please visit our website at www.chevychaseview.org

Storm Drains - If there is a storm drain adjacent to your property, would you mind helping us out? If you could clear the accumulated debris from the grates occasionally, it will be better to add this debris to the weekly yard pickup as opposed to ending up in the Chesapeake Bay! Thank you.