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# CARDEROCK SPRINGS COMMUNITY NEWS

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## Carderock House Tour Sunday, June 7 from 2 – 5 pm

The Carderock Spring Citizens' Association is holding a tour of recently renovated homes in the neighborhood on Sunday, June 7, from 2-5 pm. In addition to the homes, the tour will feature a number of rain gardens recently planted in the neighborhood and a home that has some Nakashima furniture that is similar to that which Edmund Bennett had used for staging the model homes in Carderock when the neighborhood was first developed.

This is a tremendous way to see the creative ways your neighbors have modified their homes and perhaps to pick up some ideas that you may want to consider for your next project. The Architectural Review Committee assisted in the review of these designs prior to construction and helped ensure that the exterior renovations were accomplished in conformance with the neighborhood architectural guidelines.

Tickets for the event cost \$10 per person and can be picked up at the Club starting at 1:50 pm on the 7th. The nine homes/gardens on the tour can be accessed by walking or driving from the Club. If you choose to drive, please be sure to park on the street, not on the grass, and to not block access on the road or to neighboring driveways.

We are looking for a couple of volunteers to serve as hosts/hostesses for the tour. If interested, please contact Jack Orrick at [cscapres@gmail.com](mailto:cscapres@gmail.com)

### ***Carderock Springs Community Calendar***

*All events are at the Club unless otherwise noted*

<b><u>Day/Date</u></b>	<b><u>Time</u></b>	<b><u>Event</u></b>
<b>Tues, May 19</b>	<b>2-4:00 pm.</b>	<b><u>Seniors Program</u></b> – Enhancing your Summer Experience with Container Gardening, Speaker: Terri Pitts, Montgomery County Master Gardener <i>(See Page 6 for more information)</i>
<b>Sun, June 7</b>	<b>2-5:00</b>	<b><u>Carderock House/Garden Tour</u></b> <i>(See above for more Information)</i>
<b>Sat/Sun, June 13/14</b>	<b>12 Noon and on</b>	<b><u>Carderock Campout</u></b> at Lake Fairfax Park (Group Campsite G4) <i>(See Page 6 for more information)</i>

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# CSCA Annual Meeting – Report on River Road Projects

The Annual Meeting of the Carderock Springs Citizens Association was held on Sunday, April 26 at the Club. Besides providing information to the community on the events of the past year and electing the 2015 – 2016 Board of the CSCA, the meeting featured presentations from representatives of two projects that are in process or are planned along River Road near the entrance to the Carderock Springs community.

## **Quarry Springs:**

As most of you know, the first phase of this project consisting of two luxury residential buildings and a pool/clubhouse next to the fire house is nearing completion, with the initial residents slated to move in starting fall 2015. John Fitzgerald, a representative of 1788 Holdings, the developer for the project, presented a brief update on the status of construction and answered questions from the floor at the meeting. Among the more recent items being addressed, the developer is seeking to have the power lines running along the northeast side of River Road buried. They are running into some issues with Pepco on this, however. The other issue that is being addressed along River Road is the addition of a middle turning lane that eastbound traffic turning into and out of the project will be able to use prior to merging with the through lanes of traffic. The blinking yellow signal at the firehouse will also be relocated to improve visibility.

The developer indicated that approximately 30% of the units in Phase I have been sold. They have an option to acquire and construct Phase II at a later date once sales warrant, which will consist of two matching buildings. The asking price for the units, which include two and three bedroom residences, is \$2 - \$4 million. More information can be obtained by accessing the project’s website, <http://quarrysprings.com>

## **Artis Senior Living:**

This is a new planned specialized 72 bed facility for people with Alzheimer’s and other forms of dementia to be constructed on what is now a large single-family residence located at 8301 River Road, the entrance to which is almost directly opposite Carderock Springs Drive and River Road. In order to move forward with this project, the developer will need to obtain a designation as a conditional use (formerly known as a special exception) from the Montgomery County Planning Board and will need to file site plan applications describing the location of the building. The plan contemplates a single story building which will be constructed below the existing grade of the ground at the top of the hill with a 35 space underground parking garage. The maximum size of the staff on site at any time is expected to be 18 individuals, and staff will work three staggered shifts over a twenty-four hour period that will avoid most traffic to the site during rush hours. Residents in the facility will not be permitted to own vehicles. Artis has been meeting with the property owners living on Clewerwall Drive whose properties directly abut the planned facility to screen the facility with planting and lower its height and profile.

Jay Hicks, from Artis Senior Living, and Patrick La Vay, from Macris, Hendricks and Glascock, showed renderings of the proposed facility and answered questions from the floor concerning its intended operations. Some of the more in depth discussions at the meeting involved expressed concerns that the intersection on River Road where traffic will exit and enter the site is already a dangerous intersection, with westbound traffic often accelerating on River Road after passing the fire station or traveling eastbound at a high rate of speed coming down the hill. Other concerns expressed were whether the site would have adequate parking for staff and visitors, particularly on holidays, and the impacts of trucks and other vehicles entering and exiting the property during construction.

Interested persons may attend the upcoming public meeting of the Montgomery County Planning Board, 8787 Georgia Avenue, Silver Spring 20910, to be held on June 4, 2015, time to be announced, or can submit comments in writing, either via e-mail to MCP-Chair@mncppc-mc.org, faxed to Chair Casey Anderson at 301-495-1320, or addressed to: Casey Anderson, Chair, Montgomery County Planning Board, 8787 Georgia Avenue, Silver Spring, Maryland 20910. The staff contact at the Planning Board for this project is Kristin O'Connor, Planner Coordinator, who can be reached at the same address or by e-mail at kristin.oconnor@montgomeryplanning.org, fax 301.495.1304 and phone 301.495.2172.

There is also a public hearing on the project at the Office of Zoning at 100 Maryland Avenue, Rockville, MD on June 25, 2015 at 9:30 am.

*Jack Orrick*

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*Artis Senior Living, Potomac, MD*



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# Carderock Springs Wins \$12,000 Grant

Many of us in Carderock were not "Singing in the Rain" during the torrential rains last spring 2014. We were drenched, and as a result we applied for a grant to help us learn strategies to deal with damage to our properties from these heavy rainstorms.

Carderock won this \$12K grant to provide education about techniques to deal with the impact of these rains on so many of our neighbors. We will use the money for a demonstration project, workshops and professional fees.

We are also very pleased that Carderock has been named an official RainScapes neighborhood by Montgomery County. This gives priority to Carderock homeowners to receive free site assessments by the County with recommendations for rain gardens, conservation planting and other techniques. Thirty Carderock homeowners have already signed up for an assessment. The grant also provides for follow-up to the County assessments with specific design recommendations for 8 homeowners by landscape architect Lisa Wilcox Deyo who was instrumental in securing our grant.

If you have questions, contact [sueeastman@aol.com](mailto:sueeastman@aol.com) or [jfratner@gmail.com](mailto:jfratner@gmail.com)  
*Carderock Conservation Coalition C3*

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## New to Our Neighborhood

The Reddy family, Jennifer Son and Sashank Reddy and their two sons Krishna (2) and Tristan (6 months) have moved into 8038 Park Overlook Drive. Their nanny Lauren, 21, would like to meet other nannies/au pairs in Carderock. To contact the parents or Lauren call 617-529-6236 or by email to [sonjen@gmail.com](mailto:sonjen@gmail.com).

There's another new family on Comanche Court—the Blanchards, Warren and Orlena. Two of their three boys, Emeka (12) and Chima (8) are both at Woods Academy. Their third son, Amadi, will be going there in the fall. You can contact the family on 240-463-3586 or [orlenab@gmail.com](mailto:orlenab@gmail.com).

*Mary Lou Shannon, Welcome Chair*

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## Architectural Review Committee Meetings

**1<sup>st</sup> Wednesday of the month, 7:30 pm**

The Citizens' Association has an Architectural Review Committee (ARC) meeting on the 1<sup>st</sup> Wednesday of each month at the Clubhouse. If you are considering an addition or exterior modification of your home, submit your plans for review by the 20<sup>th</sup> of the month. Design and review procedures plus other documents are available at [CarderockCitizens.org](http://CarderockCitizens.org). The ARC was created by the covenants which govern your property in Carderock. ARC meetings are open for any & every community member to attend, whether you are renovating or not.

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# CSCA Monthly Board Meetings

3<sup>rd</sup> Monday of the Month, 7:00 pm

The Citizens' Association Board meets the 3<sup>rd</sup> Monday of the month at the Clubhouse. The meetings are open to all community member to attend.

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## Classified

**Cabin John Dog Walking:** Midday walks to keep your pets happy and healthy. Many happy Cabin John and Carderock pet owners and their pets will happily give their recommendations. Call Carolyn at 240-204-2953.

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## The Carder-Eco Column

### Upcoming dates:

- Clara Barton Grateful Shred, June 6 from 9 to 12 \$5 per box
- Washington DC Green festival, June 4-6 where trusted companies, innovative brands, national and local businesses and pioneering thinkers promote the best in green living and sustainability. (contact me for \$5 discount code)

The tree walk sponsored by Conservation Montgomery was a success and many of our residents learned a lot about mulching, pruning, new planting, succession planting for our woods and more. Each participant received a packet full of information. In future newsletters, I will mention some of the recommendations they made. In the meantime, we noticed a few things that were common in our yards.

- Homeowners must be sure to cut ivy and vines from their trees. You do this at the base of the tree and you can either try to pull them down as was recommended, or let them die. The vines damage bark, attract insects and can cause decay.
- Mulch of one to three inches is fine, but it must be placed with care. We looked at several trees, including the ones at the clubhouse, where the landscapers simply piled the mulch around, and too high at the base. One should always be able to see what is happening at the spot where the trunk touches ground.

### Birds and Native Trees and Ornamentals

We always hear that natives are beneficial... but why ? One of the most compelling reasons is based on research by entomologists that prove that native plantings are hosts for many varieties of caterpillars, whereas non-natives are not. During the Spring season, birds' diets change from seeds/ berries to caterpillars and insects. In fact, a chickadee (those small white, black and gray birds that frequent our feeders and area) must feed its young on these living creatures because the chicks cannot digest the seeds and berries....so no caterpillars, no chickadees and no butterflies to pollinate. While being cautious about our plants, we might tend to spray them early to discourage caterpillars. Severe damage to the food web and ecosystem results by using pesticides so make an effort to tolerate some holes in your foliage.

*Diane Karlik (dianekarlik@verizon.net) CSCA environmental chair*

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# May Seniors Meet-Up Program

**Tuesday, May 19th, 2pm Enhancing your Summer Experience  
with Container Gardening**

**Speaker:** Terri Pitts, Montgomery County Master Gardener

**Location:** Clubhouse, 8200 Hamilton Spring Court, Bethesda, MD 20817

Learn how to choose the container, what plants work in the three levels of shade (full shade, part shade or dappled shade), and what soil to use.

If you would like a ride, contact me at [maryloushannon@verizon.net](mailto:maryloushannon@verizon.net)

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# Carderock Campout

## Saturday/Sunday, June 13/14

### at Lake Fairfax Park

Our Group Campsite G4 is Loop C sites C17-C23. Arrival 12 noon and on. This is a 25 minute drive from Carderock. We will have a nice campfire, camp, nature hike, and also enjoy the "Water Mine Family Swimmin Hole" (Water Park). So in addition to camping gear bring bathing suits and towels! The water park includes slides, flumes, and a lazy river. This is an end-of-school year celebration - so children's spirits will be high! For more information and RSVP, contact: Eric Nothman 202-438-5915 (cell) and [ericnothman@gmail.com](mailto:ericnothman@gmail.com)

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## Carderock Springs Board Members

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|---|--------------------------|
| <i>Jack Orrick</i>                            | <i>President</i>         |
| <i>Bill Moore</i>                             | <i>Vice President</i>    |
| <i>Donna Schwartz</i>                         | <i>Secretary</i>         |
| <i>Rob Gorman</i>                             | <i>Treasurer</i>         |
| <i>Barbara Ames</i>                           | <i>Membership</i>        |
| <i>Stefan LoBuglio</i>                        | <i>Member-at-Large</i>   |
| <i>Anne Carlson</i>                           | <i>Member-at-Large</i>   |
| <i>Julie Weber</i>                            | <i>Member-at-Large</i>   |
| <i>Larry Ondrejko</i>                         | <i>Club Liaison</i>      |
| <i>Noëlle F. Lewis</i>                        | <i>Newsletter Editor</i> |
| <i>Doug Soe-Lin, Scott Wilets, David Wahl</i> |                          |
| <i>Architectural Review Committee</i>         |                          |

The Carderock Springs Citizens Association publishes The Community News at least six times each year. Residents of Carderock Springs and surrounding areas may join the Citizens Association for an annual due of \$50 for a membership year ending December 31, 2015. Dues and family information for the Carderock Springs telephone directory may be mailed to the Carderock Springs Citizens' Association at P.O. Box 237, Cabin John, MD 20818-0237. Our Association represents the Carderock Springs community and implements its land covenants.