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and follow us on Twitter.**

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## of note

### **Next MCCF Meeting #963**

May 12, 2025, 7:00 p.m. *online via  
Zoom.* Speaker to be Announced.

**Join the Zoom Meeting Here**

*[See further instructions on page  
2. No password is required.]*

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### **April Meeting Minutes**

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### **Membership Application**

**JOIN ONLINE | MAIL-IN FORM**

## Federation Meeting #963

Monday, May 12, 2025 | 7:00 p.m. | Online Zoom Meeting

### AGENDA

1. Call to Order/Introductions
2. Approval of Agenda
3. Approval of Minutes: April General Meeting **P.6**
4. Treasurer's Report
5. Announcements
  - 100th Anniversary Dinner and Awards: Alan Bowser **P.4**
  - Announcement of Award Recipients: Cheryl Gannon on behalf of Executive Committee
  - Report of Nominations Committee and Call for Nominations: Elizabeth Joyce
6. May Program: Speaker TBA
7. Committee Reports
8. Old Business
9. New Business
  - Two Potential Land Use and Zoning Initiatives for Member Discussion:*
    - Regulatory Issues with Air BnB and Short-Term Rentals: Barry Wides, North White Oak Civic; and Ken Markison, Housing Co-Chair
    - Brookville Zoning and Permitted Use Issue with regard to a planned drug rehab facility adjacent to an elementary school that appears to be in noncompliance with applicable code: Lindsey Bucci
10. Adjournment

The **Montgomery County Civic Federation, Inc.**, is a county-wide nonprofit educational and advocacy organization founded in 1925 to serve the public interest. Monthly MCCF meetings are open to the public (agenda and details at left).

The *Civic Federation News* is published monthly except July and August. It is emailed to delegates, associate members, news media, and local, state, and federal officials. **Recipients are encouraged to forward the *Civic Federation News* to all association members, friends, and neighbors.** Permission is granted to reproduce any article, provided that proper credit is given to the "*Civic Federation News* of the Montgomery County (Md.) Civic Federation."

### Civic Federation News

civicednews AT montgomerycivic.org

TO SUBMIT AN ARTICLE, **SEE PAGE 10**

## About MCCF Meetings

**All monthly MCCF meetings are open to the public.** They are held on the second Monday of each month, September through June.

**The May meeting will be held online via Zoom** (see page 3 for program) at 7:00 p.m.:

■ To be part of the video conference, first [visit the Zoom website](#) to download the program for your phone or computer.

■ Date and Time: Monday, May 12, 2025, 7:00 p.m. Eastern Time.

■ To [join the Zoom meeting from your browser, use this link](#).

■ To participate by phone (audio only), call 301.715.8592. The meeting ID is **893 4851 3031**. No password is required.

We hope you will join us! ■

## Dear Delegates & Members:

I want to thank the delegates and members who attended the April meeting for the thoughtful discussion and vote on by-laws revisions. The update was a big project—handled very well by the by-laws committee—and made possible by the patience and participation of our delegates and members. We are now well-positioned to continue to grow, consistent with our mission of an umbrella of civic associations.

Please mark your calendar for our annual in-person awards ceremony on Sunday, June 8, from 5:00-7:00 p.m. This year is the 100th anniversary of the MCCF and we will celebrate 100 years of civic leadership with a special dinner at Hollywood East Cafe in Wheaton Plaza. [Tickets are on sale here now](#).

I strongly encourage our del-

egates to think about asking their civic organization to help sponsor this event by buying one or two tickets. We are inviting elected officials from the Council, State Assembly, and Congress. We want this year's event to be a big success. Due to space limitations, we will only be selling 100 tickets, so act soon!

Finally, we are in need of a Chair of the newly authorized Membership Committee of the Civic Federation. The position will work closely with the President and 2nd Vice President to grow and strengthen our membership base. There will be considerable help and support from officers. The person holding the position will also have a seat on the MCCF Board. If interested, please [email Cheryl Gannon](#).

As always, thanks for all you do for your neighbors and communities.

—Cheryl Gannon

ANNIVERSARY

1925



CELEBRATION

2025

## MCCF's 100th Anniversary Celebration

**Sunday, June 8, 2025 | 5:00 p.m. to 7:00 p.m.**

**Hollywood East Cafe | Westfield Wheaton Plaza | 11160 Veirs Mill Road | Wheaton, MD 20902**

*Come celebrate 100 years of community involvement and civic engagement with the Montgomery County Civic Federation!*

**[PURCHASE TICKETS HERE](#)**

## Nominations Committee Announces Recommendations for MCCF Officers 2025-2026

The MCCF Nominations Committee has recommended the following slate of officers for the 2025-2026 term:

- ▮ President: Cheryl Gannon
- ▮ First Vice President: Joyce Gwadz
- ▮ Second Vice President: Elizabeth Joyce
- ▮ Secretary: Alan Bowser
- ▮ Treasurer: Jerry Garson

The slate will be formally announced at the MCCF May meeting, where nominations by a Delegate from a member organization may also be accepted from the floor. Nominations from the floor require a second by Delegates from three member organizations (different from that of the nominating Delegate). Elections will be held by

secret ballot during May and June and announced at the June meeting. A majority of ballots is required for each officer.

The Nominations Committee included Chair Elizabeth Joyce,

Brenda Freeman, Jay Elvove, Ken Markison, and Daniel Meijer. The Committee is grateful for the candidates' willingness to serve the Federation for the 2025-2026 term. ▮

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### The Rules on Officer Nominations by Nominating Committee or by Delegate, Officer Elections

The amended Bylaws, adopted by the Delegates at the April 2025 general meeting, provide two methods for the nomination of our five MCCF Officers. The first method is the nomination of a full slate of candidates recommended by the Nominations Committee. The second is the nomination of a candidate or candidates by a Delegate "from the floor" at the May meeting. A

Delegate-initiated nomination must be seconded by Delegates from three member associations different from the moving Delegate's association. [Art. VI, Sec. 2.]

By either path to nomination, each Officer is elected by electronic secret ballot during May and June. The Bylaws require a majority of ballots cast to elect an Officer. If no

## Nomination Rules, cont.

candidate receives a majority initially, a “runoff” between the two top contenders is held, also by electronic secret ballot.

All Delegates receive a ballot, which must be returned by a stated due date. [Art. VI, Sec. 4.] The winning candidates are announced at the June annual meeting and awards ceremony, and they take office immediately thereafter. [Art. VI, Sec. 3.]

The 2025 Bylaws may be viewed [online here](#). ■

## General Meeting Minutes, April 14, 2025, 7 p.m., via Zoom

*By Alan Bowser, Secretary*

- 1. Call to Order.** The meeting was called to order at 7 p.m.
- 2. Adoption of Agenda.** The agenda was approved
- 3. Adoption of Minutes.** The minutes of the March 10, 2025 meeting were approved.
- 4. Treasurer’s Report.** The Treasurer Jerry Garson reported a bank balance of \$6,963.00.
- 5. April Program**

Angie McCarthy, Maryland Conservation Advocate at Nature Forward, presented information on proliferation of data centers throughout the region, and especially in Loudoun

and Prince William counties in Virginia. She discussed the energy and other requirements for data centers and the impact on the environment, notably the significant need for water for cooling and the light and sound impacts. She said that, because of the high energy usage of the centers, there was increasing pressure on energy prices in local communities, leading to higher energy bills for residents. Renewable energy sources could not cover the massive energy needs of the centers, leading to increased demand for nonrenewable fossil fuel sources for power, namely, coal, natural gas and nuclear power.

It was noted that, in Maryland, 40% of its energy needs were imported from fossil fuel sources, an amount that would increase due to

## April Minutes, cont.

the establishment of new data centers, the increase in EV charging stations, and other new electricity uses.

McCarthy said that local communities needed to become more aware of government policies to site data center facilities in their Counties and State. Delegates and members commented on the presentation and asked questions about the impact of data centers on water usage from the Potomac and other issues.

**6. Resolution to Amend the Bylaws of the Montgomery County Civic Federation.** President Cheryl Gannon reviewed the process for updating the MCCF bylaws, thanking the members of the bylaws committee—chaired by Joe Harkins and including 1st Vice President Joyce Gwadz, Somerset

Mayor Jeffery Slavin, and MCCF Secretary Alan Bowser—for their efforts. She noted that no amendments had been received from Delegates, after the March meeting where the proposed bylaws amendments had been presented, for consideration by the Committee.

Bylaws Committee Chair Joe Harkins presented the several new amendments to the Federation bylaws that had been drafted by the Bylaws Committee, taking into account suggestions from Delegates at the March 2025 Federation Meeting. The Committee Chairman subsequently made a motion to approve the amended bylaws which was properly seconded by Delegates. A proposal to table the discussion of the bylaws changes was ruled out of order, with the President noting that current Federation bylaws required a vote on the bylaws changes at the

meeting where the amendments were presented.

Delegates both opposed to and supportive of the proposed bylaws changes commented on the amendments. Delegates opposed to the proposed bylaws focused on proposed Committee structure, the continued use of virtual meetings, and the role and privileges of past MCCF Presidents. Delegates supportive of the proposed changes commended the emphasis on a Delegate-focused structure, the adoption of best governance practices, and the value of virtual meetings.

The President and the Committee Chair advised that Delegates could always present amendments to the Federation bylaws for consideration at a future meeting. After discussion, the motion to approve the Resolution to amend the bylaws was passed by a

## April Minutes, cont.

vote of 44 in favor, 6 opposed, and 3 abstentions. The Resolution follows.

### RESOLUTION TO ADOPT AMENDMENTS TO FEDERATION BYLAWS IN ACCORDANCE WITH REDLINE DEVELOPED BY SPECIAL BYLAWS COMMITTEE, 2025

*Whereas*, a special Bylaws Committee was appointed by the President and approved by the Delegates in Fall 2024; and

*Whereas*, the Federation's Bylaws have not received a comprehensive review and revision since 2013; and

*Whereas*, the Bylaws Committee reviewed and analyzed the 2013 By-

laws with the aim of updating them and aligning them with best practices for similar nonprofit organizations; and

*Whereas*, MCCF's organizational structure can be streamlined to facilitate its efficiency; and

*Whereas*, the Board of Directors and Executive Committee can be reconstituted to better define their respective strategic and tactical roles; and

*Whereas*, the number of Standing Committees and Appointed Officials can be reduced to reflect current volunteer staffing; and

*Whereas*, the various categories of membership in the Federation can be refined to increase the commitment and scope of members, par-

ticularly those of Local Associations; and

*Whereas*, the overall effectiveness of MCCF as an advocacy organization can be enhanced by centering the representational and voting roles of Delegates;

*Therefore, be it resolved* that the amendments to the Bylaws developed by the Bylaws Committee and recommended for approval by the Executive Committee, as posted on the website in redlined and clean versions during March, and now also posted in April, as just described, be adopted at the April 14, 2025, General Federation meeting, to take effect immediately thereafter.

**7. Adjournment.** The meeting was adjourned at 9:02 p.m. ■



## Executive Committee Meeting Minutes, April 24, 2025, 7:00 p.m. via Zoom

*By Alan Bowser, Secretary*

**1. Call to Order.** The meeting was called to order by President Cheryl Gannon at 7:00 p.m. Members present: Cheryl Gannon, Joyce Gwadz, Joe Harkins, Alan Bowser, Ken Markison, Liz Joyce. Members absent: Jerry Garson, Jacquie Bokow, Brenda Freeman, Jay Elvove, Dan Meigher, Jeffrey Slavin.

**2. Nominations Committee.** The Nominations Committee recommended the following candidates for MCCF Officers 2025-2026: Cheryl Gannon, President; Joyce Gwadz, 1st President, Elizabeth Joyce, 2nd Vice President; Alan Bowser, Secretary; and Jerry Garson, Treasurer. Upon motion, the Executive Committee voted unanimously to accept

the recommendations of the Committee. The nominations will be printed in the May 2025 newsletter and presented to the membership at the May General Meeting. At that time, nominations can be made from the floor. Voting will take place via email in the month of May with the election results announced at the June 2025 meeting. Joe Harkins will provide information about the elections procedures in the May newsletter.

**3. MCCF 100th Anniversary Celebration.** Members discussed planning for the Civic Federation's 100th Anniversary Celebration to take place on Sunday, June 8, 2024, from 5:00 p.m. to 7:00 p.m. at the Hollywood East Cafe in Wheaton. It was decided to set the Anniversary

Celebration ticket price at \$35.00. Invitations will be sent out to elected officials, special guests, and Federation members.

**4. 2025 Civic Federation Awards.** After discussion and motion, the Committee, acting as the Awards Committee, nominated the following individuals and organizations for award: Luxmanor Civic Association—The Sentinel Award; Friends of Sligo Creek—The Wayne Goldstein Award; and Joseph Harkins—The Star Cup.

**5. May General Meeting.** Montgomery County Councilmember-at-Large Evan Glass will be invited to discuss Montgomery County housing and other issues.

## April ExCom Minutes, cont.

**6. New Business.** Members discussed several issues recently raised by civic organizations and neighborhoods. Additional information will be requested.

**7. County Executive Press Conference on Veto on County Council PILOT Legislation.** MCCF President Cheryl Gannon and MCCF Secretary Alan Bowser spoke in support of the County Executive's veto of the County Council's Payment in Lieu of Taxes legislation, a 20-year tax holiday for developers who undertake the conversion of commercial office buildings to residential housing. [A video of the County Executive press conference is located at this link.](#)

**8. Newsletter.** Articles for the May 2025 newsletter are due to Jacquie Bokow by April 30, 2025.

**9. Adjournment.** The meeting was adjourned at 8:10 p.m. ■

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### Montgomery County Civic Federation

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## cfn

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**Submit contributions for the next issue by the 26th of the current month.** Send to CFN at [civicfednews AT montgomerycivic.org](mailto:civicfednews@montgomerycivic.org).

**Send all address corrections to membership AT montgomerycivic.org.**

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