

Introduced by: Councilmember Snipper

**CITY OF TAKOMA PARK, MARYLAND**

**Resolution 2010-21**

**Resolution Recommending Approval of the  
Preliminary Plan for B.F. Gilberts Subdivision of Takoma Park  
Part Lot 14 and Part Lot 15 Block 58**

WHEREAS, Ms. Sui Wong of Gateway Properties LLC of Takoma Park, MD (the Applicant) has submitted a Preliminary Plan (File 120090340) for review by the Maryland-National Park and Planning Commission to facilitate the proposed renovation of 8435 Piney Branch for retail/office use; and

WHEREAS, the Council and Community, in the course of a meeting and conversations have expressed their strong interest in the rehabilitation of the building into the proposed new commercial space; and

WHEREAS, the Takoma Park Master Plan 2000 recommends revitalization of the City's commercial centers including Long Branch/Flower Village; and

WHEREAS, the proposed retail/office space will foster economic vitality and attractive community character; and

WHEREAS, the Takoma Park Master Plan 2000 recommends that streets be pedestrian friendly, providing circulation and access for vehicles and pedestrians, including attractive connections to link to the surrounding neighborhoods; and

WHEREAS, the preliminary plan, which includes the consolidation of two part lots, proposes a buffered sidewalk connection along Piney Branch Road, the retrofit of ADA ramps, improvements to vehicular safety and the addition of bicycle parking; and

WHEREAS, the City of Takoma Park has received a time-sensitive Community Legacy revitalization grant from the State of Maryland for the purposes of offsetting the costs related to green building and pedestrian oriented features of this proposed building and site rehabilitation.

NOW, THEREFORE BE IT RESOLVED that the Council of the City of Takoma Park supports the proposed improvements and uses proposed in the Preliminary Plan and recommends the approval of the Preliminary Plan (File 120090340) for B.F. Gilberts Subdivision of Takoma Park Part Lot 14 and Part Lot 15 Block 58.

Adopted this 3rd day of May, 2010.

Attest:

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Jessie Carpenter, CMC  
City Clerk