



CITY OF COLLEGE PARK ADVISORY PLANNING COMMISSION
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ADVISORY PLANNING COMMISSION
Approved Minutes of Meeting
March 9, 2015 – 7:30 P.M.
City Hall – Lower Level Conference Room

<u>Members</u>	<u>Present</u>	<u>Absent</u>
Mary Cook, Chair	<u> x </u>	<u> </u>
Lawrence Bleau	<u> x </u>	<u> </u>
James McFadden	<u> x </u>	<u> </u>
Rose Greene Colby	<u> </u>	<u> x </u>
Christopher Gill, Vice Chair	<u> x </u>	<u> </u>

Also Present: Planning Staff -Terry Schum, Miriam Bader and Theresheia Williams;
Attorney – Sue Ford

I. Call to Order: Mary Cook called the meeting to order at 7:35 p.m.

II. Approval of Minutes:

Lawrence Bleau moved to accept the minutes of February 5, 2015. Christopher Gill seconded. The motion carried 4-0-0.

III. Amendments to Agenda: There were no Amendments to the Agenda.

IV. Public Remarks on Non-Agenda Items: There were no Public Remarks on Non-Agenda Items.

V. Review of Remand Order for CPD-2014-01 (Behr):

City Attorney, Sue Ford, explained that this case is being remanded back to the APC because the City Council determined that all of the criteria required for granting the departure under Section 27-239.01(b)(7) have not been addressed by the Advisory Planning Commission. She stated that there was a mistake when this section from the County Zoning Ordinance was adopted into the City of College Park Code. The recommendation issued by the APC does not include reference to Section 27-230.01(b)(7)(iv). This criterion requires that the applicant show the departure will not impair the visual, functional, or environmental quality or integrity of the site or the surrounding neighborhood. This criterion is not included in §190-9 of the City Code, but it is a requirement of the County Zoning Ordinance and must be addressed.

The driveway easement issue must also be addressed. There is a joint driveway agreement that allows use of the driveway by occupants of the applicant’s property and of 4620 College Avenue. The APC has determined that a departure should be conditioned on no parking signs placed on the applicant’s property along the

driveway and at the entrance, to keep this narrow area open. There is insufficient evidence in the record to demonstrate that the occupants of the adjacent property will be controlled by this, and no signage is required or agreed to be posted along the adjacent property, so it is unclear how required compliance with this condition can be met. The applicant can correct this by revising the site plan to reflect that the limitations would be binding on both sides of the driveway.

The APC hearing and record shall provide sufficient facts to support findings of fact and conclusions of law with respect to the requirements of Sec. 27-239.01(b)(7)(iv) of the County Zoning Ordinance, and to ensure that the departure conditions can be applied to the full extent required for compliance. The public hearing will be scheduled sometime in the near future and anyone from the public interested in speaking shall be allowed to speak at the hearing.

VI. Discussion Points for the meeting with City Council:

The APC Chair, Mary Cook, will be meeting with the City Council on March 10, to discuss the charge of the Board. The commissioners discussed several items they would like addressed at the meeting and voted on the following topics:

- 1) Schedule more meetings with developers on upcoming projects.
- 2) Employ a body to take on projects that would be time consuming for the Council.
- 3) Outsourcing or outloading research for labor intensive tasks.
- 4) Interface with the University of Maryland to recruit a staff member to sit on the APC Board.
- 5) Receive feedback from Council on APC's recommendations.

VII. "Meeting in a Box" Exercise with City Council:

Terry Schum stated that the purpose of "Meeting in a Box" is to solicit input about the draft vision, key goal areas, and potential actions and provide feedback. After reviewing the Draft Strategic Planning Framework, the commissioners voted to submit the following responses:

Vision

A) **Question:** Does the vision statement capture your vision for the future of College Park? **Yes** 2 **No** 2

What, if anything, is missing from the vision?

- **Collaborative relationships with whom?**
- **How does the relationship relate to being a vibrant town?**
- **No connected neighborhoods?**

B) **Question:** If College Park excelled in each of the following areas, would the vision be achieved? **Yes** 4 **No** 0

- 1) One College Park
- 2) Community Engagement
- 3) Environmental Sustainability
- 4) Growth and Development
- 5) Resilient Infrastructure
- 6) Effective Leadership
- 7) Excellent Services

What, if anything, is missing or should be changed from this list?

- **Objective #5 is unclear**

A. One College Park

The City of College Park and its residents, the University of Maryland and its students, faculty and staff, and all stakeholders are connected to the community as a whole and work together for the best interest of College Park.

Objectives

- 1) Residents have opportunities to form positive relationships with students, members of diverse cultural groups, and residents from different neighborhoods.
- 2) All College Park residents, including University faculty, staff, and students, feel connected to the City in addition to their neighborhood.
- 3) College Park is a place where empathy, diversity, and respect of different groups provide greater understanding and community strength.

Question: What would you change, add, or delete to the descriptive statement or objectives?

- **Delete “as a whole” under descriptive statement.**
- **Make objectives actionable.**
- **Need to rewrite objective #2. University faculty and staff probably don’t have a neighborhood. It would be important to capture the College Park residents feel connected to their government.**
- **Under objective #3 replace “different groups” with “diverse groups”.**

B. Community Engagement

All stakeholders are actively engaged in achieving our vision and building community.

Objectives

- 1) The City leverages the rich talent and skill in the community.
- 2) The City creates appealing opportunities for engagement that generate significant involvement in City-sponsored or co-sponsored community, Social, and cultural events and public meetings.

- 3) Tools used for engagement vary from traditional mechanisms such as meetings to social media and electronic means such as Constant Contact, listservs, and the City website.
- 4) The City allocates sufficient staff resources for community engagement.

Question: What would you change, add, or delete to the descriptive statement or objectives?

- **Delete “and building community” from description.**
- **Combine objectives 1 and 2.**
- **Objectives should be rephrased to be actionable.**

C. Environmental Sustainability

The City is a leader in the protection and restoration of natural resources and the implementation of energy efficiency and renewable energy programs, technologies, and plans.

Objectives

- 1) The City reduces its impact on the environment through collaboration, research, and the adoption of best practices to incentivize reduced energy usage.
- 2) The City has well-managed and attractive natural resources, such as parks, trails, and outdoor recreation areas.
- 3) The City supports new development that is sensitive to environmental issues and that strives to limit impacts on the environment.

Question: What would you change, add, or delete to the descriptive statement or objectives?

- **Objective #1 needs to be more specific.**
- **The objectives should qualify what is being asked of government, residents and the private sector.**

Items D through G will be discussed and completed at the next APC meeting on April 2, 2015.

VIII. Update on Development Activity: There was no Update on Development Activity.

IX. Other Business: There was no Other Business.

X. Adjourn: There being no further business, the meeting was adjourned at 9:30 p.m.