

Luxline December 2016 Edition

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December 2016 Edition

Dear Neighbors,

Thank you all for a very successful first year run of our LuxLine publication. We will continue to publish LuxLine monthly for the next six months. Our December LuxLine edition wishes all of our neighbors a joyous holiday season and all the best for a healthy and prosperous New Year in 2017. We would like to thank all who contributed to the publication in terms of time, article writing and to those of you who have generously supported our community through your purchase of advertisements. I would like to extend appreciation to all of our hardworking board members and committee chairs for all of their volunteer hours making our community association great.

Our neighbors and their businesses are advertised to the right of our articles, and their ads help to directly support LCA. We thank them for their contributions and want to invite any of you who might have an interest in advertising your business to join them on the pages of LuxLine.

Luxmanor Citizens Association

PO Box 34306 Bethesda, MD 20827

info@luxmanor.org

QUICKLINK

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This is a real estate advertisement for Susan Verner. It features a portrait of Susan Verner on the left. To the right, there are logos for "LONG & FOSTER REALTORS®" and "LONG & FOSTER LUXURY HOMES CHRISTIE'S". Below the logos, the text reads: "SUSAN VERNER YOUR RESIDENT LUXMANOR REALTOR", "240-381-8853", "Susan.Verner@LNF.com", "www.SusanVerner.Realtor", and "twitter: @SusanVerner". At the bottom, it says "Whether you are buying or selling, I will work tirelessly on your behalf." and "Potomac/Cabin John Office 301-469-4700" with a logo for "LCA".

Officers

Abbe Milstein, President
 Sheri Steisel-Weiss, Vice President
 Edward Farber, Corresponding Secretary
 Burman Berger, Treasurer
 Carin Cooper, Recording Secretary

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LuxLine Ads Link

[Pike Central Market Hours and Changes](#)

Pike Central Farm Market will reopen next April on the last Saturday or the first Saturday of May. We are not certain whether we will stay in the current location for one more year in the parking lot at 6001 Executive Blvd at the Old Georgetown intersection...OR we may go into the Pike and Rose mix use development on the parking lot of the new flagship REI store. In any event the Pike Central Farm Market will continue to operate on Saturdays. PLEASE go to our website centralfarmmarkets.com homepage and sign up for our weekly e-blast by simply putting your e-mail in so you can follow our weekly lineup and know our location for the 2017 season.

On behalf of all the farmers and local artisan food producers we thank you for your support and look forward to seeing you in the coming season!

The Pike Central Sunday Farm Market will be moving to Saturday on December 24 and 31 only at the usual place at the Bethesda Elementary School at the normal hours 9 till 1:30.

Come and see us for all you holiday needs!!!

Regards

Debbie and Mitch Berliner

Co-Founders of Central Farm Markets...our retirement project that got out of control

Timeshare units at Streamside in Vail from 12/16-12/30.

Sleeping 6-10. Contact me directly for more information, Steve Miller, (301) 896-0430, steve@sbmiller.com.

Tutoring all high school/college physics/math subjects & SAT/ACT/GRE/MCAT. BA Math/Physics, Cornell, MS Physics, UC San Diego. Robert Schwartz, RMaxSchwartz@gmail.com; 240-328-2133

My daughter Olivia is available to babysit and help with homework afternoons or evenings.

Contact Tara Tetrault at 301-807-9248 or tara.tetrault@montgomerycoll.edu

Spanish native speaker available for tutoring ALL levels. I currently teach AP and level 5 Honors at Whitman.

Fabikast@hotmail.com
 (301) 675-2604

Attention all residents: The LCA Directories will be coming out by the end of February. Please update any changes to your information on the LCA website by January 15, 2017 or email the directory chair at lcadirectory@luxmanor.org.

If you are interested in placing an ad in the directory for next year, please contact Karen Docker at the email address below. All ads must be received by January 15, 2017. Please contact Karen Docker at AtoZ Directories with any questions you may have at karen@atozdirectories.com. Thank you.

Sharon Plotnick
LCA Directory Chair

[LCA ListServe and other Communications](#)

In addition to our current LCA listserv, we now have 3 additional platforms up and running for communication within the neighborhood:

Nextdoor Neighbors

Facebook

Google Groups

Please feel free to post to these groups in addition to our current listserv. We are trying to gauge the effectiveness of these various platforms.

Sign up information is available here:

Nextdoor

<https://nextdoor.com/invite/dbhtzpxsefzqtrusbgze>

Facebook

<https://www.facebook.com/pages/create.php>

Google

<https://groups.google.com/forum/#!forum/greater-luxmanor>

If you still haven't signed up for the LCA list please email info@luxmanor.org.

[White Flint Implementation Advisory Meeting Update](#)

White Flint Sector Plan Implementation Advisory
Committee Meeting

Tickets available (excellent seats!) for plays at theaters in MD, DC, NYC, and summer festivals. Please contact Nancy Feldman. 301-530-1355 (C) or 301-938-9743; njfeldman@verizon.net for information.

Danielle Moss, 18, babysitter with experience & transportation, June-September. Available in Rockville, Bethesda, Dewey, Rehoboth, and Bethany. mail@daniellemoss.com; 240-393-7403; <http://luxmanorlistserv.org/listserv/babysitter-available-at-beach-or-here>

met at Wall Local Park -Kennedy Shriver Aquatic Center to discuss White Flint Development activity and other issues. The White Flint Sector Plan Advisory Committee consists of

property owners, residents, and interest groups that are stakeholders in the redevelopment of the Sector Plan area, as well as representatives from the Executive Branch, to evaluate the assumptions made regarding congestion levels, transit use and parking. The committee's responsibilities should include monitoring the Plan recommendations, identifying new projects for the Amenity Fund, monitoring the CIP and Growth Policy (Subdivision Staging), and recommending action by the Planning Board and County Council to address issues that may arise.

N'kosi Yearwood of the MoCo Planning Department updated the meeting members on the following. Both the Rock Spring Plan and the Grosvenor/Strathmore Plan are moving ahead. School issues are key in both plans since both plans are located within the Walter Johnson cluster.

Bus Rapid Transit (BRT)

More meetings are to come in January and throughout the winter. The 355 South corridor route has funding behind it, but the North Bethesda transit corridor has no funding or design for any step of the process. There are currently two routes under consideration, the first would be located along Grosvenor Lane to Tuckerman heading west then working its way through Rock Spring Park. The second route being considered is from Rock Spring all the way up route 187 (Old Georgetown Road). The route being considered would then come around to the downtown White Flint area. These are the routes that the functional plan laid out. The final route will be one or the other, not both.

Subdivision Staging Policy

White Flint is unique because there are no impact taxes paid for schools prior to a building permit issuance. However, the Council has done a few things of note. At the High School cluster level, if the school is at 120% or more

years, (used to be 110% of core capacity, now it is 120%) there could be a limit on development. However, the current subdivision staging at the middle school level created something new. The Council added a seat deficit number and it also is using the 120% number. The Council also added the middle school service area to the evaluation. The middle school service areas are much tighter so the council added in the seat deficit, 120% utilization rate for mixed use service area. The Council also added in a seat deficit number for elementary schools which is 110 and 120% utilization rate for mixed use service area. This will have significant issues over time because White Flint feeds into two schools, Luxmanor and Garrett Park Elementary.

Currently, Garrett Park Elementary is above its enrollment capacity. Likewise, Luxmanor Elementary is currently over-capacity; however, there should be an addition by 2020 which will provide relief on their existing conditions. These are very important actions on the Subdivision Staging that the Council recently took. This will have an impact on both White Flint 1 and White Flint II because primarily, most of WFII feeds into the WJ Cluster, and into Luxmanor Elementary.

White Flint II Public Hearing

A public hearing will be held on Thursday, January 12, 2017, at the Planning Department Offices on the 2010 plan for White Flint II. All information for submitting testimony is available at this link:

<http://montgomeryplanning.org/planning/communities/area-2/white-flint-2-sector-plan/>

To testify in person, a sign-up begins 10 days in advance of the date of the public hearing. All are welcome to submit testimony to this plan. The plan has staging, schools and intends to provide linkage between the 2010 plan and areas where linkage can be provided in the new plan. There are some new streets planned but most of the development will be infill development.

Brian Downie reported on this committee noting that its principle task is the creation of a business improvement district in the White Flint I/II Plan. The Committee is charged with marketing, creating a website and making recommendations to the County Executive and County Council by the end of 2017. Three focus groups were run by a third party to receive input from business owners, community members and developers on best practices for the area in the future. A report of the recommendations and suggestions made by the focus groups will be compiled by the third party. Many people who participated in the focus groups highlighted the need to make the “Pike District” (White Flint Plans) a safer place for pedestrian.

The status of the Lord & Taylor case was discussed. The recent appeal was heard in the 4 th Circuit Court, located in Richmond, VA. An opinion will be rendered by the court in a few months. Lord & Taylor had previously been awarded \$30 million and Lerner appealed the order.

White Flint Implementation Coordinator Report

Dee Metz from the County Executive’s Office reported on a handout “Construction Ahead” regarding the White Flint West Workaround – Phase 1 and Montgomery County Conference Center Parking Garage. The following link provides the information shared at the meeting:

<http://montgomerycountymd.gov/dot-dte/projects/whiteflintww/index.html>

This is a 12-month long project with construction on Old Georgetown Road scheduled to begin in 2018. More bike lanes, parking meters and a re-alignment of Executive Boulevard are part of this project.

Abbe Milstein

White Flint Implementation Committee Member

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