

## MCP-CTRACK

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**From:** Alan Dock <alandock@hotmail.com>  
**Sent:** Tuesday, November 24, 2015 10:41 AM  
**To:** MCP-Chair  
**Cc:** Sarah Morse  
**Subject:** Westbard Sector Plan

RECEIVED  
1229  
NOV 24 2015

OFFICE OF THE CHAIRMAN  
THE MARYLAND-NATIONAL CAPITAL  
PARK AND PLANNING COMMISSION

Dear Mr Anderson,

I support a Westbard Sector Plan that includes a naturalized Willett Branch. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the building where it is out of sight and out of mind. But it doesn't have to be that way. Instead of turning their backs to the creek, new development would embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs, walk their dogs, and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch *with no exemptions or waiver for any development or developer.*

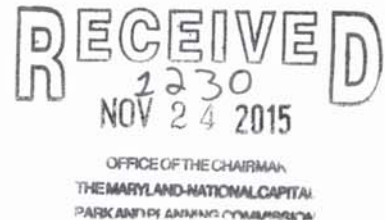
Sincerely,

Alan Dock, Somerset Town

## MCP-CTRACK

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**From:** Patricia Johnson <pdjohnson01@yahoo.com>  
**Sent:** Tuesday, November 24, 2015 5:04 PM  
**To:** Anderson, Casey; Fani-Gonzalez, Natali; Dreyfuss, Norman; Presley, Amy; Wells-Harley, Marye  
**Cc:** Roger Berliner; Gibson, Cindy; Isiah Leggett; Councilmember.Elrich@montgomerycountymd.gov; Councilmember.Floreen@montgomerycountymd.gov; Councilmember.Leventhal@montgomerycountymd.gov; Councilmember.Riemer@montgomerycountymd.gov; Councilmember.Hucker@montgomerycountymd.gov; Councilmember.Katz@montgomerycountymd.gov; Councilmember.Navarro@montgomerycountymd.gov; Councilmember.Rice@montgomerycountymd.gov; Montgomery County Council  
**Subject:** Re the Westbard Sector Plan/ please find enclosed a response from the Kenwood Citizens Committee on River Road/Westbard



November 24, 2015  
Chair Casey Anderson and  
Members of the Montgomery County Planning Board  
8787 Georgia Avenue  
Silver Spring, Maryland 20910

Dear Casey:

The Kenwood Citizens Association was represented at the Westbard Sector working session on November 19th. I was there with Jenny Sue Dunner and Ginny Voorhees. I am writing to you to express our concern about several regulations that were recommended and/or considered during that working session by the Planning Board and Planning Staff. Even though we were not told we would be able to speak, thank you for allowing certain citizens to voice their concerns about areas that are close to their neighborhoods. It was disconcerting to see that the developers, specifically Equity One and Park Bethesda, seem to know they could testify and came prepared to speak with counsel.

We are specifically concerned about Parcel #3 and Parcel #4 which are the Manor Care and Westwood 2 sites. Concerning the Manor Care site, (parcel #3) we agree with Ms. Edelman and the SCA that the allowed height of 50 feet stepping down to 35 feet to house 100 residential units is too high and too dense with its proximity to the single family homes of Springfield and across the street from Kenwood. We ask that this parcel maintain an R60 zone and 35 feet and not be zoned CRT, even if the Westbard/Ridgefield Road is reconfigured. If that road is realigned, Kenwood will request stringent traffic diversion solutions to reduce cut through traffic. We suggest that this "grand entrance" that Mr. Berfield is lobbying for ignores the fact that all the neighborhoods have asked for a "neighborhood shopping area" that serves the surrounding neighborhoods. We do not want or need a destination retail center. Mr. Dreyfuss agrees with us on this issue. Mr. Berfield says he is building "a neighborhood shopping center where people come and stay". We question: why would we need to stay if the shopping center served only nearby neighborhoods?

On Parcel #4, Westwood 2, we are concerned that a height of 90 feet is just too high and too dense directly opposite the entrance to Kenwood. This "Gateway" that Equity One has asked for is not good planning practices on the edges of established residential single family homes. We understand that if the reconfigured road does not go through, Mr. Dreyfuss has said to leave that parcel alone. We agree that Westwood 2 should retain its existing height and low profile. It is on a slope and 90 feet will soar over the single family homes in proximity to it.

We listened and were concerned that during the working session, the Board overruled the suggestions of the Planning Staff and the neighborhoods represented there and agreed to extra height on all the parcels presented. We are a suburban area. The density that is

being proposed and increased is in a relatively small area. The Planning Staff and Planning Board is building a city within a few square miles situated in the middle of single family neighborhoods. The only group that received agreeable 'compromises' were the developers. This is of great concern to the taxpaying public.

Thank you for your consideration.  
Sincerely,

Patricia Johnson and Pam Bailey (Co-Chairs)  
Kenwood Committee for River Road/Westbard

**MCP-CTRACK**

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NOV 25 2015

OFFICE OF THE CHAIRMAN  
THE MARYLAND-NATIONAL CAPITAL  
PARK AND PLANNING COMMISSION

**From:** Alicia <alicia.fuentes@gmail.com>  
**Sent:** Tuesday, November 24, 2015 5:50 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Alicia  
5219 Belvoir Dr  
Bethesda, MD 20816



**MCP-CTRACK**

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1232  
NOV 25 2015

OFFICE OF THE CHAIRMAN  
THE MARYLAND-NATIONAL CAPITAL  
PARK AND PLANNING COMMISSION

**From:** Alison McCaul <alisonmccaul@me.com>  
**Sent:** Wednesday, November 25, 2015 7:17 AM  
**To:** MCP-Chair; Councilmember.berliner@montgomerycountymd.gov;  
county.council@montgomerycountymd.gov  
**Cc:** Martien van Nieuwkoop  
**Subject:** Proposed construction on WESTWARD AVENUE, 20816

To Whom It May Concern:

We are writing to express our concern with the proposed site at Westbard Avenue and Ridgefield Road. Since 2008, we have lived at 5510 Westward Avenue. Our house is located on the same block as the former Manor Care facility. We enjoy the residential, family atmosphere, as well as the convenience to shops, Bethesda, and the Capital Crescent Trail. We know many of the neighbors and feel safe in our neighborhood.

For reasons of safety and density, we are deeply concerned about the impacts of a future multi-family building (as Equity One has proposed with 100 units). We would prefer that this site is zoned for townhouses, no more than 20. We are also opposed to any commercial establishment at the former Manor Care site. Any new construction should be strictly residential to maintain the current safety and residential atmosphere of our street.

In addition to safety and density, new development will indeed cause more trucks and tractor trailers to use our residential street. Given the increasing numbers of families with young children, increase in traffic will create a grave safety issue. Already we deal with constant illegal trucks using our residential streets. Large trucks create noise, rattle our house at all hours of the day, cause pollution, and pose great risks for our children who walk around the area.

We look forward to a positive and safe decision on future development on our street. Thank you for your attention.

Sincerely,

Alison McCaul and Martien van Nieuwkoop  
5510 Westward Avenue Bethesda, MD 20816

**From:** Keith Cooperrider <keithcoop9@gmail.com>  
**Sent:** Wednesday, November 25, 2015 10:04 AM  
**To:** councilmember.berliner@montgomerycountymd.gov;  
councilmember.elrich@montgomerycountymd.gov;  
councilmember.hucker@montgomerycountymd.gov;  
councilmember.floreen@montgomerycountymd.gov;  
councilmember.leventhal@montgomerycountymd.gov;  
councilmember.navarro@montgomerycountymd.gov;  
councilmember.riemer@montgomerycountymd.gov;  
councilmember.katz@montgomerycountymd.gov;  
county.council@montgomerycountymd.gov; MCP-Chair; Wells-Harley, Marye; Presley, Amy; Dreyfuss, Norman; Anderson, Casey; Natali.Fani-Gonzales@mncppc-mc.org; Wright, Gwen  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment

Sent from: keithcoop9@gmail.com

Date: 11-25-2015

To: Montgomery County Council  
Montgomery County Planning Board

RE: Please support a Westbard Plan that favors Westwood redevelopment

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

However, in order to preserve the nature of the surrounding neighborhoods and prevent school and traffic overcrowding, the new Westbard Sector Plan must limit building heights to 50 feet and keep the total number of residential units at the existing limitation of 1,684. Allocate to Equity One the entire budget of 580 new residential units that may constructed within the Westbard Sector.

Name: Keith Cooperrider  
Address: 5708 Overlea Road  
City: Bethesda  
Zip: 20816

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NOV 25 2015

**MCP-CTRACK**

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OFFICE OF THE CHAIRMAN  
THE MARYLAND-NATIONAL CAPITAL  
PARK AND PLANNING COMMISSION

**From:** Gerald Richman <jerry.richman@gmail.com>  
**Sent:** Wednesday, November 25, 2015 10:49 AM  
**To:** MCP-Chair  
**Cc:** county.council@montgomerycountymd.gov; ike.leggett@montgomerycountymd.gov;  
ocemail@montgomerycountymd.gov  
**Subject:** WILLETT BRANCH IN THE WESTBARD SECTOR

Dear Chairman Anderson:

I support a Westbard Sector Plan that includes a naturalized Willett Branch. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the building where it is out of sight and out of mind. But it doesn't have to be that way. Instead of turning their backs to the creek, new development would embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch with no exemptions or waiver for any development or developer.

Sincerely,

Gerald Richman  
4712 Overbrook Road  
Bethesda, MD

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NOV 25 2015

**MCP-CTRACK**

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**From:** Lloyd Guerci <lloyd.guerci@yahoo.com>  
**Sent:** Wednesday, November 25, 2015 11:12 AM  
**To:** MCP-Chair; Anderson, Casey; Wells-Harley, Marye; Dreyfuss, Norman; Presley, Amy; Fani-Gonzalez, Natali  
**Cc:** Kronenberg, Robert; Marcolin, John; Wright, Gwen  
**Subject:** Westbard Sector Plan - Zoning Issues Inadvertently Not Addressed  
**Attachments:** Citizens Coordinating Comm ltr re Westbard to Planning Bd 11.25.15.pdf

OFFICE OF THE CHAIRMAN  
THE MARYLAND-NATIONAL CAPITAL  
PARK AND PLANNING COMMISSION

Chair Anderson and Members of the Planning Board:

Please see the attached letter. This addresses zoning matters that, we request, be addressed at the coming work session on December 3.

Thank you.

Lloyd S. Guerci  
Chair, Citizens Coordinating Committee on Friendship Heights



# Citizens Coordinating Committee on Friendship Heights

November 25, 2015

MCP-Chair@MNCPPC-mc.org  
Chairman Casey Anderson and Members of the Board  
Montgomery County Planning Board  
8787 Georgia Ave.  
Silver Spring, Maryland 20910

Re: Westbard Sector Plan - Zoning Issues Inadvertently Not Addressed

Dear Chair Anderson and Members of the Board:

The November 19th work session was to address all zoning issues relating to the Westbard Sector Plan. Sometime after that lengthy session ended, residents realized that, apparently inadvertently, not addressed were several zoning matters which are of major importance to the community: limitations on the square footage of retail establishments; limitations on the types of retail establishments; and zoning to preserve continuation of at least some gas stations.

These matters were addressed by the Citizens Coordinating Committee on Friendship Heights, and many of its constituent municipalities and organizations, as well as individual residents, in written communications and orally at the numerous public hearings and sessions. The stated purpose of the Sector Plan is to provide a neighborhood shopping center - i.e., to provide goods and services for the nearby community, not create another regional shopping magnet in competition with the already "over-stored" nearby regional centers - Friendship Heights CBD and Bethesda CBD. In order to achieve this purpose, square foot limitations need to be placed on stores. Of course, some exceptions will need to be made, such as for a grocery store or gym facility, but keeping the store size small will permit continuation of many of the existing small business in the Westbard area - e.g., toy store, pet store, cleaners, barber, etc. Limitations should deter the type of stores - e.g., large chain or franchised stores - which already abound in the nearby CBD's as well as close by Montgomery Mall, to prevent the Westbard area from becoming yet another magnet attracting people from a wide geographic area. We note that the very successful shopping center where Whole Foods is located, with the exception of the grocery store, has a limit of 5,000 sq ft for establishments which limitation was negotiated by the community with the shopping center owner. Even this square footage is too large to economically assure many types of small establishments that service a neighborhood shopping center. Limitations could be written into the Sector Plan to control size and use or, if necessary, by some other method including a zoning text amendment.

Finally, the community made clear, as do principles of good planning, that gas stations should be preserved, or all existing stations could be replaced as part of new development as has happened in Bethesda, where almost all the gas stations have closed. This will not only inconvenience the tens of thousands of residents in the western down-county area, but will

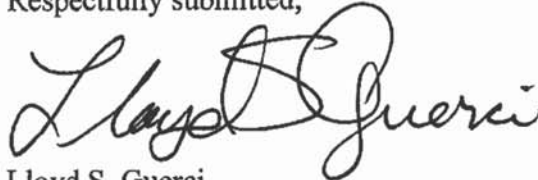
Representing the Citizens Associations of Brookdale, Chevy Chase Village, Chevy Chase West, Drummond, Green Acres-Glen Cove, Kenwood, Kenwood Condominium, Kenwood House Cooperative, Kenwood Place Condominium, Mohican Hills, Somerset, Springfield, Sumner, Sumner Village Condominium, Westmoreland, Westbard Mews, Westwood Mews, and Wood Acres

require them to travel a great distance to obtain gas, further clogging the roads and adding greenhouse gases and air pollutants.

We request that the Board address these issues at the coming work session on December 3rd.

Thank you.

Respectfully submitted,

A handwritten signature in cursive script that reads "Lloyd S. Guerci". The signature is written in black ink and is positioned above the printed name and title.

Lloyd S. Guerci  
Chair, Citizens Coordinating Committee on  
Friendship Heights

cc: Gwen Wright, [Gwen.Wright@mncppc-mc.org](mailto:Gwen.Wright@mncppc-mc.org)  
Robert Kronenberg, [Robert.Kronenberg@Montgomeryplanning.org](mailto:Robert.Kronenberg@Montgomeryplanning.org)  
John Marcolin, [John.Marcolin@Montgomeryplanning.org](mailto:John.Marcolin@Montgomeryplanning.org)

**MCP-CTRACK**

RECEIVED  
1236  
NOV 30 2015

**From:** Nmbreul <nmbreul@aol.com>  
**Sent:** Wednesday, November 25, 2015 5:40 PM  
**To:** MCP-Chair  
**Subject:** Naturalize Willet Branch

OFFICE OF THE CHAIRMAN  
THE MARYLAND-NATIONAL CAPITAL  
PARK AND PLANNING COMMISSION

Dear Mr. Anderson and the Planning Board,

I support a Westbard Sector Plan that includes a naturalized Willett Branch. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the building where it is out of sight and out of mind. But it doesn't have to be that way. Instead of turning their backs to the creek, new development would embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch with no exemptions or waiver for any development or developer.

Sincerely,  
Nancy Breul

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Sent from my iPhone

## MCP-CTRACK

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**From:** yoonja hwang <yoonjashwang@gmail.com>  
**Sent:** Wednesday, November 25, 2015 11:51 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
yoonja hwang  
5816 Osceola Rd  
Bethesda, MD 20816



**MCP-CTRACK**

RECEIVED

**From:** Thomas Verratti <tverratti@msn.com>  
**Sent:** Thursday, November 26, 2015 12:56 AM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

NOV 30 2015

OFFICE OF THE CHAIRMAN  
THE MARYLAND-NATIONAL CAPITAL  
PARK AND PLANNING COMMISSION

1237

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Thomas Verratti  
5119 Wissioming Rd  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Luis Ascanio <lascaniof@verizon.net>  
**Sent:** Thursday, November 26, 2015 9:03 AM  
**To:** MCP-Chair; Kronenberg, Robert; Howerton, Leslye; DeOcampo, Marc; McManus, Patricia  
**Subject:** PLEASE PRESERVE BATTERY LANE PARK

Dear Members of MOCO Urban Planning Leadership  
Dear Ladies & Gentlemen,

I am kindly writing to you on THANKSGIVING day to express my opposition to the plan of sacrificing part of the Park located on Battery Lane (Bethesda) to build a public road. Not even a shared street will compensate for the loss of the green area used by local residents to walk and play with their children, walk their pets, to nurseries and preschool facilities which utilize the park as a play ground, and retirement homes that use the area as walking/resting place for senior citizen. When the weather is reasonable the park is extensively utilized by the local population! Please also consider the consequence of opening access to the already busy area surrounding the NIH, particularly taking into account that the crossing of Wisconsin Avenue with Battery Lane will receive traffic activity related to the opening of a supermarket. Bear also in mind that there is a rescue squad station at the crossing of Old Georgetown Road and Battery Lane which is strategically located and requires fluid traffic in tending to emergencies. Additional traffic flow into Battery Lane will result in extreme traffic congestion! I also want to say that the argument about the park being unsafe to support a "share street" is simply weak. Safety issues are primarily resolved with improved policing and cooperation from the community (neighborhood watch) to report any inappropriate use of the facilities. Please preserve the Battery Lane Park neighborhood GREEN and do not approve any more brick and mortar to replace park and recreation areas! Please consider my concerns and think about the problem not only in the complex position of competent urban designers, regulators and managers who you surely are, but also from the local perspective of end users and neighbors.

Kind regards,

Luis Ascanio  
4979 Battery Lane,  
Bethesda, Md 20814

## MCP-CTRACK

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**From:** Stephanie and Robert Soofer <rsoofer@msn.com>  
**Sent:** Thursday, November 26, 2015 12:38 PM  
**To:** MCP-Chair  
**Subject:** Westward

To whom it may concern,

I support a Westbard Sector Plan that includes a naturalized Willett Branch, where it can be utilized by the public and appreciated. It is important to preserve our natural areas and green spaces while embracing smart growth. The environmental planners have a plan to accomplish that goal.

Please vote to support a master plan with a strong environmental component and a naturalized Willett Branch with no exemption or waiver for any development or developer.

Sincerely,  
Stephanie Soofer  
Sent from my iPhone

## MCP-CTRACK

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**From:** Gregg <glemin@msn.com>  
**Sent:** Thursday, November 26, 2015 2:00 PM  
**To:** MCP-Chair; county.council@montgomerycountymd.gov;  
ike.leggett@montgomerycountymd.gov  
**Subject:** I Support a Willett Branch Park in the Westbard Sector

Dear Mr. Anderson and Planning Board Members, Mr. Leggett, and Council Board Members, I support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the buildings where it is out of sight and out of mind. But it doesn't have to be that way. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. Instead of turning their backs to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch.

Sincerely,

Gregg Elias



## MCP-CTRACK

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**From:** Nancy McBride <ncmcbride@yahoo.com>  
**Sent:** Thursday, November 26, 2015 2:16 PM  
**To:** MCP-Chair  
**Subject:** I Support a Willett Branch Park in the Westbard Sector

Dear Mr. Anderson and Planning Board Members, Mr. Leggett, and Council Board Members, I support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the buildings where it is out of sight and out of mind. But it doesn't have to be that way. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. Instead of turning their backs to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County. Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch. Sincerely,

Nancy C. McBride

## MCP-CTRACK

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**From:** Emmanuelle Le Bigre <elebigre@hotmail.com>  
**Sent:** Thursday, November 26, 2015 5:38 PM  
**To:** MCP-Chair  
**Subject:** Willet Branch naturalization plan

Please save this Willet Branch Naturalization plan, so the Willet Branch can be enjoyed by all. There is too much development planned for Bethesda. It is sad to see this lovely area becoming another ugly urban center, with high buildings, few green spaces and pollution caused by heavy traffic.  
Please vote to preserve the Willet Branch.

Emmy Le Bigre  
5504 Pollard rd  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Ed Worthy <edworthy@verizon.net>  
**Sent:** Thursday, November 26, 2015 7:00 PM  
**To:** MCP-Chair; county.council@montgomerycountymd.gov;  
ike.leggett@montgomerycountymd.gov  
**Subject:** I Support a Willett Branch Park in the Westbard Sector

Dear Mr. Anderson and Planning Board Members, Mr. Leggett, and Council Board Members,  
I support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the buildings where it is out of sight and out of mind. But it doesn't have to be that way. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. Instead of turning their backs to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch.

Sincerely,

Ed Worthy  
4936 Sentinel Drive, Bethesda, MD 20816

## MCP-CTRACK

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**From:** John Christian <jonxian@mac.com>  
**Sent:** Thursday, November 26, 2015 9:36 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
John Christian  
6502 Ridge Dr  
Bethesda, MD 20816



MCP-CTRACK

RECEIVED

NOV 30 2015

OFFICE OF THE CHAIRMAN  
THE MARYLAND-NATIONAL CAPITAL  
PARK AND PLANNING COMMISSION

1238

**From:** Joan Darby <joandarby@gmail.com>  
**Sent:** Friday, November 27, 2015 9:35 AM  
**To:** MCP-Chair; county.council@montgomerycountymd.gov;  
ike.leggett@montgomerycountymd.gov  
**Subject:** I Support a Willett Branch Park in the Westbard Sector

Dear Mr. Anderson and Planning Board Members, Mr. Leggett, and Council Board Members, I support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the buildings where it is out of sight and out of mind. But it doesn't have to be that way. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. Instead of turning their backs to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch.

Sincerely,  
Joan Darby  
5604 Parkston Road  
Bethesda MD 20816

## **MCP-CTRACK**

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**From:** Ron Poropatich <ronporopatich@gmail.com>  
**Sent:** Friday, November 27, 2015 10:22 AM  
**To:** MCP-Chair; county.council@montgomerycountymd.gov;  
ike.leggett@montgomerycountymd.gov  
**Subject:** Willett Branch clean-up!

Dear Mr. Anderson and Planning Board Members, Mr. Leggett, and Council Board Members,

I support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch. The current state of this creek is in need of major change. The walls are covered in graffiti and the banks are lined with trash. It winds behind the buildings where it is out of sight and out of mind. But it doesn't have to be that way.

The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. Instead of turning their backs to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector. Please vote to support a Master Plan with a strong environmental component and a naturalized Willett Branch.

Sincerely,

Ron Poropatich, MD  
5710 Springfield Drive  
Bethesda, MD 201816  
[Ron.poropatich@gmail.com](mailto:Ron.poropatich@gmail.com)

## MCP-CTRACK

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**From:** gkelly916@comcast.net  
**Sent:** Friday, November 27, 2015 12:55 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: gracie kelay

Address: 12907 falling water circle

City: gaithersburg

Zip: 20874

## MCP-CTRACK

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**From:** kimpomponi@gmail.com  
**Sent:** Friday, November 27, 2015 1:11 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: kim pomponi

Address:

City: bethesda

Zip: 20816

## **MCP-CTRACK**

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**From:** ejdan98@gmail.com  
**Sent:** Friday, November 27, 2015 1:16 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: ethan dan

Address: 7016 winterberry lane

City: bethesda

Zip: 20817



## MCP-CTRACK

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**From:** riquelmet@hotmail.com  
**Sent:** Friday, November 27, 2015 1:48 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: tamara riquelme

Address: 6611 river road

City: bethesda

Zip: 20817

## MCP-CTRACK

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**From:** jessica.tickner@gmail.com  
**Sent:** Friday, November 27, 2015 2:08 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: jessica weliwitigoda

Address: 6003 glooster road

City: bethesda

Zip: 20816

## MCP-CTRACK

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**From:** mjohnson931@outlook.com  
**Sent:** Friday, November 27, 2015 3:01 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: michael johnson

Address: westbard circle

City: bethesda

Zip: 20816

## MCP-CTRACK

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**From:** bhonan231@outlook.com  
**Sent:** Friday, November 27, 2015 3:08 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: barry honan

Address: winterbarry lane

City: bethesda

Zip: 20817

## MCP-CTRACK

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**From:** misspelled@live.com  
**Sent:** Friday, November 27, 2015 3:17 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: caitlin moriarity

Address: 6508 bannockburn drive

City: bethesda

Zip: 20817



## MCP-CTRACK

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**From:** Dave Kolakowski <davekola@verizon.net>  
**Sent:** Friday, November 27, 2015 4:12 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Dave Kolakowski  
5117 Baltan Rd  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** hairmary@gmail.com  
**Sent:** Friday, November 27, 2015 5:11 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Mary Dolbashian

Address: 5301 West Bard Circle

City: Bethesda

Zip: 20816

## MCP-CTRACK

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**From:** shbernstein@totalmanagementinc.com  
**Sent:** Friday, November 27, 2015 5:13 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Steven Bernstein

Address: 5205 Westbard Avenue

City: Bethesda

Zip: 20816

## **MCP-CTRACK**

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**From:** scott@yellowdoorproperties.com  
**Sent:** Friday, November 27, 2015 5:39 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Scott Mcmillan

Address: 5450 Massachusetts Avenue

City: Bethesda

Zip: 20816



## **MCP-CTRACK**

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**From:** craig.signmakers@gmail.com  
**Sent:** Friday, November 27, 2015 5:44 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Craig Wine

Address: 5131 West Bard Avenue

City: Bethesda

Zip: 20816

## **MCP-CTRACK**

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**From:** jamesnicoll@gmail.com  
**Sent:** Friday, November 27, 2015 5:57 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: James Nicoll

Address: 5325 Westbard Avenue

City: Bethesda

Zip: 20816

## MCP-CTRACK

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**From:** Colin Helmer <colinhelmer2003@yahoo.com>  
**Sent:** Friday, November 27, 2015 6:00 PM  
**To:** MCP-Chair; Mont. Co. County Council; ike.leggett@montgomerycountymd.gov;  
ocemail@montgomerycountymd.gov  
**Subject:** Creating a Willett Branch Park in the Westbard Sector

Dear Mr. Anderson and Planning Board Members, Mr. Leggett, and Council Board Members,

Willet Branch creek, which runs through the center of the Westbard Sector, is an eyesore. The concrete walls are covered in graffiti and the banks are lined with trash. The water quality must be dreadful, but the creek is an important tributary of the Little Falls Branch, which in turn flows into the Potomac. All in all, it is an environmental disaster.

The revision of the Westbard Sector plan provides an opportunity to restore the creek to its natural state. Environmental planners have come up with an innovative design that would make the creek an amenity for the area – a place where people could walk, enjoy nature and congregate. It would even provide a connection to the Capital Crescent trail, facilitating walking and cycling and perhaps taking a bit of traffic off the crowded roads.

Every aspect of the proposed Westbard Sector plan caters to developers. Density will increase, adding to the traffic burden and the population of already over-crowded schools in the Whitman Cluster. Please consider adding something that will be positive for the environment and contribute to the recreational opportunities in the sector. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch.

Sincerely,

Colin Helmer

## **MCP-CTRACK**

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**From:** kjmcgloon@gmail.com  
**Sent:** Friday, November 27, 2015 6:06 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Kevin Mcgloon

Address: 6005 Cromwell Drive

City: Bethesda

Zip: 20816



## MCP-CTRACK

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**From:** p.fiske@earthlink.net  
**Sent:** Friday, November 27, 2015 6:07 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Pat Fiske

Address: 4615 North Park Avenue

City: Chevy Chase

Zip: 20815

## MCP-CTRACK

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**From:** cloutlord2317@gmail.com  
**Sent:** Friday, November 27, 2015 6:10 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Alonzo Watson

Address: 223 Valley Avenue

City: Washington DC

Zip: 20032

## MCP-CTRACK

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**From:** hawaboyce4@gmail.com  
**Sent:** Friday, November 27, 2015 6:11 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Hawa Boyce

Address: 14815 River Road

City: Potomac

Zip: 20854

## **MCP-CTRACK**

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**From:** kiska <williamsadmin@comcast.net>  
**Sent:** Friday, November 27, 2015 6:19 PM  
**To:** MCP-Chair  
**Subject:** Westbard Sector Plan - Willett Branch  
**Attachments:** Screen Shot 2015-11-27 at 6.04.21 PM.png

Dear Mr. Anderson,

Please see the attached letter supporting the naturalization of the Willett Branch in the Westbard Sector.

Regards,

Kiska Williams



LITTLE FALLS WATERSHED ALLIANCE

EDUCATION - ACTION - STEWARDSHIP

**Letter Supporting the Naturalization of the Willett Branch in the Westbard Sector  
from Westbard Avenue Resident, Kiska Williams**

**November 27, 2015**

**Dear Everyone who supports Springfield Residents with the proposed**

**Westbard Sector Plan:**

I support a Westbard Sector Plan that includes a naturalized Willett Branch. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. The current state of this creek is shameful. The walls, if you can see them through the underbrush, are covered in graffiti. Trash decorates that underbrush. The creek winds behind the building so few see this blight. It doesn't have to be this way. New development could incorporate the creek as part of their open space making the Westbard Sector a pretty, clean, green part of the neighborhood.

With rampant development, we need more open space to accommodate the far too many new residents that Equity One's planned building will bring in. Please vote to support a Master Plan with a strong environmental component and a naturalized Willett Branch with no exemptions or waiver for any development or developer.

Sincerely,

Kiska Williams, Resident  
5502 Westbard Avenue  
Bethesda, MD 20816  
telephone: 301-654-4260



MCP-CTRACK

RECEIVED  
1239

NOV 30 2015

**From:** Meghan Donahue <mdonahue28@hotmail.com>  
**Sent:** Saturday, November 28, 2015 2:14 AM  
**To:** MCP-Chair; county.council@montgomerycountymd.gov;  
ike.leggett@montgomerycountymd.gov  
**Subject:** I Support a Willett Branch Park in the Westbard Sector

OFFICE OF THE CHAIRMAN  
THE MARYLAND-NATIONAL CAPITAL  
PARK AND PLANNING COMMISSION

Dear Mr. Anderson and Planning Board Members, Mr. Leggett, and Council Board Members,

I support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the buildings where it is out of sight and out of mind. But it doesn't have to be that way. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. Instead of turning their backs to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch.

Sincerely,

Meghan Donahue  
Sumner Village  
Bethesda

## MCP-CTRACK

---

**From:** Ellen Villa <villa320@aol.com>  
**Sent:** Saturday, November 28, 2015 8:16 AM  
**To:** MCP-Chair  
**Subject:** Westbard Sector Plan

Casey Anderson, Chair  
M-NCPPC  
8787 Georgia Ave.  
Silver Spring, MD 20910

Dear Mr. Anderson,

I support a Westbard Sector Plan that includes a naturalized Willett Branch. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the building where it is out of sight and out of mind. But it doesn't have to be that way. Instead of turning their backs to the creek, new development would embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch with no exemptions or waiver for any development or developer.

Sincerely,

Ellen Villa

5335 Falmouth Rd.  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** christian.miles@herrmilesinvestments.com  
**Sent:** Saturday, November 28, 2015 1:19 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: C Miles

Address: 4901 Hillbrook Lane

City: Washington dC

Zip: 20016

## **MCP-CTRACK**

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**From:** rharris@harrislawdc.com  
**Sent:** Saturday, November 28, 2015 1:31 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Robert Harris

Address: 4834 Sedgwick Street NW

City: Washington DC

Zip: 20016

## MCP-CTRACK

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**From:** nmcgrath@darcars.com  
**Sent:** Saturday, November 28, 2015 1:36 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Nicole Mcgrath

Address: 5115 Marilyn Drive

City: Bethesda

Zip: 20816

## MCP-CTRACK

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**From:** Julie Nickel <julie@nicknet.tv>  
**Sent:** Saturday, November 28, 2015 1:48 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Julie Nickel  
4601 Cooper Ln  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** sarahlimogesrath@gmail.com  
**Sent:** Saturday, November 28, 2015 1:50 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Sarah Rath

Address: 5021 Sentinel Drive

City: Bethesda

Zip: 20816



## MCP-CTRACK

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**From:** ts5068@yahoo.com  
**Sent:** Saturday, November 28, 2015 1:56 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Teresa Shaffer

Address: 5608 Mckinley Street

City: Bethesda

Zip: 20817

## MCP-CTRACK

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**From:** Kenneth Foster III <kennethfoster3@me.com>  
**Sent:** Saturday, November 28, 2015 2:31 PM  
**To:** MCP-Chair  
**Cc:** Kari Swenson; Jesse Gordon  
**Subject:** Westbard Sector Plan

Dear Sirs,

I am in support of the new Westbard Sector Plan, and specifically the proposed new park(s).

I am resident in the neighborhood, have a family with two young children at Westbrook, and Westland, own a business on River Road in the affected Sector, and most importantly a long time skateboarder.

This email is in support of a skatepark.

Currently there is very little skatepark access in Southern Montgomery County. Skateboarding, and inline skating is now an established recreation option for adults and children alike, and is more accepted than in the past. Skatepark design has improved over the years. Skateparks exist with minimal maintenance needed.

As a skateboarder of over 30 years, I have the passion and desire to ensure what is built will appeal to the community. Generally a skatepark should appeal to beginners, intermediate, and advanced leveled users. Additionally, great care should be used when selecting a design/build firm. We should use a firm that has a strong track record of projects, and long term reliability of their product.

I fully support the skatepark plan, and know that this recreation is a great fit for the residents of Westbard. Many children, and adults are active participants, and would find years of use from the facility. **I would like to help or participate in any way possible.**

I see the next meeting is December 3, and is focused on Parks. Is that meeting open to the public?

Regards, Kenny Foster

720.346.4641

## **MCP-CTRACK**

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**From:** princeetishawn@gmail.com  
**Sent:** Saturday, November 28, 2015 2:45 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Latoya Land

Address: 122 M Northwest Street

City: Washington Dc

Zip: 20001

## MCP-CTRACK

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**From:** Gustav Plato <gplato@iigrowth.com>  
**Sent:** Saturday, November 28, 2015 2:45 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Gustav Plato  
5712 Bent Branch Rd  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** ckmin430@aol.com  
**Sent:** Saturday, November 28, 2015 2:47 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Carolyn Minturn

Address: Springer Road

City: Bethesda

Zip: 20817

## MCP-CTRACK

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**From:** Rafaela Castan <agatacrock@gmail.com>  
**Sent:** Saturday, November 28, 2015 3:11 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Rafaela Castan  
5019 Sangamore Rd  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** eroberts36@gmail.com  
**Sent:** Saturday, November 28, 2015 3:27 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Elaine Roberts

Address: 8002 Quarry Ridgeway

City: Bethesda

Zip: 20817



## MCP-CTRACK

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**From:** smythej02@gmail.com  
**Sent:** Saturday, November 28, 2015 3:47 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Jeffrey Smythe

Address: 5508 Johnson Avenue

City: Bethesda

Zip: 20817

## MCP-CTRACK

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**From:** vulyne78@gmail.com  
**Sent:** Saturday, November 28, 2015 3:53 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Lynne Vu

Address: 7707 Wisconsin Ave Apt 128

City: Bethesda

Zip: 20814

## **MCP-CTRACK**

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**From:** elainapopovich@gmail.com  
**Sent:** Saturday, November 28, 2015 4:05 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Elaina Popovich

Address: 8809 Walnut Hill Road

City: Chevy Chase

Zip: 20815

## MCP-CTRACK

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**From:** Elise A. Ruedi <lruedi@msn.com>  
**Sent:** Saturday, November 28, 2015 4:11 PM  
**To:** MCP-Chair  
**Subject:** I Support a Willett Branch Park in the Westbard Sector

Dear Mr. Anderson and Planning Board Members,

I strongly support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch, and ask that you take appropriate action to assure this.

The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the buildings, where it is out of sight and out of mind. But it doesn't have to be that way. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. Instead of turning their backs to the creek, it is my deepest wish that new development will embrace the creek as part of their open space, making the Westbard Sector a show place for the County.

We need revitalized open space for residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has the potential to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch.

Sincerely,

Elise A Ruedi  
5214 Augusta Street  
Bethesda MD 20816

lruedi@msn.com

## **MCP-CTRACK**

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**From:** nica2010@gmail.com  
**Sent:** Saturday, November 28, 2015 4:29 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Marlon Alvarez

Address: 7968 Lakecrest Drive

City: Greenbelt

Zip: 20770

## **MCP-CTRACK**

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**From:** csucsuka01@yahoo.com  
**Sent:** Saturday, November 28, 2015 4:30 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Judit Vadasz

Address: 4990 Sentinel Drive

City: Bethesda

Zip: 20816

## MCP-CTRACK

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**From:** logan\_giles@landon.net  
**Sent:** Saturday, November 28, 2015 4:47 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Logan Giles

Address: 3908 Oliver Street

City: Chevy Chase

Zip: 20815



## MCP-CTRACK

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**From:** patrickgiles@comcast.net  
**Sent:** Saturday, November 28, 2015 4:48 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Patrick Giles

Address: 3908 Oliver Street

City: Bethesda

Zip: 20815

## MCP-CTRACK

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**From:** smith.jaclyn28@gmail.com  
**Sent:** Saturday, November 28, 2015 4:51 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Jaclyn Smith

Address: 28 West Lenox St

City: Chevy Chase

Zip: 20815

## MCP-CTRACK

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**From:** jackson.william23@gmail.com  
**Sent:** Saturday, November 28, 2015 4:53 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Will Jackson

Address: 2020 12th Street Apt 601

City: Washington dC

Zip: 20009

## MCP-CTRACK

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**From:** roserabine37@gmail.com  
**Sent:** Saturday, November 28, 2015 4:57 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Rose Rabin

Address: 3261 A Sutton Place

City: Washington Dc

Zip: 20016

## **MCP-CTRACK**

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**From:** habibyc@gmail.com  
**Sent:** Saturday, November 28, 2015 5:00 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Chris Habiby

Address: 5325 Westbard Avenue Apt 626

City: Bethesda

Zip: 20816

## MCP-CTRACK

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**From:** jrobin@yahoo.com  
**Sent:** Saturday, November 28, 2015 5:09 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Robin Fisher

Address: 7234 Aberdeen Road

City: Bethesda

Zip: 20817

## MCP-CTRACK

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**From:** bijouxrdb@hotmail.com  
**Sent:** Saturday, November 28, 2015 5:32 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Rebecca DeDakey

Address: 5109 Westbard Avenue

City: Bethesda

Zip: 20816



## **MCP-CTRACK**

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**From:** okoyer23@outlook.com  
**Sent:** Saturday, November 28, 2015 5:40 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Richard Okoye

Address: 1111 23rd St

City: washington DC

Zip: 20037

## MCP-CTRACK

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**From:** gertrude.wiredu@yahoo.com  
**Sent:** Friday, November 27, 2015 6:14 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Gertrud3 Wiredu

Address: 10302 Paddock Place

City: Laurel

Zip: 20723

## MCP-CTRACK

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**From:** Alice Mayo <a.mayo@yahoo.com>  
**Sent:** Saturday, November 28, 2015 8:30 PM  
**To:** MCP-Chair  
**Subject:** Density and a Naturalized Willett Branch and Stream Valley Park in the Westbard Sector

Dear Mr. Anderson and the Planning Board,

It is outrageous that the elected officials of this county ignore the input of residents directly affected by absurd development plans in the Westbard sector. I support a Westbard Sector Plan that includes a naturalized Willett Branch. Tiny pockets of "green" space -- few and pathetic as they are in the current plan-- do not provide wildlife corridors or benefit to the environment. They do not benefit the quality of little falls creek, one of the most polluted streams in Maryland. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch with no exemptions or waiver for any development or developer. Please also reconsider ridiculous plans to replace our beloved mid century modern library --as much a community center as a library-- with high rise "affordable" housing immediately adjacent to an already overcrowded middle school and a full 45 minute walk to the nearest metro. We vote and we are angry. It's time you crawl out of the pockets of developers and stand up on behalf of the residents who will have to deal with the traffic headaches brought about by your ill considered urban density plans for our increasingly stressed suburban neighborhood. Take a drive around this neighborhood at rush hour and then decide if tripling the population density is such a great idea. We vote. We count. We are watching your actions.

Respectfully,

\_Alice Mayo  
5020 Newport avenue  
Bethesda Md 20816

## MCP-CTRACK

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**From:** Kevin Quinn <quinnkj@hotmail.com>  
**Sent:** Saturday, November 28, 2015 8:53 PM  
**To:** MCP-Chair  
**Subject:** Westbard Sector Plan

Dear Members of the Montgomery Council Planning Board,

This is NOT a NIMBY letter. I'm writing because I am confused and disappointed in how the Montgomery County Planning process has worked for the Westbard Sector. I am a resident of this area. I've lived at 5524 Westbard Avenue since 1997. My wife and I have raised our family here on Westbard.

We participated with the rest of the community in the process. I attended meetings hosted by Equity One and the County planners. We heard the discussion, saw the alternatives, voiced our opinions. In the end, some aspects of the plan we liked, others we didn't but we felt our voices were heard. This is the way the local community/government process is supposed to work, right?

So what happened? Now all of a sudden, the realignment of Westbard Avenue and Ridgefield Avenue is dead? Now the consensus is that we don't care about cut through traffic and trucks barging down the residential section of Westbard Avenue?

Height of buildings was a contentious debate throughout different places in the Westbard sector but in the end there was a plan and the community felt informed. Now the height is being arbitrarily changed (read INCREASED)?

Willet Branch stream was going to be naturalized – now it won't (read “stream buffer areas may be modified or reduced”)?

What happened here? A cynical person might say that the whole community engagement process was a big show (read “farce”?) – an act staged by the Planning Board and Equity One. Now we see how decisions are really made (read “behind closed doors”)?

For me, when all is said and done, the thing that makes me the most angry is the plan to ignore the realignment of Ridgefield and Westbard Avenue that was designed to ensure that the development did not destroy the liveability of the purely residential parts of the community. Now the plan is to indeed destroy the residential character of the community. The plan that was in place until a short while ago was what is called a compromise, and I was ready to live with it. Now it is quite something else.

I don't get it, and I am angry. The community tried to be our own advocates. Seems like we've been ignored, in the end.

Who will do what's right for the bigger picture, balancing all the different needs in the community, now and in the future?

Please take your responsibility to the community seriously and honor the commitment to a fair and open process for deciding what happens to our neighborhood.

Kevin Quinn

5524 Westbard Avenue

## **MCP-CTRACK**

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**From:** Mary Smith <Marykwoods@verizon.net>  
**Sent:** Saturday, November 28, 2015 10:10 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Mary Smith  
5902 Carlton Ln  
Bethesda, MD 20816

NOV 30 2015

**From:** Hanina Goldstein <haninag@yahoo.com>  
**Sent:** Sunday, November 29, 2015 8:05 AM  
**To:** MCP-Chair; county.council@montgomerycountymd.gov;  
ike.leggett@montgomerycountymd.gov  
**Subject:** I Support a Willett Branch Park in the Westbard Sector

OFFICE OF THE CHAIRMAN  
THE MARYLAND-NATIONAL CAPITAL  
PARK AND PLANNING COMMISSION

Dear Mr. Anderson and Planning Board Members, Mr. Leggett, and Council Board Members,

I support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the buildings where it is out of sight and out of mind. But it doesn't have to be that way. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. Instead of turning their backs to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch.

Sincerely,  
Hanina Goldstein, Worthington Drive, Bethesda 20816

## MCP-CTRACK

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**From:** Lee Boyle <lee.boyle@gmail.com>  
**Sent:** Sunday, November 29, 2015 8:19 AM  
**To:** MCP-Chair; county.council@montgomerycountymd.gov;  
ike.leggett@montgomerycountymd.gov  
**Subject:** I Support a Willett Branch Park in the Westbard Sector

Dear Mr. Anderson and Planning Board Members, Mr. Leggett, and Council Board Members, I support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the buildings where it is out of sight and out of mind. But it doesn't have to be that way. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. Instead of turning their backs to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch.

Sincerely,

Lee Boyle  
5212 Westwood Dr  
Bethesda Md 20816



## MCP-CTRACK

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**From:** Devang Doshi <devang.doshi@gmail.com>  
**Sent:** Sunday, November 29, 2015 8:37 AM  
**To:** MCP-Chair  
**Subject:** Westbard Planning Feedback from current resident

Dear Planning Board:

My name is Devang Doshi, and my wife and I are likely Westbard's newest inhabitants. We eagerly moved here last July, to 5504 Westbard Ave, directly across the now vacant Manor Care facility. We were excited to leave the noise of the city and move to a residential community, to raise our son.

Admittedly we have been patient in the planning process, encouraged by the leadership of the Bethesda community and hopeful that you would have our best interests at heart. However, we now realize this is not the case. The design by Equity One to put a multi-family building in place of the Manor Care site is outright disappointing. It will convert our residential neighborhood into a noisy thru street for commuters and traffic. In fact, we are opposed to any commercial development to replace the Manor Care footprint, especially if the property's inlet is on Westbard instead of Ridgefield Rd or River Rd. We hope you can understand our concerns, and compromise by zoning that area for townhouses, so the street can retain its residential feel.

Additionally, my wife, son and I are disappointed that there is no enforcement for the rush hour traffic laws prohibiting traffic down Westbard Ave. We regularly see officers policing these traffic laws in the community across River Rd (Kenwood), and are confused as to why they do not also do the same for us. Enforcement would no doubt increase the tax revenue of the county, as it is clear drivers do not expect any enforcement of the rule. Not only does the current situation increase the congestion on our roads, but is unsafe for the children that walk to their bus stop for school.

We appreciate your time and understanding on both matters, and look forward to your leadership in solving the situation. While we are mindful that there are a number of opinions in the planning process, we hope you are not driven purely by the economic interests of the developer. Your residents depend on you to defend them from investors only looking to optimize personal return.

Wishing you all a very safe and happy holiday season.

Regards,

Devang Doshi

5504 Westbard Ave  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Phoebe Stevenson <phoebe.h.stevenson@gmail.com>  
**Sent:** Sunday, November 29, 2015 1:17 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Phoebe Stevenson  
5917 Ramsgate Rd  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Vivian Nazari <vivian.nazari@gmail.com>  
**Sent:** Sunday, November 29, 2015 1:28 PM  
**To:** MCP-Chair; county.council@montgomerycountymd.gov;  
ike.leggerr@montgomerycountymd.gov  
**Subject:** I Support a Willett Branch Park in the Westbard Sector

Dear Mr. Anderson and Planning Board Members, Mr. Leggett, and Council Board Members, I support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the buildings where it is out of sight and out of mind. But it doesn't have to be that way. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. Instead of turning their backs to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch.

Sincerely,  
Dr Vivian Nazari

Sent from my iBrick

## **MCP-CTRACK**

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**From:** Ellen Beauchamp <dboboltz@verizon.net>  
**Sent:** Sunday, November 29, 2015 1:58 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Ellen Beauchamp  
7517 Arden Rd  
Cabin John, MD 20818

## **MCP-CTRACK**

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**From:** Mary Turner <maryellene@verizon.net>  
**Sent:** Sunday, November 29, 2015 2:01 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Mary Turner  
5020 River Rd  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** buttercrunch22@hotmail.com  
**Sent:** Sunday, November 29, 2015 2:01 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Earl Smith

Address: 10109 Ashburton Lane

City: Bethesda

Zip: 20817

## MCP-CTRACK

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**From:** montalto@usa.net IMAP <montalto@usa.net>  
**Sent:** Sunday, November 29, 2015 2:29 PM  
**To:** MCP-Chair  
**Subject:** I Support a Willett Branch Park in the Westbard Sector

I support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the buildings where it is out of sight and out of mind. But it doesn't have to be that way. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. Instead of turning their backs to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch.

Sincerely,  
Grazia Montalto

## MCP-CTRACK

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**From:** Leslie Parker <leslieparker@verizon.net>  
**Sent:** Sunday, November 29, 2015 3:27 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Leslie Parker  
5811 Namakagan Rd  
Bethesda, MD 20816



## **MCP-CTRACK**

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**From:** blundelldesign@gmail.com  
**Sent:** Sunday, November 29, 2015 3:27 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Lesley Cameron

Address: 4425 Chalfont Pl

City: Bethesda

Zip: 20816

## **MCP-CTRACK**

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**From:** Bernadette Burns <bburns1158@verizon.net>  
**Sent:** Sunday, November 29, 2015 3:28 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Bernadette Burns  
5102 Brookview Dr  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Mary Kelly <mb.kelly53@gmail.com>  
**Sent:** Sunday, November 29, 2015 3:38 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Mary Kelly  
5400 Ridgefield Rd  
Bethesda, MD 20816

## **MCP-CTRACK**

---

**From:** ewack301@gmail.com  
**Sent:** Sunday, November 29, 2015 3:56 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Edward Wack

Address: 3411 University Blvd W

City: Kensington

Zip: 20895

## **MCP-CTRACK**

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**From:** bessjess@gmail.com  
**Sent:** Sunday, November 29, 2015 4:33 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Jessica Newman

Address: 5635 Bent Branch Rd

City: Bethesda

Zip: 20816

## **MCP-CTRACK**

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**From:** rouge212@hotmail.com  
**Sent:** Sunday, November 29, 2015 4:37 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Guillermo Lock

Address: 5801 Nicholson Ln Apt 334

City: Rockvile

Zip: 20852

## MCP-CTRACK

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**From:** abates11@hotmail.com  
**Sent:** Sunday, November 29, 2015 5:00 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Antonio Bates

Address: 4720 Rosedale Ave

City: Bethesda

Zip: 20814

## MCP-CTRACK

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**From:** Leslie Wharton <leslie.b.wharton@gmail.com>  
**Sent:** Sunday, November 29, 2015 5:39 PM  
**To:** MCP-Chair  
**Subject:** Westbard "Redevelopment" Plans

Dear Montgomery County Planning Commission Members:

I am a resident of Montgomery County, live on Overlea Road less than a mile from the Westbard shopping area, and have recently been made aware of the current proposals to greatly expand previous plans for expanding the residential and retail development. I understand that the current proposal is to add more than 2,000 residential units and almost double the commercial space. With proper planning -- the expand the roads, add sufficient parking, and limit building size to fit within the suburban nature of the areas -- there is certainly much room to expand and improve the Westbard shopping/residential area. But the currently proposed plan will be a disaster! It will create significant traffic congestion! It will push out the small businesses which have gained the respect and loyalty of those in the area. It could easily push the local residents who have been loyal customers of Westbard businesses away.

I am particularly concerned that the proposal anticipates that the vast increase in housing and in the size and number of stores can take place without major expansion of area roads -- especially Westbard itself. If the developers tell you that local residents will walk to shop, they are wrong. Many of us live more than 1/2 mile away-- too far to carry grocery bags with our weekly shopping. Many of us are elderly or parents with small children, both of which are dependent on cars.

The Westbard area can and should be developed. There is much that can be done to make it a more attractive and more productive blend of residential and commercial offering. But the proposal coming before you will lead to the opposite results.

Thank you for your consideration.

Leslie Wharton  
5810 Overlea Road  
Bethesda, Md. 20816  
202-213-3262



## MCP-CTRACK

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**From:** msnyder1@yahoo.com  
**Sent:** Sunday, November 29, 2015 5:49 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Meghan Snyder

Address: Thoreau Dr

City: Bethesda

Zip: 20817

## MCP-CTRACK

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**From:** Leroy Gifford <giffordln@msn.com>  
**Sent:** Sunday, November 29, 2015 5:58 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Leroy Gifford  
6509 79th Pl  
Cabin John, MD 20818

## MCP-CTRACK

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**From:** supercoupe12@gmail.com  
**Sent:** Sunday, November 29, 2015 6:08 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Sharell Simms

Address: 12250 Wilkins Ave

City: Rockville

Zip: 20852

## MCP-CTRACK

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**From:** adreene@aol.com  
**Sent:** Sunday, November 29, 2015 7:14 PM  
**To:** MCP-Chair; Councilmember.berliner@montgomerycountymd.gov;  
county.council@montgomerycountymd.gov  
**Subject:** Opposition to the Westbard Sector Plan

November 29th, 2015

Regarding the Westbard Sector Plan:

I have been a property owner, resident of 5521 Westbard Avenue, Bethesda MD, and Montgomery County taxpayer for 19 years.

I live on the same block as the former Manor Care facility. I do not want a multi-family building on my block. I would prefer that the redevelopment of the former Manor Care site be zoned for no more than 20 townhouses.

Further, I do not want any commercial establishment on this (former Manor Care facility) site. It should be strictly residential—no dry cleaners, Dunkin Donuts, small deli—or any other sort of business establishment.

The existence of a mixed-used commercial and residential multi-family unit will change the nature of my street, adding more traffic – including heavy trucks. I have had the personal misfortune on two occasions to have oversized trucks sever the cabling across Westbard Ave disrupting my cable, internet, and phone service for days at a time.

Having a multi-family unit on my block will further encourage the use of my end of the street as a short cut from River Road. The speed at which non-resident drivers take this turn is extremely dangerous. Let us not forget our 95-year-old resident who was killed crossing the road a few feet from the River Road/Westbard Avenue intersection:

<http://www.fox5dc.com/news/local-news/36998701-story> . We do not want to experience anything like this again in my neighborhood.

While I appreciate the efforts to retrofit our neighborhood into a newly revitalized and modernized County, I strongly oppose the building heights proposed by Equity One, the developer. The proposed building heights are inappropriate for our neighborhood. They add too much concentrated population density to the intersection of Westbard Avenue and Ridgefield Road.

I feel that our community would be better served by smaller development of the Manor Care site with townhomes being the most appropriate choice.

Has consideration been given to possibly updating the Manor Care facility to allow our established community members to age-in-place and to remain in the neighborhood that has been "home" for generations?

Adrienne Chen-Young  
5521 Westbard Avenue  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Patti Quinn <patti.quinn@gmail.com>  
**Sent:** Sunday, November 29, 2015 7:16 PM  
**To:** MCP-Chair  
**Subject:** Westbard Sector Plan

I am very sad to see that the community input for the Westbard sector plan is being so blatantly disregarded. My family has lived at 5524 Westbard Avenue for 18 years, and we were initially very happy with the process that the county and the developers were using to involve the community.

The realignment of Ridgefield Road and Westbard Avenue to divert traffic approaching the shopping center is key to preserving this residential block, as is keeping the former nursing home facility zoned for townhouses, not a multi-family high rise. We do not wish to impede progress, but wish to have it implemented in a thoughtful manner to integrate the development into an established neighborhood.

I also feel that Willett Branch needs to be protected. The plan that the environmental planners have come up with makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the building where it is out of sight and out of mind. But it doesn't have to be that way. Instead of turning their backs to the creek, new development would embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch with no exemptions or waiver for any development or developer.

Please do not abandon our community.

Sincerely,

Patti Quinn

## MCP-CTRACK

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**From:** Shaun Courtney Deschene <shaun@stanfordalumni.org>  
**Sent:** Sunday, November 29, 2015 10:30 PM  
**To:** MCP-Chair; county.council@montgomerycountymd.gov;  
ike.leggett@montgomerycountymd.gov  
**Subject:** I Support a Willett Branch Park in the Westbard Sector

Dear Mr. Anderson and Planning Board Members, Mr. Leggett, and Council Board Members,

This creek is an asset to our community and I am confused why we are not taking advantage of it? It can be such a draw to our community and enhance its appeal, but we treat it so poorly. I support doing anything we can to take care of our natural assets.

I support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the buildings where it is out of sight and out of mind. But it doesn't have to be that way. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. Instead of turning their backs to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch.

Sincerely,

Shaun Deschene  
Attorney at Law  
5200 Worthington Drive  
Bethesda, MD 20816  
m: 520.260.2114  
[shaun@stanfordalumni.org](mailto:shaun@stanfordalumni.org)

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**MCP-CTRACK**

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NOV 30 2015

OFFICE OF THE CHAIRMAN  
THE MARYLAND-NATIONAL CAPITAL  
PARK AND PLANNING COMMISSION

1242

**From:** Eileen Rice <eileenrice@gmail.com>  
**Sent:** Monday, November 30, 2015 12:03 AM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Eileen Rice  
5012 Wyandot Ct  
Bethesda, MD 20816



## MCP-CTRACK

---

**From:** Mary Adkins <maryellene@verizon.net>  
**Sent:** Monday, November 30, 2015 5:55 AM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Mary Adkins  
5020 River Rd  
Bethesda, MD 20816



## MCP-CTRACK

---

**From:** Charlotte Stewart <shashiroo@aol.com>  
**Sent:** Saturday, November 28, 2015 9:43 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Charlotte Stewart  
5101 River Rd  
Bethesda, MD 20816

## MCP-CTRACK

---

**From:** George Mickum <gbmickum@gmail.com>  
**Sent:** Monday, November 30, 2015 10:54 AM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
George Mickum  
5800 Wiltshire Dr  
Bethesda, MD 20816

## **MCP-CTRACK**

---

**From:** Lindsay Spector <lspectordc@gmail.com>  
**Sent:** Monday, November 30, 2015 11:20 AM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Lindsay Spector  
5902 Namakagan Rd  
Bethesda, MD 20816

## MCP-CTRACK

---

**From:** Cabell Williams <cabell@williamsandgallagher.com>  
**Sent:** Monday, November 30, 2015 11:21 AM  
**To:** MCP-Chair

I support a Westbard Sector Plan that includes a naturalized Willett Branch. The environmental planners have come up with an innovated design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the building where it is out of sight and out of mind. But it doesn't have to be that way. Instead of turning their backs to the creek, new development would embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch with no exemptions or waiver for any development or developer

G.CABELL WILLIAMS III  
2 Wisconsin Circle #620  
Chevy Chase, MD 20815  
office 301-652-9428  
mobile 202-669-3131  
[cabellwilliams@gmail.com](mailto:cabellwilliams@gmail.com)  
[cabell@williamsandgallagher.com](mailto:cabell@williamsandgallagher.com)  
[cwilliams@farragutcapitalpartners.com](mailto:cwilliams@farragutcapitalpartners.com)

## MCP-CTRACK

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**From:** Broikos, Chrysanthe <CBROIKOS@nbm.org>  
**Sent:** Monday, November 30, 2015 12:28 PM  
**To:** MCP-Chair; county.council@montgomerycountymd.gov;  
ike.leggett@montgomerycountymd.gov  
**Subject:** I Support a Willett Branch Park in the Westbard Sector

Dear Mr. Anderson and Planning Board Members, Mr. Leggett, and Council Board Members:

I support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch! The current state of this creek is shameful: The walls are covered in graffiti and the banks are lined with trash. It winds behind buildings where it is out of sight and out of mind. But it doesn't have to be that way.

The environmental planners have come up with an innovate design that makes the creek an amenity for the area—a place where people can walk, enjoy nature, and congregate. Instead of turning their backs to the creek, new development at Westbard should be made to embrace the creek as part of their open space. This will make the Westbard Sector a show place for the County. Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer.

Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch.

Sincerely,  
Chrysanthe Broikos  
Jamestown Road, Bethesda, MD



## MCP-CTRACK

---

**From:** Ann Waye <awaye1@verizon.net>  
**Sent:** Monday, November 30, 2015 12:37 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Ann Waye  
6200 Cromwell Dr  
Bethesda, MD 20816

## MCP-CTRACK

---

**From:** donmayhew@verizon.net  
**Sent:** Monday, November 30, 2015 12:52 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Don Mayhew

Address: 4515 Willard Avenue

City: Chevy Chase

Zip: 20815

## **MCP-CTRACK**

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**From:** Cynthia Green <cpgreen@verizon.net>  
**Sent:** Monday, November 30, 2015 12:53 PM  
**To:** MCP-Chair  
**Cc:** Councilmember.berliner@montgomerycountymd.gov;  
county.council@montgomerycountymd.gov  
**Subject:** Westbard Sector Plan--Re-routing road, plans for Manor Care site, and naturalization of Willett Branch  
**Importance:** High

Dear Mr. Anderson and Members of the Montgomery County Planning Board,

Thank you for welcoming public comments on the Westbard Sector Plan. I live at 5512 Westbard Avenue, in the residential block between River Road and Ridgefield Road, which is one block from the Westwood Shopping Center. During the 30 years I have lived on this street, I have observed: (1) five houses built on land that had been designated as a park under the previous sector plan; (2) greater traffic congestion on all roads in the area along with more traffic accidents; (3) constant use of portable classrooms at Woodacres Elementary School despite two expansions; (4) trash on our street from beverage containers tossed out of vehicles plus broken glass and auto parts; (5) rat infestations due to the proximity of the shopping center; and (6) increased crime in the area.

Our block of Westbard Ave. is a residential street with single-family houses. The increased volume of traffic turning right from River Road or cutting through our street to reach River Road has become a major concern for all residents. Despite signage stating "No thru trucks over 7,000 lbs g.v.w." huge construction trucks and tractor trailers come down our block at all times of day and night. They are loud enough to wake us up in the middle of the night. These large trucks come down our block because they cannot make the right-hand turn from River Road onto Ridgefield Road. Indeed drivers on Ridgefield Road have to back up the hill to make space for tractor trailers headed toward the shopping center. Many families on our street have young children; the current situation is an accident waiting to happen.

From the early meetings on the Westbard Sector Plan, the planning team had proposed realigning Westbard Ave. toward River Road, shifting the Ridgefield Rd. section at River Road to orient toward the shopping center. Equity One had agreed to demolish the Westwood II Center to accommodate this change. I was astonished to hear that the realignment of Westbard Ave. may not take place because of the cost involved. The assumption seems to be that this change benefits only the residents on our block. Far from it, the realignment will benefit the new shopping center and its customers, enable better traffic flow on River Rd. to the benefit of thousands of commuters and truckers, and reduce traffic accidents at the intersection. It is definitely to the advantage of Equity One and the other developers to orient Westbard Ave. toward the commercial area so that shoppers can readily find the commercial area.

I am also concerned about the changes in zoning for the Manor Care site. The draft Westbard plan set the height of the new building on this site at 50 feet zoned as residential. Now Equity One is proposing that this site be zoned for mixed commercial and residential use, with stores plus 100 apartments, and a 55 foot height. This expansion is not in keeping with the adjoining residential area. It would overshadow the existing houses and townhouses and add to the traffic and congestion on Westbard Ave. It would be preferable to zone the Manor Care site as a residential area and to allow a maximum of 20 townhouses.



My third concern is to ensure that the naturalization of Willett Branch stays in the Westbard Sector Plan. There are many reasons to clean up the Willett Branch and restore it to its natural state: (1) it would create a green space that would allow connectivity with existing trails; (2) it would remove a trash-strewn waterway that backs residential as well as commercial areas, creating a safety and health hazard; (3) it would reduce pollution at its source rather than having it flow out to Chesapeake Bay; and (4) the concrete walls are old and will need to be repaired or replaced within a few years. Also, let me point out that the County has regulations about building near waterways. The Planning Board should not permit these regulations to be waived.

The draft Westbard Sector plan provides few amenities for the community, and it appears that the Planning Board wants to eliminate the few positive items in the plan. Putting green roofs on high-rises does not really improve our neighborhood as we cope with gridlock, pollution, and lack of basic services such as gas stations with repair services, dry cleaners, pet supplies and care, hairdressers, and barbers. How is the new development in the Westbard Sector plan offering any improvement in the quality of life for the current residents?

Sincerely,  
Cynthia P. Green, Ph.D.  
5512 Westbard Avenue  
Bethesda, MD 20816

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1244  
DEC 01 2015

**MCP-CTRACK**

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OFFICE OF THE CHAIRMAN  
THE MARYLAND-NATIONAL CAPITAL  
PARK AND PLANNING COMMISSION

**From:** Jonathan D. Breul <jonathanbreul@gmail.com>  
**Sent:** Monday, November 30, 2015 1:43 PM  
**To:** MCP-Chair; countycouncil@montgomerycountymd.gov;  
ike.leggett@montgomerycountymd.gov  
**Subject:** Naturalize Willett Branch creek

I support a revised Westbard Sector Plan that includes a naturalized Willett Branch. The Sector Plan must take into account the carrying capacity of our local environment and address the ecological damage that over 70 years of unsustainable development has caused and not simply focus on slowing down degradation.

The current creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It flows behind buildings and goes underground through concrete tunnels where it is out of sight and out of mind. But it should not be that way. The environmental planners have come up with an innovative design that makes the creek a unifying feature for the community – a place where people can walk, enjoy nature and congregate. Instead of turning their back to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, the Sector Plan must have effective storm water management, using 'green' technology to the greatest extent possible to reduce and eliminate harmful storm water runoff. Impervious surfaces in Westbard must be reduced in the redevelopment areas owned by Equity One and other covered in the Sector Plan. Please vote to support the Westbard Sector Plan's strong environmental component and a naturalized Willett Branch.

--

Jonathan D. Breul  
5204 Willet Bridge Ct  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** rprocelli@gmail.com  
**Sent:** Monday, November 30, 2015 1:50 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Bob Procelli

Address: 4938 Little Falls Dr

City: Bethesda

Zip: 20816

## MCP-CTRACK

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**From:** Marilyn Raymond <marilyn.menotti@gmail.com>  
**Sent:** Monday, November 30, 2015 2:13 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Marilyn Raymond  
5115 Westridge Rd  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Kristalee Overdahl <kristaleeoverdahl@hotmail.com>  
**Sent:** Monday, November 30, 2015 2:18 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Kristalee Overdahl  
4820 Fort Sumner Dr  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** William Howe <whowe@haspc.com>  
**Sent:** Monday, November 30, 2015 2:22 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
William Howe  
5135 Worthington Dr  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Alyson scott <akchrzan@gmail.com>  
**Sent:** Monday, November 30, 2015 2:30 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Alyson scott  
5101 Westpath Way  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Greg Heltzer <heltzer@gmail.com>  
**Sent:** Monday, November 30, 2015 2:33 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Greg Heltzer  
5621 Namakagan Rd  
Bethesda, MD 20816



## MCP-CTRACK

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**From:** Francisca Helmer <francisca.helmer@yahoo.com>  
**Sent:** Monday, November 30, 2015 2:39 PM  
**To:** MCP-Chair; county.council@montgomerycountymd.gov;  
ike.leggett@montgomerycountymd.gov  
**Subject:** I Support a Willett Branch Park in the Westbard Sector

Dear Mr. Anderson and Planning Board Members, Mr. Leggett, and Council Board Members,

I support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the buildings where it is out of sight and out of mind, but it doesn't have to be that way. The environmental planners have come up with an innovative design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. Instead of turning their backs to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch.

Sincerely,

Francisca Thomas Helmer  
5608 Cromwell Drive  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** Maura Corbett <mcolletoncorbett@gmail.com>  
**Sent:** Monday, November 30, 2015 2:42 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Maura Corbett  
5005 Fort Sumner Dr  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Mary Hayes <maofthecross@verizon.net>  
**Sent:** Monday, November 30, 2015 2:42 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Mary Hayes  
6113 Cromwell Dr  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Lynda Gattozzi <lyndagattozzi@gmail.com>  
**Sent:** Monday, November 30, 2015 2:46 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Lynda Gattozzi  
5919 Massachusetts Ave  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Chris Rodgers <j.christopher.rodgers@gmail.com>  
**Sent:** Monday, November 30, 2015 2:47 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Chris Rodgers  
5813 Rockmere Dr  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** David Rand <srاند@ici.org>  
**Sent:** Monday, November 30, 2015 2:47 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
David Rand  
5902 Madawaska Rd  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** Nathan Scott <nathan.a.scott@gmail.com>  
**Sent:** Monday, November 30, 2015 2:53 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Nathan Scott  
5101 Westpath Way  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** Lynn Friedman <drlynnfriedman@mindspring.com>  
**Sent:** Monday, November 30, 2015 3:00 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Lynn Friedman  
5110 Lawton Dr  
Bethesda, MD 20816



## MCP-CTRACK

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**From:** Kathryn Scott <kscott3@earthlink.net>  
**Sent:** Monday, November 30, 2015 3:12 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Kathryn Scott  
5700 Massachusetts Ave  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** Danuta Wilson <danutawilson@hotmail.com>  
**Sent:** Monday, November 30, 2015 3:39 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Danuta Wilson  
4917 Redford Rd  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Ali Ayub <ali\_ayub@gwu.edu>  
**Sent:** Monday, November 30, 2015 3:54 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Ali Ayub  
6218 Massachusetts Ave  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** ABK656@aol.com  
**Sent:** Monday, November 30, 2015 3:59 PM  
**To:** MCP-Chair  
**Subject:** Urgent Matter Regarding Westbard Sector Plan

Dear Montgomery County Planning Board:

We request your attention to an **URGENT** matter regarding the Westbard Sector Plan process:

- We own our home at 5526 Westbard Ave (This is a residential street of single family homes between River Rd and Ridgefield Rd).
- We have a constant flow of noisy large trucks and tractor trailers using our block of Westbard even though it is zoned residential and has clearly posted restrictions.
- The current problem for the trucks is that they cannot safely negotiate the turn from River Rd to Ridgefield Rd to make deliveries to the Westbard Shopping Center. This forces them to use our block of Westbard in violation of the restrictions and in violation of our right to the residential zoning which exists now and existed when we purchased our homes.
- We are shocked to learn that the Planning Board may be renegeing on its commitment to redirect our block of Westbard Ave traffic by reconfiguring River/Ridgefield intersection. This is unacceptable to us since we agreed to support the draft Westbard Sector Plan based on the Planning Board's commitment to the River/Ridgefield reconfiguration.
- It is imperative that the Planning Board protect the interests of the Westbard Ave citizens. We are already subjected to excessive truck traffic noise and safety – all of which will increase as the Westbard Shopping Center is further developed.  
**We therefore request the Planning Board keep its commitment to require the reconfiguration of the River/Ridgefield intersection.**
- We also strongly oppose any consideration to allow the former Manor Care site on Ridgefield to be used for commercial purposes. This will further aggravate congestion and increase traffic problems. We fully expect the Board to protect the integrity of our block by not allowing a multi-family building, instead only allowing townhouses.

We strongly encourage you to address our concerns and protect the interests of the residents of Montgomery County.

Sincerely,  
Farid and Alicia Khadduri  
5526 Westbard Ave  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** ABK656@aol.com  
**Sent:** Monday, November 30, 2015 4:22 PM  
**To:** MCP-Chair  
**Subject:** Westbard Sector Planning - Willett Branch Naturalization

Dear Members of the Montgomery County Planning Board:

In the Westbard Sector Planning Process, we strongly support the naturalization of the Willet Branch for the following reasons:

1. It provides a green space that will allow connectivity with existing trails.
2. It would eliminate a safety and health hazard by removing a trash strewn waterway that backs residential and commercial areas.
3. It would reduce pollution at its source rather than allowing it to flow out to the Chesapeake Bay.
4. Existing concrete walls are old and will need to be repaired or replaced in the next few years.

Thank you for your attention to this important issue.

Farid and Alicia Khadduri  
5526 Westbard Ave  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Shannon Garner <shannonhgarner@gmail.com>  
**Sent:** Monday, November 30, 2015 4:39 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Shannon Garner  
5505 Sangamore Rd  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** Liza Greenberg <LGreenberg@vnaa.org>  
**Sent:** Monday, November 30, 2015 4:41 PM  
**To:** MCP-Chair  
**Subject:** I Support a Naturalized Willett Branch and Stream Valley Park in the Westbard Sector

Dear Mr. Anderson and the Planning Board,

As a 20 year Bethesda resident, I support a Westbard Sector Plan that includes a naturalized Willett Branch. I love the concept of a creek an amenity for the area. Bethesda's natural spaces are an invaluable asset to the community – one of the reasons people want to live and work here. Willet Branch could be another lovely natural place where people can walk, exercise, enjoy nature and congregate. And, naturalization of the creek would be an enormous improvement over the current state of this creek.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch with no exemptions or waiver for any development or developer.

Thank you for your serious consideration to keeping Bethesda Green and Beautiful.

Sincerely, Liza Greenberg

Liza Greenberg and Philip Brooks

4503 Middleton Lane

Bethesda MD 20814

## MCP-CTRACK

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**From:** john gill <johngill@hagill.com>  
**Sent:** Monday, November 30, 2015 4:42 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
john gill  
5124 Baltan Rd  
Bethesda, MD 20816



## MCP-CTRACK

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**From:** Susan Alexander <dougalex1@gmail.com>  
**Sent:** Monday, November 30, 2015 5:19 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Susan Alexander  
4907 Jamestown Ct  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** M/m Wilcox <pcwilcox@comcast.net>  
**Sent:** Monday, November 30, 2015 5:49 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
M/m Wilcox  
5129 Baltan Rd  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** Larson <Larson55555@gmail.com>  
**Sent:** Monday, November 30, 2015 5:55 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Larson  
4857 Sangamore Rd  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** Dan Jarcho <daniel.jarcho@alston.com>  
**Sent:** Monday, November 30, 2015 6:06 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Dan Jarcho  
5911 Onondaga Rd  
Bethesda, MD 20816

RECEIVED  
1244  
DEC 01 2015

**MCP-CTRACK**

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OFFICE OF THE CHAIRMAN  
THE MARYLAND-NATIONAL CAPITAL  
PARK AND PLANNING COMMISSION

**From:** Jonathan D. Breul <jonathanbreul@gmail.com>  
**Sent:** Monday, November 30, 2015 1:43 PM  
**To:** MCP-Chair; countycouncil@montgomerycountymd.gov;  
ike.leggett@montgomerycountymd.gov  
**Subject:** Naturalize Willett Branch creek

I support a revised Westbard Sector Plan that includes a naturalized Willett Branch. The Sector Plan must take into account the carrying capacity of our local environment and address the ecological damage that over 70 years of unsustainable development has caused and not simply focus on slowing down degradation.

The current creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It flows behind buildings and goes underground through concrete tunnels where it is out of sight and out of mind. But it should not be that way. The environmental planners have come up with an innovative design that makes the creek a unifying feature for the community – a place where people can walk, enjoy nature and congregate. Instead of turning their back to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, the Sector Plan must have effective storm water management, using 'green' technology to the greatest extent possible to reduce and eliminate harmful storm water runoff. Impervious surfaces in Westbard must be reduced in the redevelopment areas owned by Equity One and other covered in the Sector Plan. Please vote to support the Westbard Sector Plan's strong environmental component and a naturalized Willett Branch.

--

Jonathan D. Breul  
5204 Willet Bridge Ct  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** rprocelli@gmail.com  
**Sent:** Monday, November 30, 2015 1:50 PM  
**To:** MCP-Chair  
**Subject:** Please support a Westbard plan that favors Westwood redevelopment.

To: Montgomery County Council and Planning Board

Dear County Council and Planning Board,

I support a Westbard Sector Plan that includes the envisioned redevelopment of Westwood Shopping Center and surrounding properties. The Westbard community will benefit from the modern retail, numerous community gathering and open spaces, enhanced environmental design, and improved connectivity this redevelopment will provide.

Name: Bob Procelli

Address: 4938 Little Falls Dr

City: Bethesda

Zip: 20816

## MCP-CTRACK

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**From:** Marilyn Raymond <marilyn.menotti@gmail.com>  
**Sent:** Monday, November 30, 2015 2:13 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Marilyn Raymond  
5115 Westridge Rd  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Kristalee Overdahl <kristaleeoverdahl@hotmail.com>  
**Sent:** Monday, November 30, 2015 2:18 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Kristalee Overdahl  
4820 Fort Sumner Dr  
Bethesda, MD 20816



## MCP-CTRACK

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**From:** William Howe <whowe@haspc.com>  
**Sent:** Monday, November 30, 2015 2:22 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
William Howe  
5135 Worthington Dr  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Alyson scott <akchrzan@gmail.com>  
**Sent:** Monday, November 30, 2015 2:30 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Alyson scott  
5101 Westpath Way  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Greg Heltzer <heltzer@gmail.com>  
**Sent:** Monday, November 30, 2015 2:33 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Greg Heltzer  
5621 Namakagan Rd  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Francisca Helmer <francisca.helmer@yahoo.com>  
**Sent:** Monday, November 30, 2015 2:39 PM  
**To:** MCP-Chair; county.council@montgomerycountymd.gov;  
ike.leggett@montgomerycountymd.gov  
**Subject:** I Support a Willett Branch Park in the Westbard Sector

Dear Mr. Anderson and Planning Board Members, Mr. Leggett, and Council Board Members,

I support a revised Westbard Sector Plan that includes a renovated and naturalized Willett Branch. The current state of this creek is shameful. The walls are covered in graffiti and the banks are lined with trash. It winds behind the buildings where it is out of sight and out of mind, but it doesn't have to be that way. The environmental planners have come up with an innovative design that makes the creek an amenity for the area – a place where people can walk, enjoy nature and congregate. Instead of turning their backs to the creek, new development will embrace the creek as part of their open space making the Westbard Sector a show place for the County.

Moving forward, we need open space for the residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch.

Sincerely,

Francisca Thomas Helmer  
5608 Cromwell Drive  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** Maura Corbett <mcolletoncorbett@gmail.com>  
**Sent:** Monday, November 30, 2015 2:42 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Maura Corbett  
5005 Fort Sumner Dr  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Mary Hayes <maofthecross@verizon.net>  
**Sent:** Monday, November 30, 2015 2:42 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Mary Hayes  
6113 Cromwell Dr  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Lynda Gattozzi <lyndagattozzi@gmail.com>  
**Sent:** Monday, November 30, 2015 2:46 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Lynda Gattozzi  
5919 Massachusetts Ave  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Chris Rodgers <j.christopher.rodgers@gmail.com>  
**Sent:** Monday, November 30, 2015 2:47 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Chris Rodgers  
5813 Rockmere Dr  
Bethesda, MD 20816



## MCP-CTRACK

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**From:** David Rand <srاند@ici.org>  
**Sent:** Monday, November 30, 2015 2:47 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
David Rand  
5902 Madawaska Rd  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** Nathan Scott <nathan.a.scott@gmail.com>  
**Sent:** Monday, November 30, 2015 2:53 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Nathan Scott  
5101 Westpath Way  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** Lynn Friedman <drlynnfriedman@mindspring.com>  
**Sent:** Monday, November 30, 2015 3:00 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Lynn Friedman  
5110 Lawton Dr  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Kathryn Scott <kscott3@earthlink.net>  
**Sent:** Monday, November 30, 2015 3:12 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Kathryn Scott  
5700 Massachusetts Ave  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** Danuta Wilson <danutawilson@hotmail.com>  
**Sent:** Monday, November 30, 2015 3:39 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Danuta Wilson  
4917 Redford Rd  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Ali Ayub <ali\_ayub@gwu.edu>  
**Sent:** Monday, November 30, 2015 3:54 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Ali Ayub  
6218 Massachusetts Ave  
Bethesda, MD 20816

## MCP-CTRACK

---

**From:** ABK656@aol.com  
**Sent:** Monday, November 30, 2015 3:59 PM  
**To:** MCP-Chair  
**Subject:** Urgent Matter Regarding Westbard Sector Plan

Dear Montgomery County Planning Board:

We request your attention to an **URGENT** matter regarding the Westbard Sector Plan process:

- We own our home at 5526 Westbard Ave (This is a residential street of single family homes between River Rd and Ridgefield Rd).
- We have a constant flow of noisy large trucks and tractor trailers using our block of Westbard even though it is zoned residential and has clearly posted restrictions.
- The current problem for the trucks is that they cannot safely negotiate the turn from River Rd to Ridgefield Rd to make deliveries to the Westbard Shopping Center. This forces them to use our block of Westbard in violation of the restrictions and in violation of our right to the residential zoning which exists now and existed when we purchased our homes.
- We are shocked to learn that the Planning Board may be renegeing on its commitment to redirect our block of Westbard Ave traffic by reconfiguring River/Ridgefield intersection. This is unacceptable to us since we agreed to support the draft Westbard Sector Plan based on the Planning Board's commitment to the River/Ridgefield reconfiguration.
- It is imperative that the Planning Board protect the interests of the Westbard Ave citizens. We are already subjected to excessive truck traffic noise and safety – all of which will increase as the Westbard Shopping Center is further developed.  
**We therefore request the Planning Board keep its commitment to require the reconfiguration of the River/Ridgefield intersection.**
- We also strongly oppose any consideration to allow the former Manor Care site on Ridgefield to be used for commercial purposes. This will further aggravate congestion and increase traffic problems. We fully expect the Board to protect the integrity of our block by not allowing a multi-family building, instead only allowing townhouses.

We strongly encourage you to address our concerns and protect the interests of the residents of Montgomery County.

Sincerely,  
Farid and Alicia Khadduri  
5526 Westbard Ave  
Bethesda, MD 20816

## **MCP-CTRACK**

---

**From:** ABK656@aol.com  
**Sent:** Monday, November 30, 2015 4:22 PM  
**To:** MCP-Chair  
**Subject:** Westbard Sector Planning - Willett Branch Naturalization

Dear Members of the Montgomery County Planning Board:

In the Westbard Sector Planning Process, we strongly support the naturalization of the Willet Branch for the following reasons:

1. It provides a green space that will allow connectivity with existing trails.
2. It would eliminate a safety and health hazard by removing a trash strewn waterway that backs residential and commercial areas.
3. It would reduce pollution at its source rather than allowing it to flow out to the Chesapeake Bay.
4. Existing concrete walls are old and will need to be repaired or replaced in the next few years.

Thank you for your attention to this important issue.

Farid and Alicia Khadduri  
5526 Westbard Ave  
Bethesda, MD 20816



## MCP-CTRACK

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**From:** Shannon Garner <shannonhgarner@gmail.com>  
**Sent:** Monday, November 30, 2015 4:39 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Shannon Garner  
5505 Sangamore Rd  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** Liza Greenberg <LGreenberg@vnaa.org>  
**Sent:** Monday, November 30, 2015 4:41 PM  
**To:** MCP-Chair  
**Subject:** I Support a Naturalized Willett Branch and Stream Valley Park in the Westbard Sector

Dear Mr. Anderson and the Planning Board,

As a 20 year Bethesda resident, I support a Westbard Sector Plan that includes a naturalized Willett Branch. I love the concept of a creek an amenity for the area. Bethesda's natural spaces are an invaluable asset to the community – one of the reasons people want to live and work here. Willet Branch could be another lovely natural place where people can walk, exercise, enjoy nature and congregate. And, naturalization of the creek would be an enormous improvement over the current state of this creek.

Moving forward, we need open space for the new residents of the Westbard sector to stretch their legs and enjoy the beautiful natural area that the Little Falls watershed has to offer. Please vote to support a Master Plan with strong environmental component and a naturalized Willett Branch with no exemptions or waiver for any development or developer.

Thank you for your serious consideration to keeping Bethesda Green and Beautiful.

Sincerely, Liza Greenberg

Liza Greenberg and Philip Brooks

4503 Middleton Lane

Bethesda MD 20814

## MCP-CTRACK

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**From:** john gill <johngill@hagill.com>  
**Sent:** Monday, November 30, 2015 4:42 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
john gill  
5124 Baltan Rd  
Bethesda, MD 20816

## MCP-CTRACK

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**From:** Susan Alexander <dougalex1@gmail.com>  
**Sent:** Monday, November 30, 2015 5:19 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Susan Alexander  
4907 Jamestown Ct  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** M/m Wilcox <pcwilcox@comcast.net>  
**Sent:** Monday, November 30, 2015 5:49 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

I am outraged by the planning board's flawed assumptions that our community wants or needs dramatic population growth, or excessive commercialization. The charrettes were a charade and the planning board's conclusions do not reflect the opinions of thousands in this community.

I support needed, cosmetic improvements and retail amenities but oppose the plan you will receive in December which aims to triple the density of the Westbard area, double commercial use, and designate Westbard as an Urban area for purposes of limiting roads and transportation.

You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
M/m Wilcox  
5129 Baltan Rd  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** Larson <Larson55555@gmail.com>  
**Sent:** Monday, November 30, 2015 5:55 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

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I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Larson  
4857 Sangamore Rd  
Bethesda, MD 20816

## **MCP-CTRACK**

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**From:** Dan Jarcho <daniel.jarcho@alston.com>  
**Sent:** Monday, November 30, 2015 6:06 PM  
**To:** MCP-Chair  
**Subject:** Need Major Limitations to new Westbard Master Plan

Dear Chairman Casey Anderson,

I oppose the current efforts to dramatically increase development and density in the greater Westbard Community, in the area being called "The New Westwood" by the developer.

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You can protect our community and earn my support by limiting the heights of all buildings in the Westbard sector to 50 feet, and limiting the number of permitted residential units to 1,600, which is already 500 over the current allowable capacity.

I expect you as a County leader or representative to represent my voice. I expect your action and your support. Thank you.

Regards,  
Dan Jarcho  
5911 Onondaga Rd  
Bethesda, MD 20816