

Introduced by:

CITY OF TAKOMA PARK, MARYLAND

RESOLUTION 2023-XX

**RESOLUTION SUPPORTING THE PLANNING BOARD DRAFT OF THE MINOR
MASTER PLAN AMENDMENT (MONTGOMERY COUNTY)**

- WHEREAS,** the Takoma Park Minor Master Plan Amendment (MMPA) is a County plan developed by Montgomery County Planning Department, in partnership with the City of Takoma Park, to amend certain elements of the Takoma Park Master Plan (last updated in 2000); and
- WHEREAS,** the MMPA provides an opportunity to reexamine elements of the Takoma Park Master Plan in respect to unanticipated economic and land use changes; and
- WHEREAS,** the unexpected relocation of the Washington Adventist Hospital opens an opportunity for the City of Takoma Park to consider resources on the campus and surrounding area and recommend changes, including the Washington Adventist University campus, and the multi-family housing areas along Maple Avenue; and
- WHEREAS,** the City Council has been apprised of the MMPA at each step of the process to date, and has reviewed and discussed the proposed draft plan recommendations as presented by Montgomery County Planning in consultation with City of Takoma Park staff; and
- WHEREAS,** the Takoma Park City Council supports the re-envisioning of the Washington Adventist Hospital campus and the enhancement of critical civic, economic, environmental, and housing resources in the surrounding neighborhoods along the Maple Avenue corridor in a manner that enhances the quality of life of area residents and is environmentally and financially sustainable; and
- WHEREAS,** the MMPA covers an area within one of the City's most racially diverse communities and consists of a high number of the City's covenanted and naturally occurring affordable housing units; and
- WHEREAS,** in 2019 the City Council passed Resolution 2019-47, adopting the City of Takoma Park's Housing and Economic Development Strategic Plan which outlines the City's vision for housing and economic development for the next decade; and

WHEREAS, this plan outlined three overarching goals for future development in the City: preserve existing businesses and affordable housing in Takoma Park, including in revitalizing areas; produce more housing and opportunities for businesses to start and grow across the income spectrum and in neighborhoods across the City to meet the diverse housing and economic needs; and protect renters, homeowners, and local businesses from discrimination and displacement, and our environment from destruction; and

WHEREAS, the City of Takoma Park's Housing and Economic Development Strategic Plan outlines many strategies to achieve these goals, one of which is to encourage the use of County allowable use and zoning provisions to create and expand housing types that are under-represented in Takoma Park and desired by existing and new residents of various incomes, needs, abilities and family configurations; and

WHEREAS, other City adopted goals, plans, policies, and ordinances address aspects of the Plan amendment; and

WHEREAS, the Montgomery County Planning Board released the Public Hearing Draft of the Minor Master Plan Amendment in June 2023 after Council's passage of Resolution 2023-16 and received public comment on the Draft until September 30, 2023, including a Public Hearing on September 14, 2023; and

WHEREAS, the City Council held multiple information sessions and listening sessions for residents to ask questions and provide feedback on the plan, including the July 18, 2023 and August 16, 2023 Information Sessions; and

WHEREAS, the City Council passed Resolution 2023-33 on September 13, 2023, outlining requested revisions and topics of further analysis by the Montgomery County Planning Board in development of the Planning Board Draft Plan; and

WHEREAS, from October 19th through November 30th, the Montgomery County Planning Board has held five work sessions on the Takoma Park Minor Master Plan to provide edits to the Public Hearing Draft and address Resolution 2023-33

NOW, THEREFORE, BE IT RESOLVED that the City Council, after reviewing the Montgomery County Planning Board work sessions on the Takoma Park Minor Master Plan Amendment, supports the adoption and transmittal of the Planning Board Draft to the Montgomery County Council and County Executive for further review.

BE IT FURTHER RESOLVED that the City Council will review the transmitted Planning Board Draft Plan and will continue to monitor the Plan during the County Council's public review process.

Adopted this _____ day of November, 2023

AYE:

NAY:

ABSENT:

ABSTAIN:

Attest:

DRAFT