



RIVERDALE PARK  
STATION

**CONSTRUCTION UPDATE NOTICE**  
December 7, 2018 through January 4, 2019

**What to Expect On-Site**

**Retail Tenants:**

Fit-out construction work for Denizens is now well underway with an anticipated opening in Spring of 2019. Bella Salon continues their tenant fit-out construction and expects to open by December 15<sup>th</sup>.

**Townhomes:**

The construction of the next section of townhomes between Rhode Island Avenue and 47<sup>th</sup> St. south of Underwood St. is underway. Stanley Martin expects those townhomes to be completed by the beginning of 2019. Currently, over 90 townhomes have been sold. Replacement street trees for those which did not recover from the Spring storms or have otherwise died have been planted.

**Village Green:**

Recent steady rains continue to hamper the progress of the Village Green work. However, the final planting of the bioswales on the Eastern edge of the Green is now substantially complete, with repairs to the drainage system completed. Another round of seeding and grooming has been completed and planting of the street trees has been completed. Unfortunately, many trucking companies believe that the CSX Crossing was constructed to provide a trucking shortcut between River Rd. and Baltimore Ave. This has resulted in ongoing damage to the Village Green. We continue to work with the Town of Riverdale Park's Mayor, Town Manager and Ward 1 Council Member for their help to improve enforcement of the town's regulations regarding vehicular use of the bridge.

**Miscellaneous Site Improvements:**

The installation of the raised speed tables where the hiker-biker trail crosses Van Buren, Woodberry St., and the alley behind the corresponding townhomes has been completed. Final pavement of Rhode Island Ave. and 47<sup>th</sup> St. North of Underwood has been completed, as has final pavement of Van Buren around the Village Green and alley behind Townhomes 60-89. Final pavement markings to be completed on December 10th. Regrading of the parcels on either side of the CSX Crossing and East of 47<sup>th</sup> St. is now complete, including the installation of grass seed. The final pavement of the extension of Woodberry St. in front of the playground was completed.

**Hiker Biker Trail:**

Within the next 2-3 weeks, stop signs will be installed in the Woodberry alley at the point where the alley crosses the Hiker-Biker trail. Bollards will also be installed to prevent vehicular traffic from turning North off of Woodberry and North off of the Woodberry alley onto the Hiker-Biker Trail.

**Free Daily Shuttle:**

Riverdale Park Station features a FREE daily shuttle from 6:30am to 9:00am and 4:30 pm to 7:00 pm. It runs every 15 minutes between Riverdale Park Station, College Park Metro Station and Prince George's Plaza Metro Station. The shuttle stop is located near the main entrance to Whole Foods Market. Use it for quick and easy access to work, shopping, recreation and regional transit. Visit. [www.rpstransit.com/shuttle](http://www.rpstransit.com/shuttle) for more details.

**Work Hours:**

Work activity will be taking place Monday – Sunday between the hours of 7am and 7pm.

**For more on store openings, events and development news, check out our website and social media pages:**

Website: <http://www.riverdaleparkstation.com>

Facebook: Riverdale Park Station

Instagram: rdpstation

Twitter: @RDPStation

**Contact Information:**

For any **construction related concerns**, please contact Mark Regulinski of Calvin Cafritz Enterprises at 202-248-5806 or email at [mark@cafritzenterprises.com](mailto:mark@cafritzenterprises.com).

For **Stanley Martin Townhome** information, please contact Loven Haywood at 703-944-6442 or email at [HaywoodLM@StanleyMartin.com](mailto:HaywoodLM@StanleyMartin.com)

**Picture Below:** Village Green Progress as of December 7



Picture Below: Hiker Biker Trail Opening

