

**Town of Chevy Chase  
Long Range Planning Committee  
Monday, January 6, 2020  
7:00 pm, Town Hall**

**Attendees:** Dedun Ingram (chair); John Beale; Chris Bruch; Karen Elkins, Ellen Ericson, John Freedman, Joe Rubin, Jean Shorett, Deborah Vollmer, Chris White

Bethesda development. The Committee was briefed on updates to several downtown Bethesda projects, including 7000 Wisconsin Ave. and Battery Lane

Thrive Montgomery. Thrive Montgomery will result in a new General Plan for the County. The County's planning staff has developed a Meeting-in-a-Box to collect input from residents about key issues and policies to be included in the new General Plan. Ellen Erickson led the Committee through the Meeting-in-a-Box exercise. For each of six specified topics, the Committee was tasked to identify 3 priorities and 3 policies. The Committee agreed on the following list of priorities but did not rank them and did not have time to identify any policies.

Equity:

- Build transit-oriented housing that is affordable for the workforce e.g. teachers, nurses, and firefighters.
- Expand public transportation. Make transportation run more frequently, more reliably, more predictability, and more grounded in technology.
- Equitably distribute school resources. Reduce overcrowding, provide high quality education, and ensure safe schools.

Environment:

- Promote best practices for design, building, and developing in the county e.g. LEED certification. Focus on water movement, pollution, alternative energy, and efficient heat/air condition.
- Recycle, reuse, and reduce consumption of plastics.
- Utilize a management system with international standards.

Economy:

- Grow commercial property tax base.
- Attract new businesses that are job multipliers.
- Protect the Ag Zone and incentivize farming.

Transportation:

- Public transportation improvements e.g. reliability and frequency.
- Traffic congestion solutions e.g. bike network, walkability and connectivity.
- Multimodal transportation e.g. circulator and car sharing.

#### Housing:

- Affordability. Reassess how Montgomery County's approach to affordable housing. Median income is high so moderately priced housing is high.
- Aging in place for senior citizens.
- Keep single family homes in some neighborhoods but allow some stepped up density e.g. duplexes and mixed housing in new developments.

#### Parks and open space:

- Put parks where people live e.g. high-density areas of the county.
- Change some streets into parks.
- Plant trees. Preserve existing open space. Expand rain garden programs.

#### Design, arts, and culture:

- Foster community identity e.g. town centers with a sense of place.
- Include historic preservation in culture.
- Additional performance spaces e.g. improve nightlife in Bethesda and make Strathmore more affordable.

#### Top priority areas:

1. Affordable housing
2. Environment
3. Schools and education
4. Economy

This list will be presented to the Town Council. If it agrees, the committee will submit the list to the County Thrive Montgomery staff.

Applicability of County regulations within the Town. Dedun Ingram briefed the Committee on an issue regarding applicability of county regulations within the Town. Some County regulations, such as those related to public health and safety, automatically apply within the Town. Others do not unless the Town specifically adopts or incorporates them. The Town's lawyer recently pointed out an ambiguity in the Town code regarding applicability of county regulations and several county regulations that do not apply in the Town that the Town may wish to adopt. It has been a long time since

the Town has reviewed county regulations to see if any new ones should be adopted. The Committee has been asked by the Town Council to begin such a review, time permitting. The Committee may task other Town committees with some of this review if it fits into their purview.

The next meeting will be February 3 in the Town Hall.