

1. Received September 12, 2020

Name: Daniel Barrie

Comment:

It is essential that a library facility be maintained on this site. Whether the site is redeveloped or not, space for a library must be provided, as the expected population growth in the neighborhoods around the library necessitates a first-rate facility to serve that population. After reviewing the developer proposals, two (from Jair Lynch and RST) which propose additional attached public space are particularly appealing. The current library facility includes useful outdoor areas where events can be held and library patrons can congregate. Additional space outside the turnkey library, whether open-air (preferable) or interior should be a part of any proposal to preserve the function of the library as a congregation space.

2. Received September 16, 2020

Name: Donald L. Horowitz

Comment:

My spouse and I, and others we have canvassed, strongly prefer repair or redevelopment of the library as a stand-alone facility. We note the great disparity between sums allocated for such projects at other county libraries and the Chevy Chase Library, which is a treasured community asset. To be economical, redevelopment for residential use would require high-rise construction that would be incompatible with the surrounding neighborhood and would greatly increase the traffic, not merely on already-overcrowded Connecticut Avenue but on nearby streets to which overflow would be channeled. Bethesda is a model for Chevy Chase to avoid, not emulate. At this time, when DC business may be relocating to more distant, less-dense suburbs, building residences in a close-in suburb may be dysfunctional for proximity to new employment opportunities. If the County were to insist on this, it could expect great opposition from the community.

3. Received September 23, 2020

Name Pegah Afshar

Comment or Suggestion	We don't need more high rises in this area, and we don't need to incorporate Chevy Chase Library as
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part of a private building. We have enough traffic as it is as Connecticut Avenue is a main artery into and out of Washington, D.C. Leave this library alone! So many members of this community rely on this library for various uses, myself included! Make the necessary repairs if needed, heaven knows Montgomery County collects enough taxes from us in this area alone to do so.

4. Received September 24, 2020

Name Maria Lacaze

Comment or Suggestion We love our library. We use it as a library, as an outdoor playground, attended the story times, being in a communal place in a rainy day and attended the children's classes.
It should be a place where everyone feel welcome. I strongly agree the building should be a stand alone building as it's and NOT a part of a building complex.

5. Received September 24, 2020

Name Amanda Zeller Manley

Comment or Suggestion Please don't get rid of the standalone library. We don't need another high-rise. The current library is such a happy place to go to, my kids love it.

6. Received October 4, 2020

Name: Judy Horowitz

Comment: I strongly recommend that the library should remain a stand-alone library that can serve the community in a congenial setting.

7. Received October 12, 2020

Name: Nancy Benner

Comment: As a longtime resident of Chevy Chase (section 5) and as a frequent user of the Chevy Chase Library, I am against seeing our beloved neighborhood library become part of a much

larger building with all the traffic, pollution, overcrowding, and loss of public parking this would mean. If there are improvements that must be made to the facility, I would hope they could be kept to a minimum. There is already a huge amount of construction going on around Connecticut Ave. and Manor Road as well as the Purple Line, which will eventually be going through there. We don't need or want more growth!

8. Received October 13, 2020

Name: Rachel Peric

Comment:

My family and I are regular users of the library and live in the neighborhood. I support a creative solution that is revenue generating, but as a publicly owned site, priority should be given to projects that ensure Montgomery County is a vibrant, welcoming and equitable place for all. I strongly urge that any residential property not only accommodates a handful of MPDUs, but is entirely focused on expanding affordable housing. If such a solution isn't possible, is there another revenue-generating option with greater community benefit? A community and educational center that could be rented, a nonprofit office space, a space for entrepreneurial or artistic ventures that generate community wealth building? Montgomery County has the opportunity to be a model for creative use of public space, and should use that opportunity to make this a site that we can all feel proud of.

9. Received October 25, 2020

Name: Committee on the Future of the Chevy Chase Library, Roy Bowman and Aletta Schaap, Co-chairs

Comment:

COMMITTEE ON THE FUTURE OF THE CHEVY CHASE LIBRARY

CCLIBRARYFUTURE@GMAIL.COM

OCTOBER 15, 2020

Refurbishment of the Chevy Chase Library Should be Funded From County Allocated funds: The most

cost effective way to assure continuing library services to the community is to directly fund the recommended refurbishment

The Sheladia assessment of the cost of refurbishing the Library published on the Department of General Services web site projects a present value cost of approximately \$3.7 million to refurbish the Library. In the Chevy Chase Sector plan which recommends against development of the library site the statement is made that a library branch is capable of supporting 40,000 users and therefore no development or expansion of the library is required. Thus the cost of refurbishment per the Sheladia assessment is less than \$100 per notional user. If we assume that the refurbishment has a useful life of ten years, the cost is \$10 per notional user per year. Surely a county that prides itself on the services and amenities it offers its residents can afford the modest cost of \$10 per year per user.

It is no exaggeration to say that the county is facing levels of uncertainty rarely seen. Whether the demand for multi family housing will remain at levels existing prior to the appearance of the Corona virus and the discovery of the work-at-home experience is unanswerable at this time. Surely the uncertainty will cast a pall on the risks private developers are willing to take. Indeed the whole issue of urban centralization is challenged.

Then there is the Purple line delay. Development planned in the Chevy chase Lake Sector plan was predicated on the existence of the Purple line. A rush to add new development in the area is imprudent, to say the least. The Washington Post indicates that the opening of the Line may not occur until 2026. The ridership difficulties experienced by the Metro System is constantly in the headlines. This is the Metro System that was to be a feeder of riders to the Purple Line

Add to this the delay necessitated by the painstaking work required to develop a private public partnership, the rezoning of the site and the related hearings and findings necessitated thereby and it is apparent that immediate implementation of the Sheladia plan is by far the quickest path to producing a functioning library.

Assuming the refurbishment would extend the life of the library facility by ten years, proceeding

quickly with direct funding provides ample time in the later half of the life extension to revisit the merits of further development. Five years would, one hopes, see the Purple line completed or at least a better estimate of when such completion could occur. The demographic changes brought about by the pandemic and its effect on mass transit would become clearer. At that time an intelligent assessment of the development opportunities can be made and the issue revisited.

10. Received October 25, 2020

Name: Committee on the Future of the Chevy Chase Library, Roy Bowman and Aletta Schaap, Co-chairs

Comment:

COMMITTEE ON THE FUTURE OF THE CHEVY CHASE LIBRARY

CCLIBRARYFUTURE@GMAIL.COM

OCTOBER 15, 2020

Development of the Chevy Chase Library Site Violates the Chevy Chase Lake Sector Plan

Executive Summary:

The Chevy Chase Lake Sector Plan, adopted in October 2013, comes to the following conclusions. The plan (which includes the CC Library site):

- does not recommend any development of the CC Library;
- recommends that new multi-family housing be built solely in the “Town Center” (the area around the Purple Line Station); and
- recommends no change to current zoning outside the “Town Center.”

The Sector Plan expressly determined that the library site should not be developed and that additional housing should not be built in the Library area. Those findings should be controlling.

The Chevy Chase Lake Sector plan includes the Chevy Chase Library site

There seems to be a common misunderstanding that the Chevy Chase Lake Sector plan applies only to the area surrounding the Purple Line Station or as it is described in the sector plan “the Town Center”. This understanding is incorrect. In fact, the sector plan includes not only the Library site but the surrounding single family houses bounded by East West Highway on the south (p12 map2). The Plan encompasses the entire area bounded by Jones Bridge Road on the North, East West Highway on the south, The Columbia Country Club property line on the West and Rock Creek on the East. The Abstract of the Sector plan states:

"This Plan focuses on land use, appropriate density, mobility, and public facilities for the 380 acres surrounding the proposed Purple Line station at Connecticut Avenue. It makes recommendations for zoning, urban design, the transportation network, and the environment."

Indeed on the map on p8 of the Sector Plan the Plan specifically identifies the library as “item 1.” The dashed red line outlines the Sector Plan and the area shaded in pink is the “Town Center”.

The Sector Plan retains zoning for the Library site consistent with the existing character of the community

The sector plan does much more than develop the Purple Line site. It establishes zoning and architectural criteria for the entire area encompassed within the Plan.

“This Plan builds on the recommendations of the 1990 B-CC Plan and the community’s vision to maintain the community’s residential character while encouraging moderate levels of development compatible with community character. Chevy Chase Lake will retain its character as a green residential community and realize a livable and compact Town Center.” (P19)

The term “Chevy Chase Lake” refers to the entire area encompassed by the Plan which includes the Library site.

The plan provides that:

"Chevy Chase Lake will retain its character as a green residential community and realize a livable and compact Town Center" p19

In order to achieve the preservation of the "community's residential Character" the plan seeks to concentrate development in the "Town Center" which is the area adjacent to the Purple Line station.

"Community Character

"Preserving the established neighborhood character of this community while allowing it to grow is the umbrella idea that covers all Plan recommendations.

...

"Land Use

"Focus redevelopment in existing commercial areas to make a better Center. Reconfirm all residential zoning outside the Center." (P21)

The plan specifically addressed the Library site and emphasized that no change and no development is contemplated for this site:

"Development under the proposed zoning would not require new sites for schools, the library, or the fire station." (P21)

"All remaining properties in the Plan Area

"The Sector Plan reconfirms current residential zoning categories for all areas located outside the Chevy Chase Lake Center." (P31)

Map 9 p 35 indicates library site is to remain R-90 single family residential.

Specifically, regarding the Library, on page 49 the Sector Plan states:

"Library Facilities

"The Plan Area is currently served by the Chevy Chase Library, located within a five- minute walk from the Center. Based on recommended library standards, a branch library should be able to support a population of 40,000 users per branch. Montgomery County Public Libraries did not request, nor does the Plan recommend, new or expanded library facilities in the Plan Area."

New Housing is to be developed within the Town Center

The Sector Plan states that:

"Future development in Chevy Chase Lake should be limited to the commercial area...preserving residential areas."

The Table 1 on page 21 shows that after the Purple Line is completed, there will be more than 1,300 new multifamily dwelling units, and 70 new single-family dwelling units.

As of September 2020, 200 new residential units have been created, that contain 40 MPDUs and 40 workforce units. Another 10 townhouses were converted to MPDUs. An additional 536 units are currently under development, of which 12.9% [69] will be MPDUs.

Beyond the additional housing being developed now and in the future within the Town Center, it is difficult to understand why more housing would be needed outside the Town Center. Plus this development runs counter to the recommendations of the Sector Plan.

CONCLUSION

The Sector Plan expressly determined that the library site should not be developed and that additional housing should not be built in the Library area. Those findings should be controlling.

11. Received October 26, 2020

Name: Ann F. Joseph

Comment: I agree that this should not be used as a residential building. The congestion on Connecticut Ave is already terrible..There is a large housing development a few blocks away, almost completed. Renovations were done to the library several years ago. There are ways of bringing revenue from the library to the county. An additional book store, coffee house, meeting room for rentals...a pre-school site , and senior activity space are a few suggestions. This neighborhood supports a community library as an asset.

12. Received October 27, 2020

Name: Janet Chap

Comment: The Chevy Chase Lake Sector Plan, adopted in October 2013, did not include development of the Chevy Chase Library. Rather it stated that development would be concentrated around the Purple Line station and the residential nature of the surrounding area would not be affected. As a resident of that area I expect the DGS to adhere to the CCL sector plan agreement. The library should remain a walkable destination with its pleasant and environmentally valuable green space. Simply put, it is wrong to change the rules in the middle of the game. The library is excluded from the CCL Sector Plan

13. Received October 27, 2020

Name: Susan Murray

Comment: Hi wholeheartedly support the upgrading of the library that I have visited weekly with my children for the last 15 years. I don't know how any library user could object to completely renovating the facility

that is used by so many in our community. If I were to be asked, this is near the top of priorities for my (substantial) tax investments. My children and I benefit enormously and it would be gratifying to see the facility reflect the respect we feel for the benefit it brings to all users. It's in such sad shape now – it's criminal that such an affluent community has let its public library fall into such disrepair.

14. Received October 27, 2020

Name: Sally Thacher

Comment: When my kids were growing up, we visited the library at least one day a week, if not more. The librarians were wonderful in teaching my kids to love being there and learning and exploring. The neighborhood nature of the library is so precious and sadly so rare nowadays. Perhaps there is a way to supplement the funding allotted to this site.

15. Received October 27, 2020

Name: Samuel Lawrence

Comment: I write to endorse the comments submitted by the Committee on the future of the Chevy Chase Library. The present library building has served the community very well for many years and I believe has the potential to continue in this role for many years to come. Upgrades should be funded on an "as needed" basis directly from county funds. Thank you, SAL

16. Received October 27, 2020

Name: barbara adler

Comment: Please---no more development!!!! I've lived in Chevy Chase since 1964 and I think there has been entirely too much development here. Just leave the library alone and let the residents of Chevy Chase enjoy it. Thank you.

17. Received October 28, 2020

Name: Lars Hanslin

Comment: I am very much opposed to the proposed development. Please leave our community alone. Thanks.

18. Received October 28, 2020

Name: Jennifer Scupi

Comment: I am opposed to large scale development on this site. If it is to be developed, I prefer ideas in line with the Chevy Chase Library Committee.

19. Received October 28, 2020

Name: Traci Zambotti

Comment: I fully support the comments and position of the Committee on the Future of Chevy Chase Library.
Please stick with the plan adopted in October 2013. It is frustrating when promises are made and not kept.

20. Received October 28, 2020

Name: Mindy Rosenberg

Comment:

I oppose the public/private partnership plan to rebuild the Chevy Chase Library. We see how well the purple line public/private partnership is going. Also, this area is already getting plenty of new housing from the Chevy Chase Lake/Bozutto development. We don't need anymore to make traffic worse or to increase the population density that will come from the housing already under construction. The needed library repairs should be made. It functions beautifully and is a much loved part of this community. This neighborhood is already under siege from development – NCC redevelopment, the

salt barn, the purple line, possible beltway expansion. Developers have made enough \$\$\$ from NCC. Enough!

21. Received October 29, 2020

Name: Lisa Henderson

Comment: Please do not expand the Chevy Chase Library facilities. There is enough development going on in the Chevy Chase Lake area. Further development will destroy the character of the neighborhood and make Connecticut Avenue traffic even more congested.

22. Received October 29, 2020

Name: Lloyd & Diane Eisenberg

Comment:

We strongly support the position of the Committee on the Future of the Chevy Chase Library. We have been residents of the Hamlet (3805 Dunlop St) for the past 25 years. Our home abuts the proposed development. Over the past years we have seen the traffic patterns on Connecticut Avenue move from reasonable to unreasonable during the morning and late afternoon hours. The development at Chevy Chase Lake Drive, the Purple Line, and the apts. at 8101 and 8404 Conn. Ave. have impacted "The Hamlet" affecting health and well being. Adding another development to the proposed site is an unconscionable development to our neighborhood. Paint the Library interior and make the necessary technical adjustments that the ALA suggests for non-research university libraries.

23. Received October 29, 2020

Name: Dr. Jeffrey Blander

Comment:

Dear Chief Ronnie Warner and Team,

Thank you and greatly appreciate the opportunity to submit a comment.

Having over three decades of experience in shaping public and private partnerships at global, national, and local levels, would strongly suggest that this project is viewed as an extraordinary opportunity, perhaps once in a generation or more, to engage the community and private sector on designing the library of the future. In ways that promote authentic community engagement and present an exciting vision for others to follow.

Given a terrible pandemic as well as other significant challenges our community and others are facing in current times, including virtual public school through at least end of the year, this approach would not only be greatly welcomed, but create significant positivity at a time when this is needed more than ever.

Would strongly encourage outreach and working with local PTAs, schools, businesses, and residents to host grand 'challenges' with prizes to come up with the best design concepts. Thus a truly exciting dialogue that prioritizes community input, our children's creativity, rewards ingenuity, builds upon local priorities, and culls the best innovative concepts. How exciting this would be! Sign me up to be involved. I know many others who would jump at this type of opportunity to engage.

If public private partnerships (PPPs) are determined to be the preferred and sole route to cover budget shortfalls, would encourage exploring new types of corporate sponsors, private philanthropy, and other partners that could bridge financial gaps through sustained revenues, yet be more creative in how these revenues are achieved via impact investing approaches. These might include other types of mixed use services, eco ecofriendly rental spaces, working arboretum/earth science labs, and even product sales that could possibly exceed cashflow estimates from residential redevelopment. For example those for life long learning, summer camps, student mentoring services, art studios, day care, and in-house cafe and/or gift shop promoting local artists.

Also explore partnerships with groups with established local presence such as Compass Coffee and Starbucks to create a cafe or lounge area whether portions of proceeds from sales and rental space

would feed into revenues. Also Fortune 500 merchants with a history of local area brick n mortar store fronts including Amazon and Apple to make extensive catalogues of products available for purchase as well as lending with a portion of proceeds going to the library as part of a licensing arrangement e.g. video, audio, ebook, and other products.

During times of COVID and the expected continued impacts on local economies, creative partnerships and leveraging virtual storefronts to drive revenues that strengthen community and educational opportunities is a win-win proposition.

Two 'low hanging fruit' suggestions on the road ahead:

- 1) Issue a detailed online community survey to solicit feedback and host a series of zoom focus group discussions to listen to resident ideas, engage students, teachers, schools, and possibly a variety of private partners to contribute to creative thinking, design, and impact investment opportunities.
- 2) Form a Chevy Chase Library of the Future Steering Committee with residents, private partners, students, and county officials to catalyze and review ideas in ways that galvanizes & unites our community to best design an exciting library of the future.

Hope to have an opportunity to engage on the above and other ways to shape a library of the future, which our community will be proud of, as well as be an example for many other communities to emulate.

Thank you again for your thoughtful and kind consideration.

Best, Dr. Jeff Blander, Concerned, yet very hopeful Resident of Chevy Chase, MD

24. Received October 29, 2020

Name: Catherine Lyle

Comment: I would like to concur with the comments detailed in the letter dated 10/20/20 from Committee on the Future of the Chevy

Chase Library. A public/private partnership rarely benefits Maryland citizens. I am personally concerned that a public/private partnership would mean that library patrons would need to pay for parking. Parking should be free!

25. Received October 29, 2020

Name: Bruce Reed

Comment:

As a Montgomery County Resident and tax payer, I strongly oppose the proposal to redevelop the Chevy Chase Library as a multi-use facility. The Committee on the Future of the Chevy Chase Library has expressed most of my concerns very well; I fully support their recent letter (10/20/20) and two position papers, specifically "Development of the Chevy Chase Library Site Violates the Chevy Chase Lake Sector Plan (10/15/20) and "Refurbishment of the Chevy Chase Library Should be Funded From County Allocated funds" (10/15/20). Please abandon this project and directly fund the necessary refurbishment of this lovely library.

26. Received November 1, 2020

Name: Joan Siegel

Comment:

I am opposed to a public-private partnership that includes the library. The library needs to remain separate so that it is always available to and for the public. Instead the county should renovate the existing building as it has other libraries throughout the county. If businesses paid appropriate taxes then our government would have the necessary funds to manage projects like these rather than depending on private enterprise to take it over. Government is in service of the people. Private enterprise is interested in profits.

27. Received November 1, 2020

Name: Susan Murray

Comment: While I understand local residents oppose large scale development for various reasons, I hope that they do not object to reasonable improvements that are sorely needed. The existing library should be improved, remodeled and expanded to better serve the community. Improvements should not be delayed.

28. Received November 2, 2020

Name: Barbara S. Levitt

Comment:

My husband and I are residents of the Town of Chevy Chase. In our view, the Chevy Chase Library is today and has historically been a major neighborhood asset. We strongly believe that our community will be best served by retaining the character of the existing library facility in a much-needed update. We are strongly opposed to a large-scale redevelopment of the library site using private-public funding. It is important to us that the library continue to harmonize with the surrounding neighborhood and not become a dominant "sore-thumb." We believe community input is vital to achieving a successful result, and we applaud your office for soliciting community views and taking same to heart. In view of the fact that both the Bethesda and the Silver Spring libraries have undergone major redevelopment recently, we believe a more modest-scale update is appropriate for Chevy Chase. Thank you. ~Barbara and David Levitt, Meadow Lane, Town of Chevy Chase

29. Received November 14, 2020

Name: Carmen MacDougall

Comment:

My family and I have valued the Chevy Chase Library for years: visiting for children's programs, borrowing books as adults (and getting guidance from the wonderful librarians) and as a safe sanctuary for my mother who lived at the senior residence across the street. The priority for the County should be to build a state-of-the-art library with improved digital resources, continued excellent programming, and indoor and outdoor space for the community. I am not against some development, but the needs of the library/community must come first. There should be sufficient parking and with all the development down the road, additional space to service the expanding population.

30. Received November 17, 2020

Name: Belle Davis

Comment:

I realize that this may be late in THEIR development process, but has any thought been given to integrating the library into the Chevy Chase Lake redevelopment? CC Lake is supposed to have some community and retail space. Can some of that be used for the library?

There is supposed to be a supermarket in the CC Lake project. Could there be some trade-off with the library occupying the supermarket space and the library parcel given to CC Lake or a supermarket company to build a free-standing supermarket (which would need to occupy the whole parcel) with underground parking?

31. Received November 20, 2020

Name: Diane Schwartz

Comment:

Please see below my comments to our local neighborhood village organization

My husband and I would like to see a free standing library without more housing. We have been residents here for over 30 years and are frequent users of this facility. It serves our community very well in its present form. The library is fine now – why not spend the money on schools or other needed services. We will barely have time to adjust to the huge new housing project on Manor Road. We surely do not need another large development in this same neighborhood which has seen enormous high rise growth in the past several years.

32. Received November 23, 2020

Name: abby simms

Comment:

The Chevy Chase Library is a critical part of my life. I have been an active user for over 40 years and hope to continue to use it for years to come. Renovating the stand alone library is my preferred option. Adding another high rise and more housing to an already crowded and heavily trafficked along with the current development will make this area a less desirable place to live. But bottom line is we need to have the library updated and stay in the current location. DO NOT CLOSE THE CHEVY CHASE LIBRARY!!!

33. Received December 8, 2020

Name: K. Parrish-Dixon

Comment:

I live in Chevy Chase and I strenuously object to adding more housing on the location of the Library site. The amount of construction in the Chevy Chase Lakes neighborhood has disrupted the peace and enjoyment of those of us in this neighborhood. Additionally, the traffic has increased, robberies and thefts have increased and the amount of noise from construction and traffic has become unbearable. Moreover, now that more people are working from home, more construction, without an increase in other infrastructure makes living here increasingly difficult. The library should be renovated and no additional housing units should be added. Bethesda-Chevy Chase High School is crowded and it was just expanded. The traffic on Connecticut avenue is bumper to bumper and the pandemic is not over yet. I have rarely been a single issue voter but I have decided to vote in upcoming elections based on my neighborhood needs. We need a library and not more multifamily housing. Thank you.