

Town of University Park

Development Overview Committee

Tuesday, August 26, 2014

7:30 PM to 9:00 PM

Conference Room

University Park Town Hall

6724 Baltimore Avenue

Attendance: Len Carey, Mayor and *ex officio* Committee Member; John Tabori, Committee Member; Arlene Christiansen, Committee Member; Brad Hess, Council Member, Ward 2 and Committee Member; Corey Tucker, Committee Member; Roy Alvarez, Council Member, Ward 7 and Committee Chair

Agenda

Review meeting with Cafritz team held August 14, 2014.

The Committee Members discussed the preliminary drawings that the Cafritz group (Larry Taub, Mark Regulinski and Dennis Carmichael) shared with the Mayor and three members of the Committee (John Tabori, Arlene Christiansen and Roy Alvarez) along with the Mayor on August 14, 2014. The Cafritz group asked to show Town representatives the current iteration of signage they plan to propose for the Route #1 entrances. They have not yet discussed the designs with the MUTC or the Planning Staff. The Mayor and Committee Members from University Park were available to meet with them before MUTC because many MUTC members were not currently available.

Basically the Cafritz group proposes some changes to the signage on the Route #1 entrance at Van Buren Street and at Underwood Street. The sign designating **Riverdale Park Station** will be on a brick wall painted white. Names of the retail stores will be on a solid cement-like structure also painted white. Names of stores will be in raised metal letters. They also noted that a trellis will line both sides of Van Buren Street on the pedestrian walkway.

Committee members indicated that they would like to know the actual size of the signs, whether the retail sign is two-sided and the exact placement and lighting for the signs. Mayor Carey volunteered to find out when the design changes would be presented to the MUTC Committee and notify the Committee Members.

The Cafritz group also noted that construction crews would be clearing the southern part of the Gateway Park area beginning around August 25, so they can prepare the bioretention areas and areas for planting before winter. In addition, they expect a permit for the bridge and the crossing soon and they anticipate beginning construction in late November or early December. They noted that there have also been some changes in the bridge design. The "trellis" that was to be under the bridge has been eliminated and the bridge will be lower than originally anticipated. These changes were made after reports from their building engineers.

They plan to have final versions of the proposal to show the Town Residents at the Town Council meeting on October 20, 2014. At that time the Cafritz Team will present the newest designs and information about the project. Committee Members, Council Members and Town Residents will be able to ask questions about the project after the presentation.

Discuss other area development projects and plans for review.

Roy Alvarez reviewed all of the area projects about which the Town has received information. The projects include Riverdale Park Station, Safeway, McDonalds, College Park-Riverdale Park, PG Plaza TDDP, The Tire Place, Chick-Fil-A, University of Maryland Hotel Project, the Hyattsville Library and the Project to replace the Knox Boxes among others. Materials for all area construction projects are available to Committee Members in the "DOC Box" that will be kept in the Town Hall Conference Room. In addition, Mr. Alvarez is developing a spreadsheet with information about area projects that he hopes all Committee Members will be able to access on line in the near future.

The following important dates were noted:

September 16 –College Park-Riverdale Park TDDP District Council Hearing

September 16 – Hyattsville Library Meeting

September 17 – PG Plaza TDDP Charrette

September 18 – PG Plaza TDDP Drop-In Opportunity

September 20 – PG Plaza TDDP Plan Alternatives Meeting

Adjournment

The meeting was adjourned at 9:02 PM.

Submitted by Roy Alvarez, Chair