

Wheaton Urban District Advisory Committee

Mid-County Regional Center, 2424 Reddie Drive, Wheaton MD 20902

Meeting Minutes Monday March 27, 2017

Members Present: Leah Haygood, Chair; Ali Oliver-Krueger, Vice Chair; Dan Thompson, William Moore, Derry Goberhansingh, Devala Janardan, Tami Axelrod, Ron Franks

Staff Present: Luisa Montero-Diaz, Director, Mid-County Regional Center

Guests: Bertha Flores, Aide to Councilmember Navarro; Marian Fryer, Wheaton Coalition; Randall Spadoni, resident; Karen Cordry and Stu Philipp, Kensington Heights Citizens Association, Javier Solis, business owner

Call To Order: 6:08pm by Chair Leah Haygood. A motion was made and passed to approve the February Meeting Minutes without changes

County Council Report: Bertha Flores, aide to Councilmember Navarro, informed WUDAC that the previous liaison, aide Adam Fogel, has moved to Buffalo NY and that she will be taking his place. She mentioned that the Council will begin Budget hearings next week, Tuesday thru Thursday. Councilmember Navarro has had conversations with DOT Director Roshdieh and is aware of ongoing issues with the start of the redevelopment project. Also noted was a renaming ceremony scheduled for 5pm Tuesday at the Glenmont Pool, to be renamed in honor of the late officer Sgt. Hector Ayala.

MCDOT Redevelopment Update: Marcelo Cortez, Capital Projects Manager, MCDOT, announced that a Groundbreaking Ceremony for the Wheaton Redevelopment Project is being planned to be held at Lot 13 on June 4th and demolition will begin the next day. A discussion with members ensued. One issue of concern was traffic routing. Member William Moore noted that major changes concerning signs, lane markings and parking meters would be needed at Grandview and University Blvd to prevent gridlock. Mr. Cortez informed WUDAC that the required traffic study was complete and once approved would go to Park and Planning for review. Lastly, he updated members on the progress of tieback negotiations with adjoining property owners. Three agreements have been signed, two are in negotiations and the last was still undetermined.

Luisa Montero-Diaz, Director, Mid-County Regional Center, informed members that the County Council will meet to discuss CIP amendments for supplemental appropriations for Redevelopment tomorrow. Redevelopment is scheduled for completion in November 2019. The Clean and Safe Team has already relocated to the old Wheaton Rescue Squad building and the RSC will follow when the Regional Building is demolished a couple of months after redevelopment begins.

Director Montero-Diaz also noted that negotiations with Westfield to lease space in the Westfield South office building have stopped, therefore, DGS is exploring alternative space for the RSC building tenants. Guest Karen Cordry suggested contacting Stephen Knolls.

Community Concerns: Randall Spadoni, Wheaton resident, announced that he posted WUDAC meeting minutes online at NextDoor.com and got good feedback from users.

Karen Cordry from Kensington Heights Citizens Association mentioned that she talked to Ike Leggett at the Women's Breakfast and he saw no issues concerning redevelopment. Noting the abundance of

office and residential space in Wheaton she seemed to believe there should be room in the Redevelopment project for community meeting space

Javier Solis, business owner, questioned WUDAC about how they measure the impact of the advice they give to County officials. Dan Thompson noted that we have no metrics to determine if this board is being listened to. Ali Oliver-Krueger suggested we keep a log of letters, action requested and responses. She volunteered to maintain a correspondence log.

Chamber of Commerce Report: William Moore announced that the annual Chamber of Commerce Community Awards gala will be Wednesday April 26th at Hollywood East restaurant.

Wheaton Urban District Report: Director Montero-Diaz announced that the old Wheaton Library will be demolished on April 6th.

Avalon Bay residential apartment complex is scheduled to open in December 2017.

Ride On transit is doing a customer experience survey.

MDCPP will hold a meeting on the Veirs Mill Corridor Master plan March 29th at 7pm at Newport Mill Middle School.

Reminder to members that the Walking Tour will be in the Fall this year

Business and Action Item Updates:

A. Community Outreach subcommittee: Ron Franks reported on their work. They continue to research our capacity and capability as a liaison to the public and are working with the Regional Director on a database so as to not duplicate efforts made by the Urban District

B. FY18 Operating Budget: Chair Haygood led a discussion on the proposed Montgomery County FY18 budget. We only have the April 11th meeting to discuss our recommendations and to draft that support letter. Chair Haygood stated that she would take the lead in drafting that letter

New Business:

A. Chair Haygood reported on the content of the Annual Meeting of the Boards and Commissions with the County Executive, She noted that she expressed concern in the meeting about the delays on the start of Redevelopment and the lack of communication on the status of the private apartment building slated to be constructed on Lot 13

B. Chamber Awards: Ballots were distributed and members voted on the WUDAC awards to be presented at the Chamber Community Awards Banquet on April 26th. Winners to be announced this week.

Adjourn: 7:30pm