

CITY OF TAKOMA PARK, MARYLAND  
MAYOR AND COUNCIL WORKSESSION  
October 2, 1978

Councilmembers Present:

Mayor Roth  
Councilman Faulkner  
Councilman Forshee  
Councilman Ricks  
Councilwoman Saloma  
Councilman Webb  
Councilman Weisman  
City Administrator Gilsdorf

The meeting was called to order by Mayor Roth at 7:40 PM, and was closed by unanimous vote of the Council for the purpose of considering two matters: 1) the request for an extension of injury leave, which was denied; and 2) the authorization for Corporation Counsel to settle a law suit, which was approved.

The meeting was reopened by unanimous vote of the Council at 8:00 PM.

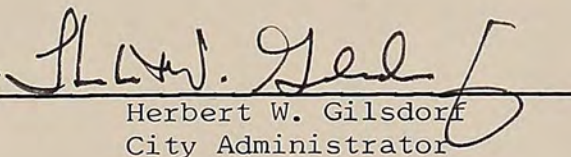
1. October 3rd Public Hearing on Executive Regulations re Zoning Text Amendment 77003. Councilman Ricks was asked by the Mayor and Council to attend this meeting and to request a special worksession on this matter which would be open to citizen input.
2. Resubdivision Plat--Intersection of Rt. 410 and New Hampshire Avenue. After discussing this matter, the Mayor and Council offered no objection to the proposal.
3. Legislation before Montgomery County Delegation. The Mayor advised members of the Council that at least two proposals had been made to the Montgomery County Delegation to the General Assembly by Russell Romer, a citizen of Takoma Park. He directed the City Administrator to obtain the text that was submitted in connection with these proposals.

There being no further business to discuss, the meeting adjourned at 9:20 PM.

APPROVED

  
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John D. Roth  
Mayor

ATTEST

  
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Herbert W. Gilsdorf  
City Administrator



CITY OF TAKOMA PARK, MARYLAND  
PUBLIC HEARING  
Proposal for Rehabilitation of Winchester-Takoma  
(Franklin Apartments)  
October 12, 1978  
8:00 PM.

Mr. Sheldon Katz opened the meeting by giving a description of what is to be done to rehabilitate the building. Stated that he has taken out a one year lease with an option to purchase the property located at 7620 Maple Avenue. Rehabilitation would include: installing a new roof, pointing up the exterior surfaces, installing new heating-ventilation-air conditioning system, renovating all kitchens, resurfacing parking lot, landscaping grounds, restoring wooden floors, rebuilding elevators, adding insulation, rewiring building, installing a trash compactor, and refinishing common areas. The program will take approximately \$2 million. Noted that the Winchester-Takoma now pays approximately \$10,000 in City property taxes, but with rehabilitation completed, would probably be increased to \$25,000. The previous management company has been replaced as of September 1; have already completed some repairs such as replacing broken windows, cleared abandoned vehicles from parking lot, repaired boilers, and miscellaneous painting in hallways, also attempted complete extermination, but did not receive full cooperation from tenants; have initiated orderly repair system with file retrieval; regular maintenance program now in effect; will not begin complete renovation process until Section 8 funds and related financing is received.

Noted a meeting which took place between HUD officials, tenants and citizens which may have jeopardized Section 8 funding; (noted that he was meeting with HUD officials at the same time to work out some problems with application); that HUD guidelines state no allowance for families being subsidized in elevator buildings; that this type of funding is only allowed for predominantly elderly tenants or unless there is no other practicable alternative; that in his initial application, he requested funding for the families in the building; believed that possibility was killed by the meeting at HUD that morning and it may be necessary to change the application for 100% elderly occupation.

Councilman Ricks stated that he was invited to join the group that visited HUD to ask specific questions; that they were told by HUD that Mr. Katz's application for Section 8 funding had been denied in August; that it had been denied at the time of the public meeting held on September 14.

Mr. Eugene Sieminski, Director, Montgomery County Office of Housing, spoke of the distribution of Section 8 funds throughout the County; noted that the County thought the use of these funds at the Winchester-Takoma would be one of the most meaningful uses in the County; that the County can offer aid and assistance that might be useful to this project.



Mr. Sam Abbott stated that he felt the meeting of September 14 was a charade to the point which causes suspicion, because at that time, the application to HUD had already been denied; questioned why the City was not notified. The Deputy Director of HUD's District Office stated at the meeting that the only way to have funding approved for families is to have a waiver passed; in order to have this done, all parties involved, i.e., Mr. Katz, City, County, State, and tenants, must come to an agreement on what is wanted. Mr. Abbott stated that this public hearing had no merit now because there is no application pending before HUD at this time.

Mr. Jim Welu, representative of the State Department of Economic and Community Development (DECD) stated that Mr. Katz has made application to his office for financing of the Franklin Apartments, with Section 8 funds being part of the application; that this financing request is for funds to purchase and rehabilitate the building; that State legislation requires local communities to approve the application before DECD can act as a lender to provide financing; there are no HUD regulations which require a public hearing, and no requirement on the part of the State that the application must be accepted by HUD. Noted that it is possible for the State to make application to HUD on the part of the developer for Section 8 subsidies; one of the changes that can be made in the application submitted by the State is to give the developer a longer period of authority for Section 8 funds; that at this point, Mr. Katz has applied for a 20 year authority (meaning Section 8 funds would be available to tenants for this period), but with State financing in the past, developers have been able to receive up to a 40 year authority. Stated that the money Mr. Katz had requested would be used to purchase the building, rehabilitate it and, afterwards, Section 8 rental assistance payments would become effective; that at this time Mr. Katz would begin to collect from tenants 25% of income for their units, with Section 8 funds making up the balance of the full rent; that Section 8 funds are joined with rent payments to pay back the loan from the State.

Mr. Williams, a tenant of the Winchester-Takoma, stated that HUD officials told his group that once an agreement is reached, and ready to present to HUD, then, if approved, money will be able to be issued.

Mr. Welu stated that once the City has decided to request a waiver from HUD, then the State and County will offer support in asking for this.

Mr. Williams noted that the agreement that would have to be reached would have to include all persons involved, especially the tenants.

Mr. Weston stated that it had been a shock to the tenants to find that the application for assistance had been denied. Noted that he was informed by HUD that they will be advertising Section 8 funds availability by the end of March; that Mr. Katz could reapply at that time with a modified agreement application. Stated that the subject of the hearing should not be the rehabilitation of the building, but a discussion to



come to an agreement on the application to be submitted; that many tenants would like to remain in their apartments once they are renovated.

Mrs. Stephanie Melvin stated that work should be started toward a project which would be good for the tenants and the community. Noted that HUD states given priority to projects that are 20% Section 8 funded, because goal is for economically integrated housing; that it would be ideal to keep most of present tenants who would be qualified; once the determination of qualification is made, would possibly be left with only 20% of present tenants. Questioned whether the granting of a State Rehabilitation Loan would only be made to buildings with 100% Section 8 funding and was told that the likelihood of granting a Rehabilitation Loan without Section 8 subsidies is rare; Mrs. Melvin stated that Mr. Katz should be considering something less than total renovation--just enough to bring the rents of the building in line with other buildings on Maple Avenue and asking for partial subsidies, instead of 100% Section 8.

Mrs. Bernice Myers stated that the meeting between HUD, tenants and citizens that morning did not sidetrack Mr. Katz's application because it had already been denied in late August; thought that Mr. Katz should seriously consider enlarging some apartments for larger families; questioned who is responsible for maintenance problems since Mr. Katz does not legally own the building, but leases it; that another hearing should not be held until 6 weeks time is allowed for notifying all citizens; also questioned what would stop Mr. Katz from selling the building after sever years maximum depreciation; thought that everyone in City should be fully informed on the entire process going on at the Winchester-Takoma.

Mr. John Tucci understood that many of the tenants will be evicted; that these evictions will be self-defeating because tenants will have to be relocated; that Mr. Abbott has raised pertinent questions as to the legality of this hearing; agrees with Mr. Weston, that tenants should be the primary concern.

Ms. Vicki West, tenant of the Winchester-Takoma, stated that there is a need for quality rehabilitation at the building; that the tenants have a right to know what is happening to their building.

Mr. Katz stated that the financing for the rehabilitation and purchase of the building would be from the State DECD, and that he had thought he made this clear; that the application to HUD had been sidetracked by the meeting with tenants and citizens. Noted that soon after he filed his application in August, he was contacted about problems with it because it was an elevator building, which is usually not subsidized for families, but elderly; was told of ways to overcome these problems; that at the same time he had filed an application with Maryland DECD for purchase and rehabilitation of the building, and this is why this hearing is taking place, because it is a requirement of the State that local community approval be given before a loan application is approved.



Mr. Abbott pointed out that unless HUD grants Section 8 subsidies, Maryland DECD cannot approve loan for rehabilitation and purchase.

Mrs. Melvin noted that it is agreed that the Winchester-Takoma needs rehabilitation, but it is the question of Section 8 funding which is causing problems since they are both tied together. It was the consensus of many persons present that the concern is about tenant displacement and the building becoming 100% elderly.

Mrs. Joan Prosten stated that she felt the process for the loan should be reversed; should examine who will be subsidizing the building before considering monies for rehabilitation and purchase; that there should be participation of all parties involved, especially the tenants, in the agreement, and then the City's approval should be requested.

Mrs. Morelyn Weisman asked if Mr. Katz would be willing to consider rehabilitating the building without Section 8 subsidies; if he would consider any of the alternatives offered. Mr. Katz stated that he would not rehabilitate without Section 8, but would consider alternatives offered; that if it is consensus of the City not to consent to 100% Section 8 funding, then a new developer would have to be found. Explained his rationale for request of Section 8 noting that his contract (Section 8) rents would be high, too high to ask unless subsidized; the high cost of rehabilitation is the basis for his rents--\$498 for two bedroom unit, \$373 for one bedroom unit; that these are the rents he would have to collect unless he did not conduct a complete renovation, and a complete renovation is what the State would be lending money for. Mr. Katz also answered a tenant's question about maintenance problems, which he stated he would assume full responsibility.

Councilman Weisman noted that the City is being asked to make a decision on a proposal (from the State) which cannot go forward without HUD granting Section 8 subsidies, which have been denied. Stated that through a meeting with State and County officials he learned the following: that the City is in Planning Area 27, which already has some subsidized housing existing; 38 Section 8 families now in scattered projects throughout this area; that there are several subsidized units in Takoma Tower and Park Montgomery, but not under Section 8 program; was told that 6.7% of total population in an area would be considered the fair-share. Councilman Weisman questioned what percentage the units mentioned would make up; if Winchester-Takoma is approved for 100% Section 8, would this push the percentage over the fair-share mark; what is the exact percentage of subsidized housing within City limits; would like to compare percentages of other areas in the County to the City's area.



Mr. Maier, Montgomery County HOC stated that the 6.7% fair-share percentage is a target figure to accomplish by 1990 which is contained in the Executive Housing Policy of Montgomery County, which is a long-range plan to have assisted housing throughout the entire County; that there are family Section 8 projects in process development, and only one other proposed rehabilitation project in County; stated that reasons Rosemary Village is not 100% Section 8 is because only 40% of tenants fall within Section 8 income limitations; also noted that some of the percentages asked for by Councilman Weisman are already contained in correspondence to the Mayor.

Mr. Steve Pappas stated that if Mr. Katz were willing to lower his request for 100% assistance, then possibly would be at a point where discussions could take place about the agreement for waiver.

Councilman Ricks stated that the Council has not yet made any decision on this request; that he feels the first priority of the Council is the tenants and rehabilitation of the building, and second priority is how the money for rehabilitation gets there; that at this point plans should be made to reach an agreement.

Mr. Robert Melvin stated that he felt used by Mr. Katz and the County, since citizens and City officials were not informed about HUD's denial of the application; that citizens and tenants should set up some mechanism to work out an agreement.

Mr. David Prosten stated that it is important that tenants have decent living conditions; hopes that Mr. Katz is willing to listen to the tenants.

Mayor Roth stated that he would not want to see any other building embark on the same type of program and doubts that it would happen because Winchester-Takoma is the oldest apartment building on Maple Avenue and others would not warrant this type of rehabilitation.

Mr. Maier stated that the County did not feel the rejection of application by HUD was a stopping point in the project; that once an agreement is reached, HUD will more than likely approve a waiver.

Mr. Richard Bernardi stated that he was under the impression that this meeting was to discuss a resolution for a State rehabilitation loan; that he has not seen a copy of that resolution and it should be available; that he is open-minded about 100% Section 8 funding, but it is a technical and lengthy question that has to be considered; agreed with Mr. Melvin about creating a mechanism to go over project; it will have major impact about the way the City develops in the future; also agrees that the application process should be reversed.



PUBLIC HEARING  
October 12, 1978

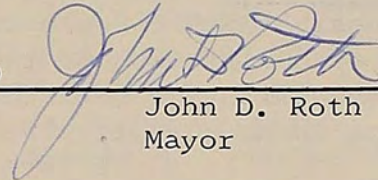
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Mr. Katz stated that there is no basis to return to HUD because funds are no longer available; that the State can accept an application and process it up to the point of funding, pending Section 8 availability, which is the process it is in now; that there are two places to get Section 8 funds--HUD and State; that HUD divides funds and half are given to State agencies such as Maryland DECD for distribution.

Mrs. Myers reiterated her statements concerning enlarging apartments to accommodate the larger families, to which Mr. Katz stated that he did not think HUD would approve.

Mayor Roth agreed to begin planning and arranging meetings to discuss the agreement for the waiver.

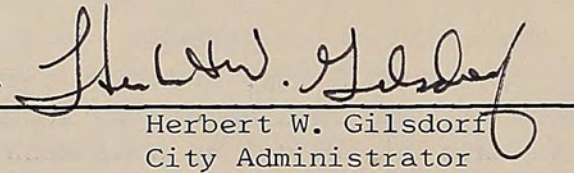
APPROVED



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John D. Roth  
Mayor

ATTEST



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Herbert W. Gilsdorf  
City Administrator



CITY OF TAKOMA PARK, MARYLAND  
MAYOR AND COUNCIL WORKSESSION  
October 16, 1978

Councilmembers present:

Mayor Roth  
Councilman Faulkner  
Councilman Garcia  
Councilman Ricks  
Councilwoman Saloma  
Councilman Weisman  
City Administrator Gilsdorf

The meeting was called to order by Mayor Roth at 7:35 PM.

1. T.R.I.M. Nancy Schallhorn relayed a message to the Mayor and Council that both the local Takoma Park Elementary School PTA and its County-wide parent organization would be in opposition to TRIM (Proposition "E" on Montgomery County ballot for November 7th).
2. Highway User Revenues. The City Administrator reported to the Mayor and Council that an error in the formula of distribution relative to Highway User Revenues had resulted in the City losing about \$86,000 over a 10 year period. The Mayor and Council directed that a letter be sent to the State advising that a precedent had been established at State and County levels for reimbursement of the underpaid party; that Takoma Park both expects and insists on repayment.
3. Group Home--716 Maplewood Avenue. The Montgomery County Board of Appeals advises that a petition for a group home at 716 Maplewood Avenue will be heard on November 16. This matter will be placed on the October 23 agenda for discussion by the Mayor and Council.
4. Parking Permit Area. The Montgomery County DOT has advised the Mayor and Council that a parking permit area is being considered in that portion of East Silver Spring around Montgomery College and that a hearing will be held on November at the Takoma Park Junior High School.
5. No Smoking. The City Administrator was directed to prepare an ordinance for First Reading which would prohibit smoking in the upstairs seated assembly area.
6. Appointment of Temporary Parking Enforcement Officer. On the recommendation of the City Administrator, Nancy Raffo was appointed temporary Parking Enforcement Officer. This appointment will be effective for such time as the regular Parking Enforcement Officer is unable to perform her duties due to maternity status.



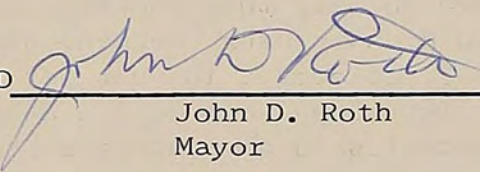
WORKSESSION  
October 16, 1978

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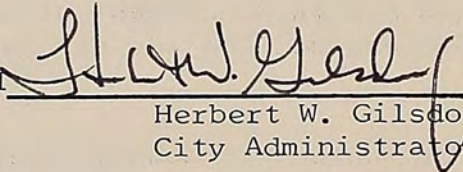
7. Public Works Heating Plant. The Mayor and Council were advised that some substantial maintenance would be needed for the heating system at the Public Works Office Building.
8. Mr. Robert Melvin. Mr. Melvin addressed the Mayor and Council, expressing dissatisfaction with the property next door to him at 7136 Carroll venue. After hearing his complaints, it was the Mayor and Council's judgement that this is a legal/zoning matter and as such, should be referred to Montgomery County for action. The City Administrator was so directed.
9. Letter from WSTCA of August 10, 1978. The City Administrator was directed to respond to Mrs. Scull's letter expressing the Council's position as being opposed to an earlier opening of the Takoma Metro station (now 10:00 AM) and also that the lot should remain open late enough to serve evening patrons; reaffirmed position that parking should not be provided for commuters to down-town jobs.

There being no further business to discuss, the meeting adjourned at 10:30 PM.

APPROVED

  
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John D. Roth  
Mayor

ATTEST

  
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Herbert W. Gilsdorf  
City Administrator



## THE CITY OF TAKOMA PARK, MARYLAND

MEETING OF THE MAYOR AND CITY COUNCIL

October 23, 1978

## City Officials Present:

Mayor Roth	City Administrator Gilsdorf
Councilman Faulkner	Asst. City Administrator Nichols
Councilman Ricks	City Clerk Pusti
Councilwoman Saloma	Administrative Asst. Swinton
Councilman Webb	Public Works Coordinator Robbins
Councilman Weisman	Recreation Director Ziegler
EXCUSED: Councilman Forshee	Asst. Corporation Counsel Culpepper
Councilman Garcia	Asst. Corporation Counsel Hoffman

The Mayor and Council of Takoma Park met on October 23, 1978, at 8:00 PM, in the Council Chamber, 7500 Maple Avenue, Takoma Park, Md. Following the invocation and pledge of allegiance, a motion to approve the minutes of September 25 was made, duly seconded, and approved by the Council.

MAYOR ROTH'S COMMENTS AND PRESENTATIONS

Noting the coming general election on November 7, 1978, Mayor Roth asked that citizens of Montgomery County please consider carefully the question on the ballot concerning T.R.I.M.; that if this is approved, it may mean a reduction in services in the County and each person should consider this when making his decision. Stated that the Prince George's County Executive has agreed to reduce tax rates if assessments do rise.

CITIZENS' REMARKS

1. Nancy Schallhorn, 7401 Maple Avenue: stated that in working at Takoma Park Elementary School, she has noticed that many cars park in the no parking area behind the Library at the school bus stop; requested that the Police Department keep area clear. Concerning "Proposition E", requested that the City compose a fact sheet on what services might be reduced if TRIM is approved. Mayor Roth stated that there is no positive way to be sure of what services will be affected, but could identify areas where funds are received from the County and how much.
2. Katherine Pappas, 7420 Buffalo Avenue: stated that this fact sheet could possibly be considered as a City endorsement in opposition to TRIM. Mayor Roth stated that the City will not be endorsing either proposal concerning TRIM, but would only be issuing factual information.
3. Ann Vogel, 7117 Garland Avenue: thanked the City for the planning and construction of the azalea garden on the border of the Longbranch-Sligo Citizens' Association at Flower and Sligo Creek Parkway; thanked Richard Robbins for his help in designing the park with the citizens; the Parks employees for an exceptional job; and the Azalea Committee for contributing and helping with the azaleas.



4. Stephanie Melvin, 7138 Carroll Avenue: suggested comprehensive inspections of all highrise buildings along Maple Avenue, noting complaints from tenants about slacking maintenance at Park Ritchie, Sylvan Terrace, and Edinburgh House. Said she is opposed to removal of parking meters on Willow Avenue. Questioned the status of ZTA 77003. Mayor Roth stated that he understood DEP is awaiting the public hearing transcript before contacting the City; also noted that the City has a more frequent inspection of rental units than the County; inspections are once a year, and on complaint; that the Winchester-Takoma is in much better condition than 5 years ago; Councilman Faulkner suggested that inspection should be increased where there are problems.

5. Donald Ramsey, 8116 Roanoke Avenue: spoke of the Housing and Code Enforcement Master Plan Task Force recommendations, noting that some have been implemented, some not. Agreed there should be more frequent inspections at problem buildings; also suggested that owners be given a self-inspection checklist and be constantly reminded about their obligations; to invest more inspection time in highrise buildings; focus on preventive approach.

6. Allan Marsh, 7405 Maple Avenue: concerning the special exception for a half-way house for recovering alcoholics at 716 Maplewood Avenue, questioned whether the City is being asked to legalize this property; that this is already a block with many problems; that it does not only affect property owners on Maplewood, but those in his citizens' association area. Mayor Roth stated that this half-way house has been in operation for approximately 5 years; that when their license came up for renewal and the City surveyed area residents, only one unfavorable response was received. Mr. Marsh asked that those persons serving on the Council with an interest in this property abstain from voting; also reiterated his comments from an earlier meeting opposing the removal of parking meters on Willow Avenue.

#### FINANCIAL STATEMENT

The City Administrator gave a brief summary of the City's financial status for the month of September.

#### ITEMS FOR COUNCIL CONSIDERATION

The City Administrator announced the City's Halloween Party, to be held on Monday, October 30, 1978, from 6:30 to 9:00 PM in the parking lot behind the Library; invited everyone to attend.

#### ADMINISTRATIVE REPORTS AND RECOMMENDATIONS FOR COUNCIL ACTION

1. Response from State Highway Administration on right turn on red designation at Piney Branch Road and Philadelphia Avenue. The City Administrator reported that a letter (including accident data) had been addressed to Mr. Caltrider requesting that there be NO TURN ON RED signs installed at this intersection; that a response was received which stated that the existing regulations should remain; that there was no reason for safety problems with RIGHT TURN ON RED. Councilman Ricks made a motion that a letter be written to the Governor, with copies to elected officials, asking that the City's request be looked into; also noted that many intersections in Silver Spring and other parts of the County have NO TURN ON RED; that this should be cited in the letter. Councilman Weisman seconded this motion, after which it was approved by the Council.



2. Report on signalization project at Philadelphia and Carroll Avenues.

The City Administrator reported that in correspondence received on June 29, 1978, State Highway Administration informed the City that right-of-way negotiations were complete and advertising for bids would be conducted in July; that further investigation revealed that the bids were opened and the contract was let on August 22, but he has been unable to determine what has happened since that date. Councilman Ricks requested that a registered letter be sent to Mr. Caltrider requesting a progress report on this project. Mayor Roth so directed the City Administrator.

3. Status report on Juniper Street pedestrian bridge.

The City Administrator gave the following report received from WMATA: that there was a contract for reconstruction of a vehicular bridge at Juniper Street, but due to legal actions by citizens groups, construction was suspended, and subsequent actions resulted in the deletion of the vehicular bridge from the contract; however, a connection over the rail corridor was desired by the City and Montgomery County in the form of a pedestrian bridge; in February 1974, it was indicated that a Board Committee and Staff would be appointed to determine the responsibility of design and construction costs resulting from the revision of the bridge; at this time a temporary pedestrian bridge was erected and is now maintained by the City and County; the approval of the conceptual design for the permanent pedestrian bridge has been received from affected jurisdictions, but the determination for funding of design and construction is needed before design can be initiated. Mayor Roth directed the City Administrator to contact WMATA asking what the delay is, and possibly later asking about funding estimates.

4. Announcement of Public Hearing on East Silver Spring parking permit area, 8:00 PM, November 1, 1978, Takoma Park Junior High.

5. Announcement of WSSC briefing on Sligo Creek sewer project, 8:00 PM, November 29, 1978, Municipal Building, upstairs meeting room. Mayor Roth directed the City Administrator to notify citizens' associations; also asked that it be published in the Newsletter and placed on the bulletin board.

6. Proposed Code revision to prohibit smoking in the assembly area of the second floor meeting room of the Municipal Building (FIRST READING). The City Administrator stated that this ordinance was prepared in response to complaints from custodial staff and citizens; several Councilmembers noted their support.

FIRST READING OF A PROPOSED ORDINANCE

BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF TAKOMA PARK, MARYLAND

SECTION 1. THAT paragraph (b) (10) of Section 8-23, "Use of public space and buildings," of the City of Takoma Park Code, 1972, as amended, shall be repealed in its entirety; AND

SECTION 2. THAT a new paragraph (b) (10) of Sec. 8-23 is hereby enacted to read as follows:

8-23 (b)

(10) No smoking or carrying of lighted smoking materials will be permitted in the Council Auditorium, the Municipal Gymnasium, or the assembly area of the second floor meeting room of the Municipal Building. No food or drink will be permitted in the Council Chamber; no drinks in gymnasium except on balcony.



SECTION 3. THAT this ordinance shall become effective upon second reading; AND

SECTION 4. THAT the penalty for violation of this ordinance shall be as stated in Sec. 1-17 of the City of Takoma Park Code, 1972, as amended.

7. Authorization to solicit bids on (1) Public Works panel truck (RSF); and (2) Library humidifier (RSF). Councilman Faulkner made a motion, duly seconded by Councilman Ricks, to approve authorization for the panel truck; this was approved by the Council. Councilman Webb made a motion, duly seconded by Councilwoman Saloma, approving authorization for the humidifier for the Library; this was also approved by the Council.

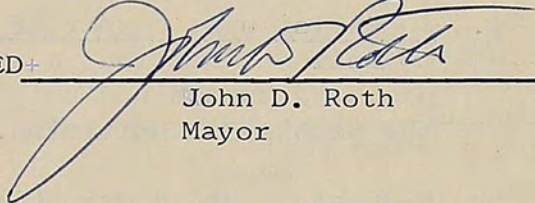
8. Discussion of Special Exception petition #S-659, 716 Maplewood Avenue, for operation of a Group Residential Facility to house Exceptional Persons (recovered alcoholics); Public Hearing, 9:00 AM, November 16, 1978, County Office Building, Rockville. The City Administrator gave a brief background on the new Group Home Legislation, Special Exception process, which encompasses three types of homes--childcare residence, group residence for developmentally disabled persons, and group residential facility for housing exceptional persons. Some of the regulations which apply to group facilities housing exceptional persons are; a permitted use in all residential zones under special exception; property can house a maximum of 14 persons, including staff; an annual inspection (can be more frequent of less so, as determined by Director of DEP); special exception can be revoked, after a show cause hearing, if its terms are violated; that the Director of DEP is to administer regulations which may set up a neighborhood grievance procedure whereby licensee receives and conciliates neighborhood complaints, with Director resolving all complaints not conciliated; also an ad hoc Program Review Board is to be convened by the Director of the Office of Human Resources to be comprised of various agencies concerned and, if application affects municipalities or neighborhood citizen associations, the board shall also include representatives therefrom. The Board is charged with program review, evaluation and certification prior to issuance of a facility license. The City Administrator noted that letters were mailed to 36 neighboring properties, with only one response received (from the administrator of the group home); that this group home is housed in a 4-unit building; that there is no record of difficulties or complaints about this residence, and it has been in operation for approximately 5 years; the operation is conducted in cooperation with the County Health Department, Washington Adventist Hospital, and Group Counseling Services. There were several questions raised by Councilmembers, including number of group homes located within the City; taxes paid; number of homes surveyed owned by the hospital. Councilmembers requested more information on the program and operation of the home (length of stay, recovery rate, etc.); Mayor Roth directed the City Administrator to have this item placed on the agenda for November 13, and to obtain the information requested.

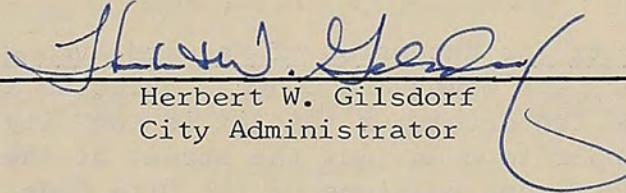
9. Designation of voting delegate to Annual Congress of Cities, November 25-29, St. Louis, Mo. Councilman Faulkner made a motion, duly seconded by Councilman Webb, that the Mayor be authorized to serve in this capacity; this motion was approved by the Council.



10. Correspondence regarding Seven Eleven Food Store at Cedar and Carroll Streets, N. W. Councilwoman Saloma read a letter and requested that it be sent to the area representative of Seven Eleven Food Stores asking that he work with the neighborhood on the design of the building and landscaping so that it would be compatible with surrounding area. It was the consensus of the Council that the letter be sent.

Upon motion, duly seconded, the meeting adjourned at 10:40 PM, to reconvene on Monday, November 13, 1978, at 8:00 PM.

APPROVED+   
John D. Roth  
Mayor

ATTEST   
Herbert W. Gilsdorf  
City Administrator