

MINUTES

Olney Town Center Advisory Committee
Monday, October 16, 2006 – 7:30pm
Sandy Spring Bank, Olney Inn Room

Members in attendance: Jim Smith, Dorothy Kane, Walter Lee, Paula Kahla, Nancy Delalio, Sunita Bhatia, Tom Gallagher, Helene Rosenheim, Mark Feinroth, and Joe Fritsch. Visitors were Mary Jane Heinbuch from Olney Library, and John Austin Candidate for LD 14 and Sunshine Acres HOA and local businessman. Also in attendance was Khalid Afzal, OTCAC's liaison from Park and Planning.

Meeting was called to order by Chairman Jim Smith at 7:35.

Jim provided a brief framework for our current effort in creating the Illustrative Concept Plan.

- The Vision for the town center was established through OTC section of the Master Plan.
- Goals and Objectives are presented as “proposals” in the same document.
- The Illustrative Concept Plan and Town Commons/Civic center are Action Items that we are charged with carrying out in our committee's charter.

Khalid – community visioning charette was conducted during the master plan update process. Some concepts were incorporated into the master plan update including the vision of a walk-able community that de-emphasizes the auto. Maximum square footage of 40,000 sf established in order to maintain smaller retail sites/users.

Jim and Khalid spoke of what happens to these visions when implemented.

Subcommittee Reports:

Sunita- Nomination Committee: Joy Turner's name was given. Forms have been sent and the candidate is very enthusiastic. Sunita will send her completed forms to the committee once they are received. Ms. Turner attended one of the first meetings. Paula expressed concern about her schedule. OTCAC will vote on this nomination at the next meeting.

Helene – Website Committee: Helene set up as administrator – working out the kinks in the system. Comments on introduction statement “reshaping town center have your voice heard” were requested by the next meeting.

Paula – Logo subcommittee: Mail package to all school principals. Committee is to review call for entries letter and give feedback. She spoke with Freeman Properties about a competition prize. Tom suggested the winner receives something and their school department receives something, perhaps a software program. Whoever donates the prize also presents it to the winner. Submissions to be sent to Paula Kahla's olneytowncenter.org address.

Committee Address for correspondence is to be set up as a P.O. Box. Khalid is to review who pays for it. Paula will set up the P.O. Box.

Helene suggested submitting the competition statement to the superintendent of schools. Jim suggested having a session with the competition participants to describe what OTAC is about and goals. Perhaps this information needs to be on the website.

Jim and Paula suggested linking the Master Plan to the website. Paula– the information will go out this month and entries are to be completed by January 31, 2007.

Paula asked Lawrence from website, to also be a judge with the committee. Walter suggested that ALL entries become property of OTCAC, not just the winning one, to cover intellectual property rights issues.

8:00 - Unfinished Business. Jim led round robin discussion to get input on 5 agenda questions.

Walter – time of use aspect of town center is important.

Helene – insufficiency of community events meeting place

Joe – connectivity for pedestrians and bicycles, mainly 108 and Georgia intersection

Paula – pedestrian safety

Civic services spread out – consolidate them

Homes for teen center, civic center, services center GOCA, Chamber of commerce / visitor center, district offices – constituent services center. Post office police sub station.

Tom – Meeting places formal and informal, look for synergy, hierarchy of proximity, connectivity.

Helene suggested post office storefront only in town center, not full facilities.

Tom discussed identifying policy practices that have impact on design, for example the state highway department.

Mark – discussed the Chevy Chase district with flags for crossing safety.

Jim requests anyone interested in claiming and issue to call Jim, teen center has been claimed.

The following notes were captured on the white board:

Insufficiency:

Meeting place

Connectivity for pedestrians and bikes

Crosswalks for pedestrians and bikes

Homes needed for: (see synergy and time of use collaboration)

Teen center

Civic center

Police substation

Library

Post office

Services center

GOCA

Chamber / Visitor center

Constituent service center (district offices)

Approach:

- Identify pedestrian and bicycle pathways
- Propose design solutions for policy makers
- Promote policies to promote safety for pedestrians / bikes
- Public education

8:20 New Business:

John Austin- Vision for Town Center

John brought a package with illustrations showing his concept of building the Town Center over route 108, similar to DuPont Circle, and to locate the Town Hall in the center.

8:30 Property Maps in Town Center:

Jim provided a map showing property owners and their sites per quadrant. The loop road around Safeway, CVS, and Fletcher's in the SE Quadrant is private. Discussed the connection of Beuhler Road through to Spartan Road. Khalid confirmed this was a big issue in the Master Plan update. Continuing the sidewalk on Beuhler Road through to Spartan could be considered for connectivity. If Beuhler road were opened to Spartan for vehicular traffic, a light would need to be added at Spartan road and this is too close to the intersection with route 108. Beuhler Road was originally designed to go through to Old Baltimore road but the Hallowell neighborhood construction changed the plan. Appomattox Road was another contentious road discussion in the Master Plan update.

8:50 Khalid – Illustrative Concept Plan, discussion of alternatives.

Examples of illustrative concept plans, Town of Clarendon, and Glenmont were reviewed. Khalid suggested combining graphic methods for Olney with more detail shown for properties with any current planning process underway and a vague block depiction for unknown properties. Nancy suggested considering viewing an illustrative concept plan as a color coded aerial square footage map similar to a zoning map.

Jim asked if multiple illustrations would be helpful – Khalid – there are not that many options for new blocks.

Khalid suggests developing an inventory of the Town center:

What is your most favorite place?

What is the tallest building in Olney and its height?

Khalid is to send a list of questions via email.

End note – Parking lot styles – Joe Frisch.

Notes from the white board:

The meeting was adjourned at 9:30.