



*WORK SESSION of the Greenbelt City Council held Wednesday, June 11, 2008, for the purpose of holding a stakeholder meeting with the Washington Metropolitan Area Transit Authority.*

*Mayor Davis started the meeting at 8:00 p.m. It was held in the Council Room.*

*PRESENT WERE: Councilmembers Konrad E. Herling, Leta M. Mach, Edward V.J. Putens, Rodney M. Roberts and Mayor Judith F. Davis.*

*STAFF PRESENT WERE: Michael P. McLaughlin, City Manager; David Moran, Assistant City Manager; Celia Craze, Director of Planning and Community Development; Amy Hofstra, Community Planner; Robert Manzi, City Solicitor and Cindy Murray, City Clerk.*

*ALSO PRESENT WERE: Nat Bottigheimer, Joel Washington, Charlie Scott and Rosslyn Doggett, WMATA; Matthew Lattin and Bob DiPietro, Petrie-Ross Ventures; Andy Scott, Maryland Department of Transportation; Kap Kapastin, Quantum Management; Dennis Whitley III, Shipley & Horne, P.A.; , Kristi Tousignant, Gazette; Jim Giese, Melonie Pope, Brian Gibbons, Joan Falcão and Bill Orleans*

*Following introductions, Mayor Davis explained that this was a stakeholder meeting with the Washington Metropolitan Area Transit Authority (WMATA) regarding development of Greenbelt Station. She welcomed representatives from Petrie-Ross Ventures who had asked to be included in the meeting.*

*Mr. Scott provided handouts of a PowerPoint presentation Metro Update on Greenbelt Station North Core. Mr. Lattin provided handouts of design plans for Greenbelt Station.*

*Mr. Washington reported that WMATA was working on finalizing the joint development agreement with Petrie-Ross Ventures and were looking forward to working with the City to advance common objectives of the proposed development.*

*Mr. Washington explained the key elements of Transit Oriented Development: wide sidewalks, attractive and weather-protected for pedestrians, bike accessible, activities visible from street and establishments that encourage congregation and activity. Transit Oriented Development mixes land use such as retail, parks, open space and residential and establishes a connection between them. Mayor Davis stressed the need for multi income level housing.*

*Mayor Davis asked about plans to retain the same number of parking spaces. Mr. Washington reported that WMATA had been replacing parking spaces in other stations with the same number as currently exist but are beginning to shift away from that practice. Mr. Putens suggested making the Greenbelt Station an example by reducing the number of parking spaces and encouraging more carpooling, walking, bus ridership and ride drop-offs areas. .*

*Mayor Davis emphasized the need for the City, WMATA and Petrie-Ross to work closely together throughout the development process. Mr. Washington indicated that WMATA wants the final project to be something everyone will be proud of.*

*Mr. Lattin reported there were not any commitments from major retailers at this time. However, he did not feel the project would be significantly impacted by the current market since development projects of this type focus on the long term overall project. Mr. Lattin also mentioned a zoning ordinance was under consideration that could modify the development requirements at Greenbelt Station.*

*Mr. Lattin answered questions raised by Mr. Orleans regarding proposed taxi drop off locations and underground facilities, and by Ms. Falcão regarding the reduced size parking structure.*

#### *Other Matters*

*Mr. McLaughlin provided Council with a report on rent control.*

*Mr. Putens reported Greenbrook Estates had recently terminated recycling collection services with the City due to cost and convenience. The refuse contractor will collect recycling and refuse on the same days. Mr. Putens further stated the change was not due to quality of recycling service provided by the City.*

*Mayor Davis asked Mr. McLaughlin to express Council's appreciation to Ms. Palau on the recent letter she sent on behalf of the City to Verizon.*

*The meeting was adjourned at 9:48 pm.*

*Respectfully submitted,*

*Cindy Murray*

*City Clerk*