

TOWN OF CHEVY CHASE  
COUNCIL MEETING  
December 11, 2024

*All Councilmembers were in attendance.  
The recording of this meeting is available on the Town website.*

I. GENERAL BUSINESS

- Heard November 2024 financial report.
- Heard Town Manager's report.
  - Town staff assisted with several major projects, including the Bethesda Market Park development; tracking the County's multifamily housing proposals; and addressing proposed clarifications to state law concerning municipal regulatory authority.
  - Staff addressed privacy screening along the Capital Crescent Trail adjacent to the Town. The Town Manager reported that the Council decided, at this time, not to pursue any privacy screening on the fencing and barrier along the trail. This decision was due, in large part, to the excessive cost of the project. The Council agreed to revisit the proposed privacy screening once the Purple Line is operational and alternative screening measures are considered and/or implemented. The Council agreed to offer the assistance of the Town arborist to consult with residents along Elm Street to determine the best vegetative screening options for their properties. The Council also agreed to offer fast-growing, non-native evergreen trees to Elm Street residents separate from the Town's established Private Native Tree Planting Program.
  - Staff continued overgrown vegetation enforcement and Zimmerman Park improvements, and they completed fall tree planting and prepared for improvements to the East and Leland intersection.

II. COUNCIL DISCUSSIONS

- Discussed and introduced an ordinance to amend the Town building code to incorporate clarifications and update definitions. A public hearing will be held at the Council's February 12 meeting.
- Discussed regulation of electric vehicle (EV) charging cords in Town rights-of-way. Asked the Town attorney to draft an ordinance expressly prohibiting charging cords and related obstructions in Town rights-of-way. Asked staff to explore options and standards to permit EV charging stations in Town rights-of-way. Also asked staff to explore possible installation of EV charging stations at the Lawton Center.
- Discussed a memorial for Scott Fosler in Zimmerman Park. Agreed to language for the plaque and discussed design, location, and an unveiling event.

III. OTHER BUSINESS/UPDATES

- Discussed the Bethesda Market Park project. Vice Mayor Rush reviewed progress on the various development and funding agreements for the project. He also noted the Town's intent to schedule a meeting with MCDOT and Montgomery Parks to discuss traffic and pedestrian circulation and safety issues related to the project.
- Discussed a technical amendment to state law to clarify municipal building authority. Mayor Lane reported that Delegate Solomon has filed a bill in the State House of Delegates, on behalf of eleven municipalities, to clarify that municipalities

have regulatory authority over all housing types and can update local regulations as long as they are not stricter for multifamily housing than for single family housing. She reported on the Montgomery County State Delegation's December 9 public hearing on the proposed bill and how consideration of the bill will proceed.

- Discussed the Planning Board's December 2 public hearing on the Bethesda Downtown Plan Minor Master Plan Amendment (MMPA). Mayor Lane reported that the Town's comments were consistent with those of the Bethesda Downtown Implementation Advisory Committee and focused on the need for better, more holistic reporting if the density cap is eliminated. The Planning Board will hold its first work session on the MMPA on December 12.

#### IV. ADJOURNMENT

- The meeting was adjourned at 8:45 p.m.