



**MEETING OF
UNIVERSITY PARK MAYOR AND COMMON COUNCIL**

**UNIVERSITY PARK ELEMENTARY SCHOOL
4315 UNDERWOOD STREET**

7:30 p.m.

July 25, 2016

MINUTES

1. CALL TO ORDER: *Mayor Lenford Carey* at 7:30 p.m.

Present: Mr. Thompson, Mr. Gekas, Mr. Hess, Ms. Verrill, Mr. Cron, Mr. Alvarez
Absent: None
Excused: Mr. Caskey

2. PLEDGE OF ALLEGIANCE was led by Mr. Hess.

3. APPROVAL OF THE AGENDA

Moved by: Mr. Cron **Seconded by:** Mr. Thompson
Yea: 6 **Nay:** 0 **Abstain:** 0

4. PERMITS

A. BUILDING PERMIT APPLICATION TO REPLACE EXISTING RETAINING WALL AND STEPS (Dawna Jonte and Bradley Carpenter of 4114 Woodberry Street) Ward 7

Motion: To approve the request for a building permit to replace existing 25' x 3' retaining wall and steps located on Lot 6, Block 30 at 4114 Woodberry Street.

Moved by: Mr. Alvarez **Seconded by:** Mr. Thompson
Yea: 6 **Nay:** 0 **Abstain:** 0

5. PUBLIC COMMENT

- A resident on East West Highway said that she has a serious problem with rats in her backyard. After contacting an exterminator and making efforts to handle this issue, she asked the Mayor and Council for help.

6. NEW BUSINESS

A. AUTHORIZING A LETTER TO COMMENT ON MODULE 1 OF THE PROPOSED PRINCE GEORGE'S COUNTY ZONING ORDINANCE REWRITE.

Motion: To authorize the Mayor to send a letter to Chad Williams, M-NCPPC Project Coordinator, in substantially the form attached, to comment on Module 1 of the Proposed Prince George's County Zoning Ordinance Rewrite. This letter has been reviewed and approved by the Development Overview Committee.

Moved by: Mr. Hess **Seconded by:** Mr. Thompson
Yea: 6 **Nay:** 0 **Abstain:** 0

7. DEPARTMENT AND COUNCIL REPORTS

A. MAYOR'S REPORT

- In reference to an earlier request by Council members that the new Code Compliance Officer Mr. Craig Brown provide a monthly report on incidents, Mayor Carey said that a monthly report by Mr. Brown would not be required, but he assured the Council that there would be regular reports and the Council will have many opportunities to converse with Mr. Brown about code compliance.
- Mayor Carey has asked a group of residents to advise him regarding a concept for a new Town playground. Several possible sites have been identified, the first preference being the tennis court near Wells Parkway. Mr. Baden is putting together a Community Parks and Playground Grant application for funds through the Maryland Department of Natural Resources, asking for \$250,000 to construct the playground. Councilmembers discussed a suggestion that a project be approved by the Council prior to applying for a grant.
- Mayor Carey as an individual had joined College Park Mayor Wojahn, Hyattsville Councilmember Mr. Joseph Solomon and Riverdale Park Councilmember Ms. Marsha Dixon, in support of a Vigil for Life: Peace and Healing held at University Town Center on July 23.
- Former Mayor John Brunner had lowered the United States Flag at Henson Green to half-staff in support of the declaration by the President.

B. COUNCIL REPORTS

Mr. Gekas - Ward 2

Mr. Gekas noted that the tennis court near Wells Parkway for several decades has been deemed impractical to repair due to having been built with insufficient base on soils too soft to support it. He requests that Council invite the Green Team and Committee on Trees, Parks, and Environment to submit a plan on alternative use of this valuable green space. Presently, a working groups of residents are planning a playground in place of this tennis court.

Motion: A proposal for a playground be referred to the Council Committee on Public Facilities and Services so that it can make a recommendation to the Council.

Moved by: Mr. Hess

Seconded by: Mr. Thompson

Yea: 6

Nay: 0

Abstain: 0

Ms. Verrill - Policy, Rules and Municipal Structure Committee

Meeting scheduled for Wednesday, July 27, 2016

C. REPORT FROM THE TOWN ATTORNEY ~ *Suellen Ferguson*

- **The Prince George's Plaza Area Transit District Development Plan** - Town Attorney Suellen Ferguson said the County Council is considering legislation which would amend county code to allow bonus density for amenities to be included in the TDDP. The legislation was introduced with no prior discussion and put on the agenda. If this goes through, density bonuses will be available for some developments in the Prince George's Plaza area.
- **Bike Share** - Town Attorney Suellen Ferguson explained that University Park has two choices to go with: M Bike System through Zagster, used by University of Maryland or and Capital Bike Share, run by the county. Mr. Baden has recently submitted a grant application to implement the Town's bike plan, including for a bike share program.

- **7-Eleven** - The ruling of the 7-Eleven was distributed to the Council and is available on the Town web site: www.upmd.org. Town Attorney Suellen Ferguson explained that the question in the case was whether the proposed improvements by 7 Eleven impacted the site. If so, certain standards must be met that had not been satisfied. The court found that whether the improvements impacted the site was a question of fact, rather than law. As a result, the Planning Board's determination that the improvements did not impact the site, and so the standards did not apply, was entitled to the "highest level of deference" by law. The court upheld the Planning Board's decision to approve the 7-Eleven application.

D. REPORT FROM THE TOWN CLERK ~ Tracey Toscano

- Training for the new phone messaging system, and new e-mail addresses for Councilmembers will be scheduled for next month.

E. REPORT ON THE DEPARTMENT OF PUBLIC WORKS ~ Michael Beall

- The estimated start date for the WSSC project is November.
- Pepco tree removal is scheduled to begin on September 6.
- The dog waste bag dispenser and engineered wood fiber mulch were placed at the tot lot last month.

8. ADJOURNMENT by consent at 9:25 p.m.