



KENSINGTON AROUND TOWN JOURNAL

Date of Publication: **September 2010**

3710 Mitchell Street Kensington, MD 20895 Office: 301.949.2424 www.tok.md.gov

TOWN CALENDAR

Kensington 8K Race
Sat., Sept 25th

Town Council Meeting
Mon., Sept. 27th 7pm

Town Council Meeting
Mon., Oct. 11th 7pm

Design Guideline Meeting
Wed., November 3rd 7pm

Please check the Town's website throughout the month for up-to-date information and additional events.

www.tok.md.gov



Mayor Fosselman & Mr. Higgins

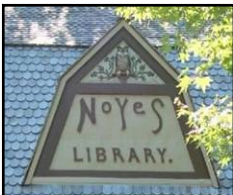
Town Honors Long time Resident as 43rd Parade Grand Marshal

Kensington held its 43rd Annual Labor Day Parade by honoring long time resident Harley Higgins as the Parade's Grand Marshall. Higgins was an unanimous decision by the Council and Town Staff as he has been a helping hand to the Town over the years; specifically over the last couple of years where he has assisted the Town Manager with a number of projects.

A staple at Council meetings over the years, Higgins first moved to the area in 1961 while with the Navy and returned for good in 1968 after a stint in Hawaii. Asked if he really wanted to leave Hawaii, Higgins stated he was ready to come back to Kensington!

Being named Grand Marshal, this was the first Labor Day Parade he has participated in. Higgins stated he really had a great time at the Parade, but enjoyed the watching the rest of the Parade at the grand stand, specifically the performance by the Jumping Beans.

The Town would like to thank Harley for his service to the Town and for agreeing to be Grand Marshal.



HELP SAVE NOYES! The Noyes Children's Library Foundation has designed a number of afternoon dances to help raise the \$70,000 necessary to keep Noyes open during the 2011 Fiscal Year. Families will dance the afternoon away with storybook characters, local children's dance groups, balloons, photo opps, and face painting. Mark your calendar for the following dates: Oct. 16, Nov. 27, Dec. 18 and Jan. 22. All dances will be at the Kensington Town Hall from 3-5pm (*Oct. 16th Party will be at Warner Circle*). Cost is \$10 per person or \$25 per family. Noyes will also be holding 'Some Enchanted Evening' on November 5th at the Spanish Ballroom in Glen Echo. The evening will feature ballroom dancing—demonstrations, instruction and opportunities to waltz, swing and more, all led by Mad Hot Ballroom star Alex and Sally Tchassova, along with D.C.'s RKO Orchestra! Tickets are \$75 per person. For more information: www.noyeslibraryfoundation.org

Notes from Mayor Fosselman

- Thank you to the volunteers, Town Staff, and event coordinators Kara Sherrill and Lisa Kelly-Connor for putting on a great **Labor Day Parade**. And thank you to all of our sponsors this year—especially American Self Storage, Safeway
- There is much confusion and misinformation about the Town’s Sector Plan pertaining to building heights, school districts, traffic, and other important issues to Kensington. Please read the enclosed **Fact Checks I and II** for the actualities. **Please Join us for the Nov. 3rd Design Guideline Meeting at 7pm (Town Hall)**
- The new **Gateway parking lot** on the north side of Town, off Metropolitan Avenue, is not a myth. Although it’s been a long time coming, we hope to receive final bids this October and begin construction soon. The intention for the lot is retail parking, but several MARC commuters have “adopted” the unfinished area for parking. The Town will consider sharing some spaces with train commuters. Regardless, the new spaces will be metered to help with annual maintenance expense. In the meantime, we are looking at temporary areas for commuters during the construction process.
- Please join us every Saturday morning 8 am—12 noon by the MARC Train Station for the Kensington Farmers’ Market. **Coming soon: wineries**



MAYOR

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TOWN COUNCIL

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Town of Kensington
3710 Mitchell Street
Kensington, MD 20895
8am-4pm Monday-Friday
301.949.2424

TOWN PERMITS

3505 Kent Street—Stormwater

3612 Dupont Avenue—Driveway

10401 Armory Avenue—Shed

10630 Connecticut Avenue—Sign

August 9, 2010 Meeting Summary:

- Approved the Organizational Meeting Minutes from July 12, 2010
- Approved the Council Meeting Minutes from July 12, 2010
- Approved Resolution R-20-2010 Establishing a Deferred Compensation Plan
- Approved Resolution R-21-2010 Establishing a Money Purchase Plan

August 9, 2010 Minutes 7:07 p.m.

Mayor Fosselman, Council Members Barch, Donatelli, McMullen and Sullivan, Town Manager Daily, Clerk-Treasurer Engels and Asst. to the Town Manager Hoffman were present. The Pledge of Allegiance was recited and a Moment of Silence observed for John Thompson's mother.

Council Member Sullivan attended a fundraiser for Al Carr along with the District 18 event; attended a Planning Board meeting that discussed intersection improvements; and met with Helen Wilkes to discuss the Reynolds property.

Council Member McMullen has been working with Council Member Sullivan on the Reynolds property and has communicated with Scott Whipple of the HPC as to whether a restriction that "runs with the land" could be put on the Reynolds property. Council Member McMullen also noted he would welcome any comments or suggestions on any actions the Town should take relating to recent PEPCO power outages.

Council Member Barch attended the Al Carr fundraiser along with the District 18 event. He also noted the upcoming Kensington Cabin meeting on Tuesday at 7:30 p.m. at the Planning Board and encouraged everyone to attend.

Helen Wilkes of Prospect Street presented a terminology list and definitions of terms used by the Historic Preservation Commission (HPC) and spoke on the Reynolds

property. She spoke in favor of only one house being allowed on the Reynolds property and requested the Town support preservation easements for two of the lots so they could not be built on. She noted if the current house had to be taken down a solution may be to allow the foundation to remain, which could be enlarged with a reasonable addition on the back or an ancillary structure added. In response to the Mayor's question, she did not think there were water and sewer improvements to the other two lots.

Julie O'Malley of Frederick Avenue, in response to Council Member McMullen's question, stated that the HPC could not tell someone they could not build on a buildable lot.

John Thompson of Mannakee Street questioned Council Member Sullivan about her meeting with various County Council Members on the Sector Plan and noted he did not think it was appropriate without notice to the Town and stated the Council acted consistent with public opinion on the Sector Plan.

Council Member Sullivan noted she met with County Council Members to discuss her views on the Sector Plan and was not speaking on behalf of the Town. She stated she wanted to present the point of view of many people with regard to height and density. She read a written statement for the record clarifying her position and she proposed a resolution be introduced to indicate that the Town prefers not to have 60 and 75 building heights and high density and she proposed a well publicized informational meeting be held to discuss only the Sector Plan, CR Zone, and CR Zone amendments.

Council Member McMullen noted a resolution has already been approved regarding heights but suggested Council Member Sullivan present the language of her proposed resolution for discussion.

Council Member Barch noted he would not support any other resolutions on height, 75ft is needed in certain areas to create economic incentives and he supports a 2.0 FAR ratio; he emphasized the importance of moving forward on the Sector Plan with the Design Guidelines and moving forward on any issue once a consensus as a Council has been reached.

The Mayor stated he appreciated Council Member Sullivan's statements, but does not agree with them, he would be happy to clarify any misconceptions, and noted the Town has approved the Sector Plan and it is at the County Council level.

An Urban Design Guidelines meeting will be held on Monday, September 20, 2010 at 7pm at Town Hall facilitated by the Town and Park and Planning (Since this time, the meeting has been rescheduled for Wednesday, November 3rd at 7 pm).

Katie Rangos of Frederick Avenue spoke in full support of the Sector Plan and suggested it would have been helpful if the Town worked harder on promoting it.

Duane Rollins of Dupont Avenue expressed the need and importance for the Sector Plan being updated.

Mayor Fosselman corrected misunderstandings of 1600 new residential units and 75 foot buildings all along Connecticut Avenue; he stated the count of 1600 new residential units is not in the Sector Plan, but in a 2008 ULI study; and there are only five properties the 75 ft applies to along Connecticut Avenue. Two of which are being lowered from 94 ft.

Harley Higgins of Carroll Place noted the informational sheet (Fact Check) clarifying the Sector Plan was excellent and thanked the people that put it together.

Rob Cooper, owner of Old Town Market, spoke regarding the referendum to allow

off-sale beer and wine sales and what the next steps in the process would be. The Mayor explained the time frame for the bill; the provisions of bill will be discussed at a September or October meeting.

Council Member McMullen suggested upcoming agenda information be listed at the bottom of the current agenda to provide more notice.

Lorri Simmons of Frederick Avenue asked about the incident at Warner Circle regarding young people drinking and noted she was not against growth and 75 foot height, but wanted to know if there were protections to control height and where the five locations were that could be 75 feet.

The Mayor explained the incident was a County issue and the police were notified; noted there were safeguards for building heights with the Design Guidelines and with the Town's zoning authority under State Article 28 which would require a supermajority of the County Council to take action that is contrary to a resolution of the Mayor and Council. He also noted the five properties that could be 75 feet in the Sector Plan are the Tobacco Confectionery building (currently allowed 94 ft), WRIT building (currently allowed 94 ft), Kensington Shopping Center, Kensington Gas and Auto, and Safeway; and stated he had no knowledge of any immediate interest of them developing.

Town Manager Daily presented a report to the Mayor and Council on contracting out trash, brush and recycling. He reviewed the current and future costs to keep the operations in-house, and recommended it was beneficial for the Town to look into contracting out. He noted the crew would be retained to maintain other services and suggested requesting proposals to verify actual costs for outsourcing. The Council agreed to request proposals.

The Mayor emphasized there are no intentions to disband the Town Crew.

Council Member McMullen noted this was a quality of life consideration for many people and once the actual cost information is known a Public Hearing should be held with as much information and advance notice as possible given to residents.

Town Manager Daily discussed two resolutions to establish a new retirement plan for future employees of the Town: a deferred compensation plan which would allow new along with existing employees to defer their own income to the plan and a money purchase plan in which the Town would match new employee contributions of 5% with 10%.

Council Actions

Council Member Barch moved to approve the minutes from July 12, 2010 Organizational Meeting. The motion passed unanimously.

Council Member McMullen moved to approve the minutes from the July 12, 2010 Town Meeting. The motion passed unanimously.

Council Member Barch moved to adopt Resolution R-20-2010 authorizing the establishment of 457 Deferred Compensation Plan Number 306746. The motion passed unanimously.

Council Member Barch moved to adopt Resolution R-21-2010 authorizing the establishment of 401A Money Purchase Plan Number 106967. The motion passed unanimously.

Council Member McMullen moved to adjourn the meeting at 8:48 p.m. The motion passed unanimously.



Don't miss this year's 17th Annual **Kensington 8K Race, 2-Mile Challenge and 1K Fun Run on Saturday, September 25.** This year's race again will

benefit the Town's three public schools: Kensington Parkwood E.S., North Bethesda M.S. and Walter Johnson H.S. Race start times at 7:45 am for the 2-Mile, 8:30 am for the 8K and 8:35 am for the 1K. You may register by going to **www.kensington8k.org**. From there you can either register online or you can register by mail by clicking on "Download a printable application here" in the lower left-hand corner.

To volunteer as a course marshal, please email Jenny Smith at:
jenny.kensington@verizon.net.

To volunteer for something other than course marshal, please email Beth Seabreeze at: jakechasemom@msn.com.

KVFD BRICKS FROM 9/11

The Kensington Volunteer Fire Department has launched a 'Buy-A-Brick' campaign for area residents to pledge their support for the Departments 9/11 Memorial. The bricks can be engraved with a personalized message and will cost \$100.

For more information please visit:

<http://www.kvfd.org/>

Kensington Cabin Hearing

Thurs., Oct. 14th—MNCPPC Auditorium (8787 Georgia Avenue)
www.MontgomeryPlanningBoard.org

The Town would like to thank David Gregg of David Gregg Tree Services and Landscaping and Jason Swain, Aussie Lawn & Garden, for keeping all the Town's parks, medians and gardens looking beautiful, a special thanks for their hard work in preparation of the Labor Day Parade and Festival

www.ExploreKensington.com



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To Our Kensington Neighbors