CITY OF GREENBELT
25 Crescent Road
Greenbelt, MD 20770

CITY COUNCIL REGULAR MEETING AGENDA

FEBRUARY 23, 2026
7:30 PM

Join Meeting:
https://us02web.zoom.us/j/87888672429?pwd=8wAbMTbsyDkBNemCXONczF1ViCzyK8.1

I. ORGANIZATION - 15 minutes (7:30 - 7:45 p.m.)

1. Call to Order

2. Roll Call

3. Meditation and Pledge of Allegiance to the Flag

   Suggested Action: **Reading of the Greenbelt Community Pledge: The strength of Greenbelt is diverse people living together in a spirit of cooperation. We celebrate all people. By sharing together, all are enriched. We strive to be a respectful, welcoming community that is open, accessible, safe, and fair.**

4. Petitions and Requests

5. Consent Agenda

   Suggested Action: Approval of Staff Recommendations (Items on the Consent Agenda [marked by *] will be approved as recommended by Council and staff, subject to removal from the Consent Agenda by Council.)

   a. * Minutes of Council Meetings

      Suggested Action:
      * Work Session, May 7, 2025
      * Regular Meeting, September 8, 2025
      * Work Session, September 15, 2025
      * Regular Meeting, September 24, 2025
      * Work Session, October 29, 2025

   b. * Committee Reports

      Suggested Action: No reports were submitted for Council to accept.

   c. * Meetings

      Suggested Action: Included in Council packet is the meeting list for approval.

   d. * Appointment to Advisory Board/Committee

      Suggested Action: The City Council interviewed Michael Hartman, Edith Beauchamp, and Kathleen Collin on February 18, 2026, for the appointment to the Board of Elections; and Amy Rappole to the Green Team.

      Approval of this item on the consent agenda will confirm the Council's intent to appoint Mr. Hartman, Ms. Beauchamp, and Ms. Collin to the Board of Elections, and Ms. Rappole to the Green Team.

6. Approval of Agenda and Additions

II. COMMUNICATIONS - 30 minutes (7:45 - 8:15 p.m.)

7. Presentations

   a. American Heart Health Month

      Suggested Action: Mayor Jordan will present a proclamation proclaiming February as American Heart Health Month.

   b. Greenbelt Middle School Student Essay Contest Winners Recognition

      Suggested Action: Mayor Jordan requested this item to recognize the winners of the Greenbelt Middle School essay contest. The winners have been invited to attend this evening's meeting to be introduced to the Council and the community, and to receive a certificate.

8. Statement of Record - Closed Session, February 11, 2026

   Suggested Action: Statement of Record - Closed Session, February 11, 2026

   Closed Session of February 11, 2026: The following motion is needed: In accordance with the General Provisions Article, Section 3-06(C)(2) of the Annotated Code of the Public General Laws of Maryland. I move that the minutes of tonight's meeting reflect that the Council met in closed session on Wednesday, February 11, 2026, at 9:46 p.m., in the Council Chambers. Council held this closed meeting in accordance with Section 3-305(b)(1),(7) and (8) of the General Provision Article of the Annotated Code of the Public General Laws of Maryland 1) to discuss the appointment, performance evaluation of appointees, employees, or officials over whom this public body has jurisdiction; any other personnel matter that affects one or more specific individuals; 2) to consult with counsel to obtain legal advice on a legal matter; and 3) to consult with staff, consultants, or other individuals about pending or potential litigation.

   The purpose of this meeting is 1) to address personnel matters related to specific individuals; 2) to obtain legal advice on a legal matter; and 3) to consult with staff about pending or potential litigation.

   Vote to close session:

	Yes	No	Abstain	Absent
Councilmember Fritz	X			
Councilmember Knesel	X			
Councilmember McKinney	X			
Councilmember Pompi	X			
Councilmember Pope	X			
Mayor Pro Tem Weaver	X			
Mayor Jordan	X			

Josué Salmerón, City Manager; Jason DeLoach, City Solicitor; Dawane Martinez, Director of Human Resources

Action Taken: None.

9. Administrative Reports

   Suggested Action: This link will display the weekly report for the City Manager and City Departments. Weekly Reports | Greenbelt, MD

III. LEGISLATION - 15 minutes (8:15 - 8:30 p.m.)

10. Resolution to change the Public Safety Advisory Committee (PSAC) name to the Advisory Committee Advancing Public Safety (ACAPS)
    - 2nd Reading and Adoption

    Suggested Action: The Council packet includes a resolution proposing a name change for the Public Safety Advisory Committee. Councilmember Pope introduced this item for first reading at the last meeting. This item is presented for second reading and adoption at tonight's meeting.

IV. OTHER BUSINESS - 120 minutes (8:30 - 10:30 p.m.)

11. LimnoTech Project Update for the Community Flood Resiliency Plan

    Suggested Action: A representative from LimnTech will be present to provide Council with a project update on the City's Community Flood Resiliency Plan. Kevin Carpenter-Driscoll, Environmental Coordinator, will be present to answer questions.

12. Mandatory Referral MRF-2023-012, Springhill Lake Elementary School, 6060 Springhill Drive

    Suggested Action: Staff recommends the City Council transit a letter to M-NCPPC with comments regarding the reconstruction of Springhill Lake Elementary School.

13. Go! Prince George's Countywide Master Plan of Transportation, City of Greenbelt Comments

    Suggested Action: Staff have drafted their comments regarding the Go Prince George's Countywide Master Plan of Transportation. Staff recommends the City Council transmit a letter to M-NCPPC with their formal comment when the public comment period opens for the Master Plan

14. Council Policy Discussion on Collective Bargaining Decisions for Code and Charter Amendments

    Suggested Action: Attached for Council's review are the deliverables prepared by our legal team in response to Council's direction during both closed and open session regarding proposed Charter and Code amendments to provide employees with collective bargaining rights.

    The materials include:

    - A comparative spreadsheet of Maryland municipalities identifying which employee groups have collective bargaining rights, the structure of bargaining units, and whether part-time employees are included.
    - Proposed Charter amendments.
    - Proposed Code amendments (redline version).
    - Proposed Code amendments (clean version).
    - An executive summary outlining the substantive revisions and policy implications.

    In order to finalize the Charter language and proceed with code drafting and first reading, Council will need to provide direction on several key policy questions:

    - Should the City establish a single bargaining unit, or multiple units (e.g., Public Works, Parks & Recreation, etc.)?

- Should part-time employees be included within the scope of bargaining rights?
- Should the City Council retain authority to determine final bargaining units, or should that determination be delegated to a neutral third party?

These decisions will directly shape the final Charter amendment language and the corresponding code amendments.

15. Legislative Review: State and County Bills

    Suggested Action: At the February 9 Regular Meeting, Council reviewed and took a position on several legislative bills. Staff has submitted letters of support for those bills on behalf of the Council. The updated bill-tracking document is enclosed in this packet rather than reviewing the full legislative summaries.
    Council is asked to review the tracker and provide direction on any bills or adjustments to existing positions.

16. Council Reports

17. Council Activities

WORK SESSION OF THE GREENBELT CITY COUNCIL held Wednesday, May 7, 2025, to discuss the Budget Work Session – Green Ridge House

Mayor Jordan started the meeting at 7:30 p.m. The meeting was held in the Community Room of Green Ridge House, 22 Ridge Road, and virtually via Zoom.

PRESENT WERE:
Councilmembers Amy E. Knesel, Danielle P. McKinney, Jenni A. Pompi, Silke I. Pope, Rodney M. Roberts, Kristen L.K. Weaver; and Mayor Emmett V. Jordan.

STAFF PRESENT WERE:
Josué Salmerón, City Manager; Bertha Gaymon, City Treasurer; Christal Batey, CARES Assistant Director; Jamarie Spencer, Production Assistant; and Bonita Anderson, City Clerk.

OTHERS PRESENT WERE:
Kim Potts, Community Director; Patty Ramsburg, Assistant Community Director, Steve Seh, Community Realty Company; and various residents.

Accomplishments and Organizational Structure

Mr. Salmerón discussed the accomplishments, emphasizing the hard work of Green Ridge House Team. Ms. Gaymon clarified the organizational chart, noting that the community resource advocate reported to City Manager Salmerón. The program side of operations and the commitment to the city's vision and goals for the property were explained.

Renovations and Security Upgrades

Details were provided on the renovation of the management office and the installation of new security cameras to comply with county regulations. The installation of flooring in handicap-accessible units to improve accessibility for residents using wheelchairs was discussed. The purchase of a new key track machine and the replacement of windows as needed were mentioned. Progress on Wi-Fi cabling and the installation of new monitors for the security cameras were also discussed.

Budget and Financial Reports

The budget report provided by Ms. Gaymon was presented, noting that the city budget started on page 263 and went through 270. The financial report as of March 30 was highlighted, emphasizing the importance of transparency in financial information. Differences in rental revenue between the adopted budget and the estimated budget for fiscal year 2025 were discussed. The impact of residents' income on their contribution to rent and the fluctuation in projected rent rates were explained.

Revenue and Expense Analysis

The financial report was discussed, noting the trend of increasing debt from the non-affordable section. The delay in payment for the HUD service coordinator position and the efforts to contact local

representatives for assistance were mentioned. The waiting list for vacancies and the process of reviewing and confirming names on the list were discussed. Interest income from investments and its fluctuation due to current economic conditions were talked about.

Operating Expenses and Contingency Plans

The trend of increasing miscellaneous administrative expenses and the causes behind it were questioned. The replacement of damaged property and the increase in service coordinator costs were explained. The projected increase in utility costs and the impact of COVID-19 on expenses were mentioned. The installation of payment software for online payments and the potential increase in management fees were discussed.

Service Coordinator Role and Resident Satisfaction

The responsibilities of the service coordinator, including linking residents with resources and managing energy assistance programs, were outlined. The importance of the service coordinator in maintaining resident satisfaction and conducting resident assessments was highlighted. The potential impact of federal funding cuts on the service coordinator program and the ongoing efforts to secure funding were mentioned. The resident satisfaction survey and the positive feedback received in the 2024 survey were discussed.

Demographic Shifts and Equity in Services

Questions about the demographic profile of residents and the need for better advertising of affordable senior housing options were raised. The shift in demographics towards a more diverse population and the challenges of maintaining a stable resident base were explained. The potential impact of federal funding cuts on Section 8 housing and the need for contingency plans were discussed. Using reserves to fill short-term gaps and exploring opportunities for incremental rent increases in the future were suggested.

Resident Concerns and Future Plans

Concerns about the number of turnovers and the reasons behind them were raised, emphasizing the need for transparency and representation. The efficiency of enterprise operations and the potential cost savings from direct employment of staff were discussed. The ongoing improvements to the property, including outdoor equipment and painting, to enhance resident satisfaction were highlighted. The commitment to providing high-quality affordable housing and the importance of resident engagement and feedback were emphasized.

The meeting ended at 8:28 p.m.

Respectfully submitted by,

Bonita Anderson
City Clerk

REGULAR MEETING OF THE GREENBELT CITY COUNCIL held September 8, 2025.

Mayor Jordan called the meeting to order at 7:30 p.m.

ROLL CALL was answered by Councilmembers Amy E. Knesel, Danielle P. McKinney, Jenni A. Pompi, Silke I. Pope, Rodney M. Roberts, Kristen L.K. Weaver, and Mayor Emmett V. Jordan.

ALSO PRESENT were Josué Salmerón, City Manager; Timothy George, Assistant City Manager; Ronald Covington, City Treasurer; Terri Hruby, Planning Director (virtual); Greg Varda, Recreation Director; Andrew Phelan, Assistant Recreation Director; Dr. Luisa Robles, Sustainability Coordinator; Jamarie Spencer, Public Information Producer; and Bonita Anderson, City Clerk.

Mayor Jordan asked for a moment of silence in honor of Dalisay Lopez, Paul Remenick, and Roger Milton Evans.

Ms. McKinney then led the Pledge of Allegiance to the Flag, and Ms. Pope recited the Greenbelt Community Pledge.

PETITIONS AND REQUESTS: A significant portion of the meeting focused on a petition from Public Works employees requesting the right to collectively bargain, similar to police officers, with support from union representatives and residents.

Michael Canavan, Trent Leon-Lierman, Frankie Santos Fritz and Bill Orleans, Greenbelt residents, Michael Canavan, on behalf of Public Works employees, read a letter requesting a change to the City Charter (Section 3, Paragraph 22) and City Code (Chapter 13, "Labor Code") to allow Public Works employees the ability to collectively bargain, similar to the rights currently afforded to City police officers. Several other residents also expressed support for the petition.

CONSENT AGENDA: Ms. Weaver requested that committee reports 10A, B, and C be added to the consent agenda. Ms. Knesel seconded. The consent agenda was approved as amended.

Council thereby took the following actions:

COUNCIL MEETING MINUTES:

Work Session, May 15, 2024
Work Session, May 22, 2024
Work Session, June 5, 2024
Work Session, July 1, 2024
Work Session, July 10, 2024
Work Session, July 31, 2024
Work Session, August 5, 2024
Work Session, August 7, 2024
Work Session, August 21, 2024
Work Session, September 4, 2024

Work Session, September 18, 2024
Work Session, September 25, 2024
Work Session, October 16, 2024
Work Session, October 23, 2024
Work Session, November 20, 2024
Work Session, December 4, 2024
Work Session, December 18, 2024
Work Session, April 23, 2025
Approved as presented.

COMMITTEE REPORTS:

ADVISORY COMMITTEE ON EDUCATION - REPORT #25-3 - CHARTER REPORT: Council accepted the report.

ADVISORY COMMITTEE ON EDUCATION REPORT #25-4 - SCHOLARSHIP DONATION 2025:Council accepted the report.

COMMUNITY RELATIONS ADVISORY BOARD (CRAB) REPORT #2025-002 - UPDATING THE COMMUNITY QUESTIONNAIRE TO INCLUDE DEMOGRAPHIC QUESTIONS AND "CONTEXT" QUESTIONS: Council accepted the report and discussed it later in the meeting.

APPROVAL OF SPECIAL EVENT AND ONE-TIME SUSPENSION OF FIRE CODE REQUIREMENTS FOR PUMPKIN WALK EVENT – 2025: Council approved the special event permit for the longstanding Pumpkin Walk on October 17, 2025, and the temporary suspension of the fire code that prohibits open flames in the Forest Preserve.

APPROVAL OF AGENDA: Ms. McKinney moved to approve the agenda. Ms. Pompi seconded. The motion passed 7-0.

PRESENTATIONS:

Peace Month Proclamation**:** Mayor Jordan proclaimed September as Peace Month in Greenbelt, underscoring the city's commitment to advancing peace and nonviolence through community programs. Daniel Theis from the Peace and Justice Coalition provided an overview of Peace Month activities.

Let’s Beat Breast Cancer Proclamation**:** Mayor Jordan proclaimed September 13th as Let's Beat Breast Cancer Day, with Geraldine Adams discussing the upcoming rally at the Roosevelt Center, which will feature vendors, speakers, and resources focused on breast cancer prevention and healthy lifestyles.

ADMINISTRATIVE REPORT**:** City Manager Salmerón provided a comprehensive administrative report highlighting the success of the recent Labor Day festivities and providing updates on several key municipal projects, including the submission of formal comment letters to the USDA regarding the organizational plan. The report confirmed that a meet and greet with the interim superintendent

is scheduled for October 14th and noted that repairs to the indoor pool deck remain on schedule for completion by September 29th. Additionally, the City Manager announced strategic shifts in the EV charging station program, transitioning from a Level 3 station to two dual-port Level 2 stations, alongside the city-wide implementation of Microsoft 365 applications. The session concluded with the Council welcoming new City Treasurer Ronald Covington and discussing the upcoming installation of bike racks at the local co-op.

Ms. Pompi requested that ***Collective Bargaining non-managerial employees be added to the agenda for discussion as item #21***. Ms. Knesel seconded. The motion passed 7-0.

LEGISLATION:

A Resolution to Implement "Save As You Throw" (SAYT) Program and Adjust Solid Waste Collection Fees: Mayor Jordan read the agenda comments. Ms. Weaver moved to introduce this resolution for second reading and adoption. John Lippert, chair, Greenbelt Advisory Committee on Environmental Sustainability provided Council a brief summary of the proposed program for implementation with community feedback.

Ms. Pompi seconded.

ROLL CALL: Ms. Knesel - Yes
Ms. McKinney - Yes
Ms. Pompi - Yes
Ms. Pope - Yes
Mr. Roberts - Yes
Ms. Weaver - Yes
Mayor Jordan - Yes

The resolution was declared passed.

An Ordinance to make a Supplemental Appropriation for Fiscal Year 2026 for the Resident Composting Services Program: Mayor Jordan read the agenda comments.

Ms. Pompi moved to introduce this ordinance for first reading and suspension of the rules.

Mayor Jordan seconded.

ROLL CALL: Ms. Knesel - Yes
Ms. McKinney - Yes
Ms. Pompi - Yes
Ms. Pope - Yes
Mr. Roberts - Yes
Ms. Weaver - Yes
Mayor Jordan - Yes

Ms. Pompi moved to introduce this ordinance for second reading and suspension of the rules.

Ms. Pope seconded.

ROLL CALL:	Ms. Knesel	- Yes
	Ms. McKinney	- Yes
	Ms. Pompi	- Yes
	Ms. Pope	- Yes
	Mr. Roberts	- No
	Ms. Weaver	- Yes
	Mayor Jordan	- Yes

The ordinance was declared passed.

OTHER BUSINESS**:**

Authorization for City Manager to Purchase New Fitness Equipment for the Greenbelt Aquatic & Fitness Center: Mayor Jordan read the agenda comments. Ms. Pope moved that Council authorize the City Manager to purchase new Matrix fitness equipment from Johnson Health Tech North America, Inc., for $46,999.50, for the Greenbelt Aquatic & Fitness Center. Mayor Jordan seconded. The motion passed 7-0.

Approval of Agreement to Sell Compost Outpost Equipment to Compost Crew: between the City of Greenbelt and Compost Crew, a Bethesda, Maryland corporation. This agreement outlines the terms under which Compost Crew proposes to purchase the shipping containers and other materials from the City. Ms. Pope seconded. The motion passed 6-1. (Mr. Roberts)

Authorize City Manager to Execute Contract for Composting Services: Mayor Jordan read the agenda comments. Ms. Weaver moved that Council approve the agreement between the City of Greenbelt and Compost Crew, regarding the City of Greenbelt's food scraps composting program. Ms. Pope seconded. The motion passed 7-0.

Approval of Referendum Questions for the 2025 City Council Election: Mayor Jordan read the agenda comments. Ms. Weaver moved that Council approve the proposed revisions to the referendum questions for placement on the November 4, 2025, election ballot. Ms. Pompi seconded. The motion passed 6-1. (Mr. Roberts)

CRAB Recommendation Report for the Community Questionnaire: Mayor Jordan read the agenda comments. Council discussed the Community Questionnaire, which CRAB recommended revising to include questions on racial and gender identity. Council agreed to put the revised questionnaire on the consent agenda for the next meeting on September 24th.

COUNCIL REPORTS: None.

COUNCIL ACTIVITIES: Events between August 12 and September 8, 2025

- 13 August: Golden Age club meeting (Pope)
- 14 August: Franklin Park Back to School Bash (Weaver)
- 14 August: Greenbelt Rotary Talk - DisasterAid USA (Weaver)
- 19 August: Back to School Health Fair (Jordan, Weaver)
- 20 August: Community Flood Resilience Plan Meeting (Jordan, McKinney, Weaver)
- 22 August: Greenbriar Volunteer Appreciation Event (Jordan, Knesel, Pompi, Pope)
- 23 August: Prince George's County Housing Justice Coalition (Pompi)
- 25 August: Agenda Planning Meeting with City Manager (Jordan, Weaver)
- 26 August: National League of Cities Board of Directors meeting (Jordan)
- 26 August: Greenbelt Advisory Committee for Environmental Sustainability (Weaver)
- 26 August: Advisory Committee on Education (Pompi)
- 27 August: Prince George's County Fire Chief Meet and Greet (Jordan, Knesel, Pompi)
- 28 August: Greenbelt Rotary Club (Weaver)
- 28 August: Magnolia Elementary School Meet and Greet (Jordan, McKinney, Pompi, Weaver)
- 28 August: Bi-County Business Roundtable meeting (Jordan)
- 29 August: Retirement Luncheon for Bertha Gaymon (Weaver)
- 29 August – 01 September: Labor Day Festival
- 30 August: Sunrise Caribbean Ribbon Cutting (Jordan, McKinney, Pompi, Pope, Weaver)
- 02 September: Public Safety Advisory Committee (Pope)
- 03 September: County Executive Elevate Listening Tour (Jordan, Pompi, Weaver)
- 03 September: Maryland Municipal League Mayors Association Board (Jordan)
- 04 September: U.S. Conference of Mayors P3 Workshop (Jordan)
- 05 September: Memorial Service and Luncheon for former City Manager Jim Giese (Jordan, Weaver)
- 06 September: Prince George's County Municipal Association Board Retreat (Weaver)
- 06 September: Charlestown North End-of-Summer Pool Party (Jordan, Pope, Weaver)
- 06 September: "King Lear" at Greenbelt Arts Center (Weaver)
- 07 September: Artful Afternoon – Nature Photo Scavenger Hunt (Weaver)
- 07 September: Friends of the New Deal Cafe Artist Reception (Pompi, Weaver)
- 07 September: Greenbelt Collaborative Opportunities for Resilience and Enduring Solutions (CORES) Task Force (Weaver)
- 08 September: Agenda Planning Meeting with City Manager (Jordan, Weaver)
- 13 September: GIVES meeting (Pope, Jordan)
- 13 September: Beat Breast Cancer event Pope, Jordan, McKinney, Weaver)
- 20 September: Senior Open Forum (Pope, Jordan, Knesel, McKinney, Weaver, Pompi)
- 20 September: electric vehicle expo (Pope, Jordan)
- 21 September: Sing for Peace (Pope, Jordan, McKinney, Weaver, Pompi)

Collective Bargaining of Non-Managerial Employees: Council discussed a proposal to allow non-managerial city employees to form a union and collectively bargain. Ms. Pompi moved that Council direct staff to begin gathering information rather than drafting an ordinance immediately. Ms. Weaver seconded. The motion passed 7-0.

MEETINGS: Council approved the meetings schedule.

CLOSED SESSION: Ms. Weaver moved that Council move into closed session in the Council Chambers of the Municipal Building, in accordance with the General Provisions Article 3-305(b)(1) and (7) of the Annotated Code of the Public General Laws of Maryland 1) to discuss the appointment, employment, assignment, promotion, discipline, demotion, compensation, removal, resignation, or performance evaluation of appointees, employees, or officials over whom this public body has jurisdiction; any other personnel matter that affects one or more specific individuals; and 2) to consider the acquisition of real property for a public purpose and matters directly related thereto.

The purpose of this meeting will be to discuss the City Manager's Evaluation, annexation, and real property.

Ms. Pope seconded.

ROLL CALL: Ms. Knesel - Yes
Ms. McKinney - Yes
Ms. Pompi - Yes
Ms. Pope - Yes
Mr. Roberts - No
Ms. Weaver - Yes
Mayor Jordan. - Yes

Ms. Weaver noted that Council would not return to open session.

Council moved into Closed Session at 10:17 p.m.

Respectfully submitted,

Bonita Anderson
City Clerk

"I hereby certify that the above and foregoing is a true and correct report of the regular meeting of the City Council of Greenbelt, Maryland, held September 8, 2025.

Emmett V. Jordan
Mayor

DRAFT

WORK SESSION OF THE GREENBELT CITY COUNCIL was held on Monday, September 15, 2025, to discuss the Greenbelt Armory Site – Concept Presentation.

Mayor Jordan started the meeting at 7:30 p.m. On site Council Chambers via Zoom.

PRESENT WERE: Councilmembers Amy E. Knesel, Danielle P. McKinney, Jenni A. Pompi, Silke I. Pope, Rodney M. Roberts, Kristen L.K. Weaver, and Mayor Emmett V. Jordan.

STAFF PRESENT WERE: Josué Salmerón, City Manager; Timothy George, Assistant City Manager; John Mason, Economic Development Manager; and Bonita Anderson, City Clerk.

OTHERS PRESENT WERE: Taylora Imes-Thomas, AMAR Group; Dave Waples, Bob Rand, and Bill Orleans; and members of the online community.

Greenbelt Armory Renovation Concepts
The council held a work session to discuss plans for the Greenbelt Armory, a historic facility recently acquired by the city. Janelle Anderson of the AMAR Group presented three conceptual designs developed after public engagement sessions, including a charrette attended by approximately 100–120 residents.

Councilmember Roberts expressed concern about the small number of participants, while other members emphasized that concepts reflected broad community input and would be included in an upcoming survey for additional feedback. Council agreed to review the designs and provide comments to determine next steps.

Armory Development Schemes Review
Council reviewed three design schemes:

- Scheme 1: New 20,000+ sq. ft. EMS facility, garage for storage, and a food/beverage amenity.
- Scheme 2: Mixed-use community with 31 residential units, commercial spaces, and an amphitheater.
- Scheme 3: Municipal building with incubator space, live-work units, and a repurposed garage.

All schemes featured bike/pedestrian connections and 145–150 parking spaces.

Armory Demolition and Development Scenarios
The AMAR Group presented cost estimates:

- Scheme 1: $12.8M base cost ($20.3M with markup), most affordable.
- Scheme 2: Highest cost, but maximized revitalization.
- Scheme 3: Moderate cost with municipal and live-work focus.

Preservation of the existing armory was determined not feasible due to water damage, structural cracks, mold, failing electrical systems, and ADA compliance issues. Renovation costs were estimated at $13–18M. All options included hazardous material remediation (asbestos).

DRAFT

Development Project Environmental Considerations
Council emphasized minimizing tree removal and preserving forested areas. Members raised questions about hall space in the firehouse; adjustments will be considered. Councilmember Knesel asked about proximity to GHI (approx. 0.5 mile). Scheme 1 was identified as the least environmentally impactful due to its compact footprint.

Armory Redevelopment Concept Designs
Council discussed incorporating taxable commercial properties, a municipal building, and outdoor amenities such as an amphitheater and trails. Phased development was considered, beginning with outdoor elements. Potential reuse of limestone panels from the existing armory was suggested. Council also discussed geothermal heating/cooling, though costs were not included in estimates.

Armory Proposed Development Plans
The proposed development plans could include up to 31 residential units across three floors, with potential for affordable, senior, or disability-focused housing. Concerns included connectivity across Greenbelt and impacts on a nearby 55+ community, prompting discussion of transportation and accessibility needs.

Site Development Concepts
Council reviewed three concepts: fire station with coffee shop, residential mixed-use, and municipal commercial. They discussed funding through DHCD and county partnerships. To expedite feedback, Council agreed to include QR codes in the resident survey linking directly to the concepts.

Municipal Site Development Concepts
Architect Dave Whaples advocated for a new 4–6 story structure as a “front door” to the city. Councilmember Knesel noted development may be a decade away, but economic benefits were emphasized by Mr. Mason, who urged inclusion of commercial, community, and residential components to attract businesses and reduce tax burden.

Development Project Phasing and Funding
Council discussed phased implementation and potential grants for demolition and environmental remediation. The session closed with appreciation for AMAR Group’s work, noting the end of their contract.

Informational Items
Updates were provided on ongoing infrastructure projects: road resurfacing, bike rack installations, extended outdoor pool season, and reopening of the indoor pool by September 29th.

The work session ended at 9:12 p.m.

Respectfully submitted,

Bonita Anderson
City Clerk

DRAFT

REGULAR MEETING OF THE GREENBELT CITY COUNCIL held September 24, 2025.

Mayor Jordan called the meeting to order at 7:31 p.m.

ROLL CALL was answered by Councilmembers Amy E. Knesel, Danielle P. McKinney, Jenni A. Pompi, Silke I. Pope, Rodney M Roberts, Kristen L.K. Weaver, and Mayor Emmett V. Jordan.

ALSO PRESENT were Josué Salmerón, City Manager; Terri Hruby, Planning Director; Kevin Carpenter-Driscoll, Environmental Coordinator; Jamarie Spencer, Public Information Producer; and Bonita Anderson, City Clerk.

Mayor Jordan asked for a moment of silence in honor of Carol Edward, Charlie Kirk, and others who passed due to gun violence.

Ms. McKinney then led the Pledge of Allegiance to the Flag, and Ms. Knesel recited the Greenbelt Community Pledge.

PETITIONS AND REQUESTS: None.

CONSENT AGENDA: Ms. Pope moved to approve the consent agenda. Ms. Knesel seconded. The motion passed 7-0.

Council thereby took the following actions:

Authorization to Procure Ammunition for Police-Issued Firearms: Council authorized the City Manager to execute the purchase of departmental ammunition from The Gun Shop for $11,484.30 for mandatory annual training. Funding is available in the FY26 budget, which includes $18,500 for firearms and ammunition purchases.

Approval of the Community Questionnaire: Council approved the revised 2025 Community Questionnaire to accompany the upcoming City Council election. The updates reflect comments from the Council and residents provided in the September 8 Regular Council Meeting.

New Picnic Table at Buddy Attick Lake Pavilion: Council authorized the City Manager to execute the proposal with Sparks@Play, 3705 Crondall Lane, Owings Mills, Maryland 21117, for a total project cost of $19,999.70.

APPROVAL OF AGENDA: Ms. Knesel moved to approve the agenda. Ms. Weaver seconded. The motion passed 7-0.

PRESENTATIONS:

National Hispanic Heritage Month Proclamation**:** Mayor Jordan proclaimed September 15 to October 15 as National Hispanic Heritage Month.

Public Lands Day Proclamation**:** Mayor Jordan proclaimed September 27th as National Public Lands Day. Kevin Carpenter-Driscoll, Environmental Coordinator, was be present to receive the proclamation and provided an update on the event.

Statement of Record – Closed Session of August 4, 2025: Mayor Pro Tem Weaver moved that in accordance with the General Provisions Article, Section 3-06(C)(2) of the Annotated Code of Public General Laws of Maryland, that the minutes of tonight's meeting reflect that the Council met in closed session on Monday, August 4, 2025, at 10:09 p.m., in the Council Chambers. Council held this closed meeting in accordance with Section 3-305(b)(1), (3), (7) and (8) of the General Provision Article of the Annotated Code of the Public General Laws of Maryland 1) to discuss the appointment, employment, assignment, promotion, discipline, demotion, compensation, removal, resignation, or performance evaluation of appointees, employees, or officials over whom it has jurisdiction; or any other personnel matter that affects one or more specific individuals; 2) to consider the acquisition of real property for a public purpose and matters directly related thereto; and 3) to consult with counsel to obtain legal advice on a legal matter; and 4) to consult with staff, consultants, or other individuals about pending or potential litigation.

The purpose of this meeting: to discuss with staff and legal counsel about annexation; updates on personnel and legal issues; planning for city manager evaluation.

Vote to close session:

	Yes	No	Abstain	Absent
Ms. Knesel				X
Ms. McKinney	X			
Ms. Pompi	X			
Ms. Pope				X
Mr. Roberts		X		
Ms. Weaver	X			
Mayor Jordan	X			

Staff member present: Josué Salmerón, City Manager; Terri Hruby, Director of Planning (until 10:47); Dawane Martinez, Director of Human Resources; Todd Pounds, City Solicitor (until 10:47).

Action taken: Instruct the city manager to continue developing proposals for annexation and get additional legal advice; set a date for the next session regarding the City Manager evaluation.

Ms. Knesel seconded.

ROLL CALL: Ms. Knesel - Yes
Ms. McKinney - Yes
Ms. Pompi - Yes
Ms. Pope - Yes
Mr. Roberts - Yes
Ms. Weaver - Yes
Mayor Jordan - Yes

Statement of Record – Closed Session of August 13, 2025: Mayor Pro Tem Weaver moved that in accordance with the General Provisions Article, Section 3-06(C)(2) of the Annotated Code of Public General Laws of Maryland, that the minutes of tonight's meeting reflect that the Council met in closed session on Wednesday, August 13, 2025, at 10:18 p.m., in the Council Chambers. Council held this closed meeting in accordance with Section 3-305(b)(1), and (3) of the General Provision Article of the Annotated Code of the Public General Laws of Maryland 1) to discuss the appointment, employment, assignment, promotion, discipline, demotion, compensation, removal, resignation, or performance evaluation of appointees, employees, or officials over whom it has jurisdiction; or any other personnel matter that affects one or more specific individuals; and 2) to consider the acquisition of real property for a public purpose and matters directly related thereto.

The purpose of this meeting: 1) City Manager Evaluation, and 2) to discuss matters related to the acquisition of real estate and annexation.

Vote to close session:

	Yes	No	Abstain	Absent
Ms. Knesel	X			
Ms. McKinney	X			
Ms. Pompi	X			
Ms. Pope	X			
Mr. Roberts		X		
Ms. Weaver	X			
Mayor Jordan	X			

Staff members present: Josué Salmerón, City Manager (until 11:08 pm); and Terri Hruby, Director of Planning and Community Development (until 11:08 pm).

Action Taken: Instructed staff to put forward a contract for annexation surveys at next regular meeting.

Ms. Knesel seconded.

ROLL CALL: Ms. Knesel - Yes
Ms. McKinney - Yes
Ms. Pompi - Yes
Ms. Pope - Yes
Mr. Roberts - Yes
Ms. Weaver - Yes
Mayor Jordan - Yes

ADMINISTRATIVE REPORT**:** City Manager Salmerón provided a comprehensive report detailing upcoming recreational initiatives including the seasonal pool opening as well as progress on various public works projects and established legislative priorities. The Council engaged in robust

discussion regarding bond initiatives and ongoing union organizing efforts, followed by a status review of the Charter Review Task Force.

LEGISLATION:

An Ordinance To Make A Supplemental Appropriation To The General Fund, For The Fiscal Year Ending June 30, 2026, In The Amount Of Seventy Thousand Dollars ($70,000) To Cover Survey Costs And Associated Legal Fees Related To The Annexation Of Certain Real Properties.: Mayor Jordan read the agenda comments. Ms. Weaver moved to introduce this ordinance for first reading and suspension of the rules.

Ms. Pope seconded.

ROLL CALL: Ms. Knesel - Yes
Ms. McKinney - Yes
Ms. Pompi - Yes
Ms. Pope - Yes
Mr. Roberts - No
Ms. Weaver - Yes
Mayor Jordan - Yes

Ms. Weaver moved to introduce this ordinance for second reading and adoption.

Ms. Pope seconded.

ROLL CALL: Ms. Knesel - Yes
Ms. McKinney - Yes
Ms. Pompi - Yes
Ms. Pope - Yes
Mr. Roberts - No
Ms. Weaver - Yes
Mayor Jordan - Yes

The ordinance was declared passed.

Resolution to Repeal and Amend Charter Review Taskforce Resolution 2113: Mayor Jordan read the agenda comments.

Mayor Jordan moved to introduce this resolution for first reading and suspension of the rules.

Ms. Pope seconded.

ROLL CALL: Ms. Knesel - Yes
Ms. McKinney - Yes

Ms. Pompi - Yes
Ms. Pope - Yes
Mr. Roberts - No
Ms. Weaver - Yes
Mayor Jordan - Yes

Mayor Jordan moved to introduce this resolution for second reading and suspension of the rules.

Ms. Pope seconded.

ROLL CALL: Ms. Knesel - Yes
Ms. McKinney - No
Ms. Pompi - Yes
Ms. Pope - No
Mr. Roberts - No
Ms. Weaver - Yes
Mayor Jordan - Yes

The resolution was declared passed.

OTHER BUSINESS**:**

Discussion on Potential Annexation of Beltsville Agriculture and Research Center (BARC) and NASA Properties: Mayor Jordan read the agenda comments. Council discussed the potential annexation of 2,215 acres, encompassing both the Beltsville Agricultural Research Center (BARC) and NASA properties. City Manager Salmerón informed the Council that a comprehensive memorandum and illustrative map detailing the proposed annexation were included in the official Council packet for review. During the presentation, Ms. Hruby used the map to identify and clarify the boundaries of the areas under consideration for annexation.

No action was taken.

Authorize the City Manager to execute a contract with Charles P. Johnson and Associates in an amount not to exceed $68,600 for survey services: Mayor Jordan read the agenda comments. Ms. Weaver moved that Council authorize the City Manager to execute a contract with Charles P. Johnson and Associates in the amount of $68,600 to provide survey services in support of the annexation process. Mayor Jordan seconded. The motion passed 6-1. (Mr. Roberts)

Authorizing the City Manager to Execute Contract with WasteZero – for the Save As You Throw (SAYT) Program: Mayor Jordan read the agenda comments. Ms. Weaver moved that Council authorize the City Manager to execute a contract or a substantially similar agreement in a form as reviewed and approved by the City Solicitor. Ms. Pompi seconded. The motion passed 6-1. (Mr. Roberts)

Discussion on Temporary Parliamentarian and Robert's Rules of Order: Mayor Jordan read the agenda comments. Ms. Pope moved that this item be tabled until the December Council Retreat. Mr. Roberts seconded. The motion passed 5-2. (Ms. Pompi and Ms. Weaver)

Discussion on Parking and Zoning at Greenbelt Station: Mayor Jordan read the agenda comments. Ms. McKinney requested that Council schedule a work session to discuss establishing special residential districts in neighborhoods served by City streets with HOAs.

COUNCIL REPORTS:

Report from the County Council Qualified Data Center Task Force Meeting: Mayor Pro Tem Weaver provided a report on the County Council Qualified Data Center Task Force Meeting held on September 10, 2025.

COUNCIL ACTIVITIES: Events between September 9 and September 24, 2025

- 11 September: National League of Cities Transportation and Infrastructure Services committee (Weaver)
- 11 September: Greenbelt Rotary Club Presentation: Commemoration of 9/11 (Weaver)
- 13 September: Let's Beat Breast Cancer Rally (Jordan, McKinney, Pompi, Pope, Weaver)
- 13 September: Storytime on Screen – Wanda Hears the Stars (Weaver)
- 14 September: Peace Vigil in Roosevelt Center (Pompi)
- 14 September: Artful Afternoon – Nature Photography (Weaver)
- 15 September: Stop the MAGLEV Celebration (Jordan, Knesel, McKinney, Pompi, Pope, Weaver)
- 15 September: Agenda Planning meeting with City Manager (Jordan, Weaver)
- 18 September: Reparations Commission Conversation (Pompi)
- 18 September: Greenbelt Rotary Meeting (Weaver)
- 18 September: Prince George's County Municipal Association (Jordan, Pompi, Weaver)
- 19 September: Greenbelt Arts Center Artist Reception (Knesel, McKinney, Pompi, Weaver)
- 20 September: International Peace Day hosted by Greenbelt Rotary (Jordan, Pompi, Weaver)
- 20 September: Senior Citizen Advisory Committee Open Forum (Jordan, Knesel, McKinney, Pompi, Pope, Weaver)
- 20 September: Community Gathering – Peace Theme (Weaver)
- 21 September: International Peace Day Sing for Unity (Jordan, McKinney, Pompi, Pope, Weaver)
- 22 September: Greenbelt Police Department Promotion Ceremony (Jordan, Knesel, McKinney, Pompi, Pope, Weaver)
- 22 September: Agenda Planning meeting with City Manager (Jordan, Weaver)
- 23 September: Greenbelt Advisory Committee for Environmental Sustainability (Weaver)
- 24 September: Metro Washington Air Quality Committee (Weaver)
- 24 September: Webinar - State of Play for Congress' Next Transportation Bill (Weaver)

MEETINGS: Council approved the meeting schedule.

Mayor Pro Tem Weaver moved the proposed changes to the meeting schedule:

- **November 24, 2025** – Possibly move the Regular Meeting to **November 17**.
- **November 26, 2025** – No Work Session (Wednesday before Thanksgiving).
- **Saturday, December 6, 2025,** or **Saturday, December 13, 2025** – Schedule a Council Retreat for the new City Council.
- **Weeks of December 22 and December 29, 2025** – No meetings scheduled

Ms. Pompi seconded. The motion passed 7-0.

ADJOURNMENT: The Mayor adjourned the regular meeting of September 24, 2025, at 9:34 pm.

Respectfully submitted,

Bonita Anderson
City Clerk

"I hereby certify that the above and foregoing is a true and correct report of the regular meeting of the City Council of Greenbelt, Maryland, held September 24, 2025.

Emmett V. Jordan
Mayor

DRAFT

WORK SESSION OF THE GREENBELT CITY COUNCIL was held on Wednesday, October 22, 2025, to discuss the Zoning Legislation.

Mayor Jordan started the meeting at 7:30 p.m. The meeting was held at the Council Chambers of the Municipal Building, 25 Crescent Road, and virtually via Zoom.

PRESENT WERE: Councilmembers Amy E. Knesel, Danielle P. McKinney, Jenni A. Pompi, Silke I. Pope, Rodney M. Roberts, Kristen L.K. Weaver, and Emmett V. Jordan.

STAFF PRESENT WERE: Josué Salmerón, City Manager; Terri Hruby, Director of Planning and Community Development; Jaime Fearer, Assistant Director of Planning; Ryan Sigworth, Community Planner; and Shaniya Lashley-Mullen, Deputy City Clerk.

OTHERS PRESENT WERE: Ben Friedman, Chair of the Advisory Planning Board; Bill Orleans; Michael Hartman; and others.

The City Council recently convened a work session to discuss proposed revisions to Chapter 20 of the City Code. These revisions are intended to repeal and reenact the Zoning section to align it with the new Prince George's County Zoning Ordinance, enacted in 2022. Ms. Hruby, the Director of Planning and Community Development, delivered a PowerPoint presentation detailing the zoning authority and the recommended changes. A key aspect of the revisions is an expansion of the City's authority over variances, departures, and non-conforming uses. Additionally, Ms. Fearer and Mr. Sigworth emphasized specific powers that the City could acquire, including the certification of non-conforming uses, the approval of minor changes to significant exceptions, and the granting of alternative compliance with respect to the landscape manual. The Council is currently reviewing the draft legislation, which is also under review by Mr. DeLoach, the City Solicitor. It is anticipated that a revised version will be presented following the incorporation of feedback from this session.

Ms. Hruby, Ms. Fearer, and Mr. Sigworth discussed proposed changes to the zoning code, focusing on three new provisions: increasing the threshold for Advisory Planning Board approval, allowing alternative compliance with the landscape manual for commercial properties, and establishing a special exception plan for high-security fences and walls. They clarified that these changes would not apply to federal properties and noted that the proposed legislation would provide the City with modest increases in authority over development decisions. Ms. Hruby emphasized that the primary purpose of the bill is to update the City's Zoning Code to align with the new Prince George's County ordinance enacted in April 2022.

The meeting focused on the delegation of powers under the new zoning ordinance, highlighting the City's need to comply with Prince George's County Code standards. Mayor Jordan pointed out that certain application types will now be decided and approved by the Advisory Planning Board or the Planning Director, while the City Council will serve as the appellate authority. Ms. Hruby suggested transferring all zoning functions to the Advisory Planning Board to enhance efficiency and continuity, as

they are more familiar with the new zoning ordinance and its processes. The meeting also discussed introducing new methods, such as neighborhood meetings, pre-application meetings, and homeowner association (HOA) and resident registration, which will be facilitated through a website.

Ms. Hruby discussed the process for granting approval authority on applications, highlighting their success in managing variances and departures without the need for appeals. She emphasized their commitment to assisting applicants through the complex process, especially for minor requests. Ms. Hruby outlined the following steps: working with the city attorney to finalize drafts, scheduling public hearings, and transmitting the ordinance to the Clerk of the County Council. Additionally, she plans to prepare process manuals, create applications and fee schedules, and train the Advisory Planning Board on new terminology and procedures.

Mr. Sigworth discussed the need for an ordinance that would be transmitted to the County Council, emphasizing the importance of being prepared once it is passed. He addressed questions about the expansion of authority and the ability to adopt it without fully implementing all aspects simultaneously. Mr. Sigworth also clarified the decision-making authority for minor revisions to notable exceptions and discussed potential staffing and budget impacts. He noted that the authority to make minor revisions currently applies to only three properties in the city.

There was a discussion about delegating responsibilities and authority related to zoning ordinances, highlighting the need for more streamlined processes and potential amendments to align with changes at the county level. Ms. Hruby addressed the impact of these delegated powers on existing protections within overlay zones, such as those in Greenbelt. She clarified that variances for specific requests, such as landscaping or accessory dwellings, will still need to adhere to county criteria. Additionally, she explained that installing Level 2 EV chargers on streets falls under a right-of-construction and right-of-way permit process, which is separate from variances or departures.

The Council discussed revisions to the zoning and permitting process, granting the Planning Director new authority and expanding the Advisory Planning Board's responsibilities. They reviewed a proposed ordinance designed to streamline these processes; however, some concerns were raised about conflicting language and the potential for delays. The team decided to complete the recodification of the city code separately from the zoning legislation, aiming to finalize it by February. They also considered the need for printed copies of the updated code.

The meeting ended at 8:40 p.m.

Respectfully submitted,

Shaniya Lashley-Mullen
Deputy City Clerk

A NATIONAL HISTORIC LANDMARK

City Council Meetings & Work Sessions
February – June

Regular Meeting	Mon.	02/23	7:30 pm
~~Work Session – Board of Elections 2025 Election Update~~ Postpone	Wed.	02/25	~~7:30 pm~~
Work Session - Establishment of Unified Collective Bargaining Protocols	Mon.	03/02	7:30 pm
Council Meet & Greet – (La Curva at Beltway Plaza)	Wed.	03/04	7:00 pm
Public Hearing - Annexation	Mon.	03/09	7:00 pm
Regular Meeting	Mon.	03/09	7:30 pm
Work Session – Advisory Board/Committee Interviews (virtually)	Wed.	03/11	7:30 pm
Special Meeting/Closed Session – Personnel Matters	Wed.	03/11	Immediately following ABC interviews
No Meeting – (NLC Conference – Washington, DC)	Mon.-Wed.	03/16-03/18	
ACE Educator Awards	Wed.	03/18	7:00 pm
Regular Meeting (FY2027 Proposed Budget Presentation)	Mon.	03/23	7:30 pm
Work Session – Legislative Priorities Update (following Crossover)	Wed.	03/25	7:30 pm
No Meeting – (PGCPS Spring Break)	Mon.	03/30	
No Meeting – (PGCPS Spring Break/Passover)	Wed.	04/01	
No Meeting – (Easter Monday)	Mon.	04/06	
Budget Work Session – Overview, Revenues & General Government/Other Funds/Non-Departmental & Fund Transfers/Economic Development/Planning & Community Development	Wed.	04/08	7:30 pm
Regular Meeting	Mon.	04/13	7:30 pm
Budget Work Session – Public Works/Capital Projects	Wed.	04/15	7:30 pm
Budget Work Session – Misc. – Grants & Contributions/CARES/Greenbelt Cinema	Mon.	04/20	7:30 pm
Budget Work Session – Recreation	Wed.	04/22	7:30 pm
Four Cities Coalition Meeting (Greenbelt)	Thur.	04/23	7:00 pm
Regular Meeting/1st Public Hearing	Mon.	04/27	7:30 pm
Budget Work Session – Public Safety	Wed.	04/29	7:30 pm
Budget Work Session – Green Ridge House	Mon.	05/04	7:00 pm
Budget Work Session – Recognition Groups (Group 1)	Wed.	05/06	7:00 pm
Regular Meeting / 2nd Public Hearing	Mon.	05/11	7:30 pm
Budget Work Session – Recognition Groups (Group 2)	Wed.	05/13	7:00 pm
Budget Work Session – Final Budget Review	Mon.	05/18	7:00 pm
ACE Student Awards	Wed.	05/20	7:00 pm
City Holiday – Memorial Day	Mon.	05/25	
Regular Meeting – Budget Adoption	Tue.	05/26	7:30 pm
No Meeting – (Eid al-Adha – PGCPS Closed)	Wed.	05/27	
Work Session - TBD	Mon.	06/01	7:30 pm

Work Session – JEDI Strategic Plan (tentatively)	Wed.	06/03	7:30 pm
Regular Meeting	Mon.	06/08	7:30 pm
Work Session - TBD	Wed.	06/10	7:30 pm
No Meeting – (MML Summer Conference – Ocean City, MD)	Mon.	06/15	
No Meeting – (MML Summer Conference – Ocean City, MD)	Wed.	06/17	
Regular Meeting	Mon.	06/22	7:30 pm
Work Session - TBD	Wed.	06/24	7:30 pm
Work Session – TBD	Mon.	06/29	7:30 pm

This schedule is subject to change. For confirmation, call 301-474-8000. Regular and Special meetings and Work Sessions are open to the public. If special accommodations are required for any disabled person, please call 301-474-8000 or 301-474-3870 no later than 10 a.m. on the meeting day. Deaf individuals are advised to use Video Relay Services (VRS) at 711 or e-mail banderson@greenbeltmd.gov to reach the City Clerk. Unless otherwise noted, meetings will be held in the Council Chambers in the Municipal Building (MB) at 25 Crescent Road and virtually by Zoom. Zoom meeting information for public participation is posted on the City's website at www.greenbeltmd.gov on the meeting calendar.

Bonita Anderson, City Clerk

Ready to be scheduled:

Wala Blegay, County Council At-Large Member & County Executive Aisha Braveboy
Greenbelt Road Corridor
Greenbelt East HOA/COA
BARC
Greenbelt National Park
NASA
WMATA (Real Estate) - combine w/VIA Transportation

For later scheduling:

Arts & Entertainment District
Bernard Penney *(Memorial Donation in honor of Leonie Penney)*
Cemetery Plans
City Manager Updates (Jan, Pre-budget; July & Sept/Oct)
EV Chargers Five-Year Plan
Fleet Vehicles Ten-Year Plan
GHI/Prince George's County (Stormwater issues)
MARC Train Service/ MDOT
Museum Plan
Northway Fields Master Plan
Parkway Apartment Owners/GHI *(parking)*
Potential Bond Referendum/Capital Financing
Quantum Properties (Beltway Plaza)
Zoning Enforcement

Annual													**Follow-Up Letter Sent**
Advisory Group Chairs	7/22	7/23	8/24	6/25									
Franklin Park at Greenbelt Station Mgmt.	12/21	12/22	2/24										3/21/24
Greenbelt Center HOAs	3/23	5/24											
Greenbelt East HOAs and COAs/Greenbelt East Advisory Coalition	4/22	6/23											
Greenbelt Homes, Inc.	8/22	8/23	9/24	10/25									
Greenbelt Station HOA/Verde Apts.	8/22	8/23											
Motiva													
School Board Member	9/21	2/23	8/23	9/24									
State Highway Administration	11/20	11/22	12/23	4/25									4/25/25
Biennial													
Beltsville Ag. Research Center	8/18	11/22	11/23										
Beltway Plaza	9/22	9/24											
NASA/GSFC	3/22	4/23											
Greenbelt Business Alliance	10/22												
Greenbelt Park NPS	1/22	3/23											
Greenway Shopping Center	12/20	2/23											
Religious/Spiritual Organizations	6/22	2/24											
Twice a Year													
County Council Person and At Large Members	5/23	3/24											3/19/24
Meetings as Needed													
Apartments	4/21												
Comcast/Verizon	3/21												
Greenbelt Office Parks													
Greenbelt Watershed Groups	10/19												
Hotels	8/23												
PEPCO	2/22	9/23											
WSSC	2/22	6/23	10/23	5/24									
Washington Gas	8/23												
Prince George's Economic Development Corp.	11/21												
Prince George's Planning Board	10/19												
Roosevelt Center Owner	8/20												
University of Maryland	4/15												
WMATA/PGDPW&T (Semi-Annual)	5/22												
Newly Elected/Appointed Officials (Presentation of a Council Regular Meeting)													
County Executive													
School Board CEO	1/24	2/25											1/17/24
State's Attorney	1/23												

P R O C L A M A T I O N

***WHEREAS**, February is American Heart Month, a time when all people can focus on their cardiovascular health; and*

***WHEREAS**, American Heart Month has been celebrated as a way to educate Americans to join the battle against heart disease since 1963; and*

***WHEREAS**, cardiovascular disease is the world's number one cause of death, killing over 700,000 people every year;*

***WHEREAS**, nearly half of all-American adults have at least one major risk factor for cardiovascular disease. From heart attacks and strokes to high blood pressure, the threat of cardiovascular disease touches almost every family in our Nation.*

***NOW THEREFORE, BE IT RESOLVED** I, Emmett V. Jordan, by the authority vested in me by the residents and City Council of Greenbelt, do hereby proclaim February, as*

AMERICAN HEART MONTH

in the City of Greenbelt to raise public awareness of Heart disease and take extra care of our heart health.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Seal of the City of Greenbelt, Maryland, to be affixed this 23rd day of February 2026.

Emmett V. Jordan
Mayor

ATTEST:
Bonita Anderson, City Clerk

Date 2/11/2026

Begin in open session

Note time Open Special Meeting Began 9:44

Members of Public in Attendance: In-person: Bill Orleans; online: Clay Harman, Jr.

Note any informational items discussed: None – following work session

TO MOVE INTO CLOSED SESSION

I move that Council go into Closed Session in accordance with Section 3-305(b)(1) (7) and (8) of the General Provisions Article of the Annotated Code of the Public General Laws of Maryland; 1) to discuss the appointment, performance evaluation of appointees, employees, or officials over whom this public body has jurisdiction; any other personnel matter that affects one or more specific individuals; 2) to consult with counsel to obtain legal advice on a legal matter; and 3) to consult with staff, consultants, or other individuals about pending or potential litigation.

The purpose of this meeting is 1) to address personnel matters related to specific individuals; 2) to obtain legal advice on a legal matter; and 3) to consult with staff about pending or potential litigation.

Note that the Council **WILL NOT RETURN TO OPEN SESSION** following this closed session.

Need second, roll call vote. (On Executive Session Form)

WRITTEN STATEMENT FOR CLOSING A MEETING
OF THE GREENBELT CITY COUNCIL

Date: 2/11/2026 Time: 9:46 Location: Council Chambers

Motion to close meeting made by: Weaver Seconded by: Pope

Members voting to close meeting:

	Yes	No	Abstain	Absent
Councilmember Fritz	x			
Councilmember Knesel	x			
Councilmember McKinney	x			
Councilmember Pompi	x			
Councilmember Pope	x			
Mayor Pro Tem Weaver	x			
Mayor Jordan	x			

STATUTORY AUTHORITY TO CLOSE SESSION (check all that apply):
This meeting will be closed under General Provisions Article, §3-305(b) only:

(1) [X] To discuss the appointment, employment, assignment, promotion, discipline, demotion, compensation, removal, resignation, or performance evaluation of appointees, employees, or officials over whom it has jurisdiction; or any other personnel matter that affects one or more specific individuals;

(2) [ ] To protect the privacy or reputation of individuals concerning a matter not related to public business;

(3) [ ] To consider the acquisition of real property for a public purpose and matters directly related thereto;

(4) [ ] To consider a matter that concerns the proposal for a business or industrial organization to locate, expand, or remain in the State;

(5) [ ] To consider the investment of public funds;

(6) [ ] To consider the marketing of public securities;

(7) [X] To consult with counsel to obtain legal advice on a legal matter;

(8) [X] To consult with staff, consultants, or other individuals about pending or potential litigation;

(9) [ ] To conduct collective bargaining negotiations or consider matters that relate to the negotiations;

(10) [ ] To discuss public security, if the public body determines that public discussion would constitute a risk to the public or to public security, including:

(i) the deployment of fire and police services and staff; and
(ii) the development and implementation of emergency plans;

(11) [ ] To prepare, administer, or grade a scholastic, licensing, or qualifying examination;

(12) [ ] To conduct or discuss an investigative proceeding on actual or possible criminal conduct;

(13) [ ] To comply with a specific constitutional, statutory, or judicially imposed requirement that prevents public disclosures about a particular proceeding or matter;

(14) [ ] Before a contract is awarded or bids are opened, to discuss a matter directly related to a negotiating strategy or the contents of a bid or proposal, if public discussion or disclosure would adversely impact the ability of the public body to participate in the competitive bidding or proposal process.

FOR <u>EACH</u> CITATION CHECKED ABOVE, <u>THE REASONS FOR CLOSING</u> AND <u>TOPICS TO BE DISCUSSED</u>:

§3-305(b) (1) To discuss personnel matters related to specific individuals

§3-305(b) (7) To consult with counsel on a legal matter

§3-305(b) (8) To consult with staff about pending or potential litigation

This statement is made by _____
Emmett V. Jordan (Signature of Presiding Officer)

WORKSHEET FOR USE IN CLOSED SESSION (CHECKLIST OF DISCLOSURES TO BE MADE IN MINUTES OF NEXT REGULAR MEETING-NOT A PART OF THE CLOSING STATEMENT)

OFFICIALS ATTENDING CLOSED SESSION: [x] FRITZ; [x] JORDAN; [x] KNESEL (until 11:05); [x] MCKINNEY; [x] POMPI; [x] POPE; [x] WEAVER

STAFF/OTHERS PRESENT:
Josué Salmerón, City Manager; Jason DeLoach, City Solicitor; Dawane Martinez, Director of Human Resources

TOPICS DISCUSSED:
Updates on pending legal matters; updates on personnel matters related to specific individuals;

ACTION(S) TAKEN (IF ANY) AND RECORDED VOTES:
None

TIME CLOSED SESSION ADJOURNED: 11:38

PLACE OF CLOSED SESSION: Council Chambers

PURPOSE OF CLOSED SESSION: TO DISCUSS LEGAL AND PERSONNEL MATTERS

STATUTORY AUTHORITY FOR THE CLOSED SESSION: §3-305(b) (1); (7); (8) To discuss personnel matters related to specific individuals; to consult with counsel on a legal matter; to consult with staff about pending or potential litigation

MEMBERS WHO VOTED TO CLOSE: [x] FRITZ; [x] JORDAN; [x] KNESEL; [x] MCKINNEY; [x] POMPI; [x] POPE; [x] WEAVER

SIGNATURE OF PRESIDING OFFICER: _____

Form Revised: 02/11/2026

Introduced by: Councilmember Pope
1st Reading: February 9, 2026
Passed:
Posted:
Effective:

RESOLUTION NUMBER 2129

A RESOLUTION TO AMEND RESOLUTION NUMBER 923 TO RENAME THE PUBLIC SAFETY ADVISORY COMMITTEE TO THE ADVISORY COMMITTEE ADVANCING PUBLIC SAFETY (ACAPS)

WHEREAS, the City Council of Greenbelt previously adopted Resolution Number 923 on December 18, 2000, which amended the charter to establish the structure and voting membership of the Public Safety Advisory Committee; and

WHEREAS, the Public Safety Advisory Committee has submitted a formal recommendation to modernize its name to the Advisory Committee Advancing Public Safety (ACAPS) to better align with the Council's established purpose for the committee to advise, review, facilitate, and promote cooperation; and

WHEREAS, the committee has identified that the current acronym "PSAC" carries various unintended negative connotations that do not reflect the intelligence, thoroughness, or respect inherent in the committee's work; and

WHEREAS, the City Council finds that the proposed name "Advisory Committee Advancing Public Safety" and the acronym "ACAPS" convey more affirming and proactive associations that will resonate with Greenbelt residents while accurately reflecting the committee's mission.

NOW THEREFORE, BE IT RESOLVED by the Council of the City of Greenbelt, Maryland, that:

1. The committee established under Resolution Number 923, formerly known as the Public Safety Advisory Committee, is hereby officially renamed the **Advisory Committee Advancing Public Safety (ACAPS)**.
2. All references to the Public Safety Advisory Committee in existing City documents and charters shall be updated to reflect this new title.

3. This resolution shall take effect immediately upon passage.

AND BE IT FURTHER RESOLVED that this Resolution shall be effective immediately upon its passage.

PASSED by the Council of the City of Greenbelt, Maryland, at its regular meeting on February 23, 2026.

_____

Emmett V. Jordan, Mayor

ATTEST:

_____

Bonita Anderson, City Clerk

THE CITY OF GREENBELT
A NATIONAL HISTORIC LANDMARK

MEMORANDUM

Kevin Carpenter-Drisoll
Environmental Coordinator
kdriscoll@greenbeltmd.gov

Date: 2/20/2026

To: Mr. Josué Salmerón, City Manager

From: Kevin Carpenter-Driscoll, Environmental Coordinator

Re: Community Flood Resiliency Plan

SUBJ.: LimnoTech Project Update

Background:

On June 2, 2025, City Council voted to approve the contract award for the Community Flood Resiliency Plan to environmental engineering firm, LimnoTech. In July 2025, LimnoTech began their work on this grant funded project which included public outreach, data acquisition, and data modeling.

LimnoTech's team will provide a brief project update and answer any questions as they move into the final stage of the project.

City of Greenbelt
Department of Planning and Community Development
15 Crescent Road, Suite 200, Greenbelt, Maryland, 20770
(301) 345-5417 Fax (301) 345-5418

MEMORANDUM

TO: Greenbelt City Council

FROM: Ryan Sigworth, AICP
Community Planner II

DATE: February 23, 2026

Subject: MRF-2023-012
Mandatory Referral
Springhill Lake Elementary School
6060 Springhill Drive, Greenbelt, MD 20770

Subject Property

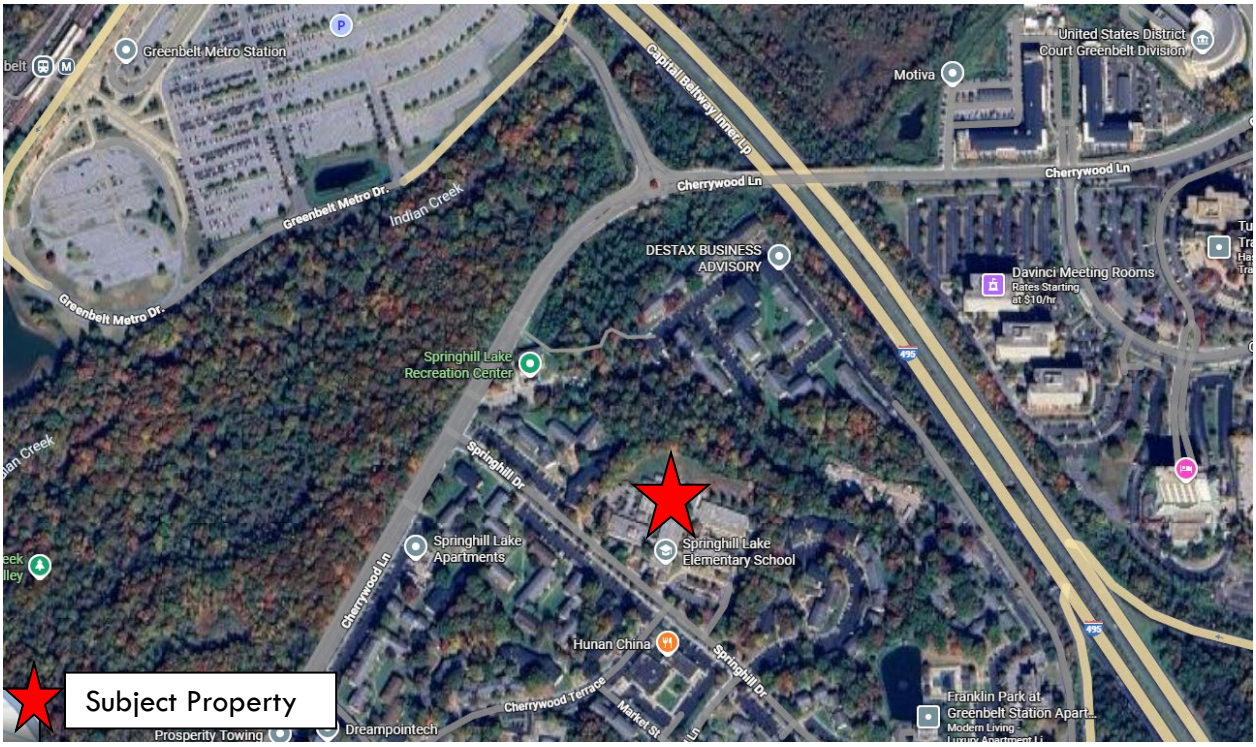


Figure 1: Area Map

The Subject Property is a 10-acre parcel of land located at 6060 Springhill Drive, described as Parcel 60 and Parcel 3 on Tax Map 0026, Grid 00B3 ("Subject Property" or "Property") among the Land Records of Prince George's County. The Subject Property is located on the north side of Springhill Drive between Edmonston Road and Cherrywood Lane. The Subject Property is zoned RTO-L-E (Regional Transit-Oriented, Low-Intensity, Edge). The Subject Property is currently developed with the existing Springhill Lake Elementary School with 61,320 square feet of gross floor area. Access to the Subject Property is provided from three points along Springhill Drive. Two of these access points accommodate bus loop ingress and egress.



Figure 2: Aerial Photo with Parcels/Subject Property Outlined

Redevelopment Proposal

The Maryland-National Capital Park and Planning Commission (M-NCPPC), Prince George's County Planning Department has shared this Mandatory Referral with the City for review and comment. Staff also received revised plans in January 2026. Mandatory Referral is a review process through which all public sector development projects (from Federal, State, and local governments) and public and private utilities are referred to the Planning Board for review. While Mandatory Referrals are not subject to the requirements of the Zoning Ordinance, City staff have used the current Zoning Ordinance to review this referral.

Prince George's County Public Schools (PGCPS) proposes to demolish the existing elementary school and either demolish or remove every accessory structure on the Subject Property. The new building will be approximately 102,837 square feet with a 2-story 61,230 square foot building footprint. According to the Traffic Impact Study (TIS), the existing capacity of the school is 766 students. The new school will increase capacity to 850 students. The school proposes to be a LEED certified facility with geothermal heating, ample use of natural light, and sustainable materials. This project will allow PGCPS to remove all the temporary buildings on the Subject Property and relocate the existing enrollment inside the new facility.

Changes are proposed in the right-of-way for Springhill Drive. The applicant proposes to shift the existing raised crosswalk to the east to account for the modified egress point for the bus loop. The new crosswalk will properly align with the new driveway point and pedestrian circulation design to allow for safe pedestrian crossings. In addition, the applicant will reconstruct the sidewalk for the entire frontage of the property to widen the sidewalk to five feet. As part of the project, Springhill Drive will be milled and overlayed with all new striping. Staff has advised the applicant that all existing shared-lane markings, or "sharrows", must be replaced. Furthermore, in the interest of pedestrian safety in this critical location, staff has requested all three crosswalks along the frontage of the Subject Property be upgraded to a raised crosswalk design (one of the existing crosswalks is currently a raised crosswalk) during a meeting with the landscape architecture and engineering representatives for PGCPS.

In addition to the new school building, the project scope includes new parking lots, a bus loop, recreation and playground facilities, lighting, landscaping, and stormwater management.

Analysis

School Capacity

According to the submitted TIS, the school's current enrollment is 766 students. However, according to the PGCPS website, the current enrollment for School Year (SY) 2025-2026 at Springhill Lake Elementary is 803 students, which is 198 students above, or 133% of, the current campus's "state rated design capacity" of 605. This discrepancy in enrollment between PGCPS and the TIS may be based on a 2024 or earlier enrollment. However, the higher enrollment figures further reduce the extra capacity provided by the proposed reconstruction. The proposed building is projected to bring all the existing enrollment into the building (all

temporary classrooms will be removed) and increase overall capacity to 850 students.

The development pipeline in the City of Greenbelt for this school catchment area includes up to 2,500 approved housing units at Beltway Plaza. In addition, the catchment area for Springhill Lake Elementary also includes the Greenbelt Metro Station area, which could have a significant residential component in the future. Staff is concerned that the proposed increase in capacity of less than 50 students is not enough to serve future housing and population. According to the Prince George's County 2024-2025 Update, Pupil Yield Factors & Public School Clusters (Page 8), the pupil yield factor at the elementary school level for multi-family is 0.156 per dwelling unit. The 2,500 multi-family units already approved at Beltway Plaza multiplied by the Pupil Yield Factor results in 390 additional students. As a result, the proposed school could potentially be 343 students over design capacity before the school is constructed.

The City of Greenbelt is unaware of PGCPS planning efforts to identify how to accommodate future student generation or if PGCPS has identified properties suitable for additional school construction. Without additional school sites identified, Staff is concerned the proposed elementary school grossly underestimates the elementary school population within the City of Greenbelt in the coming years.

Architecture

The proposed building exterior incorporates a combination of multiple colors of brick veneer and metallic panels as well as pre-cast concrete. The architecture provides a simple, cost-effective, and functional design.

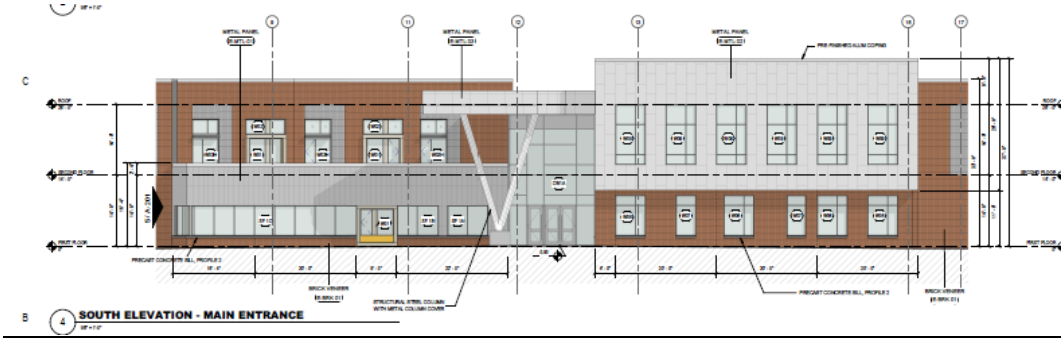


Figure 3: South Elevation – Main Entrance

Site Development

Overall, the proposal brings the existing enrollment of the school into one building without the use of temporary buildings and includes a modest increase in capacity. The new facility will maintain similar outdoor recreation and playground facilities while integrating modern stormwater controls. The amount of parking proposed is nearly double the current number of spaces, and the site is reconfigured to locate the parking alongside and behind the building rather than alongside and in front. Compared to the existing facility, the new school is more compact and should function more efficiently, especially in terms of on-site pedestrian movements.

Stormwater

The proposal will update stormwater controls on the Subject Property to modern standards and techniques. The stormwater concept releases all water on the north side of the Subject Property and into the stream buffer. The site utilizes a series of micro-bioretention and infiltration systems as well as a large storage chamber on the northeast portion of the Subject Property. This design will be adequate to control stormwater flows and improve the water quality coming off the Subject Property beyond the existing conditions.

Transportation Impacts

Given the increase in capacity, a TIS has been completed to determine if the transportation network has the capacity to handle the increase in traffic generated by the increase in school capacity. Six intersections and site access points were studied and determined to be adequate. Each studied intersection was found to operate acceptably during the AM peak hour, PM school peak hour, and PM adjacent street peak hour. As a result, no additional geometric or capacity improvements are required in conjunction with this project.

Roadway Modifications

City staff was concerned about unclear and conflicting information regarding what changes are proposed within the right-of-way of Springhill Drive. However, Staff met with the engineering firm on January 6, 2025, which clarified the proposal. The existing condition of Springhill Drive consists of three pedestrian crosswalks along the frontage of the Subject Property. Springhill Drive is also a designated bicycle corridor with existing shared lane, or "sharrow", markings in the travel lanes. The existing roadway has multiple pedestrian crossing locations to directly serve the Subject Property while simultaneously providing traffic calming along the school corridor. One crosswalk incorporates a center median, another incorporates curb extensions, and one is designed as a raised crosswalk. The current roadway design was originally funded by the State of Maryland as a Safe Routes to School project. Staff is concerned that any consolidation of or design changes to crosswalks could impact the safety of Springhill Drive.

While the proposed plans supplied to the City of Greenbelt do not clearly present what is ultimately proposed in the roadway right-of-way, Staff has learned that the proposal plans to shift the central raised pedestrian crosswalk to the west slightly to better align with the new bus loop driveway. The other modification proposed is increasing the width of the sidewalk to five feet along the frontage of the Property. Since the City of Greenbelt owns Springhill Drive, the City would review and approve any proposed modifications to the public right-of-way.

Circulation

The on-site circulation pattern will largely remain similar to the existing conditions. The most notable change is the removal of vehicle parking in the southeast corner of the Subject Property. On the proposed plans, this parking is moved to the side and rear of the building. Like the existing design, a bus loop is located in the southeast corner of the Subject Property with two points of access to Springhill Drive for ingress and egress. However, the proposal significantly differs from the

existing condition because the existing bus loop goes deeper into the Subject Property to provide more queueing for buses. This reduces the probability of buses stacking onto Springhill Drive. Because the proposed building is located closer to the front property line, the proposed bus loop lacks depth to provide additional queue space. Staff is concerned that this design may cause buses to back up onto Springhill Drive which will effect operations and safety for all users. Neither the proposed plans nor the TIS address this issue.

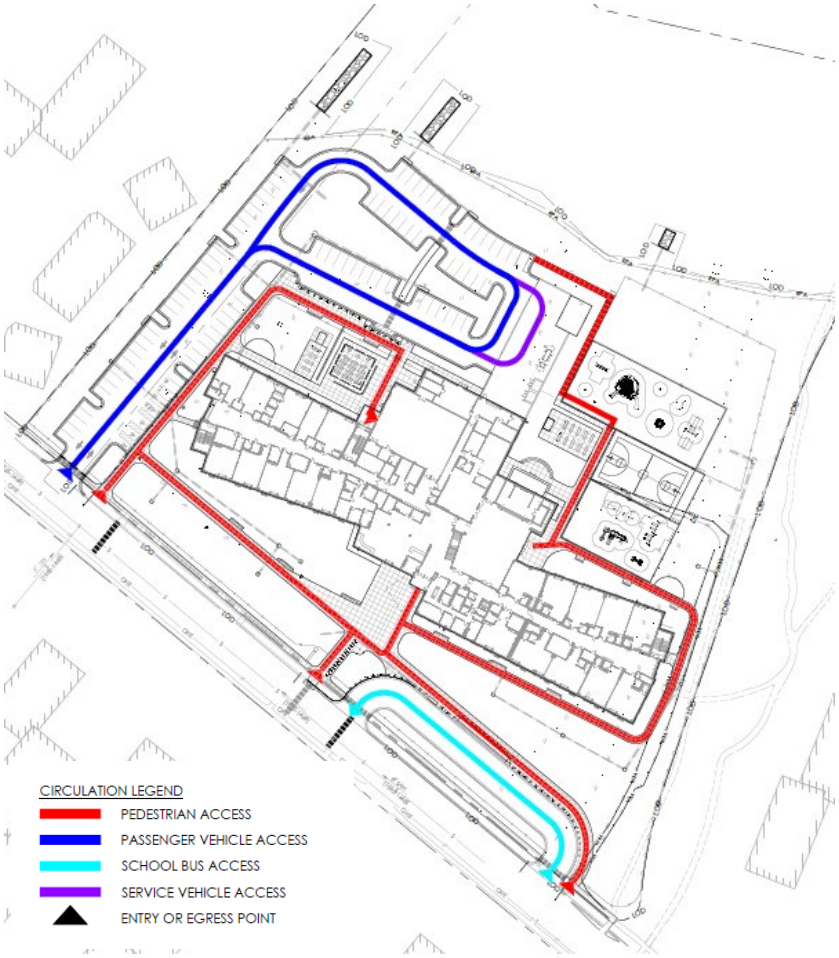


Figure 4: On-site Circulation Plan



Figure 5: Existing Bus Loop

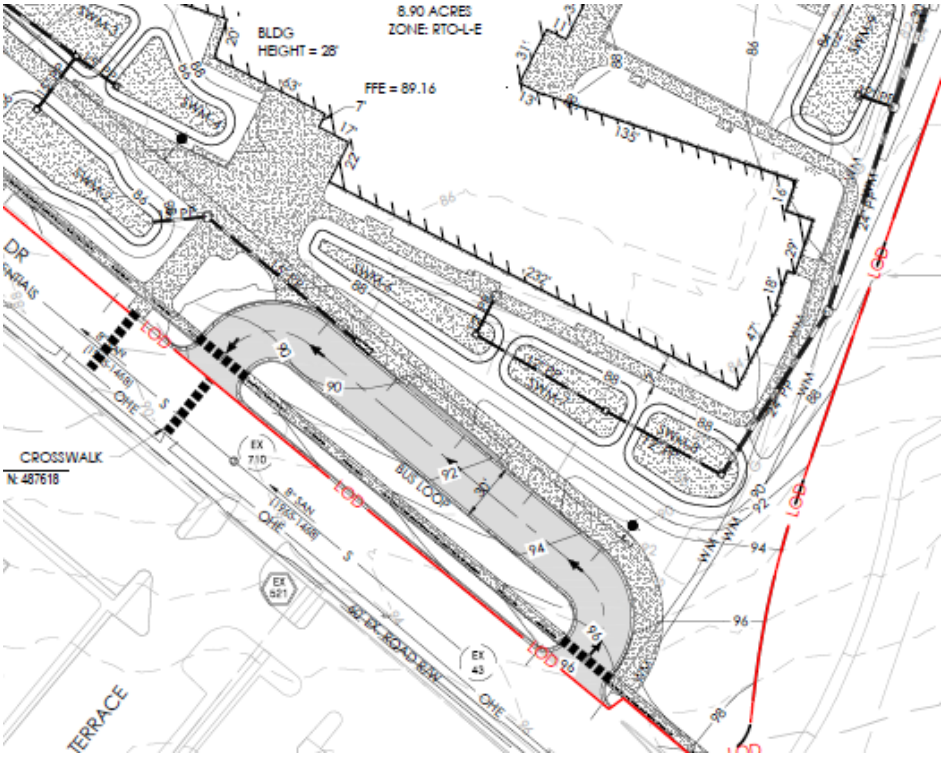


Figure 6: Proposed Bus Loop

Additional Staff Comments

1) Springhill Drive is a City-owned street. Any proposed changes in the right-of-way require review, approval, and permits from the City of Greenbelt. PGCPS is strongly encouraged to coordinate with the City of Greenbelt on any changes proposed in the public right-of-way.
2) The City of Greenbelt supports the relocation of the existing raised crosswalk to the east to accommodate the bus loop and the reconstruction of the sidewalk to five feet in width along the Subject Property frontage subject to review and approval of a right-of-way permit from the City of Greenbelt.
3) The City of Greenbelt requests that the other two crosswalks on Springhill Lake Elementary's frontage along Springhill Drive be converted into raised crosswalks to reduce vehicle speeds and increase pedestrian safety within the school zone.
4) Any existing sharrows that are damaged or removed during construction shall be replaced.
5) The plans omit some basic data and information such as the square footage of the building, setbacks, and student capacity. The City requests that these omissions be addressed.
6) The plans do not address bus queueing within the bus loop. Staff is concerned that buses will back up onto Springhill Drive and affect the operations and safety of the roadway. At what rate will buses enter and exit this loop?
7) Staff suggests an additional pedestrian path in the southeast corner of the Subject Property to respond to the long travel path for pedestrians coming from the east. Staff assume this will quickly become a "desire line" if not constructed as a formal pathway.

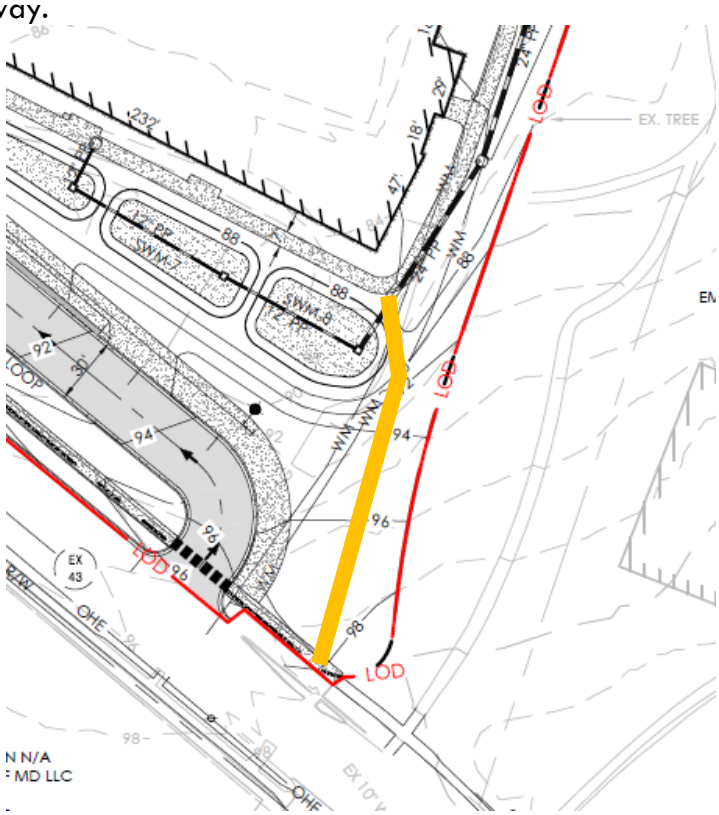


Figure 7: Recommended Pedestrian Pathway from Springhill Drive

Recommendation

The City of Greenbelt welcomes and supports the construction of an expanded Springhill Lake Elementary School to serve the educational needs of Greenbelt. Staff's primary concerns are focused on a potential lack of school capacity given the approved residential development in the catchment area, the operations of Springhill Drive, and ensuring pedestrian safety throughout the Springhill Drive corridor.

Staff recommends that City Council transmit a letter to the M-NCPPC, Prince George's County Planning Department, summarizing staff's comments. Staff does intend to provide testimony to the Prince George's County Planning Board regarding the comments and concerns of the City at their public hearing on April 16, 2026. Furthermore, staff recommends the City Council schedule a work session in the near future with Prince George's County Public Schools to discuss the planning roadmap to address future student capacity and school locations.

Attachments:
Attachment A – Proposal Narrative
Attachment B – Civil Engineering Plan
Attachment C – Landscaping Plan
Attachment D – Architectural Plan
Attachment E – Photometric Plan
Attachment F – Traffic Impact Study
Attachment G – Advisory Planning Board Report, February 5, 2026
Attachment H – Draft City Council Transmittal Letter to M-NCPPC, February 23, 2026

Springhill Lake Elementary School Project Narrative Attachment A

The Prince George's County Public School (PGCPS) has tasked Progressive Education Partnership with designing and building a new Elementary School facility on the Fairwood Elementary School property. The property is located at 6060 Springhill Drive, MD, and is in use.

The school will be designed as a high-performance building in terms of energy use and sustainable features. The project is targeting being Net Zero ready or Net Zero, depending on the budget. Key features in the project include a low Energy Use Intensity (EUI) as a result of using a geothermal heat pump system, a high-performance exterior wall and roof assembly, and ample use of natural light and sustainable materials. The project is targeting LEED certification.

Outdoor Education facilities include two formal classrooms, each of which can accommodate a full class; bioretention facilities with native plantings and an overlook platform or adjacent pathways; a school garden with raised beds and teaching station; and general plantings of native trees and understory materials.

The new building will comply with the setback requirements for non-conforming uses and provide a landscape buffer along the residential properties. A new parking lot will be constructed to serve the new facility. The parking lot will be sized to meet the parking spaces required by PGCPS. Buses will enter the site through a separate driveway located on the south side of the school. Existing service connections to the existing utilities running along Springhill Drive will be used to service the school.

The project will address stormwater management using the redevelopment criteria. A combination of micro-facilities and Best Management practices will be utilized to provide water quality and quantity. DPIE will review the plans to ensure the site provides ESD to the Maximum Extent Practicable.

Below is a narrative based on the Adopted Uniform Standards for Mandator Referral Review, Section IV:

A. An elementary school is the proposed use for this property. School hours will occur from 7:00 am to 3:30 pm. Occasionally, activities will occur outside of school hours.
B. Based on our initial research, the property is within an established community, and the Generalized Future Land Use is Mixed-use. There are no capital improvement projects located in the vicinity. We do not anticipate impacting or deviating from any of the master plans identified in the Planning Areas Map.
C. Sidewalks are currently available along Springhill Drive. Connectivity to the newly constructed school will be provided from the school to Springhill Drive. Bike racks are planned to be provided at the school entrance.

D. The school is located off Springhill Drive and has a 60-foot right of way along the school's frontage. There is a median in front of the bus loop, but the road section appears to meet county standards. Therefore, no additional roadway improvements are proposed as part of this application.
E. No historical areas have been identified in PG Atlas; therefore, we do not anticipate a Historic Area Work Permit.
F. This project will be constructed in one phase and will not require a phased approach.
G. The Prince George's County Board of Education owns the entire property. This plan does not propose agreements between private entities.
H. As in the prior PGCPS P3 Phase 1 projects, the funding for these projects is coming from the State of Maryland, Prince George's County, and PGCPS.
I. The following permits are required prior to construction:
    a. Site Development Concept Plan
    b. Natural Resource Inventory- EL
    c. WCO-EX
    d. Environmental Site Development, Grading, Erosion and Sediment Control Plan
    e. Fine Grading Plan
    f. Site Utility Plan
    g. Final Erosion and Sediment Control Plan
J. No Existing Parkland or lands owned by M-NCPPC will be impacted.
K. The goal is to obtain the United States Green Building Council Leadership in Energy and Environmental Design (LEED).

MANDATORY REFERRAL
SPRINGHILL LAKE ELEMENTARY SCHOOL
6060 SPRINGHILL DRIVE
GREENBELT, MD 20770

GENERAL NOTES:

SITE INFORMATION
- 1.1. TAX ID: 21-2292712
- 1.2. ADDRESS: 6060 SPRINGHILL DR, GREENBELT MD, 20770
- 1.3. TAX MAP / GRID: 26-B3
- 1.4. LIBER / FOLIO: 02694/00581
- 1.5. PARCEL: 3, 60
- 1.6. ZONE: RTO-L-E
- 1.7. WSSC GRID: 211NE06
  - 1.7.1. WATERSHED NAME: INDIAN CREEK
  - 1.7.2. SITE AREA:
    - 1.7.2.1. PARCEL 60: 1.09 AC.
    - 1.7.2.2. PARCEL 3: 8.90 AC.
    - 1.7.2.3. TOTAL: 9.99 AC.
  - 1.7.3. RTO-L-E GROSS AREA: 9.99 AC.
  - 1.7.4. GROSS AREA: 9.99 AC.
  - 1.7.5. ROW DEDICATION: 0.00 AC.
  - 1.7.6. FLOODPLAIN AREA: 2.72 AC.
  - 1.7.7. NET AREA: 7.28 AC.
- 1.8. BUILDING FOOTPRINT: 61,230 SF
- 1.9. LOD: 328,847 SF
- 1.10. IMPERVIOUS AREA:
  - 1.10.1. EXISTING: 162,937 SF
  - 1.10.2. PROPOSED: 138,069 SF
  - 1.10.3. TOTAL: 301,006 SF
- 1.11. PERCENT IMPERVIOUS: 41%
- 1.12. THERE ARE STRUCTURES ONSITE.
- 1.13. NO CEMETERIES EXIST ON OR CONTIGUOUS TO PROPERTY.
- 1.14. NO HISTORIC SITE ON OR IN THE VICINITY OF THE PROPERTY.

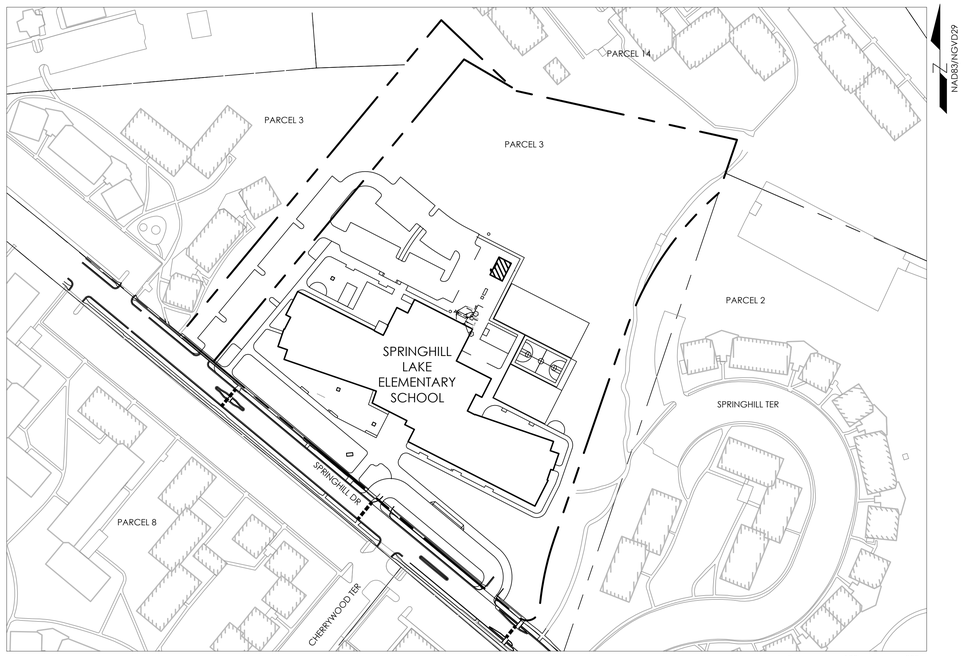
2. ZONING INFORMATION:
- 2.1. BUILDING RESTRICTION LINE:
  - 2.1.1. FRONT = 0'
  - 2.1.2. REAR = 0'
  - 2.1.3. SIDE = 0'
- 2.2. MAX. LOT COVERAGE:
  - 2.2.1. ALLOWABLE = 90%
  - 2.2.2. PROPOSED = 41%
- 2.3. BUILDING HEIGHT:
  - 2.3.1. MAXIMUM = 40'
  - 2.3.2. PROPOSED = 28'

3. ENVIRONMENTAL INFORMATION:
- 3.1. 100-YEAR FLOODPLAIN IS PRESENT ONSITE
- 3.2. SITE IS NOT WITHIN CHESAPEAKE BAY CRITICAL AREA
- 3.3. SITE DOES NOT CONTAIN HIGHLY ERODIBLE SOILS
- 3.4. SITE DOES NOT CONTAIN STEEP SLOPES
- 3.5. SITE IS NOT WITHIN A TIER II WATERSHED
- 3.6. SITE IS WITHIN A WATERSHED WITH A TMDL
- 3.7. NO WETLANDS ARE PRESENT ONSITE
- 3.8. NO SEEPS OR SPRINGS ONSITE

4. SOURCE OF TOPOGRAPHY:
- 4.1. OFFSITE CONTOURS ARE BASED UPON 2023 GIS DATA
- 4.2. ONSITE INFORMATION FIELD VERIFIED BY JBA IN MARCH 2025
- 4.3. DATUM: NAD83/NGVD29

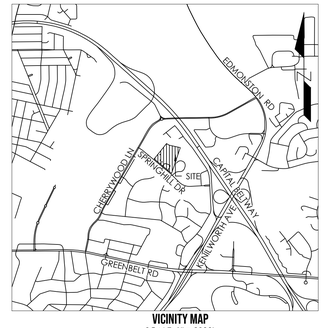
5. PARKING

SOURCE: PARKING REQUIREMENT WERE ESTABLISHED BY PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS.
- 5.0.1. PARKING REQUIRED: 100 SPACES
- 5.0.2. PARKING PROVIDED 100 SPACES
- 5.0.3. HANDICAP REQUIRED: 4 SPACES
- 5.0.4. HANDICAP PROVIDED: 4 SPACES
- 5.0.5. EV PROVIDED: 4 SPACES
- 5.0.6. PARKING SPACE DIM: 9'W X 18'L



LOCATION MAP

0 100' 200'
1" = 100'



VICINITY MAP
SCALE: 1" = 2000'

SHEET INDEX

C-000	COVER SHEET
C-100	EXISTING CONDITIONS PLAN VIEW
C-200	SITE PLAN
C-201	SITE DETAILS
C-300	FIRE TRUCK TURNING ANALYSIS

ABBREVIATION LIST

AC	ACRE
BM	BENCHMARK
BRL	BUILDING RESTRICTION LINE
BOC	BOTTOM OF CURB
BOTT	BOTTOM
C&G	CURB AND GUTTER
CO	CLEANOUT
CONC	CONCRETE
COMM	COMMUNICATION
DA	DRAINAGE AREA
DIAM	DIAMETER
DIP	DUCTILE IRON PIPE
DS	DOWNSPOUT
EL	ELEVATION
EOP	EDGE OF PAVEMENT
ESMT	EASEMENT
EX	EXISTING
F	FOLIO
FFE	FINISHED FLOOR ELEVATION
FH	FIRE HYDRANT
FP	FLOODPLAIN
GF	GARAGE FLOOR
HGL	HYDRAULIC GRADE LINE
INV	INVERT
LF	LINEAR FEET
LOD	LIMITS OF DISTURBANCE
MH	MANHOLE
MIN	MINIMUM
NTS	NOT TO SCALE
P	PAGE
PB	PLAT BOOK
PROP	PROPOSED
PVC	POLYVINYL CHLORIDE
PS	PUMP STATION
RCP	REINFORCED CONCRETE PIPE
ROW	RIGHT-OF-WAY
SAN	SANITARY SEWER
SF	SQUARE FEET
STA	STATION
STD	STANDARD
SHC	SEWER HOUSE CONNECTION
SWM	STORMWATER MANAGEMENT
TD	TRENCH DRAIN
TOC	TOP OF CURB
TP	TEST PIT
TYP	TYPICAL
WV	WATER VALVE
WM	WATER MAIN

PROPOSED LEGEND

- PROPERTY LINE
- BUILDING RESTRICTION LINE
- 10 MAJOR CONTOUR
- 8 MINOR CONTOUR
- 1 FOUNDATION DEPTHS (FT.) DEEPENED FOUNDATION(-) / STEM WALL INCREASE (+)
- FRA FOREST RETENTION AREA
- LOD LIMIT OF DISTURBANCE
- STORM PIPE
- SEWER LINE
- W WATER LINE
- FM SEWER FORCE MAIN
- OHE O/E ELECTRIC LINE
- UGE U/G ELECTRIC LINE
- PRE-DEV. DRAINAGE AREAS
- POST-DEV. DRAINAGE AREAS
- ESD TARGET AREAS
- ESD FACILITY AREAS
- ESD # # / XXX — ESD Facility # / Drainage Area (SF)
- ESD # / XXX — ESD AREA # / Area (AC)
- DRAINAGE AREA # / Area (AC)
- 11 STORM DRAIN STRUCTURE LABEL
- MH SANITARY SEWER STRUCTURE LABEL
- A1 WATER LINE FITTING LABEL
- DF DIVERSION FENCE*
- SF SILT FENCE*
- SSF SUPER SILT FENCE*
- ED-A2 EARTH DIKE*
- TSOS TEMPORARY GABION OUTLET STRUCTURE
- TGOS TEMPORARY STONE OUTLET STRUCTURE
- AGIP AT-GRADE INLET PROTECTION
- POC ESD POINT OF COMPLIANCE
- SP STUDY POINT
- FIRE HYDRANT
- FDC FIRE DEPARTMENT CONNECTION
- WATER TEE
- MBR MICRO-BIORETENTION FACILITY
- SGW SUBMERGED GRAVEL WETLAND FACILITY
- STABILIZED CONSTRUCTION ENTRANCE

* ALSO DENOTES THE LIMIT OF DISTURBANCE

EXISTING LEGEND

- PROPERTY LINE
- BUILDING RESTRICTION LINE
- 10 MAJOR CONTOUR
- 8 MINOR CONTOUR
- FRA FOREST RETENTION AREA
- CRZ CRITICAL ROOT ZONE
- NTL NON-TIDAL WETLANDS
- WB WETLANDS BUFFER
- WETLANDS HATCH
- WATERS OF THE U.S.
- SB STREAM BUFFER
- TREE LINE
- W WATER LINE
- S SEWER LINE
- FM SEWER FORCE MAIN
- STORM DRAIN
- OHE OVERHEAD ELECTRIC LINE
- UGE U/G ELECTRIC LINE
- G GAS LINE
- FO FIBER OPTIC LINE
- COM COMMUNICATION LINE
- SOIL TYPE DELINEATION
- +25% SLOPE AREAS
- +15% SLOPE AREAS

SCOPE OF WORK

THE PURPOSE OF THIS PROJECT IS TO BUILD A NEW SCHOOL BUILDING WITH DRIVEWAY,PARKING, SIDEWALKS, PLAYGROUNDS AND OTHER SITE AMENITIES.

STANDARD STABILIZATION NOTE:

FOLLOWING INITIAL SOIL DISTURBANCE, PERMANENT OR TEMPORARY STABILIZATION MUST BE COMPLETED WITHIN :

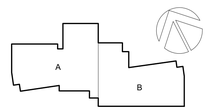
1. THREE (3) CALENDAR DAYS AS TO THE SURFACE OF ALL PERIMETER DIKES, SWALES, DITCHES, PERIMETER SLOPES, AND ALL SLOPES STEEPER THAN 3 HORIZONTAL TO 1 VERTICAL (3:1); AND
2. SEVEN (7) CALENDAR DAYS AS TO ALL OTHER DISTURBANCE OR GRADED AREAS ON THE PROJECT SITE NOT UNDER ACTIVE GRADING.

NOT FOR CONSTRUCTION

NO.	DESCRIPTION	YYYY/MM/DD

SEAL

PROJECT:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS ALTERNATIVE CONSTRUCTION FINANCING PACKAGE 2



KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS
Sasscer Administration Building, 14201 School Lane, Upper Marlboro, MD 20772

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP
101 E. Kennedy Blvd, Suite 1470, Tampa, Florida 33602

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
5003 Creston St, Hyattsville, MD 20781

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS-GARCIA FOODSERVICE DESIGN INC.
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1600 K Street NW, Suite #500, Washington, DC 20006

SUSTAINABILITY, NZE, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, VA 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

ENVELOPE CONSULTANT:

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

PROJECT No: 0100147

DRAWING TITLE:

COVER SHEET

SCALE: 1" = 100'

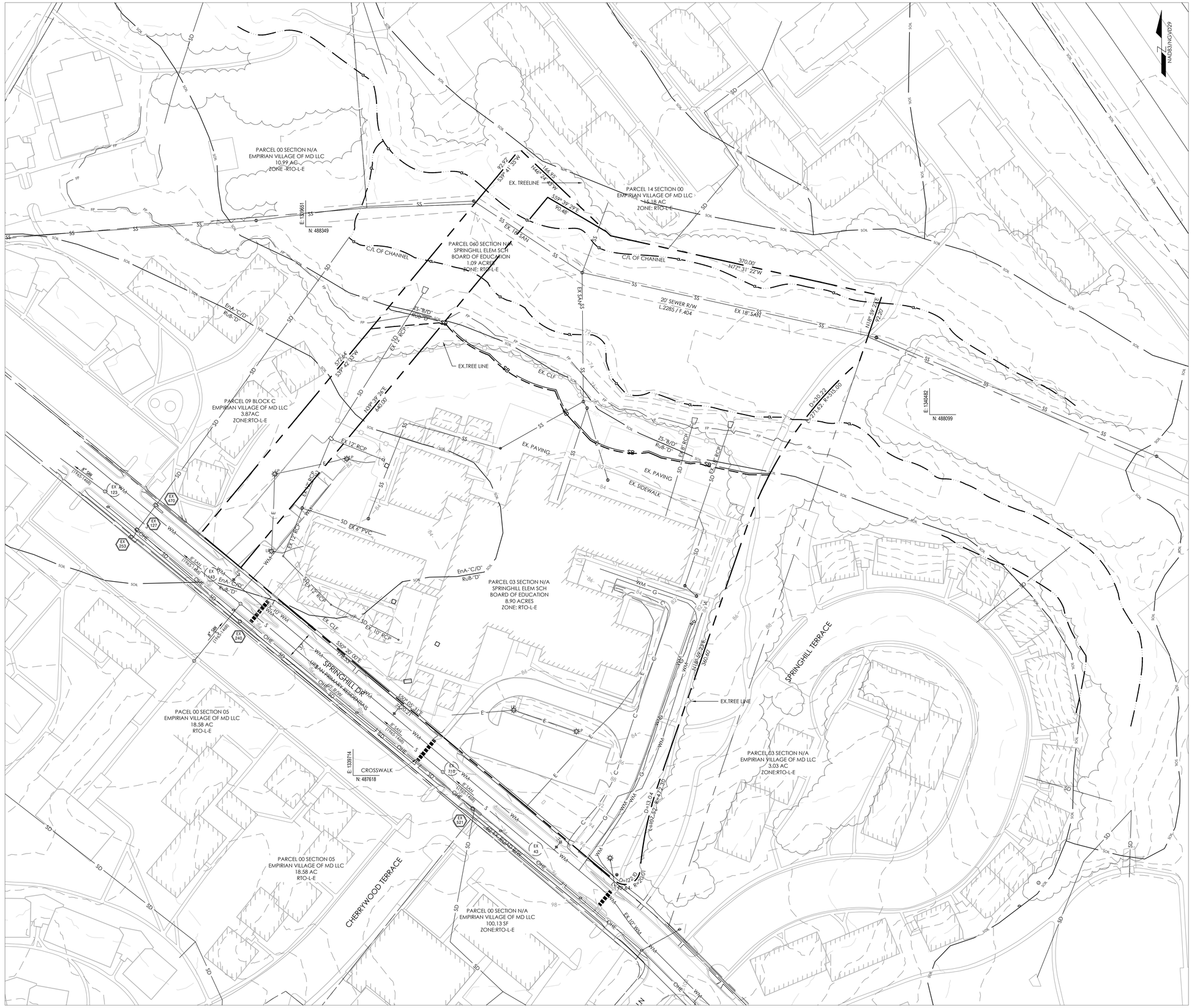
DRWN BY: MH

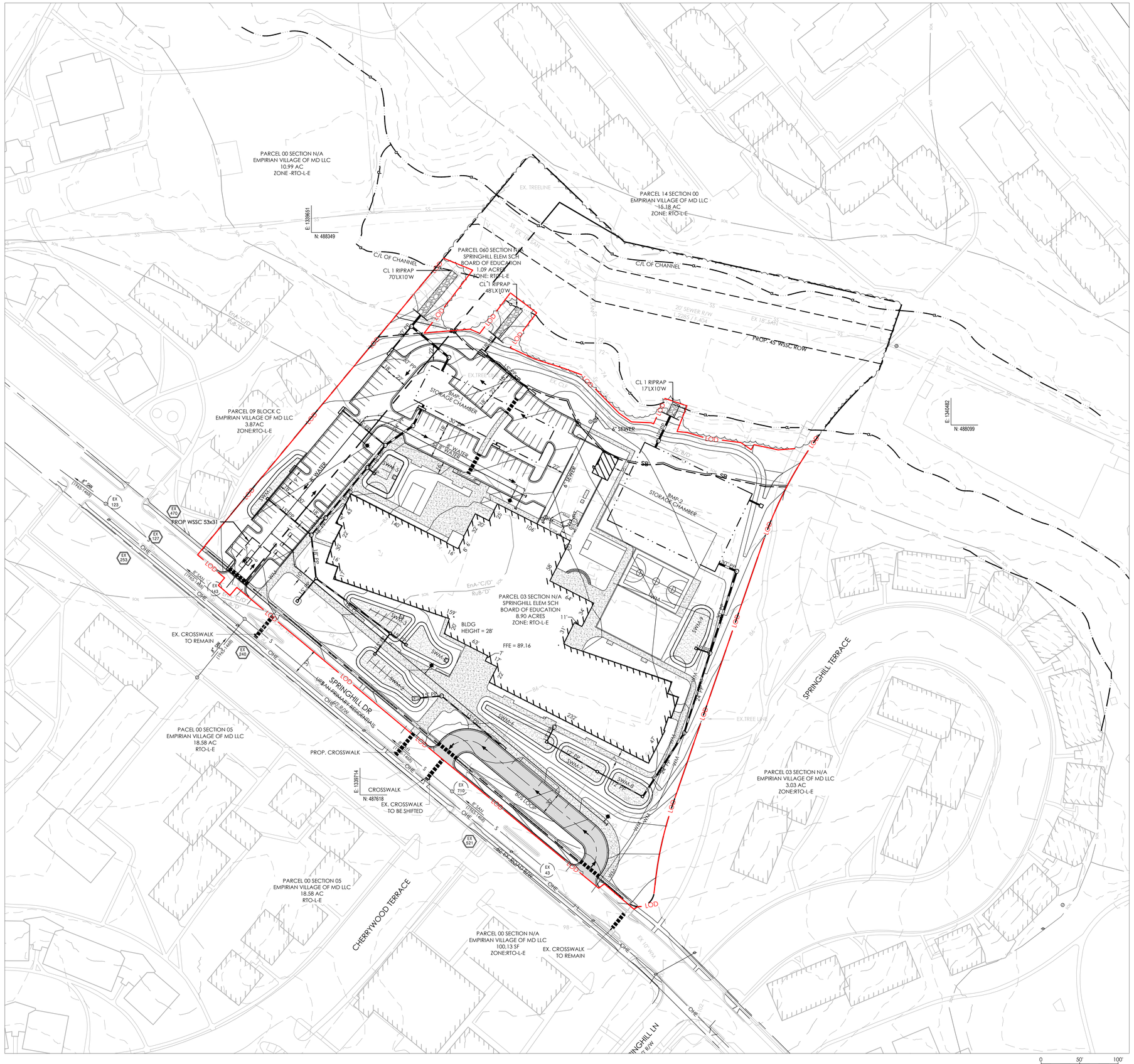
CHKD BY: IUZ

C-000

MANDATORY REFERRAL

15 AUGUST 2025


NAD83/NGVD29
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10.99 AC
ZONE: RTO-L-E
PARCEL 14 SECTION 00
EMPIRIAN VILLAGE OF MD LLC
15.18 AC
ZONE: RTO-L-E
PARCEL 060 SECTION N/A
SPRINGHILL ELEM SCH
BOARD OF EDUCATION
1.09 ACRES
ZONE: RTO-L-E
PARCEL 09 BLOCK C
EMPIRIAN VILLAGE OF MD LLC
3.87AC
ZONE:RTO-L-E
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BOARD OF EDUCATION
8.90 ACRES
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RTO-L-E
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SPRINGHILL TERRACE
CHERRYWOOD TERRACE
SPRINGHILL DRIVE
EX. TREELINE
EX.TREE LINE
EX. PAVING
EX. SIDEWALK
EX. CLF
C/L OF CHANNEL
20' SEWER R/W
L.22857 F.404
EX 18" SAN
EX. 15" SAN
EX. 8" WM
EX. 12" WM
EX. 10" WM
EX. 6" WM
EX. 12" RCP
EX. 15" RCP
EX. 10" RCP
EX. 6" PVC
EX. 8" SAN FORCE MAIN
EX. 8" SAN GRAVITY MAIN
EX. 4" SAN FORCE MAIN
EX. 4" FIRE MAIN
EX. 8" WM
EX. 4" WM
EX. 6" WM
EX. 2" WM
EX. 1" WM
EX. 1.5" WM
EX. 4" GAS
EX. 2" GAS
EX. 8" GAS
EX. 6" GAS
EX. 3" GAS
EX. 1" GAS
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EX. 2" GAS
EX. 4" GAS
EX. 6" GAS
EX. 8



NAD83/NGVD29

HATCH LEGEND

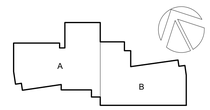
- STORMWATER MANAGEMENT FILTER AREA
- STANDARD PAVING
- HEAVY DUTY PAVING
- CONCRETE SIDEWALK
- FOREST AREA
- DIRECTION ARROW

NOT FOR CONSTRUCTION

NO.	DESCRIPTION	YYYY/MM/DD

SEAL

PROJECT:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS ALTERNATIVE CONSTRUCTION FINANCING PACKAGE 2



KEY PLAN

PERKINS EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T: +1 202 861 1325
F: +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS
Sasscer Administration Building, 14201 School Lane, Upper Marlboro, MD 20772

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP
101 E. Kennedy Blvd, Suite 1470, Tampa, Florida 33602

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
5003 Creston St, Hyattsville, MD 20781

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS-GARCIA FOODSERVICE DESIGN INC.
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1600 K Street NW, Suite #500, Washington, DC 20006

SUSTAINABILITY, NZE, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, VA 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

ENVELOPE CONSULTANT:

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

PROJECT No: 0100147

DRAWING TITLE:

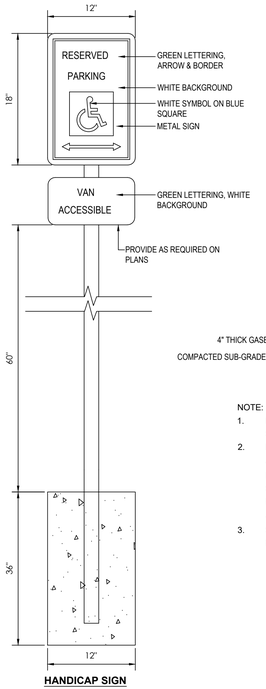
SITE PLAN

SCALE: 1" = 50'
DRWN BY: MH
CHKD BY: IUZ

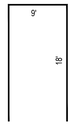
C-200

MANDATORY REFERRAL

15 AUGUST 2025

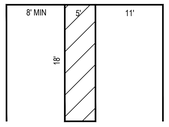


HANDICAP SIGN



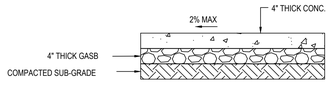
TYPICAL PARKING SPACE

NOTE:
1. 6" SOLID WHITE STRIPING
2. DIMENSION ARE FROM CENTER TO CENTER FOR STRIPING



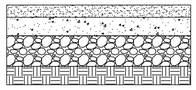
TYPICAL HANDICAP SPACE

NOTE:
1. 6" SOLID WHITE STRIPING
2. STRIPING IN LOADING AREA SHALL BE PLACED AT 35 DEGREES
3. 11' HANDICAP SPACE IS VAN ACCESSIBLE



CONCRETE SIDEWALK TYPICAL

NOTE:
1. REFER TO MARYLAND STATE HIGHWAY ADMINISTRATION SPECIFICATIONS FOR MATERIALS AND METHODS OF CONSTRUCTION.
2. EXPANSION JOINS SHALL HAVE A MAXIMUM SPACING OF 100 FEET AND BE LOCATED AT POINTS OF CURVATURE. EXPANSION JOINTS MATERIAL SHALL BE ½ INCH PERFORMED CORK, TRIMMED AND SEALED WITH NON-STAINING, TWO-COMPONENT POLYSULFIDE OR POLYURETHANE ELASTOMERIC TYPE SEALANT COMPLYING WITH ASTM-C920
3. SCORE THE CONCRETE TO A DEPTH OF ¼ THE SLAB THICKNESS TO PROVED WEAKEN PLANE TRANSVERSE JOINTS AT 5' INTERVALS.



STANDARD PAVING SECTION

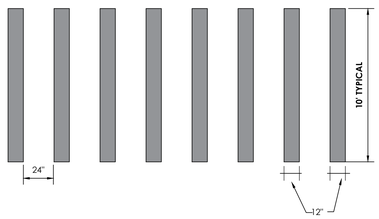
1.5" HOT MIX ASPHALT FINAL SURFACE SUPERPAVE 9.5 MM PG64-22
1.5" HOT MIX ASPHALT INTERMEDIATE SURFACE SUPERPAVE 9.5 MM, PG64-22
3" HOT MIX ASPHALT BASE SUPERPAVE 19MM, PG64-22
6" GRADED AGGREGATE SUBBASE

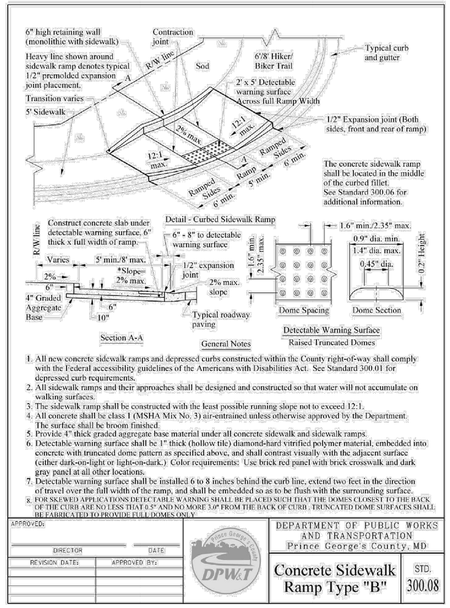
NOTE:
1. THE TOP 12" OF IN-SITU SUBGRADE MATERIAL SHALL HAVE A MINIMUM CBR VALUE OF 7.

GRADING NOTES

1. SUBGRADE PREPARATION SHOULD CONSIST OF STRIPING ALL VEGETATION, ROOTMAT, TOPSOIL, EXISTING FILL, AND ANY OTHER SOFT OR UNSUITABLE MATERIAL FROM 5-FOOT EXPANDED PAVEMENT LIMITS AND TO FEET BEYOND THE TOE OF STRUCTURAL FILLS. A GEOTECHNICAL ENGINEER SHOULD BE CALLED ON TO VERIFY THAT TOPSOIL AND UNSUITABLE MATERIAL HAVE BEEN COMPLETELY REMOVED PRIOR TO THE PLACEMENT OF STRUCTURAL FILL OR CONSTRUCTION OF STRUCTURES.
2. ONCE REMOVED, THE STRIPPED SURFACE OF THE ANTICIPATED SUBGRADE SHOULD BE HEAVILY PROOF ROLLED WITH A 20-TON LOADED DUMP TRUCK AND CAREFULLY OBSERVED BY A GEOTECHNICAL ENGINEER AT THE TIME OF CONSTRUCTION IN ORDER TO AID IN IDENTIFYING THE LOCALIZED SOFT OR UNSUITABLE MATERIALS. SOFT, WET, YIELDING OR UNSUITABLE AREAS OBSERVED DURING THE PROOF ROLL WOULD NEED TO BE REMOVED AND REPLACED. IF THE DEPTH OF UNSUITABLE MATERIAL EXCEEDS 2 FEET, THE CONTRACT WILL HAVE TO CONSULT A GEOTECHNICAL ENGINEER TO PROVIDE THEM WITH ADDITIONAL RECOMMENDATIONS.
3. PRIOR TO PLACEMENT STRUCTURAL FILL, REPRESENTATIVE BULK SAMPLES (ABOUT 50 LBS) OF ON-SITE AND OFF-SITE BORROW SHOULD BE SUBMITTED TO THE GEOTECH FOR LABORATORY TESTING, WHICH WILL INCLUDE ATTERBERG LIMITS, NATURAL MOISTURE CONTENT, GRAIN-SIZE DISTRIBUTION, AND MOISTURE DENSITY RELATIONSHIPS FOR COMPACTION. IMPORT MATERIALS SHOULD BE TESTED PRIOR TO BEING HAULED TO THE SITE TO DETERMINE IF THEY MEET PROJECT SPECIFICATIONS.
4. PRIOR TO CONSTRUCTION AND ONCE THE SUBGRADE MATERIALS ARE EXPOSED, A GEOTECHNICAL ENGINEER WILL SAMPLE AND TEST THE SUBGRADE SOILS TO DETERMINE THE CALIFORNIA BEARING RATIO (CBR). ONCE THE SUBGRADE CBR INFORMATION IS ESTABLISHED THE FINAL PAVEMENT DESIGN SHOULD BE VERIFIED BY THE CIVIL ENGINEER OF RECORD.
5. STRUCTURAL FILL SHOULD CONSIST OF INORGANIC SOILS CLASSIFIED AS CL, ML, SM, SC, SW, GW, GP, GM, AND GC, OR A COMBINATION OF THESE GROUP SYMBOLS, PER ASTM D 2487. MATERIAL SHOULD BE FREE OF ORGANIC MATTER, DEBRIS, AND SHOULD CONTAIN NO PARTICLE SIZE GREATER THAN 4 INCHES IN THE LARGEST DIMENSION AND HAVE A LIQUID LIMIT AND PLASTICITY INDEX LESS THAN 40 AND 20, RESPECTIVELY.
6. STRUCTURAL FILL SHALL BE PLACED IN MAXIMUM 8-INCH LOOSE LIFTS, MOISTURE CONDITIONED AS NECESSARY TO WITHIN +/- 2% OF THE SOIL'S OPTIMUM MOISTURE CONTENT, AND BE COMPACTED WITH SUITABLE EQUIPMENT TO A DRY DENSITY OF AT LEAST 95% OF THE MODIFIED PROCTOR MAXIMUM DRY DENSITY (AASHTO T180). BEYOND THESE AREA, COMPACTION OF AT LEAST 95% SHOULD BE ACHIEVED. A GEOTECHNICAL ENGINEER SHOULD BE ONSITE TO DOCUMENT THAT PROPER FILL COMPACTION HAS BEEN ACHIEVED.

"CONTINENTAL" STYLE CROSSWALK

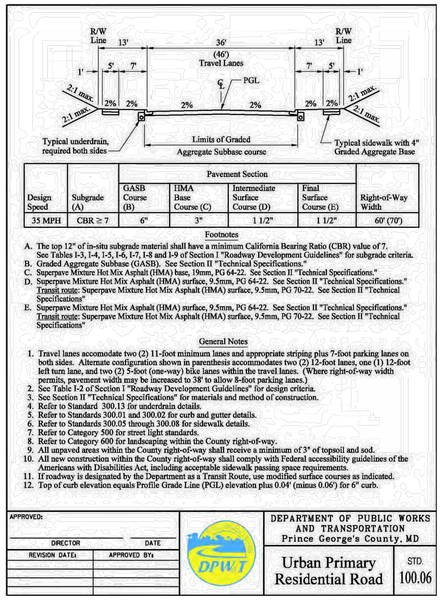




General Notes

1. All new concrete sidewalk ramps and depressed curbs constructed within the County right-of-way shall comply with the Federal accessibility guidelines of the Americans with Disabilities Act. See Standard 300.01 for depressed curb requirements.
2. All sidewalk ramps and their approaches shall be designed and constructed so that water will not accumulate on walking surfaces.
3. The sidewalk ramp shall be constructed with the least possible running slope not to exceed 12:1.
4. All concrete shall be class 1 (MSHA Mix No. 3) air-entrained unless otherwise approved by the Department. The surface shall be broom finished.
5. Provide 4" thick graded aggregate base material under all concrete sidewalk and sidewalk ramps.
6. Detectable warning surface shall be 1" thick (hollow tile) diamond-hard vitrified polymer material, embedded into concrete with truncated dome pattern as specified above, and shall contrast visually with the adjacent surface (either dark-on-light or light-on-dark.) Color requirements: Use brick red panel with brick crosswalk and dark gray panel at all other locations.
7. Detectable warning surface shall be installed 6 to 8 inches behind the curb line, extend two feet in the direction of travel over the full width of the ramp, and shall be embedded so as to be flush with the surrounding surface.
8. FOR SKEWED APPLICATIONS DETECTABLE WARNING SHALL BE PLACED SUCH THAT THE DOMES CLOSEST TO THE BACK OF THE CURB ARE NO LESS THAT 6.5" AND NO MORE 7.0" FROM THE BACK OF CURB. TRUNCATED DOME SURFACES SHALL BE FABRICATED TO PROVIDE FULL DOMES ONLY.

APPROVED:			DEPARTMENT OF PUBLIC WORKS AND TRANSPORTATION Prince George's County, MD	
DIRECTOR	DATE			
REVISION DATES	APPROVED BY:	DPW&T	Concrete Sidewalk Ramp Type "B"	STD. 300.08



Design Speed	Subgrade (A)	Pavement Section: GASB Course (B)	HMA Base Course (C)	Intermediate Surface Course (D)	Final Surface Course (E)	Right-of-Way Width
35 MPH	CBR ≥ 7	6"	3"	1 1/2"	1 1/2"	60' (70')

Footnotes

A. The top 12" of in-situ subgrade material shall have a minimum California Bearing Ratio (CBR) value of 7. See Tables I-3, I-4, I-5, I-6, I-7, I-8 and I-9 of Section I "Roadway Development Guidelines" for subgrade criteria.
B. Graded Aggregate Subbase (GASB). See Section II "Technical Specifications."
C. Superpave Mixture Hot Mix Asphalt (HMA) base, 19mm, PG 64-22. See Section II "Technical Specifications."
D. Superpave Mixture Hot Mix Asphalt (HMA) surface, 9.5mm, PG 64-22. See Section II "Technical Specifications." Transit route: Superpave Mixture Hot Mix Asphalt (HMA) surface, 9.5mm, PG 70-22. See Section II "Technical Specifications"
E. Superpave Mixture Hot Mix Asphalt (HMA) surface, 9.5mm, PG 64-22. See Section II "Technical Specifications." Transit route: Superpave Mixture Hot Mix Asphalt (HMA) surface, 9.5mm, PG 70-22. See Section II "Technical Specifications"

General Notes

1. Travel lanes accomodate two (2) 11-foot minimum lanes and appropriate striping plus 7-foot parking lanes on both sides. Alternate configuration shown in parenthesis accommodates two (2) 12-foot lanes, one (1) 12-foot left turn lane, and two (2) 5-foot (one-way) bike lanes within the travel lanes. (Where right-of-way width permits, pavement width may be increased to 38' to allow 8-foot parking lanes.)
2. See Table I-2 of Section I "Roadway Development Guidelines" for design criteria.
3. See Section II "Technical Specifications" for materials and method of construction.
4. Refer to Standard 300.13 for underdrain details.
5. Refer to Standards 300.01 and 300.02 for curb and gutter details.
6. Refer to Standards 300.05 through 300.08 for sidewalk details.
7. Refer to Category 500 for street light standards.
8. Refer to Category 600 for landscaping within the County right-of-way.
9. All unpaved areas within the County right-of-way shall receive a minimum of 3" of topsoil and sod.
10. All new construction within the County right-of-way shall comply with Federal accessibility guidelines of the Americans with Disabilities Act, including acceptable sidewalk passing space requirements.
11. If roadway is designated by the Department as a Transit Route, use modified surface courses as indicated.
12. Top of curb elevation equals Profile Grade Line (PGL) elevation plus 0.04' (minus 0.06') for 6" curb.

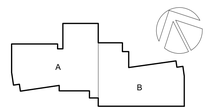
APPROVED:			DEPARTMENT OF PUBLIC WORKS AND TRANSPORTATION Prince George's County, MD	
DIRECTOR	DATE			
REVISION DATES	APPROVED BY:	DPW&T	Urban Primary Residential Road	STD. 100.06

NOT FOR CONSTRUCTION

NO.	DESCRIPTION	YYYY/MM/DD

SEAL

PROJECT:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS ALTERNATIVE CONSTRUCTION FINANCING PACKAGE 2



KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS
Sasscer Administration Building, 14201 School Lane, Upper Marlboro, MD 20772

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP
101 E. Kennedy Blvd, Suite 1470, Tampa, Florida 33602

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
5003 Creston St, Hyattsville, MD 20781

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS-GARCIA FOODSERVICE DESIGN INC.
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1600 K Street NW, Suite #500, Washington, DC 20006

SUSTAINABILITY, NZE, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, VA 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

ENVELOPE CONSULTANT:

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

PROJECT No: 0100147

DRAWING TITLE:

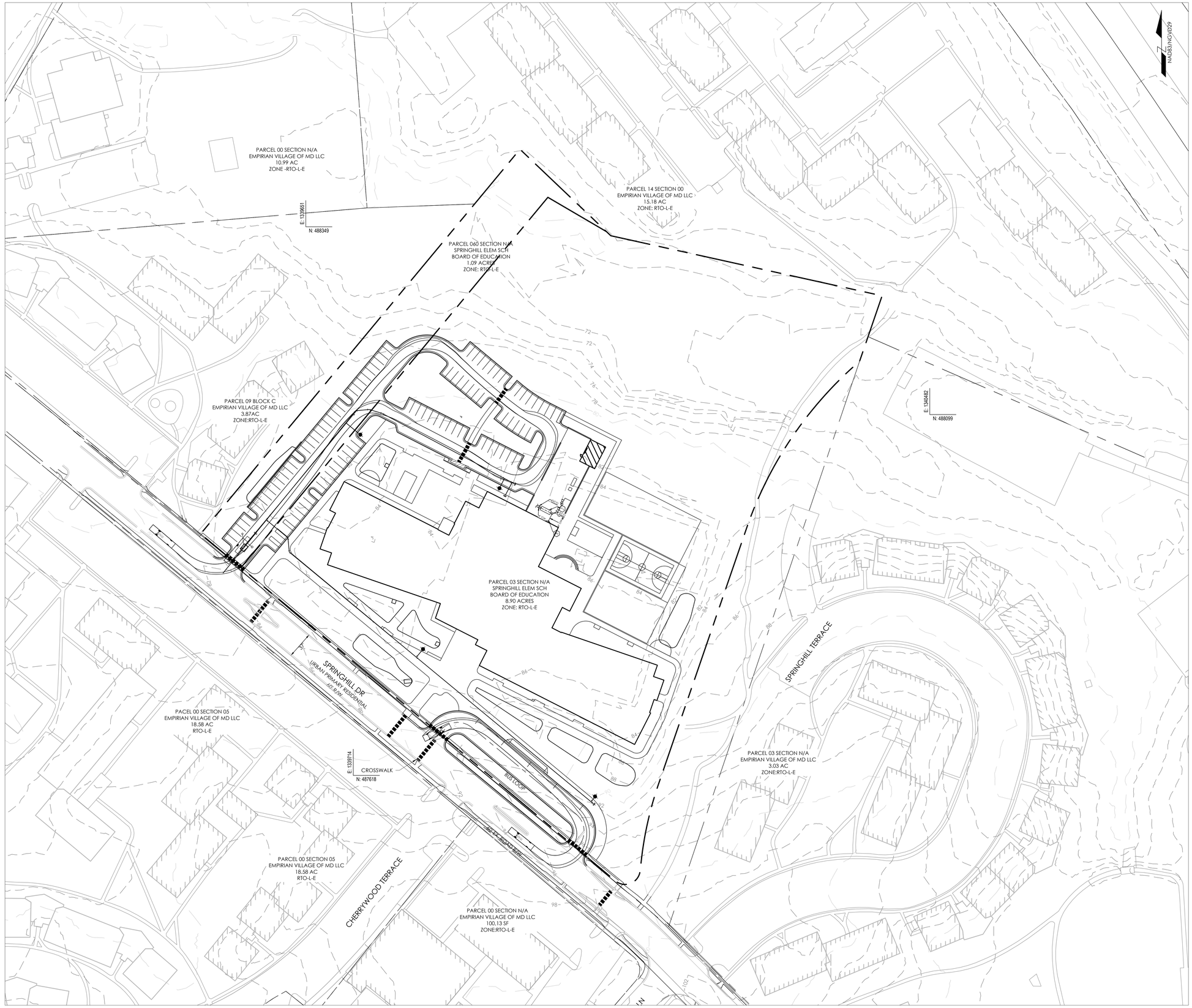
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DRWN BY: MH
CHKD BY: IUZ

C-201

MANDATORY REFERRAL

15 AUGUST 2025

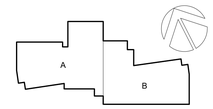


NOT FOR CONSTRUCTION

NO.	DESCRIPTION	YYYY/MM/DD

SEAL

PROJECT:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS ALTERNATIVE CONSTRUCTION FINANCING PACKAGE 2



KEY PLAN

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ACOUSTICS:
POLYSONICS
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AV, IT, & SECURITY:
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220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

ENVELOPE CONSULTANT:

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

PROJECT No: 0100147

DRAWING TITLE:

FIRE TRUCK TURNING ANALYSIS

SCALE: 1" = 50'

DRWN BY: MH

CHKD BY: IUZ

C-300

MANDATORY REFERRAL

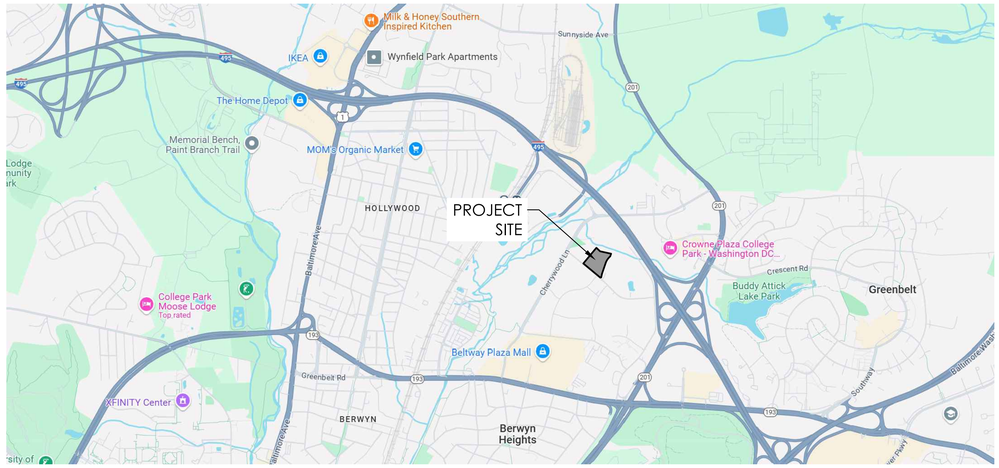
15 AUGUST 2025

Attachment C

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 SPRINGHILL DR.
GREENBELT, MD 20770

VICINITY MAP



NORTH

MANDATORY REFERRAL

Sheet List Table	
Sheet Number	Sheet Title
L001	COVER SHEET
L002	PLAN RENDERING
L003	CIRCULATION PLAN
L100	MATERIALS PLAN
L101	MATERIALS PLAN ENLARGEMENT - NORTHWEST
L102	MATERIALS PLAN ENLARGEMENT - NORTHEAST
L103	MATERIALS PLAN ENLARGEMENT - SOUTHWEST
L104	MATERIALS PLAN ENLARGEMENT - SOUTHEAST
L201	LAYOUT PLAN - NORTHWEST
L202	LAYOUT PLAN - NORTHEAST
L203	LAYOUT PLAN - SOUTHWEST
L204	LAYOUT PLAN - SOUTHEAST
L300	SOILS PLAN
L400	PLANTING PLAN - CANOPY
L401	PLANTING PLAN ENLARGEMENT - NORTHWEST
L402	PLANTING PLAN ENLARGEMENT - NORTHEAST
L403	PLANTING PLAN ENLARGEMENT - SOUTHWEST
L404	PLANTING PLAN ENLARGEMENT - SOUTHEAST
L410	PLANTING SCHEDULE & NOTES
L411	PLANTING CODE COMPLIANCE SCHEDULES
L420	PLANTING DETAILS
L500	PRODUCT INFORMATION
L501	PRODUCT INFORMATION
L510	CONSTRUCTION DETAILS
L511	CONSTRUCTION DETAILS
L512	CONSTRUCTION DETAILS

GENERAL PROJECT NOTES:

1. REFER TO PGCPS EDUCATION SPECIFICATIONS FOR MORE TECHNICAL AND QUALITATIVE REQUIREMENTS PERTAINING TO THE PROJECT INCLUDING, BUT NOT LIMITED TO: SITE DESIGN, SAFETY & SECURITY, AND TECHNOLOGY.
2. REFER TO PGCPS PERFORMANCE SPECIFICATIONS FOR SPECIFIC PERFORMANCE REQUIREMENTS INCLUDING, BUT NOT LIMITED TO, EXTERIOR IMPROVEMENTS, SITE INFRASTRUCTURE AND DESIGN, AND BUILDING PERFORMANCE.
3. THE PROPOSED PLANS ARE BASED ON THE SURVEY PREPARED BY JOHNSON BERNAT ASSOCIATES INC.
4. THE CONTRACTOR SHALL FULLY ACQUAINT THEMSELVES WITH THE CONDITIONS OF THE SITE. EXISTING SITE CONDITIONS MAY VARY SINCE "AS BUILT" CONDITIONS WERE DOCUMENTED. NOTIFY OWNER'S REPRESENTATIVE IMMEDIATELY OF ANY INCONSISTENCIES. FAILURE TO NOTIFY OWNER'S REPRESENTATIVE SHALL CONSTITUTE CONTRACTOR'S ACCEPTANCE OF SITE CONDITIONS.
5. THE LOCATIONS OF UNDERGROUND UTILITIES SHOWN ON THIS PLAN ARE DIAGRAMMATIC ONLY. PRIOR TO DEMOLITION AND EXCAVATION, VERIFY EXISTING CONDITIONS INCLUDING LOCATIONS, ELEVATIONS, UTILITIES, UTILITY BOXES, POLES, FIRE HYDRANTS, VAULTS AND SIMILAR STRUCTURES. COORDINATE ELEVATION / CROSSING OF UTILITIES.
6. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING THE DEMOLITION WORK WITH THE UTILITY COMPANY. CONTRACTOR IS REQUIRED TO NOTIFY ALL UTILITY COMPANIES NOT LESS THAN THREE (3) WORKING DAYS PRIOR TO BEGINNING EXCAVATION OR DEMOLITION.
7. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK, AND SHALL BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MAY RESULT FROM THE CONTRACTOR'S FAILURE TO PRECISELY LOCATE AND PRESERVE ANY AND ALL UTILITIES.
8. DO NOT DISTURB EXISTING UTILITIES WHICH SERVE THE SURROUNDING AREAS. IF SUCH UTILITIES ARE ENCOUNTERED NOTIFY THE PROPER UTILITY COMPANY AND LANDSCAPE ARCHITECT BEFORE PROCEEDING.
9. THE CONTRACTOR SHALL THOROUGHLY EXAMINE AND BE FAMILIAR WITH THE DRAWINGS AND SPECIFICATIONS. SHOULD THE CONTRACTOR FIND ANY DISCREPANCIES, OMISSIONS, AMBIGUITIES, OR CONFLICTS IN OR AMONG THE CONTRACT DOCUMENTS OR BE IN DOUBT AS TO THEIR MEANING, THEY SHALL IMMEDIATELY BRING THESE ITEMS TO THE ATTENTION OF THE LANDSCAPE ARCHITECT FOR DIRECTION BEFORE PROCEEDING WITH WORK. REVISIONS TO WORK COMPLETED WITH OUT SUCH PRIOR CLARIFICATION SHALL BE AT THE CONTRACTOR'S EXPENSE.
10. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS AND RELATED FEES REQUIRED BY THE TOWNSHIP, COUNTY, STATE AND/OR FEDERAL GOVERNING AGENCIES
11. THE CONTRACTOR SHALL IDENTIFY ALL STAGING AREAS AND LIMIT OF WORK FOR APPROVAL BY THE LANDSCAPE ARCHITECT PRIOR TO THE START OF WORK. AREAS OUTSIDE LIMIT OF WORK SHALL NOT BE USED FOR STORAGE OR MOVEMENT OF MATERIALS, MACHINERY, OR DEBRIS.
12. THE CONTRACTOR IS RESPONSIBLE FOR KEEPING ALL WORK AND RELATED ACTIVITIES WITHIN THE PROPERTY LINE OR DESIGNATED LIMIT OF WORK. AT NO TIME IS ACCESS ALLOWED THROUGH OR FROM NEIGHBORING SITES WORK WITH OUT PRIOR WRITTEN CONSENT FROM THE ADJACENT PROPERTIES' OWNERS.
13. THE CONTRACTOR SHALL DISTRIBUTE ALL OF THEIR MATERIALS AND EQUIPMENT AND SPREAD ANY STOCKPILES IN SUCH A MANNER AS TO PROTECT EXISTING CONDITIONS, SUCH AS UTILITIES, PAVING, VEGETATION, ETC. DO NOT STOCKPILE SOIL OR CONSTRUCTION MATERIALS, OR DRIVE VEHICLES WITHIN THE DRIPLINE OF EXISTING TREES TO REMAIN. THE CONTRACTOR SHALL OBTAIN THE APPROVAL OF THE OWNER'S REPRESENTATIVE FOR ALL CONSTRUCTION ACCESS AREAS, STAGING, AND STOCKPILE AREAS PRIOR TO CONSTRUCTION.
14. THE CONTRACTOR SHALL PRESERVE AND PROTECT ALL EXISTING CONDITIONS UNLESS OTHERWISE NOTED. METHODS USED TO PROTECT EXISTING CONDITIONS SHALL BE MAINTAINED AND REPLACED IF DAMAGED DURING CONSTRUCTION. CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIR OF ANY DAMAGE ON SITE AND ON ADJACENT PROPERTIES. COST OF REPAIRS SHALL BE AT THE CONTRACTOR'S EXPENSE.
15. CONTRACTOR SHALL PROVIDE EROSION CONTROL MATERIALS AROUND LIMITS OF WORK. SUCH MATERIALS SHALL BE IN PLACE PRIOR TO DEMOLITION AND SHALL REMAIN IN PLACE UNTIL WORK IS APPROVED AS COMPLETED.
16. CONTRACTOR SHALL ADHERE TO THE GUIDELINES AND CONSTRUCTION STANDARDS SET FORTH BY REMEDIATION AND EROSION AND SEDIMENTATION CONTROL PLAN AS APPROVED.
17. ALL TRAFFIC CONTROL SIGNS AND MARKINGS SHALL BE TO STATE STANDARDS.
18. REMOVE DEMOLISHED AND EXCESS EXCAVATED MATERIALS FROM THE PROJECT SITE UNLESS OTHERWISE DIRECTED.
19. ITEMS SLATED FOR REMOVAL MUST BE REMOVED IN ENTIRETY INCLUDING BELOW SURFACE FOUNDATIONS AND BASES.
20. ITEMS REMOVED THAT ARE NOT SLATED TO BE TURNED OVER TO THE OWNER OR STOCKPILE FOR LATER USE BY THE CONTRACTOR DURING CONSTRUCTION SHALL BE LEGALLY DISPOSED OF BY THE CONTRACTOR.
21. PROTECTIVE FENCING SHALL BE ERECTED AT THE DRIPLINE OF THE EXISTING TREES THAT ARE TO REMAIN (AS INDICATED ON THE PLANS) BEFORE ANY CONSTRUCTION BEGINS AND SHALL REMAIN IN PLACE UNTIL ALL CONSTRUCTION IS COMPLETE.
22. LANDSCAPE ARCHITECT TO APPROVE ALL GRADING CONSTRUCTION, TRENCHING OR OTHER DISTURBANCE REQUIRED WITHIN THE TREE PROTECTION AREAS (DRIP LINE/ROOT ZONE) OF EXISTING "TREES TO REMAIN". THE CONTRACTOR IS RESPONSIBLE FOR CONSULTING AN ARBORIST PRIOR TO MAJOR EXCAVATION. DO NOT SHRED OR TEAR TREE ROOTS WITH EXCAVATION EQUIPMENT. CLEAN CUT ANY ROOTS LARGER THAN 1-INCH WITH SAW OR CLIPPERS. GRADING AROUND EXISTING TREES SHALL BE CONTOURED TO PROVIDE POSITIVE DRAINAGE.
23. CUT, CLEAR, REMOVE, AND DISPOSE OF ALL EXISTING TREES, STUMPS, BRUSH, SHRUBS, ROOTS, LOGS AND OTHER VEGETATION UNLESS OTHERWISE NOTED. THE STUMP SHALL BE GROUND TO A MINIMUM DEPTH OF 18 INCHES BELOW PROPOSED FINISHED GROUND SURFACE TO ACCOMMODATE NEW PLANTINGS. ALL EXISTING PLANTINGS TO BE REMOVED SHALL BE REMOVED IN THEIR ENTIRETY INCLUDING ROOTBALL. SEE PLANTING NOTES REGARDING PROPOSED FINISHED GROUND SURFACE.
24. PRIOR TO START OF PLANTING THE EXPOSED SURFACE AREAS DISTURBED THROUGH DEMOLITION, SHALL BE THOROUGHLY PROOF-ROLLED TO DETECT UNSTABLE AREAS, INCLUDING AREAS WHERE LARGE TREES & SHRUBS HAVE BEEN REMOVED. THESE AREAS SHALL BE UNDERCUT AND BACK FILLED WITH TOPSOIL, THEN THOROUGHLY COMPACTED TO ELIMINATE FUTURE SUNKEN AREAS. CONTRACTOR SHALL BE RESPONSIBLE TO FILL AND COMPACT SUCH AREAS NOT SUFFICIENTLY STABILIZED DURING CONSTRUCTION, THROUGHOUT THE GUARANTEE PERIOD.
25. THE CONTRACTOR SHALL PROVIDE MOCK-UPS OF ALL VERTICAL AND HORIZONTAL SURFACES FOR OWNER'S REPRESENTATIVE TO APPROVE IN THE FIELD PRIOR TO CONSTRUCTION. ALL MOCK-UPS SHALL BE PRESERVED AND PROTECTED SO THAT THEY CAN BE USED FOR REFERENCE DURING CONSTRUCTION. DO NOT REMOVE OR DESTROY MOCK-UPS UNTIL CONSTRUCTION IS COMPLETE.
26. THE CONTRACTOR SHALL STAKE THE ALIGNMENT OF ALL PAVEMENT, WALLS, AND SITE FEATURES IN THE FIELD FOR APPROVAL BY THE LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION.
27. SUBSTITUTIONS IN PRODUCTS AND MATERIALS ARE NOT ALLOWED WITHOUT PRIOR WRITTEN APPROVAL BY THE LANDSCAPE ARCHITECT.
28. THE CONTRACTOR SHALL KEEP THE DRIVEWAY AND OTHER VEHICULAR ACCESS AREAS CLEAN DURING CONSTRUCTION. PAVED AREAS SHALL BE WASHED FREE OF MUD ON A WEEKLY BASIS DURING CONSTRUCTION.
29. THE CONTRACTOR SHALL KEEP THE SITE CLEAN AND FREE OF TRASH AT ALL TIMES DURING CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE A TRASH RECEPTACLE TO BE USED ON SITE DURING CONSTRUCTION AND SHALL REMOVE TRASH FROM THE SITE ON A DAILY BASIS.
30. UPON COMPLETION OF THE PROJECT, ALL EXCESS SOIL, TEMPORARY FENCING, EROSION CONTROL MEASURES, STABILIZATION MATERIALS, AND OTHER DEBRIS SHALL BE REMOVED FROM THE SITE AND DISPOSED OF LEGALLY. ALL PAVED AREAS, WALLS, ETC. SHALL BE THOROUGHLY WASHED AND CLEANED UPON COMPLETION OF THE PROJECT.
31. CONSTRUCTION SAFETY IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR. NEITHER THE OWNER NOR THE OWNER'S REPRESENTATIVES SHALL BE EXPECTED TO ASSUME ANY RESPONSIBILITY FOR SAFETY OF THE WORK OR OF PERSONS ENGAGED IN THE WORK.

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL
6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

DRAWING TITLE:
COVER SHEET

L001

MANDATORY REFERRAL

11/26/2025



NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
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CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

DRAWING TITLE:

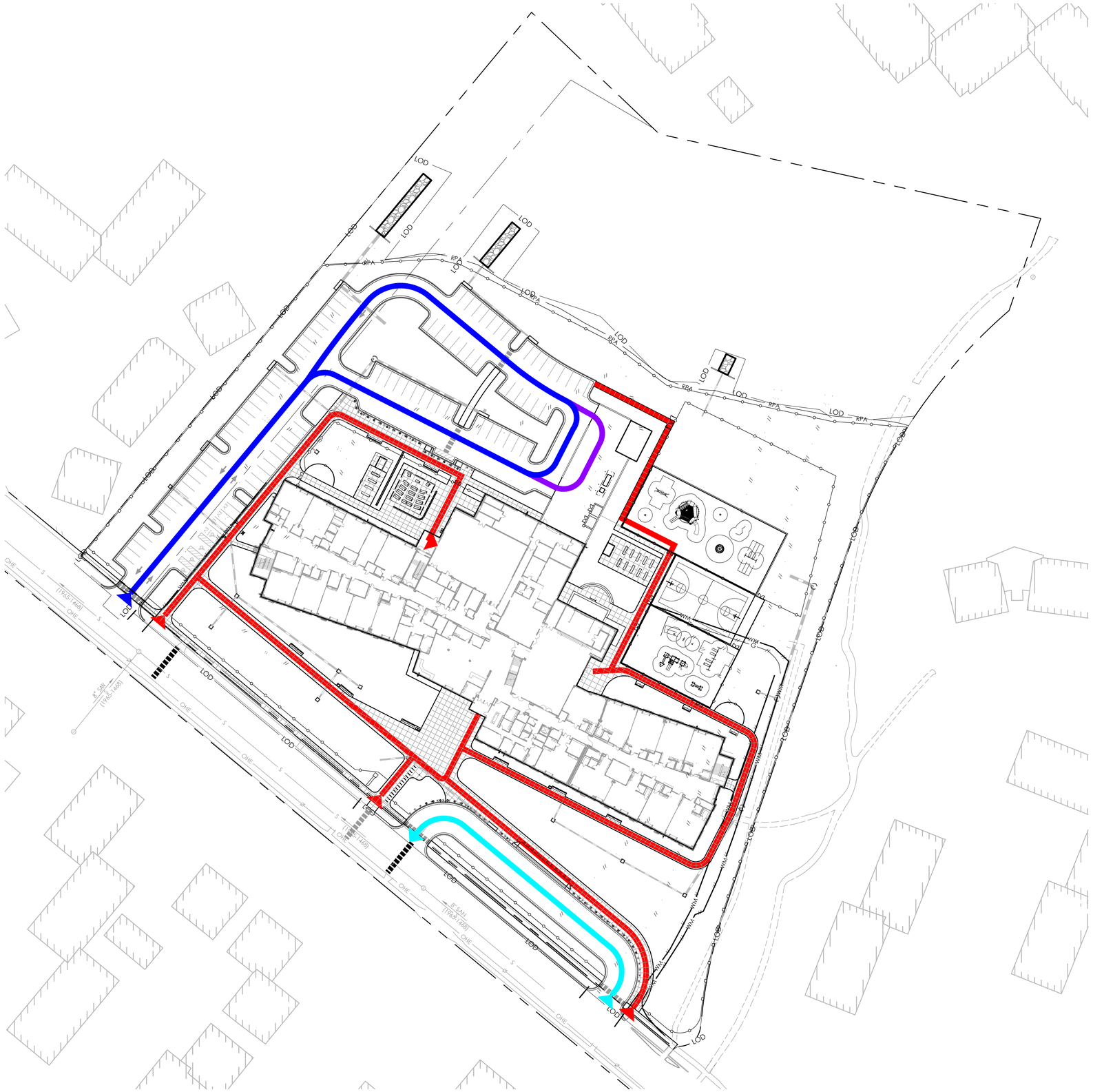
PLAN RENDERING

0 30 60 90
SCALE: 1"=30'

L002

MANDATORY REFERRAL

11/26/2025



No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
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220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

DRAWING TITLE:
CIRCULATION PLAN

0 40 80 120
SCALE: 1"=40'

L003

MANDATORY REFERRAL

11/26/2025

NOT FOR CONSTRUCTION



EDUCATIONAL SPECIFICATIONS

CLASSROOMS

C.1 DESK SEATING
- 1,840 SF
- (9) TRIPLE DESKS AT 3 STUDENTS EACH = 27 STUDENTS
- (2) ADA TRIPLE DESKS AT 3 STUDENTS EACH = 6 STUDENTS
- (2) DOUBLE DESKS AT 2 STUDENTS = 4 STUDENTS
- (1) TEACHER STATION
- (2) AIDE STATION
- 37 STUDENT + 1 TEACHER + 2 TEACHER AIDE CAPACITY SEATED

C.2 AMPHITHEATER
- 1,550 SF
- 72 LF OF FIXED SEATING
- 40 STUDENT + 1 TEACHER + 2 TEACHER AIDE CAPACITY SEATED

OUTDOOR LEARNING AREAS

L.A.1 NATIVE HABITAT/STORM WATER MANAGEMENT
- 350 SF DECK
- 30 STUDENT CAPACITY STANDING

L.A.2 SENSORY GARDEN
- 1,530 SF
- 6 RAISED BEDS
- 24 STUDENT CAPACITY (4 AT EACH BED)

L.A.3 SCHOOL GARDEN
- 1,560 SF
- 10 RAISED BEDS
- 40 STUDENT CAPACITY (4 AT EACH BED)

L.A.4 NATIVE HABITAT/STORM WATER MANAGEMENT
- 350 SF DECK
- 30 STUDENT CAPACITY STANDING

PLAYGROUND CAPACITY

PLAYGROUND STATISTICS			DESIGN ALTERNATIVES	
GROUP	ACTIVITY	SURFACE	CURRENT (SF)	75 SF ea.
Ages 2-5	Structured Play	P.I.P.	5,730	75
Ages 5-12	Structured Play	E.W.F.	9,100	121
	Free Play	LAWN	13,975	
		HARDCOURT	4,350	
		SUBTOTAL	18,325	244
		5-12 TOTAL	27,425	366
TOTAL			33,155	442

MATERIALS LEGEND

- PROPERTY LINE
- METAL PICKET FENCE*
- SCREEN FENCE*
- BASKETBALL FENCE

* FENCES RUNNING ALONG PROPERTY LINES SHALL BE LOCATED ON THE PROPERTY LINE. FENCES MAY APPEAR OFFSET FROM PROPERTY LINE FOR GRAPHICAL CLARITY ONLY.

- CONCRETE
- ASPHALT, REFER CIVIL
- HEAVY DUTY ASPHALT, REFER CIVIL
- POURED-IN-PLACE PLAYGROUND SURFACING
- RESIN BOUND AGGREGATE
- ENGINEERED WOOD FIBER PLAYGROUND SURFACE
- ACRYLIC SPORT COURT SURFACING
- WOODEN DECKING
- TURF - SOD
- TURF - SEED
- PLANTING AREA
- STORMWATER MANAGEMENT FACILITY, REFER CIVIL
- EXISTING CANOPY TO REMAIN

NORTH

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

DRAWING TITLE:

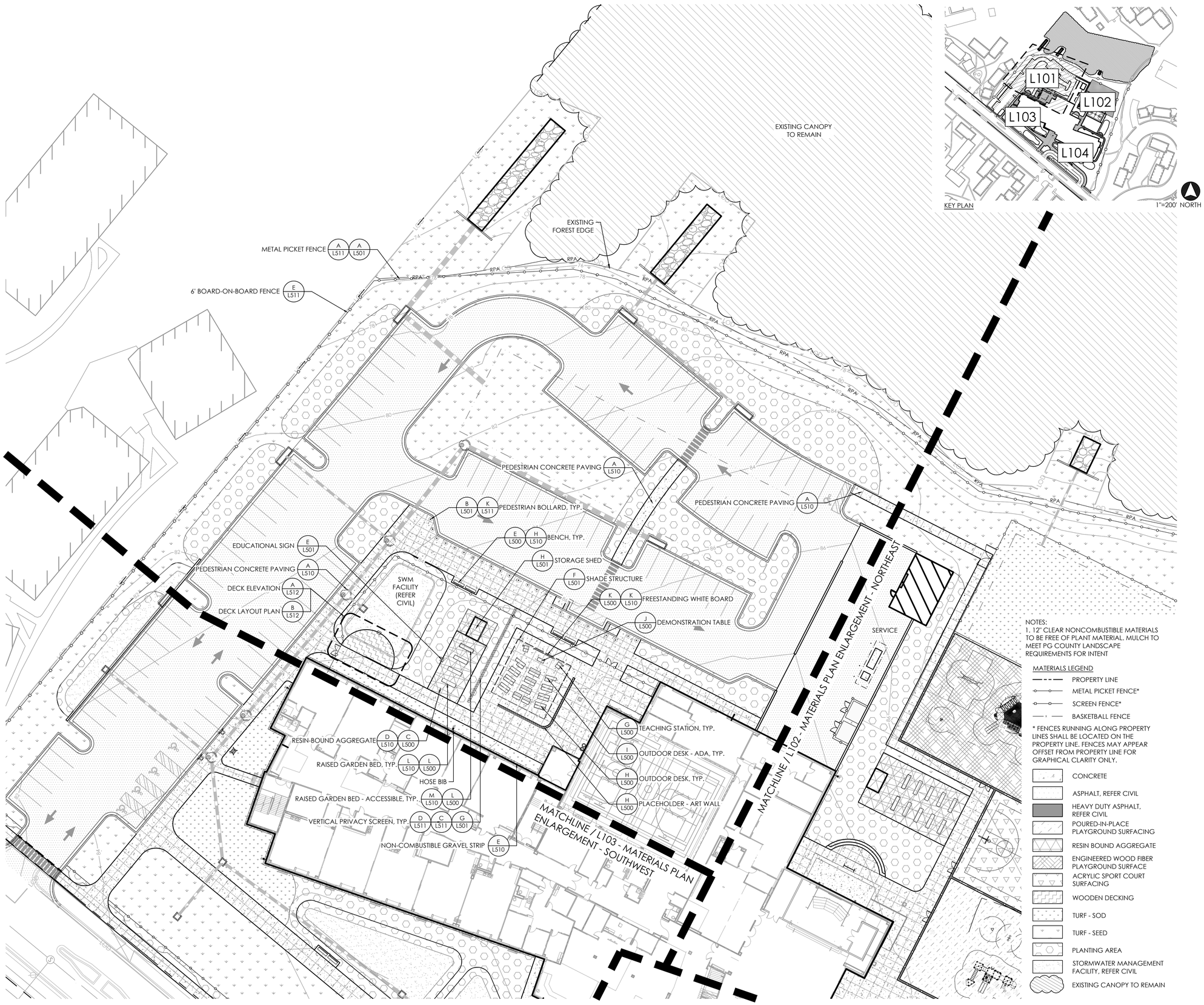
MATERIALS PLAN

0 40 80 120
SCALE: 1"=40'

L100

MANDATORY REFERRAL

11/26/2025



KEY PLAN 1"=200' NORTH

NOTES:
1. 12" CLEAR NONCOMBUSTIBLE MATERIALS TO BE FREE OF PLANT MATERIAL. MULCH TO MEET PG COUNTY LANDSCAPE REQUIREMENTS FOR INTENT

MATERIALS LEGEND

- PROPERTY LINE
- METAL PICKET FENCE*
- SCREEN FENCE*
- BASKETBALL FENCE

* FENCES RUNNING ALONG PROPERTY LINES SHALL BE LOCATED ON THE PROPERTY LINE. FENCES MAY APPEAR OFFSET FROM PROPERTY LINE FOR GRAPHICAL CLARITY ONLY.

- CONCRETE
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- WOODEN DECKING
- TURF - SOD
- TURF - SEED
- PLANTING AREA
- STORMWATER MANAGEMENT FACILITY, REFER CIVIL
- EXISTING CANOPY TO REMAIN

NORTH

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

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STRUCTURAL:
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220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

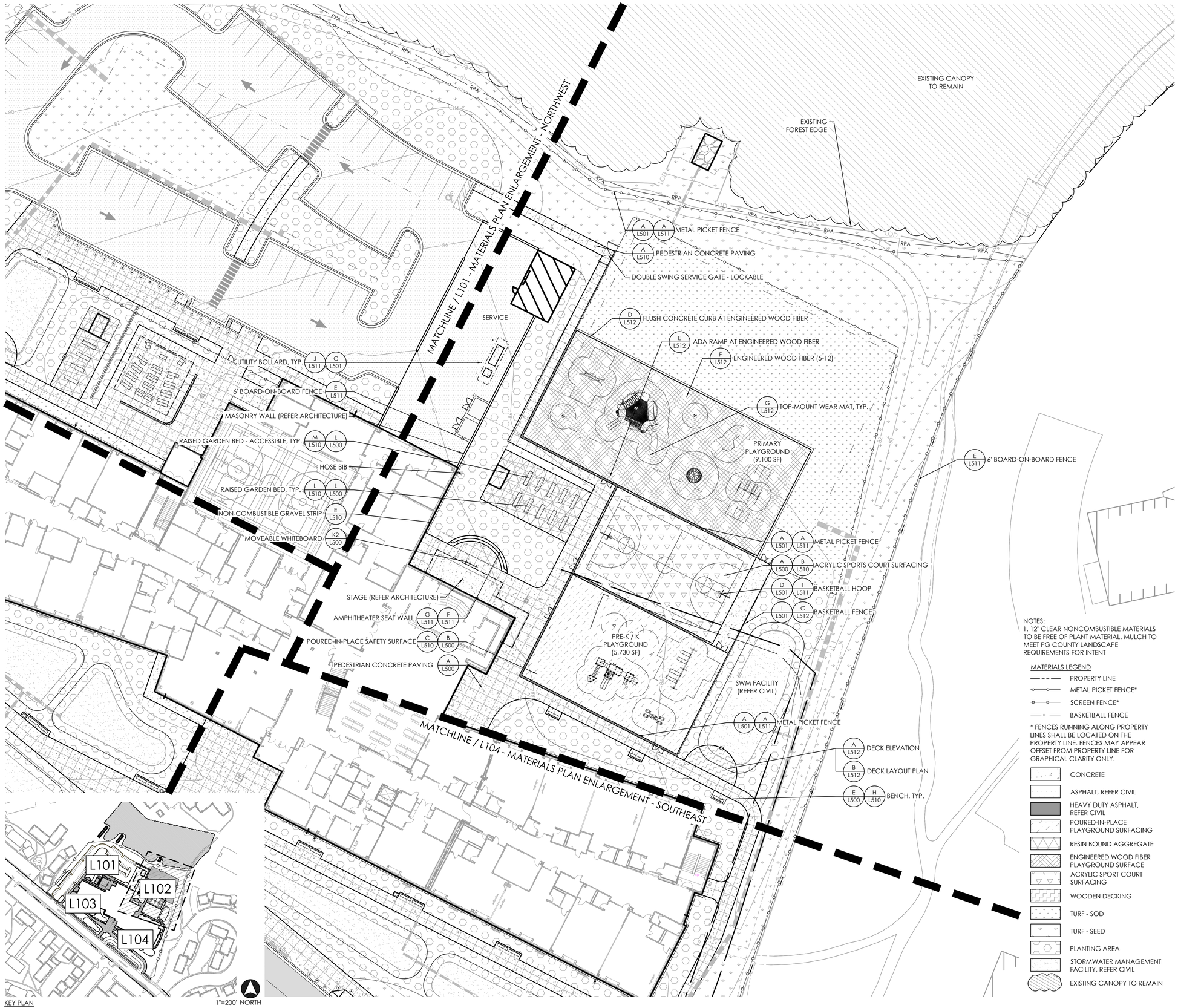
DRAWING TITLE:
MATERIALS PLAN ENLARGEMENT - NORTHWEST

0 20 40 60
SCALE: 1"=20'

L101

MANDATORY REFERRAL

11/26/2025



NOTES:
1. 12" CLEAR NONCOMBUSTIBLE MATERIALS TO BE FREE OF PLANT MATERIAL. MULCH TO MEET PG COUNTY LANDSCAPE REQUIREMENTS FOR INTENT

MATERIALS LEGEND

- PROPERTY LINE
- METAL PICKET FENCE*
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- TURF - SOD
- TURF - SEED
- PLANTING AREA
- STORMWATER MANAGEMENT FACILITY, REFER CIVIL
- EXISTING CANOPY TO REMAIN

NORTH

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

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YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

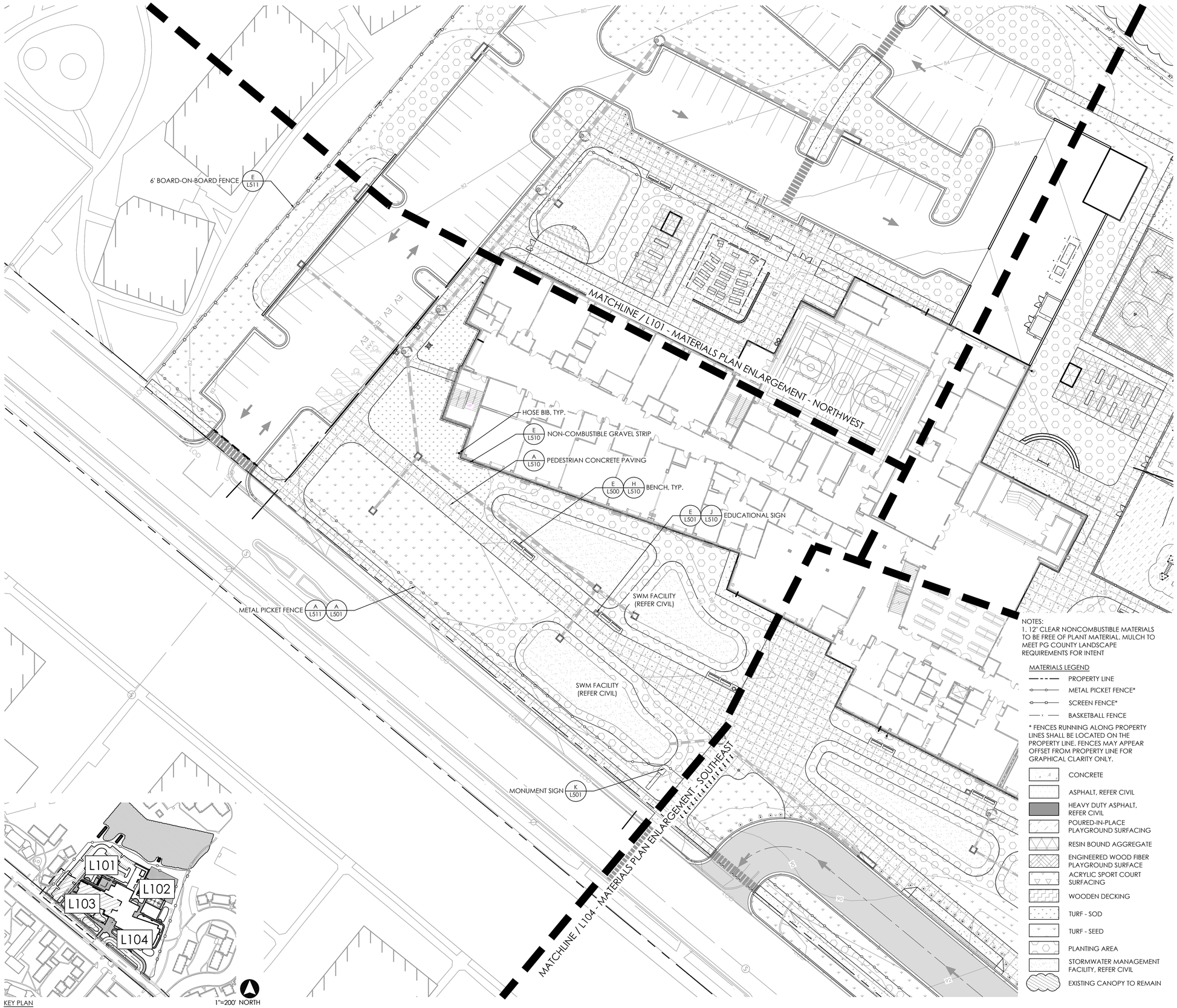
DRAWING TITLE:
MATERIALS PLAN ENLARGEMENT - NORTHEAST

0 20 40 60
SCALE: 1"=20'

L102

MANDATORY REFERRAL

11/26/2025



NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

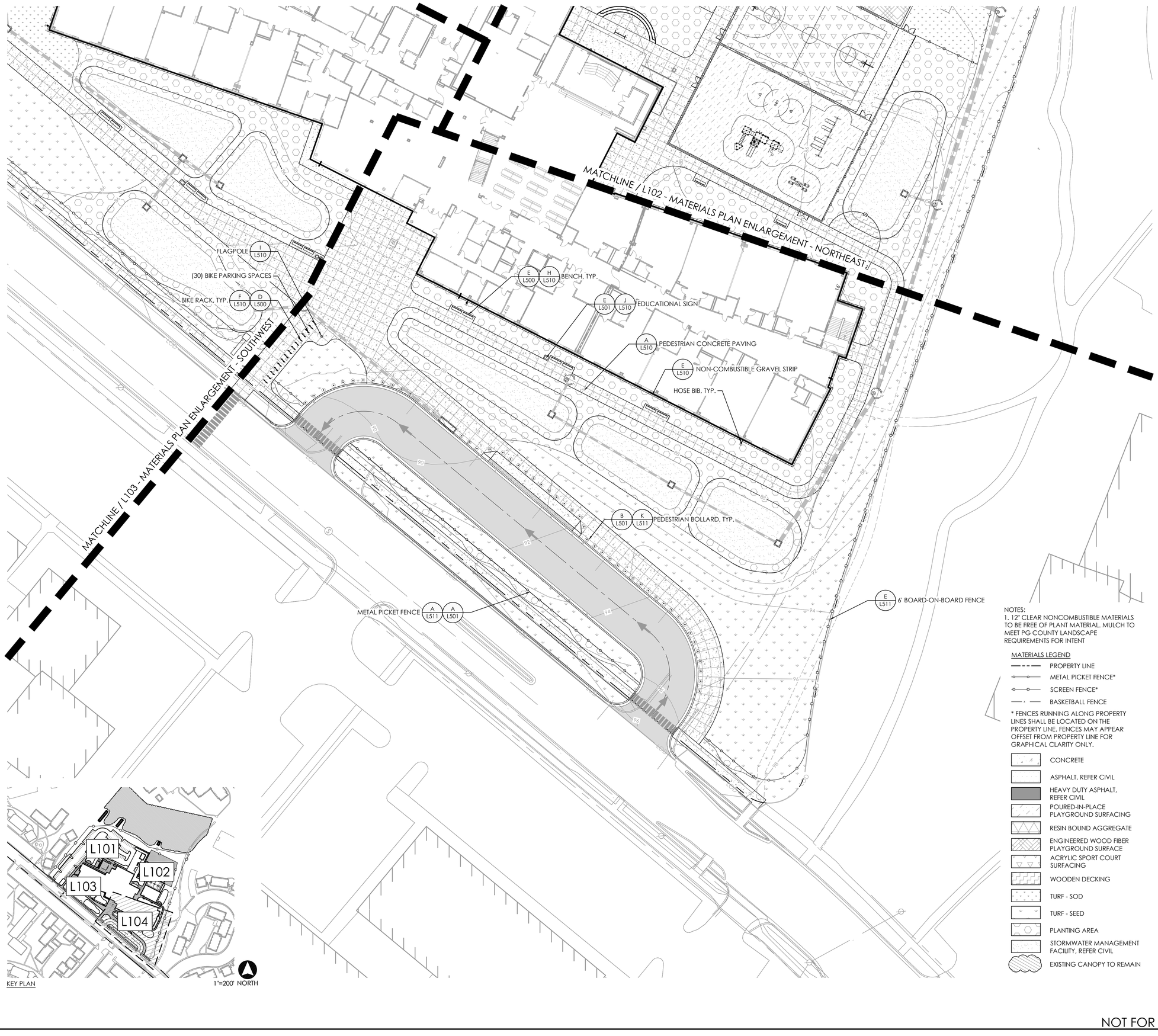
DRAWING TITLE:
MATERIALS PLAN ENLARGEMENT - SOUTHWEST

0 20 40 60
SCALE: 1"=20'

L103

MANDATORY REFERRAL

11/26/2025



NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

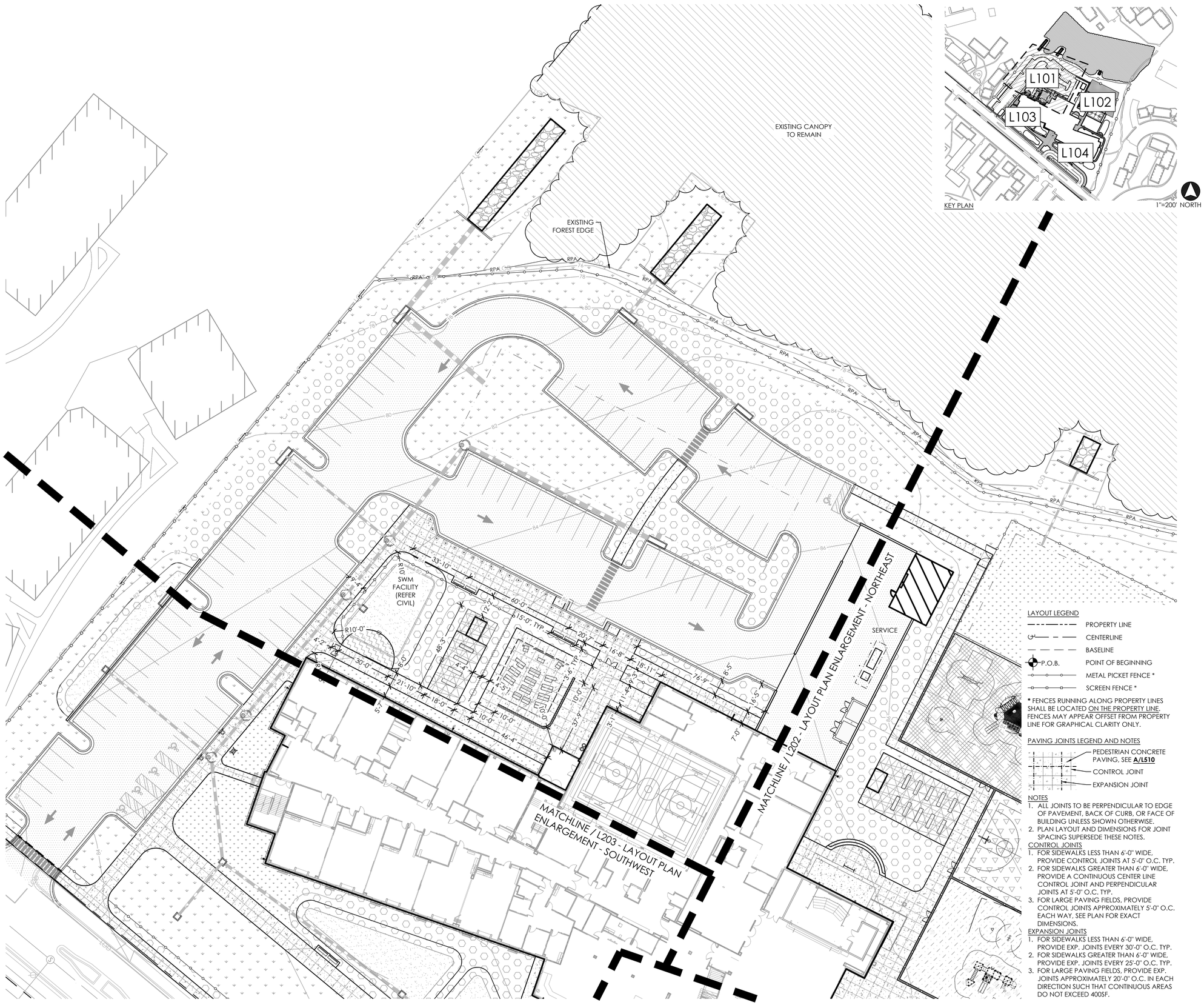
DRAWING TITLE:
MATERIALS PLAN ENLARGEMENT - SOUTHEAST

0 20 40 60
SCALE: 1"=20'

L104

MANDATORY REFERRAL

11/26/2025



NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
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220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

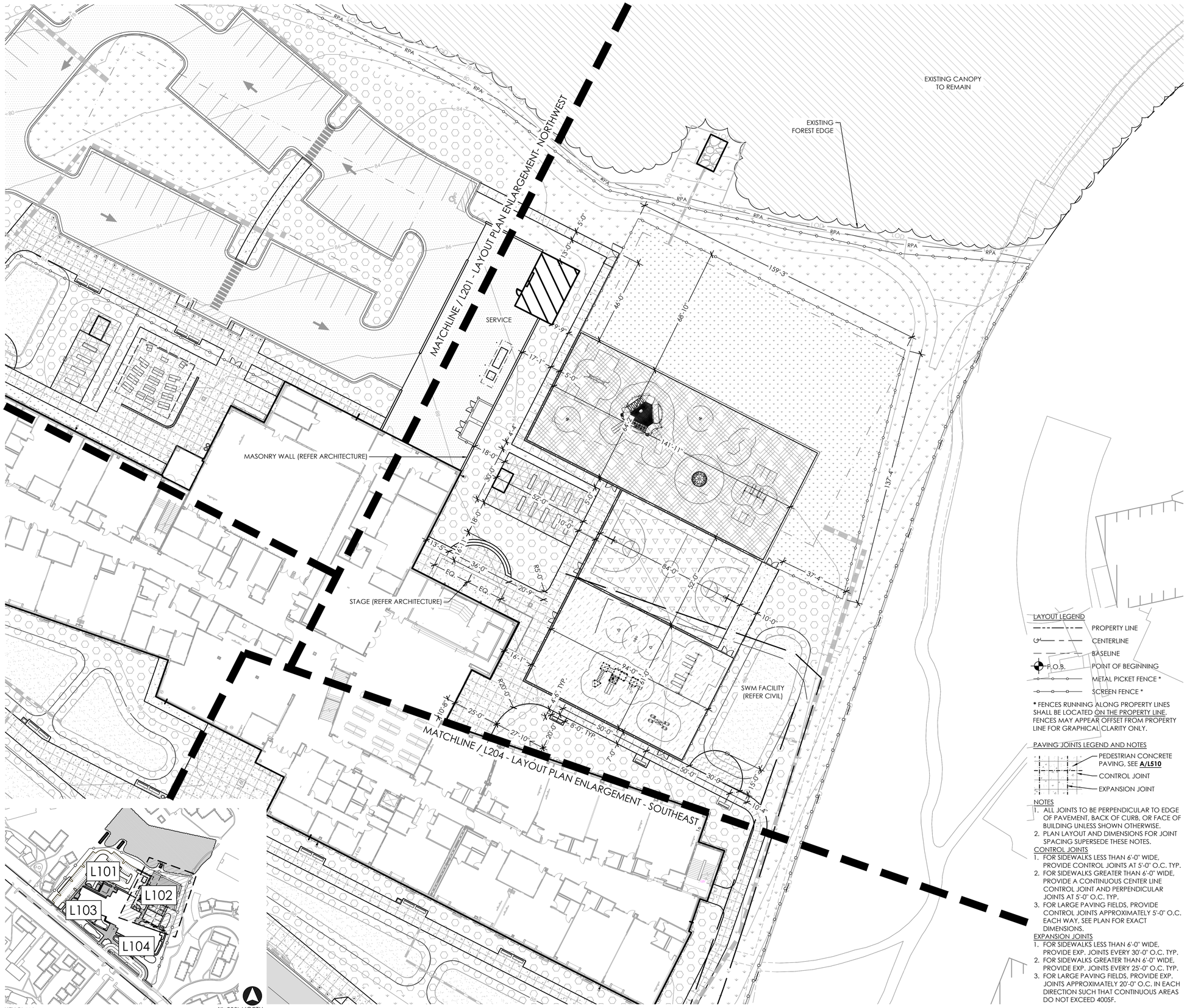
DRAWING TITLE:
LAYOUT PLAN ENLARGEMENT-NORTHWEST

0 20 40 60
SCALE: 1"=20'

L201

MANDATORY REFERRAL

11/26/2025



LAYOUT LEGEND

- PROPERTY LINE
- CENTERLINE
- BASELINE
- P.O.B. POINT OF BEGINNING
- METAL PICKET FENCE *
- SCREEN FENCE *

* FENCES RUNNING ALONG PROPERTY LINES SHALL BE LOCATED ON THE PROPERTY LINE. FENCES MAY APPEAR OFFSET FROM PROPERTY LINE FOR GRAPHICAL CLARITY ONLY.

PAVING JOINTS LEGEND AND NOTES

- PEDESTRIAN CONCRETE PAVING, SEE **A/L510**
- CONTROL JOINT
- EXPANSION JOINT

NOTES

1. ALL JOINTS TO BE PERPENDICULAR TO EDGE OF PAVEMENT, BACK OF CURB, OR FACE OF BUILDING UNLESS SHOWN OTHERWISE.
2. PLAN LAYOUT AND DIMENSIONS FOR JOINT SPACING SUPERSEDE THESE NOTES.

CONTROL JOINTS

1. FOR SIDEWALKS LESS THAN 6'-0" WIDE, PROVIDE CONTROL JOINTS AT 5'-0" O.C. TYP.
2. FOR SIDEWALKS GREATER THAN 6'-0" WIDE, PROVIDE A CONTINUOUS CENTER LINE CONTROL JOINT AND PERPENDICULAR JOINTS AT 5'-0" O.C. TYP.
3. FOR LARGE PAVING FIELDS, PROVIDE CONTROL JOINTS APPROXIMATELY 5'-0" O.C. EACH WAY. SEE PLAN FOR EXACT DIMENSIONS.

EXPANSION JOINTS

1. FOR SIDEWALKS LESS THAN 6'-0" WIDE, PROVIDE EXP. JOINTS EVERY 30'-0" O.C. TYP.
2. FOR SIDEWALKS GREATER THAN 6'-0" WIDE, PROVIDE EXP. JOINTS EVERY 25'-0" O.C. TYP.
3. FOR LARGE PAVING FIELDS, PROVIDE EXP. JOINTS APPROXIMATELY 20'-0" O.C. IN EACH DIRECTION SUCH THAT CONTINUOUS AREAS DO NOT EXCEED 400SF.

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

DRAWING TITLE:
LAYOUT PLAN ENLARGEMENT - NORTHEAST

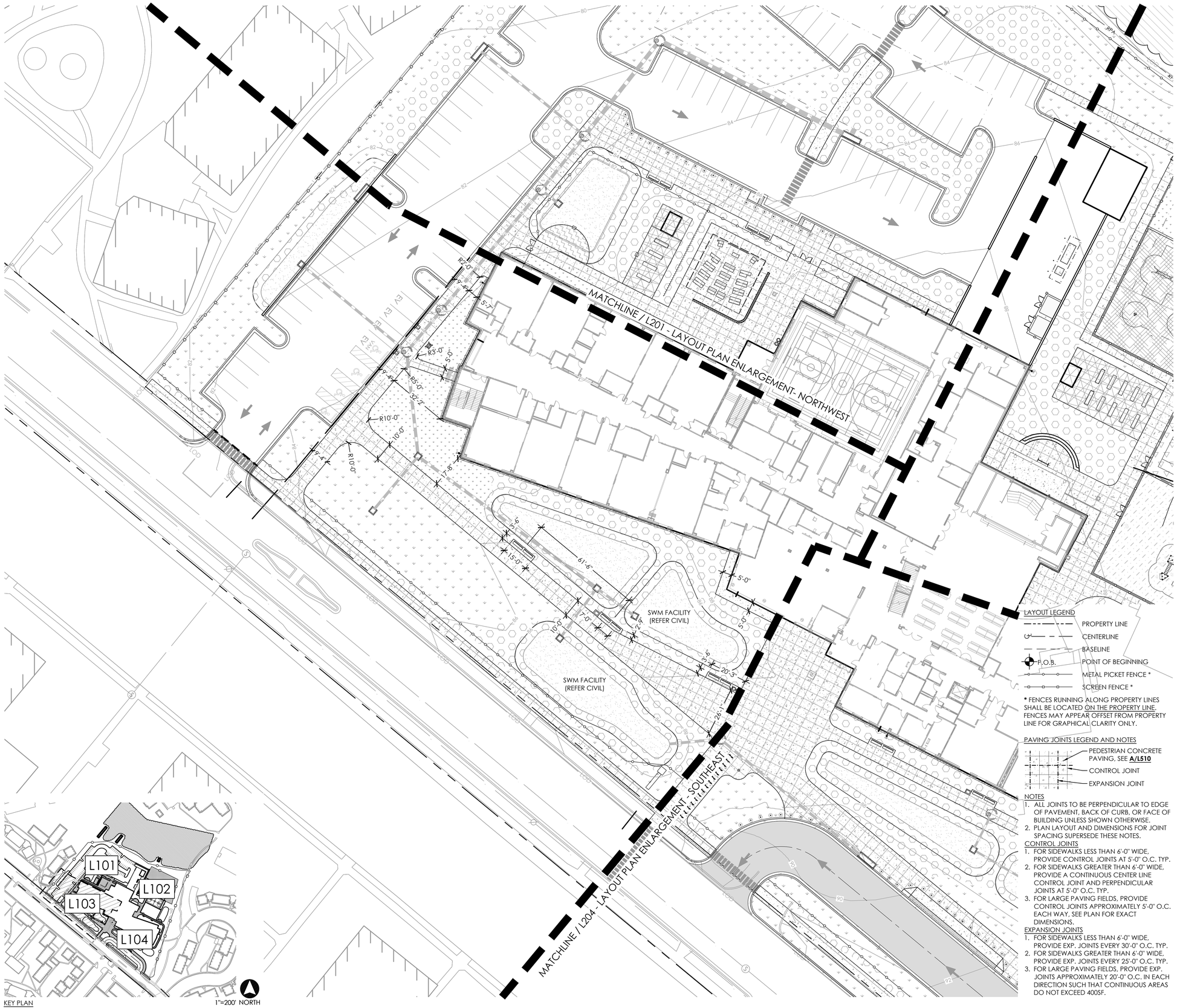
0 20 40 60

SCALE: 1"=20'

L202

MANDATORY REFERRAL

11/26/2025



NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

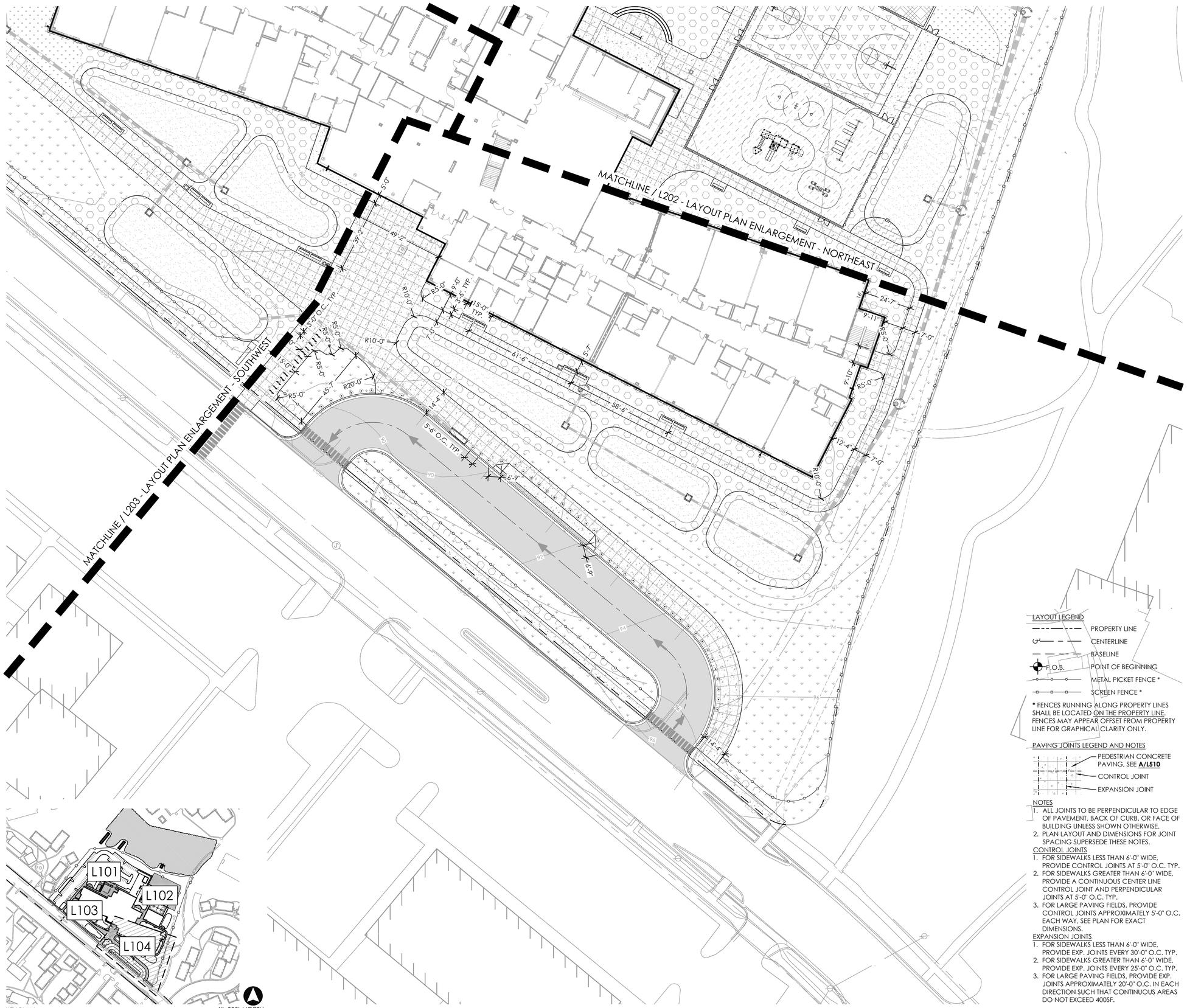
DRAWING TITLE:
LAYOUT PLAN ENLARGEMENT - SOUTHWEST

0 20 40 60
SCALE: 1"=20'

L203

MANDATORY REFERRAL

11/26/2025



KEY PLAN 1"=200' NORTH

LAYOUT LEGEND

- PROPERTY LINE
- CENTERLINE
- BASELINE
- P.O.B. POINT OF BEGINNING
- METAL PICKET FENCE *
- SCREEN FENCE *

* FENCES RUNNING ALONG PROPERTY LINES SHALL BE LOCATED ON THE PROPERTY LINE. FENCES MAY APPEAR OFFSET FROM PROPERTY LINE FOR GRAPHICAL CLARITY ONLY.

PAVING JOINTS LEGEND AND NOTES

- PEDESTRIAN CONCRETE PAVING, SEE **A/L510**
- CONTROL JOINT
- EXPANSION JOINT

NOTES

1. ALL JOINTS TO BE PERPENDICULAR TO EDGE OF PAVEMENT, BACK OF CURB, OR FACE OF BUILDING UNLESS SHOWN OTHERWISE.
2. PLAN LAYOUT AND DIMENSIONS FOR JOINT SPACING SUPERSEDE THESE NOTES.

CONTROL JOINTS

1. FOR SIDEWALKS LESS THAN 6'-0" WIDE, PROVIDE CONTROL JOINTS AT 5'-0" O.C. TYP.
2. FOR SIDEWALKS GREATER THAN 6'-0" WIDE, PROVIDE A CONTINUOUS CENTER LINE CONTROL JOINT AND PERPENDICULAR JOINTS AT 5'-0" O.C. TYP.
3. FOR LARGE PAVING FIELDS, PROVIDE CONTROL JOINTS APPROXIMATELY 5'-0" O.C. EACH WAY, SEE PLAN FOR EXACT DIMENSIONS.

EXPANSION JOINTS

1. FOR SIDEWALKS LESS THAN 6'-0" WIDE, PROVIDE EXP. JOINTS EVERY 30'-0" O.C. TYP.
2. FOR SIDEWALKS GREATER THAN 6'-0" WIDE, PROVIDE EXP. JOINTS EVERY 25'-0" O.C. TYP.
3. FOR LARGE PAVING FIELDS, PROVIDE EXP. JOINTS APPROXIMATELY 20'-0" O.C. IN EACH DIRECTION SUCH THAT CONTINUOUS AREAS DO NOT EXCEED 400SF.

NORTH

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

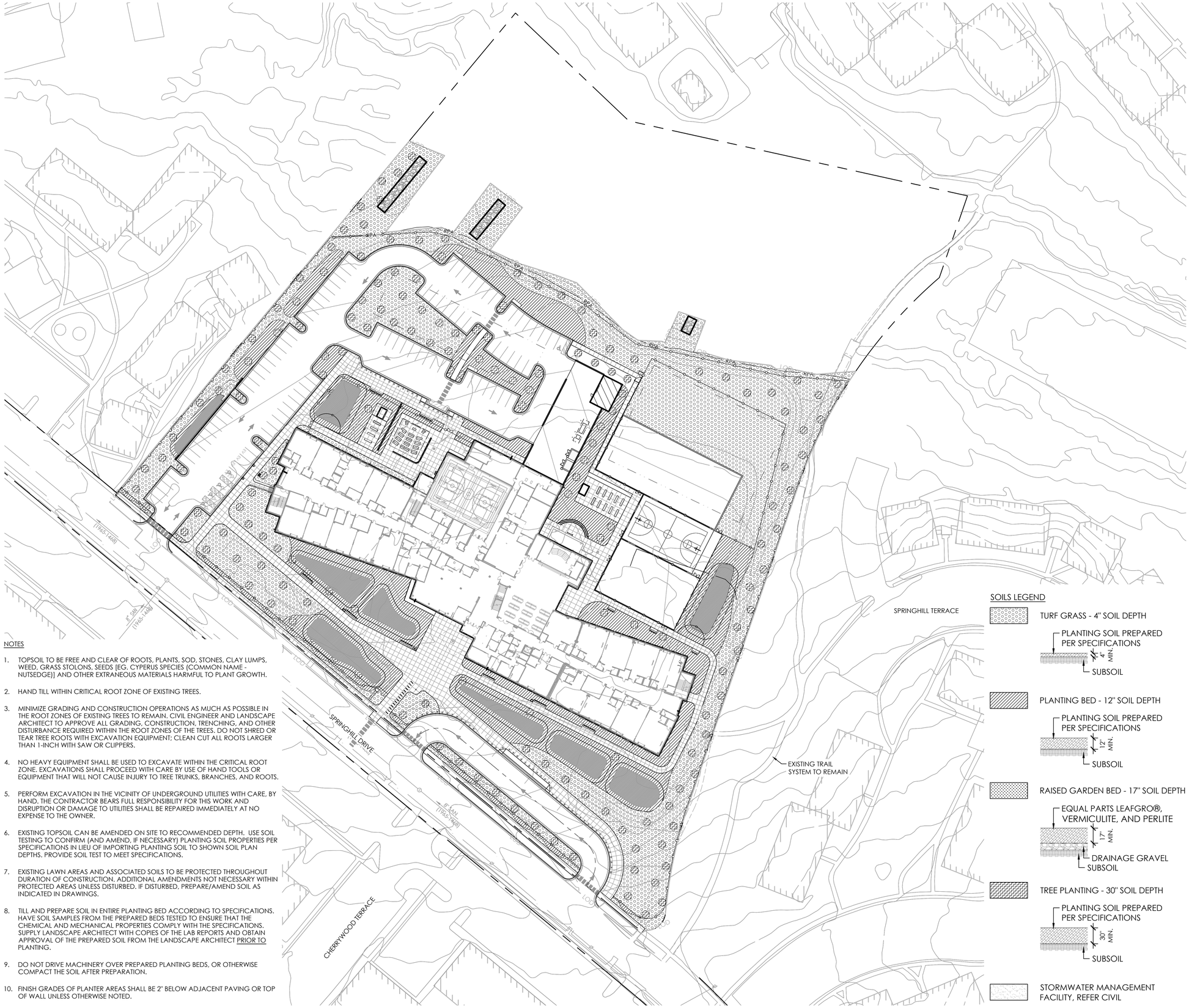
DRAWING TITLE:
LAYOUT PLAN ENLARGEMENT - SOUTHEAST

0 20 40 60
SCALE: 1"=20'

L204

MANDATORY REFERRAL

11/26/2025



NOTES

1. TOPSOIL TO BE FREE AND CLEAR OF ROOTS, PLANTS, SOD, STONES, CLAY LUMPS, WEED, GRASS STOLONS, SEEDS [EG. CYPERUS SPECIES (COMMON NAME - NUTSEDGE)] AND OTHER EXTRANEOUS MATERIALS HARMFUL TO PLANT GROWTH.
2. HAND TILL WITHIN CRITICAL ROOT ZONE OF EXISTING TREES.
3. MINIMIZE GRADING AND CONSTRUCTION OPERATIONS AS MUCH AS POSSIBLE IN THE ROOT ZONES OF EXISTING TREES TO REMAIN. CIVIL ENGINEER AND LANDSCAPE ARCHITECT TO APPROVE ALL GRADING, CONSTRUCTION, TRENCHING, AND OTHER DISTURBANCE REQUIRED WITHIN THE ROOT ZONES OF THE TREES. DO NOT SHRED OR TEAR TREE ROOTS WITH EXCAVATION EQUIPMENT; CLEAN CUT ALL ROOTS LARGER THAN 1-INCH WITH SAW OR CLIPPERS.
4. NO HEAVY EQUIPMENT SHALL BE USED TO EXCAVATE WITHIN THE CRITICAL ROOT ZONE. EXCAVATIONS SHALL PROCEED WITH CARE BY USE OF HAND TOOLS OR EQUIPMENT THAT WILL NOT CAUSE INJURY TO TREE TRUNKS, BRANCHES, AND ROOTS.
5. PERFORM EXCAVATION IN THE VICINITY OF UNDERGROUND UTILITIES WITH CARE, BY HAND. THE CONTRACTOR BEARS FULL RESPONSIBILITY FOR THIS WORK AND DISRUPTION OR DAMAGE TO UTILITIES SHALL BE REPAIRED IMMEDIATELY AT NO EXPENSE TO THE OWNER.
6. EXISTING TOPSOIL CAN BE AMENDED ON SITE TO RECOMMENDED DEPTH. USE SOIL TESTING TO CONFIRM (AND AMEND, IF NECESSARY) PLANTING SOIL PROPERTIES PER SPECIFICATIONS IN LIEU OF IMPORTING PLANTING SOIL TO SHOWN SOIL PLAN DEPTHS. PROVIDE SOIL TEST TO MEET SPECIFICATIONS.
7. EXISTING LAWN AREAS AND ASSOCIATED SOILS TO BE PROTECTED THROUGHOUT DURATION OF CONSTRUCTION. ADDITIONAL AMENDMENTS NOT NECESSARY WITHIN PROTECTED AREAS UNLESS DISTURBED. IF DISTURBED, PREPARE/AMEND SOIL AS INDICATED IN DRAWINGS.
8. TILL AND PREPARE SOIL IN ENTIRE PLANTING BED ACCORDING TO SPECIFICATIONS. HAVE SOIL SAMPLES FROM THE PREPARED BEDS TESTED TO ENSURE THAT THE CHEMICAL AND MECHANICAL PROPERTIES COMPLY WITH THE SPECIFICATIONS. SUPPLY LANDSCAPE ARCHITECT WITH COPIES OF THE LAB REPORTS AND OBTAIN APPROVAL OF THE PREPARED SOIL FROM THE LANDSCAPE ARCHITECT PRIOR TO PLANTING.
9. DO NOT DRIVE MACHINERY OVER PREPARED PLANTING BEDS, OR OTHERWISE COMPACT THE SOIL AFTER PREPARATION.
10. FINISH GRADES OF PLANTER AREAS SHALL BE 2" BELOW ADJACENT PAVING OR TOP OF WALL UNLESS OTHERWISE NOTED.

SOILS LEGEND

- TURF GRASS - 4" SOIL DEPTH
  - PLANTING SOIL PREPARED PER SPECIFICATIONS
  - 4" MIN.
  - SUBSOIL
- PLANTING BED - 12" SOIL DEPTH
  - PLANTING SOIL PREPARED PER SPECIFICATIONS
  - 12" MIN.
  - SUBSOIL
- RAISED GARDEN BED - 17" SOIL DEPTH
  - EQUAL PARTS LEAFGRO®, VERMICULITE, AND PERLITE
  - 17" MIN.
  - DRAINAGE GRAVEL
  - SUBSOIL
- TREE PLANTING - 30" SOIL DEPTH
  - PLANTING SOIL PREPARED PER SPECIFICATIONS
  - 30" MIN.
  - SUBSOIL
- STORMWATER MANAGEMENT FACILITY, REFER CIVIL

NORTH

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
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MEPFP, LIGHTING & ENERGY MODELING:
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220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
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ACOUSTICS:
POLYSONICS
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AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

DRAWING TITLE:

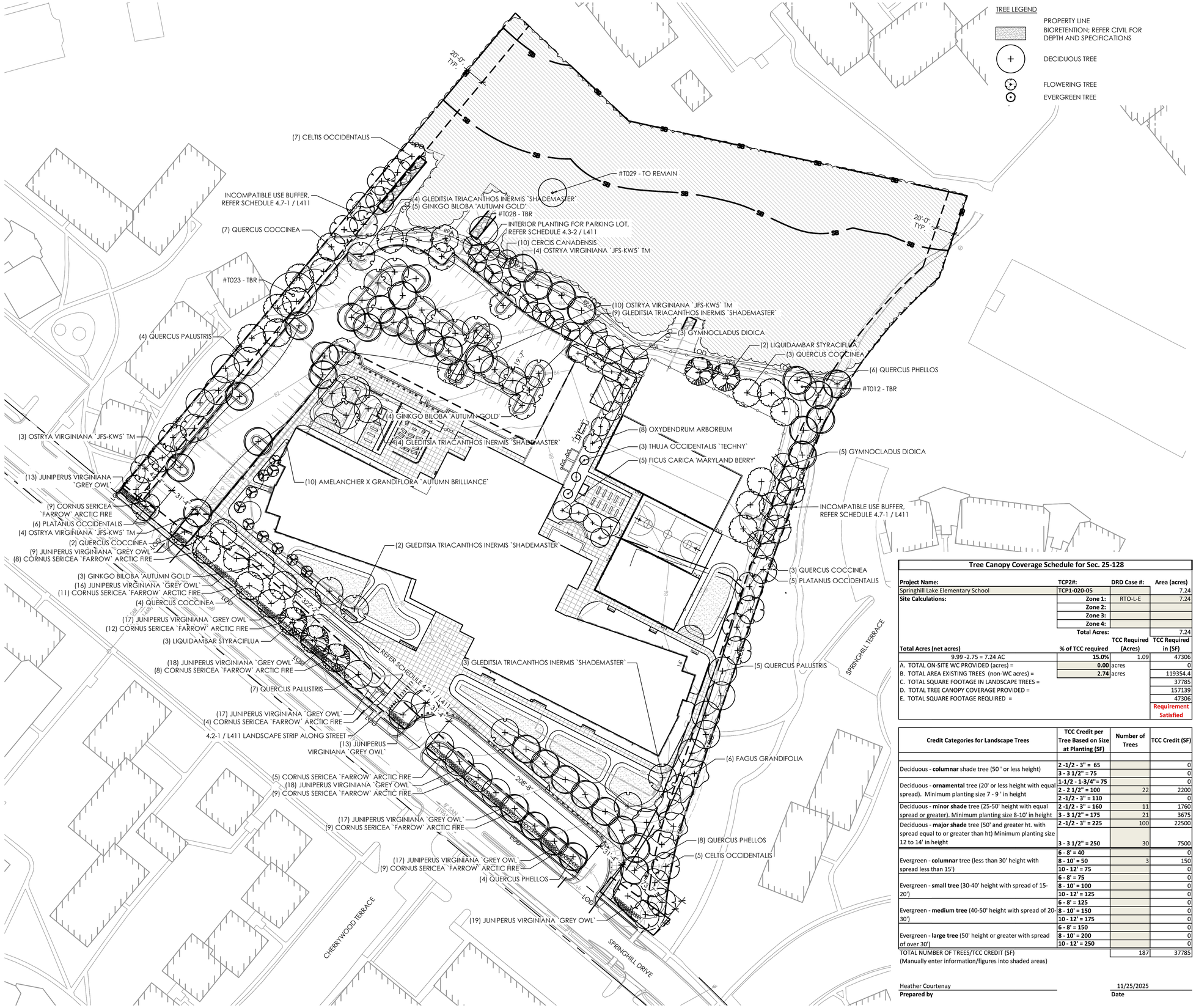
SOILS PLAN

0 40 80 120
SCALE: 1"=40'

L300

MANDATORY REFERRAL

11/26/2025



Tree Canopy Coverage Schedule for Sec. 25-128			
Project Name:	**TCP2#:**	**DRD Case #:**	**Area (acres)**
Springhill Lake Elementary School	**TCP1-020-05**		7.24
Site Calculations:	**Zone 1:**	RTO-L-E	7.24
	Zone 2:		
	Zone 3:		
	Zone 4:		
	Total Acres:		7.24
Total Acres (net acres)	**% of TCC required**	**TCC Required (Acres)**	**TCC Required in (SF)**
9.99 -2.75 = 7.24 AC	**15.0%**	1.09	47306
A. TOTAL ON-SITE WC PROVIDED (acres) =	**0.00**	acres	0
B. TOTAL AREA EXISTING TREES (non-WC acres) =	**2.74**	acres	119354.4
C. TOTAL SQUARE FOOTAGE IN LANDSCAPE TREES =			37785
D. TOTAL TREE CANOPY COVERAGE PROVIDED =			157139
E. TOTAL SQUARE FOOTAGE REQUIRED =			47306
			Requirement Satisfied

Credit Categories for Landscape Trees	TCC Credit per Tree Based on Size at Planting (SF)	Number of Trees	TCC Credit (SF)
Deciduous - **columnar** shade tree (50 ' or less height)	**2 -1/2 - 3" = 65**		0
	3 - 3 1/2" = 75		0
Deciduous - **ornamental** tree (20' or less height with equal spread). Minimum planting size 7 - 9 ' in height	**1-1/2 - 1-3/4"= 75**		0
	2 - 2 1/2" = 100	22	2200
	2 -1/2 - 3" = 110		0
Deciduous - **minor shade** tree (25-50' height with equal spread or greater). Minimum planting size 8-10' in height	**2 -1/2 - 3" = 160**	11	1760
	3 - 3 1/2" = 175	21	3675
Deciduous - **major shade** tree (50' and greater ht. with spread equal to or greater than ht) Minimum planting size 12 to 14' in height	**2 -1/2 - 3" = 225**	100	22500
	3 - 3 1/2" = 250	30	7500
	6 - 8' = 40		0
Evergreen - **columnar** tree (less than 30' height with spread less than 15')	**8 - 10' = 50**	3	150
	10 - 12' = 75		0
	6 - 8' = 75		0
Evergreen - **small tree** (30-40' height with spread of 15-20')	**8 - 10' = 100**		0
	10 - 12' = 125		0
	6 - 8' = 125		0
Evergreen - **medium tree** (40-50' height with spread of 20-30')	**8 - 10' = 150**		0
	10 - 12' = 175		0
	6 - 8' = 150		0
Evergreen - **large tree** (50' height or greater with spread of over 30')	**8 - 10' = 200**		0
	10 - 12' = 250		0
TOTAL NUMBER OF TREES/TCC CREDIT (SF) (Manually enter information/figures into shaded areas)		187	37785

Heather Courtenay
Prepared by

11/25/2025
Date

TCC-2 TREE CANOPY COVERAGE WORKSHEET

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
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1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

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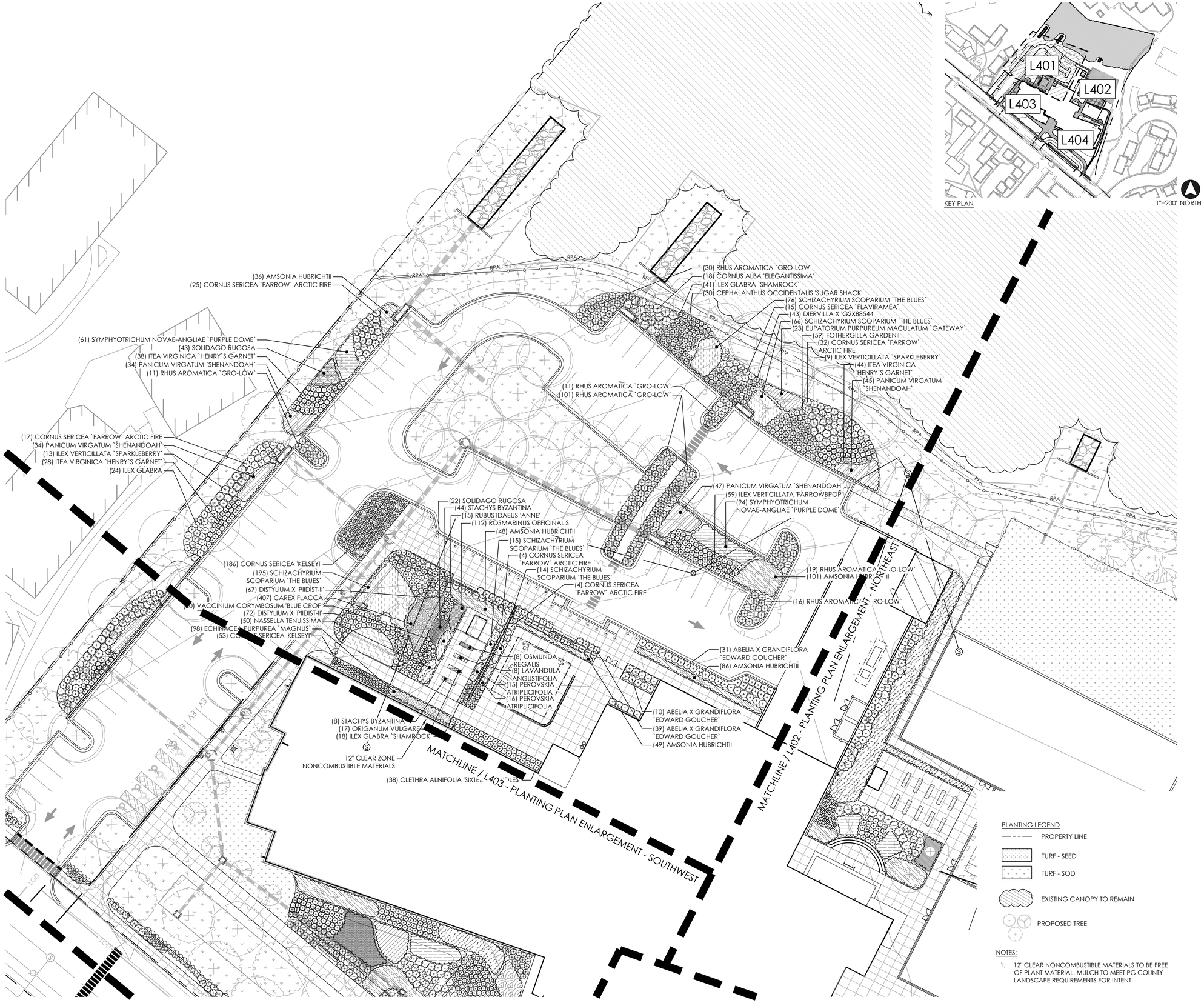
PLANTING PLAN - CANOPY

0 40 80 120
SCALE: 1"=40'

L400

MANDATORY REFERRAL

11/26/2025



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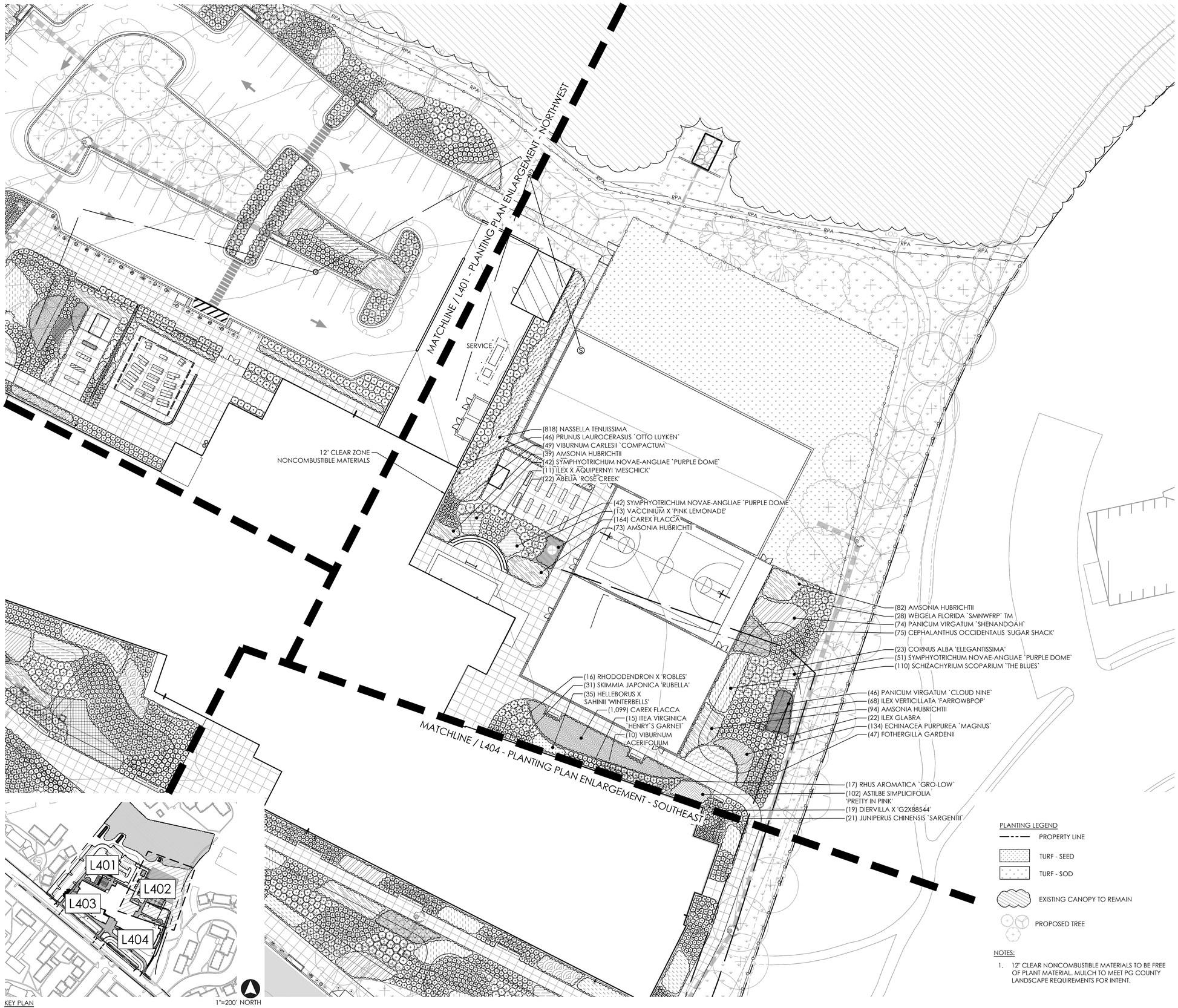
DRAWING TITLE:
PLANTING PLAN ENLARGEMENT - NORTHWEST

0 20 40 60
SCALE: 1"=20'

L401

MANDATORY REFERRAL

11/26/2025



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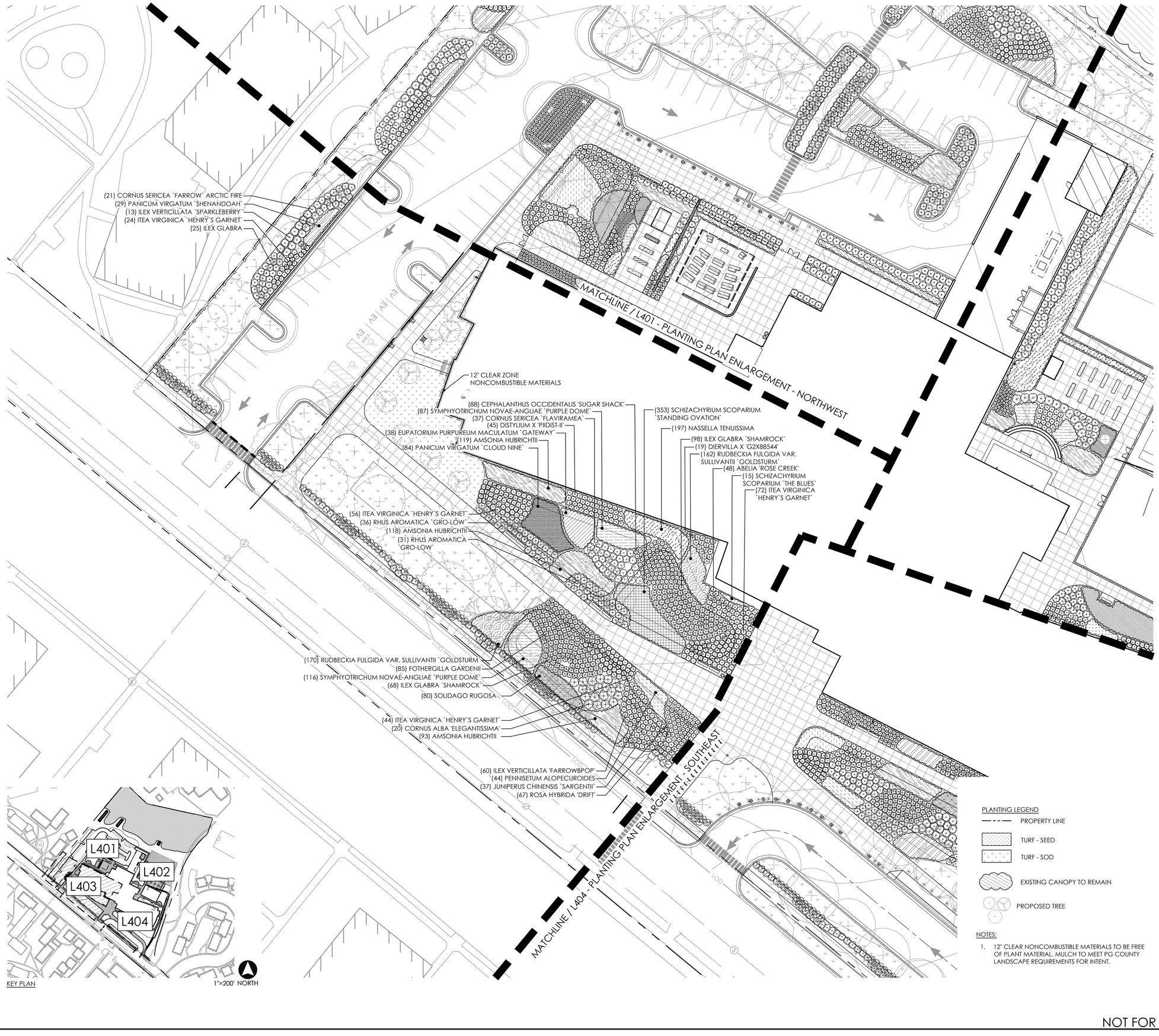
DRAWING TITLE:
PLANTING PLAN ENLARGEMENT - NORTHEAST

0 20 40 60
SCALE: 1"=20'

L402

MANDATORY REFERRAL

11/26/2025



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No.	Description	Date

SEAL

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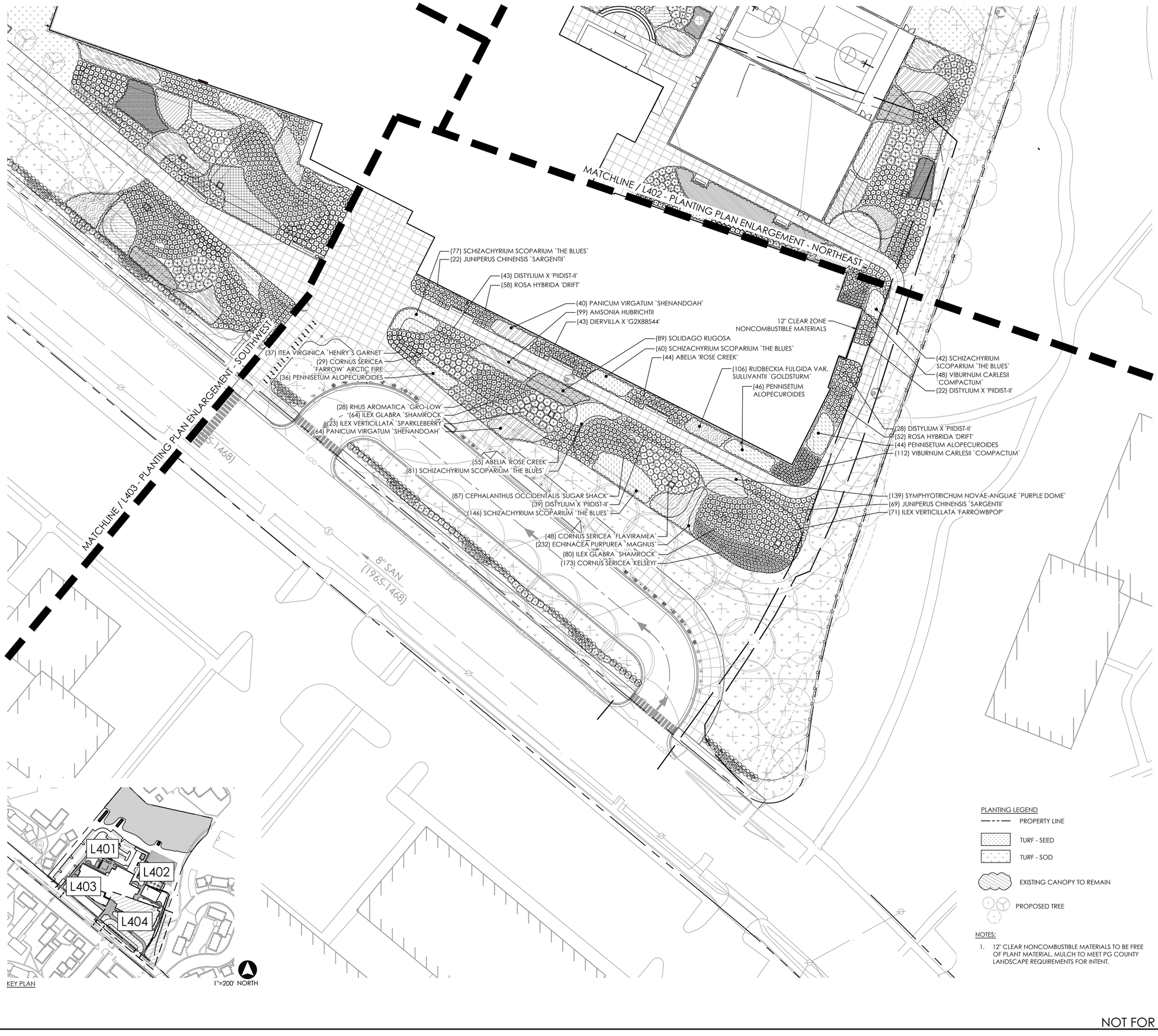
DRAWING TITLE:
PLANTING PLAN ENLARGEMENT - SOUTHWEST

0 20 40 60
SCALE: 1"=20'

L403

MANDATORY REFERRAL

11/26/2025



NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

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SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

DRAWING TITLE:
PLANTING PLAN ENLARGEMENT - SOUTHEAST

0 20 40 60
SCALE: 1"=20'

L404

MANDATORY REFERRAL

11/26/2025

PLANT SCHEDULE

QTY	BOTANICAL NAME	COMMON NAME	SIZE		REMARKS
TREES					
5	FICUS CARICA 'MARYLAND BERRY'	COMMON FIG	---		
DECIDUOUS TREES					
8	OXYDENDRUM ARBOREUM	SOURWOOD TREE	2" CAL.		
EVERGREEN TREES					
3	THUJA OCCIDENTALIS `TECHNY`	TECHNY ARBORVITAE	8` HT.		SINGLE STRONG LEADER/SPECIMEN
ORNAMENTAL TREES					
10	AMELANCHIER X GRANDIFLORA `AUTUMN BRILLIANCE`	AUTUMN BRILLIANCE SERVICEBERRY	2" CAL.		MULISTEMMED SPECIMEN. SUBMIT PICTURES FOR APPROVAL BY LANDSCAPE ARCHITECT
10	CERCIS CANADENSIS	EASTERN REDBUD	2" CAL.		SINGLE STRONG LEADER/SPECIMEN
SHADE TREE					
12	CELTIS OCCIDENTALIS	COMMON HACKBERRY	2" CAL.		STRONG SINGLE LEADER/SPECIMEN
6	FAGUS GRANDIFOLIA	AMERICAN BEECH	2" CAL.		SINGLE STRONG LEADER/SPECIMEN
12	GINKGO BILOBA 'AUTUMN GOLD'	AUTUMN GOLD GINKGO	3" CAL.		STRONG SINGLE LEADER/SPECIMEN. SUBMIT PICTURES FOR APPROVAL BY LANDSCAPE ARCHITECT
22	GLEDITSIA TRIACANTHOS INERMIS `SHADEMASTER`	SHADEMASTER LOCUST	2" CAL.		STRONG SINGLE LEADER/SPECIMEN
8	GYMNOCLADUS DIOICA	KENTUCKY COFFEETREE	2" CAL.		STRONG SINGLE LEADER/SPECIMEN
5	LIQUIDAMBAR STYRACIFLUA	SWEET GUM	2" CAL.		SINGLE STRONG LEADER/SPECIMEN
21	OSTRYA VIRGINIANA `JFS-KWS` TM	AUTUMN TREASURE AMERICAN HOPHORNBEAM	3" CAL.		STRONG SINGLE LEADER/SPECIMEN
11	PLATANUS OCCIDENTALIS	AMERICAN SYCAMORE	2" CAL.		STRONG SINGLE LEADER/SPECIMEN
19	QUERCUS COCCINEA	SCARLET OAK	2" CAL.		STRONG SINGLE LEADER/SPECIMEN
17	QUERCUS PALUSTRIS	PIN OAK	2" CAL.		STRONG SINGLE LEADER/SPECIMEN
18	QUERCUS PHELLOS	WILLOW OAK	3" CAL.		STRONG SINGLE LEADER/SPECIMEN
QTY	BOTANICAL NAME	COMMON NAME	SIZE	SPACING	REMARKS
SHRUBS					
169	ABELIA 'ROSE CREEK'	ROSE CREEK ABELIA	2` HT.	36" o.c.	MIN. 4 CANES, HEAVY SPECIMEN
85	ABELIA X GRANDIFLORA `EDWARD GOUCHER`	GLOSSY ABELIA	2` HT.	48" o.c.	MIN. 4 CANES
280	CEPHALANTHUS OCCIDENTALIS 'SUGAR SHACK'	SUGAR SHACK BUTTONBUSH	2.5` HT.	30" o.c.	MIN. 4 CANES
38	CLETHRA ALNIFOLIA 'SIXTEEN CANDLES'	SIXTEEN CANDLES SUMMERSWEET	2` HT.	36" o.c.	MIN. 4 CANES
61	CORNUS ALBA 'ELEGANTISSIMA'	SILVEREDGE DOGWOOD	3` HT.	60" o.c.	MIN. 5 CANES
216	CORNUS SERICEA `FARROW` ARCTIC FIRE	ARCTIC FIRE DOGWOOD	2` HT.	48" o.c.	MIN. 5 CANES
100	CORNUS SERICEA `FLAVIRAMEA`	YELLOW TWIG DOGWOOD	3` HT.	48" o.c.	MIN. 5 CANES
412	CORNUS SERICEA 'KELSEYI'	KELSEY'S DWARF RED TWIG DOGWOOD	1.5` HT.	24" o.c.	MIN. 4 CANES
124	DIERVILLA X 'G2X88544'	KODIAK® ORANGE DIERVILLA	2.5` HT.	36" o.c.	MIN. 4 CANES
323	DISTYLIUM X 'PIIDIST-II'	BLUE CASCADE® DISTYLIUM	3 GAL.	36" o.c.	MIN. 4 CANES
191	FOTHERGILLA GARDENII	DWARF FOTHERGILLA	2` HT.	36" o.c.	MIN. 4 CANES
71	ILEX GLABRA	INKBERRY HOLLY	---	48" o.c.	
369	ILEX GLABRA `SHAMROCK`	INKBERRY	1.5` HT.	36" o.c.	MIN. 4 CANES
58	ILEX VERTICILLATA `SPARKLEBERRY`	WINTERBERRY	3` HT.	60" o.c.	MIN. 5 CANES
258	ILEX VERTICILLATA 'FARROWBPOP'	BERRY POPPINS® WINTERBERRY	2.5` HT.	36" o.c.	HEAVY SPECIMEN
11	ILEX X AQUIPERNYI 'MESCHICK'	DRAGON LADY® HOLLY	3 GAL.	60" o.c.	
353	ITEA VIRGINICA `HENRY`S GARNET`	HENRY`S GARNET SWEETSPIRE	2` HT.	36" o.c.	MIN. 4 CANES
149	JUNIPERUS CHINENSIS `SARGENTII`	SARGENT JUNIPER	2` HT.	36" o.c.	MIN. 4 CANES
174	JUNIPERUS VIRGINIANA `GREY OWL`	GREY OWL JUNIPER	2.5` HT.	48" o.c.	MIN. 5 CANES
46	PRUNUS LAUROCERASUS `OTTO LUYKEN`	OTTO LUYKEN LAUREL	3` HT.	48" o.c.	MIN. 5 CANES
16	RHODODENDRON X 'ROBLES'	AUTUMN LILAC® ENCORE® AZALEA	---	48" o.c.	
300	RHUS AROMATICA `GRO-LOW`	GRO-LOW FRAGRANT SUMAC	2` HT.	48" o.c.	MIN. 4 CANES
177	ROSA HYBRIDA 'DRIFT'	DRIFT ROSE	---	30" o.c.	
15	RUBUS IDAEUS 'ANNE'	ANNE RASPBERRY	2` HT.	30" o.c.	MIN. 4 CANES
31	SKIMMIA JAPONICA 'RUBELLA'	RUBELLA SKIMMIA	2.5` HT.	36" o.c.	MIN. 4 CANES, HEAVY SPECIMEN
20	VACCINIUM CORYMBOSUM 'BLUE CROP'	BLUE CROP HIGHBUSH BLUEBERRY	2` HT.	36" o.c.	MIN. 4 CANES
13	VACCINIUM X 'PINK LEMONADE'	PINK LEMONADE BLUEBERRY	---	48" o.c.	
10	VIBURNUM ACERIFOLIUM	MAPLELEAF VIBURNUM	2` HT.	48" o.c.	MIN. 5 CANES
209	VIBURNUM CARLESII `COMPACTUM`	KOREAN SPICE VIBURNUM	2` HT.	24" o.c.	MIN. 5 CANES
28	WEIGELA FLORIDA `SMNWFRP` TM	SONIC BLOOM PURE PINK WEIGELA	3` HT.	48" o.c.	MIN. 5 CANES
PERENNIALS					
1,037	AMSONIA HUBRICHTII	ARKANSAS BLUE-STAR	#1	24" o.c.	FULL IN POT
102	ASTILBE SIMPLICIFOLIA 'PRETTY IN PINK'	PRETTY IN PINK ASTILBE	---	18" o.c.	
1,670	CAREX FLACCA	BLUE SEDGE	---	12" o.c.	
464	ECHINACEA PURPUREA `MAGNUS`	PURPLE CONEFLOWER	#1	18" o.c.	FULL IN POT
61	EUPATORIUM PURPUREUM MACULATUM `GATEWAY`	SPOTTED JOE PYE WEED	#1	36" o.c.	
35	HELLEBORUS X SAHINII 'WINTERBELLS'	WINTERBELLS HELLEBORE	#1	24" o.c.	
8	LAVANDULA ANGUSTIFOLIA	ENGLISH LAVENDER	#1	18" o.c.	FULL IN POT
1,065	NASSELLA TENUISSIMA	MEXICAN FEATHER GRASS	#1	18" o.c.	FULL IN POT
17	ORIGANUM VULGARE	OREGANO	3"-4" POTS	12" o.c.	FULL IN POT
8	OSMUNDA REGALIS	ROYAL FERN	#1	18" o.c.	
130	PANICUM VIRGATUM `CLOUD NINE`	CLOUD NINE SWITCH GRASS	#1	30" o.c.	FULL IN POT
367	PANICUM VIRGATUM `SHENANDOAH`	SHENANDOAH SWITCH GRASS	#1	30" o.c.	FULL IN POT
170	PENNISETUM ALOPECUROIDES	FOUNTAIN GRASS	#1	30" o.c.	FULL IN POT
31	PEROVSKIA ATRIPLICIFOLIA	RUSSIAN SAGE	#1	24" o.c.	FULL IN POT
112	ROSMARINUS OFFICINALIS	ROSEMARY	3"-4" POTS	12" o.c.	FULL IN POT
438	RUDBECKIA FULGIDA VAR. SULLIVANTII `GOLDSTURM`	BLACK-EYED SUSAN	#1	18" o.c.	
353	SCHIZACHYRIUM SCOPARIUM `STANDING OVATION`	STANDING OVATION LITTLE BLUESTEM	#1	18" o.c.	FULL IN POT
897	SCHIZACHYRIUM SCOPARIUM `THE BLUES`	THE BLUES LITTLE BLUESTEM	#1	24" o.c.	FULL IN POT
318	SOLIDAGO RUGOSA	GOLDENROD	#1	24" o.c.	FULL IN POT
52	STACHYS BYZANTINA	LAMB'S EAR	#1	18" o.c.	
632	SYMPHYOTRICHUM NOVAE-ANGLIAE `PURPLE DOME`	NEW ENGLAND ASTER	#1	24" o.c.	FULL IN POT

TREE INVENTORY - SPRINGHILL LAKE ELEMENTARY

DATE: 11/29/23

LOCATION: 6060 SPRINGHILL DR, GREENBELT, MD 20770

SPECIMEN TREE LABEL	TREE NUMBER	COMMON NAME	BOTANICAL NAME	HAZARDOUS/ INVASIVE STATUS	DIAMETER BREAST HEIGHT (DBH) (INCHES)	TRUNK CIRCUMFERENCE (INCHES)	CLASSIFICATION SIGNIFICANT (S) = 30"	CONDITION RATING	NATIVE (Y/N)	COMMENTS
ST-1	T012	WHITE OAK	*Quercus alba*	N/A	32.00	100.48	S	EXCELLENT	Y	TO BE REMOVED
ST-2	T023	WHITE OAK	*Quercus alba*	N/A	36.31	114	S	EXCELLENT	Y	TO BE REMOVED
ST-3	T028	TULIP POPLAR	*Liriodendron tulipfera*	N/A	30.00	94.2	S	EXCELLENT	Y	TO BE REMOVED
ST-4	T029	TULIP POPLAR	*Liriodendron tulipfera*	N/A	32.00	100.48	S	GOOD	Y	TO REMAIN

PLANTING NOTES:

1. REFER TO CIVIL ENGINEER'S UTILITY AND GRADING AND DRAINAGE PLANS FOR UTILITY LOCATION AND DRAINAGE INFORMATION. REFER TO CIVIL ENGINEER'S GRADING PLANS FOR GRADING INFORMATION. IF ACTUAL SITE CONDITIONS VARY FROM WHAT IS SHOWN ON THE PLANS OR IF THERE ARE DISCREPANCIES BETWEEN THE PLANS, CONTACT THE LANDSCAPE ARCHITECT FOR DIRECTION AS TO HOW TO PROCEED.
2. VERIFY LOCATIONS OF PERTINENT SITE IMPROVEMENTS INSTALLED UNDER OTHER SECTIONS. IF ANY PART OF THIS PLAN CANNOT BE FOLLOWED DUE TO SITE CONDITIONS, CONTACT LANDSCAPE ARCHITECT FOR INSTRUCTIONS PRIOR TO COMMENCING WORK.
3. PERFORM EXCAVATION IN THE VICINITY OF UNDERGROUND UTILITIES WITH CARE, BY HAND. THE CONTRACTOR BEARS FULL RESPONSIBILITY FOR THIS WORK AND DISRUPTION OR DAMAGE TO UTILITIES SHALL BE REPAIRED IMMEDIATELY AT NO EXPENSE TO THE OWNER.
4. MINIMIZE GRADING AND CONSTRUCTION OPERATIONS AS MUCH AS POSSIBLE IN THE ROOT ZONES OF EXISTING TREES TO REMAIN. CIVIL ENGINEER AND LANDSCAPE ARCHITECT TO APPROVE ALL GRADING, CONSTRUCTION, TRENCHING AND OTHER DISTURBANCE REQUIRED WITHIN THE ROOT ZONES OF THE TREES. DO NOT SHRED OR TEAR TREE ROOTS WITH EXCAVATION EQUIPMENT; CLEAN CUT ALL ROOT LARGER THAN 1-INCH WITH SAW OR CLIPPERS.
5. ALL SLOPE AREAS GREATER THAN 30% MUST BE STABILIZED WITH EROSION CONTROL FABRIC BEFORE PLANTING. SLOPE AREAS THAT WILL NOT BE PLANTED MUST BE SODDED PER CIVIL'S SPECIFICATIONS.
6. ALL LANDSCAPING SHALL BE PLANTED AS TO NOT INTERFERE WITH UTILITY LINES, SIGHT TRIANGLES, UNDERGROUND UTILITIES, OR PUBLIC WALKWAYS.
7. TILL AND PREPARE SOIL IN ENTIRE PLANTING BED ACCORDING TO SPECIFICATIONS. HAVE SOIL SAMPLES FROM THE PREPARED BEDS TESTED TO ENSURE THAT THE CHEMICAL AND MECHANICAL PROPERTIES COMPLY WITH THE SPECIFICATIONS. SUPPLY LANDSCAPE ARCHITECT WITH COPIES OF THE LAB REPORTS AND OBTAIN APPROVAL OF THE PREPARED SOIL FROM THE LANDSCAPE ARCHITECT PRIOR TO PLANTING.
8. TOPSOIL TO BE FREE AND CLEAR OF ROOTS, PLANTS, SOD, STONES, CLAY LUMPS, WEED, GRASS STOLONS, SEEDS [EG. CYPERUS SPECIES (COMMON NAME - NUTSEDGE)] AND OTHER EXTRANEOUS MATERIALS HARMFUL TO PLANT GROWTH.
9. FINISH GRADES OF PLANTER AREAS SHALL BE 2 INCHES BELOW ADJACENT PAVING OR TOP OF WALL UNLESS OTHERWISE NOTED.
10. DO NOT DRIVE MACHINERY OVER PREPARED PLANTING BEDS, OR OTHERWISE COMPACT THE SOIL AFTER PREPARATION.
11. THE MINIMUM DEPTH OF TOPSOIL IN CURBED ISLAND PLANTERS MUST BE ONE FOOT FOR SHRUBS AND TWO FEET FOR TREES. REFER TO SOIL PLANS FOR DEPTH AND SPECIFICATIONS.
12. ONLY NURSERY GROWN PLANT MATERIALS ARE ACCEPTABLE.
13. LANDSCAPE ARCHITECT TO REVIEW PLANT MATERIALS AT SOURCE OR BY PHOTOGRAPHS PRIOR TO DIGGING OR SHIPPING OF PLANT MATERIALS.
14. TREES AND SHRUBS MUST HAVE A SPECIES IDENTIFICATION TAG FROM THE NURSERY TO REMAIN ON 2 OF EACH PLANTED SPECIES UNTIL THE LANDSCAPE ARCHITECT HAS REVIEWED. TAGS TO BE REMOVED AFTER FINAL INSPECTION TO PREVENT GIRDLING.
15. ALL PLANT MATERIAL SHALL BE SUFFICIENTLY HARDY TO WITHSTAND THE EFFECTS OF POLLUTION, SALT, INSECT MANIFESTATIONS AND ANY OTHER HAZARD ASSOCIATED WITH THE SPECIFIC ENVIRONMENT.
16. PLANT MATERIAL SUBSTITUTIONS MUST BE APPROVED BY THE LANDSCAPE ARCHITECT BEFORE THE PLANTS ARE BROUGHT TO THE SITE.
17. EXACT LOCATIONS OF PLANT MATERIALS TO BE APPROVED BY THE LANDSCAPE ARCHITECT IN THE FIELD PRIOR TO INSTALLATION. LANDSCAPE ARCHITECT RESERVES THE RIGHT TO ADJUST PLANTS TO EXACT LOCATION IN FIELD.
18. TREES AND SHRUBS SHALL BE PLANTED ONLY WHEN THE SOIL IS FROST FREE.
19. PLANTING SEASON SHALL BE MARCH 15 TO JUNE 30, OR SEPTEMBER 1 TO NOVEMBER 30, FOR ALL SHADE AND BUFFER TREES.
20. ALL PLANTING BEDS MUST HAVE A MINIMUM OF 2" OF MULCH IN ALL NON-GRASSED LANDSCAPE BED AREAS.
21. DISTURBED EXISTING LAWN AREAS ARE TO BE SEEDED UPON COMPLETION OF CONSTRUCTION.
22. IF DISCREPANCIES BETWEEN THE PLANTING PLAN AND PLANT LIST OCCUR, THE PLANTING PLAN TAKES PRECEDENCE.
23. EXISTING TREES SHALL BEAR SAME RELATION TO FINISHED GRADE AS IT BORE TO EXISTING.
24. TREES TO BE PLANTED A MINIMUM OF 4 FEET FROM FACE OF BUILDING, PAVEMENT, OR OTHER HARDSCAPE FEATURE EXCEPT AS APPROVED BY LANDSCAPE ARCHITECT.
25. ALIGN AND EQUALLY SPACE IN ALL DIRECTIONS TREES AND SHRUBS AS DESIGNATED PER THESE NOTES AND DRAWINGS.
26. FOR TREES WITH WIRE BASKET AROUND ROOT BALL, CUT WIRE BASKET IN FOUR PLACES AND FOLD DOWN 12" INTO PLANTING HOLE.
27. CUT AND REMOVE OR TURN BACK 1/3 OF BURLAP AWAY FROM TOP OF ROOT BALL. CUT ROPE FROM TOP OF ROOT BALL.
28. EXISTING LAWN AREAS AND ASSOCIATED SOILS TO BE PROTECTED THROUGHOUT DURATION OF CONSTRUCTION. ADDITIONAL AMENDMENTS NOT NECESSARY WITHIN PROTECTED AREAS UNLESS DISTURBED. IF DISTURBED, PREPARE/AMEND SOIL AS INDICATED IN DRAWINGS.
29. PROTECTED LAWN AREAS WITH PRIOR SIGNIFICANT DAMAGE TO BE IMPROVED AS INDICATED IN DRAWINGS. COORDINATE WITH OWNER'S REPRESENTATIVE AND/OR LANDSCAPE ARCHITECT.
30. NO HEAVY EQUIPMENT SHALL BE USED TO EXCAVATE WITHIN THE CRITICAL ROOT ZONE. EXCAVATIONS SHALL PROCEED WITH CARE BY USE OF HAND TOOLS OR EQUIPMENT THAT WILL NOT CAUSE INJURY TO TREE TRUNKS, BRANCHES, AND ROOTS.
31. NO ROOTS GREATER THAN TWO (2) INCHES IN DIAMETER SHALL BE CUT WITHOUT AN ARBORISTS PERMISSION. EXPOSED ROOTS 2 INCHES AND LARGER IN DIAMETER SHALL BE WRAPPED IN BURLAP OR OTHER APPROVED MATERIAL AND KEPT MOIST AT ALL TIMES.

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T: +1 202 861 1325
F: +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

DRAWING TITLE:

PLANTING SCHEDULE & NOTES

L410

MANDATORY REFERRAL

11/26/2025

SCHEDULE 4. 2-1:REQUIREMENTS FOR LANDSCAPE STRIPS ALONG STREETS																
	Nonresidential, Residential, Planned Development, and Transit-Oriented / Activity Center Zones												Rural and Agricultural Zones			
	Option 1		Option 2		Option 3		Option 4		Option 5		Option 6		Option 1		Option 2	
Public Utility Easement Located Along Frontage	N		N		N		N		N		Y		Y	N	Y	N
Linear Feet of Street Frontage or Parking Compound	X L.F.		X L.F.		X L.F.		X L.F.		X L.F.		655 L.F.		X L.F.		X L.F.	
Requirements	REQ.	PROV.	REQ.	PROV.	REQ.	PROV.	REQ.	PROV.	REQ.	PROV.	REQ.	PROV.	REQ.	PROV.	REQ.	PROV.
Shade Trees											22	22				
Shrubs											210	308				
Ornamental Trees																
Evergreen Trees																
Groundcover (S.F.)																
Perennials																
Masonry Wall or Fence (L.F.)											655 L.F.	655 L.F.				
Existing Trees																

SCHEDULE 4.2-1: REQUIREMENTS FOR LANDSCAPE STRIPS ALONG STREETS

Schedule 4. 3-2_Interior Planting for Parking Lots 7,000 Square Feet or Larger		
Parking Lot Area (See Figure 4.3-7)	49,473	*square feet*
Interior landscaped area required	10%	*4,935 square feet*
Interior landscaped area provided	19%	*9,616 square feet*
Minimum number of shade trees required (1 per 300 S.F. of interior planting area provided)	32	
OR (1 per 200 S.F. of interior planting area provided)	n/a	
Number of shade trees provided	32	
Is a minimum of 300 S.F. of contiguous pervious land area provided per shade tree?	Yes	
Is a curb or wheel stop provided for all parking spaces abutting a planting or pedestrian area?	Yes	
Area planting islands that are either parallel or perpendicular to parking spaces on both sides a minimum of 9 feet wide?	Yes	
For parking lots 50,000 square feet or larger:		
Is there a 9-foot-wide planting island perpendicular to parking for every 2 bays?	n/a	
OR Do the number of shade trees increase? (1 per 200 S.F. of interior planting area required?)	No	

SCHEDULE 4.3-2: INTERIOR PLANTING FOR PARKING LOTS

SCHEDULE 4.7-1 BUFFERING INCOMPATIBLE USES REQUIREMENTS	
1.) Use of proposed development:	Educational
2.) Use of abutting development	Multi-Family
3.) Minimum required bufferyard (A, B, C, D, or E):	B
4.) Minimum required building setback:	30 FT.
5.) Building setback provided:	40 FT.
6.) Minimum required width of landscape yard:	20 FT.
7.) Width of landscape yard provided:	20 FT.

PLANTING UNITS REQUIRED

Length of bufferyard in Feet	Plant units per 100 l.f. required for the specific Bufferyard Type(s)	Bufferyard occupied by existing trees	Length of remaining bufferyard minus existing trees	6-foot-high opaque fence or wall (if applicable)	Required Planting Units (P.U.'s)
1,955 L.F.	80	869 L.F.	1,086 L.F.	940 L.F.	(940 L.F./2)+ 146 L.F./100 x 80 = 493 PU
					Total: 493 PU Required

PLANTING UNITS PROVIDED

	Existing Trees		Shade Trees		Ornamental/Evergreen Trees		Shrubs/Perennials		Total	
Bufferyard Type(s)	Req.	Prov.	Req.	Prov.	Req.	Prov.	Req.	Prov.	Req.	Prov.
B	N/A		N/A	51	N/A		N/A	0	493	510
									Total: 510 PU Provided	

SCHEDULE 4.7-1: BUFFERING INCOMPATIBLE USES REQUIREMENTS

SCHEDULE 4.9-1 SUSTAINABLE LANDSCAPING REQUIREMENTS				
% OF NATIVE PLANTS				
	# Plants Provided	Total Native	Native % Required	% Native Provided
Shade Trees	162	150	80%	93%
Ornamental Trees	22	20	70%	91%
Evergreen Trees	0	0	0%	0%
Shrubs	4130	2870	50%	69%
MINIMUM # SPECIES REQUIRED				
	Total # Provided	Predominant Species (Name)	# Predominant Species	% Predominant Species
Shade Trees	162	Gleditsia tricanthos inermis 'Shademaster'	22	14%
Ornamental Trees	22	Amelanchier x grandiflora 'Autumn Brilliance'	10	45%
Evergreen Trees	0	N/A	0	0%
Shrubs	4130	Ilex glabra 'Shamrock'	379	9%
1. Are invasive species proposed?				No
2. Are existing on-site invasive species in areas proposed to fulfill the requirements of this Manual?				No
3. If "yes"? Is checked in numbers 1 or 2, is a note included on the plan requiring removal of invasive species prior to certification in accordance with Section 1.5, Certification of Installation of Plant Materials?			N/A	N/A
4. Are tree proposed to be planted on slopes greater than 3:1?			No	

SCHEDULE 4.9-1 SUSTAINABLE LANDSCAPING REQUIREMENTS

SCHEDULE 4.9-7 SPECIMEN TREE REQUIREMENTS	
1. Are specimen trees present on the site? If yes, provide a Specimen Tree Table on the landscape	Yes
2. Are any specimen trees with a rating of "fair" or higher proposed for removal? If yes, complete mitigation schedule below.	Yes
3. Does the specimen tree to be removed prevent development of the lot or hinder compliance with other standards?	Yes

MITIGATION FOR SPECIMEN TREES "FAIR" OR HIGHER TO BE REMOVED

Specimen Tree #/Type	DBH (Inches)	Replacement Tree Type	Number	Caliper Each/Total
#T012/Shade Tree	32	Shade Tree	11	3"/30"
#T023/Shade Tree	36.31	Shade Tree	12	3"/30"
#T028/Shade Tree	30	Shade Tree	10	3"/30"

SCHEDULE 4.9-7 SPECIMEN TREE REQUIREMENTS

SCHEDULE 4.11-1 REQUIREMENTS FOR NONRESIDENTIAL AND MIXED-USE DEVELOPMENT	
Square Feet of Green Area provided outside of: A. Water surfaces or paved surfaces or any impervious area of the site, such as roof tops (even if they are green roofs), parking lots, roof gardens, walkways, designated play areas if they are designed and sized in accordance with the Parks and Recreational Facilities Guidelines, or patios. B. Any existing or required parking lot landscape strips adjacent to a street in accordance with Section 4.2, C. Any existing or required buffer areas in accordance with Sections 4.3, 4.6, or 4.7, D. Any required building frontage zones areas in accordance with Section 4.8, and E. Any undisturbed forested areas to be preserved, woodlands or afforestation provided to meet the requirements of the Woodland and Wildlife Habitat Conservation Ordinance.	72,272 S.F.
Number of Shade Trees required @ 1 per 1,000 SF of green area provided	72
Number of Shade Trees substituted with ornamental trees:	22
Total Number of Trees Provided:	72
Understory plantings provided @ 25 plant units per 1,000 square feet of Green Area	
Ornamental trees	0
Evergreen trees	0
Shrubs	2194
Perennials	4921
Groundcover	0

SCHEDULE 4.11-1 REQUIREMENTS FOR NONRESIDENTIAL AND MIXED-USE DEVELOPMENT

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS — EASTMAN
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PROJECT TITLE:

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6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

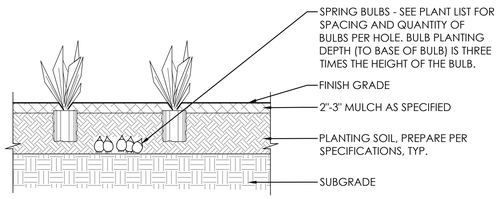
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PLANTING CODE COMPLIANCE SCHEDULES

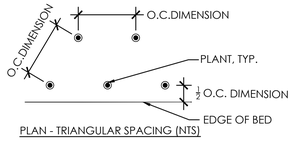
L411

MANDATORY REFERRAL

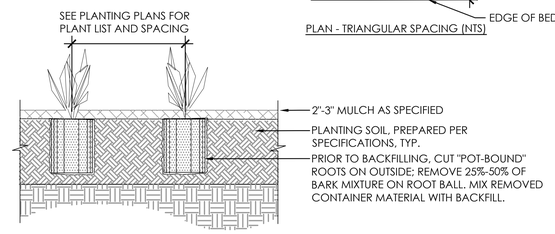
11/26/2025



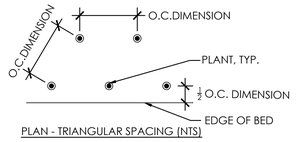
A BULB PLANTING
1" = 1'-0"



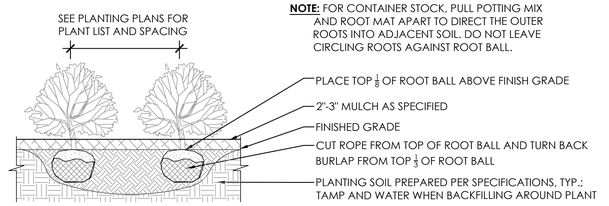
PLAN - TRIANGULAR SPACING (NTS)



B PERENNIAL PLANTING
1" = 1'-0"

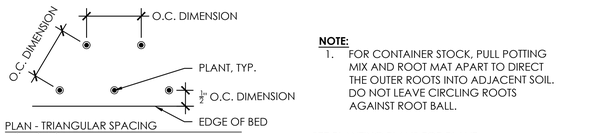


PLAN - TRIANGULAR SPACING (NTS)



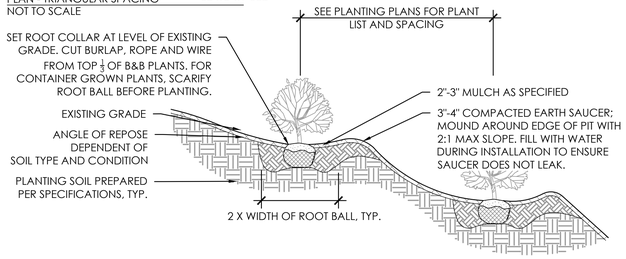
NOTE: FOR CONTAINER STOCK, PULL POTTING MIX AND ROOT MAT APART TO DIRECT THE OUTER ROOTS INTO ADJACENT SOIL. DO NOT LEAVE CIRCLING ROOTS AGAINST ROOT BALL.

C SHRUB PLANTING
1" = 1'-0"

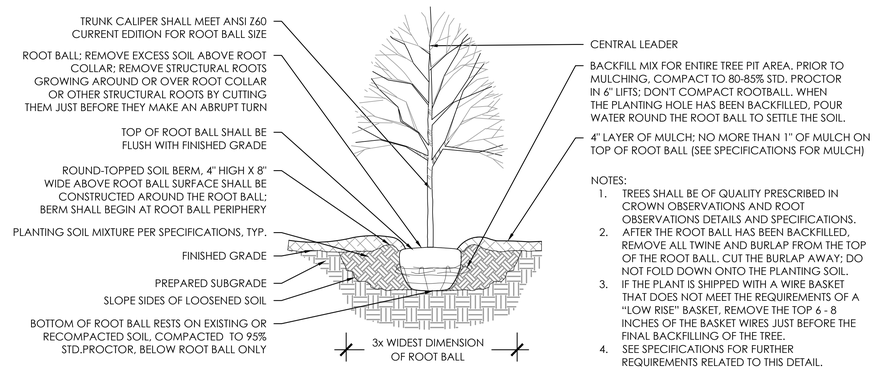


PLAN - TRIANGULAR SPACING
NOT TO SCALE

NOTE:
1. FOR CONTAINER STOCK, PULL POTTING MIX AND ROOT MAT APART TO DIRECT THE OUTER ROOTS INTO ADJACENT SOIL. DO NOT LEAVE CIRCLING ROOTS AGAINST ROOT BALL.

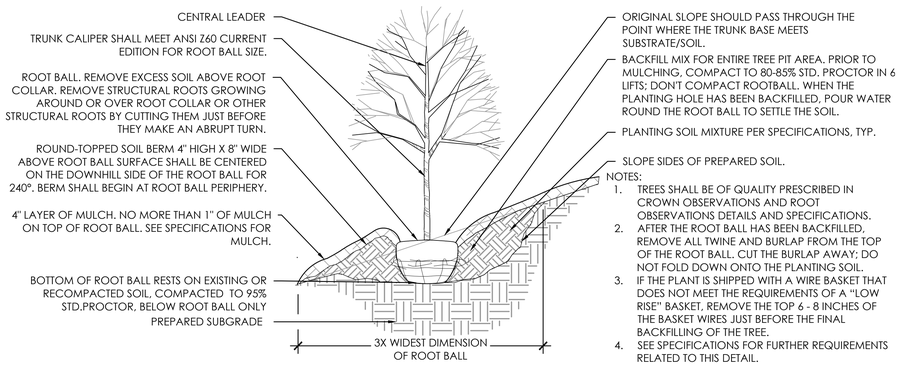


D ON-SLOPE SHRUB PLANTING
3/4" = 1'-0"



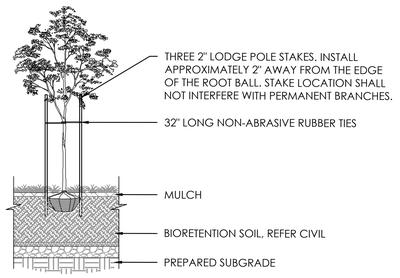
NOTES:
1. TREES SHALL BE OF QUALITY PRESCRIBED IN CROWN OBSERVATIONS AND ROOT OBSERVATIONS DETAILS AND SPECIFICATIONS.
2. AFTER THE ROOT BALL HAS BEEN BACKFILLED, REMOVE ALL TWINE AND BURLAP FROM THE TOP OF THE ROOT BALL. CUT THE BURLAP AWAY; DO NOT FOLD DOWN ONTO THE PLANTING SOIL.
3. IF THE PLANT IS SHIPPED WITH A WIRE BASKET THAT DOES NOT MEET THE REQUIREMENTS OF A "LOW RISE" BASKET, REMOVE THE TOP 6 - 8 INCHES OF THE BASKET WIRES JUST BEFORE THE FINAL BACKFILLING OF THE TREE.
4. SEE SPECIFICATIONS FOR FURTHER REQUIREMENTS RELATED TO THIS DETAIL.

E TREE PLANTING WITH BERM
3/4" = 1'-0"



NOTES:
1. TREES SHALL BE OF QUALITY PRESCRIBED IN CROWN OBSERVATIONS AND ROOT OBSERVATIONS DETAILS AND SPECIFICATIONS.
2. AFTER THE ROOT BALL HAS BEEN BACKFILLED, REMOVE ALL TWINE AND BURLAP FROM THE TOP OF THE ROOT BALL. CUT THE BURLAP AWAY; DO NOT FOLD DOWN ONTO THE PLANTING SOIL.
3. IF THE PLANT IS SHIPPED WITH A WIRE BASKET THAT DOES NOT MEET THE REQUIREMENTS OF A "LOW RISE" BASKET, REMOVE THE TOP 6 - 8 INCHES OF THE BASKET WIRES JUST BEFORE THE FINAL BACKFILLING OF THE TREE.
4. SEE SPECIFICATIONS FOR FURTHER REQUIREMENTS RELATED TO THIS DETAIL.

F TREE ON 5%-50% SLOPE
3/4" = 1'-0"



NOTES:
1. SEE CIVIL DRAWINGS FOR BIORETENTION DETAILS AND SPECIFICATIONS

G TREE PLANTING IN BIO OPEN AREA
1/4" = 1'-0"

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

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1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

DRAWING TITLE:

PLANTING DETAILS

SCALE: VARIES

L420

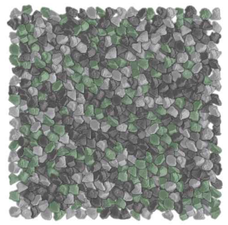
MANDATORY REFERRAL

11/26/2025



PRODUCT: COLORPLUS SYSTEM
MANUFACTURER: SPORTMASTER SPORT SURFACES
WWW.SPORTMASTER.NET
COLOR: SOLID COLOR COURT TO BE STRIPED FOR MIDDLE SCHOOL FULL COURT BASKETBALL

A ACRYLIC SPORTS COURT SURFACING



PRODUCT: PLAYBOUND POURED-IN-PLACE
MANUFACTURER: SURFACE AMERICA
CONTACT INFO: SURFACE AMERICA, INC., PO BOX 157, WILLIAMSVILLE, NY 14231
COLOR(S): LAYOUT TO BE DECORATIVE PATTERN COMPRISING THREE DISTINCT COLORS. PATTERN LAYOUT AND COLOR SELECTION TO BE DETERMINED.

B POURED-IN-PLACE SAFETY SURFACE



PRODUCT: ADDAPAVE AND ADDSET RESIN BOUND SYSTEM
MANUFACTURER: CHAMELEONWAYS
PO BOX 387, CENTER VALLEY, PA 18034
WWW.CHAMELEONWAYS.COM
(877)-426-5687
COLOR(S): TBD

C RESIN BOUND AGGREGATE



PRODUCT: LOOP BIKE RACK
MANUFACTURER: LANDSCAPE FORMS
7800 E. MICHIGAN AVE.
KALAMAZOO, MI 49048
WWW.LANDSCAPEFORMS.COM
(800)-430-6209
DIMENSIONS: 14"x36"x31"
MATERIAL(S): ALUMINUM
COLOR(S): MERCURY METALLIC
FINISH: POWDERCOAT
MOUNT: SURFACE
QTY: 15

D BIKE RACK



PRODUCT: BENCH 270-60I
MANUFACTURER: DUMOR
138 INDUSTRIAL CIRCLE
MIFFLINTOWN, PA 17059
WWW.DUMOR.COM
(800)-598-4018
DIMENSIONS: 6' LENGTH
MATERIAL(S): STEEL, TREATED IPE WOOD.
QTY: 20
MOUNTING: SURFACE MOUNT, REFER DETAIL

E BENCH



PRODUCT: CHASE PARK LITTER RECEPTACLE
MANUFACTURER: LANDSCAPE FORMS
7800 E. MICHIGAN AVE.
KALAMAZOO, MI 49048
WWW.LANDSCAPEFORMS.COM
(800)-430-6209
DIMENSIONS: 24" DIAMETER, 30" HEIGHT
MATERIAL(S): ALUMINUM
COLOR(S): MERCURY METALLIC FOR TRASH, LOLL LEAF GREEN FOR RECYCLING
FINISH: POWDERCOATED
QTY: REFER TO PLAN DRAWINGS

F LITTER RECEPTACLE



PRODUCT: TAKE-OUT - SINGLE
MANUFACTURER: LANDSCAPE FORMS
7800 E. MICHIGAN AVE.
KALAMAZOO, MI 49048
WWW.LANDSCAPEFORMS.COM
(800)-430-6209
DIMENSIONS: 37.5"x30.25"x30"
MATERIAL(S): STEEL TOPS WITH ALUMINUM SUPPORTS
COLOR(S): TITANIUM METALLIC
FINISH: POWDERCOAT
MOUNT: SURFACE MOUNTED WITH MANUFACTURER PROVIDED HARDWARE
QTY: 2

G TEACHING STATION



PRODUCT: TAKE-OUT - TRIPLE & DOUBLE
MANUFACTURER: LANDSCAPE FORMS
7800 E. MICHIGAN AVE.
KALAMAZOO, MI 49048
WWW.LANDSCAPEFORMS.COM
(800)-430-6209
DIMENSIONS: TRIPLE: 37.5"x71.5"x30"
DOUBLE: 37.5"x52.5"x30"
MATERIAL(S): STEEL TOPS WITH ALUMINUM SUPPORTS
COLOR(S): LEAF GREEN
FINISH: POWDERCOAT
MOUNT: SURFACE MOUNTED WITH MANUFACTURER PROVIDED HARDWARE
QTY: TRIPLE: 9
DOUBLE: 2

H OUTDOOR DESK



PRODUCT: TAKE-OUT - LEFT AND RIGHT TRIPLE
MANUFACTURER: LANDSCAPE FORMS
7800 E. MICHIGAN AVE.
KALAMAZOO, MI 49048
WWW.LANDSCAPEFORMS.COM
(800)-430-6209
DIMENSIONS: 36.5"x52.5"x30"
MATERIAL(S): STEEL TOPS WITH ALUMINUM SUPPORTS
COLOR(S): STANDARD COLOR, TBD
FINISH: POWDERCOAT
MOUNT: SURFACE MOUNTED WITH MANUFACTURER PROVIDED HARDWARE
QTY: REFER TO PLAN DRAWINGS

NOTE:
SEE PLANS FOR LOCATION OF RIGHT VERSUS LEFT MODELS

I OUTDOOR DESK - ADA



PRODUCT: HARVEST BENCH - 46" STANDING HEIGHT
MANUFACTURER: LANDSCAPE FORMS
7800 E. MICHIGAN AVE.
KALAMAZOO, MI 49048
WWW.LANDSCAPEFORMS.COM
(800)-430-6209
DIMENSIONS: 21"x45.5"x29"
MATERIAL(S): ALUMINUM LEGS, STEEL SUPPORTS, HDPE TOPS
COLOR(S): WHITE
FINISH: POWDERCOAT
MOUNT: SURFACE MOUNTED WITH MANUFACTURER PROVIDED HARDWARE
QTY: 1

J DEMONSTRATION TABLE



PRODUCT: WHITE BOARD WALL
MANUFACTURER: NATURAL PLAYGROUNDS STORE
WWW.NATURALPLAYGROUNDSSTORE.COM
888-290-8405
DIMENSIONS: 4'X6' - IN-GROUND
MATERIAL(S): WOOD
QTY: REFER TO PLAN DRAWINGS

K FREESTANDING WHITE BOARD



PRODUCT: MOVEABLE WHITEBOARD - TRV-7648-MB-MB
MANUFACTURER: CALYX BY CLARIDGE
480 WRANGLER DRIVE, SUITE 200
COPPELL, TEXAS 75019
WWW.CALYXBYCLARIDGE.COM / 1-800-364-2422
DIMENSIONS: OVERALL 76" H x 48" W
WEIGHT: 85 LBS
MATERIAL(S): STEEL FRAME, PORCELAIN ON CALYX CORE BOARD
COLOR(S): TBD
OPTIONS: CASTORS WITH BRAKES, PERFORATED MARKER TRAYS
QTY: TBD
NOTES: WHITE BOARD STORAGE TO BE COORDINATED WITH PGCPS

K2 MOVEABLE WHITEBOARD



PRODUCT: METAL RAISED GARDEN BED [UPGRADE 2.0]
MANUFACTURER: VEGEGA
EASTERN USA WAREHOUSE 1101 TONNELE AVE,
NORTH BERGEN, NJ 07047
WWW.VEGEGA.COM
DIMENSIONS: 8' X 2' X 17"
MATERIAL(S): MANUFACTURER STANDARD Zn-Al-Mg ELECTROPLATED STEEL
COLOR(S): ONE OF FOUR MANUFACTURER STANDARD COLORS
FINISH: AKZO-NOBEL ANTI-RUST, NON-TOXIC, FOOD SAFE PAINT LAYER
QTY: SEE PLANS

L RAISED GARDEN BED

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir, Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

DRAWING TITLE:

PRODUCT INFORMATION

SCALE: NTS

L500

MANDATORY REFERRAL

11/26/2025



PRODUCT: MONTAGE II
MANUFACTURER: AMERISTAR
1555 N. MINGO RD., TULSA, OK 74116
WWW.AMERISTARFENCE.COM
DIMENSIONS: 4' & 6' HEIGHTS (REFER PLANS)
MATERIAL: STEEL
STYLE: MAJESTIC | 3-RAIL PANELS | STANDARD BOTTOM
COLOR: BLACK
QTY: REFER TO PLAN DRAWINGS FOR LINEAR FEET
GATES: DOUBLE SWING GATES DIMENSION AND STYLE TO MATCH ADJACENT FENCE. GATE HARDWARE TO BE SELF-LATCHING, LOCKABLE, AND AUTOMATICALLY CLOSING, PANIC HARDWARE TO BE PROVIDED ALONG EGRESS ROUTES. REFER TO PLAN FOR LOCATIONS

A METAL PICKET FENCE



PRODUCT: W-114 BOLLARD
MANUFACTURER: VICTOR STANLEY
2103 BRICKHOUSE RD.
DUNKIRK, MD 20754
WWW.VICTORSTANLEY.COM
(800)-368-2573
DIMENSIONS: 4.5"DIA. x 36" HT.; SEE PLANS FOR SPACING
MATERIAL(S): TUBULAR STEEL
FINISH: STAINLESS STEEL
QTY: 23
MOUNTING: EMBEDDED, REFER DETAIL
NOTES: BOLLARDS SHALL MEET K8 SECURITY RATING AS SET FORTH IN THE DEPARTMENT OF STATE SD-STD-02.01 CERTIFICATION STANDARD: TEST METHOD FOR VEHICLE CRASH TESTING OF PERIMETER BARRIERS AND GATES, REVISION A, MARCH 2003.

B PEDESTRIAN BOLLARD



PRODUCT: R-7907 STEEL BOLLARD
MANUFACTURER: RELIANCE FOUNDRY
6450 148TH STREET, UNIT 207,
SURREY, BC, CANADA V3S 7G7
1-877-789-3245
DIMENSIONS: 4 3/8" DIA. x 36" HT.; SEE PLANS FOR SPACING
MATERIAL(S): STEEL
FINISH: POWDERCOAT
COLOR(S): COASTAL SILVER
QTY: REFER TO PLAN DRAWINGS
MOUNTING: EMBEDDED, REFER DETAIL
NOTES: BOLLARDS SHALL MEET K8 SECURITY RATING AS SET FORTH IN THE DEPARTMENT OF STATE SD-STD-02.01 CERTIFICATION STANDARD: TEST METHOD FOR VEHICLE CRASH TESTING OF PERIMETER BARRIERS AND GATES, REVISION A, MARCH 2003.

C UTILITY BOLLARD



PRODUCT: ALUMINUM FAN BACKBOARD WITH DOUBLE GOAL RIMS
MANUFACTURER: PORTER
www.gilporter.com
DIMENSIONS: 10' RIM HEIGHT
MATERIAL(S): 5½" O.D. STEEL POST, CONCRETE FOOTING, 1" THICK ALUMINUM BACKBOARD
COLOR(S): WHITE W/ ORANGE STRIPING
NOTE(S): SHOP DRAWINGS REQUIRED; REGULATION BASKETBALL HOOP WITH HEAVY FABRIC NETS

D BASKETBALL HOOP



PRODUCT: EDUCATIONAL SIGN PANEL
MANUFACTURER: DAVID ARTHUR SIGNS OR APPROVED EQUAL
DIMENSIONS: 18" x 24" x ¾" THICK PANEL
MATERIALS: HIGH PRESSURE COMPOSITE PANEL
2" SQUARE ALUMINUM POST
COLOR: SILVER
INSTALLATION: MOUNTING VARIES; REFER PLAN FOR LOCATIONS

E EDUCATIONAL SIGN



PRODUCT: D824: 32X32 MONOSLOPE STEEL SHELTER COLLECTION
MANUFACTURER: POLIGON
WWW.POLIGON.COM
(616)399-1963
DIMENSIONS: REFER PLAN
MATERIAL(S): POWDER-COATED STEEL
COLOR(S): TBD
QUANTITY: 1
INSTALLATION: IN-GROUND MOUNT
NOTES: MANUFACTURER TO PROVIDE DRAWINGS AND DETAILS

F SHADE STRUCTURE



PRODUCT: VERTICAL PRIVACY SCREEN, WAVES PATTERN
MANUFACTURER: ANOVA
1424 TALMAGE AVE; ST. LOUIS, MO 63110
WWW.ANOVAFURNISHINGS.COM
SKYLER CRANE
314-705-4347 / SCRANE@ANOVAFURNISHINGS.COM
DIMENSIONS: 4'x8'
MATERIAL(S): ALUMINUM
COLOR(S): TEXTURED PEWTER
FINISH: POWDERCOAT
MOUNT: SURFACE MOUNT
QTY: REFER TO PLAN DRAWINGS

G VERTICAL PRIVACY SCREEN



PRODUCT: CORTINA STORAGE SHED
MANUFACTURER: KETER
WWW.KETER.COM/EN-US/
1-888-374-4262
DIMENSIONS: 134.6"x85.8"x88.9"
MATERIAL(S): WOOD COMPOSITE
COLOR(S): GRAPHITE
QTY: REFER TO PLAN DRAWINGS

H STORAGE SHED





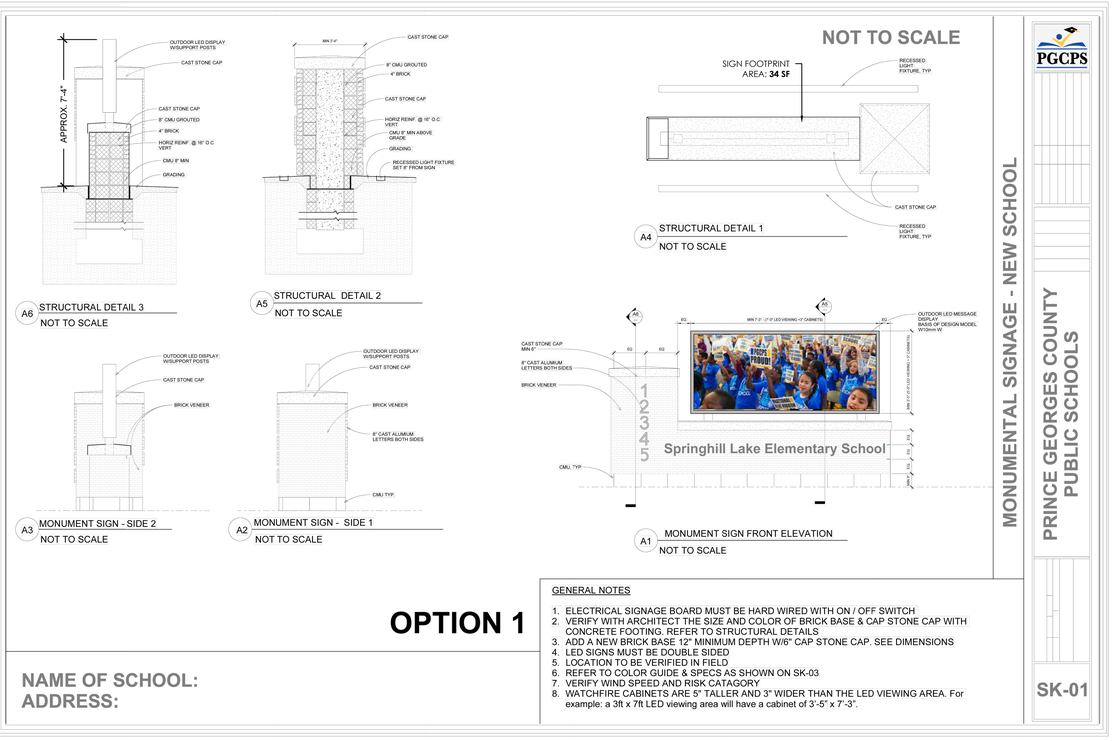
PRODUCT: CLEARVU INVISIBLE WALL
MANUFACTURER: HERCULES FENCE
8580 MISSION ROAD
JESSUP, MD 20794
(410)-799-1555
DIMENSIONS: 10' HT
MATERIAL(S): POWDER COATED STEEL
COLOR(S): BLACK
NOTE(S): APPROVED BY SUBMITTAL PRIOR TO ORDERING

I BASKETBALL FENCE



PRODUCT: MOSAIC ART WALL - TO BE COORDINATED

J MOSAIC ART WALL



NOTES: 1. REFER PGCPS FOR SIGN REQUIREMENTS, SPECIFICATIONS, AND SCHOOL INFORMATION
2. REFER ARCHITECTURE FOR SIGN MATERIALS AND FINISHES
3. SUBMIT SHOP DRAWINGS TO ARCHITECT AND LANDSCAPE ARCHITECT FOR APPROVAL

K MONUMENT SIGN

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T: +1 202 861 1325
F: +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir, Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

DRAWING TITLE:

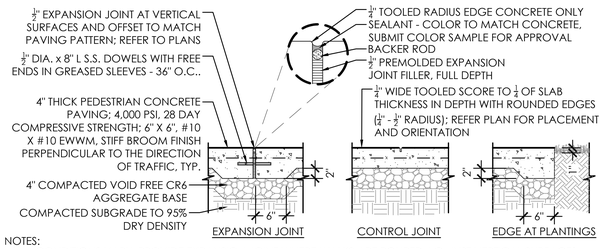
PRODUCT INFORMATION

SCALE: NTS

L501

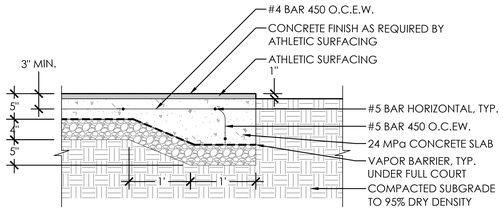
MANDATORY REFERRAL

11/26/2025

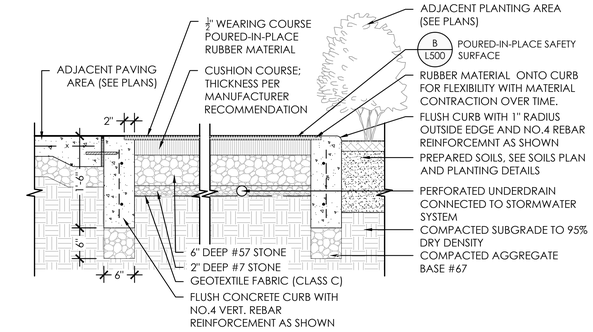


NOTES:
1. CONDITIONS VARY, PROVIDE EXPANSION JOINT WHERE WALKS ARE POURED AGAINST VERTICAL SURFACES, BUILDINGS AND/OR DIFFERENT PAVING MATERIALS AND AS SPECIFIED IN CIVIL DRAWINGS. EXPANSION JOINTS SHALL OCCUR EVERY 400 SF OR 20 LF IN SIDEWALKS. CONTROL JOINTS SHALL OCCUR EVERY 5 LF IN SIDEWALKS.
2. MEET 1" ABOVE ADJACENT FINISHED LAWN AND PLANTING AREA GRADES.
3. REMOVE TOOL MARKS.
4. CROSS SLOPES ON SIDEWALKS MUST NOT BE LESS THAN 1% OR EXCEED 2%. MANHOLES, VALVE BOXES AND OTHER AT GRADE UTILITIES AND COVERS MUST BE ADJUSTED TO MEET FINISHED GRADE.
5. CONCRETE PAVING TO MEET LEED-NC SS 7.1 PAVING MATERIAL REQUIREMENT WITH AN SRI OF 29 OR MORE.

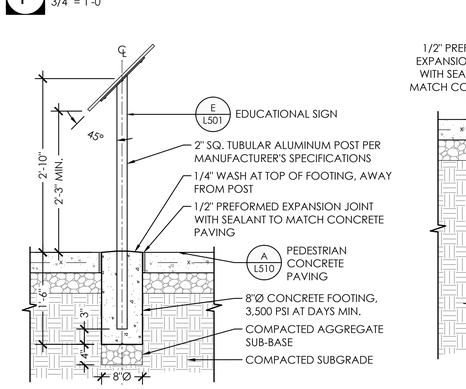
A PEDESTRIAN CONCRETE PAVING
1" = 1'-0"



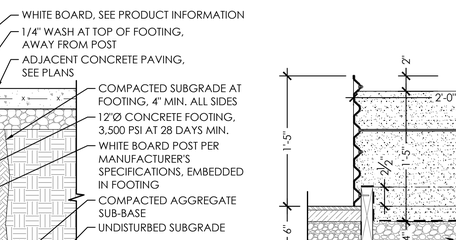
B ACRYLIC SPORT COURT SURFACING
1" = 1'-0"



C POUR-IN-PLACE RUBBER
1" = 1'-0"

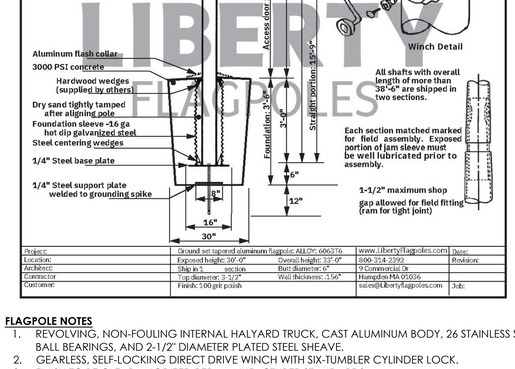


D RESIN-BOUND AGGREGATE
1:8_XREF



NOTE:
1. EVENLY MIX FIRST 10' OF GRAVEL WITH CLEAR BOND GRAVEL-LOK WHEN STRIP IS ADJACENT TO ANY PEDESTRIAN ACCESSIBLE AREA.

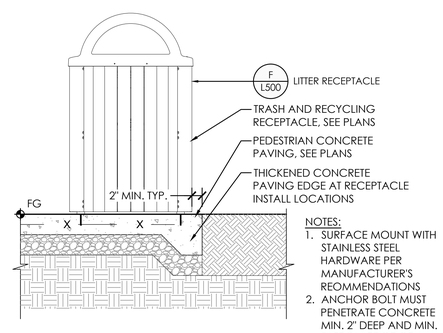
E NON-COMBUSTIBLE GRAVEL STRIP
1" = 1'-0"



FLAGPOLE NOTES
1. REVOLVING, NON-FOULING INTERNAL HALYARD TRUCK, CAST ALUMINUM BODY, 26 STAINLESS STEEL BALL BEARINGS, AND 2-1/2" DIAMETER PLATED STEEL SHEAVE.
2. GEARLESS, SELF-LOCKING DIRECT DRIVE WINCH WITH SIX-TUMBLER CYLINDER LOCK.
3. FINISH TO BE CLEAR ANODIZED PER MANUFACTURER STANDARDS.
4. INCLUDE MANUFACTURER STANDARD FINIAL BALL. BALL DIAMETER EQUAL TO POLE BUTT DIAMETER.
5. INCLUDE MANUFACTURER'S "DELUXE INTERNAL HALYARD MULTI-FLAG ARRANGEMENT" FOR A 5' X 8' SIZE FLAG.

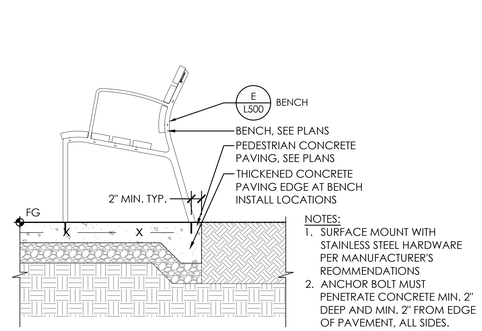
I FLAGPOLE
NTS

F BIKE RACK ON CONCRETE
3/4" = 1'-0"



NOTES:
1. SURFACE MOUNT WITH STAINLESS STEEL HARDWARE PER MANUFACTURER'S REOMMENDATIONS
2. ANCHOR BOLT MUST PENETRATE CONCRETE MIN. 2" DEEP AND MIN. 2" FROM EDGE OF PAVEMENT, ALL SIDES.

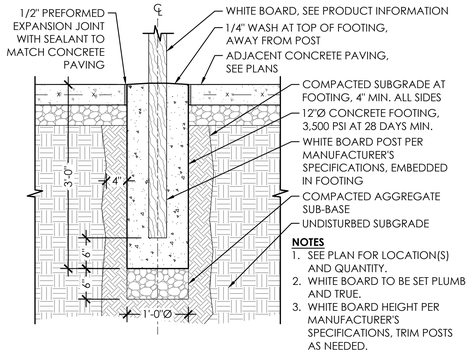
G TRASH RECEPTACLE ON CONCRETE
1" = 1'-0"



NOTES:
1. SURFACE MOUNT WITH STAINLESS STEEL HARDWARE PER MANUFACTURER'S REOMMENDATIONS
2. ANCHOR BOLT MUST PENETRATE CONCRETE MIN. 2" DEEP AND MIN. 2" FROM EDGE OF PAVEMENT, ALL SIDES.

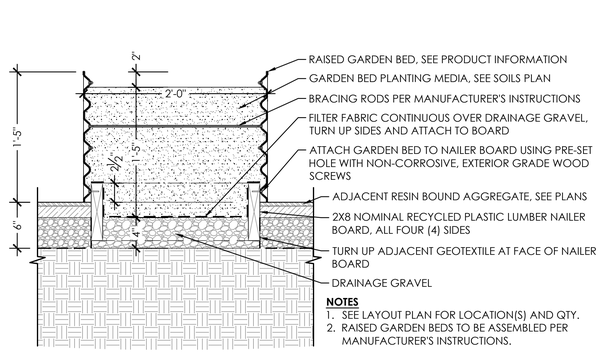
H BENCH ON CONCRETE
1" = 1'-0"

J EDUCATIONAL SIGNAGE FOOTING
1" = 1'-0"



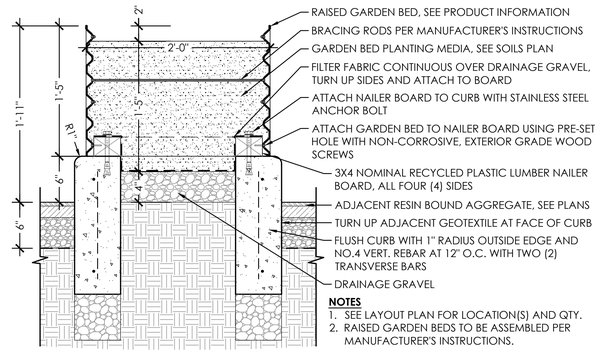
NOTES
1. SEE PLAN FOR LOCATION(S) AND QUANTITY.
2. WHITE BOARD TO BE SET PLUMB AND TRUE.
3. WHITE BOARD HEIGHT PER MANUFACTURER'S SPECIFICATIONS, TRIM POSTS AS NEEDED.

K WHITE BOARD FOOTING
1" = 1'-0"



NOTES
1. SEE LAYOUT PLAN FOR LOCATION(S) AND QTY.
2. RAISED GARDEN BEDS TO BE ASSEMBLED PER MANUFACTURER'S INSTRUCTIONS.

L RAISED GARDEN BED
1 1/2" = 1'-0"



NOTES
1. SEE LAYOUT PLAN FOR LOCATION(S) AND QTY.
2. RAISED GARDEN BEDS TO BE ASSEMBLED PER MANUFACTURER'S INSTRUCTIONS.

M RAISED GARDEN BED - ACCESSIBLE
1-1/2" = 1'-0"

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL
6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

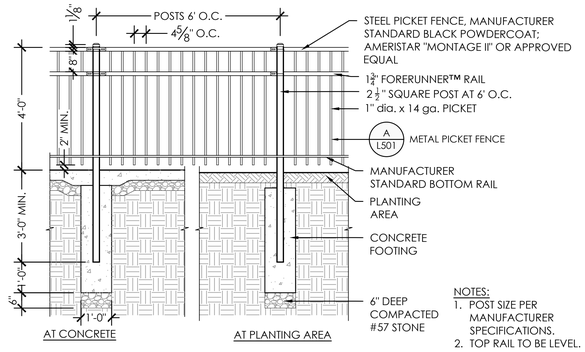
DRAWING TITLE:
CONSTRUCTION DETAILS

SCALE: VARIES

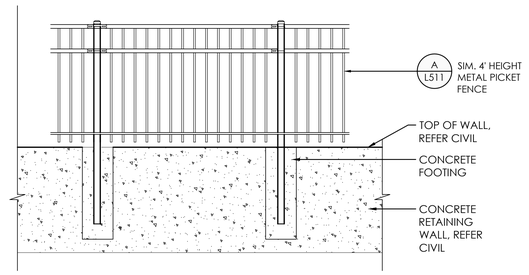
L510

MANDATORY REFERRAL

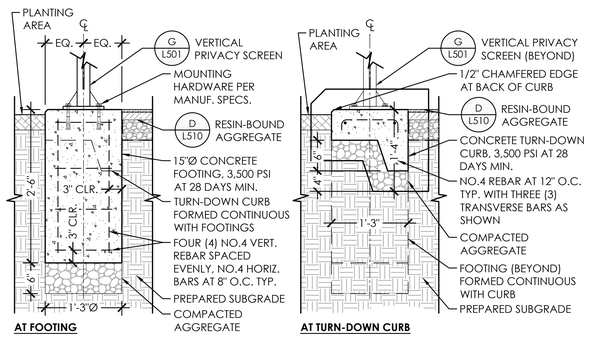
11/26/2025



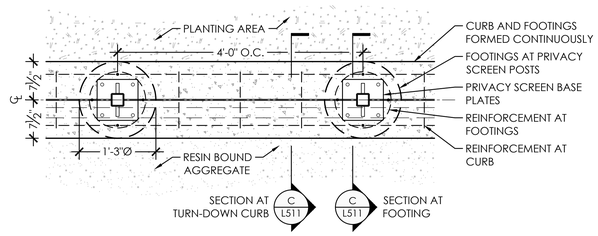
A 4' HEIGHT METAL PICKET FENCE
1/2" = 1'-0"



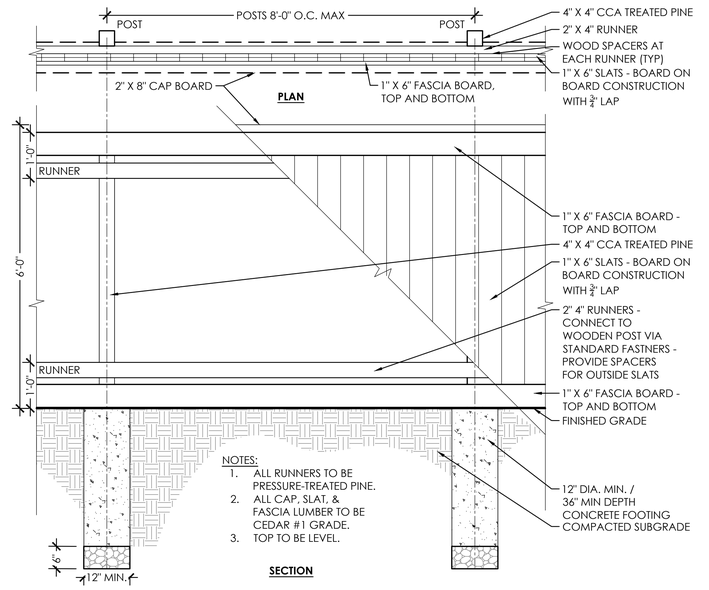
B METAL PICKET FENCE - WALL MOUNTED
1/2" = 1'-0"



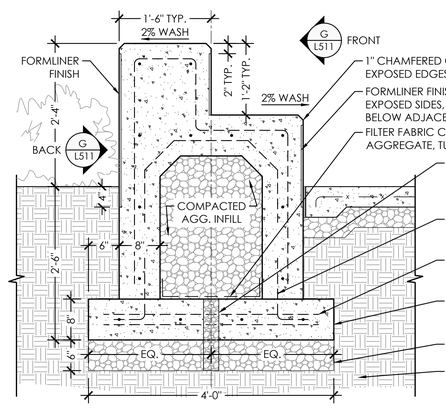
C PRIVACY SCREEN FOOTING DETAIL
1" = 1'-0"



D PRIVACY SCREEN FOOTING PLAN
1" = 1'-0"

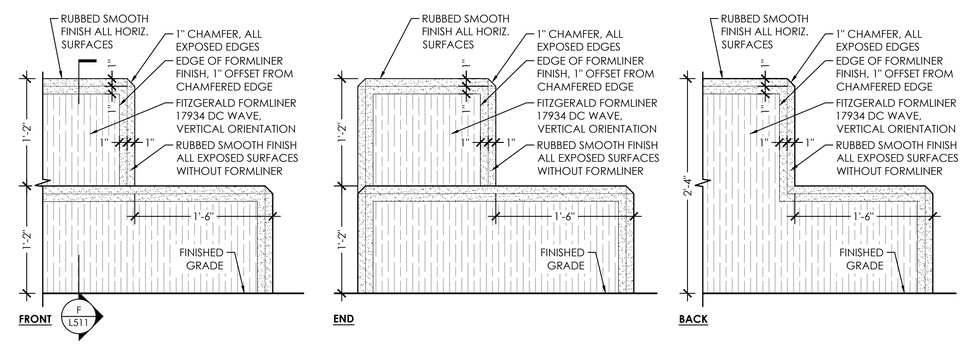


E 6' BOARD-ON-BOARD FENCE
3/4" = 1'-0"

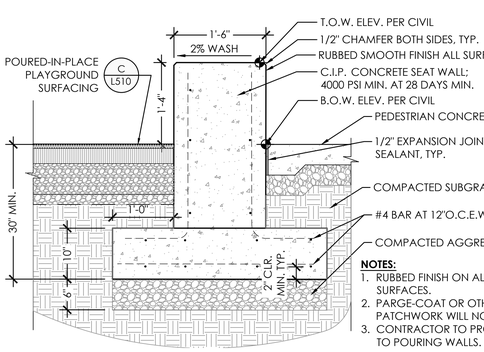


F AMPHITHEATER SEAT WALL
1" = 1'-0"

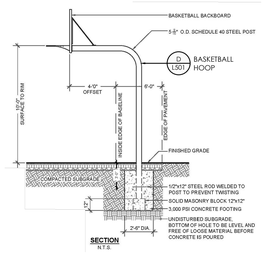
SEAT WALL NOTES:
1. STRUCTURAL ENGINEER TO REVIEW CONCRETE REINFORCEMENT AND FOOTING DETAILS.
2. EXPOSED CONCRETE SURFACE TREATMENT SHALL BE OBTAINED WITH FITZGERALD FORMLINER 17934 DC WAVE, STRIATIONS ORIENTED VERTICALLY.
3. JOINTS WILL BE TIGHTLY BUTTED TO PREVENT LEAKAGE. RELEASE AGENT SHALL BE APPROVED & APPLIED AS PER MANUFACTURER INSTRUCTIONS. THE LINER MAY BE FACTORY BONDED AT CONTRACTOR'S OPTION OR FIELD LAMINATED FOLLOWING MANUFACTURER DIRECTIONS.
4. PARGE-COAT OR OTHER TYPES OF CONCRETE PATCHWORK WILL NOT BE ACCEPTED.
5. CONTRACTOR TO PROVIDE MOCK-UP PRIOR TO POURING WALLS.
6. PROVIDE FULL DEPTH EXPANSION JOINTS AT 30'-0" O.C. MAX. W/ SEALANT TO MATCH CONCRETE.



G AMPHITHEATER SEAT WALL ELEVATIONS
1-1/2" = 1'-0"

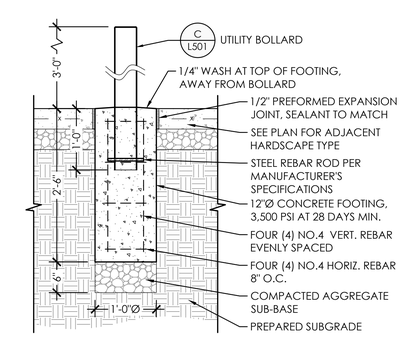


H 18" WIDE CONCRETE CAST IN PLACE SEAT WALL
1" = 1'-0"

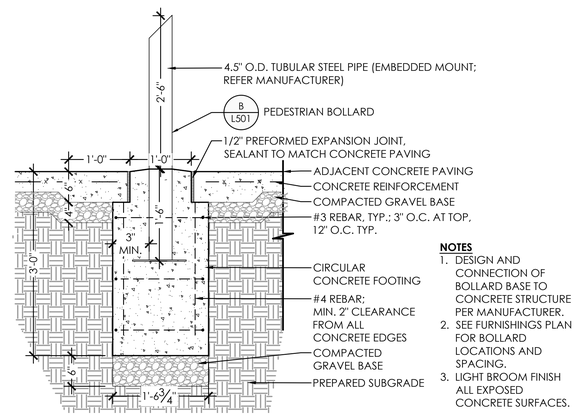


NOTES:
1. BACKBOARD TO BE A MINIMUM OF ONE INCH (1") THICK SILVER ALUMINUM OR WHITE POWDER COATED AND FAN SHAPED.
2. RIMS SHALL BE DOUBLE GOAL RIMS WITH HEAVY FABRIC NETS.
3. CONTRACTOR MUST SUBMIT SHOP DRAWING FOR APPROVAL PRIOR TO ORDERING.

I BASKETBALL HOOP
1" = 1'-0"



J UTILITY BOLLARD - EMBEDDED MOUNT
1" = 1'-0"



K BOLLARD - EMBEDDED MOUNT
1" = 1'-0"

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir, Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL
6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

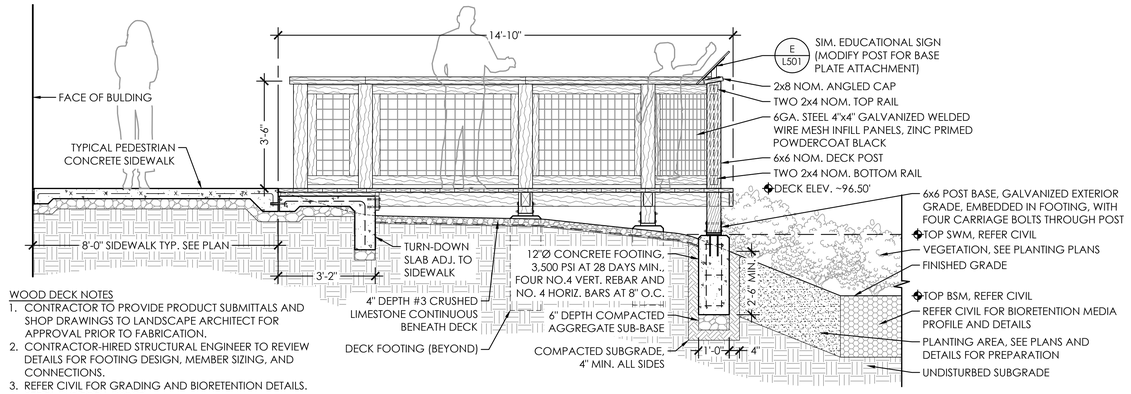
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CONSTRUCTION DETAILS

SCALE: VARIES

L511

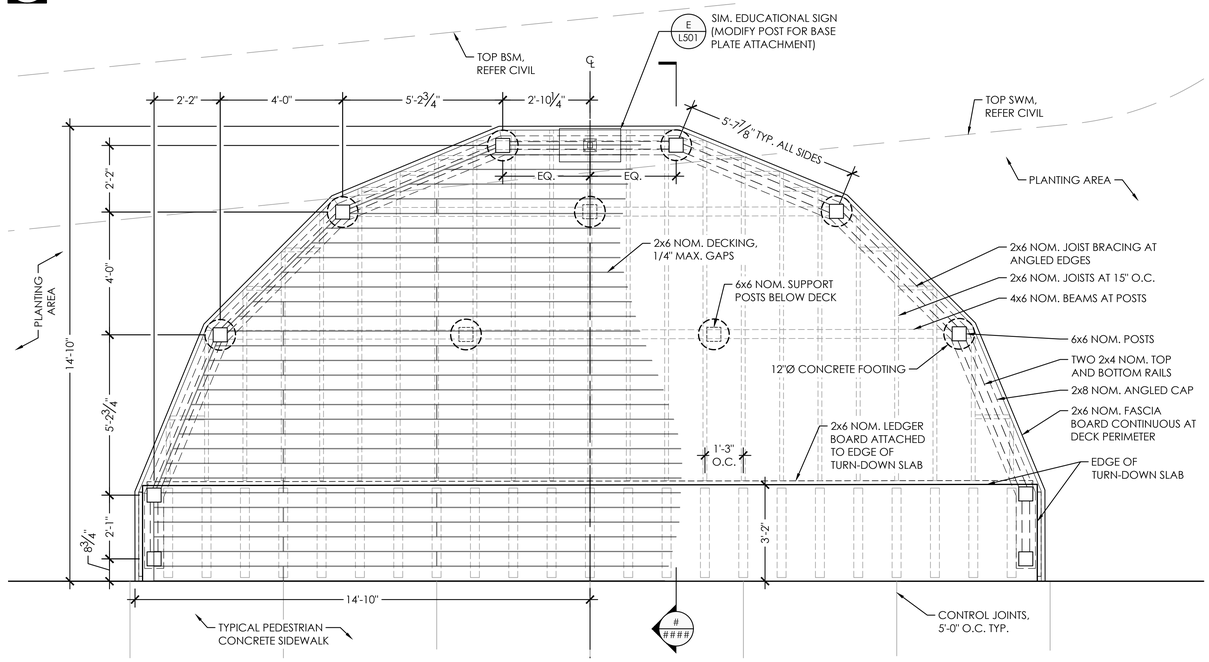
MANDATORY REFERRAL

11/26/2025

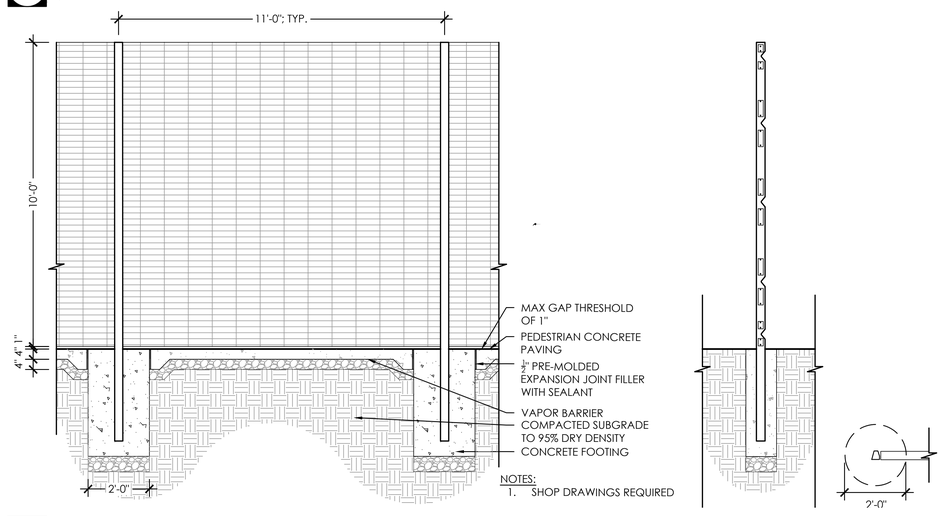


WOOD DECK NOTES
1. CONTRACTOR TO PROVIDE PRODUCT SUBMITTALS AND SHOP DRAWINGS TO LANDSCAPE ARCHITECT FOR APPROVAL PRIOR TO FABRICATION.
2. CONTRACTOR-HIRED STRUCTURAL ENGINEER TO REVIEW DETAILS FOR FOOTING DESIGN, MEMBER SIZING, AND CONNECTIONS.
3. REFER CIVIL FOR GRADING AND BIORETENTION DETAILS.
4. SEE PLANS FOR LAYOUT.

A DECK ELEVATION
1/2" = 1'-0"

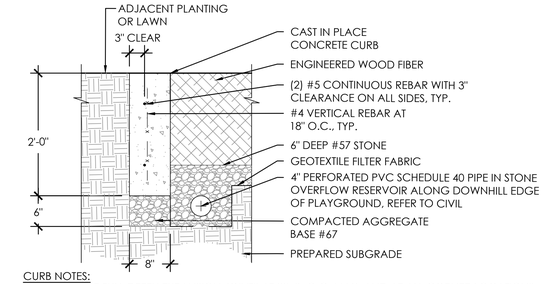


B DECK LAYOUT PLAN
1/2" = 1'-0"



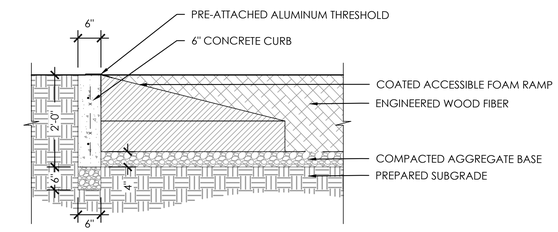
NOTES:
1. SHOP DRAWINGS REQUIRED

C BASKETBALL FENCE
1/2" = 1'-0"

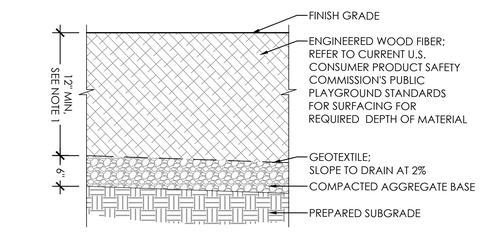


CURB NOTES:
1. PROVIDE FULL DEPTH EXPANSION JOINTS AT 30'-0" O.C. MAX. AND AT ALL CORNER LOCATIONS.
2. PROVIDE 1" RADIUS ON ALL EXPOSED EDGES OF CURB.
3. PROVIDE LIGHT BROOM FINISH ON ALL EXPOSED CONCRETE, DIRECTION SHALL BE PERPENDICULAR TO THE LENGTH.

D FLUSH CONCRETE CURB AT ENGINEERED WOOD FIBER
1" = 1'-0"

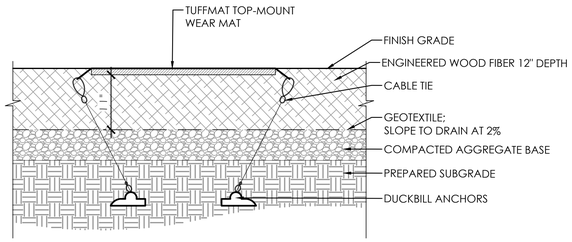


E ADA RAMP AT ENGINEERED WOOD FIBER
1:16_XREF



NOTES:
1. DEPTH AND THICKNESS OF IMPACT COURSE TO BE INSTALLED PER MANUFACTURER'S SPECIFICATIONS BASED ON ASTM STANDARDS FOR EQUIPMENT FALL HEIGHTS.
2. PHYSICAL INTRUSIONS OF ALL KINDS INTO THE PRODUCT CROSS SECTION WITHIN THE FALL ZONE ARE PROHIBITED, INCLUDING BUT NOT LIMITED TO EXISTING TREE ROOTS, WALL FOOTINGS AND RETAINING WALL CANTILEVERS.

F ENGINEERED WOOD FIBER (5-12)
1" = 1'-0"



NOTES:
1. INSTALL TUFFMAT AT EACH KICK-OUT AREA. MAKE SURE THAT THERE IS A MINIMUM OF 11 IN. OF ENGINEERED WOOD FIBER THAT IS LEVEL AND COMPACTED.

G TOP-MOUNT WEAR MAT
1" = 1'-0"

NOT FOR CONSTRUCTION

No.	Description	Date

SEAL

PROJECT:
P3 PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS BLUEPRINT SCHOOLS PH 2

KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T: +1 202 861 1325
F: +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
2031 Florida Ave. NW, 3rd Floor, DC 20009

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS ASSOCIATES
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1899 Pennsylvania Ave. NW, Ste. 220, DC 20006

SUSTAINABILITY, WELL, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, Va 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

CODE CONSULTANT:

ENVIRONMENTAL & GEOTECHNICAL:

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL
6060 Springhill Dr, Greenbelt, MD 20770

PROJECT No: 0100145

DRAWING TITLE:
CONSTRUCTION DETAILS

SCALE: VARIES

L512

MANDATORY REFERRAL

11/26/2025

Attachment D

NO.	DESCRIPTION	YYYY/MM/DD



1 OVERALL SOUTH ELEVATION

1/16" = 1'-0"



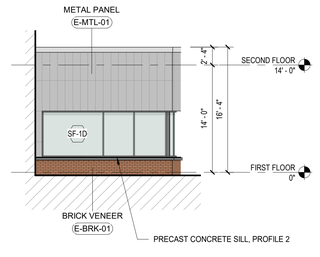
2 SOUTH ELEVATION - ACADEMIC WING B

1/8" = 1'-0"



3 SOUTH ELEVATION - ACADEMIC WING A - UNFOLDED

1/8" = 1'-0"



4 SOUTH ELEVATION - MAIN ENTRANCE

1/8" = 1'-0"

5 SOUTH ELEVATION - LIBRARY

1/8" = 1'-0"



6 SOUTH ELEVATION - ACADEMIC WING A

1/8" = 1'-0"

GENERAL NOTES - EXTERIOR

1. REFER TO SHEET G-101 THRU G-103 FOR LIFE SAFETY
2. REFER TO SHEET A-002 FOR PARTITION TYPES
3. REFER TO SHEET A-003 FOR EXT WALL AND ROOF ASSEMBLIES
4. REFER TO SHEET A-601 FOR DOOR SCHEDULE
5. REFER TO SHEET A-602 FOR WINDOW & LOUVER SCHEDULE
6. REFER TO SHEET A-611 FOR CURTAIN WALL & SF SCHEDULE
7. ALL DIMENSIONS TO OR FROM EXISTING CONDITIONS ARE TO BE VERIFIED IN FIELD BY CONTRACTOR
8. VERTICAL BRICK CONTROL JOINT SPACING TO BE 20 - 25' TYP AND ALIGNED TO THE EDGE OF WINDOW ELEMENTS

EXTERIOR ASSEMBLIES TYPES & MATERIALS LEGEND

NOTE: REFER TO SPECIFICATION FOR DETAILED DESCRIPTIONS

EXTERIOR CURTAIN WALL, WINDOW, & LOUVER SYSTEMS

- CW# — CURTAIN WALL GLAZING SYSTEMS
- W# — WINDOW / STOREFRONT SYSTEMS
- L# — LOUVERS (MECH LOUVERS)

EXTERIOR RAILING SYSTEMS

- RL-01 — ARCHITECTURAL RAILING SYSTEM

EXTERIOR CEILING SYSTEMS

- CS-01 — EXTERIOR ALUMINUM VENTILATED SLAT CEILING SYSTEM WITH THERMALLY BROKEN SUSPENSION SYSTEM

EXTERIOR ROOF SYSTEMS

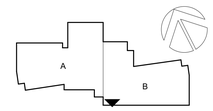
- RFS-01 — THERMOPLASTIC (TPO) ROOFING SYSTEM

EXTERIOR MATERIALS

- E-BRK-01 — **FACE BRICK:** MODULAR (RUNNING BOND) - COLOR 1
- E-BRK-02 — **FACE BRICK:** MODULAR (RUNNING BOND) - COLOR 2
- E-MTL-01 — **METAL PANEL:** ACM, 1' X 4' STACKED BOND
- E-MTL-02 — **METAL PANEL:** ACM, 2' X 4' RUNNING BOND
- E-MTL-03 — **METAL PANEL:** ACM, ENTRANCE CANOPIES & FRAMES

SEAL

PROJECT:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS ALTERNATIVE CONSTRUCTION FINANCING PACKAGE 2



KEY PLAN

PERKINS — EASTMAN
One Thomas Circle NW, Suite 200
Washington, DC 20005
T. +1 202 861 1325
F. +1 202 861 1326

OWNER:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS
Sasscer Administration Building, 14201 School Lane, Upper Marlboro, MD 20772

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP
101 E. Kennedy Blvd, Suite 1470, Tampa, Florida 33602

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
5003 Creston St, Hyattsville, MD 20781

CIVIL / SITE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
BRADLEY SITE DESIGN
1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS-GARCIA FOODSERVICE DESIGN INC.
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
HELLER & METZGER PC
1600 K Street NW, Suite #500, Washington, DC 20006

SUSTAINABILITY, NZE, SPECIALIST:
PERKINS EASTMAN ARCHITECTS
One Thomas Circle NW, Ste. 200, Washington, DC 20005

ACOUSTICS:
POLYSONICS
405 Belle Air Lane, Warrenton, VA 20186

AV, IT, & SECURITY:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

ENVELOPE CONSULTANT:

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

PROJECT No: 0100147

DRAWING TITLE:

BLDG ELEVATIONS - SOUTH

0' 4' 8' 16' 24'

SCALE : 1/8" = 1'-0"

SCALE: As indicated

DRWN BY: Author

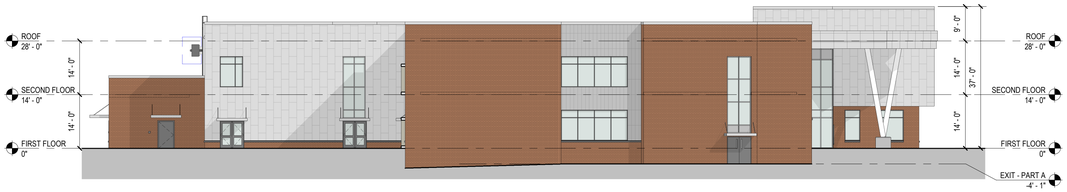
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A-201

MANDATORY REFERRAL

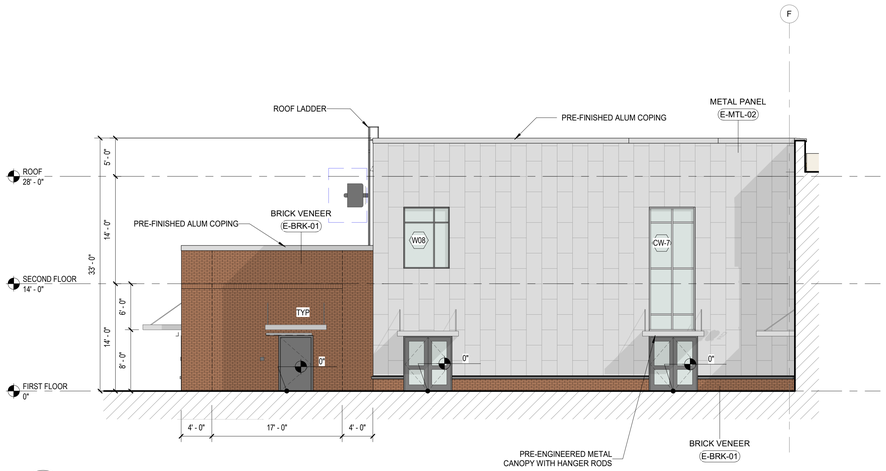
15 AUGUST 2025

Autodesk Docs://PGCPS-P3_8 Buildings/0100147_P3_A_SpringhillES_R23.rvt
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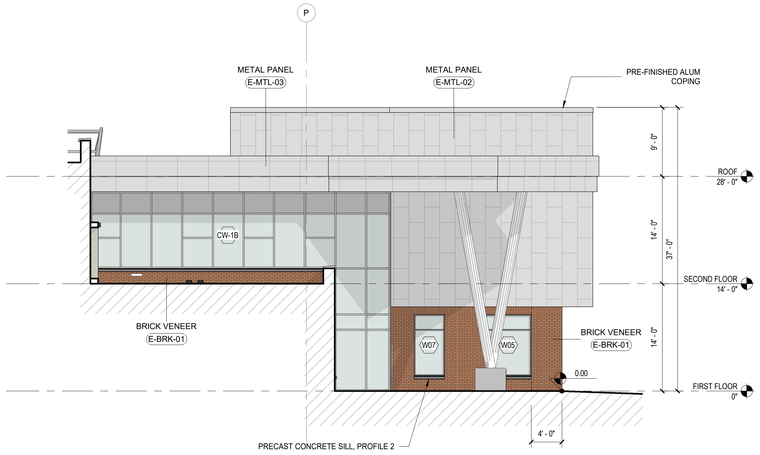
1 OVERALL WEST ELEVATION (ACADEMIC WING A)

1/16" = 1'-0"



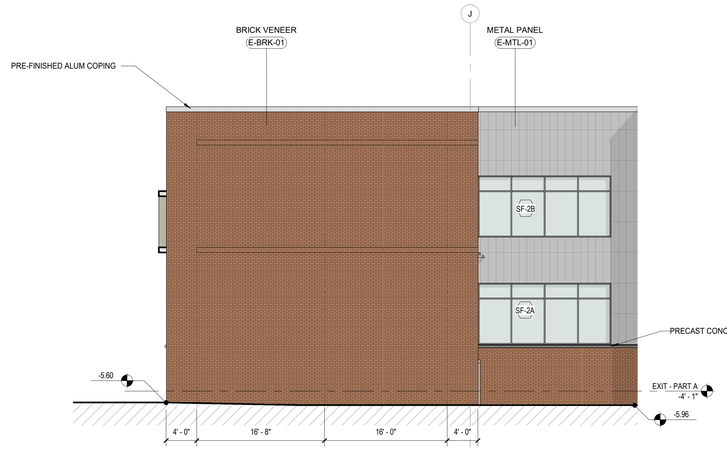
2 WEST ELEVATION - GYM

1/8" = 1'-0"



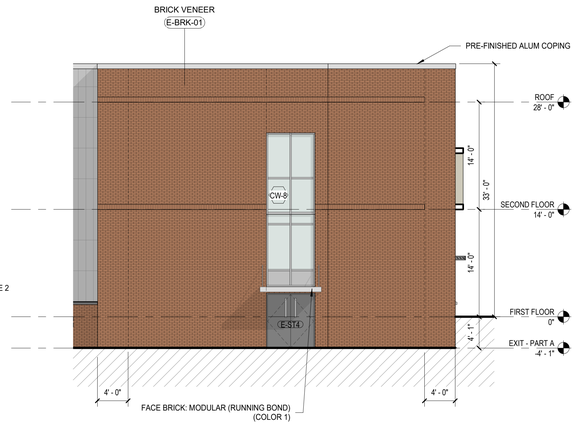
3 WEST ELEVATION - MAIN ENTRANCE

1/8" = 1'-0"



4 WEST ELEVATION - ACADEMIC WING A (PART A)

1/8" = 1'-0"



5 WEST ELEVATION - ACADEMIC WING A (PART B)

1/8" = 1'-0"

GENERAL NOTES - EXTERIOR

1. REFER TO SHEET G-101 THRU G-103 FOR LIFE SAFETY
2. REFER TO SHEET A-002 FOR PARTITION TYPES
3. REFER TO SHEET A-003 FOR EXT WALL AND ROOF ASSEMBLIES
4. REFER TO SHEET A-601 FOR DOOR SCHEDULE
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8. VERTICAL BRICK CONTROL JOINT SPACING TO BE 20 - 25' TYP AND ALIGNED TO THE EDGE OF WINDOW ELEMENTS

EXTERIOR ASSEMBLIES TYPES & MATERIALS LEGEND

NOTE: REFER TO SPECIFICATION FOR DETAILED DESCRIPTIONS

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EXTERIOR CEILING SYSTEMS

- CS-01 — EXTERIOR ALUMINUM VENTILATED SLAT CEILING SYSTEM WITH THERMALLY BROKEN SUSPENSION SYSTEM

EXTERIOR ROOF SYSTEMS

- RFS-01 — THERMOPLASTIC (TPO) ROOFING SYSTEM

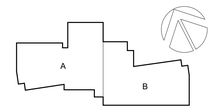
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- E-MTL-01 — **METAL PANEL:** ACM, 1' X 4' STACKED BOND
- E-MTL-02 — **METAL PANEL:** ACM, 2' X 4' RUNNING BOND
- E-MTL-03 — **METAL PANEL:** ACM, ENTRANCE CANOPIES & FRAMES

NO.	DESCRIPTION	YYYY/MM/DD

SEAL

PROJECT:
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS ALTERNATIVE CONSTRUCTION FINANCING PACKAGE 2



KEY PLAN

PERKINS — EASTMAN
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F. +1 202 861 1326

OWNER:
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Sasscer Administration Building, 14201 School Lane, Upper Marlboro, MD 20772

CLIENT:
PROGRESSIVE EDUCATION PARTNERSHIP
101 E. Kennedy Blvd, Suite 1470, Tampa, Florida 33602

GENERAL CONTRACTOR:
MCN BUILD
1214 28TH ST NW, Washington, DC 20007

ASSOCIATE ARCHITECT:
R. MCGHEE & ASSOCIATES, PLLC
5003 Creston St, Hyattsville, MD 20781

CIVIL / SITE:
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1010 Wisconsin Ave. NW, Ste.620, DC 20007

LANDSCAPE:
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1010 Wisconsin Ave. NW, Ste.620, DC 20007

STRUCTURAL:
YUN ASSOCIATES
1050 Connecticut Ave. NW, Ste.500, DC 20036

MEPFP, LIGHTING & ENERGY MODELING:
CMTA INC. CONSULTING ENGINEERS
220 Lexington Green Circle Ste. 600, Lexington, KY 40503

FOOD SERVICE:
NYIKOS-GARCIA FOODSERVICE DESIGN INC.
7146 Starmount Way, New Market, MD 21774

SPECIFICATIONS:
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1600 K Street NW, Suite #500, Washington, DC 20006

SUSTAINABILITY, NZE, SPECIALIST:
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ACOUSTICS:
POLYSONICS
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220 Lexington Green Cir. Ste. 600, Lexington, KY 40503

TRAFFIC CONSULT:
THE TRAFFIC GROUP
9900 Franklin Square Drive, Ste. H, Baltimore, MD 21236

ENVELOPE CONSULTANT:

PROJECT TITLE:

SPRINGHILL LAKE ELEMENTARY SCHOOL

PROJECT No: 0100147

DRAWING TITLE:
BLDG ELEVATIONS - WEST

0' 4' 8' 16' 24'
SCALE : 1/8" = 1'-0"

SCALE: As indicated
DRWN BY: Author
CHKD BY: Checker

A-202

MANDATORY REFERRAL

15 AUGUST 2025

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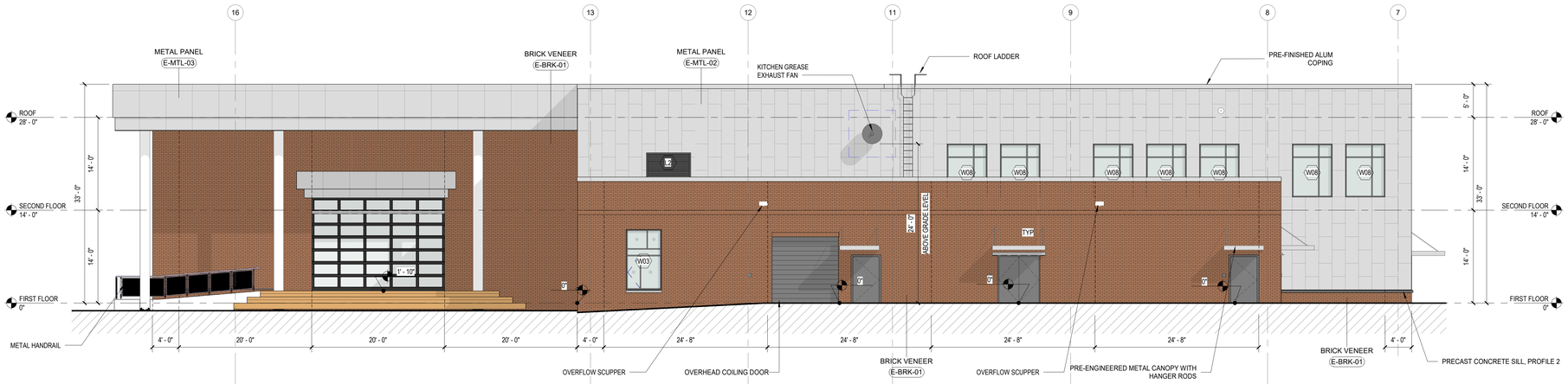
1 OVERALL NORTH ELEVATION

1/16" = 1'-0"



2 NORTH ELEVATION - ACADEMIC WING B

1/8" = 1'-0"



3 NORTH ELEVATION - BLDG CORE

1/8" = 1'-0"



4 NORTH ELEVATION - ACADEMIC WING A

1/8" = 1'-0"

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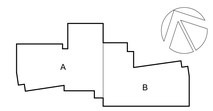
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PROJECT No: 0100147

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0' 4' 8' 16' 24'

SCALE : 1/8" = 1'-0"

SCALE: As indicated
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CHKD BY: Checker

A-203

MANDATORY REFERRAL

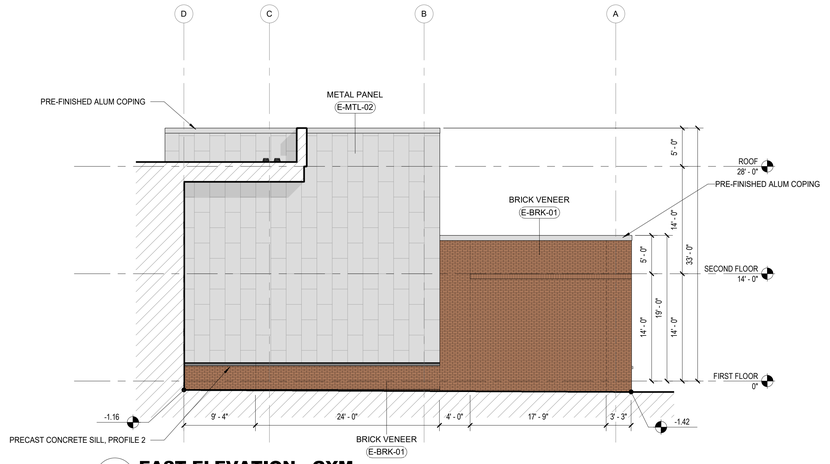
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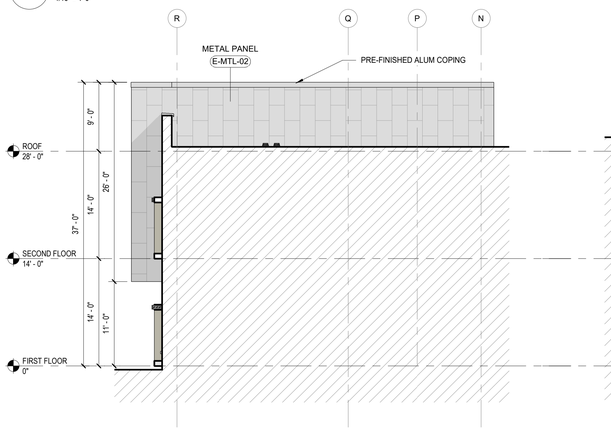
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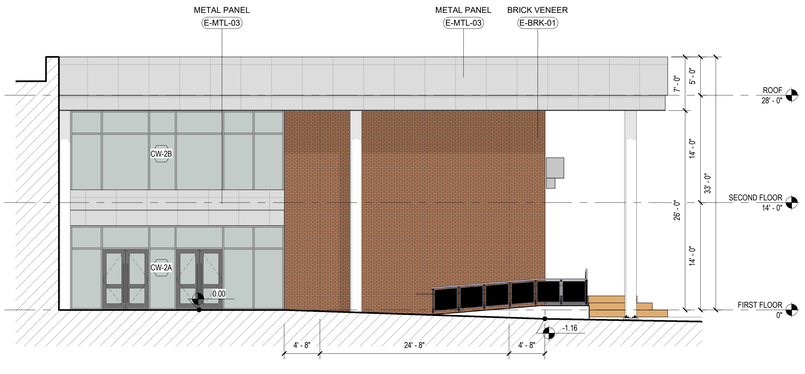
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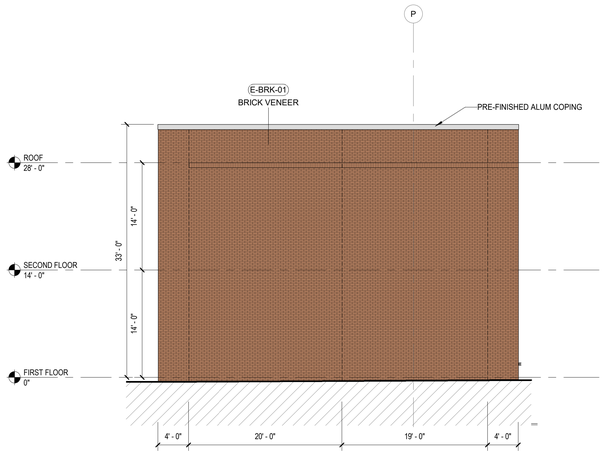
6 EAST ELEVATION - ELEVATED BOX

1/8" = 1'-0"



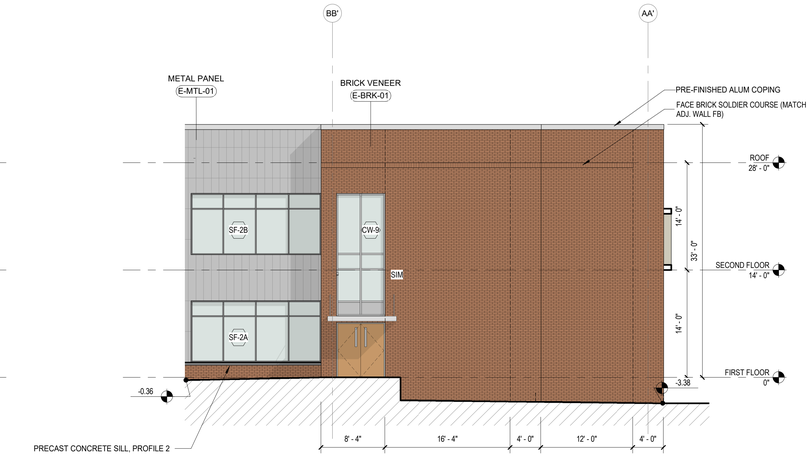
2 EAST ELEVATION - CAFETERIA ENTRANCE

1/8" = 1'-0"



3 EAST ELEVATION - ACADEMIC WING B (PART A) - UNFOLDED

1/8" = 1'-0"



4 EAST ELEVATION - ACADEMIC WING B (PART B)

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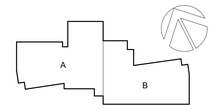
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A-204

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Attachment E

KIM LIGHTING

DATE: | LOCATION:
TYPE: | PROJECT:
CATALOG #:

UR28 - Post Top
ARCHITECTURAL AREA/SITE

FEATURES
- 28" tall in post top, pole and wall mount
- High performance optics up to 35,000 delivered lumens
- Elegant form factor
- Diffusion lens for low glare comfort
- UL/cUL listed for wet locations, IP66 and 4G/1.5G vibration rated

Ouro





	Weight	EPA
UR28	56 lbs / 25.4 kg	0.066 ft.²

CONTROL TECHNOLOGY
LIGHTGRID

SPECIFICATIONS
CONSTRUCTION
- Low copper aluminum alloy die-casting is designed as one-piece with internal cooling fins.
- Solid, cast aluminum well creates a thermal barrier between the optical and electrical compartments.
- Molded silicone gasket throughout insures the sealing between the two compartments and provides ingress protection.
- Housing is designed with integral LED heat sink utilized for thermal transfer and for securing the location of each LED module.
- All external fasteners are stainless steel.
- One-piece low copper aluminum alloy die-cast lens frame is secured to housing with 6 screws.

OPTICS
- LEDs mount to a metal printed circuit board assembly (MCPCB).
- Optical lenses are clear injection molded PMMA acrylic.
- Optional Backlight Control on each LED module to completely control unwanted backlight.
- Optional fixture finish optical surfaces will not exceed BUG ratings of the standard white finish and will be greater than or equal to the delivered lumens of the optional matte black optical surface finish.

*Clear Polycarbonate Lens (CP) IK10. Standard lens (CLR) IK08. Consult factory for details.

LENS
- Standard lens (CLR) IK08
- Clear Polycarbonate Lens (CP) IK10

INSTALLATION
- Fixtures must be grounded in accordance with national, state and/or local electrical codes. Failure to do so may result in serious personal injury.

ELECTRICAL
- Universal voltage, 120 through 277V with ±10% tolerance. Driver is Underwriters Laboratories listed.
- High voltage configurations, 347/480, Driver is 0-10V dimming interface for multi-level illumination options. Driver is Underwriters Laboratories listed.
- "Thermal Shield", secondary side, thermistor provides protection for the sustainable life of LED module and electronic components.
- Drivers shall have greater than a 0.9 power factor, less than 20% harmonic distortion, and be suitable for operation in -40°C to 40°C ambient environments.

ELECTRICAL CONTINUED
- Luminaire shall be capable of operating at 100% brightness in a 40°C environment. Both driver and optical array have integral thermal protection circuitry that shall prevent early detection of temperatures in excess of 85°C.
- Surge protection: 10,000k in parallel, 20,000k in series.
- Wiring: No. 18AWM rated 105°C, wet rating.

CONTROLS
7PIN
- Fully gasketed and wired 7-pin receptacle option. Easy access location above the electrical compartment. 7-pin construction allows for a user-defined interface and provides a controlled definition of operational performance. ANSI twist-lock control module by-others.

Standard customer operation modes:
- Traditional on/off photoelectric control.
- 5-pin wireless photoelectric control for added dimming feature.
- 7-pin wireless photoelectric control for for dimming and additional I/O connections for customer use.

(Specifications continued on page 5)

Current

currentlighting.com/kimlighting
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HOUSING

UR28

Model	LED Engine	CCT/CRI	Distribution	Rotation	Voltage
UR28 Ouro	**No Lens or Clear Lens**	**AM *** Amber 590nm	**No Lens or Clear Lens**	(Blank) Stark for no rotation	**UNV** 120-277V
	96L-155 20,000 lm	**27K8** 2700K, 80 CRI	**FR** Type 1Front Row	L* Optic rotation left	**347** 347V
	96L-170 22,500 lm	**3K7** 3000K, 70 CRI	**2** Type II	R* Optic rotation right	**480** 480V
	96L-185 24,000 lm	**3K8** 3000K, 80 CRI	**3** Type III		
	96L-220 27,000 lm	**3K9** 3000K, 90 CRI	**4** Type IV		
	96L-255 30,000 lm	**35K8** 3500K, 80 CRI	**4W** Type IV Wide		
	96L-315 35,000 lm	**4K7** 4000K, 70 CRI	**5QM** Type V Square Medium		
	HDL - High Diffusion Lens	**4K8** 4000K, 80 CRI	**5QN** Type V Square Narrow		
	114L-160 15,000 lm	**5K7** 5000K, 70 CRI	**5R** Type V Rectangular		
	114L-180 20,000 lm	Consult factory for other CCTs and CRIs	**5W** Type V Wide (Round)		
	114L-265 25,000 lm		**HDL - High Diffusion Lens**		
			3 Type IIIAsymmetric		
			5W Type VSymmetric		

Mounting	Fixture Finish	Control Options	Options	Control Accessories
FM44 Flush mt 330 lb KAT 120 Sq Pole (Specify Finish)	**BLS** Black Gloss Smooth	**7PR TL** 7 pin PCR with twist lock photocontrol	**BC *** Back-light Control	**WIR-RMS/L** LightGrid™ Wireless Fixture Module
FM45 Flush mt 330 lb SAT OD pole, 12" future base	**BLT** Black Matte Textured	**7PR SC** 7 pin PCR with shorting cap	**SF** Single Fuse	**SCH-R** Square Pole, up to 30' MH, Occ. Sensor for Square Pole up to 30' MH
PT24 4" Pole Top mount for 2 3/8" OD x 4" Long Tenon	**DBS** Dark Bronze Gloss Smooth	**7PR** 7 pin PCR, wireless control enabled	**DF** Double Fuse	
PT34 4" Pole Top mount for 2 3/8" OD x 4" Long Tenon	**DBT** Dark Bronze Matte Textured	**AD-03 *** Astro/OM 50% output 11PM to 4AM	**CLR ***** Clear Lens	**SCH-S** Square Pole, up to 30' MH, Occ. Sensor for Square Pole up to 30' MH, Integral Wireless Node (Local* web hub Networked Wireless Control), Integral Automatic Dimming Protocol, Integral Single Pole Motion Sensing, and Bluetooth Programming
PT35 4" Pole Top mount for 2 7/8" OD x 4" Long Tenon	**GTT** Graphite Matte Textured	**AD-03-T *** Astro/OM 50% output midnight to 4 AM	**TPL** Clear Polycarbonate Lens	**NXOFM2/ WSO-UNV**
	LGS Light Grey Gloss Smooth	**AD-04 *** Astro/OM 50% output 10PM to 4AM		
	LGT Light Grey Matte Textured	**NXW** NX Networked Wireless Radio Module NXRM2 and Bluetooth Programming, without Sensor		
	PSS Platinum Silver Gloss Smooth	**WSP-NSF-1 **** Dimming Occ. Sensor for up to 40' MH, 120/277V		
	VGT Verde Green Matte Textured	**WSP-NSF-2 **** Dimming Occ. Sensor for up to 40' MH, 208/240V		
	WHS White Gloss Smooth	**WSP-NSF-3 **** Dimming Occ. Sensor for up to 40' MH, 480V		
	WHT White Matte Textured	**NXWSNSF **** Integral Wireless Enabled Integral NXSNFU-LHC-HM Occupancy Sensor with Automatic Dimming Protocol and Bluetooth Programming		
	Color Option	**NXWSNSF-10 **** Integral Wireless Enabled Integral NXSNFU-HC-HM Occupancy Sensor with Automatic Dimming Protocol and Bluetooth Programming		
	CC * Custom Color			

1. Not available with SQM, SQN, and 5W distributions.
2. Not available with other sensor or wireless control options.
3. Not available with 347V and 480V.
4. 16L only.
5. Please see Delivered Lumens chart on Page 5 for lumen
6. Not available with 96L-235 and the 96L-315 configuration of the 96L-265.
7. ATD rated. Consult factory for details.

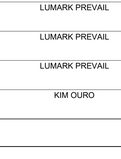
DIMENSIONS

MOUNTING INSTALLATION

Lumark

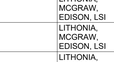
Catalog #	Type
Project	
Comments	Date
Prepared by	

PREVAIL POLE AND FIXTURE COMBO



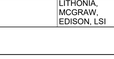
INCLUDED POLE REFERENCE TABLES

1 Fixtures (EPA= 0.75)



Pole Height (Feet)	Wind Zone (MPH) 90	100
15	SSSA415SFM4*	
20	SSSAA20SFM4*	
25	SSSA425SFM4*	SSSSA425SFM4*
30	SSSSA30SFM4*	SSSSM30SFM4*

2 Fixtures (EPA= 1.50)



Pole Height (Feet)	Wind Zone (MPH) 90	100
15	SSSA415SFM4*	
20	SSSAA20SFM4*	
25	SSSA425SFM4*	SSSSA425SFM4*
30	SSSSA30SFM4*	SSSSM30SFM4*

3 Fixtures (EPA= 2.25)

Pole Height (Feet)	Wind Zone (MPH) 90	100
15	SSSA415SFM4*	
20	SSSAA20SFM4*	
25	SSSA425SFM4*	SSSSA425SFM4*
30	SSSSA30SFM4*	SSSSM30SFM4*

4 Fixtures (EPA= 3.00)

Pole Height (Feet)	Wind Zone (MPH) 90	100
15	SSSA415SFM4*	
20	SSSAA20SFM4*	
25	SSSA425SFM4*	SSSSA425SFM4*
30	SSSSA30SFM4*	SSSSM30SFM4*

NOTES:
1. Uses hardware kit POLSSHDWCAYCHAP
2. Uses hardware kit POLSSHDWCAYCHAP

PFPRV PREVAIL POLE AND FIXTURE COMBO

LED

POLE AND FIXTURE COMBO

DIMENSIONS

CERTIFICATION DATA
UL and cUL Wet Location Listed
IP66 Rated
4G/1.5G Vibration Rated
ISO 9001

ENERGY DATA
Electronic LED Driver
-Class A Sound Rating
-<20% Total Harmonic Distortion
-120-277V/50 and 60Hz;
347V/60Hz, 480V/60Hz
-50°C Minimum Temperature Rating
-40°C Ambient Temperature Rating

EPA
Effective Projected Area (Sq. Ft.): 0.75 (1 fixture)

SHIPPING DATA
Approximate Net Weight:
20lbs. (9.08 kgs.) (1 fixture)

TD500029EN
September 10, 2021 10:27 AM

POWER AND LUMENS

Light Engine	C15	C25	C40	C60
Nominal Power (Watts)	52W	96W	121W	153W
Input Current @ 120V (A)	0.43	0.80	1.09	1.32
Input Current @ 277V (A)	0.19	0.35	0.48	0.57
Type III Lumens	7,111	13,183	17,144	20,050
BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G4
Type IV Lumens	7,068	13,140	17,087	19,984
BUG Rating	B1-U0-G3	B2-U0-G4	B2-U0-G4	B3-U0-G5

LUMEN MAINTENANCE

Ambient Temperature	TM-21 Lumen Maintenance (50,000 Hours)	ThousandLED L70 (Hours)
25°C	> 91.30%	> 194,000
40°C	> 87.59%	> 134,000

LUMEN MULTIPLIER

Ambient Temperature	Lumen Multiplier
10°C	1.02
15°C	1.01
25°C	1.00
40°C	0.99

ORDERING INFORMATION
Sample Number: PFPRV-1-C25-T3-16-NAB

Series *	Number of Fixtures	Light Engine	Distribution	Pole Height	Maximum Wind Zone (MPH)
PFPRV=Prevail Pole and Fixture Combo	**1**=1 **2**=2 **3**=3 **4**=4	**C15**=LED 1,100 Nominal Lumens **C25**=LED 2,200 Nominal Lumens **C40**=LED 17,100 Nominal Lumens **C60**=LED 20,000 Nominal Lumens	**T3**=Type III **T4**=Type IV	**15**=15' **20**=20' **25**=25' **30**=30'	**Blank**=90 **9**=90 **1**=100

Options (Add as Suffix)	Accessories (Order Separately)
N/AB=No Anchor Bolts (Used when ordered separately)	**HS/VERD**=House Side Shield †
MSP/SIM-1=Integrated Sensor for Dimming Operation, 8' - 12' Mounting Height	
MSP/SIM-L30=Integrated Sensor for Dimming Operation, 30' Mounting Height	
PER=NEMA 7PIN Twistlock Photocontrol Receptacle *	
PER7=NEMA 7PIN Twistlock Photocontrol Receptacle *	

NOTES: 4 AWG# CCT, standard bronze, 120-277V, 0-10V dimming, 2' Standard mount arm included with fixture. Supplied with straight steel shaft, anchor bolts, template, base cover and hardware. 3 HSS not available with CS0 lumen package. Ordered as an option, it will come factory installed. Ordered as a field installable accessory, must order quantity one per optic/LED. ‡ Not available with MSP options.


20' SEWER R/W
ZS-"B/D" RUB-"D"
EX. CLF
EX 8"RCP
EX 18" RCP
EX. TREE
EX. 10" WM
EX 6" PVC
EX 12" RCP
EX. 8" WM
EX. 6" WM
EX. 12" WM
EX. 8" SAN
EX. 6" SAN
EX. 10" WM
EX. 8

Springhill Lake Elementary School

Prince George's County, Maryland
December 12, 2025

Traffic Impact Study

Prepared for:

Prince George's County Public Schools

c/o Perkins Eastman
Jack Chin, AIA
One Thomas Circle, NW, Suite 200
Washington, DC 20005
(202) 212-6050
j.chin@perkinseastman.com

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Professional Certification: I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 29931, Expiration Date: 1/8/2026.



Prepared by:	Carl R. Wilson, Jr., P.E., PTOE, RSP1 Richard Huang, P.E., PTOE

CRW:amr/dal/amr
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EXECUTIVE SUMMARY

- Springhill Lake Elementary School is located at 6060 Springhill Drive in the Greenbelt section of Prince George's County.

- The operational school currently features an enrollment of 766 students.

- As part of the Prince George's County Public Private Partnership (P3), a new 102,837-square foot school with capacity of up to 850 students is proposed to be developed on site.

- This Traffic Impact Study (TIS) has been prepared to satisfy Mandatory Referral requirements set forth by the Maryland-National Capital Park and Planning Commission (M-NCPPC). A total of six intersections, including site access points, were reviewed to determine adequacy.

- Each intersection was found to operate acceptably during the AM peak hour, PM school peak hour, and PM adjacent street peak hour.

- No additional geometric improvements are required in conjunction with this project.

INTRODUCTION AND SUMMARY OF FINDINGS

Study Purpose

The Traffic Group, Inc. has prepared this TIS to quantify the impact the proposed redevelopment and expansion of Springhill Lake Elementary School will have on the surrounding road network in the Greenbelt section of Prince George's County. The subject site is located at 6060 Springhill Drive, east of Cherrywood Lane, south of I-95/I-495.

Based on Prince George's County's P3 requirements, this school will be open for student occupancy in 2028. Access to the site is currently available via three points along Springhill Lake Drive. In the future, the three points will remain, however, they will be slightly repurposed to add a small bus loop and parent pick-up/drop-off area within the parking lot. Each access point currently operates under stop control and is proposed to continue to do so in the future.

Study Criteria/Methodology

This TIS has been prepared in accordance with requirements outlined by the M-NCPPC publication entitled Transportation Review Guidelines (2022). Since this site is being developed by a P3 with Prince George's County Public Schools (PGCPS), it will follow the Mandatory Referral approval process.

A scoping meeting was held with representatives from Prince George's County and the Maryland Department of Transportation State Highway Administration (MDOT SHA) in October 2024. A copy of the correspondence, including all study intersections, can be found in Appendix A.

All traffic data for the site was collected in March 2025 while public schools were in session for a full day of in-person learning. A total of three peak periods are analyzed to coincide with school arrival and dismissal periods and the traditional PM peak hour.

Trip generation for the site is based on existing enrollment and a percentage of thru traffic along Springhill Drive. Observations indicate that significant pedestrian activity occurs and pick-ups/ drop-offs along Springhill Drive occur for the existing school.

Intersection capacity analyses were conducted in accordance with M-NCPPC policy at all intersections using Highway Capacity Manual (HCM) analysis as all intersections are unsignalized. All intersections must exhibit less than 50 seconds of delay to be considered acceptable.

A Transportation Management Plan (TMP) has been developed to provide details on operational strategies that can be used by PGCPS to improve efficiency during arrival and dismissal times. It is included as a section of this TIS.

Scope of Services

The principal scope of services undertaken for this study was as follows:

- Undertake a site inspection to collect physical information concerning the nearby road system, including a compilation of ground level and aerial photos.
- Collect intersection turning movement counts from 6:30–9:30 AM, 1–3 PM, and 4–7 PM on a typical weekday at all study intersections while public school is in session for a full day of in-person learning.
- Review video from the existing site access points to identify existing operational deficiencies.
- Apply a regional growth factor to the surrounding road system as approved within the scoping documentation.
- Review PGAtlas to quantify approved background developments that must be accounted for within this document.
- Develop trip generation forecasts based on existing counts at driveway access points and Springhill Drive.
- Prepare intersection capacity analysis using HCM methodology for all unsignalized intersections within the project area.
- Provide an overall assessment of existing and projected future intersection traffic operations.

Summary of Findings and Recommendations

This TIS will show that all study intersections currently operate with an adequate level of service. In the future, when accounting for the expansion of the Springhill Lake Elementary School, all intersections will maintain low levels of delay throughout the peak period and maintain acceptable operations.

Observations indicate that minimal vehicular traffic utilizes Springhill Drive during school arrival and dismissal periods. Most vehicles on the road were observed to be picking up or dropping off students associated with the school during peak hours. Furthermore, the AM peak, which generally coincides with the adjacent street peak, extended for approximately 45 minutes of the peak hour rather than the traditional shorter times associated with schools. Significant pedestrian activity was observed, which created the largest traffic delays within the study area.

During the school dismissal period, operations occurred over a very short amount of time and had little impact on surrounding traffic.

Because of the relatively low traffic volumes, no road improvements are necessary in conjunction with this project. The existing road system is capable of supporting the development as proposed.

The data and methodology used to obtain these conclusions is detailed in the sections that follow.

EXISTING TRAFFIC CONDITIONS

Site Information

Springhill Lake Elementary School is located on the north side of Springhill Drive, east of Cherrywood Lane and south of I-95/I-495 in the Greenbelt section of Prince George's County. The site features an operational elementary school with an existing student population of 766. School is currently in session between the hours of 7:30 AM to 1:40 PM.

Access to the property is currently available via three points along Springhill Drive. The east and west access points form a loop, however, observations indicate that this area serves as parking for the school only. An additional parking area is served by a third access point located near the west boundary of the site. Each access point operates under stop control. An aerial photograph showing the site can be found in Figure 1.

Study Area

Based upon scoping correspondence with representatives from M-NCPPC, Prince George's County agencies, and MDOT SHA, the following intersections were identified to be included within this analysis:

1. Springhill Drive at Cherrywood Lane
2. Springhill Drive at West School Access
3. Springhill Drive at Cherrywood Terrace/Springhill Lake Egress
4. Springhill Drive at East School Access
5. Springhill Drive at Springhill Lane
6. Springhill Drive at Edmonston Road

A map showing the general area and study intersections can be found in Figure 2.

Springhill Drive is a two-lane, undivided roadway extending for the distance of the study area from Cherrywood Lane easterly to Edmonston Road for a total distance of approximately one-half mile. In the vicinity of Springhill Lake Elementary School, the posted speed limit is 25 MPH. This area features access to multiple apartment complexes on both the north and south sides of the roadway.

Aside from minor widening that occurs for a distance of approximately 200 ft west of Edmonston Road, there are no auxiliary lanes identified at any of the study intersections. Adequate width is available to support parking along Springhill Drive and pick-up/drop-off operations associated with Springhill Lake Elementary School.

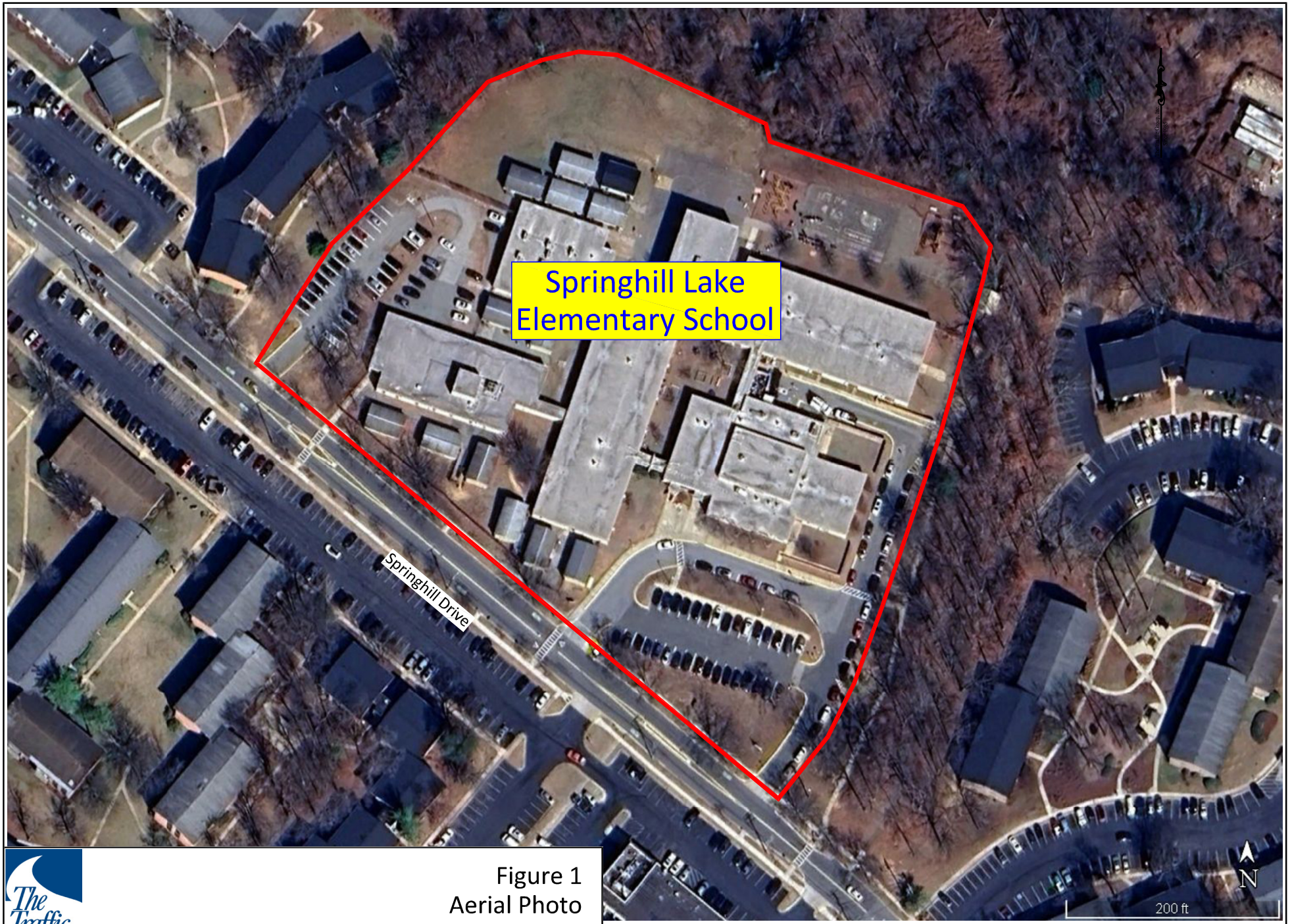
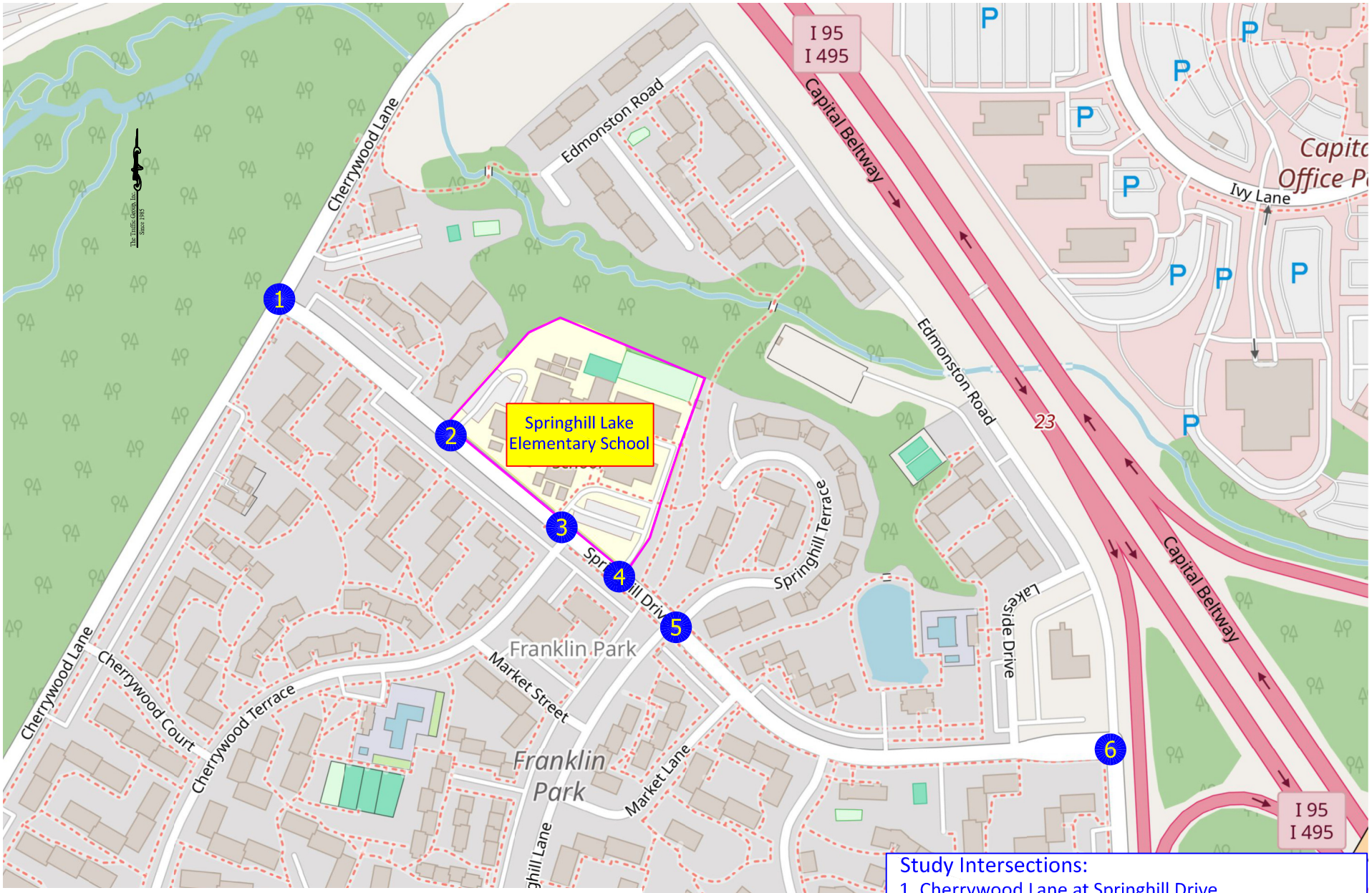


Figure 1
Aerial Photo

The Traffic Group®

Rh, 230534\INITIAL\Springhill Lake ES\SpringhillLake.dwg-LOC_AERIAL, F09/23/25



Study Intersections:
1. Cherrywood Lane at Springhill Drive
2. Springhill Drive at School West Access
3. Springhill Drive at Cherrywood Terrace/School Access
4. Springhill Drive at School East Access
5. Springhill Drive at Springhill Lane
6. Springhill Drive at Edmonston Road

The Traffic Group®

Figure 2
Location Map for Site and
Study Intersections

Rh, 230534\INITIAL\Springhill Lake ES\SpringhillLake.dwg-LOC_ST, F09/23/25

All study intersections operate under stop control. There are no traffic signals within the study area.

Sidewalk is available on both sides of Springhill Drive throughout the study area. Crosswalks are marked at most intersections and several mid-block locations.

Figure 3 provides details on the existing lane use, traffic control, and pedestrian facilities at each of the study intersections. Aerial photographs can be found in Appendix B, which provide further detail and context to the study intersections.

Traffic Volumes

Intersection turning movement counts were collected on Tuesday, March 4, 2025, at each of the study intersections between the hours of 6:30–9:30 AM, 1–2:30 PM, and 4–7 PM. The hours were selected to coincide with arrival and dismissal periods for the school as well as the traditional PM peak. Based on observations of the surrounding road system, a common AM school peak hour of 7–8 AM was utilized and a common PM peak hour of 1:30–2:30 PM was utilized. The adjacent street PM peak hour was considered for each individual intersection and varies by location. The arrival and dismissal times coincide with actual observed school bell times.

All existing peak hour traffic volumes are shown in Figure 4. Complete details on the turning movement counts can be found in Appendix B.

A review of Figure 4 shows that relatively low traffic volumes were observed along Springhill Drive during each of the peak periods. Observations, which will be further detailed in the next section, show a significant portion of the traffic volume along the roadway was associated with school operations.

Pedestrian volumes were counted at the time of the vehicular turning movement counts. The hourly volumes are shown in Figure 5. As detailed, the pedestrian volume opposite Cherrywood Terrace is significant during both peak hours. This is a result of many students residing in the immediately adjacent area. Furthermore, many students were observed to be accompanied to school by parents or guardians who returned home after drop-off periods.

Site Observations

School Ingress

- At 7 AM, cones were placed out at the main access point by a crossing guard. The cones were moved as needed to allow faculty/staff to park within the parking lot.

- The parking lot was well occupied at the beginning of the observation period.

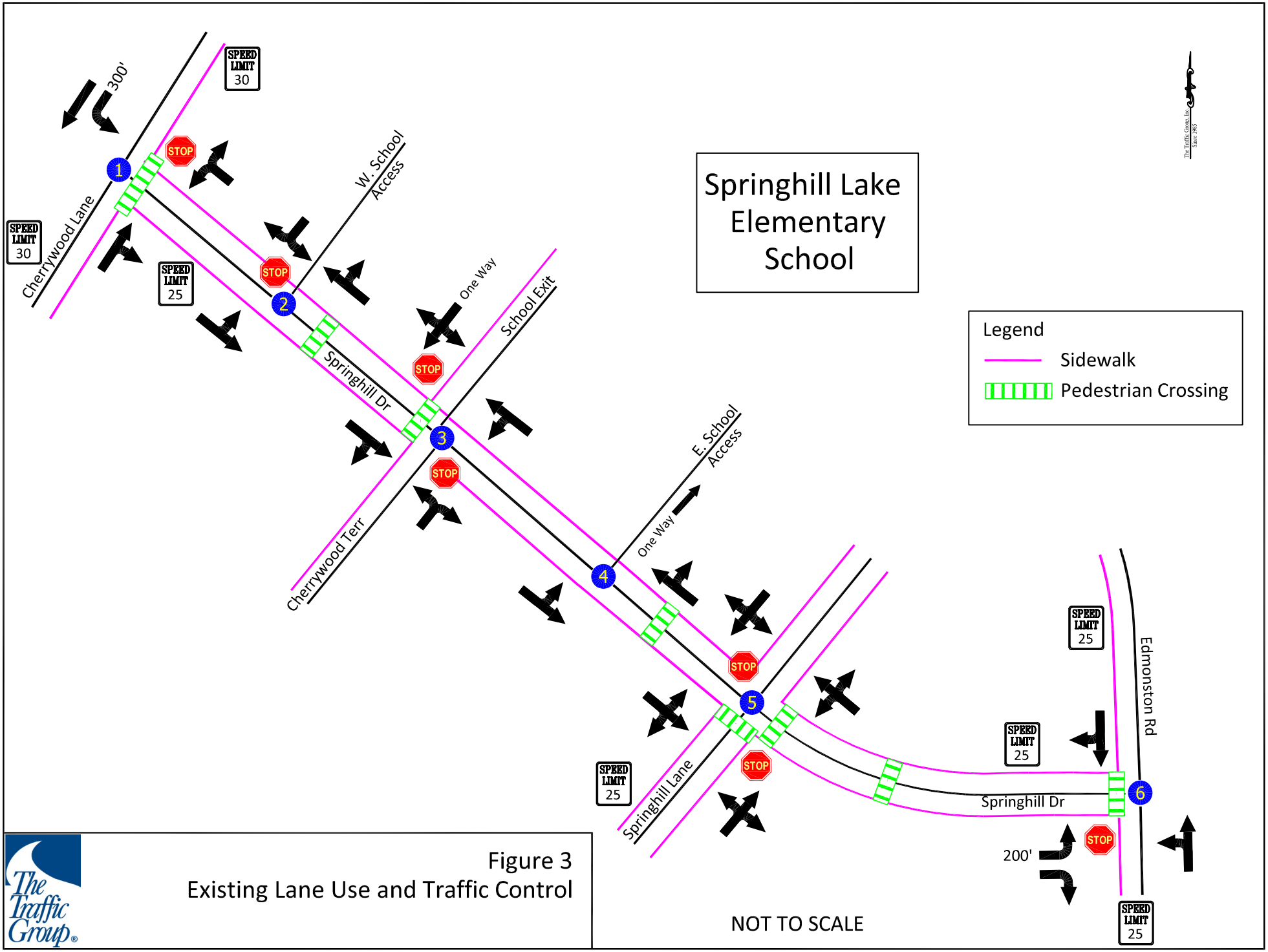


Figure 3
Existing Lane Use and Traffic Control

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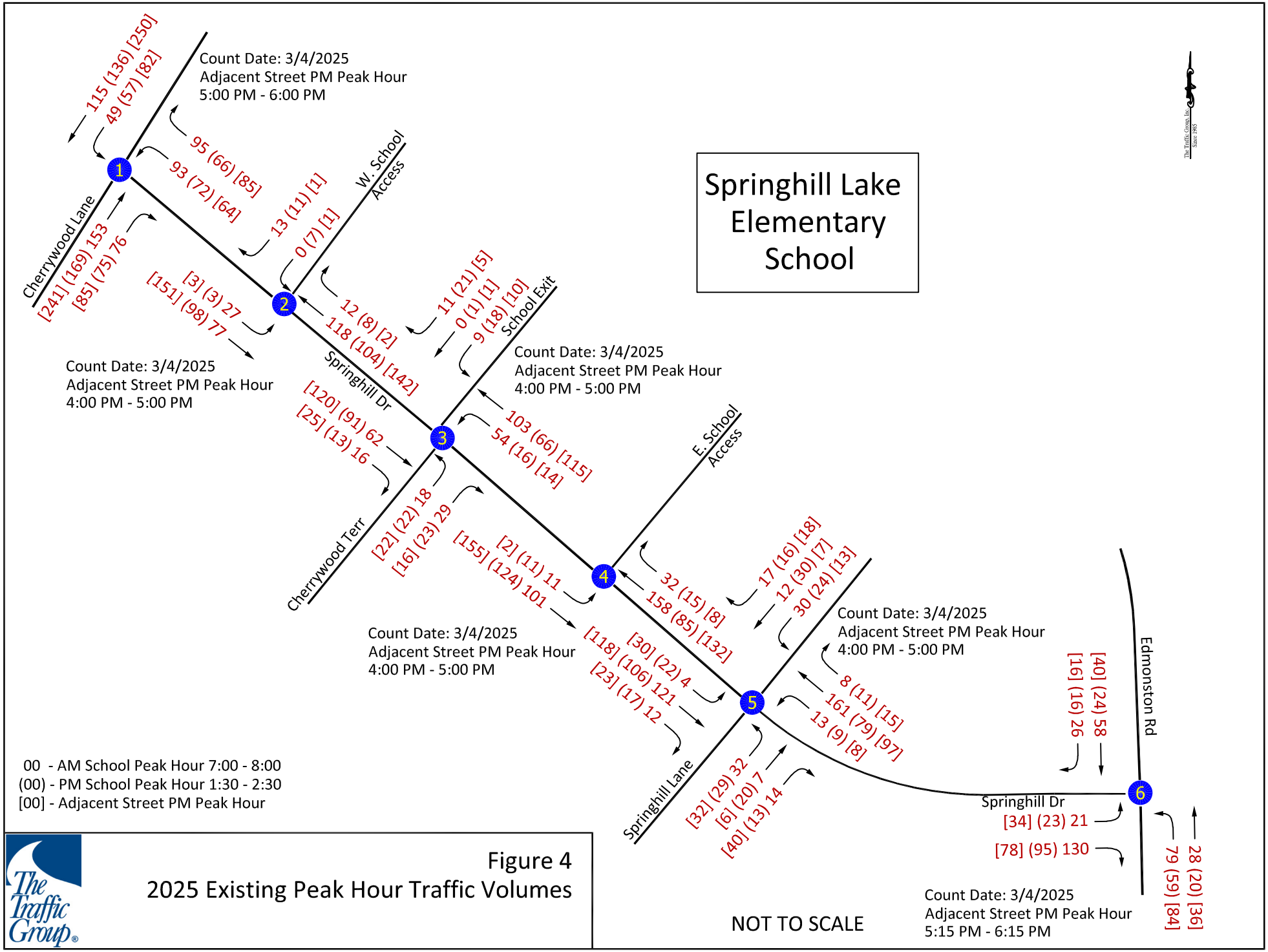


Figure 4
2025 Existing Peak Hour Traffic Volumes

Rh, 230534\INITIAL\Springhill Lake ES\SpringhillLake.dwg-EXIST, F04/16/25

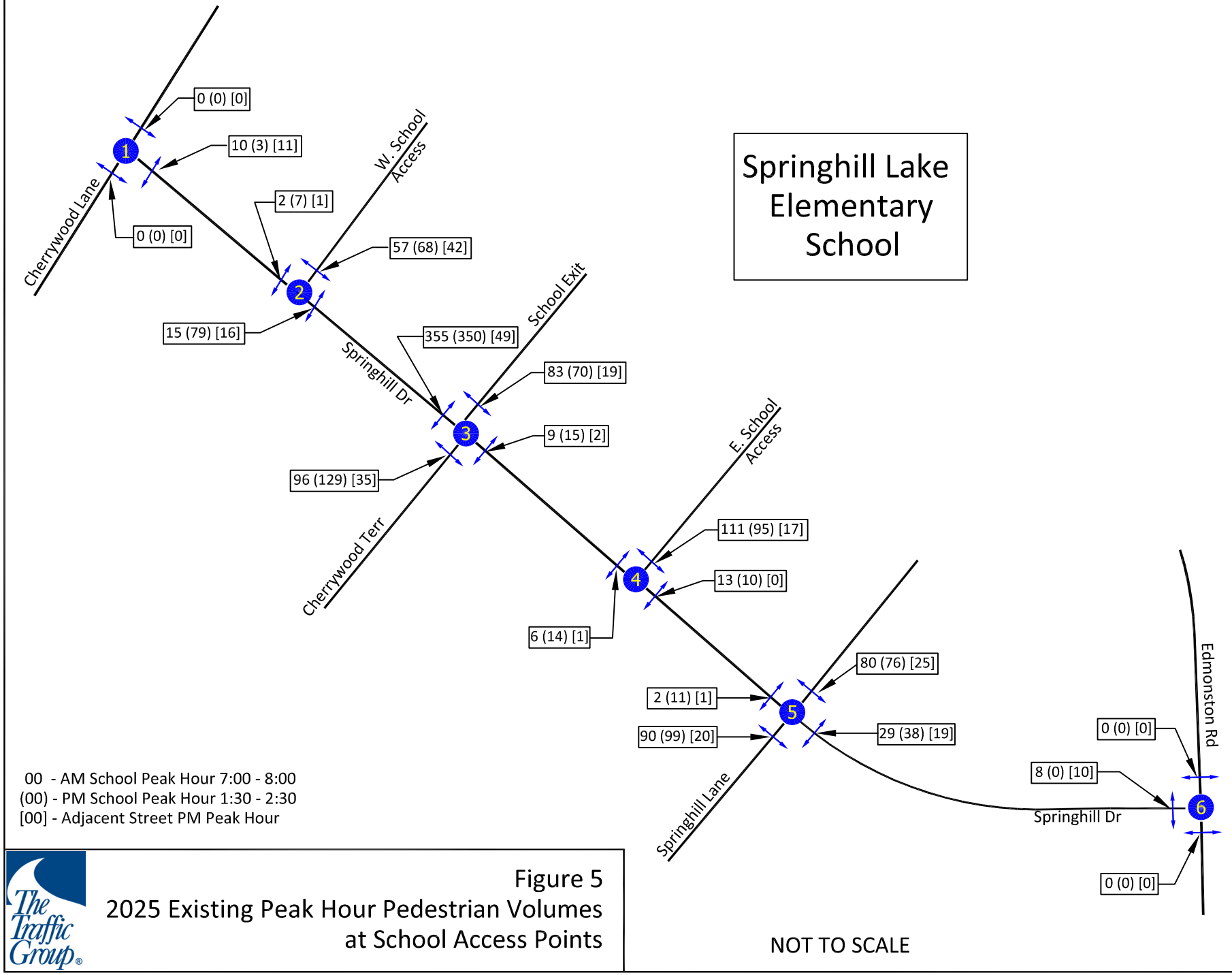


Figure 5
2025 Existing Peak Hour Pedestrian Volumes at School Access Points

Rh, 230534\INITIAL\Springhill Lake ES\SpringhillLake.dwg-PED, F04/16/25

- At 7:05 AM, drop-offs were observed to begin along Springhill Drive.
- U-turns were observed to occur in the street periodically after drop-offs.
- Mid-block crossings were observed to occasionally occur.
- During drop-offs within the street, most cars were able to pass if they were not associated with the school.
- As many as six cars were observed to be dropping off at one time around 7:30 AM.
- At 7:41 AM, a county bus was observed to cross the double-yellow line to bypass queued traffic.
- At 7:42 AM, the crossing guard left the post.
- On-street drop-offs were generally complete by 7:49 AM.
- The overall AM peak was observed to extend throughout a 45-minute period without a significant vehicular impact observed.
- At 1:37 PM, vehicles were observed to queue in front of the school.
- A second Prince George's County bus was observed to cross the double-yellow line at 1:41 PM.
- Heavy pedestrian activity was observed to begin at 1:42 PM.
- Frequent mid-block crossings were observed during the PM peak.
- Many school children appeared to be escorted to and from school by parents or guardians.
- Very few pickups were observed to occur along the road.
- A minor eastbound queue was observed to occur at 1:50 PM, which was a result of pedestrian crossings at adjacent crosswalks. This queue was clear by 1:54 PM, lasting less than 4 minutes.

Crosswalk to East of Site

- At the adjacent crosswalk, crossings were observed to begin at 7:03 AM to the east.
- Larger groups of students began crossing at around 7:15 AM.

- High compliance was observed at this location along with vehicular yielding/stopping for pedestrians.

- Heavy activity was complete by approximately 7:35 AM, lasting for approximately 20 minutes.

- Minimal activity was observed during the afternoon extending from approximately 1:35 PM with heaviest activity around 1:45 PM and complete by about 1:55 PM.

School Egress

- At the school egress, significant volumes of pedestrians were observed crossing at one time. The crossing guard at this location arrived at 7 AM and left at 7:34 AM. There was still pedestrian activity extending until about 7:48 AM.

- The crossing guard stopped vehicular traffic for significant periods of time to accommodate pedestrian activity, extending 2 minutes or more. During this time, minimal vehicular traffic was impacted.

- During the PM peak, activity began around 1:30 PM. The crossing guard arrived on site at 1:35 PM.

- School exiting traffic began at approximately 1:41 PM.

- Heavy pedestrian activity was complete by 1:53 PM, and the crossing guard exited the facility at about 1:58 PM. The total heavy activity lasted for about 6–7 minutes during the PM peak.

BACKGROUND TRAFFIC CONDITIONS

Design Year

In conjunction with the P3 with PGCPS, the opening of Springhill Lake Elementary School will occur in September 2028. A 1% annual growth rate was applied to all thru movements for a three-year period. Figure 6 summarizes the regional traffic growth.

PGAtlas was reviewed to confirm that no background developments have been approved in the vicinity of this site that are expected to impact study intersections. Figure 7 shows the PGAtlas screenshot of the area.

The Detailed Site Plan (DSP) for Beltway Plaza Phase I was approved in 2021. A review of the file shows some improvements are proposed to MD 193 (Greenbelt Road), but no additional modifications are shown along Cherrywood Lane. Additionally, with completion of the re-development of Springhill Lake Elementary School occurring in 2028, it is unlikely that Beltway Plaza Phase I will be complete. As a result, no impact to the study intersections is projected.

Background Traffic

Since no background traffic was identified, the regional growth was added to the existing peak hour traffic volumes, which results in the background peak hour traffic volumes detailed in Figure 8.

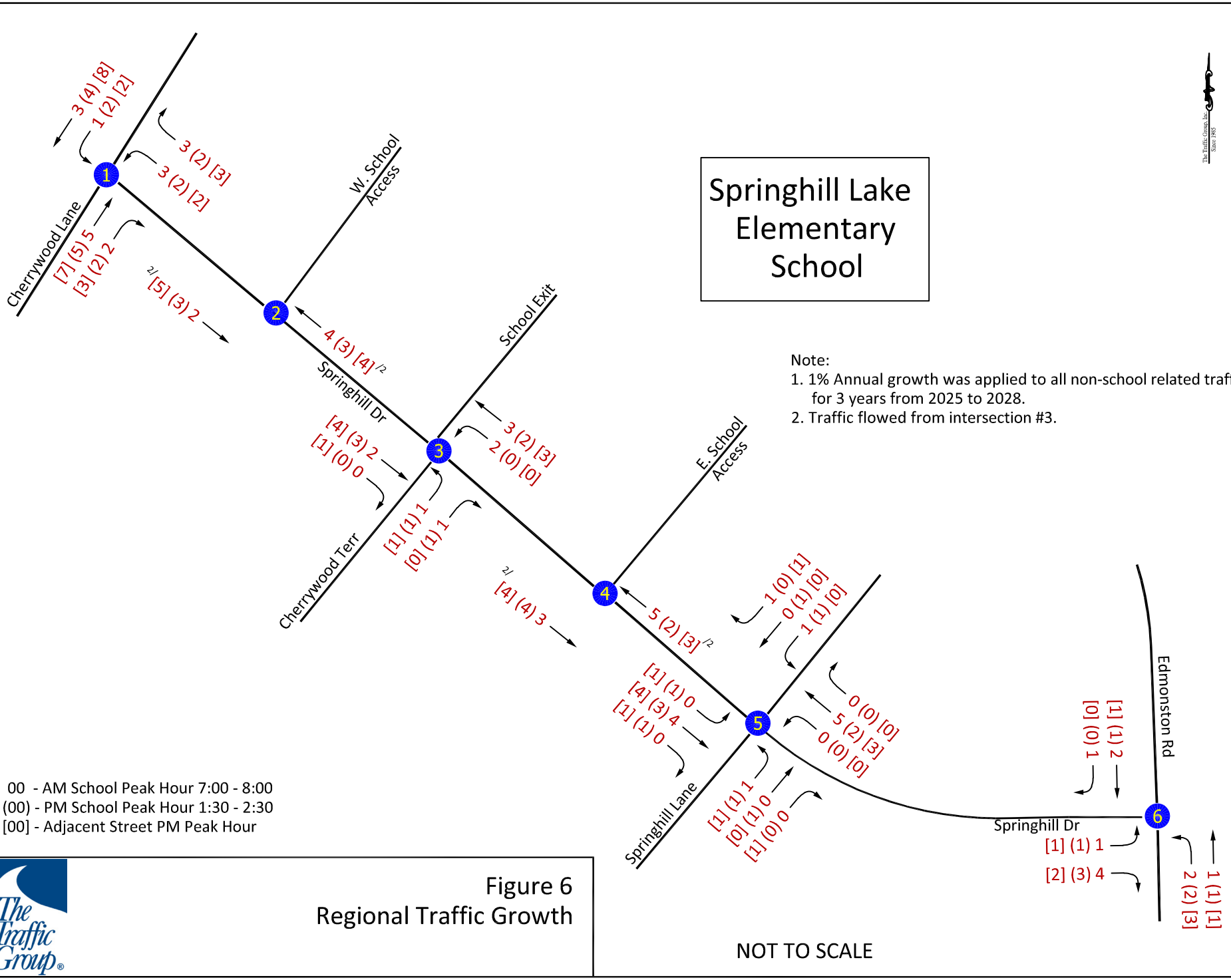


Figure 6
Regional Traffic Growth

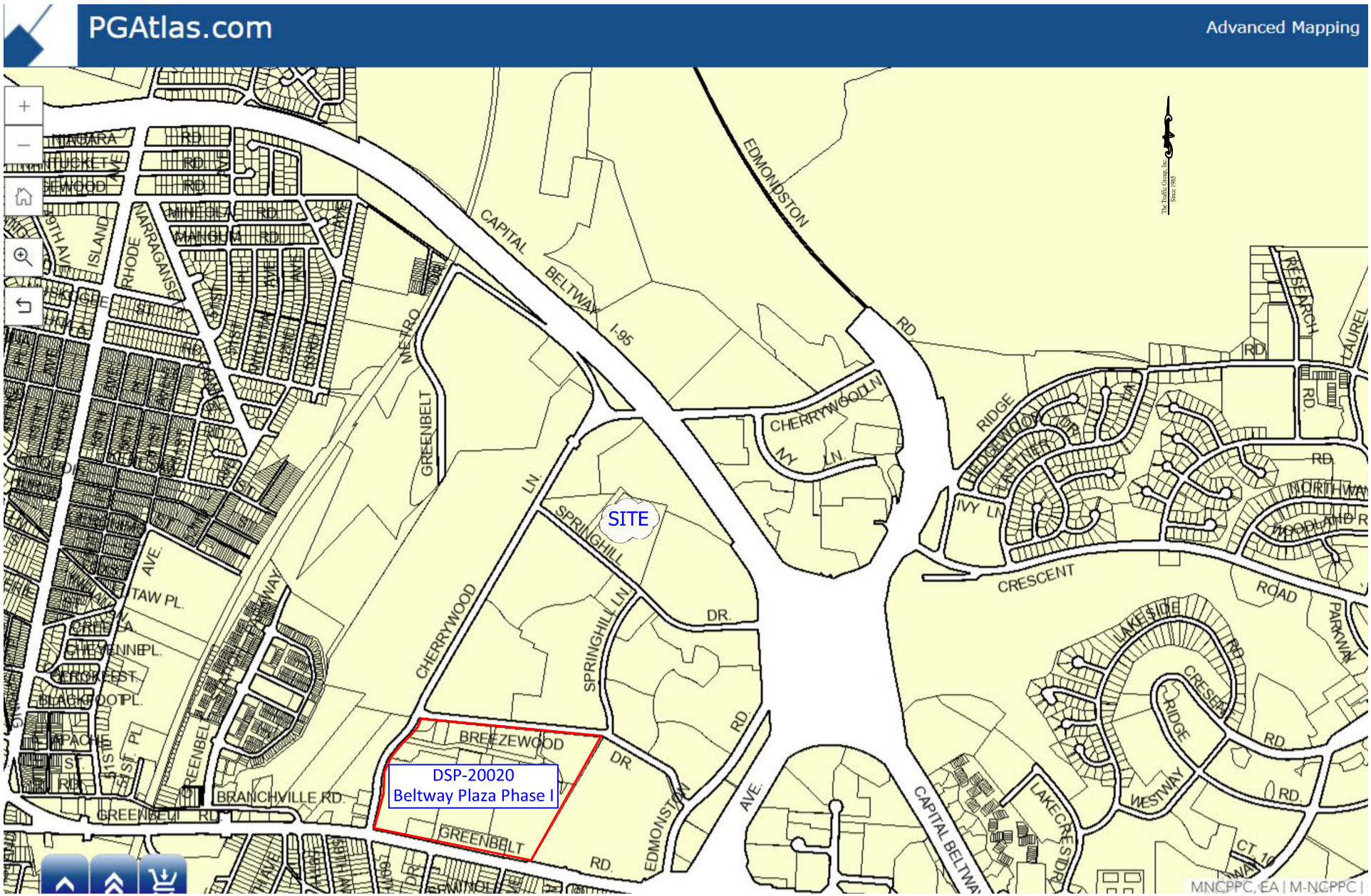


Figure 7
Development Activities
(PGAtlas)

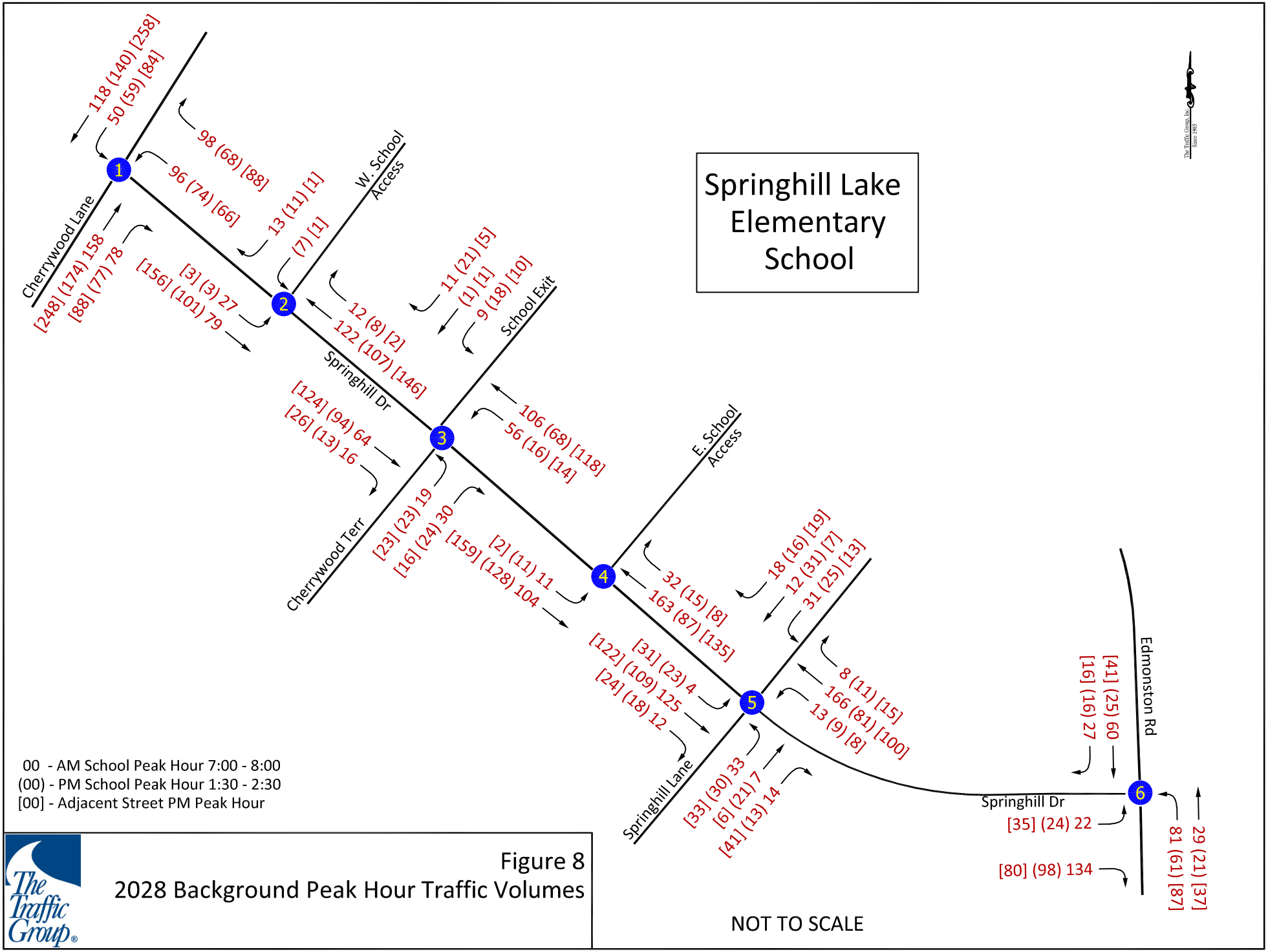


Figure 8
2028 Background Peak Hour Traffic Volumes

Rh, 230534\INITIAL\Springhill Lake ES\New.dwg-BACK, F09/23/25

TOTAL TRAFFIC CONDITIONS

Site Information

Springhill Lake Elementary School is proposed to be redeveloped on its existing site. Access to the facility is proposed via a total of three points along Springhill Drive. They include a bus loop at the east portion of the site and a passenger vehicle driveway at the west site access point. Figure 9 includes a site plan showing the proposed plan.

It is important to note, a pick-up/drop-off area is proposed for students within the school site. This addition will eliminate the potential for pick-ups and drop-offs to occur along Springhill Drive. In conjunction with the bus loop, the existing crosswalk spanning Springhill Drive at Cherrywood Terrace will be relocated to the west to align with the access point.

Trip Generation/Distribution

In conjunction with the modifications to the site access point, an adjustment was made to existing traffic volumes to account for a redirection onto the site access point, which will occur with the addition of an on-site pick-up/drop-off loop. Figure 10 shows the turning movements that are projected to occur at the west school access point and bus loop in conjunction with this modification. Adding the adjusted traffic volumes to the background peak hour traffic volumes results in the adjusted background peak hour traffic volumes as shown in Figure 11.

Observations indicated that approximately 75% of thru traffic along Springhill Drive was associated with the school. As a result, trip generation for the existing site was developed based on counting turning movements at the site access points and adding 75% of the thru traffic. The volumes were then compared to the existing enrollment of 766 students to develop a trip rate during the AM and PM dismissal periods and the traditional PM peak.

As shown in Table 1, an additional 50 AM peak hour trips, 40 school PM peak hour trips, and 13 adjacent street PM peak hour trips are projected to be generated by the expansion. Trip distribution was based on data contained in ITE's Trip Generation (11th Edition) for Land Use Code 520 (Elementary School). As noted above, there is significant pedestrian activity at this location oriented to and from adjacent residential developments. As a result, this method of trip generation most accurately reflects the projected increases.

The new site trips were then distributed to the road system as shown in Figure 12. Adding the new trips to the adjusted background peak hour trips results in the 2028 total peak hour traffic volumes as shown in Figure 13.



FIGURE 9
SITE PLAN

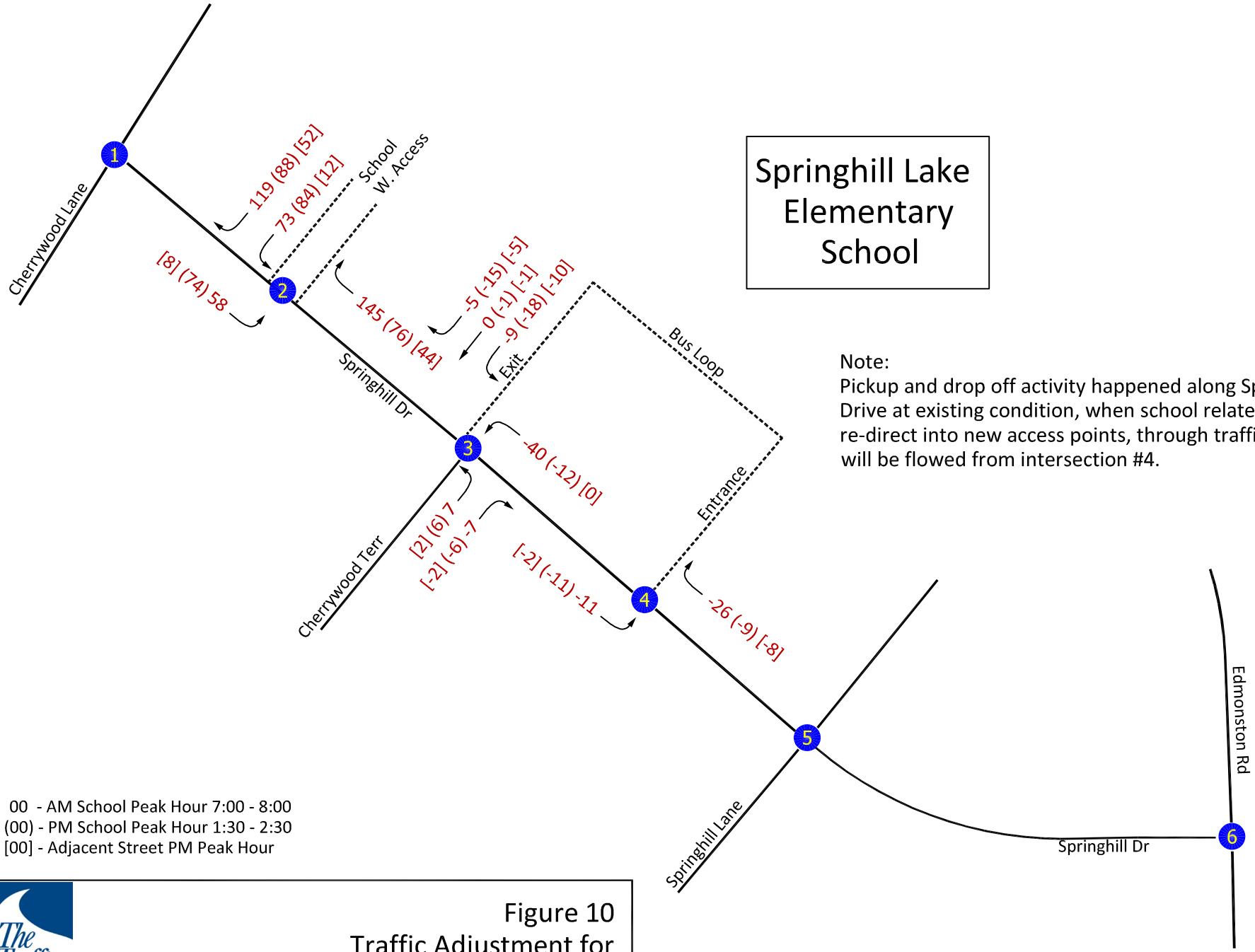


Figure 10
Traffic Adjustment for
New School Access Points

Rh, 230534\INITIAL\Springhill Lake ES\New.dwg-ADJ, F09/23/25

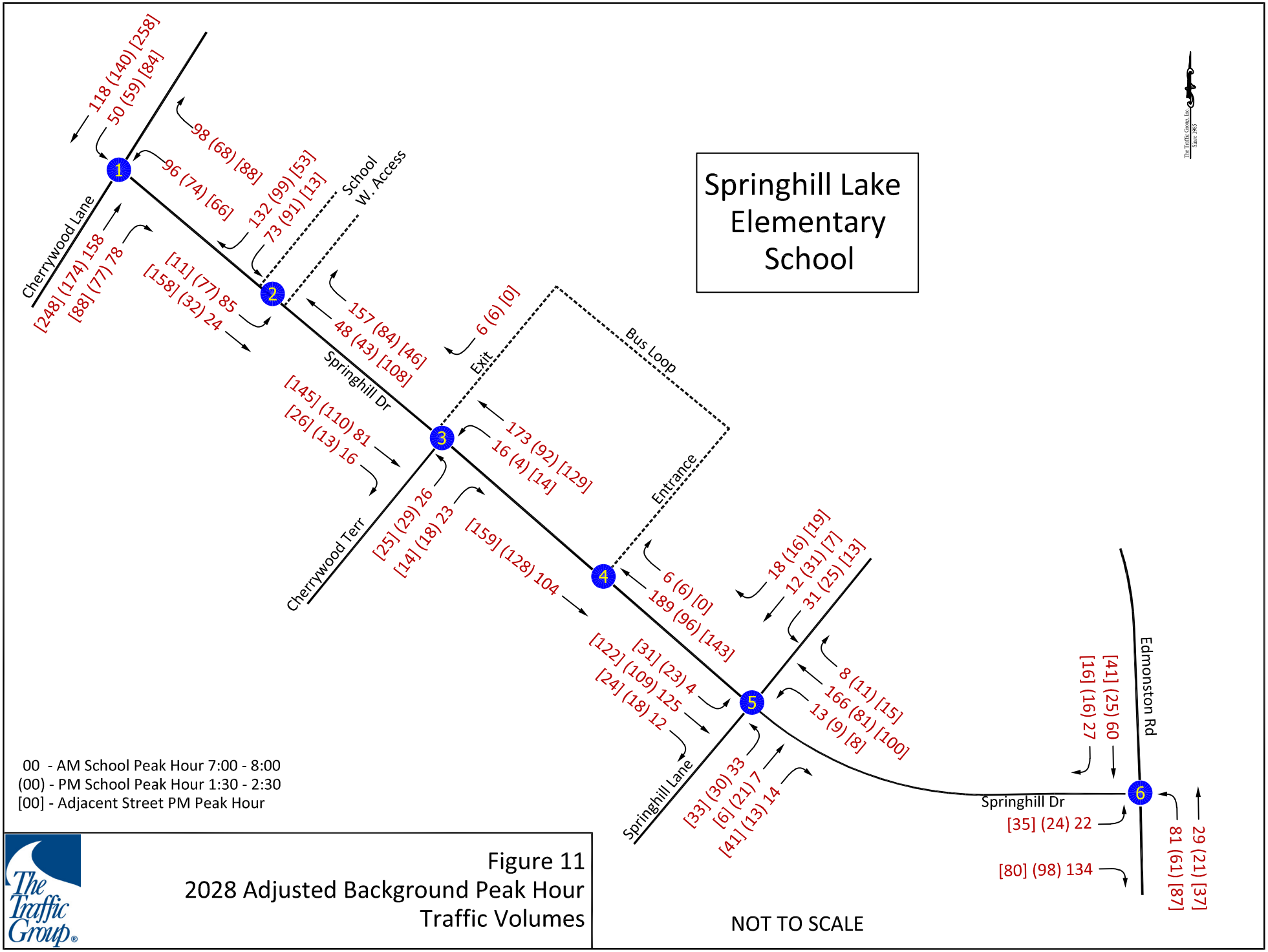


Figure 11
2028 Adjusted Background Peak Hour Traffic Volumes

Rh, 230534\INITIAL\Springhill Lake ES\New.dwg-BACKADJ, F09/23/25

Table 1 - Trip Generation For Spring Hill Lake Elementary School

Inbound Traffic from West of School	Right in	Thru	School Related (75% of Thru)	Total School Related Trips (100% Right in + 75% Thru Traffic)
AM	27	77	58	85
PM	3	98	74	77

Inbound Traffic from East of School	Right in	Thru	School Related (75% of Thru)	Total School Related Trips (100% Right in + 75% Thru Traffic)
AM	32	158	119	151
PM	15	85	64	79

Inbound Traffic from Cherrywood Terr	Right Out	Left Out		Total School Related Trips (25% Right + 25% Left)
AM	29	18		12
PM	23	22		11

Land Use	Size	AM School Peak Hour		
		In	Out [1/]	Total
Existing Enrollment	766 Students	248	211	459
	Trips/Student	0.324	0.276	
Proposed Future Capacity	850 Students	275	234	509
Increased Trips Due To Expansion		***27***	***23***	***50***

Land Use	Size	PM School Peak Hour		
		In	Out [2/]	Total
Existing Enrollment	766 Students	167	196	363
	Trips/Student	0.218	0.256	
Proposed Future Capacity	850 Students	185	218	403
Increased Trips Due To Expansion		***18***	***22***	***40***

Land Use	Size	Adjacent Street PM Peak Hour [3/]		
		In	Out	Total
Existing Enrollment	766 Students	57	66	123
	Trips/Student			0.16
Proposed Future Capacity	850 Students	63	73	136
Increased Trips Due To Expansion		***6***	***7***	***13***

Note:

1.Traffic in/out ratio 54%/46% obtained from ITE Land Use Code 520 Peak Hour Generator.

2.Traffic in/out ratio 46%/54% obtained from ITE Land Use Code 520 Peak Hour Generator.

3. Trip generation rates obtained from ITE Land Use 520 for Adjacent Street 4-6 PM.

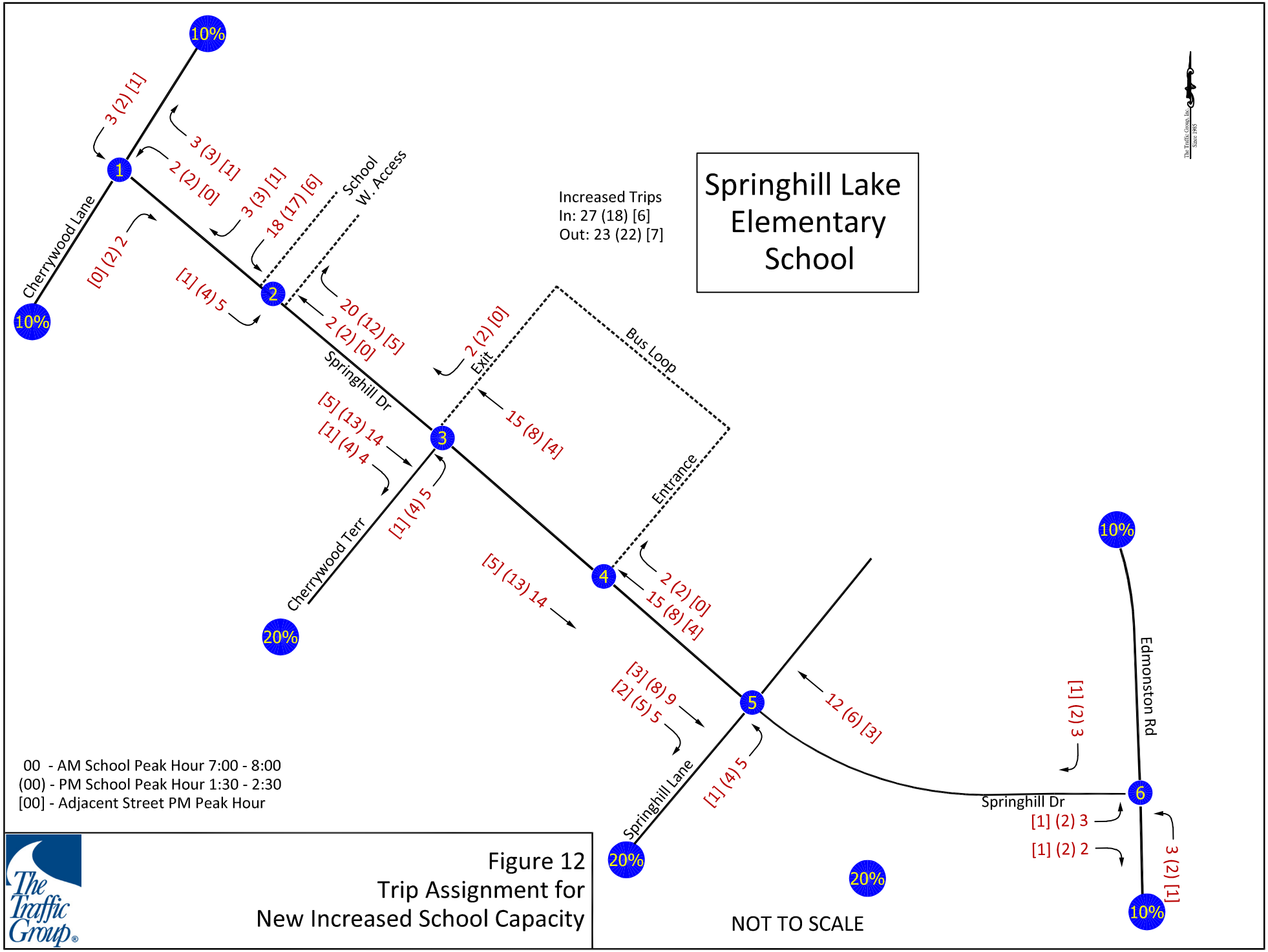


Figure 12
Trip Assignment for
New Increased School Capacity

Rh, 230534\INITIAL\Springhill Lake ES\SpringhillLake.dwg-STN, F04/17/25

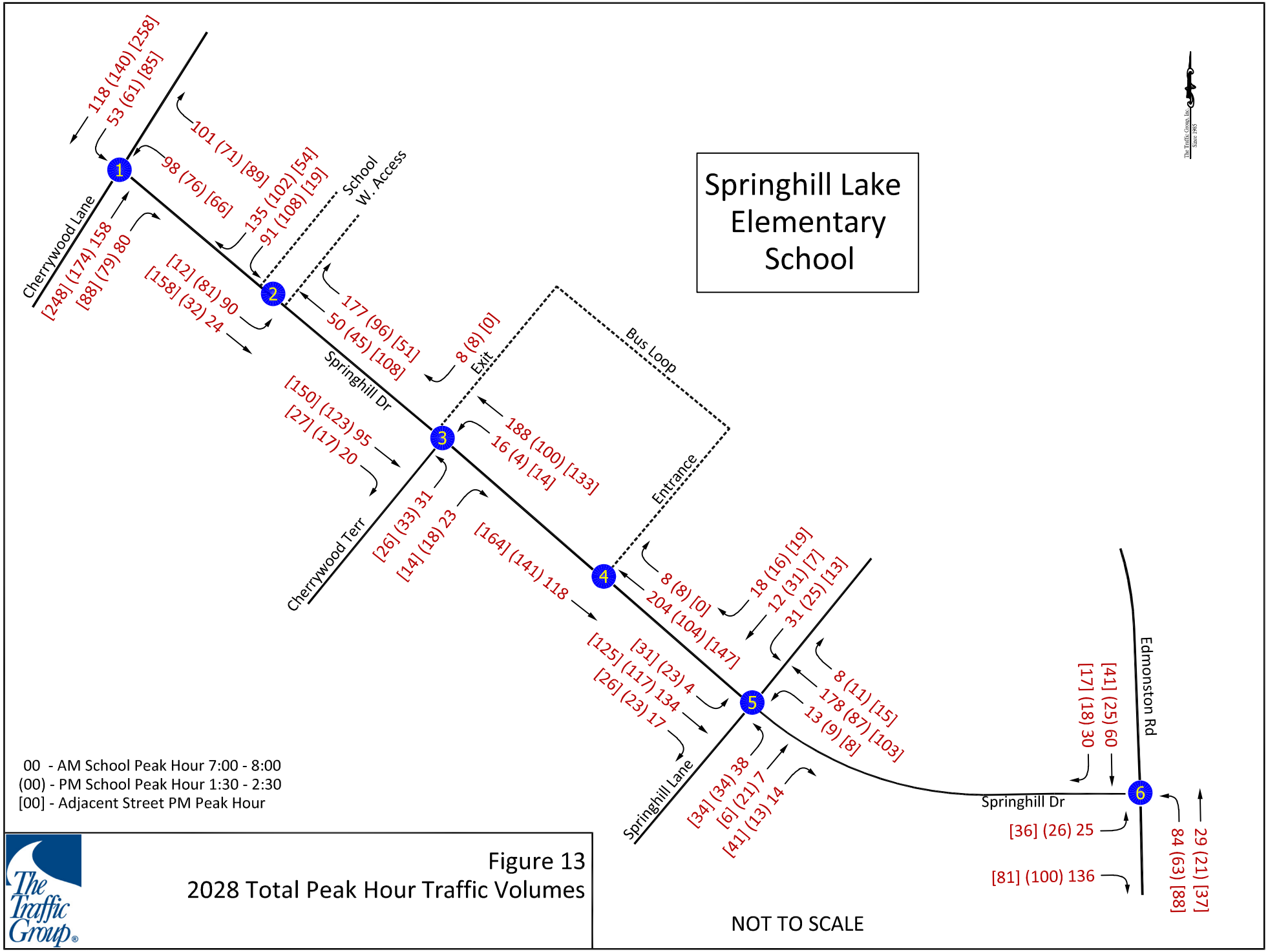


Figure 13
2028 Total Peak Hour Traffic Volumes

Rh, 230534\INITIAL\Springhill Lake ES\SpringhillLake.dwg-TOT, F04/17/25

INTERSECTION CAPACITY ANALYSIS

All study intersections for this project are unsignalized. As a result, HCM analysis is required. M-NCPPC indicates that with delays of 50 seconds or less, the intersection is considered to be adequate. The overall levels of service for HCM are summarized in Table 2.

Table 2 – HCM LOS Standard for Unsignalized Intersection

LOS	Control Delay (Seconds/Vehicle)
A	≤10
B	>10 and ≤15
C	>15 and ≤25
D	>25 and ≤35
E	>35 and ≤50
F	>50

HCM analysis was undertaken for each intersection and is summarized in Tables 3, 4, and 5 for the AM school peak hour, PM school peak hour, and adjacent street PM peak hour, respectively. Complete intersection capacity worksheets can be found in Appendix C.

A review of Tables 3, 4, and 5 shows minimal delay is expected at each of the site access points. This is a result of the AM peak hour, which extends for an existing period of approximately 45 minutes. The PM peak hour, while quicker, results in significantly fewer vehicular trips. Traffic along Springhill Drive was found to be light, which allowed for minimal associated traffic delay. Figure 14 summarizes the recommended future lane use.

Site Circulation

Under existing conditions, all parent pick-ups and drop-offs occur along Springhill Drive. In the future, this will be modified to allow for a pick-up and drop-off area on the school site. Figure 15 shows the area with which vehicles can queue and drop off school children.

Significant pedestrian activity was also observed at the site. It is recommended that crossing be consolidated with the existing crossing guards along site frontage, as the relocated crosswalk near Cherrywood Terrace. Figure 16 details the recommended pedestrian path.

Table 3 – Summary of Intersection Capacity Analysis – School AM Peak Hour

School AM Peak Hour	Traffic	HCM - LOS/Delay (seconds)		
Intersection & Movements	Control	Existing Traffic	Adj. Back'd Traffic	Total Traffic
1. Springhill Drive & Cherrywood Lane	Two Way			
WB/LR - Springhill Drive	Stop	B/12.1	B/12.3	B/12.5
SB/L - Cherrywood Lane		A/7.9	A/7.9	A/8.0
2. Springhill Drive & School West Access	Two Way			
EB/LT - Springhill Drive	Stop	A/2.1	A/6.4	A/6.5
SB/LR - School West Access		A/9.1	B/12.5	B/13.6
3. Springhill Drive & Cherrywood Terr/School Access	Two Way			
WB/LT - Springhill Drive	Stop	A/2.7	A/0.7	A/0.7
NB/LR - Cherrywood Terr		A/9.9	B/10.1	B/10.5
SB/LTR - School Access (Bus Exit)		A/10.0	B/10.5	B/10.6
4. Springhill Drive & School East Access (Bus Ent)	Two Way			
EB/LT - Springhill Drive	Stop	A/0.8		
5. Springhill Drive & Springhill Lane	Two Way			
EB/LTR - Springhill Drive	Stop	A/0.3	A/0.3	A/0.2
WB/LTR - Springhill Drive		A/0.6	A/0.6	A/0.6
NB/LTR - Springhill Lane		B/12.7	B/12.9	B/13.6
SB/LTR - Springhill Lane		B/12.5	B/12.7	B/13.1
6. Springhill Drive & Edmonston Rd	Two Way			
EB/L - Springhill Drive	Stop	B/10.6	B/10.7	B/10.8
EB/R - Springhill Drive		A/9.4	A/9.5	A/9.5
NB/LT - Edmonston Road		A/5.7	A/5.7	A/5.8

*Stop-controlled intersection, if no movement exceeds 50 seconds of delay, the intersection is deemed to operate acceptably.

Table 4 – Summary of Intersection Capacity Analysis – School PM Peak Hour

School PM Peak Hour	Traffic	HCM (LOS/Delay (seconds)		
Intersection & Movements	Control	Existing Traffic	Adj. Back'd Traffic	Total Traffic
1. Springhill Drive & Cherrywood Lane	Two Way			
WB/LR - Springhill Drive	Stop	B/11.8	B/12.0	B/12.1
SB/L - Cherrywood Lane		A/8.0	A/8.0	A/8.0
2. Springhill Drive & School West Access	Two Way			
EB/LT - Springhill Drive	Stop	A/0.2	A/5.5	A/5.7
SB/LR - School West Access		A/9.4	B/11.5	B/12.1
3. Springhill Drive & Cherrywood Terr/School Access	Two Way			
WB/LT - Springhill Drive	Stop	A/1.5	A/0.3	A/0.3
NB/LR - Cherrywood Terr		B/10.1	B/10.1	B/10.4
SB/LTR - School Access (Bus Exit)		A/9.7	A/9.9	A/10.0
4. Springhill Drive & School East Access (Bus Ent)	Two Way			
EB/LT - Springhill Drive	Stop	A/0.7		
5. Springhill Drive & Springhill Lane	Two Way			
EB/LTR - Springhill Drive	Stop	A/1.3	A/1.3	A/1.2
WB/LTR - Springhill Drive		A/0.7	A/0.7	A/0.7
NB/LTR - Springhill Lane		B/12.2	B/12.4	B/12.8
SB/LTR - Springhill Lane		B/11.9	B/12.1	B/12.4
6. Springhill Drive & Edmonston Rd	Two Way			
EB/L - Springhill Drive	Stop	B/10.2	B/10.3	B/10.3
EB/R - Springhill Drive		A/9.6	A/9.6	A/9.7
NB/LT - Edmonston Road		A/5.7	A/5.7	A/5.7

*Stop-controlled intersection, if no movement exceeds 50 seconds of delay, the intersection is deemed to operate acceptably.

Table 5 – Summary of Intersection Capacity Analysis – Adjacent Street PM Peak Hour

Adjacent Street PM Peak Hour	Traffic	HCM (LOS/Delay (seconds)		
Intersection & Movements	Control	Existing Traffic	Adj. Back'd Traffic	Total Traffic
1. Springhill Drive & Cherrywood Lane	Two Way			
WB/LR - Springhill Drive	Stop	B/13.7	B/14.1	B/14.1
SB/L - Cherrywood Lane		A/8.3	A/8.3	A/8.3
2. Springhill Drive & School West Access	Two Way			
EB/LT - Springhill Drive	Stop	A/0.2	A/0.6	A/0.6
SB/LR - School West Access		A/9.7	A/9.7	A/9.9
3. Springhill Drive & Cherrywood Terr/School Access	Two Way			
WB/LT - Springhill Drive	Stop	A/0.9	A/0.8	A/0.8
NB/LR - Cherrywood Terr		B/10.3	B/10.7	B/10.8
SB/LTR - School Access (Bus Exit)		B/10.3		
4. Springhill Drive & School East Access (Bus Ent)	Two Way			
EB/LT - Springhill Drive	Stop	A/0.1		
5. Springhill Drive & Springhill Lane	Two Way			
EB/LTR - Springhill Drive	Stop	A/1.5	A/1.5	A/1.4
WB/LTR - Springhill Drive		A/0.5	A/0.5	A/0.5
NB/LTR - Springhill Lane		B/11.2	B/11.3	B/11.4
SB/LTR - Springhill Lane		B/10.7	B/10.8	B/10.8
6. Springhill Drive & Edmonston Rd	Two Way			
EB/L - Springhill Drive	Stop	B/10.8	B/10.9	B/11.0
EB/R - Springhill Drive		A/8.9	A/9.0	A/9.0
NB/LT - Edmonston Road		A/5.4	A/5.4	A/5.5

*Stop-controlled intersection, if no movement exceeds 50 seconds of delay, the intersection is deemed to operate acceptably.

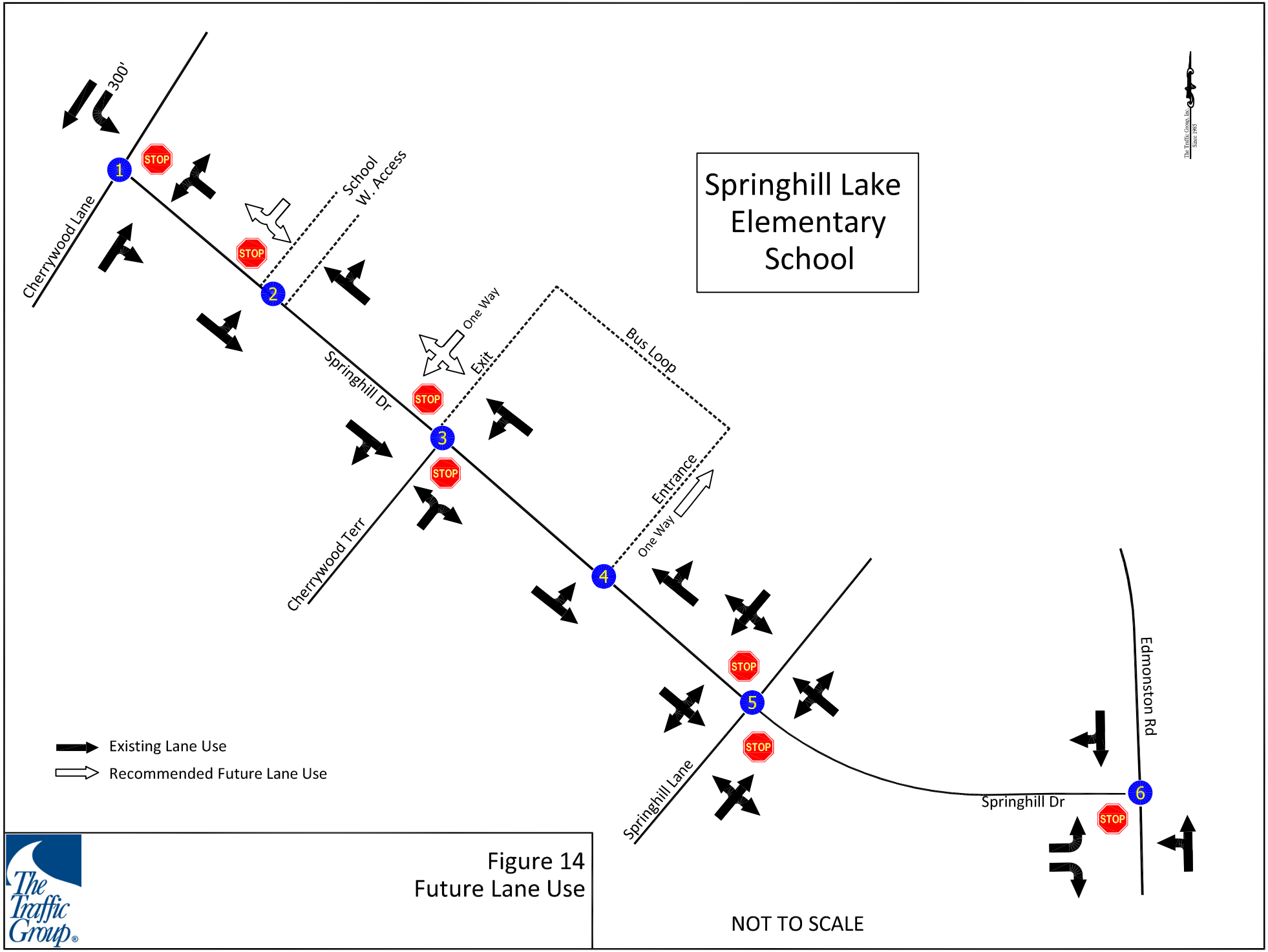


Figure 14
Future Lane Use

SPRINGHILL DR.

0' 100' 200'
GRAPHIC SCALE

Approximate Queuing Total

= Initial Queue

24

Figure 15 On-site Vehicle Queuing

Springhill Lake Elementary School

Aerial images ©Nearmap 2024

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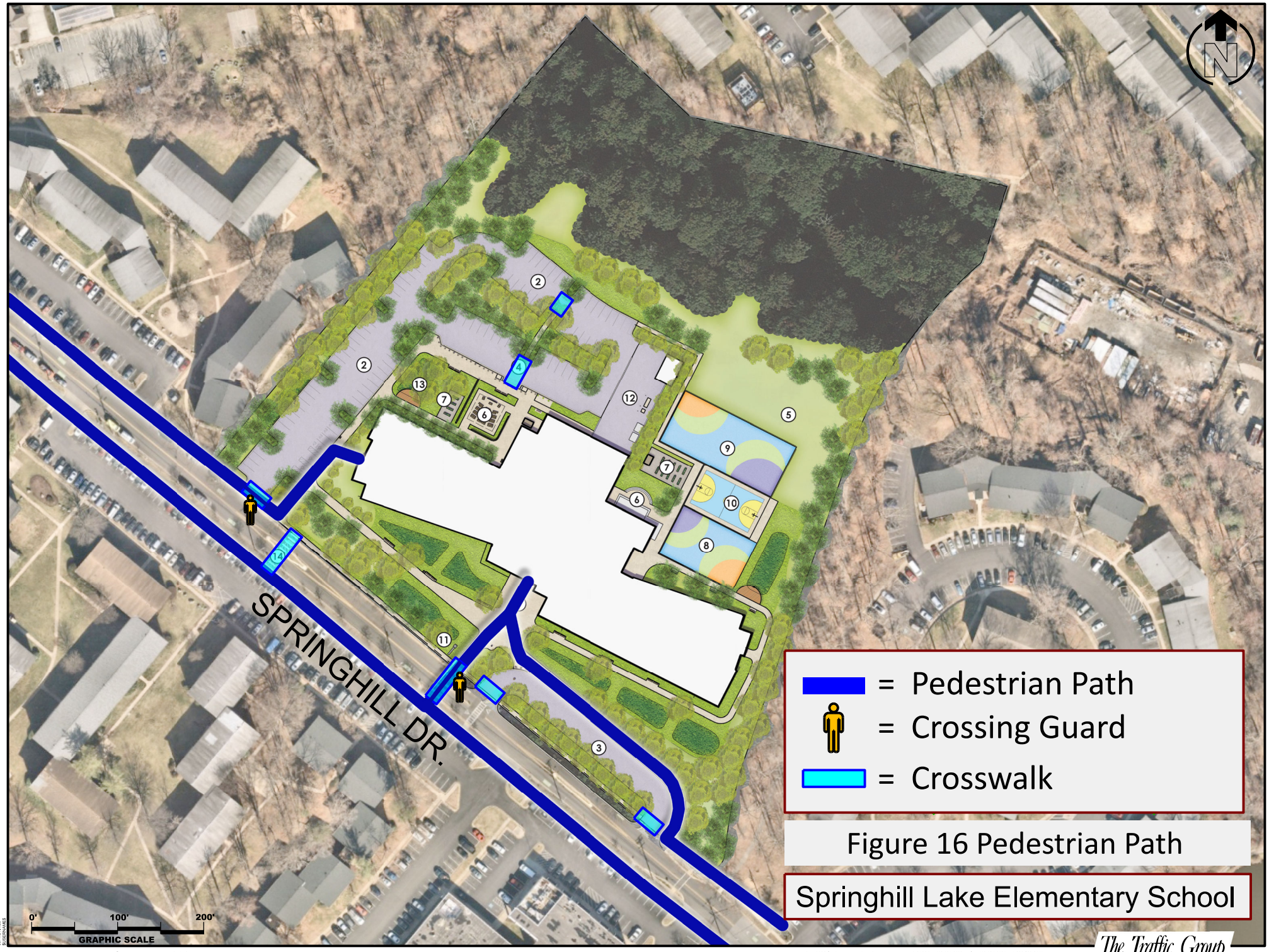


Figure 16 Pedestrian Path

Springhill Lake Elementary School

Aerial images ©Nearmap 2024

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TRANSPORTATION MANAGEMENT PLAN

Study Purpose

Vehicular, pedestrian and bicycle traffic generated by schools features very unique characteristics. Traditional infrastructure improvements which may be adequate for other types of development often do not provide satisfactory operational benefits at schools. As a result, other measures including strategic planning, communication, education and enforcement are needed to safely and effectively manage all modes of traffic during arrival and dismissal times.

This TIS shows that minimal queuing and delay are projected at the site access points to Springhill Drive during arrival and dismissal periods. As a result, geometric road improvements were found to not be needed from a capacity standpoint.

The Traffic Group, Inc. has prepared this TMP to develop recommendations for PGCPS to utilize at Springhill Lake Elementary School to more safely and effectively manage traffic operations. It is important to recognize that adjustments may be needed in the future as the school opens for students to account for actual versus projected traffic demand.

Arrival and Dismissal Periods

The current schedule for Springhill Lake Elementary School has classes that begin at 7:30 AM and dismiss at 1:40 PM. The AM peak coincides with adjacent street peak traffic, however, the PM dismissal will occur prior to the evening peak hour of adjacent traffic which minimizes impact.

As parents drop students off for school in the morning, the process typically occurs efficiently as children exit vehicles and walk into the building. Because of limited on-site space, all pick-ups and drop-offs at this school occur within the shoulder of Springhill Drive. There was not a surge of drop-off activity. Instead, steady drop-offs were observed for 45 minutes prior to the beginning of the school day.

The process in the afternoon was observed to be limited, with relatively few pick-ups, which occurred over a short time. Significant pedestrian activity was observed during both arrival and dismissal times.

Site Circulation

As detailed within the main portion of the TIS, the proposed development will incorporate a new parent pick-up/drop-off loop as well as separate staging for buses. A minimum of 24 passenger vehicles can be queued on site. Additional storage is not feasible at Springhill Lake Elementary School because of limited space on site.

There are many variables that can impact the afternoon queue including:

- Vehicles arriving before dismissal
- Efficiency of dismissal
- Number of vehicles served at one time
- Availability of bus transportation

Because of these variables, a projection cannot be provided. The items within this document are intended to mitigate any potential queuing issues that arise.

Summary of TMP Recommendations

The TIS for Springhill Lake Elementary School did not recommend additional geometric improvements to Springhill Drive to accommodate additional vehicular demand. All future projections of potential site traffic are based on actual observed demand and operational deficiencies.

From a geometric standpoint, the new site is designed to accommodate vehicular traffic with queuing space for approximately 24 vehicles on site will be provided. All passenger vehicle and bus traffic will be separated.

The following measures could be utilized as needed to enhance safety and improve efficiency with regard to traffic operations:

Designate a Transportation Coordinator

A high-level school administrator would typically serve in the role of Transportation Coordinator. The Transportation Coordinator acts as a liaison between the school, the community and DPW+T/DPIE to address any operational concerns that arise. The implementation or elimination of TMP strategies would occur under their supervision as would designation of staff to assist in daily tasks associated with the TMP.

Continue to Utilize Crossing Guards at the Site Access

There will likely be a significant pedestrian volume crossing Springhill Drive and site access driveways from the adjacent residential units. The continued service of a crossing guard will enhance safety for all walkers.

Assign Staff to Pick-Up/Drop-Off Location

Assistance in helping younger children out of personal vehicles in morning can facilitate more efficiency in the drop-off queue. In addition, staff can provide direction to drivers so more than one drop-off can occur simultaneously.

During pick-up in the afternoon, staff could assist in matching students to vehicles which could significantly reduce waiting times.

Parent Education

Instruct parents to not pick up or discharge students within public right-of-way. With new queuing space provided on site, it is expected that all vehicles can be accommodated on site. Education can occur through email, flyers sent home with students, and/or at PTA Meetings.

Provide Clear Communication to Stakeholders

In order for safe, efficient operations on site, it is necessary for stakeholders to understand the strategies that are being implemented. Communication should occur by way of emails, hand-outs to students or other means providing detailed instructions on arrival and dismissal procedures for vehicles and pedestrians, and prohibited actions such as drop-offs along Lamont Drive.

Establish Enforcement Parameters

Inevitably, there will be parents that attempt to avoid following the designated procedures and enforcement may need to occur. It likely would be as simple as the Transportation Coordinator reminding drivers of the preferred locations for pick-up and drop-off or alerting them to preferred strategies.

RESULTS, RECOMMENDATIONS, AND CONCLUSIONS

Study Purpose

The Traffic Group, Inc. has prepared this TIS to quantify the impact the proposed redevelopment and expansion of Springhill Lake Elementary School will have on the surrounding road network in the Greenbelt section of Prince George's County. The subject site is located at 6060 Springhill Drive, east of Cherrywood Lane, south of I-95/I-495.

Based on Prince George's County's P3 requirements, this school will be open for student occupancy in 2028. Access to the site is currently available via three points along Springhill Lake Drive. In the future, the three points will remain, however, they will be slightly repurposed to add a small bus loop and parent pick-up/drop-off area within the parking lot. Each access point currently operates under stop control and is proposed to continue to do so in the future.

Study Criteria/Methodology

This TIS has been prepared in accordance with requirements outlined by the M-NCPPC publication entitled Transportation Review Guidelines (2022). Since this site is being developed by a P3 with PGCPS, it will follow the Mandatory Referral approval process.

A scoping meeting was held with representatives from Prince George's County and MDOT SHA in October 2024. A copy of the correspondence, including all study intersections, can be found in Appendix A.

All traffic data for the site was collected in March 2025 while public schools were in session for a full day of in-person learning. A total of three peak periods are analyzed to coincide with school arrival and dismissal periods and the traditional PM peak hour.

Trip generation for the site is based on existing enrollment and a percentage of thru traffic along Springhill Drive. Observations indicate that significant pedestrian activity occurs and pick-ups/ drop-offs along Springhill Drive occur for the existing school.

Intersection capacity analyses were conducted in accordance with M-NCPPC policy at all intersections using Highway Capacity Manual (HCM) analysis as all intersections are unsignalized. All intersections must exhibit less than 50 seconds of delay to be considered acceptable.

A TMP has been developed to provide details on operational strategies that can be used by PGCPS to improve efficiency during arrival and dismissal times. It is included as a section of this TIS.

Summary of Findings and Recommendations

This TIS has shown that all study intersections currently operate with an adequate level of service. In the future, when accounting for the expansion of the Springhill Lake Elementary School, all intersections will maintain low levels of delay throughout the peak period and maintain acceptable operations.

Observations indicate that minimal vehicular traffic utilizes Springhill Drive during school arrival and dismissal periods. Most vehicles on the road were observed to be picking up or dropping off students associated with the school during peak hours. Furthermore, the AM peak, which generally coincides with the adjacent street peak, extended for approximately 45 minutes of the peak hour rather than the traditional shorter times associated with schools. Significant pedestrian activity was observed, which created the largest traffic delays within the study area. During the school dismissal period, operations occurred over a very short amount of time and had little impact on surrounding traffic.

Because of the relatively low traffic volumes, no road improvements are necessary in conjunction with this project. The existing road system is capable of supporting the development as proposed.

ADVISORY PLANNING BOARD **REPORT NO. 2026-02**

REPORT TO COUNCIL **Date: 02-05-2026**

SUBJECT: Mandatory Referral for Springhill Lake Elementary School (MRF-2023-012)

BACKGROUND

On January 7, 2026, the Advisory Planning Board (APB) reviewed a Mandatory Referral for the redevelopment of Springhill Lake Elementary School, located at 6060 Springhill Drive. The proposal involves the total demolition of the existing facility and the construction of a new 102,837-square-foot school building designed to serve 850 students.

The project is a critical response to significant overcrowding; current enrollment stands at 805 students in a building with a State Rated Capacity of only 605 (133% overcapacity). The new facility is designed as a "high-performance" building, targeting LEED certification and "Net Zero" readiness using geothermal heat pumps and high-performance building envelopes.

ANALYSIS

The Board reviewed the City Planning Staff's memorandum and the applicant's site, landscape, and photometric plans. The APB generally concurs with the staff's technical analysis and wishes to highlight several specific areas of concern and opportunity regarding community engagement, future capacity, pedestrian access and safety, and adequate outdoor recreational space:

- **Community Engagement:** APB recommends to Council that it reinforce the importance of PGCPS community engagement and coordination with City Council and Staff from a much earlier stage in the process to ensure that future needs are being adequately planned-for.
- **Capacity and Future Growth:** While the new capacity of 850 is an improvement, this capacity barely exceeds current need, let alone future growth given the planned large-scale multifamily residential development slated for Beltway Plaza in the next few years.
- **Pedestrian Access and "Desire Lines":** The Board strongly supports Staff's recommendation for an additional formal pedestrian path in the southeast corner of the property. Observations suggest that pedestrians coming from the east currently use an informal path; failure to formalize this walkway will likely result in a "desire line" through landscaped areas, creating maintenance and safety issues. Additional lighted crossings were also discussed as a possible solution to safety concerns on Springhill Drive.

- **Outdoor Recreational Space:** APB also raised questions regarding the scale of the building on the site, which leaves very limited outdoor space for recreation. Additional floors and increased height could reduce the footprint of the building and increase usable green and recreational space (not to mention capacity). However, the Board also recognizes that at this late stage in the process it is unlikely that such radical changes are possible.

RECOMMENDATION

In consideration of the staff presentation and the resulting discussion, the Advisory Planning Board voted (5-0, 1 abstaining, 1 absent) to recommend that the City Council respond to the Springhill Lake Elementary School Mandatory Referral with the following feedback:

1. **Community Engagement:** APB recommends to Council that it reinforce the importance of community engagement and coordination with City Council and Staff by PGCPS from a much earlier stage in the process to ensure that all present and future community needs are being adequately considered in school construction.

2. **Student Capacity:** While it's unlikely that anything can be adjusted, APB recommends that Council *strongly* encourage PGCPS consider how the addition of three multifamily residential buildings nearby will affect future capacity needs for Springhill Lake ES.

3. **Pedestrian Connectivity:** The inclusion of a formal pedestrian path in the southeast corner of the property to accommodate existing pedestrian traffic patterns. In addition, the installation of flashing crosswalks at all appropriate locations in front of the school.

4. **Outdoor Recreational Space:** APB encourages Council to advocate for school redevelopment plans that provide for adequate outdoor recreation space, including in this proposed redevelopment.

Respectfully submitted,



Benjamin Friedman
Chair

February 23, 2026

Tineya Walker, Planner II
Countywide Planning Division
Maryland National Capital Parks and Planning Commission
1616 McCormick Drive
Largo, MD 20774

RE: Mandatory Referral, 6060 Springhill Drive, Springhill Lake Elementary School

Dear Ms. Walker:

The Greenbelt City Council would like to thank you for the opportunity to comment on the mandatory referral review of Prince George's County Public Schools' (PGCPS) Springhill Lake Elementary School redevelopment, located at 6060 Springhill Drive. The City Council held a regularly scheduled meeting on February 23, 2026, to review the proposed reconstruction of Springhill Lake Elementary School. The City welcomes and supports the reconstruction of this elementary school and also has a few concerns. Therefore, these comments are offered to improve the overall project and help mitigate its impacts on the residents of Greenbelt.

The City Council wants to highlight the area of greatest concern: school capacity. According to the submitted Traffic Impact Study (TIS), the school's current enrollment is 766 students. However, according to the PGCPS website, the current enrollment for School Year (SY) 2025-2026 at Springhill Lake Elementary is 803 students, which is 198 students above, or 133% of, the current campus's "state rated design capacity" of 605. This discrepancy in enrollment between PCGPS and the TIS may be based on a 2024 or earlier enrollment. However, the higher enrollment figures further reduce the extra capacity provided by the proposed reconstruction.

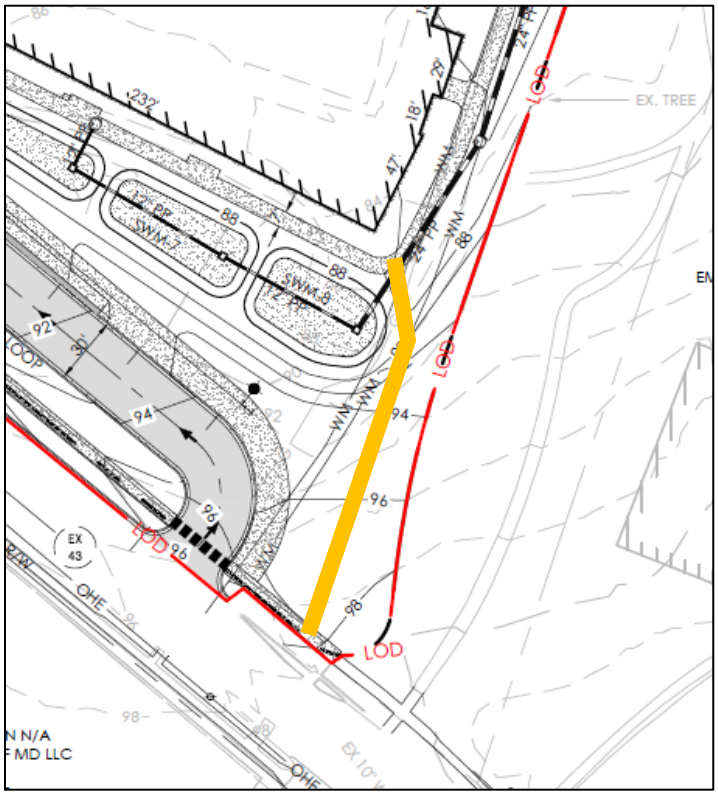
The development pipeline in the City of Greenbelt for this school catchment area includes up to 2,500 approved housing units at Beltway Plaza. In addition, the catchment area for Springhill Lake Elementary also includes the Greenbelt Metro Station area, which could have a significant residential component in the future. The City Council is concerned that the proposed increase in capacity of less than 50 students is not enough to serve future housing and population. According to the Prince George's County 2024-2025 Update, Pupil Yield Factors & Public School Clusters, the pupil yield factor at the elementary school level for multi-family is 0.156 per dwelling unit. The 2,500 multi-family units already approved at Beltway Plaza multiplied by the Pupil Yield Factor results in 390 additional students. As a result, the proposed school could potentially be 343 students over design capacity before the school is constructed.

The City of Greenbelt is unaware of planning efforts undertaken by PGCPS to identify how to accommodate future students or if it has identified properties suitable for additional school construction. Without additional school sites identified, the Greenbelt City Council is concerned the proposed reconstruction of Springhill Lake Elementary School grossly underestimates the elementary school population within the City of Greenbelt in the coming years.

In addition to the school capacity concerns, the City has the following comments on the proposed reconstruction.

Outstanding Areas of Concern

1) Springhill Drive is a City-owned street. Any proposed changes in the right-of-way require review, approval, and permits from the City of Greenbelt. Prince George's County Public Schools are strongly encouraged to coordinate with the City of Greenbelt on any changes proposed in the public right-of-way.
2) The City of Greenbelt supports the relocation of the existing raised crosswalk to the east to accommodate the bus loop and the reconstruction of the sidewalk to five feet in width along the Subject Property frontage subject to review and approval of a right-of-way permit from the City of Greenbelt.
3) The City of Greenbelt requests that the other two crosswalks on Springhill Lake Elementary's frontage along Springhill Drive be converted into raised crosswalks in order to reduce vehicle speeds and increase pedestrian safety.
4) Any existing sharrows that are damaged or removed during construction shall be replaced.
5) The plans omit some basic data and information such as the square footage of the building, setbacks, and student capacity. The City Council requests that these omissions be addressed
6) The plans do not address bus queueing within the bus loop. The City Council is concerned that buses will back up onto Springhill Drive and affect the operations and safety of the roadway. At what rate will buses enter and exit this loop?
7) The City Council suggests an additional pedestrian path in the southeast corner of the Subject Property to respond to the long travel path for pedestrians coming from the east. The City Council assumes this will quickly become a "desire line" if not constructed as a formal pathway.



Again, thank you for the opportunity to comment. If you have any questions, please contact Mr. Ryan Sigworth AICP, Community Planner II, at 240-542-2042 or rsigworth@greenbeltmd.gov.

Sincerely,

Emmett V. Jordan, Mayor
City of Greenbelt

Enclosure

cc: City Council
Josué Salmerón, City Manager
Terri Hruby, AICP, Director of Planning and Community Development
Jaime Fearer, AICP, Assistant Planning Director
Ryan Sigworth, AICP, Community Planner II
County Councilmember Timothy Adams (District 4)
County Councilmember Wala Blegay (At Large)
County Councilmember Jolene Ivey (At Large)
County Councilmember Thomas E. Dernoga (District 1)

Referral from M-NCPPC, Mandatory Referral for Springhill Lake Elementary School
6060 SpringHill Drive

PUBLIC HEARING OF THE GREENBELT CITY COUNCIL

STAFF PRESENTATON
February 23, 2026

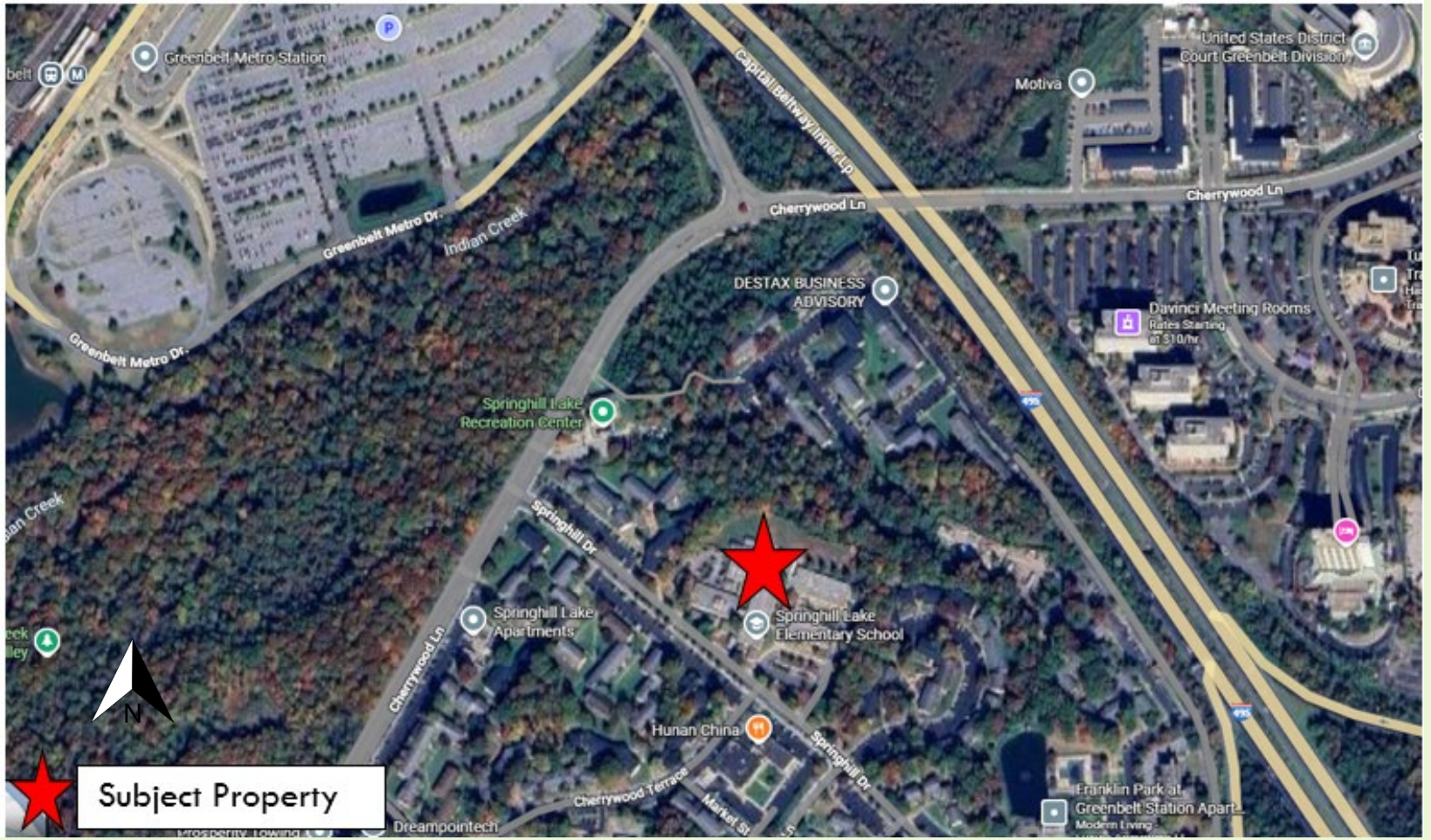
Applicant: Prince George's County Public Schools

Case: Mandatory Referral, MRF-2023-012, Springhill Lake Elementary School

Address: 6060 Springhill Drive

Submittals: Introduction Narrative
Civil Engineering Plan
Landscape Architecture Plans
Architectural Elevations
Photometric Plans
Traffic Impact Study

Mandatory Referral, Springhill Lake Elementary School
6060 Springhill Drive



Size:
10.0 Acres (two parcels)

Zoning:
Current: RTO-L-E

Current Use:
Elementary School

Proposed Use:
Elementary School

Source: Google Maps

Mandatory Referral, Springhill Lake Elementary School
6060 Springhill Drive



- Demolishes entire site to construct a new 2-story elementary school
- Bring existing student enrollment into one facility with a modest increase in overall capacity.
- Updates stormwater controls, landscaping, lighting, recreational facilities. Relocates portion of the parking to rear of the building and increased to total amount of parking.

Mandatory Referral, Springhill Lake Elementary School
6060 Springhill Drive

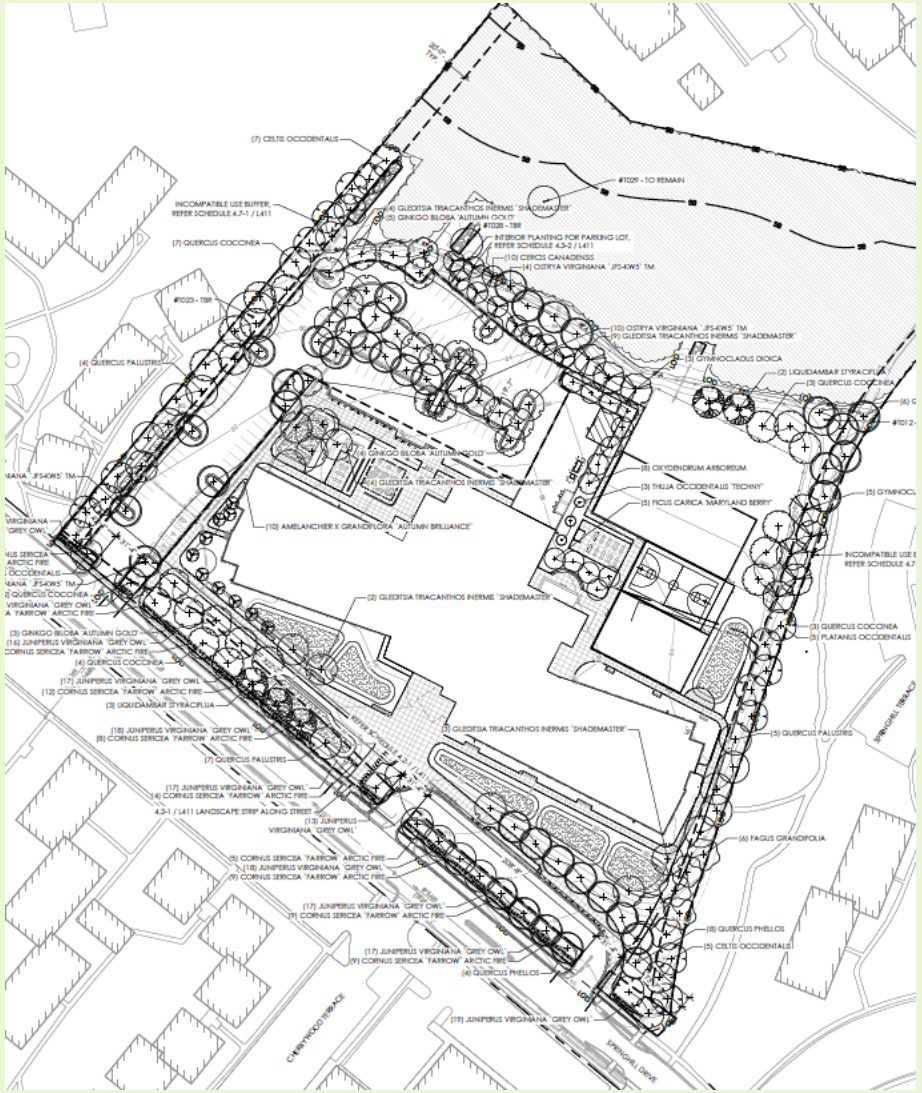




- Designed to accommodate 850 students (current enrollment is 766 according to Traffic Impact Study
- Increases parking and moves to rear of building
- Consolidates operations and classroom into one facility, removes temporary buildings.

Site Plan

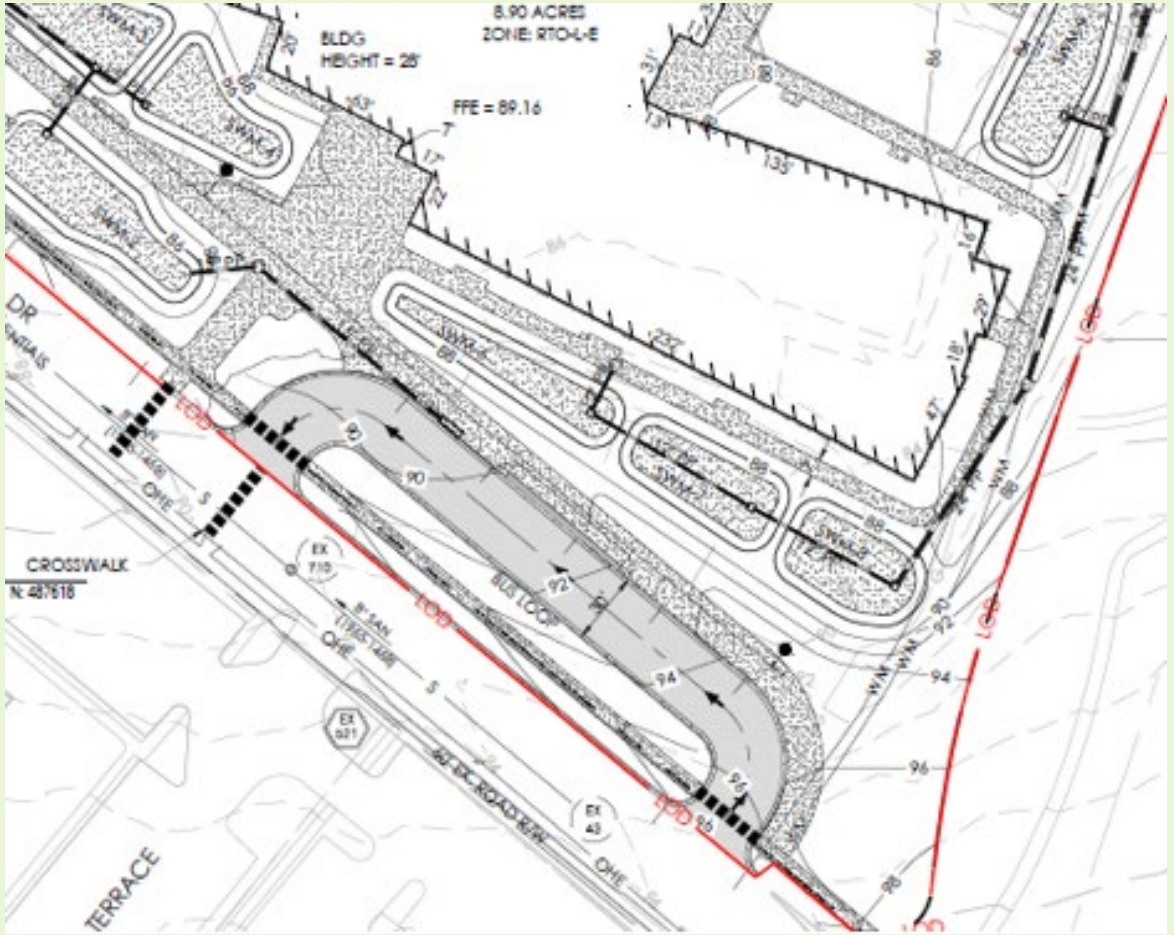
Mandatory Referral, Springhill Lake Elementary School
6060 Springhill Drive





Mandatory Referral, Springhill Lake Elementary School
6060 Springhill Drive





Existing vs Proposed Bus Loop Design

- School Capacity – According to Prince George's Public Schools, Pupil Yield Factors for 2024, the approved development at Greenbelt Plaza with 2,500 multi-family residences already exceeds the design capacity of the proposed project. This does not include any residential development that could happen at the Greenbelt Metro which is also in the catchment area.

- Springhill Road operations – Staff is concerned about operations of Springhill Road, particularly the change in the design of the bus loop and buses backing up into the Springhill Road. Staff has met with the landscape architect and engineer to discuss changes to crosswalks and sidewalks and discuss support relocating the raised crosswalk.

- Internal pedestrian path – Staff has identified an inefficiency in on-site pedestrian movements that will likely turn into a "desire line"

STAFF RECOMMENDATION

Staff recommends the Greenbelt City Council transmit a letter to M-NCPPC with the comments outlined in the draft City Council letter included in the agenda packet. Furthermore, staff recommends the City Council schedule a future work session with Prince George's County Public Schools to discuss planning for future student capacity and/or school sites given the approved housing in the development pipeline and other future development.

City of Greenbelt
Department of Planning and Community Development
15 Crescent Road, Suite 200, Greenbelt, Maryland, 20770
(301) 345-5417 Fax (301) 345-5418

MEMORANDUM

TO: Greenbelt City Council

FROM: Ryan Sigworth, AICP
Community Planner II

DATE: February 23, 2026

SUBJECT: Staff Review and Comments, Draft/Preliminary 2025 Go Prince George's Countywide Master Plan of Transportation

MASTER PLAN OVERVIEW

Prince George's County includes multiple incorporated areas and communities of choice for families, businesses, and visitors. The preliminary *2025 Go Prince George's Countywide Master Plan of Transportation* ('Master Plan" or "MPOT") replaces the *2009 Countywide Master Plan of Transportation* and includes the vision, goals, policies, and strategies for enhancing the vast transportation network of the County.

This plan reconciles and consolidates transportation recommendations and policies from the master and sector plans approved since 2009 to provide a more comprehensive and concise plan. It further supports the robust countywide transportation network, which serves unincorporated areas and 27 municipalities. The Master Plan embraces access and connections between places of interest, regional activity centers, schools, innovation corridors, and special roadways from established communities to rural areas. The County's connections between goods and services and the highway system are key in the Washington metropolitan region.

The County's road network spans several thousand miles and includes, but is not limited to, major arterial streets, expressways, and freeways. The transportation network throughout the County includes ways to move by commuter buses, transit, bicycling, walking, and as a motorist.

The Master Plan outlines policies to advance transportation planning including integrated transportation and land-use planning strategies, transit-oriented development, concurrency and adequate public facility requirements, and corridor congestion management.

The Master Plan also seeks to enhance and expand trails, bikeways, sidewalks, transit, and the road network to equitably move people; support transportation network companies and micromobility; efficiently transport goods and services; create safer streets; improve curbside management; and expand mobility by air and water.

The Master Plan consists of three primary elements: Policies & Strategies, Facility Recommendations, and Monitoring & Evaluation. Together, these elements provide the framework to achieve the Master Plan's goal to "connect Prince Georgians to an integrated, safe, sustainable

transportation network that provides access to diverse communities, jobs, good and services, and place of interests".

The Master Plan addresses six Greenbelt-owned roads: Cherrywood Lane, Ivy Lane (between MD 201 and Cherrywood Lane), Mandan Road, Edmonston Road, Greenbelt Station Parkway, and Hanover Parkway. It also addresses the platted right-of-way for Brae Brooke Drive. In addition, the Master Plan makes recommendations on roadways owned and operated by the State of Maryland such as MD 193/Greenbelt Road, I-495, MD 201, and the Baltimore-Washington Parkway.

ANALYSIS

Policies & Strategies

The Policies & Strategies element of the Master Plan breaks down all the transportation modes and types into sub-categories with independent policies and strategies to pursue:

- Sidewalks and Pedestrian Mobility (PR) – Seeks to expand sidewalks and improve pedestrian mobility to support the development of a comprehensive multimodal transportation network and "15-minute communities".
- Bikeways, Paths, and Trails (BK) – Recommends the creation of an integrated bicycle network and shared-use path network that is organized and constructed to function similar to the County's road and highway network.
- Transit (TR) – Provides an opportunity to advance policies, strategies, and street typologies to further enhance ridership while providing access to other places of interest.
- Micromobility (MI) – Provides policies and strategies to expand first-mile/last-mile trips to create access to transportation choices to ultimately achieve 15-minute communities.
- Complete and Green Streets (CG) – Sets policies and strategies to construct and reconstruct streets to provide multimodal options to facilitate walking, bicycling, transit ridership, micromobility, and driving for all users.
- Roads and Highways (RH) – Enhances policies and strategies to maintain, preserve, and enhance the County's existing road and highway infrastructure.
- Special Roadways and County Heritage (SH) – Sets policies to preserve and enhance the County's historic and scenic roadways and trails.
- Waterways (WW) – Seeks to expand and preserve the County's waterways trail system and passenger options.
- Aviation (AV) – Ensures continued operations of general aviation in the County and supports urban air mobility practices.
- Goods Movement (GM) – Focuses on a multi-pronged approach to enhance the transportation network for economic development and commerce.
- Smart Infrastructure (SI) – Implements the use of technology in the management of rights-of-way, communication with transportation users, and facilitates more efficient travel.
- Sustainability (SS) – Establishes policies and strategies to make the overall transportation system more sustainable in the County.

Facility Recommendations

The Facility Recommendations section of the Master Plan focuses on recommendations to specific roadways, bicycle/pedestrian facilities, and trails. In order to achieve this, the Master Plan creates a new paradigm of functional classification from the lowest level residential street to highways. Some of these classifications are not defined in the Master Plan, and this is noted in the staff comments below.

This Master Plan establishes new Transportation Service Areas ("TSA") for the entire County. The City of Greenbelt is located within TSA 2 which is characterized as "suburban areas with constrained road rights-of-way that could limit future roadway widening".

The Master Plan also includes multiple tables organized by functional classification with "recommendations" for many local roadways. In a few cases, the table recommends more traffic lanes than currently exist on some roadways or misstates the number of existing travel lanes. The City of Greenbelt has voiced opposition to these recommendations in the previous 2009 plan and supported a plan to maintain the current conditions. The recommended changes proposed in the Master Plan include the following:

- Cherrywood Lane – supports the recommendation on the 4-lane section with barrier-separated shared bicycle facilities from MD 193 to Breezewood Drive.
- Greenbelt Station Parkway – 2 lanes with a barrier separated bicycle facility from MD 193 to Miner Street.
- Brae Brooke Drive – continues to recommend the extension of Brae Brooke Drive to Hanover Parkway even though a portion of the right-of-way has been vacated.
- Ivy Lane – recommends expanding Ivy Lane to a 4-lane section if traffic volumes warrant.
- Mandan Road – classified as a 4-lane section but is currently striped as two-lane section
- Edmonston Road – recommends the inclusion of a shared-use path to Springhill Drive
- Hanover Parkway – listed as a 4-lane section but portions are 2-lane sections. This entire corrected to reflect current conditions in each section.

Recommendations for State of Maryland owned and operated roadways:

- MD 193 – recommends a shared-use path.
- MD 201 – no recommendation for future projects.
- I-495 – recommends construction of a full interchange at the Greenbelt Metro Station.
- Baltimore-Washington Parkway – no recommendation for future projects.

Other recommendations of note within the Master Plan:

- Proposes reconfiguring the Baltimore-Washington Parkway ramps on MD 193 to be a T-junction (where the roadways meet at right angles) rather than sweeping ramps and improving pedestrian access to and within Greenway Center by constructing sidewalks, crosswalks, and pathways.
- Proposes a shared-use path on Branchville Road and incorporates recommendations from the *Berwyn Heights Bicycle and Pedestrian Safety Improvement Action Plan* with wide sidewalks and street trees on both sides to enhance the arrival experience to Lake Artemesia.

Monitoring & Evaluation

The final chapter of the Master Plan proposes monitoring and evaluation strategies to act as a guide to assist transportation partners, municipalities, and other stakeholders. Its goal is to leverage resources in a fiscally responsible way to fund, prioritize, and implement a safe and broadly accessible multimodal transportation network.

This Master Plan carries forward six performance measures from the *Plan Prince George's 2035 Approved General Plan* and establishes 24 new performance measures toward implementation of the Master Plan's goal. These measures are as follows:

Measures Carried Over from *Plan Prince George's 2035 Approved General Plan*

- Bicycles and Pedestrian Facilities Constructed
- Commuting Patterns
- County Greenhouse Gas Emissions
- Housing and Transportation Affordability
- Mode Split: Walk, Bike, Transit, and Auto Trips
- Vehicle Miles Traveled (per Capita)

New Measures Established in the Preliminary *Go Prince George's 2025 Countywide Master Plan of Transportation*

- Vision Zero Strategies in reducing fatalities
- Sidewalk Miles Constructed or Reconstructed
- School Route Analyses Conducted
- Arterial Corridor Bicycle Accommodations
- Bikeway (Trails and Paths) Miles Constructed
- Bike Lane Miles Constructed
- Separated Bike Facilities
- Natural Surface Trail Miles Constructed
- Transit Mode Share
- Transit Accessibility in the Established Communities
- Micromobility Options
- Progress on Urban Street Implementation
- Construct Urban Streets
- Miles of Street Reconstructed or Built to Urban Street Standards (Total)
- Miles of Existing Streets Reconstructed or Built to Urban Street Standards (Annual)
- Existing Streets Reconstructed in Designated Downtowns
- Carbon Emissions
- Sidewalks Provided in and near Healthy Food Access Areas

RECOMMENDATION & COMMENTS

The preliminary *2025 Go Prince George's Countywide Master Plan of Transportation* includes many priorities and strategies shared by the City of Greenbelt, including support for the proposed shared-use path along MD 193/Greenbelt Road, reconfiguration of ramps to and from the Baltimore-Washington Parkway at MD 193, and a shared-use path along Edmonston Road.

The Master Plan also recommends some projects that the City does not support. These are primarily road projects that require expanding or extending local roadways and include the proposed widening of Ivy Lane to a 4-lane section.

Staff anticipates M-NCPPC will open the official comment period in March or April 2026. There will be several opportunities for Council, staff, and residents to respond to the preliminary *2025 Go Prince George's Master Plan of Transportation*. A public hearing will be held in the future as this plan proceeds toward adoption. Staff will also prepare written testimony for Council's review.

Staff has reviewed the draft Master Plan and provides these comments for submittal to M-NCCPC, organized by sections according to the structure of the preliminary Master Plan:

Section I: Introduction & Background

1) The City of Greenbelt applauds the draft Master Plan's increased focus on transit, first- and last-mile transportation, and micromobility.
2) What criteria are used to determine whether a municipally owned and/or operated roadway is included in this plan?
3) Page 38 – The City appreciates the creation of new Traffic Service Areas (TSA) but does not understand their purpose within this plan. Neither the policies and strategies section, nor any other section, tailors or prioritizes policies or strategies to specific TSAs to emphasize their greatest needs for these geographic areas. The plan appears to create an implementation strategy that is "one-size fits all", which is likely not the best approach for a successful plan. For example, the needs of the rural areas are different than the urban areas, and the policies and strategies should reflect those needs.
4) Page 38 – In defining TSA 2, "Suburban areas with constrained road rights-of-way that could limit future roadway widening" appears to mean that roadway widening is the preferred option to improve transportation. Because widening roadways typically induces demand for vehicular traffic, staff suggests defining TSA 2 as "Suburban areas with a maximized roadway network in need of additional transit options".
5) Page 40, Map #4 – The Greenbelt MARC station is not shown on this map.

Section II: Policies & Strategies

- No additional comments

Section III: Facility Recommendations

6) Page 120 – This section should include the definitions for the functional classifications/typologies. Additionally, the *2024 Prince George's Urban Street Design Standards* do not contain definitions for all functional classifications referenced in this plan such as Residential. What is the difference between a Neighborhood Connector and a Residential Street?
7) Page 130, UC-229, Greenbelt Station Parkway – As a Neighborhood Connector there is no matching cross section for the existing conditions with a center median. The City has no plans for a separated bike facility on this roadway. This roadway deserves more discussion with the City.
8) Consider UC-229, Greenbelt Station Parkway, as a different classification. Perhaps Residential depending on the definition.
9) Page 13, UC-233 – Remove the note discussing the widening of Ivy Lane to 4 lanes. The City does not support the widening of this roadway.
10) Page 131 and Map 27 – The roadway classification for Ivy Lane between the table on Page 131 and Map 27 do not match. Please revise both to be a Neighborhood Connector (UC).
11) Page 135 – The City strongly supports the recommendations for UI-257 Branchville Road to have a shared-use path and all other recommendations.
12) Page 155 – Support recommendations for A-16, Greenbelt Road (Sector Plan Boundary to Frankfort Drive) to reconfigure the Baltimore-Washington Parkway ramps as a T-junction. The City of Greenbelt supports all the other recommendations as well.
13) Page 164, MC-201 – Hanover Parkway is not owned by DPW&T, it is owned by the City of Greenbelt.
14) Page 164, MC-201 – 4 lanes is an error, it should be listed at 2 lanes.
15) Page 169, C-211, Hanover Parkway – The City of Greenbelt is in the design phase for a shared-use path from Good Luck Road to Mandan Road. Change "Bicycle or Shared-Use Facility" column from "Future Study" to "Shared-use path".

16) Page 169, C-120, Sunnyside Avenue – The City is opposed to any further widening beyond the existing conditions and does support redesigning existing roadway to support pedestrian and bike improvements.
17) Page 169, C-210A – A portion of Brae Brooke Drive right-of-way is owned by City of Greenbelt. A significant portion of Brae Brooke Drive ROW was vacated for this extension. The City does not support extending this roadway, please remove Brae Brooke Drive from the plan.
18) Page 214, Map 27 – The "planned" extension of Brae Brooke Drive/Mandan Road should be removed from this map. The City of Greenbelt advocated for it to be taken out of reservation during the Doctors Hospital PPS application, and we believe it was a condition of the Planning Board's resolution.
19) Page 169, C-212, Mandan Road – The City does not support this extension.
20) Page 170, C-212, Mandan Road – This is not a 4-lane roadway. Please list as a 2-lane roadway.
21) Page 185 – Edmonston Road (P-200) north of Greenbelt Road is owned by the City of Greenbelt, not DPW&T. Another row should be added to reflect this difference in the Master Plan.
22) Page 185, P-200, Edmonston Road – The City supports the inclusion of a shared-use path from MD 193 to Springhill Drive. However, the City questions this section of Edmonston Road being classified as a Primary roadway.
23) Page 197, E-2, Kenilworth Avenue – Given proximity to Purple Line stations, a shared-use path should be added to the recommendation to connect last-mile transportation to transit options.
24) Page 199, Table 14 – Add Hanover Parkway from Mandan Road to Good Luck Road as a planned shared-use path.
25) Page 201, Table 14 – Add WMATA Trail at the Greenbelt Metro as a planned facility in the table.
26) Page 164 MC-201, Hanover Parkway – DPW&T does not own any portion of Hanover Parkway. Hanover Parkway is owned by the City of Greenbelt in its entirety (Mandan Road to Good Luck Road). Why are there different functional classifications for the two segments of Hanover Parkway south of Greenbelt Road?
27) Page 214 – The "E-2" label comingled with "P-200" is confusing. Consider moving the "E-2" label under Keniliworth Avenue.
28) Page 214, Map 27 – Please ensure that any revisions to functional classifications based on the comments above are reflected on this map.

New Notes to be added to table for Greenbelt owned roads:

29) Brae Brooke Drive Extension (C-210, Hanover Parkway to approximately 250 feet west of Wren Lane) (Page 169): The City of Greenbelt has no intention of extending Brae Brooke Drive. This entry in the table should be removed.
30) Brae Brooke Drive (C-210, approximately 250 feet west of Wren Lane to Cipriano) (Page 169): The City does not support extending Brae Brooke Drive. This entry in the table should be removed.
31) Cherrywood Lane (UC-226, Breezewood Drive to MD-201) (Page 129): Include new note in table: "Carry forward the Cherrywood Lane Complete and Green Street Retrofit Project to reconstruct roadway as 2-lane roadway with grass buffers, 5-foot sidewalks, and grade separated bike lanes in each direction while retaining the existing left turn lanes."
32) Hanover Parkway (MC-201, Hanover Drive to MD-193/Greenbelt Road) (Page 164): Include new note in plan: "Carry forward recommendations of the City of Greenbelt, Cherrywood Lane Complete and Green Street Retrofit Plan to install shared-use path.

33) Hanover Parkway (C-211, Good Luck Road to Hanover Drive) (Page 169) – Include new note in plan: "Carry forward recommendations City of Greenbelt, Cherrywood Lane Complete and Green Street Retrofit Plan to install shared-use path." As a result, change Bicycle or Shared-Use Facility section of the table from "Future Study" to "Shared-use path".
34) **New Addition to Table**: Hanover Parkway (C-211, MD-193/Greenbelt Road) to Mandan Road) – Include new note in table: "Carry forward recommendations City of Greenbelt, Cherrywood Lane Complete and Green Street Retrofit Plan to install shared-use path."

New table entry:

MPOT	Facility Name	Ownership	District	From	To	Min. ROW	Bicycle or Shared-Use Facility	Vehicle Lanes	Master/Sector Plan
C-211	Hanover Parkway	City of Greenbelt	4	MD 193 / Greenbelt Road	Mandan Road	80	Shared-use path	3-4	New in Go Prince George's

35) Ivy Lane (UM-233 or UC-233) (Page 131): Remove proposed note in draft plan as the City of Greenbelt does not support widening Ivy Lane to 4 lanes; include new note in table: "If traffic volumes warrant, remove the two-way left lane."
36) Mandan Road (C-212, Mathew Street to MD 193) (Page 170): Include supplemental note in table: "Use existing pavement to narrow roadway and add buffered/separated bike lanes on each side to connect to and through Magnolia Elementary School."
37) **New Addition to Table:** Mandan Road (C-212) (MD-193 to Hanover Parkway) (Page 170) – No supplemental notes

New table entry:

MPOT ID	Facility Name	Ownership	District	From	To	Min. ROW	Bicycle or Shared-Use Facility	Vehicle Lanes	Master/ Sector Plan
C-212	Mandan Road	City of Greenbelt	4	MD-193 / Greenbelt Road	Hanover Parkway	80	Future Study	3-4	New in Go Prince George's

38) Greenbelt Road/MD-193 (A-16, CSX Railroad Bridge to Greenbelt Metro Area and MD 193 Corridor Sector Plan Boundary (Page 155): Include new note in table "Enhance pedestrian access to and from Southway by constructing sidewalk, crosswalks, and pathways."

Section IV: Monitoring & Evaluation

39) Page 251 – The term "pedestrian scramble" is not defined. The layperson and/or other planners will not know what that is. More attention should be paid to defining terms within the plan.
40) Page 248-249 – Indicated 24 new performance measures but Table 18 only has 18 performance measures. Please clarify and adjust as needed.

Section V: Appendices

- No additional comments

Attachments:
Map 1: Greenbelt Roadway Functional Classification
Map 2: Trails, North Area
Map 3: Transportation Service Areas
Attachment 1 – Advisory Planning Board Report, Accepted January 28, 2026
Attachment 2 – Draft City Council Letter for Transmittal to M-NCPPC, February 23, 2026

Map 27. **Functional Classification, Greenbelt & Vicinity**

Functional Classification
Greenbelt & Vicinity

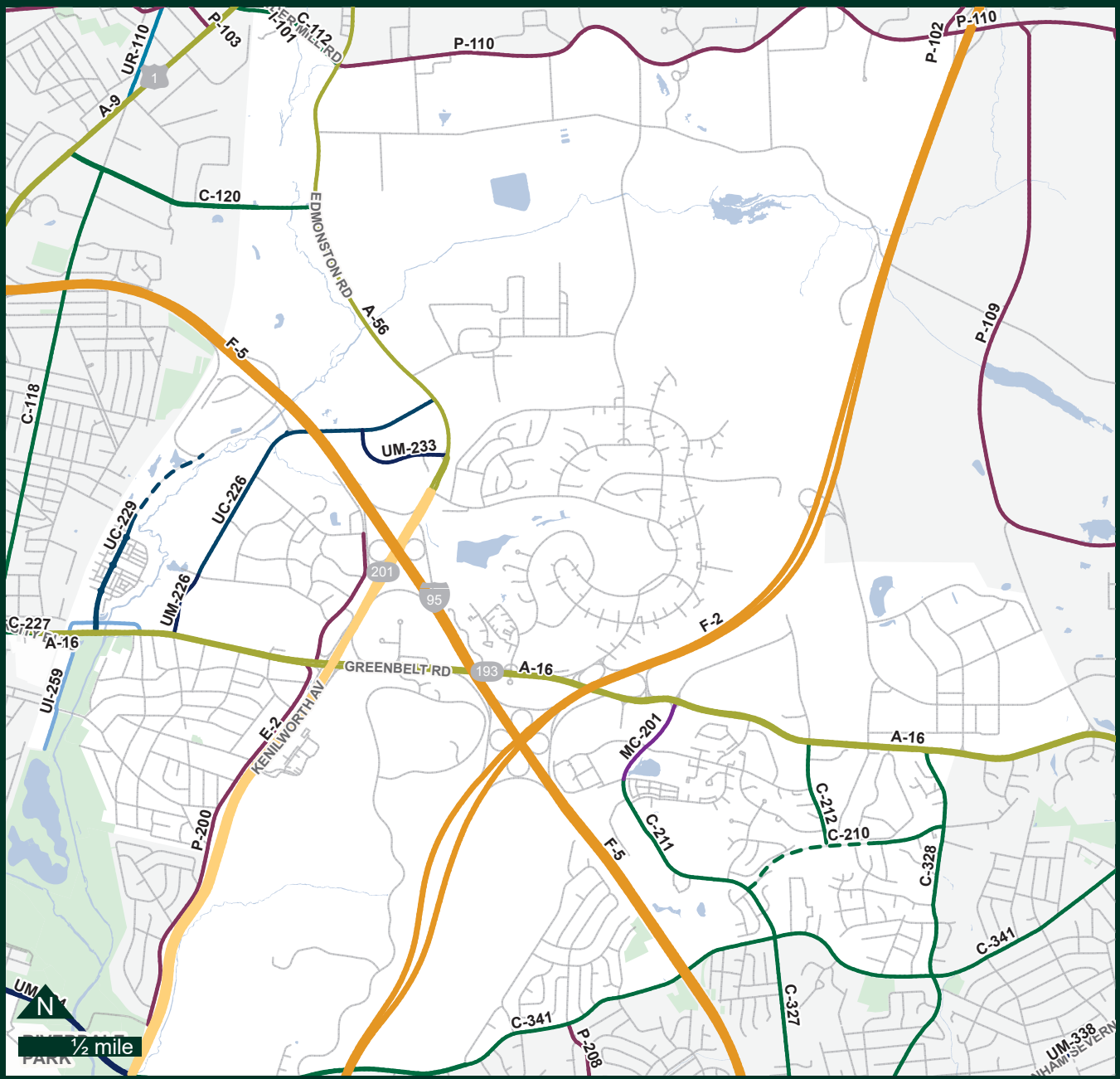
Legend

- Freeway
- Expressway
- Arterial
- Major Collector
- Collector
- Primary
- Residential
- Urban Center
- Mixed-Use Boulevard
- Neighborhood Connector
- Neighborhood Residential
- Shared Street
- Urban Industrial
- Industrial
- Other Roads
- Existing
- Planned
- Planned (alignment to be determined)

Locator Map



Sources:
Prince George's County GIS Open Data Portal, 2022;
Maryland's GIS Data Catalog, 2022



Map 56. **Primary Trails, North Area**

Primary Trails

North Area

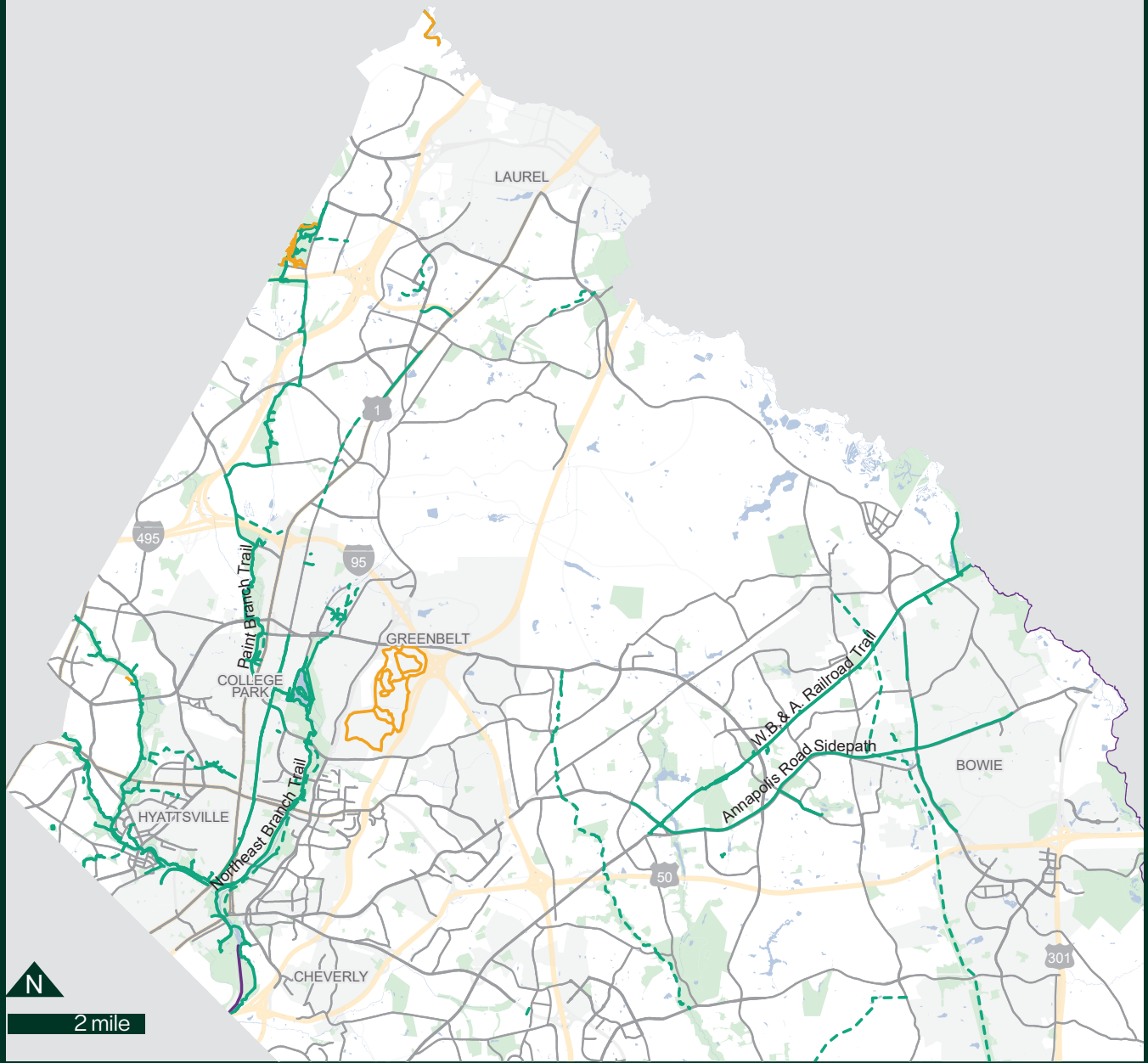
Sources:
Prince George's County GIS Open Data Portal, 2022;
Maryland's GIS Data Catalog, 2022

Legend

- Existing Hard Surface Trail
- Existing Natural Surface Trail
- Existing Water Trail
- Planned Hard Surface Trail
- Planned Natural Surface Trail
- Planned Water Trail
- Roadways with existing/planned bicycle facilities

Locator Map





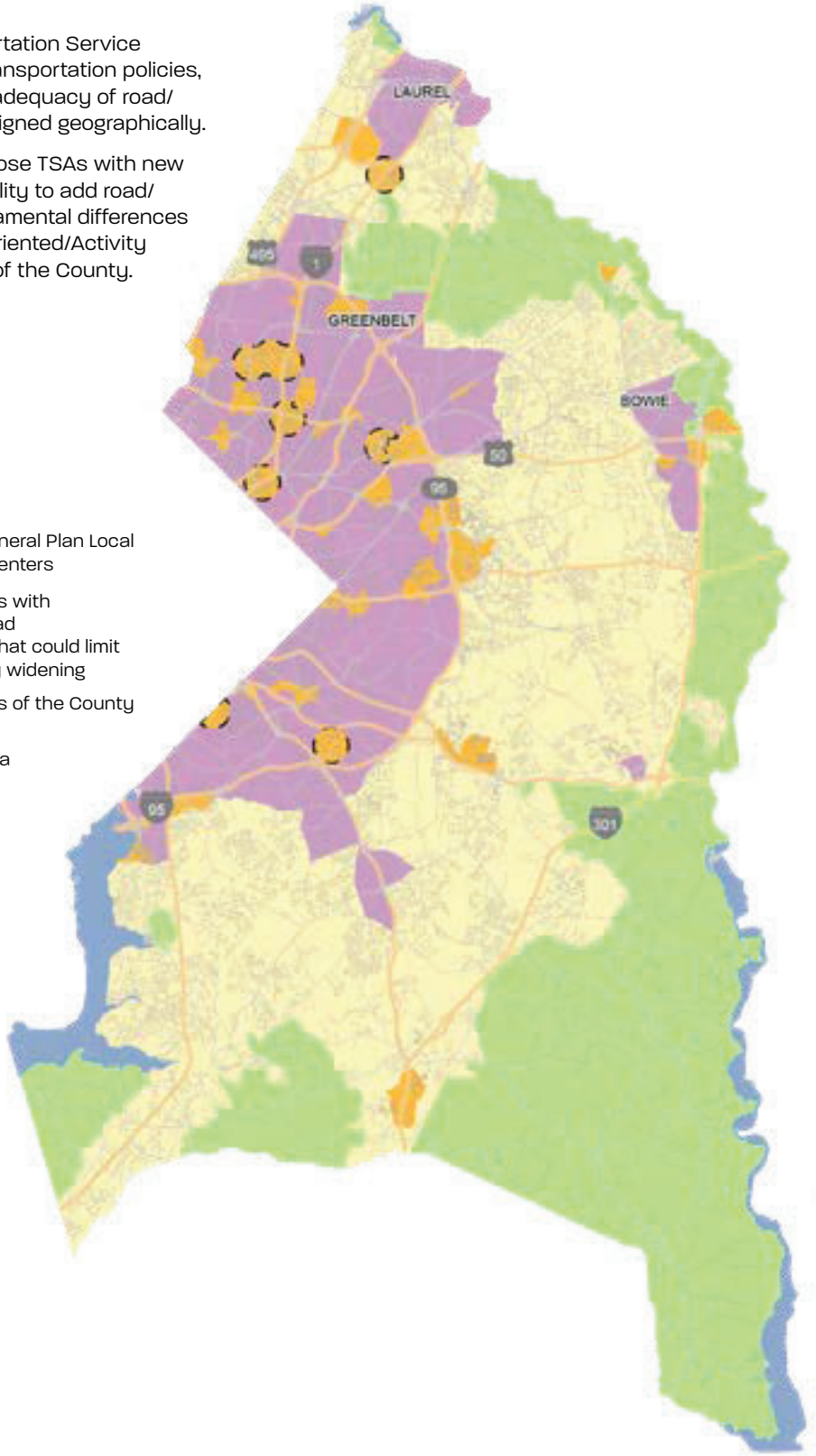
Transportation Service Areas

Plan 2035 established Transportation Service Areas (TSAs) so that certain transportation policies, including the requirements for adequacy of road/highway facilities, could be assigned geographically.

Go Prince George's replaces those TSAs with new TSAs that reflect the limited ability to add road/highway lanes and to the fundamental differences between areas in the Transit-Oriented/Activity Center Zones and other areas of the County.

Map 3. **New Transportation Service Areas**

- **TSA 1** Established General Plan Local and Regional Centers
- **TSA 2** Suburban areas with constrained road right-of-ways that could limit future roadway widening
- **TSA 3** Suburban areas of the County
- **TSA 4** The Rural and Agricultural Area



ADVISORY PLANNING BOARD **REPORT NO. 2026-01**

REPORT TO COUNCIL **Date: 01-07-2026**

SUBJECT: Draft Prince George's County Master Plan of Transportation

BACKGROUND

On December 3, 2025 Greenbelt Planning Staff presented APB with a draft preliminary review and comments of the "Draft 2025 Go! Prince George's Countywide Master Plan of Transportation" ("the Draft Plan"), which is expected to be released for public hearing and comment in the near future by the Maryland National Capital Park and Planning Commission (MNCPPC). In anticipation of the comment period, Planning Staff prepared a memo summarizing analysis and recommendations of the Draft Plan, and requested input from APB on the memo and any other recommendations to Council.

The new Draft Plan is a welcome change to focus on safety, equity, and multimodal accessibility. Once approved, it will supersede the 2009 MPOT, which prioritized capacity and vehicular throughput, and replace the Transportation and Mobility Element of *Plan Prince George's 2035*. By focusing on 15-minute communities, expanding street typologies to reflect surrounding land use, supporting Growth Activity Areas (Neighborhood Centers and Innovation Corridors), and transit-oriented development, this plan emphasizes land use and community and economic development as major objectives of transportation planning.

Greenbelt has already aligned its development reviews and capital improvement projects with these county-wide goals. For example, Greenbelt's ongoing efforts to transform Cherrywood Lane using the Complete and Green Streets framework are well underway and align with this county priority and connects to the county-designated "Innovation Corridor" which includes Rt. 1 in College Park and MD-193 extending to NASA/Goddard.

Functionally speaking, changes to MD-193 have already been implemented by the City and State that align with the Draft Plan, and others are recommended by various studies and plans already undertaken (e.g. the 193 Corridor study by ULI). Nonetheless, further improvements will be required that encompass more structural changes to the roadway, particularly given the Draft Plan's focus on safety and Vision Zero. These could include leading pedestrian intervals, reduced corner radii, and high-visibility crosswalks at major intersections (e.g. MD-193 at Cherrywood Lane or Kenilworth Avenue). Other improvements might include bioswales and increased tree canopy along MD-193, some of which are proposed as part of existing development plans (i.e. Beltway Plaza sidewalk and green-space improvements along MD-193).

ANALYSIS

The Staff Memo provides a detailed summary and analysis of the Draft Plan with which APB concurs. Following Staff's presentation, APB discussed the Draft Plan and raised questions about its conceptual background and coordination with other existing plans, how best to represent Greenbelt's priorities and needs, and how implementation might affect City staff.

As discussed in the above background section, this plan will supersede existing County-wide policies and plans related to transportation. With that in mind, APB feels that it is critical that City priorities and needs be adequately addressed in our response and feedback to these plans. This includes recognition of the Cherrywood Complete and Green Street project, a connector between Greenbelt Metro and MD-193 both of which are prioritized in the Draft Plan, and APB would strongly advocate for the City to flag and provide notes on each of Greenbelt's roadway entries in comments on the Facilities Recommendations. It is also important that the City support the continuing designation and development of the County's "Innovation Corridor" in this Draft Plan, given the concept is mentioned but appears to be only minimally integrated in a conceptual sense.

Finally, the Monitoring and Evaluation framework for the Draft Plan establishes several new performance measures and tools, which may require increased reporting and interagency coordination by City Planning Staff, particularly with regard to the various state highways which run through the community. City Planning Staff should also continue to ensure alignment of current and future planning with these updated policies to remain competitive for grants.

RECOMMENDATION

In consideration of the above discussion, APB voted in support (5-0, 2 absent) of the Staff memo, and further recommended that Greenbelt Council ensure that the City's interests are well-represented through detailed comment on city-relevant facility improvements, inclusion in the Town Center designation, and full-throated support for the "Innovation Corridor" as an organizing concept for transportation development and investment.

Respectfully submitted,



Benjamin Friedman
Chair

February 23, 2026

Mark Berger, Supervisor
Transportation Section
Maryland-National Capital Park and Planning Commission
1616 McCormick Drive
Largo, MD 20774

RE: City of Greenbelt, Official Comments on the Preliminary Go Prince George's Countywide Master Plan of Transportation

Dear Mr. Berger:

The Greenbelt City Council would like to thank you for the opportunity to comment on the preliminary *Go Prince George's Countywide Master Plan of Transportation* ("Master Plan"). The City Council held a regularly scheduled meeting on February 23, 2026, to review the content and recommendations of the draft Master Plan. The City supports the draft Master Plan and believes it can go further in terms of prioritizing transportation modes within specified geographic areas and utilizing the Master Plan as a tool to maximize financial efficiency of capital projects. Therefore, these comments are offered to improve the structure, policy, and approach of the draft Master Plan.

City Council Comments

Section I: Introduction & Background

- The City of Greenbelt applauds the draft Master Plan's increased focus on transit, first- and last-mile transportation, and micromobility.
- What criteria are used to determine whether a municipally owned and/or operated roadway is included in this plan?
- Page 38 – The City appreciates the creation of new Traffic Service Areas (TSA) but does not understand their purpose within this plan. Neither the policies and strategies section, nor any other section, tailors or prioritizes policies or strategies to specific TSAs to emphasize their greatest needs for these geographic areas. The plan appears to create an implementation strategy that is "one-size fits all", which is likely not the best approach for a successful plan. For example, the needs of the rural areas are different than the urban areas, and the policies and strategies should reflect those needs.
- Page 38 – In defining TSA 2, "Suburban areas with constrained road rights-of-way that could limit future roadway widening" appears to mean that roadway widening is the preferred option to improve transportation. Because widening roadways typically induces demand for vehicular traffic, staff suggests defining TSA 2 as "Suburban areas with a maximized roadway network in need of additional transit options".
- Page 40, Map #4 – The Greenbelt MARC station is not shown on this map.

Section II: Policies & Strategies

- No additional comments

Section III: Facility Recommendations

- Page 120 – This section should include the definitions for the functional classifications/typologies. Additionally, the *2024 Prince George's Urban Street Design Standards* do not contain definitions for all functional classifications referenced in this plan such as Residential. What is the difference between a Neighborhood Connector and a Residential Street?
- Page 130, UC-229, Greenbelt Station Parkway – As a Neighborhood Connector there is no matching cross section for the existing conditions with a center median. The City has no plans for a separated bike facility on this roadway. This roadway deserves more discussion with the City.
- Consider UC-229, Greenbelt Station Parkway, as a different classification. Perhaps Residential depending on the definition.
- Page 13, UC-233 – Remove the note discussing the widening of Ivy Lane to 4 lanes. The City does not support the widening of this roadway.
- Page 131 and Map 27 – The roadway classification for Ivy Lane between the table on Page 131 and Map 27 do not match. Please revise both to be a Neighborhood Connector (UC).
- Page 135 – The City strongly supports the recommendations for UI-257 Branchville Road to have a shared-use path and all other recommendations.
- Page 155 – Support recommendations for A-16, Greenbelt Road (Sector Plan Boundary to Frankfort Drive) to reconfigure the Baltimore-Washington Parkway ramps as a T-junction. The City of Greenbelt supports all the other recommendations as well.
- Page 164, MC-201 – Hanover Parkway is not owned by DPW&T, it is owned by the City of Greenbelt.
- Page 164, MC-201 – 4 lanes is an error, it should be listed at 2 lanes.
- Page 169, C-211, Hanover Parkway – The City of Greenbelt is in the design phase for a shared-use path from Good Luck Road to Mandan Road. Change "Bicycle or Shared-Use Facility" column from "Future Study" to "Shared-use path".
- Page 169, C-120, Sunnyside Avenue – The City is opposed to any further widening beyond the existing conditions and does support redesigning existing roadway to support pedestrian and bike improvements.
- Page 169, C-210A – A portion of Brae Brooke Drive right-of-way is owned by City of Greenbelt. A significant portion of Brae Brooke Drive ROW was vacated for this extension. The City does not support extending this roadway, please remove Brae Brooke Drive from the plan.
- Page 214, Map 27 – The "planned" extension of Brae Brooke Drive/Mandan Road should be removed from this map. The City of Greenbelt advocated for it to be taken out of reservation during the Doctors Hospital PPS application, and we believe it was a condition of the Planning Board's resolution.
- Page 169, C-212, Mandan Road – The City does not support this extension.
- Page 170, C-212, Mandan Road – This is not a 4-lane roadway. Please list as a 2-lane roadway.
- Page 185 – Edmonston Road (P-200) north of Greenbelt Road is owned by the City of Greenbelt, not DPW&T. Another row should be added to reflect this difference in the Master Plan.
- Page 185, P-200, Edmonston Road – The City supports the inclusion of a shared-use path from MD 193 to Springhill Drive. However, the City questions this section of Edmonston Road being classified as a Primary roadway.

- Page 197, E-2, Kenilworth Avenue – Given proximity to Purple Line stations, a shared-use path should be added to the recommendation to connect last-mile transportation to transit options.
- Page 199, Table 14 – Add Hanover Parkway from Mandan Road to Good Luck Road as a planned shared-use path.
- Page 201, Table 14 – Add WMATA Trail at the Greenbelt Metro as a planned facility in the table.
- Page 164 MC-201, Hanover Parkway – DPW&T does not own any portion of Hanover Parkway. Hanover Parkway is owned by the City of Greenbelt in its entirety (Mandan Road to Good Luck Road). Why are there different functional classifications for the two segments of Hanover Parkway south of Greenbelt Road?
- Page 214 – The "E-2" label comingled with "P-200" is confusing. Consider moving the "E-2" label under Keniliworth Avenue.
- Page 214, Map 27 – Please ensure that any revisions to functional classifications based on the comments above are reflected on this map.

New Notes to be added to table for Greenbelt owned roads:

- Brae Brooke Drive Extension (C-210, Hanover Parkway to approximately 250 feet west of Wren Lane) (Page 169): The City of Greenbelt has no intention of extending Brae Brooke Drive. This entry in the table should be removed.
- Brae Brooke Drive (C-210, approximately 250 feet west of Wren Lane to Cipriano) (Page 169): The City does not support extending Brae Brooke Drive. This entry in the table should be removed.
- Cherrywood Lane (UC-226, Breezewood Drive to MD-201) (Page 129): Include new note in table: "Carry forward the Cherrywood Lane Complete and Green Street Retrofit Project to reconstruct roadway as 2-lane roadway with grass buffers, 5-foot sidewalks, and grade separated bike lanes in each direction while retaining the existing left turn lanes."
- Hanover Parkway (MC-201, Hanover Drive to MD-193/Greenbelt Road) (Page 164): Include new note in plan: "Carry forward recommendations of the City of Greenbelt, Cherrywood Lane Complete and Green Street Retrofit Plan to install shared-use path.
- Hanover Parkway (C-211, Good Luck Road to Hanover Drive) (Page 169) – Include new note in plan: "Carry forward recommendations City of Greenbelt, Cherrywood Lane Complete and Green Street Retrofit Plan to install shared-use path." As a result, change Bicycle or Shared-Use Facility section of the table from "Future Study" to "Shared-use path".

- **New Addition to Table**: Hanover Parkway (C-211, MD-193/Greenbelt Road) to Mandan Road) – Include new note in table: "Carry forward recommendations City of Greenbelt, Cherrywood Lane Complete and Green Street Retrofit Plan to install shared-use path."

New table entry:

MPOT	Facility Name	Ownership	District	From	To	Min. ROW	Bicycle or Shared -Use Facility	Vehicle Lanes	Master/Sector Plan
C-211	Hanover Parkway	City of Greenbelt	4	MD 193 / Greenbelt Road	Mandan Road	80	Shared -use path	3-4	New in Go Prince George's

- Ivy Lane (UM-233 or UC-233) (Page 131): Remove proposed note in draft plan as the City of Greenbelt does not support widening Ivy Lane to 4 lanes; include new note in table: "If traffic volumes warrant, remove the two-way left lane."
- Mandan Road (C-212, Mathew Street to MD 193) (Page 170): Include supplemental note in table: "Use existing pavement to narrow roadway and add buffered/separated bike lanes on each side to connect to and through Magnolia Elementary School."
- **New Addition to Table:** Mandan Road (C-212) (MD-193 to Hanover Parkway) (Page 170) – No supplemental notes

New table entry:

MPOT ID	Facility Name	Ownership	District	From	To	Min. ROW	Bicycle or Shared-Use Facility	Vehicle Lanes	Master/ Sector Plan
C-212	Mandan Road	City of Greenbelt	4	MD-193 / Greenbelt Road	Hanover Parkway	80	Future Study	3-4	New in Go Prince George's

- Greenbelt Road/MD-193 (A-16, CSX Railroad Bridge to Greenbelt Metro Area and MD 193 Corridor Sector Plan Boundary (Page 155): Include new note in table "Enhance pedestrian access to and from Southway by constructing sidewalk, crosswalks, and pathways."

Section IV: Monitoring & Evaluation

- Page 251 – The term "pedestrian scramble" is not defined. The layperson and/or other planners will not know what that is. More attention should be paid to defining terms within the plan.
- Page 248-249 – Indicated 24 new performance measures but Table 18 only has 18 performance measures. Please clarify and adjust as needed.

Section V: Appendices

- No additional comments

Again, thank you for the opportunity to comment. If you have any questions, please contact Mr. Ryan Sigworth AICP, Community Planner II, at 240-542-2042 or rsigworth@greenbeltmd.gov.

Sincerely,

Emmett V. Jordan, Mayor
City of Greenbelt

Enclosure

cc: City Council
Josué Salmerón, City Manager
Terri Hruby, AICP, Director of Planning and Community Development
Jaime Fearer, AICP, Assistant Planning Director
Ryan Sigworth, AICP, Community Planner II
Council Member Timothy Adams (District 4)
County Council Member Wala Blegay (At Large)
County Council Member Jolene Ivey (At Large)

PUBLIC HEARING OF THE GREENBELT CITY COUNCIL

STAFF PRESENTATON
February 23, 2026



What is Go Prince George's?

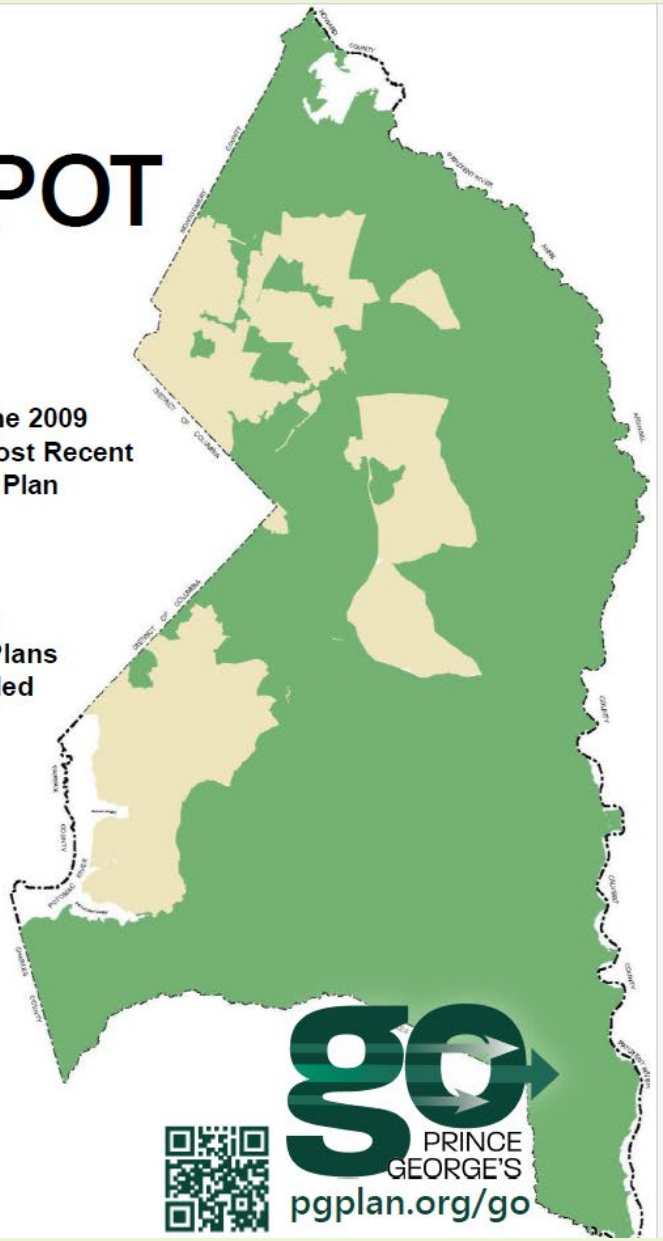
- A Countywide Functional Master Plan that implements **Plan 2035** and replaces the **2009** ***Approved Countywide Master Plan of Transportation***
- A single document that combines previously adopted **transportation policies and recommendations** and updates it with a comprehensive, multimodal approach throughout the County
- Enhances implementation tools to support capital improvement projects and development review processes

go PRINCE GEORGE'S
pgplan.org/go

PROJECT OVERVIEW

Updates Since 2009 Approved MPOT





21 master, sector, and transit district development plans approved (covering approx. 78% of the County) by the Prince George's County District Council – each with hundreds of unique transportation and mobility policies and strategies

5



PROPOSED PLAN

What's in Go Prince George's?

Section I
Introduction and Background

Section II
Policies and Strategies

Section III
Facilities Recommendations

Section IV
Monitoring and Evaluation

Section V
Appendices

pgplan.org/go

How did we get to this point?

- M-NCPPC released the draft Master Plan of Transportation (MPOT) in December 2024 to partner agencies.
- In September 2025, the City Council held a joint work session with M-NCPPC staff to discuss the plan.
- The Advisory Planning Board (APB) reviewed and issued a report in December 2025.
- Based on the feedback from the APB, staff has added specific recommendations to be included in the Facilities Recommendation section for Greenbelt owned roadways in addition to previous comments shown to the City Council.
- The Prince George's County Planning Board will hold a joint hearing with the Prince George's County Council on March 24, 2026. Written comments from the public and other stakeholders will be accepted until April 13, 2026.

STAFF RECOMMENDATION

Staff recommends the Greenbelt City Council transmit a letter with formal comments to M-NCPPC when the public comment period opens.

Executive Summary of Redline Changes to Greenbelt City Code

1) Scope & Purpose (Sec. 13-231)

- **Coverage broadened**: The original Labor Code was limited to **Greenbelt Police Department employees**; the revised code extends coverage to **non-managerial, non-confidential City employees generally**, while still preserving police-specific provisions elsewhere.
- **Purpose clause conformed**: Original purpose items focused on **"nonmanagerial, sworn police officers."** The revised purpose items now refer to **non-managerial, non-confidential City employees**.

2) Definitions (Sec. 13-232)

- **Bargaining Unit**
  - *Original*: Only **all nonmanagerial sworn police officers** assigned to GPD (with exclusions).
  - *Revised*: Adds a **general citywide unit** (non-managerial, non-confidential employees) that can be formed by **voluntary recognition** or **Labor Commissioner determination**, **and** preserves a **police-specific unit definition**.
- **Employee**
  - *Original*: Defined **only for police officers** (post-academy) and expressly references **LEOBR** context.
  - *Revised*: Creates a **general Employee** definition (non-managerial, non-confidential) and **retains a police-specific Employee definition** for sworn officers.
- **Employer**
  - *Original*: **City of Greenbelt, including the Greenbelt Police Department.**
  - *Revised*: **City of Greenbelt** (without the "including GPD" clause).
- **Managerial Employee**
  - *Original*: Police-oriented test; **lieutenant or higher** treated as managerial; **sergeant or lower** not managerial (unless confidential).
  - *Revised*: Keeps a **general managerial definition** for all City employees **and** retains the **police-rank rule** for GPD.
- **Non-managerial Sworn Police Officer**
  - *Original*: Defined; includes trainees who completed entrance training.
  - *Revised*: **Retained** as a separate definition (no longer the only covered group).
- **Employee Organization**
  - *Original*: Admits **sworn police**; anti-discrimination list: race, color, sex, creed, national origin.
  - *Revised*: **Citywide** version admits employees as defined; the anti-discrimination clause is modernized/expanded in wording.

3) Labor Commissioner (Sec. 13-233)

- **No structural change** to authority or selection; editorial clarifications retained (AAA list; NLRB-experienced neutrals; Council appeal). (Included here only to confirm no red-line changes beyond formatting.)

4) Employee Rights (Sec. 13-234)

- **No substantive change**; rights to organize/refrain and anti-retaliation preserved; direct grievance presentation clause unchanged. (Noted for completeness—no red-line edits.)

5) Employer Rights (Sec. 13-235)

- **Citywide management rights kept**; police-specific staffing sentence is **retained/clarified** in the revision (expressly references use and number of full-/part-time officers, candidates, cadets, reserves).

- **LEOBR references**: The original section linked discipline/strike-related discharges to **LEOBR**; the revised text **removes global LEOBR framing for the code overall** (because scope is now citywide) yet **preserves police carve-outs elsewhere**; the management-rights list in the revised code no longer embeds LEOBR as a universal qualifier for all covered employees.

6) Collective Bargaining (Sec. 13-236)

- **Subjects of bargaining**: Minor drafting precision—"**Duration of the collective bargaining agreement**" (instead of a more generic phrasing). Substantive scope otherwise unchanged.

7) Representation Procedures (Sec. 13-237)

- **Voluntary Recognition – modern path added**:
  - *Original*: Option for voluntary recognition if **>50%** support within **30 days**; if declined, proceed to election.
  - *Revised*: **Adds** a modern voluntary-recognition paragraph allowing recognition based on **authorization cards/reliable evidence dated within 30 days**, requires **City notice to the Labor Commissioner within 5 business days**, **posting notice to employees**, and sets a **14-day** challenge window for unit/majority disputes (resolved promptly by Labor Commissioner). **The legacy paragraph is retained after the new one**, so both pathways appear sequentially.
- **Certification/Decertification**: Thresholds/timing preserved (≥30% showing; September filing; 30-day election; 24-month election bar). Editorial punctuation clean-ups only.

8) Unfair Labor Practices (Sec. 13-238)

- **No substantive changes**; employer and union ULP lists and procedures maintained. (Noted: formatting/line-wrap clean-ups.)

9) No-Strike / No-Lockout (Sec. 13-239)

- **Discipline framework generalized**:
  - *Original*: Employee strike discipline tied to **LEOBR** and **not grievable** under a CBA.
  - *Revised*: Uses **City personnel/civil-service rules** for discipline, states strike discipline is **not subject to the CBA grievance procedure**, and formats the subsections explicitly as **(c) No strike by employees; (d) No strike by employee organization; (e) Other remedies**. **This aligns the section with citywide coverage while still allowing police carve-outs elsewhere.**

10) Checkoff; Union Activities; Grievance; Impasse (Secs. 13-240 to 13-243)

- **Checkoff (13-240)**: No substantive edits.
- **Permissible Union Activities (13-241)**: No substantive edits.
- **Grievance Procedure (13-242)**: **Unchanged**; ERB binding decision retained.
- **Impasse (13-243)**: **Unchanged** in substance; the original's historical timing note (2010 extension) and Council decision factors remain, though the **revised code no longer frames comparables solely as "public safety bargaining units,"** reflecting broader coverage.

ARTICLE VIII.

LABOR CODE

Sec. 13-231. Legislative findings and purpose.

(a) Title of article. This article shall herein be referred to as the labor code of the City of Greenbelt, Maryland, or labor code.

(b) Legislative findings. It is the public policy of the council of Greenbelt and the purpose of this labor code to promote a fair, harmonious, peaceful and cooperative relationship between the management of the city and those employees of the City of Greenbelt ~~Greenbelt Police Department~~ who are covered by this labor code ~~and to protect the public by assuring the responsive, orderly, efficient and continuous operation of the department.~~

(c) *Purpose*. Pursuant to the authority set forth in the Charter of the City of Greenbelt, which authorizes the council to enact by ordinance or amendment a system of rules and regulations to govern the process, the council enacts this article for the following purposes:

(1) To provide procedures for non-managerial and non-confidential City employees~~, sworn police officers~~ to participate in the formulation and implementation of policies establishing or affecting their conditions of employment;

(2) To recognize the right of said employees to organize for the purpose of collective bargaining;

(3) To provide a means by which said employees may select a collective bargaining representative;

(4) To require the City of Greenbelt to meet and confer with the collective bargaining representative of said employees and to negotiate and enter into written agreements on certain matters of wages, hours and other terms and conditions of employment; and

(5) To establish a method of dispute resolution.

(Ord. No. 1278, 1-22-07)

Sec. 13-232. Definitions

For the purposes of this article, the following words and phrases shall have the meanings respectively ascribed to them by this section:

Bargaining unit. Except as otherwise provided herein, a Bargaining Unit is ~~E~~A group of non-managerial and non-confidential employees that (i) is voluntarily recognized by the City as an appropriate unit for collective bargaining, or (ii) is determined by the Labor Commissioner to be an appropriate unit for collective bargaining pursuant to this Code. A bargaining unit for the Greenbelt Police Department is all non-

managerial sworn police officers employed by the City of Greenbelt assigned to ~~All nonmanagerial sworn police officers of the City of Greenbelt assigned to the~~ Greenbelt Police Department, excluding managerial employees, confidential employees and other employees.

Confidential employee. Any employee who assists in a confidential capacity, persons who formulate, determine and effectuate management policies in the field of personnel and labor relations.

Employee. A person employed by the City of Greenbelt who is a non-managerial employee and not a confidential employee. This definition, and this labor code, shall in no way modify any existing personnel policies of the City of Greenbelt, including policies related to probationary periods. In the Greenbelt Police Department, an "Employee" shall mean a person ~~A person~~ employed by the City of Greenbelt Police Department who is classified as a police officer, who has completed the initial entrance training for certification as a police officer, and who is a non-managerial employee and not a confidential employee. This definition and this labor code shall in no way serve to modify any personnel policy of the City of Greenbelt relative to probationary period. ~~or the Law Enforcement Officers' Bill of Rights.~~

Employee organization. Any lawful organization that admits employees, as defined in this Code, to membership and whose primary purpose is to represent such employees with respect to wages, benefits, and other terms and conditions of employment. ~~"Employee organization" does not include any organization that discriminates on the basis of race, color, sex, creed, national origin, or any other protected characteristic with respect to membership, retention, or participation in training, apprenticeship, or employment programs~~. For purposes of the Greenbelt Police Department, an employee organization means any lawful organization that admits sworn police officers to membership, the primary purpose of which is to represent sworn police officers concerning wages, terms and conditions of employment.~~,~~ In all cases an "employee organization" does not include any organization that discriminates on the basis of race, color, sex, creed, national origin, or any other protected characteristic with respect to membership, retention, or participation in training, apprenticeship, or employment programs. ~~provided that the term "employee organization" shall not be defined to include any organization that discriminates on the basis of race, color, sex, creed or national origin, with regard to the acquisition or retention of membership or in accepting or advancing members in any training, apprenticeship or employment program.~~

Employee relations board. The employee relations board (ERB) constituted pursuant to the Charter of the City of Greenbelt.

Employer. The City of Greenbelt.~~, including the Greenbelt Police Department.~~

Grievance. A dispute concerning the application or interpretation of the terms of a collective bargaining agreement between an employee organization and the employer.

Managerial employee. An employee of the City of Greenbelt who has the authority to exercise independent judgment, in the interest of the employer, to hire, transfer, suspend, lay off, recall, promote, discharge, assign, discipline, direct, or adjust the grievances of other employees, or who effectively recommends such actions, provided that the exercise of such authority requires the use of independent judgment and is not merely routine or clerical in nature. The term "managerial employee" includes supervisors

as defined in this Code and excludes confidential employees. In the Greenbelt Police Department, a managerial employee means an employee of the City of Greenbelt assigned to the Greenbelt Police Department who has the authority to exercise independent judgment in the interest of the employer to hire, transfer, suspend, lay off, recall, promote or discharge other employees; who has the responsibility to direct them or adjust their grievances, or effectively to recommend such action; if, in connection with the foregoing, the exercise of such authority is not of a routine or clerical nature but requires the use of independent judgment, including, but not limited to, those employees who are sworn police officers of the rank of lieutenant or higher, but not including those employees who are sworn police officers of the rank of sergeant or lower, unless the employee is deemed to be a confidential employee.

~~An employee of the City of Greenbelt assigned to the Greenbelt Police Department who has the authority to exercise independent judgment in the interest of the employer to hire, transfer, suspend, layoff, recall, promote or discharge other employees; who has the responsibility to direct them or adjust their grievances, or effectively to recommend such action; if, in connection with the foregoing, the exercise of such authority is not of a routine or clerical nature but requires the use of independent judgment, including, but not limited to, those employees who are sworn police officers of the rank of lieutenant or higher, but not including those employees who are sworn police officers of the rank of sergeant or lower, unless theemployee is deemed to be a confidential employee.~~

Non-managerial sworn police officer. Any sworn police officer of the City of Greenbelt assigned to the Greenbelt Police Department who is not a managerial or confidential employee as defined herein. For purposes of this definition, the term shall also include any police officer trainee who has completed the initial entrance level training for certification as a police officer.

Strike. The failure to report for duty, the willful absence from positions, the stoppage or slowdown of work, or the abstinence in whole or in part from the full, faithful and proper performance of the duties of employment for the purpose of inducing, influencing, coercing or preventing a change in compensation or rights, privileges, obligations or other terms and conditions of employment, whether by concerted or individual action.

Terms and conditions of employment. All wages, benefits and other matters relating to the employment of employees in the bargaining unit, including, but not limited to, holidays, pensions, medical benefits and coverage, sick leave, paid and unpaid leave, military leave, overtime, equipment, training, discipline, and seniority, not expressly excluded by section 13-235.
(Ord. No. 1278, 1-22-07)

Sec. 13-233. Labor commissioner.

(a) There shall be a labor commissioner who shall exercise the authority and perform the functions assigned pursuant to this labor code.

(b) The labor commissioner shall be appointed for specific matters as they arise under this code for which such labor commissioner is needed from a list of individuals supplied by the American Arbitration Association in response to a joint letter from the ~~city~~ City and the exclusive representative. The list shall be

comprised of individuals with prior work experience at the National Labor Relations Board who reside in Maryland, the District of Columbia or Virginia. The ~~city~~ City and the exclusive representative shall confer within ten (10) days of receipt of the list; if they are unable to agree on an individual, they shall alternately strike names from the list until one person remains, and that person shall serve as labor commissioner for the specific matter. The costs of the labor commissioner shall be paid by the ~~city~~City.

(c) The labor commissioner appointed for a specific matter shall have the following authority with respect to that matter:

(1) Administration.

a. The labor commissioner shall be charged with the interpretation of the labor code and shall be further authorized to make any rules and regulations as may be necessary or proper to effectuate the purposes and intent of the labor code.

b. The labor commissioner may appoint a representative or representatives to perform investigative, administrative, ministerial, procedural or other tasks associated with the duties assigned pursuant to this section.

c. In addition to those duties specifically enumerated herein, the labor commissioner shall also have the authority to perform other duties as may be deemed necessary to effectuate the purposes and intent of this labor code.

(2) Representation.

a. To grant and revoke certification of any employee organization as the exclusive bargaining representative of employees in the bargaining unit;

b. To supervise the conduct of representation elections; and

c. To determine the appropriateness of the employee organizations.

(3) Unfair labor practices. Investigation and adjudication of unfair labor practice charges and determination of remedies for unfair labor practices in accordance with the procedures and intent of this labor code.

(d) Decisions of the labor commissioner shall be in writing. Any party aggrieved by a decision of the labor commissioner may file an appeal to the city council within thirty (30) days of the issuance of the labor commissioner's decision. The decision of the city council shall be final, subject only to judicial review. In the event that there shall be a tie vote, then the decision of the labor commissioner shall be upheld.
(Ord. No. 1278, 1-22-07)

Sec. 13-234. Employee rights.

(a) Employees shall have the right of self-organization; to form, join, or assist employee organizations; and to bargain collectively through representatives of their own choosing on terms and conditions of employment. Employees shall also have the right to refrain from any or all such activities.

(b) Employees shall be free from retaliation for the exercise of any rights set forth herein, or for participating in any proceeding established pursuant to this labor code.

(c) Nothing in this labor code shall prohibit an employee from presenting, discussing or resolving any grievance directly with the employer and without the intervention of the employee organization that represents the bargaining unit, provided that any adjustment of the grievance made shall not be inconsistent with the terms of any applicable collective bargaining agreement.

Sec. 13-235. Employer rights.

(a) The employer shall have the following rights:

(1) To determine the budget of the City of Greenbelt ~~and the Greenbelt Police Department,~~ including all financial obligations and expenditures, and to exercise its taxing authority;

(2) To determine the ways and means to allocate funds to its various departments and projects;

(3) To establish methods and procedures for fulfilling its mission;

(4) To determine how and when to deploy its personnel;

(5) To establish, suspend, relocate or discontinue operations, facilities, stations, ~~operations~~, services and to reduce personnel;

(6) To determine the way personnel will be used to effectuate the City's mission~~;~~ ~~to ensure the public safety;~~

(7) To adopt reasonable rules, regulations and general orders pertaining to the department's purpose, operation, techniques, efficiency and management which are not inconsistent with the terms of the collective bargaining agreement, provided that during negotiations for a collective bargaining agreement, the exclusive representative and the ~~city~~ City shall have the right to discuss and agree upon rules, regulations and general orders;

(8) To determine staffing levels and assignments, including but not limited to the number, composition, and scheduling of full-time, part-time, temporary, seasonal, trainee, or reserve personnel, and to decide whether, when, and how such personnel shall be utilized.

In the Greenbelt Police Department, the determination of staffing shall include Department decisions to ~~To~~ determine staffing, including, but not limited to, the use of full and part-time police officers, police officer candidates, cadets, or reserve police, and the number of such staff;

(9) To suspend, demote, discharge or take disciplinary action against employees with just cause. ~~and subject to the provisions of the Law Enforcement Officers' Bill of Rights or any amendment or successor thereto; and~~

(10) To discharge employees it reasonably believes to be involved in a strike., ~~consistent with the provisions of the Law Enforcement Officers' Bill of Rights or any amendment or successor thereto.~~

(b) The employer shall not enter into or become bound by any collective bargaining agreement pursuant to this labor code that contains terms that infringe upon or limit the rights set forth in this section. The employee relations board in determining a grievance under a collective bargaining agreement shall not have the authority to add to, alter, amend, delete, modify or infringe upon any of the rights set forth in this section. (Ord. No. 1278, 1-22-07)

Sec. 13-236. Collective bargaining.

(a) *Bargaining in good faith*. Upon certification of an employee organization by the labor commissioner, the employer and the employee organization shall have the duty, through officials or their designated representatives, to negotiate collectively and in good faith with respect to the subjects of bargaining enumerated in this section and to reduce to writing the matters agreed upon as a result of such negotiations.

(b) *Employer/employee organization representative*.

(1) The employer shall appoint the employer's representative or representatives for the purpose of conducting any bargaining with a certified employee organization.

(2) The employee organization shall appoint a representative or representatives for the purpose of conducting any bargaining with the employer.

(c) *Subjects of bargaining*. The employer and employee organization may bargain collectively and reach agreement on the following subjects of bargaining:

(1) Wages;

(2) Terms and conditions of employment as defined in section 13-232 herein;

(3) Employee benefit plans;

(4) Bonuses and gifts;

(5) Jury duty;

(6) Duration of the collective bargaining agreement; and

(7) Grievance procedure.

(d) *Scope of bargaining*. The employer shall not enter into, or be bound by, any collective bargaining agreement, amendment thereto or other agreement that covers a subject of bargaining not specifically enumerated in this section, or which alters, amends, deletes, modifies or infringes upon any of the employer rights enumerated in section 13-235.
(Ord. No. 1278, 1-22-07)

Sec. 13-237. Representation.

(a) Certification of representative. No collective bargaining agreement shall be valid or enforceable unless it is between the employer and an employee organization that is certified by the labor commissioner as the exclusive bargaining representative for employees in the bargaining unit.

(b) Majority of employees. Certification of an employee organization shall only occur if the employee organization has been selected or designated by a majority of employees in the bargaining unit.

(c) *Procedure*.

(1) Certification election. An employee organization seeking exclusive bargaining representative status for employees in the bargaining unit shall file a petition with the labor commissioner accompanied by evidence that at least thirty (30) percent of the employees in the bargaining unit have designated the employee organization as their exclusive bargaining representative. A petition may not be accepted by the labor commissioner unless filed by the employee organization during the month of September, provided, however, that in 2007, the employee organization shall have the right to file a petition anytime up to and including February 28. Within thirty (30) days of filing a petition for certification, the labor commissioner shall conduct a secret ballot election. If the results of the secret ballot election establish that a majority of those bargaining unit employees voting in the election designate the petitioning employee organization as their exclusive bargaining representative, then the labor commissioner shall certify the employee organization as the exclusive bargaining representative and shall authorize the employer to bargain collectively with the employee organization.

(2) Voluntary recognition. If an employee organization demonstrates majority support in an appropriate bargaining unit—through authorization cards or other reliable evidence dated within 30 days of submission—the City may voluntarily recognize the employee organization as the exclusive representative without prior review by the Labor Commissioner. Within five (5) business days of recognition, the City shall provide written notice to the Labor Commissioner and post notice to employees in the unit. Any timely challenge to the appropriateness of the unit or to majority support shall be filed with the Labor Commissioner within fourteen (14) days of

the notice; absent a timely challenge, recognition shall remain in effect. If a challenge is filed, the Labor Commissioner shall promptly resolve the dispute under this Code. In the event the petition filed by an employee organization is accompanied by evidence that within thirty (30) days prior to the filing of the petition more than fifty (50) percent of the employees in the bargaining unit have designated the employee organization as their exclusive representative for purposes of collective bargaining, the labor commissioner may give the employer the option to voluntarily recognize the employee organization without first conducting a certification election. If the employer declines to voluntarily recognize the employee organization, then the labor commissioner shall conduct a certification election pursuant to this section. Upon voluntary recognition pursuant to this section, the labor commissioner shall certify the employee organization as the exclusive bargaining representative of the employees in the petitioned-for unit and authorize the employer to bargain collectively with the employee organization.

(3) *Decertification election*. Any employee seeking to terminate the certification of an employee organization as the exclusive bargaining representative of employees in the bargaining unit may file a petition with the labor commissioner accompanied by evidence that at least thirty (30) percent of the employees in the bargaining unit have expressed their desire to remove the employee organization as their exclusive bargaining representative. A petition may not be accepted by the labor commissioner unless filed during the month of September. Within thirty (30) days of the filing of a petition for decertification, the labor commissioner shall conduct a secret ballot election. If the results of the secret ballot election establish that a majority of those employees in the bargaining unit no longer wish to have the employee organization as their exclusive bargaining representative, then the labor commissioner shall decertify the employee organization as the exclusive bargaining representative of the employees in the petitioned-for unit.

(4) No election under this section may be conducted more frequently than once every twenty-four (24) months.

Sec. 13-238. Unfair labor practices.

(a) *Employer unfair labor practices.* It shall be an unfair labor practice for the employer by and through its officers, agents and representatives to engage in the following conduct:

(1) Interfere with, restrain or coerce employees in the exercise of their rights guaranteed under this labor code;

(2) Discriminate in regard to hire or tenure of employment or any term or condition of employment to encourage or discourage membership in any employee organization;

(3) Directly or indirectly cause, instigate, encourage, condone, initiate, sponsor, support, direct or engage in any lockout;

(4) Fail or refuse to negotiate in good faith with a certified employee organization;

(5) Retaliate against an employee because of that employee's exercise of rights guaranteed under this labor code; or

(6) Control or dominate an employee organization or contribute financial or other support to it.

(b) *Employee organization unfair labor practices*. It shall be an unfair labor practice for an employee organization by and through its officers, agents and representatives to engage in the following conduct:

(1) Interfere with, restrain or coerce employees in the exercise of their rights guaranteed under this labor code;

(2) Induce the employer or its representatives to commit any unfair labor practice;

(3) Directly or indirectly, cause, instigate, encourage, condone, initiate, sponsor, support, direct or engage in any strike;

(4) Fail or refuse to negotiate in good faith with the employer; or

(5) Retaliate against an employee because of that employee's exercise of rights guaranteed under this labor code.

(c) *Procedure*.

(1) *Charge and evidentiary hearing*. In the event that a claim is made that an unfair labor practice has been committed by either the employer or the employee organization, the complaining party shall file with the labor commissioner a verified complaint setting forth a detailed statement of the alleged unfair labor practice no later than thirty (30) days after the date of the alleged unfair labor practice. The party complained of shall have the right to file an answer to the complaint within five (5) days after service thereof. After investigation, the labor commissioner may issue an order dismissing the complaint, order a further investigation, or schedule an evidentiary hearing thereon at a designated time and place. Any such hearing shall be conducted without regard for the strict rules of evidence and a transcript of testimony shall be taken. The labor commissioner may designate a neutral fact finder to conduct the hearing and issue recommended findings of fact and conclusions of law.

(2) Determination. If, at the conclusion of all testimony, or upon consideration of the neutral fact finder's recommended findings of fact and conclusions of law, the labor commissioner determines that an unfair labor practice has been committed, the labor commissioner shall state his/her findings and shall issue and cause to be served upon the party committing the unfair labor practice an order requiring the party to cease and desist from such practice within a specified period and shall take such further affirmative action as will comply with the provisions of this labor code. If upon all the testimony, the labor commissioner determines that a prohibited

practice has not been or is not being committed, he/she shall state a finding of fact and shall issue an order dismissing the complaint.

(3) *Procedure in the event of a strike or lockout*. Nothing in this labor code shall prohibit or impede the employer or a certified employee organization from using all available lawful means to end a strike or lockout, including the initiation of legal proceedings to enjoin the strike or lockout.

(4) *Mediation*. Nothing in this section shall prohibit the labor commissioner from personally conducting mediation to resolve unfair labor practice issues.

(Ord. No. 1278, 1-22-07)

Sec. 13-239. No strike/no lockout.

(a) *Purpose*. The services performed by employees are essential to the public ~~safety~~well-being. Accordingly, strikes and lockouts are prohibited.

(b) *No lockouts*. The employer shall not, either directly or indirectly, cause, instigate, encourage, condone, initiate, sponsor, support, direct or engage in any lockout.

(c) *No strike by employees*. No employee shall, directly or indirectly, cause, instigate, encourage, condone, initiate, sponsor, support, direct, or engage in any strike. Any such conduct by an employee shall be subject to immediate disciplinary action in accordance with applicable City personnel policies, civil service rules, or other governing disciplinary procedures, and shall not be subject to the grievance procedure contained in any applicable collective bargaining agreement. ~~No employee shall either directly or indirectly, cause, instigate, encourage, condone, initiate, sponsor, support, direct or engage in any strike. Any such conduct by an employee shall be subject to immediate discipline in accordance with the Law Enforcement Officers' Bill of Rights and/or any successor thereto, without recourse to the grievance procedure contained in an applicable collective bargaining agreement.~~

(d) *No strike by employee organization*. No employee organization shall either directly or indirectly, cause, instigate, encourage, condone, initiate, sponsor, support, direct or engage in any strike. If any employee organization violates this provision, its certification as the exclusive representative, if any, shall be revoked and the employee organization shall thereafter be ineligible to participate in procedures under this labor code to become and/or remain the exclusive representative of employees of the employer for a period of not less than three (3) years.

(e) *Other remedies*. The employer, employees and employee organizations shall have the right to pursue legal and equitable remedies in the appropriate courts in the event of a violation of this section.

(Ord. No. 1278, 1-22-07)

Sec. 13-240. Checkoff.

(a) Dues checkoff. When an employee organization has been certified as the exclusive representative of the employees in the bargaining unit, it shall be the only employee organization eligible to obtain an agreement from the employer to deduct dues or service fees designated or certified by the appropriate officer of the employee organization from the pay of those employees in the unit who provide written, signed and dated authorization, and to remit said dues to the employee organization without cost. All authorizations shall be irrevocable for a period of one (1) year and shall be automatically renewable from year to year unless written notice of termination by the employee is received by the employer thirty (30) days prior to the anniversary date of the authorization.

(b) Indemnification. The employer shall not have the authority to enter into a collective bargaining agreement that authorizes the deduction of dues from pay unless the agreement contains a provision whereby the employee organization agrees to indemnify the employer for any and all claims arising out of the deduction of dues and/or fees pursuant to this section.

(c) No compulsory union membership. No agreement between the employer and an employee organization shall compel any employee to become and remain a member of the employee organization and/or pay dues.
(Ord. No. 1278, 1-22-07)

Sec. 13-241. Permissible union activities.

Solicitation of members and dues, and other internal employee organization business shall be conducted only during the nonduty hours of the employees concerned. Employer-requested or approved consultations and meetings between management officials and representatives of the recognized employee organization shall, whenever practicable, be conducted on official time. Negotiations between the employer and designated members of the employee organization for the purpose of negotiating a collective bargaining agreement shall be conducted during work hours.
(Ord. No. 1278, 1-22-07)

Sec. 13-242. Grievance procedure.

All collective bargaining agreements between the employer and employee organization shall contain a grievance procedure that includes a provision for binding decision by the employee relations board. The employee relations board shall have the right to engage one (1) or more professional neutral persons to serve as a hearing officer, fact finder and to make recommendations concerning the grievance.
(Ord. No. 1278, 1-22-07)

Sec. 13-243. Impasse in collective bargaining.

(a) ~~Timeline.i>~~ Timeline. Regardless of the date upon which certification is issued to the employee organization, negotiations shall be held only between November 1 and March 1. Any memorandum of understanding reached as a result of such negotiations shall become effective July 1 following such negotiations. Any such memorandum of understanding shall be presented to the city council for its approval by April 15 in order that sufficient time shall exist to implement same at the commencement of the fiscal year on July 1.

Notwithstanding the provisions hereinabove, in the calendar year 2010 negotiations shall be extended from ending on March 1 to April 1.

(b) *Impasse procedure.* If after a reasonable period of negotiation over the terms of a memorandum of understanding a dispute exists between the employer and the certified employee organization, or if no understanding has been reached within a reasonable period of time, but not later than March 1, prior to the final date for setting the municipal budget, it shall be deemed that an impasse has been reached, at which time the matters in dispute shall be presented jointly by the parties in writing to the city council for hearing and resolution.

(c) *Hearing procedure.*

(1) The city council shall hold a hearing on all disputed issues within thirty (30) days of the presentation of the dispute, and it shall issue its final decision within thirty (30) days of the conclusion of the hearing. The decision of the city council shall be final and binding upon the employer and the employee organization and shall be rendered at least forty (40) days before the beginning of the fiscal year. The decision of the city council shall be in writing and a copy shall be served on the employer and employee organization at the time the city council issues a final decision.

(2) The city council shall establish the date, time, and place of all hearings, administer oaths, issue subpoenas to compel the attendance of witnesses to appear, and issue subpoenas duces tecum to compel the production of documents and other tangible evidence.

(3) In reaching its decision, the city council may take into consideration any factors it considers significant to reaching the determination, including, but not limited to, the following factors:

a. Wages, benefits and other working conditions of other local government employees ~~employed in public safety bargaining units in other municipal or county agencies~~ of a similar size and demographics;

b. The value of other benefits available to or received by ~~city~~ City employees;

c. Cost-of-living information; or

d. The availability of funds.

(d) *Mediation.* Nothing herein contained shall be construed as prohibiting the city council from mediating the dispute at any time prior to the issuance of its final and binding decision.
(Ord. No. 1278, 1-22-07; Ord. No. 1305, 2-22-10)

Secs. 13-244--13-260. Reserved.
4928-9173-3133, v. 1

ARTICLE VIII.

LABOR CODE

Sec. 13-231. Legislative findings and purpose.

(a) Title of article. This article shall herein be referred to as the labor code of the City of Greenbelt, Maryland, or labor code.

(b) Legislative findings. It is the public policy of the council of Greenbelt and the purpose of this labor code to promote a fair, harmonious, peaceful and cooperative relationship between the management of the city and those employees of the City of Greenbelt who are covered by this labor code

(c) *Purpose*. Pursuant to the authority set forth in the Charter of the City of Greenbelt, which authorizes the council to enact by ordinance or amendment a system of rules and regulations to govern the process, the council enacts this article for the following purposes:

(1) To provide procedures for non-managerial and non-confidential City employees to participate in the formulation and implementation of policies establishing or affecting their conditions of employment;

(2) To recognize the right of said employees to organize for the purpose of collective bargaining;

(3) To provide a means by which said employees may select a collective bargaining representative;

(4) To require the City of Greenbelt to meet and confer with the collective bargaining representative of said employees and to negotiate and enter into written agreements on certain matters of wages, hours and other terms and conditions of employment; and

(5) To establish a method of dispute resolution.

(Ord. No. 1278, 1-22-07)

Sec. 13-232. Definitions

For the purposes of this article, the following words and phrases shall have the meanings respectively ascribed to them by this section:

Bargaining unit. Except as otherwise provided herein, a Bargaining Unit is A group of non-managerial and non-confidential employees that (i) is voluntarily recognized by the City as an appropriate unit for collective bargaining, or (ii) is determined by the Labor Commissioner to be an appropriate unit for collective bargaining pursuant to this Code. A bargaining unit for the Greenbelt Police Department is all non-managerial sworn police officers employed by the City of Greenbelt assigned to Greenbelt Police Department, excluding managerial employees, confidential employees and other employees.

Confidential employee. Any employee who assists in a confidential capacity, persons who formulate, determine and effectuate management policies in the field of personnel and labor relations.

Employee. A person employed by the City of Greenbelt who is a non-managerial employee and not a confidential employee. This definition, and this labor code, shall in no way modify any existing personnel policies of the City of Greenbelt, including policies related to probationary periods. In the Greenbelt Police Department, an "Employee" shall mean a person employed by the City of Greenbelt Police Department who is classified as a police officer, who has completed the initial entrance training for certification as a police officer, and who is a non-managerial employee and not a confidential employee. This definition and this labor code shall in no way serve to modify any personnel policy of the City of Greenbelt relative to probationary period.

Employee organization. Any lawful organization that admits employees, as defined in this Code, to membership and whose primary purpose is to represent such employees with respect to wages, benefits, and other terms and conditions of employment. . For purposes of the Greenbelt Police Department, an employee organization means any lawful organization that admits sworn police officers to membership, the primary purpose of which is to represent sworn police officers concerning wages, terms and conditions of employment. In all cases an "employee organization" does not include any organization that discriminates on the basis of race, color, sex, creed, national origin, or any other protected characteristic with respect to membership, retention, or participation in training, apprenticeship, or employment programs.

Employee relations board. The employee relations board (ERB) constituted pursuant to the Charter of the City of Greenbelt.

Employer. The City of Greenbelt.

Grievance. A dispute concerning the application or interpretation of the terms of a collective bargaining agreement between an employee organization and the employer.

Managerial employee. An employee of the City of Greenbelt who has the authority to exercise independent judgment, in the interest of the employer, to hire, transfer, suspend, lay off, recall, promote, discharge, assign, discipline, direct, or adjust the grievances of other employees, or who effectively recommends such actions, provided that the exercise of such authority requires the use of independent judgment and is not merely routine or clerical in nature. The term "managerial employee" includes supervisors as defined in this Code and excludes confidential employees. In the Greenbelt Police Department, a managerial employee means an employee of the City of Greenbelt assigned to the Greenbelt Police Department who has the authority to exercise independent judgment in the interest of the employer to hire, transfer, suspend, lay off, recall, promote or discharge other employees; who has the responsibility to direct them or adjust their grievances, or effectively to recommend such action; if, in connection with the foregoing, the exercise of such authority is not of a routine or clerical nature but requires the use of independent judgment, including, but not limited to, those employees who are sworn police officers of the rank of lieutenant or higher, but not including those employees who are sworn police officers of the rank of sergeant or lower, unless the employee is deemed to be a confidential employee.

Non-managerial sworn police officer. Any sworn police officer of the City of Greenbelt assigned to the Greenbelt Police Department who is not a managerial or confidential employee as defined herein. For purposes of this definition, the term shall also include any police officer trainee who has completed the initial entrance level training for certification as a police officer.

Strike. The failure to report for duty, the willful absence from positions, the stoppage or slowdown of work, or the abstinence in whole or in part from the full, faithful and proper performance of the duties of employment for the purpose of inducing, influencing, coercing or preventing a change in compensation or rights, privileges, obligations or other terms and conditions of employment, whether by concerted or individual action.

Terms and conditions of employment. All wages, benefits and other matters relating to the employment of employees in the bargaining unit, including, but not limited to, holidays, pensions, medical benefits and coverage, sick leave, paid and unpaid leave, military leave, overtime, equipment, training, discipline, and seniority, not expressly excluded by section 13-235.
(Ord. No. 1278, 1-22-07)

Sec. 13-233. Labor commissioner.

(a) There shall be a labor commissioner who shall exercise the authority and perform the functions assigned pursuant to this labor code.

(b) The labor commissioner shall be appointed for specific matters as they arise under this code for which such labor commissioner is needed from a list of individuals supplied by the American Arbitration Association in response to a joint letter from the City and the exclusive representative. The list shall be comprised of individuals with prior work experience at the National Labor Relations Board who reside in Maryland, the District of Columbia or Virginia. The City and the exclusive representative shall confer within ten (10) days of receipt of the list; if they are unable to agree on an individual, they shall alternately strike names from the list until one person remains, and that person shall serve as labor commissioner for the specific matter. The costs of the labor commissioner shall be paid by the City.

(c) The labor commissioner appointed for a specific matter shall have the following authority with respect to that matter:

(1) Administration.

a. The labor commissioner shall be charged with the interpretation of the labor code and shall be further authorized to make any rules and regulations as may be necessary or proper to effectuate the purposes and intent of the labor code.

b. The labor commissioner may appoint a representative or representatives to perform investigative, administrative, ministerial, procedural or other tasks associated with the duties assigned pursuant to this section.

c. In addition to those duties specifically enumerated herein, the labor commissioner shall also have the authority to perform other duties as may be deemed necessary to effectuate the purposes and intent of this labor code.

(2) Representation.

a. To grant and revoke certification of any employee organization as the exclusive bargaining representative of employees in the bargaining unit;

b. To supervise the conduct of representation elections; and

c. To determine the appropriateness of the employee organizations.

(3) Unfair labor practices. Investigation and adjudication of unfair labor practice charges and determination of remedies for unfair labor practices in accordance with the procedures and intent of this labor code.

(d) Decisions of the labor commissioner shall be in writing. Any party aggrieved by a decision of the labor commissioner may file an appeal to the city council within thirty (30) days of the issuance of the labor commissioner's decision. The decision of the city council shall be final, subject only to judicial review. In the event that there shall be a tie vote, then the decision of the labor commissioner shall be upheld.
(Ord. No. 1278, 1-22-07)

Sec. 13-234. Employee rights.

(a) Employees shall have the right of self-organization; to form, join, or assist employee organizations; and to bargain collectively through representatives of their own choosing on terms and conditions of employment. Employees shall also have the right to refrain from any or all such activities.

(b) Employees shall be free from retaliation for the exercise of any rights set forth herein, or for participating in any proceeding established pursuant to this labor code.

(c) Nothing in this labor code shall prohibit an employee from presenting, discussing or resolving any grievance directly with the employer and without the intervention of the employee organization that represents the bargaining unit, provided that any adjustment of the grievance made shall not be inconsistent with the terms of any applicable collective bargaining agreement.

Sec. 13-235. Employer rights.

(a) The employer shall have the following rights:

(1) To determine the budget of the City of Greenbelt including all financial obligations and expenditures, and to exercise its taxing authority;

(2) To determine the ways and means to allocate funds to its various departments and projects;

(3) To establish methods and procedures for fulfilling its mission;

(4) To determine how and when to deploy its personnel;

(5) To establish, suspend, relocate or discontinue operations, facilities, stations, , services and to reduce personnel;

(6) To determine the way personnel will be used to effectuate the City's mission;

(7) To adopt reasonable rules, regulations and general orders pertaining to the department's purpose, operation, techniques, efficiency and management which are not inconsistent with the terms of the collective bargaining agreement, provided that during negotiations for a collective bargaining agreement, the exclusive representative and the City shall have the right to discuss and agree upon rules, regulations and general orders;

(8) To determine staffing levels and assignments, including but not limited to the number, composition, and scheduling of full-time, part-time, temporary, seasonal, trainee, or reserve personnel, and to decide whether, when, and how such personnel shall be utilized. In the Greenbelt Police Department, the determination of staffing shall include Department decisions to determine staffing, including, but not limited to, the use of full and part-time police officers, police officer candidates, cadets, or reserve police, and the number of such staff;

(9) To suspend, demote, discharge or take disciplinary action against employees with just cause.

(10) To discharge employees it reasonably believes to be involved in a strike.

(b) The employer shall not enter into or become bound by any collective bargaining agreement pursuant to this labor code that contains terms that infringe upon or limit the rights set forth in this section. The employee relations board in determining a grievance under a collective bargaining agreement shall not have the authority to add to, alter, amend, delete, modify or infringe upon any of the rights set forth in this section. (Ord. No. 1278, 1-22-07)

Sec. 13-236. Collective bargaining.

(a) *Bargaining in good faith*. Upon certification of an employee organization by the labor commissioner, the employer and the employee organization shall have the duty, through officials or their designated representatives, to negotiate collectively and in good faith with respect to the subjects of bargaining enumerated in this section and to reduce to writing the matters agreed upon as a result of such negotiations.

(b) *Employer/employee organization representative*.

(1) The employer shall appoint the employer's representative or representatives for the purpose of conducting any bargaining with a certified employee organization.

(2) The employee organization shall appoint a representative or representatives for the purpose of conducting any bargaining with the employer.

(c) *Subjects of bargaining*. The employer and employee organization may bargain collectively and reach agreement on the following subjects of bargaining:

(1) Wages;

(2) Terms and conditions of employment as defined in section 13-232 herein;

(3) Employee benefit plans;

(4) Bonuses and gifts;

(5) Jury duty;

(6) Duration of the collective bargaining agreement; and

(7) Grievance procedure.

(d) *Scope of bargaining*. The employer shall not enter into, or be bound by, any collective bargaining agreement, amendment thereto or other agreement that covers a subject of bargaining not specifically enumerated in this section, or which alters, amends, deletes, modifies or infringes upon any of the employer rights enumerated in section 13-235.
(Ord. No. 1278, 1-22-07)

Sec. 13-237. Representation.

(a) Certification of representative. No collective bargaining agreement shall be valid or enforceable unless it is between the employer and an employee organization that is certified by the labor commissioner as the exclusive bargaining representative for employees in the bargaining unit.

(b) Majority of employees. Certification of an employee organization shall only occur if the employee organization has been selected or designated by a majority of employees in the bargaining unit.

(c) *Procedure*.

(1) Certification election. An employee organization seeking exclusive bargaining representative status for employees in the bargaining unit shall file a petition with the labor commissioner accompanied by evidence that at least thirty (30) percent of the employees in the bargaining unit have designated the employee organization as their exclusive bargaining representative. A petition may not be accepted by the labor commissioner unless filed by the employee organization during the month of September, provided, however, that in 2007, the employee organization shall have the right to file a petition anytime up to and including February 28. Within thirty (30) days of filing a petition for certification, the labor commissioner shall conduct a secret ballot election. If the results of the secret ballot election establish that a majority of those bargaining unit employees voting in the election designate the petitioning employee organization as their exclusive bargaining representative, then the labor commissioner shall certify the employee organization as the exclusive bargaining representative and shall authorize the employer to bargain collectively with the employee organization.

(2) Voluntary recognition. If an employee organization demonstrates majority support in an appropriate bargaining unit—through authorization cards or other reliable evidence dated within 30 days of submission—the City may voluntarily recognize the employee organization as the exclusive representative without prior review by the Labor Commissioner. Within five (5) business days of recognition, the City shall provide written notice to the Labor Commissioner and post notice to employees in the unit. Any timely challenge to the appropriateness of the unit or to majority support shall be filed with the Labor Commissioner within fourteen (14) days of the notice; absent a timely challenge, recognition shall remain in effect. If a challenge is filed, the Labor Commissioner shall promptly resolve the dispute under this Code. In the event the petition filed by an employee organization is accompanied by evidence that within thirty (30) days prior to the filing of the petition more than fifty (50) percent of the employees in the bargaining unit have designated the employee organization as their exclusive representative for purposes of collective bargaining, the labor commissioner may give the employer the option to voluntarily recognize the employee organization without first conducting a certification election. If the employer declines to voluntarily recognize the employee organization, then the labor commissioner shall conduct a certification election pursuant to this section. Upon voluntary recognition pursuant to this section, the labor commissioner shall certify the employee organization as the exclusive bargaining representative of the employees in the petitioned-for unit and authorize the employer to bargain collectively with the employee organization.

(3) Decertification election. Any employee seeking to terminate the certification of an employee organization as the exclusive bargaining representative of employees in the bargaining unit may file a petition with the labor commissioner accompanied by evidence that at least thirty (30) percent of the employees in the bargaining unit have expressed their desire to remove the employee organization as their exclusive bargaining representative. A petition may not be

accepted by the labor commissioner unless filed during the month of September. Within thirty (30) days of the filing of a petition for decertification, the labor commissioner shall conduct a secret ballot election. If the results of the secret ballot election establish that a majority of those employees in the bargaining unit no longer wish to have the employee organization as their exclusive bargaining representative, then the labor commissioner shall decertify the employee organization as the exclusive bargaining representative of the employees in the petitioned-for unit.

(4) No election under this section may be conducted more frequently than once every twenty-four (24) months.

Sec. 13-238. Unfair labor practices.

(a) *Employer unfair labor practices.* It shall be an unfair labor practice for the employer by and through its officers, agents and representatives to engage in the following conduct:

(1) Interfere with, restrain or coerce employees in the exercise of their rights guaranteed under this labor code;

(2) Discriminate in regard to hire or tenure of employment or any term or condition of employment to encourage or discourage membership in any employee organization;

(3) Directly or indirectly cause, instigate, encourage, condone, initiate, sponsor, support, direct or engage in any lockout;

(4) Fail or refuse to negotiate in good faith with a certified employee organization;

(5) Retaliate against an employee because of that employee's exercise of rights guaranteed under this labor code; or

(6) Control or dominate an employee organization or contribute financial or other support to it.

(b) *Employee organization unfair labor practices*. It shall be an unfair labor practice for an employee organization by and through its officers, agents and representatives to engage in the following conduct:

(1) Interfere with, restrain or coerce employees in the exercise of their rights guaranteed under this labor code;

(2) Induce the employer or its representatives to commit any unfair labor practice;

(3) Directly or indirectly, cause, instigate, encourage, condone, initiate, sponsor, support, direct or engage in any strike;

(4) Fail or refuse to negotiate in good faith with the employer; or

(5) Retaliate against an employee because of that employee's exercise of rights guaranteed under this labor code.

(c) *Procedure*.

(1) *Charge and evidentiary hearing*. In the event that a claim is made that an unfair labor practice has been committed by either the employer or the employee organization, the complaining party shall file with the labor commissioner a verified complaint setting forth a detailed statement of the alleged unfair labor practice no later than thirty (30) days after the date of the alleged unfair labor practice. The party complained of shall have the right to file an answer to the complaint within five (5) days after service thereof. After investigation, the labor commissioner may issue an order dismissing the complaint, order a further investigation, or schedule an evidentiary hearing thereon at a designated time and place. Any such hearing shall be conducted without regard for the strict rules of evidence and a transcript of testimony shall be taken. The labor commissioner may designate a neutral fact finder to conduct the hearing and issue recommended findings of fact and conclusions of law.

(2) Determination. If, at the conclusion of all testimony, or upon consideration of the neutral fact finder's recommended findings of fact and conclusions of law, the labor commissioner determines that an unfair labor practice has been committed, the labor commissioner shall state his/her findings and shall issue and cause to be served upon the party committing the unfair labor practice an order requiring the party to cease and desist from such practice within a specified period and shall take such further affirmative action as will comply with the provisions of this labor code. If upon all the testimony, the labor commissioner determines that a prohibited practice has not been or is not being committed, he/she shall state a finding of fact and shall issue an order dismissing the complaint.

(3) Procedure in the event of a strike or lockout. Nothing in this labor code shall prohibit or impede the employer or a certified employee organization from using all available lawful means to end a strike or lockout, including the initiation of legal proceedings to enjoin the strike or lockout.

(4) Mediation. Nothing in this section shall prohibit the labor commissioner from personally conducting mediation to resolve unfair labor practice issues.

(Ord. No. 1278, 1-22-07)

Sec. 13-239. No strike/no lockout.

(a) Purpose. The services performed by employees are essential to the public well-being. Accordingly, strikes and lockouts are prohibited.

(b) No lockouts. The employer shall not, either directly or indirectly, cause, instigate, encourage, condone, initiate, sponsor, support, direct or engage in any lockout.

(c) No strike by employees. No employee shall, directly or indirectly, cause, instigate, encourage, condone, initiate, sponsor, support, direct, or engage in any strike. Any such conduct by an employee shall be subject to immediate disciplinary action in accordance with applicable City personnel policies, civil service rules, or other governing disciplinary procedures, and shall not be subject to the grievance procedure contained in any applicable collective bargaining agreement. *(d)No strike by employee organization*. No employee organization shall either directly or indirectly, cause, instigate, encourage, condone, initiate, sponsor, support, direct or engage in any strike. If any employee organization violates this provision, its certification as the exclusive representative, if any, shall be revoked and the employee organization shall thereafter be ineligible to participate in procedures under this labor code to become and/or remain the exclusive representative of employees of the employer for a period of not less than three (3) years.

(e) Other remedies. The employer, employees and employee organizations shall have the right to pursue legal and equitable remedies in the appropriate courts in the event of a violation of this section.
(Ord. No. 1278, 1-22-07)

Sec. 13-240. Checkoff.

(a) Dues checkoff. When an employee organization has been certified as the exclusive representative of the employees in the bargaining unit, it shall be the only employee organization eligible to obtain an agreement from the employer to deduct dues or service fees designated or certified by the appropriate officer of the employee organization from the pay of those employees in the unit who provide written, signed and dated authorization, and to remit said dues to the employee organization without cost. All authorizations shall be irrevocable for a period of one (1) year and shall be automatically renewable from year to year unless written notice of termination by the employee is received by the employer thirty (30) days prior to the anniversary date of the authorization.

(b) Indemnification. The employer shall not have the authority to enter into a collective bargaining agreement that authorizes the deduction of dues from pay unless the agreement contains a provision whereby the employee organization agrees to indemnify the employer for any and all claims arising out of the deduction of dues and/or fees pursuant to this section.

(c) No compulsory union membership. No agreement between the employer and an employee organization shall compel any employee to become and remain a member of the employee organization and/or pay dues.
(Ord. No. 1278, 1-22-07)

Sec. 13-241. Permissible union activities.

Solicitation of members and dues, and other internal employee organization business shall be conducted only during the nonduty hours of the employees concerned. Employer-requested or approved consultations and meetings between management officials and representatives of the recognized employee organization shall, whenever practicable, be conducted on official time. Negotiations between the employer and designated

members of the employee organization for the purpose of negotiating a collective bargaining agreement shall be conducted during work hours.
(Ord. No. 1278, 1-22-07)

Sec. 13-242. Grievance procedure.

All collective bargaining agreements between the employer and employee organization shall contain a grievance procedure that includes a provision for binding decision by the employee relations board. The employee relations board shall have the right to engage one (1) or more professional neutral persons to serve as a hearing officer, fact finder and to make recommendations concerning the grievance.
(Ord. No. 1278, 1-22-07)

Sec. 13-243. Impasse in collective bargaining.

(a) Timeline. Regardless of the date upon which certification is issued to the employee organization, negotiations shall be held only between November 1 and March 1. Any memorandum of understanding reached as a result of such negotiations shall become effective July 1 following such negotiations. Any such memorandum of understanding shall be presented to the city council for its approval by April 15 in order that sufficient time shall exist to implement same at the commencement of the fiscal year on July 1. Notwithstanding the provisions hereinabove, in the calendar year 2010 negotiations shall be extended from ending on March 1 to April 1.

(b) *Impasse procedure.* If after a reasonable period of negotiation over the terms of a memorandum of understanding a dispute exists between the employer and the certified employee organization, or if no understanding has been reached within a reasonable period of time, but not later than March 1, prior to the final date for setting the municipal budget, it shall be deemed that an impasse has been reached, at which time the matters in dispute shall be presented jointly by the parties in writing to the city council for hearing and resolution.

(c) *Hearing procedure.*

(1) The city council shall hold a hearing on all disputed issues within thirty (30) days of the presentation of the dispute, and it shall issue its final decision within thirty (30) days of the conclusion of the hearing. The decision of the city council shall be final and binding upon the employer and the employee organization and shall be rendered at least forty (40) days before the beginning of the fiscal year. The decision of the city council shall be in writing and a copy shall be served on the employer and employee organization at the time the city council issues a final decision.

(2) The city council shall establish the date, time, and place of all hearings, administer oaths, issue subpoenas to compel the attendance of witnesses to appear, and issue subpoenas duces tecum to compel the production of documents and other tangible evidence.

(3) In reaching its decision, the city council may take into consideration any factors it considers significant to reaching the determination, including, but not limited to, the following factors:

a. Wages, benefits and other working conditions of other local government employees of a similar size and demographics;

b. The value of other benefits available to or received by City employees;

c. Cost-of-living information; or

d. The availability of funds.

(d) *Mediation.* Nothing herein contained shall be construed as prohibiting the city council from mediating the dispute at any time prior to the issuance of its final and binding decision.
(Ord. No. 1278, 1-22-07; Ord. No. 1305, 2-22-10)

Secs. 13-244--13-260. Reserved.
4928-9173-3133, v. 1

MUNICIPALITY
Gaithersburg, MD
Rockville, MD
Takoma Park, MD
Bowie. MD
College Park, MD
Laurel, MD
Greenbelt, MD
Hyattsville, MD
New Carrollton, MD
Frederick, MD
Ocean City, MD

EMPLOYEES WITH BARGAINING RIGHTS

Police only
Department of Public Works and the Department of Recreation and Parks (no police bargaining rights)
All employees, exceptions for "confidential" and supervisory employees
Police, Department of Public Works, and Building Maintenance and Parks and Grounds Divisions
Police and Department of Public Works
Police and Department of Public Works
Police only
Police; Labor and Trades; Administrative, Technical, and Clerical; Regulatory and Inspection
Police only
Police only
Police and Fire only

CHARTER*

* **Editors Note:** Set out herein is the Charter of the City of Greenbelt, being chapter 532 of the 1937 Acts of Maryland, as amended. History notes following each section indicate the derivation of each section and all amendments thereto, if any. The numbering system of the Charter is that employed by Subtitle 40 of the Code of Public Local Laws of Prince George's County, Maryland, 1963. A uniform system of capitalization and repeating of numbers has been employed throughout the Charter and a frontal analysis has been added for the convenience of the user. Obvious spelling errors have been corrected. Words in brackets have been editorially supplied.

[Generally], §§ 1, 2

Powers, § 3

The Council, §§ 4--11A

Municipal Agencies, §§ 12, 13

Elections, §§ 14--33

Administration Service, §§ 34--45

Department of Finance, §§ 46--60

Department of Public Safety, §§ 61, 62

Taxes, §§ 63, 64

Public Utilities, §§ 65--67

Miscellaneous Provisions, §§ 68--74

[GENERALLY]

Sec. 1. Incorporated; general powers.

The inhabitants of the City of Greenbelt, in Prince George's County, are a body corporate by the name of the City of Greenbelt, Maryland and by that name shall have perpetual succession, sue and be sued, have and use a common seal, and may purchase and hold or dispose of real and personal property for the benefit of said city.

(1937, Ch. 532, § 1; 1949, Ch. 583, § 1)

Editors Note: Section 2 of Chapter 583 of Acts 1949 provided as follows: "Sec. 2. And be it further enacted, that from and after June 1, 1949, the corporate name of said City shall be the City of Greenbelt, Maryland, and when the term "town" or any other term in reference to said city is used in any public local or public general law of this state, or in any resolution, ordinance or regulation of a political subdivision thereof, the same shall be considered as replaced by the term "City of Greenbelt, Maryland"; and from and after June 1, 1949, the term "City of Greenbelt, Maryland," shall be used to describe and designate the said municipality, its powers, functions, officers and employees."

Sec. 2. Boundaries.*

* **Editors Note:** The "Baltimore-Washington Highway" referred to in this section is now commonly known as the "Baltimore-Washington Parkway." "Branchville-Glendale Road" is now commonly known as "Greenbelt Road."

(a) First. The boundaries of said city shall be as follows: Beginning at a concrete monument, No. 1 on the north right-of-way line of the Branchville Glendale Road, said point of beginning having coordinates of north 39516.49--east 26874.65, said coordinates are developed from Triangulation Station "Cedar" whose coordinates are north 43517.17--east 36218.56 and the bearings given are true grid north bearing from Triangulation State "Cedar" to Reference Monument No. 3 for Station "Cedar"--north 06 degrees 38 minutes 09 seconds east--thence north 38 degrees 48 minutes 10 seconds east a distance of 1468.44 feet to concrete monument; thence south 77 degrees 41 minutes 40 seconds east a distance of 200.09 feet to concrete monument; thence north 30 degrees 13 minutes 04 seconds east a distance of 3775.56 feet to concrete monument; thence north 49 degrees 23 minutes 20 seconds west a distance of 353.70 feet to concrete monument; thence south 47 degrees 08 minutes 04 seconds west a distance of 249.77 feet to concrete monument; thence south 16 degrees 18 minutes 20 seconds west a distance of 555.86 feet; thence south 87 degrees 59 minutes 00 seconds west a distance of 792.23 feet to concrete monument; thence south 28 degrees 55 minutes 30 seconds west a distance of 371.30 feet to a concrete monument; thence south 43 degrees 00 minutes 20 seconds west a distance of 563.18 feet to concrete monument; thence south 43 degrees 00 minutes 20 seconds west a distance of 20.00 feet to a concrete monument; thence south 87 degrees 59 minutes 00 seconds west a distance of 20.00 feet to concrete monument; thence south 14 degrees 26 minutes 40 seconds west a distance of 178.00 feet to concrete monument; thence north 38 degrees 19 minutes 20 seconds west a distance of 500.42 feet to concrete monument; thence south 43 degrees 20 minutes 04 seconds west a distance of 1088.98 feet to concrete monument; thence north 23 degrees 19 minutes 10 seconds east a distance of 1478.96 feet to concrete monument; thence north 64 degrees 02 minutes 10 seconds west a distance of 171.19 feet to concrete monument; said point being in the easterly R/W line of the B. & O. R. R.

(b) Second. Thence with said R/W line north 34 degrees 57 minutes 00 seconds east a distance of 1044.25 feet to a concrete monument; thence following said R/W line and on a curve to the left whose radius is 6879.42 feet, delta 09 degrees 46 minutes 00 seconds chord north 30 degrees 04 minutes 00 seconds east 1171.25 feet to a concrete monument; thence leaving said R/W--south 55 degrees 18 minutes 20 seconds east a distance 55.69 feet to a concrete monument; thence north 28 degrees 42 minutes 10 seconds east a distance of 26.74 feet to concrete monument; thence south 55 degrees 20 minutes 10 seconds east a distance of 891.80 feet to concrete monument; thence north 64 degrees 07 minutes 50 seconds east a distance of 264.89 feet to concrete monument; thence south 73 degrees 46 minutes 10 seconds east a distance of 498.60 feet to concrete monument; thence north 60 degrees 21 minutes 50 seconds east a distance of 664.50 feet to concrete monument; thence south 76 degrees 57 minutes 00 seconds east a distance of 479.76 feet to concrete monument; thence south 49 degrees 41 minutes 10 seconds east a distance of 1620.00 feet to concrete monument; thence north 60 degrees 39 minutes 50 seconds east a distance of 1096.87 feet to concrete monument; thence south 82 degrees 02 minutes 30 seconds east a distance of 840.64 feet to concrete monument; thence south 75 degrees 23 minutes 20 seconds east a distance of 115.44 feet to concrete monument; thence south 87 degrees 48 minutes 50 seconds east a distance of 230.81 feet to concrete monument; thence south 07 degrees 42 minutes 40 seconds east a distance of 403.79 feet to concrete monument; thence north 59 degrees 14 minutes 20 seconds east a distance of 139.78 feet to concrete monument; thence north 65 degrees 00 minutes 40 seconds east a distance of 303.06 feet to concrete monument; thence north 76 degrees 18 minutes 50 seconds east a distance of 164.23 feet to concrete

monument; thence north 75 degrees 48 minutes 40 seconds east a distance of 164.23 feet to concrete monument; thence south 89 degrees 36 minutes 20 seconds east a distance of 279.10 feet to concrete monument; thence south 83 degrees 50 minutes 00 seconds east a distance of 82.10 feet to concrete monument; thence south 87 degrees 53 minutes 40 seconds east a distance of 157.36 feet to concrete monument; thence north 20 degrees 53 minutes 20 seconds east a distance of 52.00 feet to concrete monument; thence north 00 degrees 04 minutes 10 seconds west a distance of 200.10 feet to concrete monument; thence south 51 degrees 05 minutes 20 seconds east a distance of 1079.88 feet to concrete monument; thence north 51 degrees 24 minutes 50 seconds east a distance of 272.66 feet to concrete monument; thence north 00 degrees 03 minutes 40 seconds west a distance of 932.48 feet to concrete monument; thence north 89 degrees 59 minutes 40 seconds east a distance of 4799.22 feet to concrete monument; thence south 00 degrees 00 minutes 00 seconds east a distance of 2141.80 feet to concrete monument; thence south 15 degrees 58 minutes 30 seconds west a distance of 1038.15 feet to concrete monument in the northerly R/W line of the Washington-Baltimore Highway.

(c) Third. Thence crossing said highway--south 30 degrees 49 minutes 00 seconds east a distance of 557.70 feet to concrete monument in the southerly R/W line of the Washington-Baltimore Highway; thence south 00 degrees 00 minutes 00 seconds east a distance of 4766.48 feet to concrete monument; thence south 86 degrees 02 minutes 40 seconds east a distance of 803.98 feet to concrete monument; thence south 01 degree 30 minutes 00 seconds east a distance of 201.46 feet to concrete monument; thence south 23 degrees 36 minutes 00 seconds west a distance of 1932.17 feet to concrete monument; thence north 79 degrees 49 minutes 00 seconds west a distance of 67.08 feet to concrete monument; thence north 00 degrees 48 minutes 40 seconds west a distance of 163.86 feet to concrete monument; thence north 62 degrees 53 minutes 50 seconds west a distance of 1204.79 feet to concrete monument; thence north 20 degrees 55 minutes 30 seconds west a distance of 428.55 feet to concrete monument; thence north 62 degrees 50 minutes 50 seconds west a distance of 362.67 feet to concrete monument; thence north 30 degrees 07 minutes 10 seconds west a distance of 231.83 feet to concrete monument; thence north 12 degrees 59 minutes 20 seconds east a distance of 428.72 feet to concrete monument; thence north 60 degrees 40 minutes 40 seconds west a distance of 230.63 feet to concrete monument; thence south 49 degrees 32 minutes 00 seconds west a distance of 1427.32 feet to concrete monument; thence north 83 degrees 46 minutes 50 seconds west a distance of 78.73 feet to concrete monument; thence south 15 degrees 51 minutes 50 seconds west a distance of 71.74 feet to concrete monument; thence north 76 degrees 13 minutes 20 seconds west a distance of 746.16 feet to concrete monument; thence north 06 degrees 32 minutes 40 seconds east a distance of 725.78 feet to concrete monument; thence north 83 degrees 17 minutes 40 seconds west a distance of 327.46 feet to concrete monument; thence north 14 degrees 04 minutes 00 seconds east a distance of 311.37 feet to concrete monument; thence north 33 degrees 13 minutes 00 seconds east a distance of 224.70 feet to concrete monument; thence north 08 degrees 10 minutes 40 seconds east a distance of 254.48 feet to concrete monument; thence north 06 degrees 06 minutes 30 seconds west a distance of 187.40 feet to concrete monument; thence north 80 degrees 15 minutes 00 seconds east a distance of 355.00 feet to concrete monument; thence north 71 degrees 04 minutes 10 seconds west a distance of 391.74 feet to concrete monument; thence north 90 degrees 00 minutes 00 seconds west a distance of 598.00 feet to concrete monument, in a southerly R/W line of the Washington-Baltimore Highway.

(d) Fourth. Thence crossing said highway--north 38 degrees 43 minutes 50 seconds west a distance of 654.85 feet to concrete monument; thence south 62 degrees 46 minutes 50 seconds west a distance of 1255.77 feet to concrete monument; thence north 76 degrees 46 minutes 50 seconds west a distance of 993.67 feet to concrete monument; thence south 53 degrees 20 minutes 00 seconds east a distance of 158.82 feet to concrete monument; thence south 68 degrees 02 minutes 40 seconds east a distance of 82.32 feet to concrete monument; thence south 76 degrees 01 minutes 40 seconds east a distance of 134.92 feet to concrete

monument; thence south 08 degrees 50 minutes 40 seconds east a distance of 269.69 feet to concrete monument; thence south 36 degrees 06 minutes 20 seconds east a distance of 310.14 feet to concrete monument, in a northerly R/W line of the Washington-Baltimore Highway.

(e) Fifth. Thence crossing the highway--south 24 degrees 41 minutes 10 seconds east a distance of 448.83 feet to a concrete monument; thence south 03 degrees 03 minutes 40 seconds east a distance of 500.22 feet to a concrete monument; thence south 07 degrees 04 minutes 30 seconds east a distance of 711.53 feet to a concrete monument; thence south 85 degrees 36 minutes 10 seconds east a distance of 570.73 feet to a concrete monument; thence south 10 degrees 09 minutes 30 seconds west a distance of 741.64 feet to a concrete monument; thence south 11 degrees 33 minutes 00 seconds west a distance of 1753.40 feet to a concrete monument; thence south 32 degrees 51 minutes 30 seconds west a distance of 4097.92 feet to a concrete monument, in the south R/W line of Good Luck Road.

(f) Sixth. Thence with said R/W line--south 83 degrees 47 minutes 20 seconds west a distance of 850.36 feet to a concrete monument said point being in the south line of Good Luck Road and the easterly line of the Washington-Baltimore Highway; thence crossing the Washington-Baltimore Highway south 87 degrees 59 minutes 10 seconds west a distance of 2567.46 feet to a concrete monument in the westerly R/W line of said highway.

(g) Seventh. Thence north 17 degrees 18 minutes 50 seconds east a distance of 910.64 feet to concrete monument; thence south 88 degrees 18 minutes 20 seconds west a distance of 399.77 feet to concrete monument; thence south 17 degrees 18 minutes 40 seconds a distance of 909.17 feet to concrete monument; thence north 87 degrees 51 minutes 20 seconds west a distance of 593.32 feet to concrete monument; thence north 85 degrees 42 minutes 30 seconds west a distance of 341.64 feet to concrete monument; thence south 83 degrees 17 minutes 40 seconds west a distance of 354.85 feet to concrete monument; thence north 84 degrees 23 minutes 40 seconds west a distance of 498.44 feet to concrete monument; thence north 86 degrees 35 minutes 30 seconds west a distance of 882.98 feet to concrete monument; thence south 65 degrees 00 minutes 00 seconds west a distance of 281.94 feet to concrete monument, in the east R/W line of Edmonston Road.

(h) Eighth. Thence with said R/W line--north 14 degrees 47 minutes 30 seconds east a distance of 2172.50 feet to a concrete monument; thence continuing along said R/W line on a curve to the left whose radius is 1501.44 Delta 25 degrees 00 minutes 00 seconds chord north 02 degrees 17 minutes 30 seconds east 649.94 feet to a concrete monument; thence along a curve to the right whose radius is 388.20 Delta 45 degrees 59 minutes 50 seconds chord north 12 degrees 47 minutes 25 seconds east 303.36 feet to a concrete monument; thence north 35 degrees 47 minutes 20 seconds east 1037.89 feet to a concrete monument; thence along a curve to the left whose radius is 1328.64 Delta 23 degrees 26 minutes 10 seconds chord north 24 degrees 03 minutes 15 seconds east 540.44 feet to a concrete monument; thence north 12 degrees 19 minutes 10 seconds east 1029.90 feet to a concrete monument; thence along a curve to the right whose radius is 2115.58 Delta 21 degrees 38 minutes 00 seconds chord north 23 degrees 08 minutes 10 seconds east 794.05 feet to a concrete monument; thence north 33 degrees 57 minutes 10 seconds east 247.38 feet to a concrete monument, said point being on the easterly right-of-way line of Edmonston Road.

(i) Ninth. Thence leaving the R/W--south 61 degrees 42 minutes 20 seconds east a distance of 414.49 feet to concrete monument; thence south 02 degrees 01 minute 20 seconds east a distance of 2068.00 feet to concrete monument; thence north 83 degrees 13 minutes 40 seconds east a distance of 874.00 feet to concrete monument; thence north 07 degrees 16 minutes 20 seconds west a distance of 1602.00 feet to concrete

monument; thence north 22 degrees 58 minutes 40 seconds east a distance of 1248.36 feet to concrete monument; thence north 66 degrees 37 minutes 40 seconds east a distance of 1001.40 feet to concrete monument; thence north 57 degrees 28 minutes 40 seconds east a distance of 180.40 feet to concrete monument; thence north 48 degrees 45 minutes 40 seconds east a distance of 220.40 feet to concrete monument; thence north 49 degrees 47 minutes 20 seconds west a distance of 340.60 feet to concrete monument; thence south 89 degrees 13 minutes 40 seconds west a distance of 997.00 feet to concrete monument; thence north 83 degrees 46 minutes 20 seconds west a distance of 300.00 feet to concrete monument; thence north 73 degrees 24 minutes 10 seconds west a distance of 134.57 feet to concrete monument, in the east R/W line of Edmonston Road.

(j) Tenth. Thence with said R/W--north 36 degrees 34 minutes 30 seconds east a distance of 469.29 feet to concrete monument; thence on a curve to the left radius 1031.47 Delta--1409.00 chord north 29 degrees 39 minutes 00 seconds east 254.09 feet to a concrete monument, said monument being on the east right-of-way line of the old right-of-way line of Edmonston Road; thence south 65 degrees 34 minutes 30 seconds east 20.00 feet to a concrete monument on the widened right-of-way of Edmonston Road; thence with the said right-of-way line north 24 degrees 25 minutes 40 seconds east 45.33 feet to a concrete monument on the said right-of-way line.

(k) Eleventh. Thence leaving said R/W--south 81 degrees 59 minutes 20 seconds east a distance of 166.82 feet to concrete monument; thence north 07 degrees 56 minutes 30 seconds east a distance of 100.00 feet to concrete monument; thence north 82 degrees 05 minutes 50 seconds west a distance of 137.31 feet to concrete monument on the easterly R/W line of Edmonston Road.

(l) Twelfth. Thence crossing said road--north 81 degrees 21 minutes 10 seconds west to the westerly R/W line of said Edmonston Road and the corporate boundary of the Town of Berwyn Heights, and thence following said R/W line of Edmonston Road in a northerly direction to the intersection of Branchville Road (Greenbelt Road); thence in an easterly direction along the south R/W line of Branchville Road (Greenbelt Road), a distance of 625.37 feet to a monument on the south line of the Branchville Road (Greenbelt Road).

(m) Thirteenth. Thence crossing the road--north 12 degrees 26 minutes 20 seconds east a distance of 80.00 feet to a concrete monument in the north R/W line of said road--thence north 77 degrees 33 minutes 45 seconds west 1990.02 feet to a concrete monument; thence on a curve to the left whose radius is 5769.58 Delta 08 degrees 48 minutes 30 seconds chord north 81 degrees 58 minutes 00 seconds west 886.43 feet to the point of beginning; provided, however, that the City of Greenbelt, a municipal corporation, shall not exercise jurisdiction over any territory within said described limits, the title to which was not held by the City of Greenbelt or by the United States of America on June 1, 1948.

In addition to the boundaries of the city as described in subsections (a) through (m) of this section, the city shall include all the land described as follows:

All that parcel of land lying and being in Prince George's County, recorded in liber 4157 at folio 74, described as follows:

Beginning at a corner common to the Agricultural Research Center, the City of Greenbelt and Washington-Baltimore Parkway, said point being distant north 2377.20 feet from the corner common to the Agricultural Research Center, National Aeronautics and Space Administration,

and the City of Greenbelt; thence running from said beginning point, so fixed, with the division line between the City of Greenbelt and the Agricultural Research Center north 2122.20 feet to a stone found marking the northeast corner of the City of Greenbelt;

Thence across the land of the Agricultural Research Center east 574.12 feet to a point in the northwesterly side of the Washington-Baltimore Parkway;

Thence with said side the following three courses and distances; south 15 degrees 31 minutes 37 seconds with 520.24 feet to a stone found; south 14 degrees 59 minutes 38 seconds west 1034.99 feet to a stone found; south 15 degrees 03 minutes 18 seconds west 643.28 feet to the point of beginning.

The property herein described contains 13.9044 acres, more or less, and was formerly a portion of the Agricultural Research Center, Part of Area No. 5 Parcel 2, Beltsville, Prince George's County, Maryland, A-Md-404F, under the administrative jurisdiction of the Department of Agriculture, an agency of the United States Government.

All that piece or parcel of land, situate, lying and being in 21st Election District, Prince George's County, State of Maryland, being part of Lot Four described in a conveyance by the State of Maryland to the United States of America by deed dated October 2, 1937 and recorded among the land records of Prince George's County, Maryland, in liber 485 at folio 116 and being more particularly described as follows:

Beginning at a pipe set on the most easterly right-of-way line of the Baltimore and Ohio Railroad, said point also being on the 11th line of Lot 4, liber 485, folio 116, 56.96 feet from a monument found at the end of said 11th line, thence running with the said easterly right-of-way line of the Baltimore and Ohio Railroad as delineated on B & O Right-of-Way Valuation Maps No. V 18 1/11 and 12 and in the meridian of the Washington Suburban Sanitary Commission and along the arc of a curve to the left having an arc length of 175.07 feet, a radius of 5762.58 feet and a chord bearing and length of north 23 degrees 25 minutes 38 seconds east 175.07 feet to a pipe set, said point being at the intersection of the aforesaid easterly right-of-way line of the B & O R.R. and the most southerly right-of-way line of the Capital Beltway (Interstate Route #495) 300 foot wide R/W, said point being opposite centerline station 357 + 48.32, thence leaving the B & O R.R. and running with said southerly right-of-way line of Route I-495 as delineated on Maryland State Roads Commission Right-of-Way Plat No. 21563 south 48 degrees 21 minutes 39 seconds east 1000.50 feet to a pipe set, said point being at the intersection of the aforesaid southerly right-of-way line at I-495 and the 14th line of lot 4, liber 485, folio 116, thence leaving said right-of-way and running with the said 14th line of lot 4 reversed south 64 degrees 6 minutes 51 seconds west 27.08 feet to a pipe set, said point being at the end of the 13th line of lot 4, liber 485, folio 116, said pipe also being on the most northerly dedication line of Cherry Wood Lane as delineated on a plat of subdivision entitled "Parcels A, B, C and D, SPRINGHILL LAKE INDUSTRIAL" recorded among the aforesaid Land Records of Prince George's County, Maryland, in Plat Book C.E.C. 91 Plat No. 77 thence running with the 13th, 12th and 11th lines reversed of lot 4 and with the said northerly dedication lines of Cherry Wood Lane the following three courses and distances north 55 degrees 21 minutes 11 seconds west 891.48 feet to a monument found, thence south 28 degrees 41 minutes 54 seconds west 26.63 feet to a monument

found, thence north 55 degrees 12 minutes 48 seconds west 56.96 feet to the place of beginning.

The property herein conveyed contains eighty-three thousand and ninety-two square feet (83,092) or 1.9075 acres, more or less, in accordance with a survey dated July 15, 1975, prepared by Hoffman and Hubbard, Inc. Engineers and Surveyors, Riverdale, Maryland, and was formerly a portion of the Agricultural Research Center, Beltsville, Maryland, under the administrative jurisdiction of the Department of Agriculture, an agency of the United States Government.

All of the land contiguous and adjoining to the existing City of Greenbelt, Maryland, Prince George's County, described as part of the lands of Greenway Center Associated Limited Partnership and part of the lands of the Baltimore-Washington Parkway, Berwyn District No. 21, Prince George's County, Maryland, being two (2) parcels of land, the first consisting of all of Parcels "A" "C" as shown on a plat of subdivision entitled "Parcels `A,'`B' and `C,' Greenbelt East," as recorded among the Land Records of Prince George's County, Maryland, in Plat Book NLP 102 as Plat No. 70, all of the dedication to widening as shown on said plat, all of Greenway Center Drive, as shown on said plat, all of the lands described in an Agreement to Dedicate Real Property between Henry M. Witt and Greenway Center Associates Limited Partnership, recorded among the aforesaid Land Records in liber 5037 at folio 801, and part of Hanover Parkway, as shown on a plat of street dedication entitled "Plat of Street Dedication, Hanover Parkway," recorded among the aforesaid land records in Plat Book WWW 80 as Plat No. 14; the second being part of the right-of-way of the Baltimore-Washington Parkway, being more particularly described in two (2) parts as follows:

Part One:

Beginning for the same at a concrete monument found at the end of the south 75 degrees 21 minutes 00 seconds east, 402.70 foot plat line, as shown on the aforesaid plat recorded in Plat Book NLP 102 as Plat No. 70, running thence with the outline of the said plat:

1. North 80 degrees 16 minutes 20 seconds east, 395.08 feet to the northeasterly corner of said plat, said corner being on the town line of the City of Greenbelt; running thence with said line, and continuing with the outline of the said plat, the following four (4) courses:

2. South 06 degrees 08 minutes 20 seconds east, 187.52 feet to a point;

3. South 08 degrees 10 minutes 20 seconds west, 254.49 feet to a point;

4. South 33 degrees 12 minutes 10 seconds west, 224.69 feet to a point; and

5. South 14 degrees 03 minutes 00 seconds west, 311.26 feet to a concrete monument found on the northerly or north 42 degrees 47 minutes 39 seconds east, 912.28 foot right-of-way line of Hanover Parkway, as shown on the aforesaid plat recorded in Plat Book WWW 80 as Plat No. 14, thence crossing said Hanover Parkway and continuing with the town line of the City of Greenbelt;

6. South 83 degrees 20 minutes 40 seconds east, 148.59 feet to a point on the southerly or south 42 degrees 47 minutes 39 seconds west, 1,061.01 foot right-of-way line of Hanover

Parkway, as shown on said plat; thence with a part of said line;

7. South 42 degrees 47 minutes 39 seconds west, 135.11 feet to a point; thence crossing said Hanover Parkway;

8. North 47 degrees 12 minutes 21 seconds west, 120.00 feet to a point at the beginning of the second or north 02 degrees 12 minutes 13 seconds west, 28.28 foot line described in Schedule "A" of the said agreement to dedicate real property; thence with the second and third lines of the said agreement;

9. North 02 degrees 12 minutes 13 seconds west, 28.28 feet to a point; and

10. 47.58 feet along the arc of a curve deflecting to the left, having a radius of 107.32 feet and a chord bearing north 70 degrees 38 minutes 43 seconds west, 47.19 feet to a point of tangency; thence with the outline of said Greenway Center Drive, as shown on said plat recorded in Plat Book NLP 102 as Plat No. 70; the following three (3) courses:

11. North 83 degrees 20 minutes 40 seconds west, 705.81 feet to a point of curvature;

12. 112.78 feet along the arc of a curve deflecting to the left, having a radius of 380.00 feet and a chord bearing south 88 degrees 09 minutes 12 seconds west, 112.36 feet to a point; and

13. North 06 degrees 39 minutes 20 seconds east, 72.67 feet to a point; thence continuing with said course and reversely with the outline of said Parcel "A," as shown on said plat, the following ten (10) courses:

14. North 06 degrees 39 minutes 20 seconds east, 33.94 feet to a point;

15. North 83 degrees 20 minutes 40 seconds west, 95.94 feet to a point;

16. North 30 degrees 01 minute 30 seconds west, 145.50 feet to a point;

17. South 59 degrees 58 minutes 30 seconds west, 81.00 feet to a point;

18. North 30 degrees 01 minute 30 seconds west, 258.00 feet to a point;

19. North 59 degrees 58 minutes 30 seconds east, 83.00 feet to a point;

20. North 30 degrees 01 minutes 30 seconds west, 298.97 feet to a point;

21. North 72 degrees 08 minutes 20 seconds east, 517.40 feet to a point;

22. South 88 degrees 07 minutes 00 seconds east, 267.31 feet to a point; and

23. South 75 degrees 21 minutes 00 seconds east, 402.70 feet to the place of beginning,

containing 1,128,432 square feet or 25.9052 acres of land.

Part Two:

Beginning for the same at a concrete monument found at the end of the south 75 degrees 21 minutes 00 seconds east, 402.70 foot plat line as shown on the aforesaid plat recorded in Plat Book NLP 102 as Plat No. 70, running thence reversely with the outline of said plat, and with the right-of-way line of Greenbelt Road and the Baltimore-Washington Parkway, the following 3 courses:

1. North 75 degrees 21 minutes 00 seconds west, 402.70 feet to a point;

2. North 88 degrees 07 minutes 00 seconds west, 267.31 feet to a point; and

3. South 72 degrees 08 minutes 20 seconds west, 517.40 feet to a point; thence crossing the said Baltimore-Washington Parkway;

4. North 27 degrees 11 minutes 50 seconds west, 490.01 feet to a point in the existing town line of the City of Greenbelt; said line also being the northerly right-of-way line of the said Baltimore-Washington Parkway; thence with said line;

5. North 62 degrees 48 minutes 10 seconds east, 825.81 feet to a point; thence continuing along the said town line and crossing the Baltimore-Washington Parkway;

6. South 38 degrees 42 minutes 30 seconds east, 654.85 feet to a point; thence continuing with said town line and with the said right-of-way line of Greenbelt Road and the Baltimore-Washington Parkway, the following three (3) courses:

7. South 89 degrees 58 minutes 40 seconds east, 598.00 feet to a point;

8. South 71 degrees 02 minutes 50 seconds east, 391.74 feet to a point; and

9. South 80 degrees 16 minutes 20 seconds west, 355.03 feet to the northeasterly corner of said plat, thence reversely along the outline of said plat, and continuing with the said right-of-way line of Greenbelt Road and the Baltimore-Washington Parkway;

10. South 80 degrees 16 minutes 20 seconds west, 395.08 feet to the place of beginning, containing 706,122 square feet or 16.2103 acres of land.

The property herein conveyed contains 1,834.554 square feet or 42.1155 acres, more or less.

That there is hereby annexed to the territory of the City of Greenbelt, Maryland, a Municipal Corporation, all of the land contiguous and adjoining to the existing City of Greenbelt, Maryland, Prince George's County, described as follows:

DESCRIPTION

ANNEXATION TO THE CITY OF GREENBELT, MARYLAND
LANDS OF COAKLEY AND WILLIAMS, INC.
(PARCEL "B", GREENBELT EAST),
LANDS OF CAMERON BROWN INVESTMENT GROUP,
AND PART OF HANOVER PARKWAY,
AND
LANDS OF CHARLES M. BAKER, ET UX,
HENRY M. WITT,
AND PART OF HANOVER PARKWAY,
AND
LANDS OF THE NATIONAL PARK SERVICE
(U.S. GOVERNMENT)
AND THE MARYLAND STATE HIGHWAY ADMINISTRATION
(STATE OF MARYLAND); PRESENTLY A PART
OF THE BALTIMORE-WASHINGTON PARKWAY AND
CAPITAL BELTWAY (INTERSTATE ROUTE 95)

BERWYN DISTRICT NO. 21
PRINCE GEORGE'S COUNTY, MARYLAND

Being (1) all of Parcel "B", as shown on a plat of subdivision entitled, "Plat of Correction, Parcels `A', `B' and `C', Greenbelt East", recorded among the land records of Prince George's County, Maryland, in Plat Book NLP 105 at Plat No. 65, (2) the residue of the lands conveyed by Dennis H. Sullivan, substitute Trustee, to Cameron Brown Investment Group, by deed dated May 23, 1975, and recorded among the aforesaid land records in liber 4492 at folio 660, and (3) part of Hanover Parkway, as shown on a plat of subdivision entitled, "Plat of Street Dedication, Hanover Parkway", recorded among the aforesaid land records in Plat Book WWW 80 at Plat No. 14, and being more particularly described as follows:

Beginning for the same at the northeasterly corner of the aforesaid Parcel "B", and running thence with the northeasterly outline of said Parcel "B", the following 7 courses:

1. South 30 degrees 01 minute 30 seconds east, 298.97 feet to a point;

2. South 59 degrees 58 minutes 30 seconds west, 83.00 feet to a point;

3. South 30 degrees 01 minute 30 seconds east, 258.00 feet to a point;

4. North 59 degrees 58 minutes 30 seconds east, 81.00 feet to a point;

5. South 30 degrees 01 minute 30 seconds east, 145.50 feet to a point;

6. South 83 degrees 20 minutes 40 seconds east, 95.94 feet to a point; and

7. South 06 degrees 39 minutes 20 seconds west, 106.61 feet to the westerly end of the

southerly or 112.78 foot curved right of way line of Greenway Center Drive, seventy (70) feet wide, as shown on said plat of Greenbelt East; thence with said southerly right of way line

8. 112.78 feet along the arc of a curve, deflecting to the right, having a radius of 380.00 feet and a chord bearing north 88 degrees 09 minutes 12 seconds east, 112.36 feet to a point of tangency; and

9. South 83 degrees 20 minutes 40 seconds east, 106.20 feet to the northerly end of the 6th or south 19 degrees 47 minutes 06 seconds west, 111.26 foot line of Parcel I, Tract 5 of the aforesaid conveyance, recorded in liber 4492 at folio 660; thence with said line, and with the 6th, 7th, 1st and 2nd lines of Parcel II, Tract 5, of said last mentioned conveyance, the following six (6) courses

10. South 19 degrees 47 minutes 06 seconds west, 111.26 feet to a point of curvature;

11. 122.21 feet along the arc of a curve, deflecting to the left, having a radius of 588.46 feet and a chord bearing south 13 degrees 50 minutes 08 seconds west, 121.99 feet to a point;

12. South 86 degrees 59 minutes 00 seconds east, 101.06 feet to a point;

13. South 30 degrees 06 minutes 00 seconds east, 619.22 feet to a point;

14. North 82 degrees 43 minutes 50 seconds west, 58.76 feet to a point; and

15. South 71 degrees 01 minute 30 seconds west, 461.50 feet to the northerly end of the 4th or south 71 degrees 01 minute 30 seconds west, 75.98 foot line of Tract 6, of said last mentioned conveyance; thence with said line and with the 5th and 6th lines of said Tract 6

16. South 71 degrees 01 minute 30 seconds west, 75.98 feet to a point;

17. South 71 degrees 53 minutes 00 seconds west, 625.99 feet to a point; and thence with the old city line[;]

18. North 86 degrees 02 minutes 46 seconds west, 216.17 feet to a point on the northerly right of way line of the Capital Beltway (Interstate Route 95), as shown on State Roads Commission of Maryland Right of Way Plats No. 26704, 26705 and 26706; thence with said northerly right of way line the following five (5) courses

19. 335.27 feet along the arc of a curve, deflecting to the right having a radius of 11309.16 feet and a chord bearing north 35 degrees 33 minutes 12 seconds west, 335.26 feet to a point;

20. 358.99 feet along the arc of a curve, deflecting to the right, having a radius of 725.00 feet and a chord bearing north 09 degrees 14 minutes 23 seconds west, 355.34 feet to a point

of tangency;

21. North 04 degrees 56 minutes 44 seconds east, 387.74 feet to a point of curvature;

22. 557.57 feet along the arc of a curve, deflecting to the right, having a radius of 975.00 feet and a chord bearing north 21 degrees 19 minutes 42 seconds east, 550.00 feet to a point; and

23. North 44 degrees 11 minutes 00 seconds east, 125.48 feet to the northwesterly corner of said Parcel "B"; thence with the northerly outline of said Parcel "B", following 3 courses:

24. North 44 degrees 11 minutes 00 seconds east, 130.00 feet to a point;

25. North 56 degrees 53 minutes 40 seconds east, 250.27 feet to a point; and

26. North 72 degrees 08 minutes 20 seconds east, 13.48 feet to the place of beginning, containing 41.4479 acres of land.

Being (1) part of the lands conveyed by John H. Walker and wife, Nettie F. Walker, to Charles M. Baker and wife, Mary Lee Baker, by deed dated November 25, 1942, recorded among the Land Records of Prince George's County, Maryland, in liber 687 at folio 191, (2) all of the lands conveyed by Frankfort Drive Construction Company, Inc., to Charles M. Baker and Mary Lee Baker, his wife, by deed dated April 18, 1961, and recorded among the aforesaid land records in liber 2654 at folio 3, (3) part of the lands conveyed by John E. Willson, Trustee, and Central National Bank of Maryland, to Henry M. Witt, by deed dated November 29, 1968, and recorded among the aforesaid land records in liber 3688 at folio 99, (4) part of the lands conveyed by John H. Walker and Nettie F. Walker, his wife, to Henry M. Witt, by deed dated November 8, 1968, and recorded among the aforesaid land records in liber 3658 at folio 558, and (5) part of Hanover Parkway, as shown on a plat of subdivision entitled, "Plat of Street Dedication, Hanover Parkway", recorded among the aforesaid land records in Plat Book WWW 80 at Plat No. 14, and being more particularly described as follows:

Beginning for the same at a point on the easterly or south 42 degrees 47 minutes 39 seconds west, 1061.01 foot line of Hanover Parkway, as shown on the aforesaid plat, distant 582.72 feet northerly of the southerly end thereof, said point also being on the 2nd or north 79 degrees 45 minutes west, 1111.68 foot line of the aforesaid conveyance recorded in liber 3658 at folio 558; thence reversely with a part of said 2nd line and reversely with the 1st, 4th and a part of the 3rd lines of said conveyance, said 2nd and 1st lines being the old city line.

1. South 83 degrees 20 minutes 40 seconds east, 177.88 feet to a point;

2. South 06 degrees 31 minutes 10 seconds west, 725.26 feet to a point;

3. North 82 degrees 43 minutes 50 seconds west, 575.32 feet to a point; and

4. North 30 degrees 06 minutes 00 seconds west, 619.22 feet, crossing said Hanover Parkway, to a point on the southerly outline of the aforesaid lands of Charles M. Baker et ux; thence with the outline of the said lands of Charles M. Baker,

5. North 86 degrees 59 minutes 00 seconds west, 101.06 feet to a point;

6. 122.21 feet along the arc of a curve, deflecting to the right, having a radius of 588.46 feet and a chord bearing north 13 degrees 50 minutes 08 seconds east, 121.99 feet to a point of tangency; and

7. North 19 degrees 47 minutes 06 seconds east, 111.26 feet to a point on the southerly or north 83 degrees 20 minutes 40 seconds west, 784.18 foot right of way line of Greenway Center Drive, seventy (70) feet wide, as shown on a plat of subdivision entitled, "Plat of Correction, Parcels `A', `B' and `C', Greenbelt East", recorded among the aforesaid land records in Plat Book NLP 105 at Plat No. 65; thence with said southerly right of way line,

8. South 83 degrees 20 minutes 40 seconds east, 599.61 feet to a point of curvature;

9. 47.58 feet along the arc of a curve, deflecting to the right, having a radius of 107.32 feet and a chord bearing south 70 degrees 38 minutes 43 seconds east, 47.19 feet to a point; and

10. South 02 degrees 12 minutes 13 seconds east, 28.28 feet to a point on the westerly right of way line of said Hanover Parkway; thence crossing said Hanover Parkway,

11. South 47 degrees 12 minutes 21 seconds east, 120.00 feet to a point on the said easterly right of way line of Hanover Parkway; thence with part of said line,

12. North 42 degrees 47 minutes 39 seconds east, 135.11 feet to the place of beginning, containing 13.6993 acres of land.

Being part of the land as shown on State Highway Administration Plats 20481 and 47914, 26704, 26705, 26706, 13581 and part of the land shown on National Park Service Plat #AOV-WBP-4 and lying south of Greenbelt Road, Md. Route 193, and contiguous with part of "Parcel B", as shown on a plat of subdivision entitled "Plat of Correction, Parcels `A', `B' and `C', Greenbelt East", recorded among the land records of Prince George's County, Maryland in Plat Book NLP 105 at Plat No. 65 and being more particularly described as follows:

Beginning at the northerly corner of "Parcel B", being the beginning of the south 30 degrees 01 minute 30 seconds east 298.97 foot line as shown on the above referenced plat of subdivision, said point also being a common westerly corner of Part 1 and Part 2 of lands annexed by Charter Amendment Resolution Number 1979-2, Resolution Number 418, running thence with the outline of the said Parcel B, the following 3 courses

1. South 72 degrees 08 minutes 20 seconds west, 13.48 feet to a point, thence

2. South 56 degrees 53 minutes 40 seconds west, 250.27 feet to a point, thence

3. South 44 degrees 11 minutes 00 seconds west, 130.00 feet to the most westerly corner Parcel B, thence leaving the outline of Parcel B, and with the line of Cameron-Brown Investment Group, the following 5 courses,

4. South 44 degrees 11 minutes 00 seconds west, 125.48 feet, to a point of curvature; thence

5. 557.57 feet along the arc of a curve deflecting to the left having a radius of 975.00 feet and a chord bearing south 21 degrees 19 minutes 42 seconds west 550.00 feet to a point of tangency; thence

6. South 04 degrees 56 minutes 44 seconds west, 387.74 feet to a point of curvature; thence

7. 358.99 feet along the arc of a curve deflecting to the left, having a radius of 725.00 feet and a chord bearing south 09 degrees 14 minutes 23 seconds east, 355.34 feet to a point of compound curvature; thence

8. 335.27 feet on the arc of a curve deflecting to the left having a radius of 11,309.16 feet and a chord bearing south 35 degrees 33 minutes 12 seconds east, 335.26 feet to a point on the existing City of Greenbelt line, thence leaving the line of Cameron-Brown Investment Group, and with the line of the existing city boundary (old city line), and through the lands of the National Park Service and the Maryland State Highway Administration, the following five (5) courses:

9. North 85 degrees 33 minutes 40 seconds west, 339.64 feet to a point, thence

10. North 07 degrees 04 minutes 30 seconds west, 711.53 feet to a point, thence

11. North 03 degrees 03 minutes 40 seconds west, 500.22 feet to a point, thence

12. North 24 degrees 41 minutes 10 seconds west, 448.83 feet to a point, thence

13. North 36 degrees 06 minutes 20 seconds west 307.56 feet to a point, thence leaving the present City of Greenbelt boundary (old city line) and with the right of way line of Through Highway, as shown on Maryland State Highway Administration Plat #13581, 20762 and 20736 and with the lands of Eliner M. Seger (Jones) as recorded among the land records of Prince George's County, Maryland in liber 1929, folio 150, the following 4 courses:

14. South 82 degrees 41 minutes 19 seconds east, 199.81 feet to a point of curvature, thence

15. 259.22 feet along the arc of a curve to the left having a radius of 746.99 feet and a chord bearing north 87 degrees 22 minutes 12 seconds east, 257.92 feet to a point of tangency, thence

16. North 48 degrees 22 minutes 45 seconds east, 169.40 feet to a concrete monument found thence,

17. North 22 degrees 07 minutes 35 seconds east 123.81 feet to a point on the Old City of Greenbelt Line thence with the present City of Greenbelt boundary (old city line)

18. North 62 degrees 48 minutes 10 seconds east, 394.20 feet to a point being the most westerly corner of Part 2, as shown on an unrecorded annexation plat prepared by Ben Dyer Associates, said point being the end of the fourth (4th) or north 27 degrees 11 minutes 50 seconds west, 490.01 foot line of Part Two as previously annexed by the aforementioned Charter Amendment Resolution Number 1979-2 thence reversely with the said fourth (4th) line of Part Two,

19. South 27 degrees 11 minutes 50 seconds east 490.01 feet to the point of beginning containing 837,744.96 square feet or 19.2320 acres of land

The total property being annexed herein is 74.3792 acres of land as shown on a Plat of Annexation titled PARCEL "B"--GREENBELT EAST and part of HANOVER PARKWAY and the lands of CAMERON-BROWN INVESTMENT GROUP; CHARLES M. BAKER, ET UX; HENRY M. WITT; and part of the lands of NATIONAL PARK SERVICE AND THE MD. STATE HIGHWAY ADMINISTRATION, prepared by John D. Emler & Associates, P.A., dated January, 1982.

That there is hereby annexed to the territory of the City of Greenbelt, Maryland, a municipal corporation of the State of Maryland, all of the land contiguous and adjoining to the existing City of Greenbelt, Maryland, Prince George's County, described as follows:

DESCRIPTION

ANNEXATION TO THE CITY OF GREENBELT
LANDS OF HUNTING RIDGE CONDOMINIUM;
HAROLD S. TIDLER, ET AL;
THE MARYLAND-NATIONAL CAPITAL PARK
AND PLANNING COMMISSION;
TRINITY ASSEMBLY OF GOD, INC.;
TRINITY CHURCH OF GOD, INC.;
MICHAEL S. STEINER;
JAMES H. SHIMMEL;
MAGNOLIA FARMS PROPERTY PARTNERSHIP;
HUNTING RIDGE LIMITED PARTNERSHIP;
GOOD LUCK PARTNERSHIP;
JOHN BEDNARIK;
OVERLOOK FARMS LIMITED PARTNERSHIP NO. 1;
CAMERON BROWN INVESTMENT GROUP;
POTOMAC ELECTRIC POWER COMPANY;
PRINCE GEORGE'S COUNTY;

AND
DEDICATED RIGHTS OF WAY OF HANOVER PARKWAY,
HANOVER DRIVE,
AND SPACE COURT

BERWYN DISTRICT 21
PRINCE GEORGE'S COUNTY, MARYLAND

Being all of land shown on a plat of subdivision entitled Parcel "A" Glendale-NASA; recorded in Plat Book 61, Plat 86; part of the land shown on a plat of subdivision entitled Parcel "A" Schrom Village Apartments, recorded in Plat Book WWW-57, Plat 21; part of the land shown on a plat of subdivision entitled Parcels "B" and "C" and Outlot "A", Goddard Space Village Section II recorded in Plat Book WWW-78, Plat 77, each plat recorded among the Land Records of Prince George's County, Maryland; said land of annexation adjoins a part of the existing City of Greenbelt boundary, a part of the easterly right of way line of the Capital Beltway and a part of the northerly right of way line of Good Luck Road and is more particularly described as follows:

Beginning at a monument found, marking the northwesterly corner of Parcel "A", Glendale-NASA being the beginning of the north 71 degrees 53 minutes 00 seconds east 625.99 foot line as shown on the referenced plat of subdivision, said point being also a common corner to Parcel "B", Maryland Trade Center Park, and also a common corner to a triangular tract of land of the U.S. Government, National Park Service, said point being a southerly corner of the lands annexed by the City of Greenbelt Charter Amendment 1982-1, Resolution Number 507, effective April 29, 1982; running thence with the outline of Parcel "A", Glendale-NASA, and with the present City of Greenbelt boundary:

1. North 71 degrees 53 minutes 00 seconds east, 625.99 feet to a point; on the northerly dedication line of Hanover Drive, thence with the northerly dedication line of Hanover Drive

2. North 71 degrees 01 minute 30 seconds east, 537.48 feet to a point in Hanover Parkway, thence with the line of Harold S. Tidler, the following twelve (12) courses and distances[:]

3. South 82 degrees 43 minutes 50 seconds east 634.08 feet to a monument marking the southerly common corner of Henry M. Witt and Frank M. Ewing, thence continuing with the line of Harold S. Tidler

4. South 76 degrees 13 minutes 20 seconds east 746.16 feet to a point, thence

5. North 15 degrees 51 minutes 50 seconds east 71.74 feet to a point, thence

6. South 83 degrees 46 minutes 50 seconds east 78.73 feet to a point, thence

7. North 49 degrees 32 minutes 00 seconds east 1,427.32 feet to a point, thence

8. South 60 degrees 40 minutes 40 seconds east 230.63 feet to a point, thence

9. South 12 degrees 59 minutes 20 seconds west 428.72 feet to a point, thence

10. South 30 degrees 07 minutes 10 seconds east 231.83 feet to a point, on the dedication line of Ora Glen Drive, thence with the southerly line of dedication of Ora Glen Drive, and with the line of Harold S. Tidler

11. South 62 degrees 50 minutes 50 seconds east 362.67 feet to a point, thence leaving the dedication line of Ora Glen Drive, and with the southerly line of Parcel "B", Glen Ora Gardens, and also with the present city line

12. South 20 degrees 55 minutes 30 seconds east 428.55 feet to a point, thence with the southerly line of Parcel "B", the southerly dedication line of Mandan Road and with the Frank W. Ewing line,

13. South 62 degrees 53 minutes 50 seconds east 1,204.79 [feet] to a point, thence with Frank M. Ewing and through the lands of Potomac Electric Power Company and with the present city line

14. South 00 degrees 48 minutes 40 seconds east 163.86 feet to a point on the southeasterly line of a 75-foot-wide Potomac Electric Power Company tract of land, thence leaving the existing city boundary and with the southeasterly line of the Potomac Electric Power Company, the following four (4) courses and distances[:]

15. South 76 degrees 57 minutes 59 seconds west, 518.24 feet to a point, thence

16. South 12 degrees 38 minutes 33 seconds east, 200.90 feet to a point, thence

17. South 63 degrees 24 minutes 18 seconds west 736.68 feet to a point, thence

18. South 01 degree 55 minutes 30 seconds east 1,460.56 [feet] to a point on the northerly right of way line of Good Luck Road; thence leaving the line of the Potomac Electric Power Company and with the northerly right of way line of Good Luck Road as shown on Prince George's County Right of Way Plat No. 663, dated April 1, 1964, the following seven (7) courses and distances[:]

19. South 77 degrees 54 minutes 42 seconds west, 1,112.08 feet to a point, thence

20. South 85 degrees 20 minutes 35 seconds west 23.19 feet to a point, thence

21. South 80 degrees 00 minutes 24 seconds west 50.70 feet to a point, thence

22. South 74 degrees 19 minutes 38 seconds west 50.02 feet to a point of curvature, thence

23. 25.99 feet on the arc of a curve to the left, whose chord bearing and distance are south 73 degrees 10 minutes 42 seconds west, 25.99 feet to a point marking the northeasterly end of right of way of Good Luck Road, Sta. 29 as shown on State Highway Administration Plat No. 13586, thence with the northerly right of way line of Good Luck Road as shown on Plat 13586, the following two (2) courses and distances[:]

24. North 17 degrees 34 minutes 18 seconds west, 17.48 feet to a point of curvature, thence

25. 108.84 feet on the arc of a curve to the left, whose chord bearing and distance are south 66 degrees 38 minutes 41 seconds west 108.69 feet, to a point marking the southeasterly corner of the Lanham Boys Club, then leaving the line of Good Luck Road and with the line of the Lanham Boys Club the following five (5) courses and distances[:]

26. North 34 degrees 37 minutes 21 seconds west, 280.82 feet to a point, thence

27. North 54 degrees 39 minutes 34 seconds west, 273.61 feet to a point, thence

28. North 16 degrees 33 minutes 39 seconds west, 139.18 feet to a point, thence

29. South 76 degrees 15 minutes 45 seconds west, 25.36 feet to a point, thence

30. South 61 degrees 34 minutes 38 seconds west, 567.76 feet to a point on the easterly right of way line of the Capital Beltway as shown on SHA Right of Way Plat Nos. 13586 and 13585, thence with the easterly right of way line of the Capital Beltway the following two (2) courses and distances[:]

31. North 34 degrees 14 minutes 50 seconds west 1,533.45 [feet] to a point of curvature, thence

32. 239.44 feet on an arc of a curve to the left, whose chord bearing and distance are north 34 degrees 50 minutes 17 seconds west, 239.44 [feet] to a point, thence leaving the right of way line of the Capital Beltway and through and with Parcel B, Goddard Space Village the following six (6) courses and distances[:]

33. North 52 degrees 19 minutes 50 seconds east 53.51 feet to a point, thence

34. North 02 degrees 04 minutes 00 seconds east 287.92 feet, to a point of curvature, thence

35. 32.52 feet on the arc of a curve to the right, whose chord bearing and distance are

north 28 degrees 44 minutes 55 seconds east, 31.36 feet to a point of tangency, thence

36. North 55 degrees 25 minutes 50 seconds east, 35.50 feet to a point, thence

37. North 34 degrees 34 minutes 10 seconds west, 47.11 feet to a point, thence

38. North 55 degrees 25 minutes 50 seconds east, 308.62 feet to a point on the line of Parcel A Schrom Village Apartments, thence with the line of Parcel A Schrom Village Apartments and with the line of Hunting Ridge Limited Partnership, the following two (2) courses and distances[:]

39. North 37 degrees 39 minutes 20 seconds west, 233.00 feet to a point, thence

40. North 06 degrees 04 minutes 10 seconds west, 606.59 feet to a point, thence leaving the line of Hunting Ridge Limited Partnership, and with the westerly dedication line of Hanover Parkway, (80-foot-wide), the following two (2) courses and distances[:]

41. North 30 degrees 01 minute 30 seconds west, 90.00 feet to a point of curvature, thence

42. 414.78 feet on the arc of a curve to the right, whose chord bearing and distance are north 13 degrees 58 minutes 04 seconds west, 489.37 feet to a point, thence leaving the westerly dedication line of Hanover Parkway, and with the line of Parcel B, Goddard Space Village, the following six (6) courses and distances[:]

43. South 48 degrees 45 minutes 10 seconds west, 362.70 feet to a point, thence

44. South 21 degrees 55 minutes 00 seconds east, 324.93 feet to a point, thence

45. South 24 degrees 00 minutes 40 seconds west, 234.79 feet to a point of curvature, thence

46. 136.15 feet on an arc of a curve to the left, whose chord bearing and distances are south 00 degrees 01 minute 20 seconds west, 132.20 feet to a point of tangency, thence

47. South 40 degrees 32 minutes 55 seconds west 360.44 feet to a point on the easterly right of way line of the Capital Beltway, as shown on SHA Right of Way Plats No. 13584 and No. 13585, thence with the easterly right of way line of the Capital Beltway, the following six (6) courses and distances[:]

48. North 39 degrees 14 minutes 50 seconds west, 48.92 feet to a point, thence

49. North 50 degrees 45 minutes 10 seconds east, 16.00 feet to a point, thence

50. North 39 degrees 14 minutes 50 seconds west, 73.00 feet to a point, thence

51. South 50 degrees 45 minutes 10 seconds west, 16.00 feet to appoint, thence

52. North 39 degrees 14 minutes 50 seconds west, 565.07 feet to a point of curvature, thence

53. 258.41 feet on the arc of a curve to the left, whose chord bearing and distances are north 39 degrees 54 minutes 07 seconds west, 258.40 feet to a point, thence leaving the right of way line of the Capital Beltway, and with the line of the National Park Service,

54. North 08 degrees 18 minutes 40 seconds east 228.42 feet to the point of beginning.

The property being annexed here is 273.90 acres of land as shown on a Plat of Annexation entitled "LANDS OF HUNTING RIDGE CONDOMINIUM, HAROLD S. TIDLER, ET AL, THE MARYLAND NATIONAL CAPITAL PARK AND PLANNING COMMISSION, TRINITY ASSEMBLY OF GOD, INC., TRINITY CHURCH OF GOD, INC., MICHAEL S. STEINER, JAMES H. SHIMMEL, MAGNOLIA FARMS PROPERTY PARTNERSHIP, HUNTING RIDGE LIMITED PARTNERSHIP, GOOD LUCK PARTNERSHIP, JOHN BEDNARIK, OVERLOOK FARMS LIMITED PARTNERSHIP NO. 1, CAMERON BROWN INVESTMENT GROUP, POTOMAC ELECTRIC POWER COMPANY, PRINCE GEORGE'S COUNTY, and dedicated rights of ways of HANOVER PARKWAY, HANOVER DRIVE AND SPACE COURT; prepared by John D. Emler and Associates, P.A., dated August, 1984.

That there is hereby annexed to the territory of the City of Greenbelt, Maryland, a municipal corporation of the State of Maryland, all of the land contiguous and adjoining to the existing City of Greenbelt, Maryland, Prince George's County, described as follows:

DESCRIPTION

ANNEXATION TO THE CITY OF GREENBELT LANDS OF THE
UNITED STATES OF AMERICA GENERAL SERVICES ADMINISTRATION,
BERWYN DISTRICT 21, PRINCE GEORGE'S COUNTY, MARYLAND

Being a part of the land in the Twenty-First Election District, Prince George's County, Maryland, granted to the United States of America, in the State of Maryland, by deed dated October 2, 1937 and recorded in the Land Records of Prince George's County, Maryland in Liber 485, folio 116 and being more particularly described as follows:

Beginning for the same at a concrete monument found on the northerly right-of-way line of Cherrywood Lane (80 feet wide) as shown on the record plat of North Springhill Lake, Parcels F and G as recorded in the Plat Records of Prince George's County, Maryland in Plat Book 122, page 87, said point also being at the beginning of the North 49 degrees 41 minutes 10 seconds west, 1620.00 foot line as described in a deed to Jennie Pollin, et al dated August 5, 1954, and

recorded in the Land Records of Prince George's County, Maryland in Liber 1755, folio 113, said 1620.00 foot line being part of the outline of the Albert H. Small, Theodore N. Lerner and Harold Kramer property as described in a deed dated July 18, 1961, and recorded in the aforementioned Land Records in Liber 2584, folio 335; thence with bearings and distances adjusted to the W.S.S.C. datum as per the aforementioned plat binding on part of said 1620.00 foot line.

1. North 49 degrees 40 minutes 22 seconds west, 570.00 feet to a point; thence leaving said line and running through the property of Agricultural Research Center, the following twelve (12) courses and distances:

2. North 09 degrees 40 minutes 22 seconds west, 80.77 feet,

3. North 49 degrees 40 minutes 22 seconds west, 175.19 feet,

4. North 06 degrees 18 minutes 10 seconds west, 368.06 feet,

5. South 76 degrees 31 minutes 42 seconds east, 79.00 feet,

6. South 49 degrees 40 minutes 22 seconds east, 585.00 feet,

7. South 81 degrees 38 minutes 24 seconds east, 151.34 feet,

8. North 10 degrees 46 minutes 08 seconds east, 105.58 feet,

9. South 75 degrees 25 minutes 33 seconds east, 90.00 feet,

10. South 29 degrees 19 minutes 03 seconds east, 180.55 feet,

11. South 12 degrees 55 minutes 33 seconds east, 153.99 feet,

12. North 60 degrees 40 minutes 57 seconds east, 129.55 feet,

13. South 62 degrees 36 minutes 45 seconds east, 130.36 feet to a point lying on the aforementioned northerly right-of-way line of Cherrywood Lane; thence running with the northerly right-of-way line of Cherrywood Lane,

14. South 60 degrees 40 minutes 57 seconds west, 583.59 feet to the point of beginning containing 406,464 square feet or 9.311 acres of land, more or less.

The property being annexed here is 9.311 acres of land as shown on a Plat of Annexation entitled "Description of 9.3311 Acres, Part of the Property of the United States of America, Twenty First District, Prince George's County, Maryland" prepared by Greenman-Pedersen, Inc., dated July, 1992.

(1937, Ch. 532, § 2; 1939, Ch. 632, § 2; 1949, Ch. 583; Res. No. 3, 2-19-62; Char. Am. Res. No. 1973-1, § 1, 12-4-72; Char. Am. Res. No. 1976-1, § 1, 2-2-76; Char. Am. Res. No. 1979-2, § 1, 5-21-79; Char. Am. Res. No.

1982-1, 3-15-82; Char. Am. Res. No. 1984-2, § 1, 10-15-84; Char. Am. Res. No. 1992-1, § 1, 9-29-92)

POWERS

Sec. 3. General powers.

1. To levy, assess and collect taxes and to borrow money within the limits provided by this charter; to levy and collect special assessments for benefits conferred; and to receive payments in lieu of taxes, and to account for, expend, and otherwise treat such payments in the manner provided by law in connection with taxation; to appropriate municipal funds for any public purpose within the powers of the city council; to have general management and control of the finances of the city; to provide that any valid charges, taxes, or assessments made against any real property within the city shall be liens upon the property, to be collected as municipal taxes are collected.

2. To furnish any or all public services; to own or dispose of stock in, purchase, hire, construct, own, maintain and operate or lease public utilities or public utility services; to sell, lease or otherwise dispose of public utilities or public utility services; to acquire by purchase, lease, condemnation or otherwise, real, personal, or mixed property necessary for any such purpose; subject to restrictions imposed by laws of the State of Maryland; and to grant local public utility franchises, including but not limited to franchises to operate community antenna or cable television systems, which may be deemed advantageous and beneficial to the city.

3. To make and maintain public improvements and to acquire real, personal, or mixed property by conveyance, purchase, lease, condemnation, gift, grant, bequest, devise, or otherwise, necessary for such improvements; and also to acquire an excess over that needed for any such improvement; and to sell, lease, or

otherwise dispose of such excess property with such restrictions as the council may determine.

4. To provide, maintain and operate such community and social services for the preservation and promotion of health, recreation, welfare, and enlightenment of the inhabitants of the City of Greenbelt, Maryland, as the council may determine.

5. To adopt by ordinance and enforce within the corporate limits police, health, sanitary, fire, traffic, parking, and other similar regulations not in conflict with the laws of the State of Maryland; to prohibit, suppress and punish within the city all vice, gambling, and games of chance; prostitution and solicitation therefor and the keeping of bawdy houses and houses of ill fame; all tramps and vagrants; all disorder, disturbances, annoyances, disorderly conduct, obscenity, public profanity, and drunkenness; to prohibit the youth of the city from being in the streets, lanes, alleys, or public places at unreasonable hours of the night; to regulate or prevent the storage of gunpowder, oil, or any other explosive or combustible matter; to regulate or prevent the use of firearms, fireworks, bonfires, explosives, or any similar things which may endanger persons or property; to establish, operate and maintain a police force, a police station house and a lock-up for temporary confinement of violators of the laws and ordinances of the city or to use the county jail for such purposes; to protect and preserve the health of the city and its inhabitants; to appoint a public health officer, and to define and regulate his powers and duties; to prevent the introduction of contagious diseases into the city; to establish quarantine regulations, and to authorize the removal and confinement of persons having contagious or infectious diseases; but nothing herein shall be construed to affect in any manner any of the powers and duties of the state board of health, the county board of health, or any public general or local law relating to the subject

of health; to prevent or abate by appropriate ordinances all nuisances in the city which are so defined as common law, by this charter, or by the laws of the State of Maryland, whether they be herein specifically named or not; to regulate, to prohibit, to control the location of, or to require the removal from the city of all trading in, handling of, or manufacture of any commodity which is or may become offensive, obnoxious, or injurious to the public comfort or health; to inspect and to require the condemnation of, if unwholesome, and to regulate the sale of any food product; to prevent the deposit of any unwholesome substance either on private or public property and to compel its removal to designated points; to require slops, garbage, ashes, and other wastes or unwholesome materials to be removed to designated points, or to require the occupants of the premises to place them conveniently for removal; to regulate or prevent the throwing or depositing of sweepings, dust, ashes, offal, tires, garbage, paper, handbills, branches, dirty liquids, or other unwholesome materials into any public way or private property in the city; to regulate or prohibit the interment of bodies within the municipality and to regulate cemeteries; to suppress fires and prevent the dangers thereof and to establish and maintain a fire department; to contribute funds to volunteer fire companies serving the city; to inspect buildings for the purpose of reducing fire hazards, to issue regulations concerning fire hazards, and to forbid and prohibit the use of fire hazardous buildings and structures permanently or until the conditions of city fire-hazard regulations are met; and to take all other measures necessary to control and prevent fires in the city; to regulate and prevent the obstruction of aisles in public halls, churches and places of amusement, and to regulate the construction and operation of the doors and means of egress therefrom; to license and regulate and to establish, obtain by purchase, by lease, own, construct, operate, and maintain parking lots and other facilities for off-street parking; to install parking meters on the streets and other public places of the city in such places as by ordinance is determined, and by ordinance to prescribe rates and provisions for the use thereof; but the installation of parking meters on any street or road maintained by the State Roads Commission of Maryland must first be approved by the commission; to license, tax, and regulate public hackmen, taxicab men, draymen, drivers, cabmen, porters and expressmen, and all other persons pursuing like occupations; to regulate and license wagons, bicycles, and other vehicles not subject to the licensing powers of the State of Maryland; to regulate the numbering of houses and lots and to compel owners to renumber them, or in default thereof to authorize and require the work to be done by the city at the owner's expense, such expense to constitute a lien upon the property collectible as tax moneys; to regulate the use of sidewalks and all structures in, under, or above them; to require the owner or occupant of premises to keep the sidewalks in front thereof free from snow, ice, or other obstructions; to prescribe hours for cleaning sidewalks; to regulate or prohibit unreasonable ringing of bells, crying of goods, or sounding of whistles and horns; to license, tax and regulate, restrain or prohibit the erection or maintenance of billboards within the city, the placing of signs, bills and posters of every kind and description on any building, fence, post, billboard, pole, or other place within the city; to make reasonable regulations in regard to buildings to be erected, constructed, or reconstructed in the city, and to grant building permits for them; to formulate a building code and a plumbing code and to appoint a building inspector and a plumbing inspector, and to require reasonable charges for permits and inspections; to authorize and require the inspection of all buildings and structures and to authorize the condemnation thereof in whole or in part when dangerous or insecure, and to require that such buildings or structures be made safe or taken down; to require the inspection and licensing of elevators and to prohibit their use when unsafe or dangerous or without a license. This listing is by way of enumeration, not limitation.

6. To have control over all the public roads, streets, alleys, and sidewalks within the corporate limits of the City of Greenbelt and to provide for repairing, grading, cleaning, mending, and perfecting the same; to remove all nuisances and obstructions from roads, streets, alleys, sidewalks, and from any lots adjoining thereto, and to compel owners to remove all nuisances and obstructions from such lots, or in default thereof to authorize the work to be done by the city at the owner's expense, such expense to constitute a lien

upon the property collectible as tax moneys. To open, close, and alter public roads, streets, alleys and walks with the same powers and subject to the same limitations as are or may be granted to or imposed upon the Board of County Commissioners of Prince George's County.

7. To have control over parks, recreation areas and facilities and other public property, to establish public parks, gardens, playgrounds and other recreational facilities and programs to promote the health, welfare and enjoyment of the inhabitants of the city, and to provide for extending, improving, maintaining and operating the same.

8. Subject to any restrictions imposed by the laws of the State of Maryland, to license and regulate all persons beginning or conducting transient or permanent business in the city for the sale of any goods, wares, merchandise, or services; to license and regulate any business, occupation, trade, calling, or place of amusement or business; to regulate the sale of all kinds of property at auction within the city and to license auctioneers; to license, tax, regulate, suppress, and prohibit hawkers and itinerant dealers, peddlers, pawnbrokers, and all other persons selling any articles on the streets of the city, and to revoke such licenses for any action or threat of action by such a licensee in the course of his occupation which causes or threatens harm or injury to inhabitants of the city or to their welfare or happiness; to establish and collect fees and charges for all licenses and permits issued under the authority of this charter.

9. To enact ordinances and make regulations not in conflict with the existing laws of the State of Maryland, and to provide for fines and imprisonments in the county jail, or both, for the violation of such ordinances or regulations. No fine shall exceed five hundred dollars ($500.00) nor shall any imprisonment exceed ninety (90) days, for any single offense. To provide that the violation of an ordinance may be declared a municipal infraction, a civil offense, instead of a misdemeanor, and to provide for fines for the violation of such ordinances or regulations, as authorized by the laws of the State of Maryland.

10. To enact zoning ordinances not in conflict with the existing law of the State of Maryland, for the purpose of insuring the orderly growth of the city and the protection of the public health, welfare, safety and morals. To regulate the location, erection, or repair of buildings in accordance with the public health, welfare and safety and to provide by ordinance for the granting of permits with respect to the location, erection, or repair of buildings.

11. To acquire by conveyance, purchase, condemnation or otherwise real, personal, or mixed property needed for any public purpose, in fee simple, lease or leasehold interest or estate or any other interest or estate; to erect buildings and structures thereon for the benefit of the city and its inhabitants; and to own, hold, manage or control, and to sell, lease, exchange, transfer, assign, mortgage, pledge, or dispose of any such real, personal, or mixed property or any interest therein as the interest of the city may require; to take by gift, grant, bequest, or devise and to hold real, personal or mixed property absolutely or in trust for parks or gardens, or for the erection of statues, monuments, buildings or structures, or for any public use upon such terms and conditions as may be prescribed by the grantor or donor, and accepted by the city; to provide for the proper administration of the same; and to convey the same when the city council determines that it is no longer needed for public purposes, subject to the terms and conditions of the original grant. Any activity, project, or improvement authorized by the provisions of this charter or any state law applicable to the city is a public purpose. The manner of procedure in case of any condemnation proceeding shall be that established in Article 33A of the Annotated Code of the Public General Laws of Maryland (1957 Edition, as amended) title "Eminent Domain." [now Real Property; § 12-101 et seq.]

12. To provide, operate and maintain transportation facilities between the City of Greenbelt, in the State of Maryland, and the City of Washington, in the District of Columbia, and to collect fares for such transportation. To sell or lease all or any portion of such transportation facilities. To do any and all acts necessary or incidental to fully exercise the power stated in this subsection. The exercise of this power shall be subject to the regulation of the Public Service Commission of the State of Maryland.

13. To have and exercise any and all powers that are now given to municipalities, except the City of Baltimore, or that may be given to them by the general law of the State of Maryland or that are or may be given to municipalities in Prince George's County by the local law of the State of Maryland, including those powers enumerated in Article 23B, the Municipal Corporation Charter Act of the Annotated Code of Maryland.

14. To regulate and prohibit the running at large of dogs, cats, horses, fowl, sheep, goats, cattle, or other animals; to authorize the impounding, keeping, sale, and redemption of such animals when found in violation of the ordinance in such case provided; to provide for the licensing of such animals; to provide for the disposition of homeless animals and of animals on which no license fee has been paid for any term prescribed by ordinance.

15. To create, change, and abolish offices, departments, or agencies, other than the offices, departments, and agencies established by this charter; to assign additional functions of duties to offices, departments, or agencies established by this charter, but not including the power to discontinue or assign to any other office, department, or agency any function or duty assigned by this charter to a particular office, department or agency.

16. To make agreements with other municipalities, counties, districts, bureaus, commissions, states, and federal authorities for the joint performance of or for cooperation in the performance of any governmental function.

17. To provide for advertising for the purposes of the city, for printing and publishing statements as to the receipts and expenditures of the city, and the publication and the codification of all laws, ordinances, resolutions, or regulations adopted by or affecting the city.

18. To compel persons about to undertake dangerous improvements to execute bonds with sufficient securities conditioned that the owner or contractor will pay all damages resulting from such work which may be sustained by any persons or property.

19. To accept gifts and grants of federal or of state funds from the federal or state governments or any agency thereof, and to expend the funds for any lawful purpose, agreeable to the conditions under which the gifts or grants were made.

20. To purchase, lease, borrow, install, and maintain voting machines for use in the city elections.

21. To create a nonprofit corporation to hold title to and administer a housing for the elderly project.

22. “To recognize and engage in collective bargaining with one or more designated bargaining representatives of non-managerial, non-confidential employees of the City of Greenbelt, including sworn police officers, civilian police employees such as dispatchers, and all other City employees. ~~To~~

~~recognize and engage in collective bargaining with one or more designated bargaining representatives of non-managerial, sworn police officers of the City of Greenbelt, Maryland, Police Department~~; to enter into a binding collective bargaining agreements with said representatives; and to enact by ordinance or amendment a system of rules and regulations to govern this process. The City Council shall approve all collective bargaining agreements entered into by the city with a collective bargaining representatives prior to their becoming effective. In the event the parties negotiating a collective bargaining agreement are unable to reach agreement on one or more terms of a collective bargaining agreement, the City Council shall have the authority to set those terms and conditions of employment that remain in dispute upon a majority vote. (1937, Ch. 532, § 3; Res. No. 34, 1961; Char. Am. Res. No. 131, 10-31-67; Char. Am. Res. No. 1973-6, § 1, 11-19-73; Char. Am. Res. No. 1977-2, § 1, 2-28-77; Char. Am. Res. No. 1983-1, § 1, 10-3-83; Char. Am. Res. No. 2005-4, § IV, 12-12-05)

THE COUNCIL

Sec. 4. Creation; qualifications; compensation.

(a) Except as otherwise provided in this charter, all powers of the city shall be vested in a council of five (5) members prior to November 9, 2009 and a council of seven (7) members beginning November 9, 2009 nominated and elected from the city at large in the manner hereinafter provided. The term of each member of council shall be for two (2) years and until his or her successor shall have qualified, and shall begin on the first Monday following the regular council election or run-off election.

(b) Effective with the council elected as a result of the November 6, 2007, election, the mayor shall receive a salary of twelve thousand dollars ($12,000.00) per annum, and the other members of council each shall receive a salary of ten thousand dollars ($10,000.00) per annum, payable in twenty-six (26) biweekly payments. No ordinance amending the charter with respect to fixing or changing the salary of members of council shall become effective during the current term of members of council enacting such ordinance. (1937, Ch. 532, § 4; 1941, Ch. 595; Res. No. 8-31-59; Res. No. 38, 8-19-63; Char. Am. Res. No. 124, 8-16-67; Char. Am. Res. No. 1973-3, § 1; 6-11-73; Char. Am. Res. No. 1975-4, § 1, 4-7-75; Char. Am. Res. No. 1985-3, § 1, 7-15-85; Char. Am. Res. No. 1986-2, § 1, 10-7-86; Char. Am. Res. No. 1989-1, § 1, 9-11-89; Char. Am. Res. No. 2007-3, § II, 9-24-07; Res. No. 2009-2, § II, 6-22-09)

Sec. 5. Meetings.

At 7:30 p.m. on the first Monday following a regular municipal election, the council shall meet at the usual place for holding its meetings and the newly elected members shall assume the duties of office, but if any meeting is held before such day and after the election, the newly elected council shall assume the duties of office at such meeting. Thereafter the council shall meet at such times as may be prescribed by ordinance or resolution, but not less frequently than once each month. Special meetings shall be called by the clerk upon the written request of the mayor, the city manager, or four (4) members of council; or upon motion of the council duly adopted at a regular meeting. Any such notice or motion shall state the subject to be considered at the special meeting and no other subject shall be considered, except by unanimous consent of all members. All meetings of the council shall be open to the public, except that the council shall be closed to the public to consider items of a sensitive nature. Such closed meetings shall be held in accordance with the applicable provisions of the annotated code of the public general laws of Maryland (1984). The rules of the council shall

provide that citizens of the city shall have a reasonable opportunity to be heard at any meetings open to the public in regard to any matter considered thereat.
(1937, Ch. 532, § 5, Char. Am. Res. No. 1986-4, § 1, 10-7-88; Res. No. 2009-3, § II, 9-29-09)

Sec. 6. Mayor and mayor pro tem.

At its first meeting following a regular municipal election the council shall choose one (1) of its members as mayor, and shall also choose one of its members as mayor pro tem. The mayor shall preside at the meetings of the council and shall exercise such other powers and perform such other duties as are or may be conferred and imposed upon him by this charter and the ordinances of the city. He shall be recognized as the head of the city government for all ceremonial purposes, by the courts for serving civil process, and by the governor for purpose of military law. If a vacancy occurs in the office of mayor, or in case of his absence or disability, the mayor pro tem shall act as mayor for the unexpired term or during the continuance of the absence or disability.
(1937, Ch. 532, § 6)

Sec. 7. Council--Rules; attendance; expulsion of members.

The council shall determine its own rules and order of business and keep a journal of its proceedings. It shall have power to compel the attendance of absent members, and may, by vote of not less than six (6) members, expel a member from a meeting for disorderly conduct or the violation of its rules.
(1937, Ch. 532, § 7; Res. No. 2009-3, § II, 9-29-09)

Sec. 8. Same--Quorum, procedure.

A majority of the members elected to the council shall constitute a quorum to do business, but a less number may adjourn from time to time and compel the attendance of absent members in such a manner and under such penalties as may be prescribed by ordinance. The affirmative vote of a majority of the members elected to the council shall be necessary to adopt any ordinance, resolution, order or vote; except, that a vote to adjourn, or regarding the attendance of absent members, may be adopted by a majority of the members present; and except that any votes to delete properties from the Greenbelt Forest Preserve shall require at least six (6) votes. No member shall be excused from voting except on matters involving the consideration of his own official conduct or when his financial interests are involved.
(1937, Ch. 532, § 8; Char. Am. Res. No. 2003-1, § IV, 10-27-03; Res. No. 2009-3, § II, 9-29-09)

Sec. 9. Ordinances and resolutions--Procedure for adoption; enacting clause.

Ordinances and resolutions shall be introduced in the council only in written or printed form. All ordinances, except ordinances making appropriations and ordinances codifying or rearranging existing ordinances or enacting a code of ordinances, shall be confined to one subject, and the subject, or subjects, of all ordinances shall be clearly expressed in the title. Ordinances making appropriations shall be confined to the subject of appropriations. No ordinance shall be passed until it has been read on two (2) separate days, unless the requirements for reading it on two (2) separate days be dispensed with by a vote of not less than six (6) members of council. The final reading of each ordinance shall be in full unless a written or printed copy thereof shall have been furnished to each councilman prior to such reading. The yeas and nays shall be taken upon the passage of all ordinances and resolutions and entered upon the journal of the proceedings of the council. The enacting clause of all ordinances shall be "Be it ordained by the Council of the City of Greenbelt, Maryland."
(1937, Ch. 532, § 9; Res. No. 2009-3, § II, 9-29-09)

Sec. 10. Same--Effective date.

All ordinances and resolutions passed by the council shall take effect at the time indicated therein but not less than ten (10) days after the date of their passage, except ordinances of an emergency nature, which may, by direction of council, become effective on date of passage.
(1937, Ch. 532, § 10; 1939, Ch. 632)

Sec. 11. Same--Authentication, publication.

Upon its final passage each ordinance or resolution shall be authenticated by the signature of the mayor and the city clerk and shall be recorded in a book kept for that purpose. Each ordinance and resolution shall be published as soon as possible after its passage by posting it in a public place or places within the boundaries of the city for ten (10) days or by publishing it once within ten (10) days in a newspaper of general circulation in the city or both.
(1937, Ch. 532, § 11; 1949, Ch. 583)

Sec. 11A. Same--Codification.

(a) The council may provide for the codification or recodification of any or all of the ordinances of the city, in permanently bound or looseleaf form. Such ordinances may be changed, altered or amended in such manner as the council may direct, and ordinances or portions thereof may be deleted and new material may be added as directed by the council. Such changes, alterations, amendments or deletions and such new material shall become effective on the effective date of the codification or recodification.

(b) Such codification or recodification may be adopted by reference by a single ordinance, without further publication of such codification or recodification or any portions thereof. The ordinance adopting such codification or recodification shall comply with all laws of the state and any provision of this charter governing adoption, posting and publication of ordinances.

(c) Supplements for any such codification or recodification may be prepared from time to time at the direction of the council, either as a unit or on a replacement page basis; provided, that where replacement pages are prepared, a distinguishing mark or notation shall be placed on each replacement page to distinguish it from original pages and pages of other supplements. No further adoption procedure shall be required for a supplement in which no substantive change is made in ordinances validly adopted by the council. If changes, alterations, amendments, deletions or additions of a substantive nature are made in any such supplement, then such supplement shall be adopted by the council in the same manner provided in this section for the adoption of codification and recodifications.

(d) At least one copy of any codification or recodification adopted hereunder and at least one copy of every supplement thereto shall be kept in the office of the city clerk, and shall there be available for public inspection during normal business hours.
(Char. Am. Res. No. 11969-1, 7-8-69)

MUNICIPAL AGENCIES

Sec. 12. Employee relations board.

(a) Members; appointment. There shall be an employee relations board consisting of five (5) members who shall be appointed by the council. Members of the employee relations board shall be qualified voters of the city; and no member of this board shall hold any other elective or appointive office in the city government.

Members of the employee relations board shall serve for a term of three (3) years, or until their successors have been appointed. The three (3) members presently serving on the board shall continue to serve until the expiration of their current term. Of the two (2) new members, one (1) shall initially be appointed to serve for a term of two (2) years; and one (1) shall be appointed for a term of three (3) years. Members of the employee relations board may be reappointed for subsequent terms. The council shall designate one of the members as chairman. Vacancies in an unexpired term shall be filled by the council by appointment for the remainder of the term.

(b) Removal. A member of the employee relations board may be removed by council for cause only and after being given a written statement of the charges against him and a public hearing on the charges if he so requests. A certified copy of the charges and a transcript of the record shall be filed with the city clerk.

(c) Quorum, procedure. Three (3) or more members shall constitute a quorum to do business and conduct hearings, but a less number may adjourn from time to time. Meetings of the board shall be convened at the call of the chairman or at the request of any three (3) members of the board. The chairman shall preside at meetings.

The board shall select from among its members a vice chairman who shall serve as chair in the absence of the chairman. In the absence of the chairman and vice chairman, the members present shall select an acting chairman.

The affirmative vote of a majority of the members shall be necessary for the adoption of any resolution put to the board. Only those members present at a hearing of the board are empowered to render, by an affirmative vote of the majority of the hearing panel, findings, recommendations and/or decisions relating to the matter heard.

Members of a hearing panel may request a meeting of the entire board, which shall be granted by the chairman, to discuss its proposed findings, recommendations, and/or decisions, but the board shall not have the power to override the actions of the hearing panel.

The board shall adopt its own by-laws and amendments thereto, subject to approval by the city council.

(d) Powers. The board shall have power and shall be required to:

(1) Conduct hearings, public or private, if requested by the employee, in accordance with the provisions of section 36 of this charter as amended.

(2) Hear grievance complaints arising out of classification, reclassification, or any unreasonable, abusive, unfair, discriminatory, or oppressive treatment or working conditions or any reprisal arising out of any grievance complaints or testimony before the employee relations board and to

make findings and recommendations thereon.

(3) Review personnel policies and practices as they relate to grievances brought before this board and to make recommendations to the council and manager for the purpose of preventing grievances from arising.

(4) In appeals, call witnesses and compel the testimony of officers and employees of the city and to require them to subscribe testimony and make oath or affirmation thereto before a person authorized to administer oaths under penalty of dismissal.

(5) As may be required by Article VIII (Labor Code) of Chapter 13 of the city Code, hear and address grievances arising out of collective bargaining agreements.

(6) In grievances, if necessary to carry out the purposes of sections 13-179 and 13-242 of the city Code, call witnesses and request the testimony of officers and employees of the city and to require them to subscribe proffered written testimony and make oath or affirmation to proffered oral testimony before a person authorized to administer oaths, and request the production of documents.

(Ord. No. 419, 5-2-60; Res. No. 16, 1961, 4-3-61; Res. No. 35, 7-8-63; Char. Am. Res. No. 1981-2, § 1, 2-23-81; Char. Am. Res. No. 2002-3, § 3, 2-25-02; Char. Am. Res. No. 2008-1, § II, 9-8-08)

Sec. 13. Advisory planning board.

(a) Members. There shall be an advisory planning board consisting of nine (9) members, namely, a member of the incumbent city council and the city manager, serving on the board ex-officio and without vote for a term corresponding with their official tenure of office, and seven (7) citizen-members (qualified electors of the City of Greenbelt), appointed by city council. The seven (7) citizen-members shall be appointed for a period of three (3) years, or until their successors are appointed or installed; except that the respective terms of the seven (7) members presently serving on the present board (established by Ordinance No. 444) shall continue to serve on the advisory planning board until the end of their terms, as provided by Ordinance No. 444. Vacancies in an unexpired term shall be filled by the council by appointment for the remainder of the term. A member of the board may be removed by city council for cause only and after being given a written statement of the charges against him and a public hearing on the charges if he so requests. A certified copy of the charges and a transcript of the record shall be filed with the city manager. No citizen-member of the advisory planning board shall hold any other appointive or elective office in the city government.

(b) Officers; procedure. The board shall elect its own officers who shall be selected from the citizen-members and shall adopt its own by-laws and amendments thereto, subject to approval by the city council.

(c) Duties. The advisory planning board shall engage in such planning activities as are necessary to provide the council with workable solutions to such problems as: Residential, commercial and industrial land development; park and recreational land development; zoning changes; building and housing codes; urban renewal; transportation and community facilities; capital budgeting, and other activities as may be referred to it by action of the city council.

(Res. No. 27, 1961, 9-11-61)

ELECTIONS

Sec. 14. Generally.

(a) Council elections. The regular election for members of the city council shall be held on the first Tuesday following the first Monday of November in odd-numbered years. All elections shall be nonpartisan.

(b) Referendum. By resolution, the council shall direct to be placed upon the ballot for any regular council election or duly called special election such questions as may be required to be submitted to the voters by this charter or the laws of Maryland and such questions as it may choose to submit to the voters. The resolution, which shall be adopted not later than the sixth Monday preceding a regular council election or at the time a special election is called, shall include the exact wording of each question to be submitted to the voters.

(c) Special elections. The city council, or board of elections when authorized by this charter, shall order the holding of a special election and shall fix the time of the election. Special elections shall be held only for purposes authorized by this charter or the laws of the State of Maryland. Insofar as they may be applicable, special elections shall be subject to the provisions of this charter relating to regular council elections.

(d) Notice of elections. The city clerk shall give at least twenty-one (21) days' notice of every election by an advertisement published in a newspaper of general circulation in the city. No special election shall be set for a time that does not allow the city clerk to give the notice as required herein.
(1937, Ch. 532, § 12, Char. Am. Res. No. 89, 6-8-66; Char. Am. Res. No. 1975-3, § 1, 4-7-75; Char. Am. Res. No. 1986-1, § 1, 10-7-86; Char. Am. Res. No. 1990-1, § 1, 12-17-90; Char. Am. Res. No. 2002-2, § 3, 1-28-02)

Sec. 15. Voters.

A qualified voter within the meaning of this charter shall be any person who is a resident of the City of Greenbelt and who is duly registered with Prince George's County under the applicable provisions of Article 33 of the Annotated Code of Maryland; provided that eligibility to vote in any city election shall be subject to applicable registration deadlines as set forth in the charter and code of the city.
(1937, Ch. 532, § 13; 1949, Ch. 583; Char. Am. Res. No. 90, 6-8-66; Char. Am. Res. No. 1971-3, § 1, 5-17-71; Char. Am. Res. No. 1975-3, § 1, 4-7-75; Char. Am. Res. No. 1990-1, § 1, 12-17-90)

Sec. 16. Board of elections--Generally.

(a) *Appointment.* There shall be a board of elections consisting of five (5) members who shall be appointed by the city council. The members shall be appointed for a term ending on the third Monday of January in even numbered years or until their successors are appointed. Members shall serve for a term of four (4) years, or until their successors are appointed; except that, of the members first appointed, three (3) shall be appointed for a term expiring on the third Monday in January, 1978; and two (2) shall be appointed for a term expiring on the third Monday in January, 1976.

Members of the board of elections shall be qualified voters of the city and shall not hold or be candidates for any elective office in government (federal, state, or local) during their term of office. The board shall elect one of its members as chairman who shall serve at the pleasure of the board until a successor

chairman is elected. A vacancy on the board shall be filled for the remainder of the unexpired term by the city council.

Three (3) members of the board shall constitute a quorum at meetings duly called pursuant to rules to be adopted by the board.

(b) *Removal.* Any member of the board of elections may be removed for good cause by the council; provided that prior to the taking of such action the member proposed to be removed shall be given a written copy of the charges placed against him, and if he so requests within ten (10) days of receipt of said charges shall be entitled to a public hearing before the council. Any member who shall fail to attend without good and sufficient reason three (3) consecutive meetings of the board, or a majority of five (5) consecutive meetings, shall be deemed to have provided good cause for removal by the council. The chairman of the board shall notify the council of such absences. Upon a vote for removal, the office of that member of the board shall become vacant.

(c) *Duties.* The board of elections shall:

1. Review periodically city election procedures;

2. Recommend to the council amendments to city election regulations and procedures when it deems such amendments will provide for the improved conduct of elections;

3. Hear appeals of decisions of the city clerk as provided herein;

4. Appoint election judges and clerks as provided by the City Code;

5. Examine promptly any complaints which may be made to it with reference to the fitness or qualifications of any person appointed to be a judge or clerk; and it shall further be the duty of the board to remove from such position any judge or clerk found to be unfit or incompetent for such position;

6. Certify the results of elections;

7. Conduct recounts of votes cast at elections whenever there is doubt as to the accuracy of the count;

8. Perform such other duties as may be assigned to it by this charter, ordinances and resolutions, and by the direction of the city council.

(d) *Compensation.* The city council may provide by resolution for the compensation of the chairman and members of the board of elections.

(e) *Failure of board to act.* Should the board of elections fail to perform its duties, as required by this charter or city ordinances and resolutions, the city council shall declare itself to be and shall act as the board of elections in order to take all actions necessary to assure the successful conduct of city elections and shall continue to function as the board until such time as the council declares the board able to perform its duties. The

times prescribed herein before which the board of elections must take required actions shall not apply if the city council must act as the board of elections.
(Char. Am. Res. No. 1975-3, § 3, 4-7-75; Char. Am. Res. No. 1985-2, § 1, 3-18-85)

Sec. 17. Same--Budget.

Annually, the board of elections shall submit its proposed budget for the next fiscal year to the city manager not less than thirty (30) days prior to the time the city manager is required to submit the annual budget to council. The budget shall propose the number of judges and clerks to be provided for each election scheduled and their rates of compensation and shall provide funds to compensate all employees proposed and to meet such other expenses as may be proposed. The city manager shall transmit to the council the proposed budget of the board of elections without change, along with and as part of the proposed city budget, and the city council may amend and adopt this budget and appropriate funds in the same manner as required for other departmental and agency budgets of the city. Expenditures of the board shall be in accordance with appropriations and shall be authorized and approved in the same manner as other city expenditures.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75)

Sec. 18. Registration for election; universal registration.

(a) Registration with the Prince George's County board of elections under the State of Maryland general election laws by any person who resides within the corporate limits of the City of Greenbelt shall be considered registration for any council election, referendum, and/or special election held by the City of Greenbelt.

(b) Method, hours, and places of registration shall be as established by the Prince George's County board of elections.

1. In addition to registration procedures established by the board of election supervisors of Prince George's County and so as to provide optimum convenience and opportunity for city residents to register, mail registration forms shall be made available at the city offices during regular office hours and at such other times and places as may be designated by the city clerk. Such forms shall be provided by the supervisor of the board of elections at the request of the city.

2. Neither city employees nor employees or attendants at other locations offering mail registration forms are agents or shall act as agents for the Prince George's County supervisor of elections. Each person obtaining a mail registration form shall assure the timely delivery of the completed registration form to the office of the county supervisor of elections to meet the applicable registration deadline.

(c) The names of persons who register in person or whose mail registration forms are received during the following periods will not be included in the list of qualified registered voters for the purpose of a city election:

1. Between the close of business of the fifth Monday preceding the regular council election and the close of polls on the day of such election, or runoff election, if any.

2. Between the close of business of the Monday of the calendar week immediately preceding the week in which the day of the special election has been set and the close of the polls on the day of such special election, or runoff election, if any.

(d) The city clerk shall give at least ten (10) days' notice prior to the close of the registration dates for city elections as set forth in (c)1. and 2. above. Such notice shall be in the form of an advertisement published in a newspaper of general circulation within the city.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75; Char. Am. Res. No. 1977-1, § 1, 2-7-77; Char. Am. Res. No. 1990-1, § 1, 12-17-90)

Sec. 19. Registration list.

(a) *Implementation plan for universal registration.* Not less than six (6) months prior to a council election, and immediately upon the call for a special election, the city clerk, who is designated the municipal liaison for the City of Greenbelt, shall submit to the board of elections of Prince George's County a request for the development of a plan and schedule to implement universal registration, in accordance with the provisions of Section 3 of Article 33 of the Annotated Code of Maryland (1957 as amended).

The plan shall include, but not be limited to, provisions for:

1. Identifying the city's boundaries and precinct boundaries;

2. Obtaining, updating, and maintaining in the county's files the voter history of registrants who vote in city elections; and updating and maintaining any changes to the city's boundaries or precincts;

3. Establishing the county's deadline for accepting registration applications from city residents for inclusion in the city's voter registration list for a city election;

4. Determining the format of the voter registration list, including voter history and data for city registrants, and the timing for providing this list to the city by the Prince George's County supervisor of elections;

5. Furnishing to the city ninety (90) days prior to the date of a regular election, or within one week of the call for a special election, a preliminary list of registered voters residing within the city at such time, and separate listings of the names of voters who have been a) removed from or b) added to the list of qualified voters since the last regular council election of the city;

6. Notifying the supervisor of elections of Prince George's county within twenty (20) days after receipt of the preliminary list of registered voters of any potential or known errors in the list, including residency of registered voters.

7. Developing procedures for obtaining additional copies of registration lists or parts thereof in the form of printed lists, mailing labels, and/or floppy disks or other computerized data.

(b) *Posting of list.* It shall be the duty of the city clerk before every municipal election to:

1. Post the current registration list together with a list of all names added or removed since the last regular council election in a public place or places within the boundaries of the city by the twelfth Monday preceding the date of any regular council election.

2. Post at least three (3) weeks preceding the date of the regular council election a supplemental list of all names added or removed since the posting of the registration list in all locations at which the registration list was posted.

3. Post in a public place within the city not more than ten (10) days after a special election has been called by the city council or board of elections the registration list for the last regular council election and a supplemental list of names added or removed since the last regular council election and, upon the close of the registration list prior to the special election, post another list of names added or removed since the previous posting.

(c) *Copies; availability to public.* The city clerk shall provide, without charge, to the chairman of the board of elections of Greenbelt a copy of each registration list and each list of names added to or deleted from the list which is required to be posted by this charter, and may provide the other members of the board, the city council, and certified candidates for the office of city council the copies as well.

Any person may make application for a copy or copies of the registration list or parts thereof to the supervisor of the board of elections of Prince George's County. Any person, with reasonable notice to the city clerk, shall be permitted to examine and to copy, without the payment of any service charge, the names and addresses from the registration list for any purpose relating to a city election. Each application for examination or copying of registration lists at the office of the city clerk shall be accompanied by a sworn or affirmed statement of the applicant, declaring that the information obtained from the list will not be used for purposes of commercial solicitation or other business purposes.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75; Char. Am. Res. No. 1986-3, § 1, 10-7-86; Char. Am. Res. 1990-1, § 1, 12-17-90)

Sec. 20. Nominations.

(a) Any qualified voter may be nominated for the office of member of council upon filing at the office of the city clerk a nominating petition signed by not fewer than fifty (50) voters, a written acceptance of the nomination, and such other statements as may be required by this charter or by law. Upon the finding by the city clerk that the nomination petition, the written acceptance, and such other statements as may be required are in order, the name of such nominee shall be authorized to be placed upon the ballot.

(b) The signatures of the nomination petition need not all be appended to one (1) paper, but to each separate paper there shall be attached an affidavit of the circulation thereof, stating the number of signers of such paper and that each signature appended thereto was made in the affiant's presence and is, to the best of the affiant's knowledge, the signature of the person whose name it purports to be. With each signature shall be stated the place of residence of the signer, giving the street name or numbers or other description sufficient to identify the same. The provisions of this paragraph shall be mandatory and not discretionary.

(c) The form of the nomination petition shall be substantially as follows:

We, the undersigned qualified voters of the City of Greenbelt, Maryland, hereby nominate _____whose residence is _____for the office of member of council, to be voted for at the election to be held in the City of Greenbelt on the _____day of_____19 _____and we individually certify that we are qualified to vote for a candidate for the office named.

(Name)
(Street Name and Number)

(Space for additional signatures)
State of Maryland
County of Prince George's, SS

I, hereby swear or affirm that my address is_____and that I am the circulator of the foregoing paper containing _____signatures and that the signatures appended thereto were made in my presence and are to the best of my knowledge, the signatures of the persons whose names they purport to be.

____
Signature of Circulator

Subscribed and sworn to before me this day of_____19 _____, Notary public (or other officer authorized to administer oaths.)

(d) All nomination papers comprising a petition shall be assembled and filed with the city clerk during normal business hours as one instrument, not earlier than the twelfth Monday preceding and not later than the seventh Monday preceding a regular council election and at such times as may be set by the board of elections for a special council election. A written acceptance of nominations shall accompany the petition and shall be in the following form:

Acceptance of Nomination

I hereby accept nomination for the position of member of Council of the City of Greenbelt, Maryland, and agree to serve if elected.

Date of Acceptance	Signature of Candidate

A record of the exact time at which each petition is filed and the name and address of the person by whom it is filed shall be made and preserved. Within three (3) days after the filing of a nomination petition, the city clerk shall notify the candidate and the person who filed such petition whether or not it is found to be in compliance with paragraphs (a), (b), and (c) of this section. If a petition is found insufficient, the city clerk shall return it without undue delay to the person who filed it with a statement certifying wherein the petition is found insufficient.

(e) Within the regular time allowed for the filing of petitions, such a petition may be amended and filed again as a new petition or a different petition may be filed for the same candidate.

The petition of each person nominated to be a member of council shall be preserved by the city clerk until the expiration of the term of office for which he has been nominated.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75; Char. Am. Res. No. 1986-3, § 1, 10-7-86)

Sec. 21. Campaign financial reports.

The city council, by ordinance, may provide for the reporting of contributions and expenditures made in furtherance of or opposition to (a) the nomination and election of candidates for the office of member of council and/or (b) any issue, principle, or proposition submitted to a vote at any city election, provided that no such ordinance or amendment thereto shall become effective within a sixty-day period preceding a regular election. No person shall be deemed elected to the office of member of council or enter upon the duties thereof, or receive any salary or emoluments therefrom until he or she has filed any reports authorized herein which may be required to be filed prior to taking office. Any person who fails to file reports authorized herein shall be deemed unqualified to run for election for the office of member of the council, and the city council, by ordinance, may provide that the board of elections remove the person's name from the ballot prior to the election.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75; Char. Am. Res. No. 1994-1, § I, 9-12-94; Char. Am. Res. No. 2007-2, § III, 8-13-07)

Sec. 22. Electioneering.

The city council, by ordinance, shall establish a distance limit regulating electioneering at polling places.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75; Char. Am. Res. No. 1996-1, § I, 11-12-96)

Sec. 23. Ballots.

Not later than the twelfth Monday preceding each regular council election and within seven (7) days after a resolution has been adopted setting the time for a special election, the board of elections shall prescribe the method for casting and recording votes and the form of all ballots used including absentee ballots. It may provide for the use of paper ballots, voting machines or any other method which assures the casting of secret ballots and an accurate tally of the ballots cast. The term ballot as used in this charter shall refer to any method or form prescribed by the board of the casting of votes.

The names of candidates nominated for the council in accordance with the provisions of this charter, except such as may have withdrawn, died or become ineligible, shall be printed on the official ballots exactly as such names appear on the registration list, except that should any candidate have a name which is sufficiently similar to the name of any other candidate, such that the voter might mistake one name for the other, the board in its sole discretion may permit any such candidate to add one parenthetical word and/or the address of his domicile to his listing on the ballot so as to more clearly identify the candidate to the voter.

The names of candidates shall be listed on the official ballots in the order determined by lot by the board at an open meeting, to be held not more than seven (7) days following the last day for filing nomination petitions, and to which all candidates may appear or send a representative to witness the draw.

(Char. Am. Res. No. 1975-3, § 1, 4-7-75; Char. Am. Res. No. 1986-3, § 1, 10-7-86)

Sec. 24. Conduct of elections.

The council shall determine the number of precincts and their boundaries and make all needful rules and regulations, not inconsistent with this charter, or the laws of Maryland, for the conduct of elections, for the prevention of frauds in elections, and for the recount of ballots in case of doubt or fraud. Not later than the twelfth Monday preceding each regular council election, and within seven (7) days after a resolution has been adopted setting the time for a special election, the board of elections shall designate a suitable place or places for voting and suitable procedures for the casting and counting of ballots. Upon the board's designation, the city clerk shall arrange to provide the necessary polling places and voting equipment.

The council, by resolution, shall authorize the number of clerks and judges of elections in each precinct and shall provide for their compensation. The board of elections shall appoint as many competent persons as may be authorized to act as clerks or judges of election. Said judges or clerks, before entering upon their duties as such, shall swear or affirm and subscribe thereto to faithfully, honestly, and without prejudice or partiality perform each and every duty required of them, and such documents shall be filed with the city clerk.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75; Char. Am. Res. No. 1986-3, § 1, 10-7-86)

Sec. 25. Watchers and challengers.

Any regularly nominated candidate may appoint in writing one person and one alternate to represent him as both watcher and challenger at each voting place. Any persons so appointed shall have all the rights and privileges prescribed by ordinances enacted by the city council and by law of the State of Maryland for other watchers and challengers at any election in the County of Prince George's.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75)

Sec. 26. Voter identity.

Upon satisfying the judges of election of his or her identity any person whose name properly appears on the registration list provided by the supervisor of elections of Prince George's County may vote.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75; Char. Am. Res. No. 1990-1, § 1, 12-17-90)

Sec. 27. Absentee voting.

Any qualified voter of the City of Greenbelt may vote by absentee ballot. The procedures for applying for, casting, and counting absentee ballots shall be established by ordinance.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75; Char. Am. Res. No. 2005-1, § V, 7-11-05

Sec. 27a. Early voting.

Any qualified voter of the City of Greenbelt may vote by Early Voting. The procedures for casting and counting early votes shall be established by ordinance.
(Res. No. 2009-1, § II, 6-22-09)

Sec. 28. Vote count.

Upon the closing of the polls, the ballots shall be counted in accordance with procedures established by ordinance and such other procedures as may be established by the board of elections. The board shall receive the count of votes for each precinct and shall determine the total vote cast for each candidate or question and shall certify the results of the election to the city clerk, who shall record the results in the minutes of the council. The board shall conduct recounts of votes cast whenever it determines that there is a doubt as to the accuracy of the count, or when so requested by the council, or when duly petitioned in accordance with procedures established by ordinance. The validity or invalidity of ballots cast shall be determined by the board on the same basis as is prescribed for elections of the State of Maryland.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75; Char. Am. Res. No. 1985-2, § 1, 3-18-85)

Sec. 29. Witnessing vote count.

Every regularly nominated candidate shall have the right to be present during the entire count, with facilities for examining all operations closely and for keeping all the voting machines or ballots or their containers in view when the counting is not in progress. He shall have the right to designate in writing alternates to act in his place when he may be absent. Representatives of the press and, so far as may be consistent with good order and with convenience in counting, the general public shall also be given every facility for witnessing the count.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75)

Sec. 30. Ballots preserved.

All the ballots cast at each election of the council, whether valid or invalid, shall be deposited with the city clerk and preserved until the term of the members of council elected thereby has expired. All ballots cast at any other municipal election shall be deposited with the city clerk and preserved for one (1) year.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75)

Sec. 31. Election of council.

All members of council shall be elected at large. Every voter shall be entitled to vote for seven (7) candidates. The candidates receiving votes amounting to forty (40) percent or more of the number of voters voting at the election, shall be declared elected. If more candidates receive votes amounting to forty (40) percent or more of the number of voters voting than there are offices to be filled, those candidates receiving the greatest number of votes shall be declared elected. If, however, fewer than seven (7) candidates in a field of eight (8) or more candidates receive votes amounting to forty (40) percent or more of the persons voting in the election, a runoff election will be held to fill the vacancies remaining. This runoff election will be held on the seventh day following the first election. In the runoff election twice as many names, if possible, will be printed on the ballot as there are vacancies remaining unfilled. These names will be of those unelected candidates who polled the greatest number of votes in the first election. The names shall be listed in the order as they appear on the ballot for the first election. In the runoff election the remaining position will be filled by declaring elected the candidate or candidates receiving the greatest number of votes.

If, as a result of any election, an office cannot be declared filled because of an equal number of votes being received by two (2) or more candidates, a runoff election shall be held on the seventh day following the election. The names of the candidates receiving the tie vote shall be placed on the ballot and the candidate

receiving the greatest number of votes in the runoff election shall be declared elected.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75; Char. Am. Res. No. 1985-2, § 1, 3-18-85; Char. Am. Res. No. 2007-1, § II, 8-13-07; Res. No. 2009-2, § II, 6-22-09)

Sec. 32. Vacancies on council.

If a seat in the council becomes vacant, the remaining members of council by a majority vote shall, as soon as possible, elect a person to fill the unexpired term. If three (3) or more council seats are vacant at the same time, the board of elections shall call at the earliest date a special election to fill said vacancies for the unexpired terms.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75)

Sec. 33. Appeals.

(a) Any challenges to the registration list provided by the supervisor of the board of elections of Prince George's County shall be filed with the board of elections of Prince George's County, Maryland, in accordance with said board's procedures and applicable state law.

(b) Any person who shall feel aggrieved at any action of the city clerk relating to the filing of nomination papers or the conduct of elections shall have the right to appeal within ten days to the board of elections. The board of elections shall consider such appeal and shall have the authority to reverse the decision of the city clerk. An aggrieved person shall also have the right to appeal a decision of the board of elections to the circuit court for Prince George's County within the time allowed for such appeals and such case shall be heard by such court as provided for by the general elections laws of the state for appeal in election cases. So far as the same may be applicable, but not in contradiction to this charter, the provisions of the general election laws relating to appeals and election cases generally shall be applied to such appeals.
(Char. Am. Res. No. 1975-3, § 1, 4-7-75; Char. Am. Res. No. 1990-1, § 1, 12-17-90)

ADMINISTRATIVE SERVICE

Sec. 34. "Office" and "officer."

For the purposes of this charter, all general provisions relating to officers or offices of the city shall include and apply to department heads and departments, but not to councilmen.
(1937, Ch. 532, § 32)

Sec. 35. City manager--Appointment; qualifications; term of office; removal; acting city manager.

(a) *Appointment; qualifications.* The council shall appoint an officer whose title shall be city manager and who shall be the chief executive officer and the head of the administrative branch of the city government. The city manager shall be chosen by the council solely on the basis of his executive and administrative qualifications with special reference to his actual experience in, or his knowledge of, accepted practice in respect to the duties of his office as hereinafter outlined. At the time of his appointment he need not be a resident of the city or state, but during his tenure of office he shall reside within the city. No person elected to membership on the council shall, subsequent to such election, be eligible for appointment as city manager until one (1) year has elapsed following the expiration of the term for which he was elected. The council may

permit the city manager to accept other employment not inconsistent with his duties, and to receive compensation for such employment, provided that before granting such permission the council shall be informed of the nature, extent and compensation of such employment.

(b) *Tenure.* The city manager shall be appointed for an indefinite term but the council may remove the manager from office in accordance with the following procedures:

(1) The council shall adopt by affirmative vote of a majority of all its members a preliminary resolution which must state the reasons for removal and may suspend the manager from duty for a period not to exceed forty-five (45) days. A copy of the resolution shall be delivered promptly to the manager.

(2) Within five (5) days after a copy of the resolution is delivered to the manager, he may file with the council a written request for a private or a public hearing. This hearing shall be held at a council meeting not earlier than fifteen (15) days nor later than thirty (30) days after the request is filed. The manager may file with the council a written reply not later than five (5) days after the hearing.

(3) The council may adopt a final resolution of removal, which may be made effective immediately, by affirmative vote of a majority of all its members at any time after five days from the date when a copy of the preliminary resolution was delivered to the manager, if he has not requested a private or a public hearing or at any time after a hearing if he has requested one. The manager shall continue to receive his salary until the effective date of a final resolution of removal. The action of the council in suspending or removing the manager shall not be subject to review by any court or agency.

(c) *Acting city manager.* The manager may recommend and the council may designate a qualified city administrative officer as acting city manager to exercise the power and perform the duties of the manager during any temporary absence or disability of the manager. The council may revoke such designation at any time and appoint another officer of the city as acting city manager.
(1937, Ch. 532, § 33; Char. Am. Res. No. 92, 6-21-66)

Sec. 36. Same--Powers.

(a) Appointments; removals. The city manager shall be responsible to the council for the proper administration of all affairs of the city placed in his/her charge, and to that end shall have the power to appoint and remove all officers and employees except the city solicitor, who shall be appointed or removed only with the consent of the council; provided, however, the city manager shall place the charge(s) which motivated the action to dismiss, suspend, or demote, an employee holding a position in the classified service in writing, and shall serve a copy upon such employee together with a copy of this section. If the employee desires to appeal, the employee shall, in writing, notify his/her department head and the city manager, and request a hearing, and mail or deliver such a request to the city clerk in accordance with the procedures set forth in the city Code.

(b) Appeals from removals. Unless an appeal is filed with the city clerk in accordance with the procedures set forth in the city Code, the decision of the city manager to dismiss, suspend, or demote shall become final. If an appeal is filed timely, the city clerk shall mail or deliver copies of the appeal to the

employee relations board and the city manager within three (3) working days of receipt. The city manager, upon receipt of a copy of the appeal shall immediately mail or deliver copies of the charge which motivated the action to dismiss, suspend, or demote the employee to the employee relations board. The employee relations board shall fix a date for hearing within thirty (30) days after the request is filed with the city clerk. The dismissed, suspended, or demoted, employee shall have a right to counsel and to ask for a public or private hearing. The burden of proof shall rest with the city manager, who shall be furnished the services of the city solicitor, or another attorney where appropriate. The dismissed, suspended, or demoted employee shall have the right to present testimony and other evidence, call witnesses, including city employees, and the right of cross-examination. Within fifteen (15) days of the final day of the hearing on appeal, the employee relations board shall render its decision in writing, and such decision shall stand as the decision of the City of Greenbelt.

(c) *Appointments based on qualifications; discrimination prohibited.* Appointments made by the city manager shall be on the basis of the training, knowledge, experience, skills and other qualifications of such appointees in the work which they are to perform. No discrimination shall be made in the appointment or employment of any person on the basis of race, sex, color, religion, creed, country of natural origin, political opinion, marital status, age, physical or mental handicap, or physical appearance. All such appointments shall be without definite terms except for probationary, provisional, temporary or emergency service.
(1937, Ch. 532, § 34; 1949, Ch. 538; Ord. No. 420, 5-2-60; Res. No. 37, 7-9-63; Char. Am. Res. No. 1984-3, § 1, 11-5-84; Char. Am. Res. No. 2002-4, § 3, 2-25-02)

Editors Note: Charter Amendment Res. No. 2002-4, § 3, adopted Feb. 25, 2002, repealed Charter § 36.(a), (b), in their entirety and enacted new provisions to read as herein set out.

Sec. 37. Restrictions on officers and employees.

No councilman shall, during the time for which he is elected, be appointed to any office or position in the service of the city. No officer or employee in the service of the city shall continue in such position after becoming a candidate for nomination or election to any public office. No person seeking appointment to or promotion in the service of the city shall either directly or indirectly give, render, or pay any money, service, or other valuable thing to any person for or on account of or in connection with his appointment, proposed appointment, promotion, or proposed promotion.
(1937, Ch. 532, § 35)

Sec. 38. Interference by council with manager prohibited.

Neither the council nor any of its members shall direct or request the appointment of any person to, or his removal from office by the city manager or in any manner take part in the appointment or removal of officers and employees in the administrative services of the city except as regards the appointment of a city solicitor. Except for the purpose of learning the functions and operations of the various departments of the City of Greenbelt, council members shall deal with the administrative service solely through the manager, and neither the council nor any councilman shall give direct or implied orders to any subordinate of the city manager either publicly or privately. Any violation of the provisions of this section by a councilman shall be a misdemeanor, conviction of which shall immediately forfeit the office of the councilman so convicted. (1937, Ch. 532, § 36; Ord. No. 421, 5-2-60; Char. Am. Res. No. 93, 6-21-66)

Sec. 39. Duties of city manager.

(a) *General.* It shall be the duty of the city manager to act as chief conservator of the peace within

the city; to supervise the administration of the affairs of the city; to see that the ordinances of the city and the laws of the state are enforced; to make such recommendations to the council concerning the affairs of the city as may seem to him desirable; to keep the council advised of the financial condition and future needs of the city; to prepare and submit to the council the annual budget estimate; to prepare and submit to the council such reports as may be required by that body; and to supervise all duties assigned to administrative officers by ordinance or by this charter; and to perform such other duties as may be prescribed by this charter or required of him by ordinance or resolution of the council, not inconsistent with this charter.

(b) [Repealed by Char. Am. Res. No. 94.]

(1937, Ch. 532, § 37; Ord. No. 422, 5-2-60; Char. Am. Res. No. 94, 6-21-66)

Sec. 40. Purchases.

It shall be the duty of the city manager to control the purchase, storage and distribution of all supplies, materials, equipment and contractual services required by the city government or any officer thereof; to establish and enforce standard specifications with respect to such supplies, materials, and equipment, and to determine their quality, quantity and conformance with specifications; and to transfer to or between city offices or departments, or to sell surplus, obsolete or unused supplies, materials and equipment in such manner as council shall establish by ordinance.

The council shall prescribe by ordinance a competitive bid procedure and shall establish a dollar amount of purchase not to exceed ten thousand dollars ($10,000.00) above which the taking of competitive bids shall be required subject to such exceptions as may be set forth herein. The ordinance may prescribe:

1. The basis upon which competitive bids shall be awarded.

2. Procedures for the award of purchases based upon competitive bids solicited and received by another government agency or nonprofit organization in which the city is a member in lieu of the city taking bids.

3. For the exemption from competitive bid procedures of the purchase of special categories of supplies, materials, equipment or contractual services for which the council determines a competitive bid procedure is not feasible, including purchases from regulated public utilities and from the central stores or services from another governmental agency and the employment of contractual professional services.

4. For the waiver of a required competitive bid procedure and the authorization for a negotiated purchase or contract in any amount by resolution of the council whenever it is determined to be in the best interests of the city or the council determines an emergency exists.

(1937, Ch. 532, § 38; Ord. No. 423, 5-2-60; Char. Am. Res. No. 1969-2, 7-8-69; Char. Am. Res. No. 274, § 3-18-74; Char. Am. Res. No. 1985-1, § 1, 1-7-85)

Sec. 41. Officers in council meetings.

The city manager, the city solicitor, and such other officers of the city as may be designated by vote of the council shall be entitled to attend all meetings of the council, but shall not vote. The manager shall have the

right to take part in the discussion of all matters coming before the council, and the other officers shall be entitled to take part in all discussions of the council relating to their respective offices.
(1937, Ch. 532, § 39)

Sec. 42. Administrative officers.

(a) *Listed.* The administrative branches of the city government established by this charter are the offices of the city clerk, and city solicitor, the departments of finance, and of public safety, but any other offices or departments may be established by ordinance. The council may by ordinance provide that any or all offices or departments may be combined subject to separation, whenever, in the opinion of the council, the conduct of the business of the city shall so require. The city manager may hold any office or combination of offices.

(b) *Powers of council.* The council may change or abolish any office or department established by ordinance and may prescribe, distribute, or discontinue the functions and duties of offices and departments so established. Additional functions and duties may be assigned by ordinance to offices and departments established by this charter, but no function or duty assigned by this charter to a specific office or department shall be discontinued or assigned to any other office or department by ordinance.

(c) *Classified and exempt service.* All offices and positions of the city are divided into the classified service and the exempt service. The exempt service shall include the following:

(1) All elected officials and members of boards and commissions.

(2) The city manager and the city solicitor.

(3) Volunteer personnel and personnel appointed to serve without pay.

(4) Consultants and counsel rendering temporary professional service.

(5) Temporary, seasonal, provisional, emergency service or part-time employees not specifically included in the classified service by action of council.

The classified service shall include all other positions in the city service. All persons holding positions included in the classified service shall have permanent status upon completion of a probationary period.

(d) *Position classification plan.* The city manager shall make an analysis of the duties and responsibilities of all positions in the classified service and he shall recommend a position classification plan to the council. The council shall thereafter approve a classification plan. Upon recommendations of the city manager and with the approval of the council, the classification plan shall be revised from time to time as changing conditions require.

(e) *Pay plan.* The city manager shall recommend a pay plan to the council. The council shall thereafter approve a pay plan. The rates of pay shall be based on the principle of equal pay for equal work and variations in rates of pay shall be in proportion to substantial differences in the difficulty, responsibility, and qualification requirements of the work performed. The pay plan adopted shall include a minimum and maximum and such intermediate rates as may be desirable for each position. Subject to such schedule the pay of

employees shall be determined on the basis of efficiency and length of service. The pay plan may be amended from time to time as circumstances require.

(f) *Other employment.* The city manager may, subject to appropriate adjustment in schedule compensation, permit any employee in the classified service to accept other employment not inconsistent with his duties and to receive compensation for such employment.
(1937, Ch. 532, § 40; Res. No. 36, 7-9-63)

Sec. 43. Investigations into municipal affairs.

The council, the manager, or any person or committee authorized by the council by resolution, shall have power to inquire into the conduct of any office or officer of the city and to make investigations as to municipal affairs, and for that purpose may compel the production of books, papers and other evidence. Failure to produce books, papers or other evidence as ordered under the provisions of this section shall constitute a misdemeanor and shall be punishable by a fine not to exceed one hundred dollars ($100.00) or by imprisonment not to exceed thirty (30) days, or both.
(1937, Ch. 532, § 41; Ord. No. 424, 5-2-60)

Sec. 44. Duties of the city clerk.

The city clerk shall keep the records of the council, attend its meetings and perform such other duties as may be required by this charter, or by ordinance. The city manager may appoint deputy clerks or other employees to assist the city clerk in any of his duties. (1937, Ch. 532, § 42; Char. Am. Res. No. 118, 6-6-67)

Sec. 45. City solicitor.

The city solicitor shall be appointed or removed by the city manager only with the consent of the council. His compensation shall be fixed by the council. He shall be an attorney at law who shall have been admitted to practice before the Maryland Bar and shall maintain an office within the State of Maryland, but need not be a resident of Greenbelt. He shall be the chief legal adviser of and attorney for the city and all offices thereof in matters relating to their official powers and duties. It shall be his duty to perform all services incident to his office; to attend meetings of the council when requested by the city manager, to give advice in writing, when so requested, to the council or the city manager; to prosecute or defend, as the case may be, suits or cases to which the city may be a party; to prepare all contracts, bonds and other instruments in writing in which the city is concerned, and to endorse on each his approval of the form and correctness thereof; and to perform such other duties of a legal nature as the council may by ordinance require. The city council shall have the power to employ other legal consultants as it deems necessary from time to time.
(1937, Ch. 532, § 43; 1949, Ch. 583; Ord. 2-61; Res. No. 15, 1961, 4-3-61; Char. Am. Res. No. 97, 8-2-66)

DEPARTMENT OF FINANCE

Sec. 46. City treasurer.

The city treasurer shall be head of the department of finance, and shall have charge of the administration of the financial affairs of the city, and to that end he is authorized and directed:

1. To prepare the budget for the manager, as outlined in Sections 48, 49 and 50, and to assist him in its execution after authorization by the council as required by Section 51.

2. To maintain accounting control over the finances of the city government, for which purpose he is empowered to operate a set of general accounts embracing all the financial transactions of the city and such subsidiary accounts and cost records as may be required by ordinance or by the city manager for purposes of administrative direction and financial control; to prescribe the forms of receipts, vouchers, bills, or claims to be filed by all departments and agencies of the city government; to examine and approve all contracts, orders, and other documents by which the city incurs financial obligations, having ascertained before approval that moneys have been duly appropriated and allotted to meet such obligations and will become available when the obligations have become due and payable and to audit and approve all bills, invoices, payrolls, and other evidences of claims, demands, or charges against the city government and to determine the regularity, legality, and correctness of such claims, demands or charges; to make monthly reports on all receipts and expenditures of the city government to the manager and to make monthly reports on funds, appropriations, allotments, encumbrances, and authorized payments, to the manager, and the office directly concerned; to inspect and audit any accounts or records of financial transactions which may be maintained in any department or agency of the city government apart from or subsidiary to the general accounts; and to perform such other duties pertaining to the financial records of the city government as the council may require by ordinance.

3. To collect, receive, have custody of, and disburse all taxes, licenses, fees, and other moneys belonging to the city government, subject to the provisions of this charter and ordinances enacted thereunder; to have custody of all investments, and invested funds of the city or in possession of the city in a fiduciary capacity, and to keep a record of such investments, and to have custody of all bonds and certificates of city indebtedness, including such bonds and certificates unissued or cancelled, and the receipt and delivery of city bonds and certificates for transfer, registration or exchange.

(1937, Ch. 532, § 44)

Sec. 47. Fiscal year.

The fiscal year of the city government shall begin on the first day of July and shall end on the last day of June. Such year shall constitute the budget year of the city government.
(1937, Ch. 532, § 45; Ord. No. 396, 10-19-59)

Sec. 48. Submission of budget.

At or before the first council meeting in April of each year, the manager shall submit to the council a budget for the ensuing fiscal year and an accompanying message.
(1937, Ch. 532, § 46; Char. Am. Res. No. 1969-6, 7-8-69)

Sec. 49. Budget message.

The manager's message shall explain the budget both in fiscal terms and in terms of the work programs. It shall outline the proposed financial policies of the city for the ensuing fiscal year, describe the important features of the budget, indicate any major changes from the current year in financial policies, expenditures, and revenues together with the reasons for such changes, summarize the city's debt position and include such other material as the manager deems desirable.
(1937, Ch. 532, § 47; Char. Am. Res. No. 1969-6, 7-8-69)

Sec. 49a. Budget.

The budget shall provide a complete financial plan of all city funds and activities for the ensuing fiscal year and, except as required by law or this charter, shall be in such form as the manager deems desirable or the council may require. In organizing the budget the manager shall utilize the most feasible combination of expenditure classification by fund, organization unit, program, purpose or activity, and object. It shall begin with a clear general summary of its contents; shall show in detail all estimated income, indicating the proposed property tax levy, and all proposed expenditures, including debt service, for the ensuing fiscal year; and shall be so arranged as to show comparative figures for actual and estimated income and expenditures of the current fiscal year and actual income and expenditures of the preceding fiscal year. It shall indicate in separate sections:

(1) Proposed expenditures for current operations during the ensuing fiscal year, detailed by offices, departments and agencies in terms of their respective work programs, and the method of financing such expenditures; and

(2) Proposed capital expenditures during the ensuing fiscal year, detailed by offices, departments and agencies when practicable, and the proposed method of financing each such capital expenditure.

The total of proposed expenditures shall not exceed the total of estimated income; and applied surplus, if any.
(Char. Am. Res. No. 1969-6, 7-8-69)

Sec. 50. Council action on budget.

(a) *Notice and hearing.* The council shall publish in one or more newspapers of general circulation in the city a notice stating:

(1) The times and places where copies of the message and budget are available for inspection by the public; and

(2) The time and place for a public hearing on the budget.

(b) *Amendment before adoption.* After the public hearing, the council may adopt the budget with or without amendment. In amending the budget, it may add or increase programs or amounts and may delete or decrease any programs or amounts, except expenditures required by law or for debt service or for estimated cash deficit, provided that no amendment to the budget shall increase the authorized expenditures to an amount greater than the total of estimated income or applied surplus, if any.

(c) *Adoption.* The council shall adopt the budget on or before the tenth day of June of the fiscal year currently ending.
(1937, Ch. 532, § 48; Ord. No. 396, 10-19-59; Char. Am. Res. No. 1969-6, 7-8-69; Char. Am. Res. No. 1973-2, § 1, 6-11-73; Char. Am. Res. No. 1975, § 1, 3-3-75)

Sec. 51. Appropriation ordinance.

Immediately upon adoption of the budget, the city council shall adopt an ordinance appropriating funds for the ensuing fiscal year. Funds shall be appropriated to each of the various departments, offices, agencies or functions in accordance with the adopted budget. The appropriation ordinance shall also include a summary of estimated income for the ensuing fiscal year in accordance with the adopted budget and shall levy all property and other taxes required to realize the income estimated.
(1937, Ch. 532, § 49; Char. Am. Res. No. 1969-7, 7-8-69)

Sec. 52. Amendments after adoption.

(a) Supplemental appropriations. If during the fiscal year the manager certifies that there are available for appropriation revenues in excess of those estimated in the budget, the council by ordinance may make supplemental appropriations for the year up to the amount of such excess.

(b) Emergency appropriations. To meet a public emergency affecting life, health, property or the public peace, the council may make emergency appropriations. Such appropriations shall be made by ordinance. To the extent that there are no available unappropriated revenues to meet such appropriations, the council may by such emergency ordinance authorize the issuance of tax anticipation notes.

(c) Transfer of appropriations. At any time during the fiscal year the manager may transfer part or all of any unencumbered appropriation balance among programs within a department, office or agency and the council may by resolution transfer part or all of any unencumbered appropriation balance from one (1) department, office or agency to another.

(d) Limitations; effective date. No appropriation for debt service may be reduced or transferred, and no appropriation may be reduced below any amount required by law to be appropriated or by more than the amount of the unencumbered balance thereof. A two-thirds (2/3) vote of all members of the city council shall be required for the authorization of supplemental and emergency appropriations and reduction or transfer of appropriations.
(1937, Ch. 532, § 50; 1939, Ch. 632; Char. Am. Res. No. 1969-7, 7-8-69)

Sec. 53. Expenditures.

No money shall be drawn from the treasury of the city, nor shall any obligation for the expenditure of money be incurred, except in pursuance of the annual appropriation ordinance or of such ordinance when changed as authorized by Section 52 of this charter. At the close of each fiscal year any unencumbered balance of an appropriation shall revert to the fund from which appropriated and shall be subject to re-appropriation; but appropriations may be made by the council, to be paid out of the income of the current year, in furtherance of improvements or other objects or works which will not be completed within such year, and any such appropriation shall continue in force until the purpose for which it was made shall have been accomplished or

abandoned. Council may establish an equipment fund to which annual appropriations may be made; such fund to consist of a separate cash account, together with an offsetting reserve, such fund to be used only for replacement of equipment or purchase of new equipment as may be necessary, and such fund may accumulate from year to year and not be considered surplus to be turned into the general fund.
(1937, Ch. 532, § 51; 1939, Ch. 632)

Sec. 54. Custody of moneys.

All moneys received by any office or agency of the city for or in connection with the business of the city government shall be paid promptly into the treasury and shall be deposited with financial institutions having accounts insured by the Federal Deposit Insurance Corporation or the Federal Savings and Loan Insurance Corporation or the Maryland Savings-Share Insurance Corporation. These financial institutions shall be designated by the manager, in accordance with regulations established by ordinance. Such financial institutions shall be subject to such requirements as to security for deposit and interest thereon by bond or otherwise, as may be established by ordinance. Funds not required to meet current obligations may be invested by the city manager and the city treasurer in short-term interest-bearing notes, bonds, or other obligations of the government of the United States of America or of the State of Maryland. All interest on moneys belonging to the city shall accrue to the benefit of the city government.

The provisions of this section shall not be applicable to the deposit and investment of moneys deferred under a contract through which the city agrees with any of its employees to defer, in whole or in part, such employee's compensation and interest earned thereupon and to participate in a deferred compensation plan as may be established by city ordinance, to the end that such moneys may be deposited and invested in accordance with the investment elections permitted under such a plan.
(1937, Ch. 532, § 52; Char. Am. Res. No. 1969-5, 7-8-69; Char. Am. Res. No. 1976-3, § 1, 5-17-76; Char. Am. Res. No. 1981-1, § 1, 2-2-81)

Sec. 55. Bonds--Issuance.

(a) Authorization. The city may issue bonds up to four percent of its assessed valuation (or if no assessment is made, up to four percent of the valuation made by the assessor of Prince George's County), for the purpose of paying for any property or public improvement which it may lawfully acquire or construct, to pay for any improvement the cost of which is to be assessed wholly or in part against abutting or benefitting property; but no such bonds shall be issued to pay current expenses.

(b) Bond ordinance. All bonds of the city shall be authorized by an ordinance which shall contain the following: (1) A statement of the public purpose upon which the proceeds of said bonds are to be expended; (2) Specific provision for the appropriation and disposal of the proceeds of sale of any such bond; (3) Specific provisions for the payment of the principal of any such bonds and the interest thereon, which such provisions shall specify the source or sources of payment and shall constitute a covenant binding the municipal corporation to provide the funds from such source or sources as and when said principal and interest shall be due and payable.

A complete and exact copy of the ordinance shall be posted in a public place or places within the boundaries of the city for thirty (30) days and shall be published at least once within ten (10) days of its passage in a newspaper of general circulation in the city.

(c) Bond referendum. An ordinance authorizing a bond issue shall be submitted to the voters at either the next regular municipal general election or at a special election at the discretion of the city council. In the event a special election is designated, it shall be held within a period of not less than forty (40) days nor more than sixty (60) days after the final passage of the resolution providing for the referendum. The resolution providing for the referendum shall specify the exact wording which is to be placed on the ballots or voting machines when the question is submitted to the voters of the city and shall include the amount of the bond issue and the purpose for which the bond monies are to be used. If a majority of the qualified electors voting on the issue approve the bond issue, the ordinance authorizing the issuance of bonds shall take effect immediately. Provided, however, that any ordinance authorizing a bond issue for the purpose of providing a public improvement shall not be required to be submitted to referendum but shall become effective ten (10) days after passage if the ordinance provides for the payment of half the cost or more of principal and interest from monies anticipated to be realized from the levying of special assessments or the levying of a tax upon property lying within a duly created special taxing district even though the full faith and credit of the city may be pledged to the redemption of such bonds as well as such special assessments and taxes.

(d) Sale of bonds. Upon an ordinance authorizing the issuance of bonds becoming effective, the city manager shall prepare notices soliciting bids for the purchase of said bonds, which notice shall set forth the date, place, and time for receiving and opening bids and a brief description of the purpose or purposes for which said bonds are to be issued, a brief description of the denominations, maturities, terms and conditions of said bonds, a statement of the rate or rates of interest to be borne by said bonds, or the manner of determining same and a reference to the resolution authorizing the same. Said notice of sale may also require prospective purchasers to submit bids on specified forms and to accompany their bids with good faith deposits in specified amounts, may make appropriate provisions for approval of the legality of such bonds, and may contain a financial statement of the city. Public notice of the taking of bids shall be made at least twenty (20) days prior to the final date for receiving such bids.

Upon the receiving of bids and their review, the city council shall award the issuance of the bonds to the responsible bidder whose bid results in the lowest net interest cost to the city, to be determined by computing the total interest on all the bonds to their total maturities and deducting therefrom the premium bid, if any. Such an award shall be made by ordinance and such ordinance shall include the complete form of said bonds, the place or places and time or times of payment thereof, the rate or rates of interest payable thereon, the title of the officials whose signatures are affixed to or imprinted on such bonds, the authority for the issuance thereof, and the taxes or any special revenues from which the principal and interest on said bonds will be payable.

(e) Sale of bonds by negotiation. When, after a bond issue has been approved, it is determined that it is in the best interests to negotiate the sale of bonds in lieu of taking bids, the city council may waive the bidding procedures by a vote of not less than two-thirds (2/3) of its members. Upon the waiver of bidding procedures and the completion of negotiations, the city council shall award the issuance of the bonds by ordinance and such ordinance shall include the complete form of said bonds, the place or places and time or times of payment thereof, the rate or rates of interest payable thereon, the title of the officials whose signatures are affixed to or imprinted on such bonds, the authority for the issuance thereof, and the taxes or any special revenues from which the principal and interest on said bonds will be payable.

(1937, Ch. 532, § 53; Char. Am. Res. No. 119, 6-6-67; Char. Am. Res. No. 1971-2, § 1, 4-5-71; Char. Am. Res. No. 2002-1, § 3, 1-28-02)

Editors Note: Charter Amendment Res. No. 2002-1, § 3, adopted Jan. 28, 2002, repealed Charter § 55.(a), in its entirety and enacted new provisions to read as herein set out.

Sec. 56. Same--Anticipatory loans.

At any time after a bond ordinance has taken effect, the city may borrow money for the purposes for which bonds are to be issued, in anticipation of the receipts of the proceeds of the sale of the bonds, and within the maximum authorized amount of the bond issue. Such loans shall be due and payable not later than three (3) years after the time of taking effect of the ordinance authorizing the bonds upon which they are predicated, but the limits of the life of the bonds, as prescribed in the preceding sections, shall be construed to include the term of such temporary loan.
(1937, Ch. 532, § 54)

Sec. 57. Tax anticipation notes.

The council may by ordinance authorize the issuance of notes or other evidences of indebtedness in anticipation of the collection of taxes or of special assessments, or of other revenues. Such notes or other evidences of indebtedness shall have and possess all the attributes of negotiable instruments and shall constitute pledges of the faith and credit of the city to the prompt payment, from the tax and other revenues described in the enabling ordinance, of the principal of and interest on said notes when due. Such notes or other evidences of indebtedness may be sold by bid or private negotiation. No tax anticipation notes or other evidences of indebtedness shall be issued which shall mature later than eighteen (18) months from their respective dates of issue.
(1937, Ch. 532, § 55; Char. Am. Res. No. 1969-4, 7-8-69; Char. Am. Res. No. 1971-1, § 1, 1-11-71)

Sec. 58. Revenue bond financing.

(a) *Findings.* The following legislative findings are made:

(1) The existing stock of housing in the City of Greenbelt, Maryland (the "city") is a valuable asset that must be maintained and where necessary, rehabilitated in order to provide decent, safe and sanitary housing for the present and future residents of the city.

(2) Rehabilitation of residential structures to reduce the use of heating oil, natural gas, coal and other vital natural resources is in the best interest of the city and the country.

(3) The existing stock of nonresidential structures in the city is likewise a value asset which should not be allowed to deteriorate or sit vacant. Rehabilitation of nonresidential structures increases the tax base of the city, provides temporary and permanent employment and improves the economy of the city as a whole.

(4) Many rehabilitation projects are economically feasible only if low or lower interest rates are made available for the use of the particular project. The lack of authority to issue revenue bonds to provide low-interest financing for such projects has adversely affected the economy of the city.

(b) *Purpose.* It is the declared legislative purpose to aid in the rehabilitation of existing structures and buildings in the city by making available the use of revenue bond financing to assist such projects.

(c) *Definitions.* As used in this section:

(1) *Bonds* means and shall include bonds, notes or other evidences of obligations.

(2) *City* means the City of Greenbelt, Maryland, a body corporate of the State of Maryland.

(3) *Council* means the council of the city created by Section 4 of this charter.

(4) *Project* means one (1) or more existing buildings or structures, or portions thereof, used or intended to be used for residential, commercial, industrial or recreational uses, or any combination thereof, together with all facilities necessary or desirable therefor, and any land or interest in land necessary or desirable for the building or structure;

(5) *Security* shall mean and include such items of security as are provided in connection with a particular issue of bonds and as are authorized in subsection (f)(1).

(d) *Authorization.* The city may borrow money to assist in the financing of projects by issuing revenue bonds (including refunding bonds) in any manner deemed appropriate by the council.

(e) *Procedure.* Bonds shall be issued pursuant to an ordinance of the city without the necessity of submitting the question of each issuance to the voters of the city for approval or disapproval. The ordinance shall contain a description of the project to be financed, the amount of bonds to be issued, the rate or rates of interest the bonds are to bear, or the method of determining such rate or rates, the manner or method of issuing and selling (including negotiated as well as competitive bid sale) and such other provisions not inconsistent with this section as shall be determined by the council to be necessary or desirable to effect the financing of the project.

(f) *Form, term and provisions.*

(1) The bonds may be secured by and payable, as to principal and interest, from a pledge of the revenues from or arising in connection with:

(i) The project;

(ii) Any contracts, mortgages or other securities purchased, acquired or provided in connection with the financing of the project; or

(iii) Any combination thereof.

The bonds may also be secured by and payable from the proceeds of private or governmental mortgage insurance, casualty and special hazard insurance and any other security deemed appropriate by the council.

(2) The bonds may be issued to bear interest, payable either annually or semiannually or otherwise, and may be executed, issued and delivered at any time or from time to time, may be in such form

and denominations, may be of such tenor, may be payable in such amounts at such times not exceeding forty (40) years from date thereof and at such place or places as the council determines.

(3) The bonds may provide that they or any of them may be called for redemption at the option of the city prior to maturity at a price or prices and under such terms and conditions as may be fixed by the council before issuing the bonds.

(4) In accordance with Section 35 of Article 23A of the Annotated Code of Maryland, the principal amount of the bonds and the interest payable thereon shall be and remain exempt from taxation by the State of Maryland and by any county, municipal corporation or other political subdivision of the state.

(5) Bonds issued pursuant to this section shall be negotiable and may be in coupon form or registrable as to principal alone or as to both principal and interest.

(6) The bonds shall be signed by the mayor, and the seal of the city shall be affixed thereto, attested by the clerk. If any officer whose signature or countersignature appears on the bonds or coupons ceases to be such officer before delivery of the bonds, his signature or countersignature shall nevertheless be valid and sufficient for all purposes the same as if he had remained in office until delivery.

(7) The bonds shall be sold in such manner, either at public or private sale, and upon such terms as the council deems best. Bonds issued under this section are not subject to the provisions of Sections 9, 10 and 11 of Article 31 of the Annotated Code of Maryland.

(8) All moneys received from the bonds shall be applied:

(i) To the payment of all costs of issuance, including printing, engraving, legal, accounting, placement and underwriting fees and expenses;

(ii) To the financing of the project, whether structured as a lease, a loan, an installment sale, a sale with subsequent lease or any combination thereof

(iii) To establish debt service reserve funds; or

(iv) To advance the payment of interest during the first three (3) years following the date of issuance of the bonds.

(g) *Express limitations.* The bonds and interest thereon shall be limited obligations of the city, the principal of and interest on which shall be payable solely from the revenue derived from the project, mortgage insurance, casualty or special hazard insurance or other insurance, condemnation proceeds, or other revenues derived from the project; the financing documents or relating to the financing. Neither the bonds nor interest coupons issued under this section shall ever:

(1) Constitute an indebtedness or a charge against the general credit or taxing powers of the city

within the meanings of any constitution or charter provision or statutory limitation; or

(2) Constitute or give rise to any pecuniary liability of the city.

On the advice of counsel, it may be plainly stated on the face of each bond that it has been issued under the provisions of this section and that it does not constitute an indebtedness to which the faith and credit of the city is pledged.

(h) *Trust arrangements.*

(1) Bonds authorized to be issued under the provisions of this section by an ordinance of the city may be secured by a trust agreement by and between the city and a corporate trustee, which may be any trust company, or bank having trust powers, within or without the state. The ordinance may:

(i) Approve the form of the trust agreement; or

(ii) Provide that counterparts of that ordinance may be executed by the appropriate parties so as to constitute a trust agreement.

The trust agreement, or the authorizing ordinance, may pledge or assign all or any part of the security. Any such trust agreement or ordinance authorizing the issuance of bonds may contain whatever provisions for the protection and enforcement of the rights and remedies of the bondholders as may be deemed reasonable and proper. The trust agreement may set forth the rights and remedies of the bondholders or the trustee and may restrict the individual right of action by bondholders. In addition to the foregoing, the trust agreement may contain whatever other provisions the council deems reasonable and proper for the security of the bondholders. All expenses incurred in carrying out the provisions of the trust agreement or ordinance may be treated as part of the cost of financing a project.

(2) Any holder of bonds issued under this section or of any of the coupons appertaining to those bonds, and the trustee, except to the extent the rights herein given may be restricted by the trust agreement, either at law or in equity, by suit, action, mandamus or other proceedings, may protect and enforce any and all rights under the laws of this state or granted hereunder or in the ordinance authorizing the issuance of the bonds or under the trust agreement, and may enforce and compel the performance of all duties required by this section or in the ordinance authorizing the issuance of the bonds, or by the trust agreement to be performed by the city or by any officer thereof.

(i) *Refundings.* The city may issue new bonds to provide funds for the payment of any outstanding bonds. In accordance with the procedure prescribed by this section, the new bonds shall be secured to the same extent and shall have the same source of payment as the bonds refunded.

(j) *General.* Any financing under this section may provide for such security, documents, agreements, provisions and other matters as the council may deem necessary or appropriate to effect the financing of the project. A transaction under this section shall in no event constitute a capital project within the

meaning of any charter or statutory provision. Such financing transaction shall be authorized by ordinance without any referendum or other procedure not applicable to all ordinances enacted by the city. The provisions of Section 55 shall not be applicable to revenue bonds issued pursuant to this Section 58.
(Char. Am. Res. No. 1979-3, § 1, 6-11-79)

Sec. 58A. Financing acquisition of historic district property.

(a) The city may from time to time borrow money and incur indebtedness for the purpose of financing or refinancing the acquisition of real property, including any interest therein or appurtenant thereto, located within the greenbelt historic district as listed on the national register of historic places, such property to be acquired for use as parks, open space and/or the preservation of the city's historic greenbelt.

(b) An ordinance authorizing indebtedness to be incurred by the city pursuant to this section may provide for such indebtedness to be secured by a mortgage, deed or trust, or other security instrument creating a lien on the property acquired, in whole or in part, with the money borrowed.

(c) The powers conferred by this section are additional and supplemental to the borrowing powers granted to the city elsewhere in this charter and by general law. The provisions of Section 55 shall not be applicable to indebtedness incurred.
(Char. Am. Res. No. 1989-2, § 1, 12-4-89)

Sec. 59. Contracts over one year.

Contracts involving the payment of money out of the appropriations of more than one (1) year shall be made only by ordinance, and shall not extend for a period of more than ten (10) years; provided that a mortgage contract with the State of Maryland relating to the construction and operation of a federally subsidized housing project for elderly persons may extend for a period of more than forty (40) years. No ordinance for such a contract shall be valid unless notice of the intention to pass the same was published in a daily newspaper of general circulation within the city or posted in the community hall at least ten (10) days before its passage by council.
(Char. Am. Res. No. 1976-2, § 1, 5-3-76)

Sec. 60. Audits.

Each fiscal year an independent audit shall be made of all accounts of the city government by qualified public accountants, selected by the council, who have no personal interest directly or indirectly in the financial affairs of the city government or of any of its officers. The results of this audit shall be published immediately upon its completion. If an audit is required to be made by state officials under the provisions of state law for the inspection and audit of municipal accounts, the council may accept such audit by the state as fulfilling the requirements of this section.
(1937, Ch. 532, § 58; Char. Am. Res. No. 96, 8-2-66)

DEPARTMENT OF PUBLIC SAFETY

Sec. 61. Duties of director.

The director of public safety shall be head of the department of public safety and shall be in charge of preserving peace and good order, controlling and maintaining fire protection and performing such other duties as may be prescribed by ordinance.
(1937, Ch. 532, § 59)

Sec. 62. Police.

It shall be the duty of all policemen employed in the department of public safety to preserve the peace and good order of the city, to arrest without warrant and to take before a justice of the peace, any person found violating any ordinance, resolution or regulation of the city or any law of this state, or on warrant issued on complaint, to arrest any person charged with a violation of any ordinance, resolution or regulations of the city or any law of this state, and to take him before a justice of the peace to be dealt with according to law and, whenever necessary, to place an offender in the city jail until such time as his trial may be held. For the purposes stated in this section, said policemen and the director of the department of public safety are hereby vested with the same powers as are now possessed by constables under the laws of this state but shall receive as fees only the annual compensation fixed by the council.
(1937, Ch. 532, § 60)

TAXES

Sec. 63. Tax procedure.

The following procedures shall govern the exercise of the taxing power granted to the council of Greenbelt by Section 3(1) of this charter:

1. *Assessment.* The assessment of taxable real and personal property located within the corporate limits of the city made by the Prince George's County Supervisor of Assessments and the state department of assessments and taxation shall be used as the basis for taxation by the Council of Greenbelt.

2. *Date of finality.* The date of finality, semiannual date, and quarterly date of finality for the making of assessments for a taxable year shall be as prescribed by the laws of Maryland.

3. *Levy.* The annual tax levy shall be made by the council within the time prescribed by the laws of Maryland.

4. *Tax year.* The tax year shall be as prescribed by the laws of Maryland.

5. *Tax roll.* Each year as soon after the date of finality as practicable and before taxes become due and payable in each year, the city treasurer shall prepare the tax roll showing the assessed valuation of all real or personal property subject to taxation in the City of Greenbelt, Maryland; such tax roll shall contain a full list of all such real estate and improvements thereon as the same has been valued and assessed, with the owners thereof, the location and description of each piece or parcel of ground so assessed and valued, and shall contain also an alphabetical list of all persons to whom personal property has been assessed, with the amounts of such assessments. The tax roll shall be reviewed as necessary to reflect those changes made by the county

supervisor of assessments or state departments of assessments and taxation.

The council shall determine and certify to the city treasurer the rate or rates of taxation applicable to the several classes of property contained in said tax roll.

3. *Collection.* The city treasurer shall then extend the taxes against the taxable property on the tax roll in accordance with the rates certified by the council. The city treasurer shall collect the city taxes, and for the purpose of collecting such city taxes and special assessments, all provisions, rights and remedies now existing or which may hereafter be provided under any general law with reference to municipal taxes are hereby made available to the City Treasurer of Greenbelt.

4. *When taxes payable.* All ordinary city taxes shall be due and payable as prescribed by the laws of Maryland.

5. *Tax sales; purchase by city.* Sales of real or personal property for nonpayment of taxes shall be held in accordance with the laws of Maryland. However, the city may bid at any sale of property for taxes, and may purchase any property offered at such sale.

(1937, Ch. 532, § 61; 1939, Ch. 632; 1941, Ch. 595; 1949, Ch. 583; Res. No. 6, 2-19-62; Char. Am. Res. No. 1975-2, § 1, 3-17-75; Char. Am. Res. No. 1975-5, § 1, 5-5-75; Char. Am. Res. No. 1976-4, § 1, 5-17-76)

Sec. 64. Special assessments.

The council may levy and collect special assessments for benefits conferred. The method and procedure for determining the amount to be assessed, the spread and apportionment of the amounts to be assessed, and the boundary and location of the property, lots, district or area to be assessed, for the making and approval of the plans and specifications, for the notices to property owners and other interested parties, for the hearings, for the compensation, organization and procedure of boards or revision or appraisal, for the levy and collection of the assessment and for any and all other determinations, steps, measures, resolutions, ordinances, and actions in relation to the assessment, shall be governed by the provisions of a general ordinance setting forth such method and procedure, which general ordinance may be enacted by the council and shall be subject to amendment or repeal.

(1937, Ch. 532, § 63)

PUBLIC UTILITIES

Sec. 65. Franchises.

All public utility franchises and all renewals, extensions and amendments thereof shall be granted or made only by ordinance; no such proposed ordinance shall be adopted until it has been printed in full and until a printed report containing recommendations thereon shall have been made to the council by the city manager, until adequate public hearings have thereafter been held on such ordinance and until at least two (2) weeks after its official publication in final form have elapsed.

(1937, Ch. 532, § 64)

Sec. 66. Permits.

Permits revocable at the will of the council for minor or temporary public utility privileges may be granted and revoked by the council from time to time; and such permits shall not be deemed to be franchises as the term is used in this charter.
(1937, Ch. 532, § 65)

Sec. 67. Accounts.

Accounts shall be kept for each public utility owned or operated by the city, in such manner as to show the true and complete financial results of such city ownership and operation.
(1937, Ch. 532, § 66)

MISCELLANEOUS PROVISIONS

Sec. 68. Records open to inspection.

All records and accounts of every office and agency of the city shall be open to inspection by any citizen or by any representative of the press at all reasonable times and under reasonable regulations established by the city manager, except records and documents the disclosure of which would tend to defeat the lawful purpose which they are intended to accomplish.
(1937, Ch. 532, § 67)

Sec. 69. Personal interests.

Any council member, city officer, or employee who has a substantial financial interest, direct or indirect, or by reason of ownership of stock in any corporation, in any contract with the city, or in the sale of any land, material, supplies, or services to the city or to a contractor supplying the city, shall make known that interest and shall refrain from voting upon or otherwise participating in his capacity as a city officer or employee in the making of such sale or in the making or performance of such contract. The council, by ordinance, may establish additional procedures for the periodic filing of reports disclosing financial interests of council members and the city manager. Any council member, city officer, or employee who willfully conceals such a substantial financial interest, or willfully fails to report such financial information as may be required by ordinance, or willfully violates the requirement of this section, shall be guilty of malfeasance in office or position and shall forfeit his office or position. Violation of this section with the knowledge, expressed or implied, of the person or corporation contracting with or making a sale to the city shall render the contract or sale voidable by the city manager or the city council.
(1937, Ch. 532, § 68; Char. Am. Res. No. 1973-4, § 1, 8-13-73)

Sec. 70. Surety bonds.

The treasurer, the city manager, and such other officers or employees as the council may by general ordinance require so to do, shall give bond in such amount and with such surety as may be approved by the council. The premiums on such bonds shall be paid by the city.
(1937, Ch. 532, § 69)

Sec. 71. Oath of office.

Every officer and councilman of the city shall, before entering upon the duties of his office take and subscribe to the following oath or affirmation, to be made before the retiring mayor, or retiring mayor pro tem, a signed copy to be filed and kept in the office of the city clerk:

> "I swear (or affirm) that I will support the Constitution of the United States, and that I will be faithful and bear true allegiance to the State of Maryland and support the Constitution and laws thereof; and that I will, to the best of my skill and judgment diligently and faithfully, without partiality or prejudice, execute the office of according to the Constitution and laws of this state."

The mayor shall take the same oath before the clerk of the circuit court for Prince George's County, or before one of his sworn deputies.
(1937, Ch. 532, § 70)

Sec. 72. Legal defense of city officials and employees.

The city may provide for proper legal defense of its officials and employees when they are parties to suits arising from the lawful performance of their official duties. The city solicitor may be used in this defense or the city council may provide special legal counsel when it would not be appropriate or convenient for the city solicitor to conduct the defense. The city council may appropriate funds to defray the costs of any such special legal defense, including the costs of insurance policies or other programs offering such protection.
(Char. Am. Res. No. 1977-3, § 1, 3-7-77)

Sec. 73. Elderly housing enterprise.

The elderly housing facility owned by the city shall be operated as a separate enterprise of the city government. The city council shall serve as the board of directors and may adopt such regulations as may be necessary to govern its operation. The city manager shall serve as general manager and shall be authorized to enter into such contracts and undertake such administrative actions as may be necessary to assure the efficient operation of the facility and the wellbeing of its residents. The city treasurer shall serve as comptroller and chief fiscal officer and shall administer such accounts as may be placed under city control and provide continuing review of such accounts as may be administered by others. The council may contract for the management operations of the facility and may delegate to the contract manager such responsibilities as it may deem appropriate. This enterprise as relates to operations supported by revenues realized by the enterprise operation shall not be subject to the provisions of this charter relating to budgeting, appropriations, personnel or purchasing; provided, however, that council shall establish such regulations as it may deem appropriate to regulate the operation in the absence of these charter provisions; and further provided that the operation of this facility shall comply with all regulations of the Maryland Community Development Administration and the United States Department of Housing and Urban Development.
(Char. Am. Res. No. 1979-1, § 1, 1-8-79)

Sec. 74. Separability.

Notwithstanding any other evidence of the legislative intent, it is hereby declared to be the legislative intent that if any provision of this subtitle, or the application thereof to any person or circumstances, is held invalid, the remainder of the subtitle and the application of such provision to other persons or circumstances shall not be effected [affected] thereby.

(1937, Ch. 532, § 71; Char. Am. Res. No. 1977-3, § 1, 3-7-77; Char. Am. Res. No. 1979-1, § 1, 1-8-79)
4898-1476-0315, v. 14924-9393-7275, v. 1

Status	Date Introudced	Bill Number	Type of Legislation	Bill Title	Sponsor	Bill Summary	Link to Bill	Pros	Cons	Notes	Effective Date	Link to Bill 2	Fiscal Note
Passed	1/9/26	CR-001-2026	Resolution	A RESOLUTION CONCERNING	County Council	for the purpose of approving a	https://princegeorgescountymd.legist	Makes it easier to spend out money	Less transparency			https://princegeorgescounty	
Adopted	1/27/26	CR-002-026		A RESOLUTION CONCERNING IMPROVING POLICE AND DRIVER INTERACTIONS DURING TRAFFIC STOPS	Oriadaha & Burroughs	for the purpose of extending the deadline established in CR-077-2025 for submission of the driver handbook concerning police and driver interactions during traffic stops; providing for an additional sixty (60) days to complete the handbook	https://princegeorgescountymd.legistar.com/LegislationDetail.aspx?ID=7863378&GUID=CD5C8B3C-F86C-4409-87F2-F9AFF364E759&Options=&Search=	There is more time needed to finish the drivere handbook				https://princegeorgescountymd.legistar.com/View.ashx?M=F&ID=15131236&GUID=83DF3E4C-1C98-4042-A886-0D62B54A6520	
Adopted	1/27/26	CR-003-2026	Resolution	Amending Westphalia Sector Plan	Blegay	A RESOLUTION CONCERNING THE 2007 APPROVED WESTPHALIA SECTOR PLAN AND SECTIONAL MAP AMENDMENT for the purpose of terminating a major amendment to the 2007 Approved Westphalia Sector Plan (2007 Sector Plan), which covers a portion of Planning Area 78 of the Maryland-Washington Regional District in Prince George's County, Maryland, and terminating a concurrent sectional map amendment for the project pursuant to Part 3 of the Zoning Ordinance.	https://princegeorgescountymd.legistar.com/LegislationDetail.aspx?ID=7859530&GUID=10AAC1BF-48ED-4A8D-AC09-0E108E078E03&Options=ID%7CText%7C&Search=						

Referred to Government Operations Comm - Meeting 2/12	1/27/26	CB-001-20026	Council Bill	AN ACT CONCERNING COUNTY EQUITY PARTICIPATION AUTHORITY ACT	Oriadaha	for the purpose of authorizing Prince George's County to acquire, hold, and manage equity interests in development projects; requiring the development of a County Equity Participation Action Plan; establishing mechanisms for County co-ownership through special purpose entities; limiting County financial exposure; requiring Council approval and transparency; and generally relating to public investment and economic development.	https://princegeorgescountymd.legistar.com/gateway.aspx?M=F&ID=8548336b-2e9e-4659-96a8-9e7b04d57d5b.docx						
Introduced	2/3/26	CR-004-2026	Resolution	A RESOLUTION CONCERNING COUNTY COUNCIL RULES OF PROCEDURE	Oridaha	Changes the name of the Committee from Health, Human Services and Public Safety to Public Safety and Health and Human	https://princegeorgescountymd.legistar.com/View.ashx?M=F&ID=15156233&GUID=019D3CB1-CE98-4769-B14B-8BF2149FA755	Emphasizing importance of public safety					
Voted out of Committee	2/3/26	CR-005-2026	Resolution	A RESOLUTION CONCERNING COMMON OWNERSHIP COMMUNITIES PROGRAM RULES AND REGULATIONS PROMULGATION for the purpose of the County Council's promulgation of rules and regulations governing the implementation and administration of the Common Ownershi	Oridaha		https://princegeorgescountymd.legistar.com/View.ashx?M=F&ID=15169413&GUID=4543F9BC-C0DD-412C-ADCF-A1613C38D75E	**Issues in HOAs about 1) getting information in a timely manner; 2) members can't get copy of by-laws and/or charged a lot of money for getting information; 3) many times an officer doesn't live in the community; 4) issues about reserves being depleted and people not knowing about it.**	**1) burden on smaller HOAS; 2) requirements are cumbersome; 3) people need to be trained but it is often hard to get people to serve as officers of the HOAs**				

Referredto HHSPS	2/2/26	CB -002-2026	Bill	AN ACT CONCERNING MISSING PERSONS WITHIN THE COUNTY-DACARA ROSE'S LAW	Fisher	for the purpose of prohibiting any mandatory waiting period before taking a missing person report; requiring prompt acceptance of missing person reports; requiring public-facing notice that no waiting period is imposed; providing for implementation by written policy;	https://princegeorgescountymd.legistar.com/View.ashx?M=F&ID=15156807&GUID=915F7487-6769-470B-ADE3-81087FFA225C https://princegeorgescountymd.legistar.com/View.ashx?M=F&ID=15169414&GUID=BB335B23-A8B3-4C39-BE5D-CFAFC1483077	aims to eliminate wait times for reporting missing persons, specifically addressing disparities for Black women and girls.		\			
Referred to TIEE Committee	2/9/26	CB-003-2026	Bill	AN ACT CONCERNING ILLEGAL VENDING PENALTIES AND REMOVAL OF GOODS	Fisher	for the purpose of strengthening enforcement against unlawful sidewalk and right-of-way vending within the County; prompting immediate removal of goods when vendors fail to comply; and increasing penalties for illegal vending.	https://princegeorgescountymd.legistar.com/gateway.aspx?m=l&id=/matter.aspx?key=18648						
Referred to TIEE Committee	2/10/26	CR-6-2026	Resolution	A RESOLUTION CONCERNING THE PRINCE GEORGE'S COUNTY STREET VENDING PILOT PROGRAM	Fisher	for the purpose of encouraging the Department of Permitting Inspection and enforcement, Economic Development Corporation and Health Department to develop a comprehensive program on certain streets in Prince George's County where street vending is allowed and a more streamlined process following health concerns for street foods	https://princegeorgescountymd.legistar.com/View.ashx?M=F&ID=15172736&GUID=03CD31CF-6D0E-4953-A024-09E53075E4AF						

Adopted	2/10/26	CR-007-2006	Resolution	A RESOLUTION CONCERNING DMV MOVES REGIONAL TRANSIT INVESTMENT AND ACTION PLAN	Olsen	For the Purpose of endorsing the DMV Moves Regional Transit Investment and action Plan ("DMV Moves Plan") and supports its vision for areliable, integrated and financially sustainable investment plan							
Referred to GOFP	2/17/26	CB-004-2026	Bill	AN ACT CONCERNING THE ISSUANCE AND SALE OF GENERAL OBLIGATION BONDS AND GENERAL OBLIGATION STORMWATER MANAGEMENT BONDS	Chair on Behalf of the County Executive								
Draft - Referrred to COW	2/17/26	CB-005-2026	Bill	AN ACT CONCERNING INDIVIDUALS NOT ELIGIBLE FOR COUNTY EMPLOYMENT	Dernoga and Oriadha	This bill will prohibit the filling of positions in the County classified service and exempt service with candidates who were employed by the U.S. Customs and Border Protection or U.S. Immigration and Customs Enforcement after June 30, 2025.	https://princegeorgescountymd.legistar.com/gateway.aspx?M=F&ID=e7394612-763d-472a-831d-844c702abd02.docx						
Draft - Referrred to COW	2/17/26	CB-06-2026	Bill	AN EMERGENCY ACT CONCERNING IMMIGRATION ENFORCEMENT GUIDANCE	Olson and Oriadha	This bill would limit access to certain areas for immigration enforcement, subject to certain conditions. It would also require the County Executive to develop and publish certain guidance related to immigration enforcement action at County facilities, and require the development of signage templates for private use	https://princegeorgescountymd.legistar.com/gateway.aspx?M=F&ID=7c942e21-fd0e-4748-bbae-57d02b36bafd.docx						

Draft - Referrred to COW	2/17/26	CB-007-2026	Bill	AN EMERGENCY ACT CONCERNING RESIDENT KIDNAPPING PROTECTION ACT	Oriadha and Olson	This emergency bill would expressly provide that County residents may call for Prince George's County Police Department verification of the identity and authority of persons engaging in immigration enforcement activity and require a certain police response. It would also require the Police Chief to do public outreach about this service and report to the Council quarterly on calls for this service	https://princegeorgescountymd.legistar.com/gateway.aspx?M=F&ID=69b491bb-5580-409a-8eb6-4f1935cbb405.pdf						
Referred to Committee of the Whole		CB-008-2026	Bill	AN EMERGENCY ACT CONCERNING PROHIBITION ON FACIAL COVERINGS FOR LAW ENFORCEMENT	Olson and Oriadha, Blegay,Denoga, Ivey	emergency act intended to ensure that law enforcement officers interacting with the public in Prince George's County are easily identifiable and transparent while performing their duties. The County Council has determined that there is a public emergency and this emergency act shall address this public emergency. This bill would generally prohibit officers from wearing face coverings that hide their identity during routine public interactions. Clear exceptions are included for situations where	https://princegeorgescountymd.legistar.com/gateway.aspx?M=F&ID=3f50f8c9-2b3b-4acc-a27a-3957fda1cb2a.docx						

Draft and Referral to Committee of the Whole	2/17/26	CB-009-2026	Resolution	A RESOLUTION CONCERNING PROTECTING ALL COUNTY PUBLIC SPACES	Oriadha, Fisher, Olson, Deboga, Ivey, Adams Blegay	This resolution would direct that the County partner with a local non-profit entity to develop a roster of all County residents believed to be in Immigration and Customs Enforcement (ICE) custody. Funding for the partnership would come from the Non-Departmental fund of the County budget	https://princegeorgescountymd.legistar.com/gateway.aspx?M=F&ID=dfc44510-324c-4ed7-84d4-03db498407b7.docx						

County Council Report for Greenbelt by Perez Team – Feb 20, 2026

- **Resolution on Common Ownership Communities Programs Rules and Regulations – CR-005-2025**
  - Planning, Housing and Economic Development discussed the legislation on 2/19, and it was voted out of committee without dissent though with amendments.
  - A similar bill CR-085-2025 had been introduced, discussed, amended and worked on so this new bill seems to be a result of these discussions.
  - Pros: issues in HOAs about 1) getting information in a timely manner; 2) members can't get copy of by-laws and/or charged a lot of money for getting information; 3) many times an officer doesn't live in the community; 4) issues about reserves being depleted and people not knowing about it.
  - Cons: presented by officers of the Commission on Common Ownership Communities: 1) burden on smaller HOAS; 2) requirements are cumbersome; 3) people need to be trained but it is often hard to get people to serve as officers of the HOAs
- **New Resolutions and Bills Regarding Immigration Issues**
  - **All these resolutions and bills were referred the Committee of the Whole which will be held on Feb 24th.**
  - **County Exec and Council Chair had a press conference on this issue on 2/19.**
  - **CB-005-2026 AN ACT CONCERNING INDIVIDUALS NOT ELIGIBLE FOR COUNTY EMPLOYMENT**
    - This bill will prohibit the filling of positions in the County classified service and exempt service with candidates who were employed by the U.S. Customs and Border Protection or U.S. Immigration and Customs Enforcement after June 30, 2025.
  - **CB-006-2026 AN EMERGENCY ACT CONCERNING IMMIGRATION ENFORCEMENT GUIDANCE**
    - This bill would limit access to certain areas for immigration enforcement, subject to certain conditions. It would also require the County Executive to develop and publish certain guidance related to immigration enforcement action at County facilities and require the development of signage templates for private use.
  - **CB-007-2026** AN EMERGENCY ACT CONCERNING RESIDENT KIDNAPPING PROTECTION ACT
    - This emergency bill would expressly provide that County residents may call for Prince George's County Police Department verification of

the identity and authority of persons engaging in immigration enforcement activity and require a certain police response. It would also require the Police Chief to do public outreach about this service and report to the Council quarterly on calls for this service.

- **CB-008-2026** AN EMERGENCY ACT CONCERNING PROHIBITION ON FACIAL COVERINGS FOR LAW ENFORCEMENT
  - This is an emergency act intended to ensure that law enforcement officers interacting with the public in Prince George's County are easily identifiable and transparent while performing their duties. The County Council has determined that there is a public emergency, and this emergency act shall address this public emergency. This bill would generally prohibit officers from wearing face coverings that hide their identity during routine public interactions. Clear exceptions are included for situations where masks are necessary for safety and effectiveness, such as undercover work, SWAT operations, medical protection, or hazardous conditions. The goal is to prevent impersonation and promote accountability with all law enforcement officials operating in Prince George's County
- **CR-008-2026** A RESOLUTION CONCERNING PROTECTING ALL COUNTY PUBLIC SPACES
  - This resolution would direct that the County partner with a local non-profit entity to develop a roster of all County residents believed to be in Immigration and Customs Enforcement (ICE) custody. Funding for the partnership would come from the non-departmental fund of the County budget.
- **CR-009-2026** A RESOLUTION CONCERNING ACCOUNTING OF ICE DETAINEES IN PRINCE GEORGE'S COUNTY
  - This resolution would direct the County partner with a local non-profit entity to develop a roster of all County residents believed to be in Immigration and Customs Enforcement (ICE) custody. Funding for the partnership would come from the non-departmental fund of the County budget.

Public Hearing on Prince George's Master Plan of Transportation

Website: pgplan.org

Hearing: **Tuesday March 24 at 6 PM**

Wayne Curry Administration Building at 6 PM

TO: City Council

From: Josue Salmeron, City Manager
Tim George, Assistant City Manager

Date: February 20, 2026

RE: Weekly Legislative Update

Attached to this memo is the summary table of MGA legislation, updated with the Carrington Week 6 legislative report. The top section table presents bills that Council has already voted to support, oppose or take no position. The next section of the table shows the bills that Carrington & Associates are recommending the City of Greenbelt support. Council direction of Support, Oppose or No Position is sought.

Also provided below and attached to this memo is an update from LA Perez regarding important County legislation.

Key General Assembly Bills

HB0950, Public Utilities - Street Lighting Equipment - Acquisitions and Reporting (County and Municipal Street Lighting Investment Act). Finding that local governments pay electric companies large sums to light streets and are limited in how this public safety resource can be managed, the Act authorizes certain counties or municipalities to acquire certain street lighting equipment by purchase or condemnation, convert its street lighting service to a customer-owned street lighting tariff, enter into an agreement to purchase electricity, and contract with an electric company for the maintenance of the street lighting equipment; etc.

HB1123, Farmers Markets - Street Food Vending Zones - Requirements PG 411-26. Farmers Markets - Street Food Vending Zones - Requirements PG 411-26. Authorizing a county to designate areas adjacent to a farmers market as a street food vending zone; and requiring vendors selling certain food in a street food vending zone to meet certain requirements.

HB1127, Prince George's County - Crosswalk Monitoring Systems - Authorization PG 323-26A. This is a 5-year pilot program to authorize automated crosswalk monitoring cameras in school zones. The cameras would issue a $40 civil citation to drivers who fail to yield to pedestrians. Advocates cited a major pedestrian safety crisis and recent tragedies in the county, emphasizing that automated enforcement is a cost-effective way to protect children given the shortage of crossing guards.

HB1142, Task Force to Modernize County and Municipal Revenue Structures. Establishing a Task Force to Modernize County and Municipal Revenue Structures to study and evaluate the revenue structure of the county and municipal governments within the State; and requiring the Task Force to submit a report of its findings and recommendations to the Governor and certain committees of the General Assembly by December 1, 2026.

Bill #	Title	Sponsor(s)	Summary	Position Taken	Tesimony (Written, Oral, Both)	City Council Vote
HB0079	Climate Solutions Affordability Act of 2026	Del. Chisholm	Comprehensive climate and affordability package intended to reduce emissions while addressing household cost impacts through programs and incentives.	Support w/Amendment	Letter, 2/18/26	Yes, 2/9/26
HB0197 / SB0118	Comprehensive Community Safety Funding Act	Del. Mireku-North / Sen. Benson	Creates a comprehensive community safety funding framework to support local violence prevention and safety initiatives through dedicated funds or grants.	Support w/Amendment	Letter, 2/18/26	Yes, 2/9/26
HB0035 / SB0266	Local Government - Regulatory Powers - Regulation of Tree of Heaven	Del. Foley	Authorizes or clarifies local government power to regulate the invasive Tree of Heaven to support eradication and land management.	Support	Letter, 2/18/26	Yes, 2/9/26
HB0071	Maryland Medical Assistance Program - Psychiatric Rehabilitation Program Services - Reimbursement (Youth Psychiatric Rehabilitation Parity Act of 2026)	Del. Sample-Hughes	Adjusts Medicaid reimbursement for youth psychiatric rehabilitation program services to establish parity and improve provider sustainability.	Support	Letter, 2/18/26	Yes, 2/9/26
HB0092	Environment - Beverage Containers Connected With Plastic Rings - Restriction on Sale	Del. Schindler	Restricts sale of beverage containers connected by plastic rings to reduce plastic pollution and wildlife harm.	Support	Letter, 2/18/26	Yes, 2/9/26
HB0099	Municipalities - Annexed Land - Land Use and Density	Del. Schindler	Addresses land use and density rules applicable to land annexed by municipalities, potentially limiting or clarifying zoning authority after annexation.	Support	Letter, 2/18/26	Yes, 2/9/26
HB0153 / SB0012	Residential Rental Apartments - Air-Conditioning Requirement	Del. Lehman / Sen. West	Requires policies or programs related to Residential Rental Apartments, with implementation details set in statute or by agency guidance.	Support	Letter, 2/18/26	Yes, 2/9/26
HB0167	Gasoline-Powered Leaf Blowers - Purchase and Use - Prohibitions	Del. Foley	Prohibits purchase and use of gasoline- powered leaf blowers, likely with phased dates and possible exemptions.	Support	Letter, 2/18/26	Yes, 2/9/26
HB0224 / SB0097	Reentry and Reintegration Support Program - Establishment	Appropriations Chair / JPR Chair	Establishes a Reentry and Reintegration Support Program to fund or coordinate services for returning citizens, including employment, housing, and support services.	Support	Letter, 2/18/26	Yes, 2/9/26

Bill #	Title	Sponsor(s)	Summary	Position Taken	Tesimony (Written, Oral, Both)	City Council Vote
HB0235 / SB0047	Housing and Community Development - Neighborhood Business Development Program - Local Approval Requirement	Economic Matters Chair / EEE Chair	Requires or conditions Neighborhood Business Development Program awards on local approval, changing how DHCD or state programs coordinate with local governments.	Support	Letter, 2/18/26	Yes, 2/9/26
HB0239 / SB0036	Land Use - Zoning - Limitations (Starter and Silver Homes Act of 2026)	Economic Matters Chair / EEE Chair	Land Use - Zoning - Limitations (Starter and Silver Homes Act of 2026)	Support	Letter, 2/18/26	Yes, 2/9/26
HB0256	Motor Vehicles – Speed Monitoring Systems – Safety Corridors (Vulnerable Road User Protection Act of 2026)	E&T Chair	Establishes or expands speed monitoring systems in designated safety corridors to protect vulnerable road users.	Support	Letter, 2/18/26	Yes, 2/9/26
HB0341	Maryland Commission for Boys' and Men's Health - Establishment	Del. Wims	Establishes policies or programs related to Maryland Commission for Boys' and Men's Health, with implementation details set in statute or by agency guidance.	Support	Letter, 2/18/26	Yes, 2/9/26
HB0353	Prince George's County - Termination of Gas or Electric Service to Multifamily Dwelling Units - Notification PG 406-25	Prince George's County Delegation	Modifies policies or programs related to Prince George's County, with implementation details set in statute or by agency guidance.	Support	Letter, 2/18/26	Yes, 2/9/26
HB0369	Prince George's County - Property Tax Credit - New Businesses PG 407-26	Prince George's County Delegation	Creates policies or programs related to Prince George's County, with implementation details set in statute or by agency guidance.	Support	Letter, 2/18/26	Yes, 2/9/26
HB0774/ SB0462	Good Cause Eviction -	Delegate Wilkins	Authorizing a county to adopt, by local law or ordinance, provisions prohibiting certain landlords of residential property from failing to renew a lease during the lease period or from terminating a holdover tenancy without good cause; establishing certain requirements and prohibitions for a local law or ordinance adopted in accordance with the Act; etc.	Support	Darrell submitting	Yes, 2/9/26

Bill #	Title	Sponsor(s)	Summary	Position Taken	Tesimony (Written, Oral, Both)	City Council Vote
HB0331 / SB0342	Maryland Beverage Container Recycling Refund and Litter Reduction Program	Del. Terrasa / Sen. Brooks	Modifies policies or programs related to Maryland Beverage Container Recycling Refund and Litter Reduction Program, with implementation details set in statute or by agency guidance.	Support	Letter, 2/18/26	Yes, 1/30/26
HB1058/ SB537	Youth Delinquency Prevention Fund - Establishment	Delegate Woods	Establishing the Youth Delinquency Prevention Fund to provide grants to community-based programs that provide services for youth suicide prevention, drug and alcohol use prevention, and youth development, and to ameliorate conditions that contribute to delinquency, youth suicide, substance use disorder, and family disruption; and requiring the Office to submit a certain report to certain committees of the General Assembly by December 1, 2027, and each year thereafter.	Support	Testimony submitted	
HB0058	Transportation - Paratransit Services - Interjurisdictional Routes	Healey	This legislation would address Transportation - Paratransit Services - Interjurisdictional Routes. The measure establishes policy changes and programmatic requirements at the State and/or local level that could affect municipal operations, funding, compliance obligations, or service delivery.	Support		Week 6 Report
HB0525/ SB0928	County Boards of Education - Student Electronic Communication Device Use Policy - Establishment (Maryland Phone-Free Schools Act)	Boafo/Harris	This legislation would address County Boards of Education - Student Electronic Communication Device Use Policy - Establishment (Maryland Phone-Free Schools Act). The measure establishes policy changes and programmatic requirements at the State and/or local level that could affect municipal operations, funding, compliance obligations, or service delivery.	Support		Week 6 Report
HB0744/ SB0614	Correctional Officers' Retirement System - Dorchester County	Senators	This legislation would address Correctional Officers' Retirement System - Dorchester County. The measure establishes policy changes and programmatic requirements at the State and/or local level that could affect municipal operations, funding, compliance obligations, or service delivery.	Support		Week 6 Report

Bill #	Title	Sponsor(s)	Summary	Position Taken	Tesimony (Written, Oral, Both)	City Council Vote
HB0774/ SB0462	Landlord and Tenant - Residential Leases and Holdover Tenancies - Local Good Cause Termination (Good Cause Eviction)	Wilkins/Muse	This legislation would address Landlord and Tenant - Residential Leases and Holdover Tenancies - Local Good Cause Termination (Good Cause Eviction). The measure establishes policy changes and programmatic requirements at the State and/or local level that could affect municipal operations, funding, compliance obligations, or service delivery.	Support		Week 6 Report
HB1142	Task Force to Modernize County and Municipal Revenue Structures	Delegate Wilkins	Establishing a Task Force to Modernize County and Municipal Revenue Structures to study and evaluate the revenue structure of the county and municipal governments within the State; and requiring the Task Force to submit a report of its findings and recommendations to the Governor and certain committees of the General Assembly by December 1, 2026.	Support		Jenni P
HB0831/ SB0922	Collective Bargaining - Local Government Employees and Public Employee Relations Act	Schindler/Harris	This legislation would address Collective Bargaining - Local Government Employees and Public Employee Relations Act. The measure establishes policy changes and programmatic requirements at the State and/or local level that could affect municipal operations, funding, compliance obligations, or service delivery.	Support		Week 6 Report
HB0912/ SB0750	Local Government - Trap-Neuter-Return Policies for Community Cats - Requirements and Restrictions (Ash's Law)	Guyton/Young	This legislation would address Local Government - Trap-Neuter-Return Policies for Community Cats - Requirements and Restrictions (Ash's Law). The measure establishes policy changes and programmatic requirements at the State and/or local level that could affect municipal operations, funding, compliance obligations, or service delivery.	Support		Week 6 Report

Bill #	Title	Sponsor(s)	Summary	Position Taken	Tesimony (Written, Oral, Both)	City Council Vote
HB0950	Public Utilities - Street Lighting Equipment - Acquisitions and Reporting (County and Municipal Street Lighting Investment Act)	Delegate Behler	Finding that local governments pay electric companies large sums to light streets and are limited in how this public safety resource can be managed, the Act authorizes certain counties or municipalities to acquire certain street lighting equipment by purchase or condemnation, convert its street lighting service to a customer-owned street lighting tariff, enter into an agreement to purchase electricity, and contract with an electric company for the maintenance of the street lighting equipment; etc.	Support		CM Request
HB1223	Farmers Markets - Street Food Vending Zones - Requirements PG 411-26	Prince George's County Delegation	Farmers Markets - Street Food Vending Zones - Requirements PG 411-26	Support		Mayor Jordan
HB1227	Prince George's County - Crosswalk Monitoring Systems - Authorization PG 323-26	Prince George's County Delegation	A 5-year pilot program to authorize automated crosswalk monitoring cameras in school zones. The cameras would issue a $40 civil citation to drivers who fail to yield to pedestrians. Advocates cited a major pedestrian safety crisis and recent tragedies in the county, emphasizing that automated enforcement is a cost-effective way to protect children given the shortage of crossing guards.	Support		Mayor Jordan
HB1243	Prince George's County - Personal Property Tax Exemption for Small Manufacturers PG 423-26	Prince George's County Delegation	Exempting all personal property in the possession of a person engaged in a manufacturing business with 50 or fewer employees from the personal property tax in Prince George's County.	Oppose		Mayor Jordan
HB1267	Patuxent Research Refuge and Beltsville Agricultural Research Center - Zoning Classification (Protecting Patuxent Research Refuge Act)	Lehman	This legislation would address Patuxent Research Refuge and Beltsville Agricultural Research Center - Zoning Classification (Protecting Patuxent Research Refuge Act). The measure establishes policy changes and programmatic requirements at the State and/or local level that could affect municipal operations, funding, compliance obligations, or service delivery.	Support		Week 6 Report

Bill #	Title	Sponsor(s)	Summary	Position Taken	Tesimony (Written, Oral, Both)	City Council Vote
SB0660	Public Safety - Law Enforcement - Response to Immigration Enforcement Actions	Love	This legislation would address Public Safety - Law Enforcement - Response to Immigration Enforcement Actions. The measure establishes policy changes and programmatic requirements at the State and/or local level that could affect municipal operations, funding, compliance obligations, or service delivery.	Support		Week 6 Report
SB0792	Hospitals - Immigration Enforcement Action - Policy Requirement	Lam	This legislation would address Hospitals - Immigration Enforcement Action - Policy Requirement. The measure establishes policy changes and programmatic requirements at the State and/or local level that could affect municipal operations, funding, compliance obligations, or service delivery.	Support		Week 6 Report
HB0026 (SB0350)	Public Schools – Open Enrollment – Policies and Funding	Del. Toles	Establishes statewide open enrollment policies and funding rules.	Support		
HB0032	Local Law Enforcement Vehicles - Requirements - Automated External Defibrillators	Del. Simmons	Requires local law enforcement vehicles to carry automated external defibrillators and establishes related compliance standards.	Support		
HB0091	Agriculture - Neonicotinoid Pesticides - Prohibitions	Del. Healey	Prohibits or restricts use and sale of specified neonicotinoid pesticides to protect pollinators and ecosystems.	Support		
HB0474 (SB0698)	Clear Before You Drive Act	Delegate Patterson / Senator McCray	Requires removal of snow and ice from vehicles before travel to reduce roadway hazards.	Support		
HB1013 (SB0863)	PG Special Education Accountability	Delegate Williams / Senator Washington	Establishes oversight and reporting requirements for special education services in Prince George's County.	Support		
HB1022 (SB0686)	PFAS Phase Outs	Delegate Ruth / Senator Love	Phases out PFAS chemicals in certain consumer products.	Support		

Bill #	Title	Sponsor(s)	Summary	Position Taken	Tesimony (Written, Oral, Both)	City Council Vote
HB1066 (SB0727)	Municipal Elections Electronic Transmission	Delegate Lehman / Senator Lewis Young	Allows use of electronic transmission systems in municipal elections.	Support		
SB0236	Election Law - Certification of Election-Supporting Technology - Regulations, Review, and Evaluation	Senator Kagan	Requiring the State Board of Elections to adopt regulations for the review, certification, and decertification of election-supporting technology and to review and evaluate election-supporting technology on or before January 1 each year; and requiring that the regulations be adopted by December 1, 2026.	Support		
SB0672	PG Early Childhood Education Expansion	Senator Washington	Expands early childhood education and childcare access in Prince George's County.	Support		
SB0829	Bring Back Main Street Act	Senator Waldstreicher	Encourages mixed-use and multifamily development.	Support		
SB0868	Route 410 Pedestrian Safety Plan	Senator Washington	Expands pedestrian safety planning along Route 410 corridor.	Support		
SB0872	Lead Risk Housing Definition	Senator Washington	Updates definitions related to lead risk in rental housing.	Support		
SB0873	Lead Risk Housing Standards	Senator Washington	Updates standards for reducing lead exposure in housing.	Support		
SB0944	Reentry Readiness Program	Senator Charles	Creates reentry readiness programs for incarcerated individuals.	Support		
HB0034 / SB0189	Municipalities - Open Drainage Inlets - Required Grating Systems (Mason's Law)	Del. Bouchat / Sen. Lewis Young	Requires grating systems on open drainage inlets in municipalities to reduce pedestrian and cyclist hazards and prevent entrapment.	Support		
HB0088	Health Insurance – Bulk Purchasing Pools for Prescription Drugs	Del. Taveras	Authorizes or expands bulk purchasing pools for prescription drugs to reduce costs through aggregation and negotiated pricing.	Support		

Bill #	Title	Sponsor(s)	Summary	Position Taken	Tesimony (Written, Oral, Both)	City Council Vote
HB0119	Energy Performance Contracts - Navigators, Funding, and Requirements	Del. Vogel	Creates or strengthens energy performance contract navigator support, funding mechanisms, and requirements to help public entities deliver efficiency projects.	Support		
HB0254	Supporting Inclusive Community Adaptation Act	E&T Chair	State climate adaptation initiative focused on inclusive community adaptation planning, likely through programs, standards, or funding administered by DNR/MDOT or related agencies.	Support		
HB0263 / SB0100	Election Law - Early Voting Centers - Bus Stops	GLE Chair / EEE Chair	Requires or encourages early voting centers to be accessible by bus stops, improving transit access to voting locations.	Support		

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Carrington Report Week 7
Moore Trump Edition



DHCD Secretary Jake Day with Darrell outside the House Judiciary Committee Room

Week 7 is now in the books and as of today, we have 53 days left to the legislative session, we are almost halfway there. That is also the reason the pace of hearings, intensity of floor debates, and being tripled or quadrupled booked has accelerated. The biggest news story of the week, and there were many, is the Supreme Court striking down the President's "reciprocal tariffs," dealing a huge blow to his economic agenda. While the Court has acted, the immediate impact will not be known for several months. The President and Governor certainly made news this week around the spill and clean-up of raw sewage. We are fortunate to live far enough away from the site, but can only imagine how that has affected the residents close to the Potomac. Redistricting, 287(g) agreements, along with a myriad of other immigration-related legislation continues to dominate the legislature's attention. With the recent press conference in Prince George's County this week unveiling a new logo that will go on County-owned property, it highlights the efforts that Congressman Ivey, as well as the other members of the Federal Delegation, with one exception, have been doing to ensure that citizens and those inside the boundaries of the state are treated in a constitutional manner.



Gov. Wes Moore fist bumps Oklahoma's Republican Gov. Kevin Stitt, chair of the National Governor Association in Washington Thursday. Governor's Office photo by Pat Siebert

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Between 243 million and 300 million gallons of sewage poured into the Potomac River near Cabin John after a waste water pipe break. President Trump blamed the Gov. Wes Moore and Democrats. However, the line is managed by DC Water, not Maryland. Screenshot of spillage from WUSA-TV9.

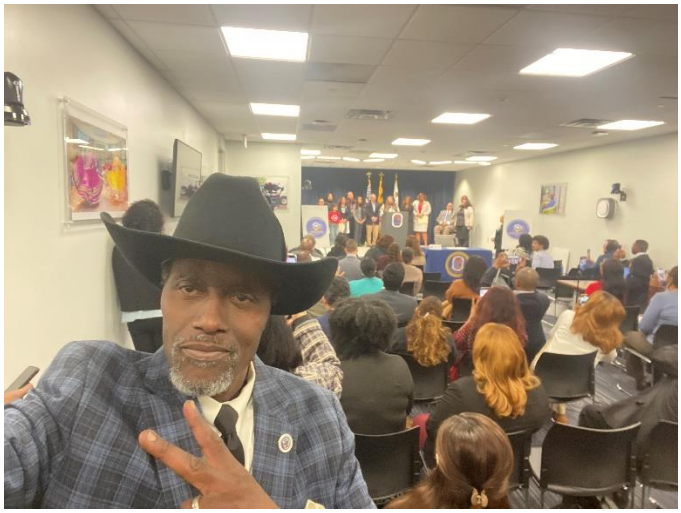
Both Maryland Senators, Van Hollen and Alsobrooks, met with the Prince George's House Delegation today and spoke to those issues. Governor Moore restated again that he is not interested in running for President, as the list of candidates for offices around the state and Congress continues. The snow and ice is nearly gone, just in time for a Sunday snow forecast. We are all so ready for spring and losing some golf balls in the woods.

What is happening in Washington is not disconnected from what is unfolding in Annapolis. The Supreme Court's decision to strike down the President's sweeping tariffs under emergency powers law sends shockwaves through markets, supply chains, and state revenue projections. Maryland's port economy, federal workforce, contractors, and pension investments all sit downstream from those national economic shifts. It is a significant legal setback for the administration and injects uncertainty into trade policy heading into an election cycle.



From left, Gov. Wes Moore, Liliana Ramirez, 10, whose father was taken by ICE, and Speaker of the House Joseline Peña-Melnyk, at the signing of bills into law to ban local law enforcement partnerships with U.S. Immigration and Customs Enforcement on Tuesday. Governor's Office photo by Joe Andrucyk and Patrick Siebert.

Closer to home, the Potomac sewage spill remains a sobering reminder of how fragile infrastructure can be. The 200 million plus gallon discharge forced regional coordination among D.C., Maryland, and water authorities, and raised questions about aging systems, oversight, and long-term capital needs. At the same time, residents in Montgomery and Prince George's counties are being reminded that wastewater infrastructure can also be part



Press Conference unveiling new County Logo

of the climate solution, with the Piscataway Bioenergy Project literally turning waste into renewable natural gas to power public transit. It is a stark contrast, failure on one end, innovation on the other, both tied to how we manage public infrastructure.

Immigration continues to drive some of the sharpest debates of session. Governor Moore signed legislation effectively ending Maryland's participation in federal 287(g) partnerships, drawing immediate objections from sheriffs who anticipate an ICE ramp up in response. Members of Maryland's congressional delegation have publicly criticized conditions at a Baltimore ICE facility, while a federal judge blocked ICE from re-detaining a Maryland resident in a closely watched case. At the same time, ICE has opened a new attorneys office in Hunt Valley, signaling that federal enforcement activity is not slowing down. High school students in Anne Arundel County walked out to protest immigration enforcement, showing how this issue is resonating well beyond committee rooms. These developments are layered, state policy shifts, federal operational responses, and community activism, all unfolding simultaneously.



Above: Baltimore's 28th Street Bridge, found to be dropping hazardous lead paint flakes on the Jones Falls below. (Mark Reutter)

Redistricting remains the strategic chess match of the moment. Speaker Peña-Melnyk floated extending candidate filing deadlines to accommodate a potential redraw of congressional maps. A Frederick County delegate introduced legislation to formally push the deadline back. U.S. House Minority Leader Hakeem Jeffries traveled to Annapolis to press Senate leadership to move the redistricting bill forward. These are not symbolic gestures. Control of congressional seats is at stake, and the maneuvering reflects national political math playing out in real time in Maryland.

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From left, Social Services Administration Executive Director Alger Studstill Jr., Department of Human Services Deputy Secretary Gloria Brown Burnett -- who becomes interim secretary next week -- and DHS Chief of Staff Webster Ye take questions from senators Thursday. (Photo by Danielle J. Brown/Maryland Matters)

Budget pressure is building. Legislative analysts are recommending withholding funds from the Department of Human Services until more complete financial information is provided. The Human Services Secretary resigned amid criticism over foster care and program management. Advocates are protesting a proposed $150 million reduction to the state's developmental disabilities agency, warning of direct impacts on caregivers and families. Even nonprofit compensation structures are drawing scrutiny, as highlighted by reporting on executive pay at a major regional organization while front-line employees rely on food assistance. The fiscal environment is tightening, and oversight is intensifying.



A federal judge ruled Immigration and Customs Enforcement officials cannot re-detain Kilmar Ábrego García. (Jerry Jackson/The Banner)

Health and education policy also remain front and center. Lawmakers are pushing improvements to Black maternal health outcomes, an issue with deep disparities that continues to demand structural solutions. Companion bills aim to increase the number of licensed school psychologists through interstate compacts to address workforce shortages. At the same time, a proposal to allow chaplains to serve in public schools as support personnel has sparked concerns about constitutional boundaries and the role of religion in public education.

Public safety and accountability stories continue to reverberate. A former Laurel police chief received a 55-year sentence for arsons spanning multiple counties, reinforcing how long misconduct cases can linger. A Montgomery County Inspector General reported being denied access to records, raising transparency concerns. A bill calls for a forensic survey of land at a former reform school where Black youth are buried, underscoring the ongoing reckoning with Maryland's history.

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The 6-3 decision centers on tariffs imposed under an emergency powers law. (Ulysses Muñoz/The Banner)

The political landscape for 2026 is already taking shape. Candidates are lining up for the governor's race. A former Annapolis mayor is running for county office. A sitting delegate announced he will not seek reelection. A new Muslim Caucus was formally launched in the General Assembly. Meanwhile, Governor Moore continues to insist he is not running for President, even as speculation persists. The field is forming, whether anyone officially acknowledges it or not.



Gov. Wes Moore spoke last night during a CBS News event in Cambridge. CBS reporter Norah O'Donnell questioned him about a wide variety of issues including his relationship with President Donald Trump. See item. below. Screenshot from CBS News 'Things that Matter.'

Economic development conversations continue as well. Federal funds are flowing into the Crownsville redevelopment project. A proposed Sphere venue in National Harbor is projected to generate significant revenue and jobs. These large-scale projects reflect ongoing efforts to position Maryland for growth, even as national economic policy shifts.



Snow is likely this weekend, but forecasters don't expect a repeat of Winter Storm Fern. (Kaitlin Newman/The Banner)



Ian Chen, a 19-year-old Bethesda resident and student at the College of William & Mary, took his fight against squatting to Annapolis on Tuesday. (Steve Pierce / Spotlight on Maryland)

We are working on your revised bill tracking reports, and hopefully you have noticed that we continue to refine and remove bills that are not moving or are of minor significance, even if they pass. As of today, we have 983 Senate bills, with 330 LBIs and 4 Joint Resolutions. In the House, we have 1,607 bills with 302 LBIs, 9 Joint Resolutions, and 1 House Simple, which, if passed by the House of Delegates, is considered adopted by that chamber. It is usually used for internal, non-legislative matters, such as adopting House rules, making committee assignments, or handling disciplinary issues. That ends our civics lesson for the week.



Photo from www.theduckpin.com

As always, below are a few of the articles we followed this week. Please feel free to reach out if you need any additional information. Looking forward to our Monday check-ins. Please try to review the spreadsheets beforehand. Have a great weekend, and let's hope we get a reprieve from the forecasted storm.

LAWMAKERS SEEK IMPROVEMENTS TO BLACK MATERNAL HEALTH OUTCOMES: Juggling diaper changes for her "deputy delegate" and her legislative duties is giving Del. Jennifer White Holland of Baltimore County firsthand working mom experience. But it was moving through the medical system as a Black pregnant woman that showed her how much still needs to be done to improve health care for mothers in Maryland — specifically Black mothers. **Danielle Brown/Maryland Matters.**

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BILL AIMED AT UTILITIES' EXEC SALARIES DOES LITTLE FOR CONSUMERS: Although utility costs are just one component of an increasingly unaffordable world, Annapolis lawmakers have promised to offer relief this legislative session. A score of energy-related bills have been filed, but lawmakers' first bite at the apple, House Bill 1, is aimed at the people who run these utilities. However, the bill not do much to help consumers. **Lee O. Sanderlin/The Baltimore Banner.**

MD CONGRESS MEMBERS CRITICIZE B'MORE ICE FACILITY: Members of Maryland's congressional delegation sent a letter Friday to Homeland Security Secretary Kristi Noem and acting ICE Director Todd Lyons in response to a viral video showing what some have called abusive treatment in an immigration holding facility in Baltimore. The letter was led by Sen. Chris Van Hollen and Rep. Kweisi Mfume and cosigned by Sen. Angela Alsobrooks and Reps. Steny Hoyer, Jamie Raskin, Glenn Ivey, Sarah Elfreth, April McClain Delaney and Johnny Olszewski Jr. **John-John Williams IV/The Baltimore Banner.**

WITH REDISTRICTING PEÑA-MELNYK FLOATS LATER FILING DEADLINE: State House Speaker Joseline Peña-Melnyk says there is still enough time to redraw congressional district lines — which Democrats believe could win them a new seat — but that the Feb. 24 candidate filing deadline may need to be delayed to accommodate a new map. **Jeff Barker/The Baltimore Sun.**

WITH A TOILET FLUSH, MO CO, PG RESIDENTS AID CLEAN AIR: Just by flushing their toilets, almost 2 million residents across Montgomery and Prince George's counties may reduce greenhouse gas emissions and contribute to cleaner air in the national capital region. The WSSCs Piscataway Bioenergy Project serves those counties. And its facility in Accokeek turns "poop to power" by converting the methane gas from biosolids — the byproduct of wastewater treatment — into renewable natural gas that helps power Montgomery County's Ride On public bus system. **Anastasia Merkulova of Capital News Service/Maryland Reporter.**

FORMER LAUREL POLICE CHIEF SENTENCED TO 55 YEARS IN THREE ARSONS: A former Laurel police chief on Friday was sentenced to 55 years in prison for setting three fires at two Clarksburg properties owned by his stepson and daughter-in-law between 2016 and 2020. David Michael Crawford, 74, of Ellicott City, is already serving two consecutive life sentences plus 75 years for similar crimes he committed in Howard County. He is also implicated in several other arsons across Anne Arundel, Charles, Frederick and Prince George's counties between 2011 and 2020, according to prosecutors. **Ceoli Jacoby/Bethesda Today.**

HIGH SCHOOL PROTESTERS WHO LEFT SCHOOL GROUNDS FACE DISCIPLINE: Roughly 300 Arundel High students walked out of the building Friday to protest immigration enforcement, and dozens of them will face consequences for leaving school property following the walkout. **Bridget Byrne/The Baltimore Sun.**

MOORE EXPECTED TO SIGN STATEWIDE BAN ON ICE PARTNERSHIPS TODAY: Gov. Wes Moore will outlaw a key tool of President Donald Trump's aggressive deportation plan on Tuesday when he signs a statewide ban on partnerships between local law enforcement and U.S. Customs and Immigration Enforcement. **Brenda Wintrode/The Baltimore Banner.**

HUMAN SERVICES SECRETARY LÓPEZ RESIGNS 'FOR HEALTH REASONS:' Maryland Department of Human Services Secretary Rafael López will resign from his role,

effective Feb. 23, Gov. Wes Moore announced in a Monday afternoon news release. Lopez's departure follows months of criticism surrounding how DHS handles foster care children, SNAP, and other programs within the agency. **Cale Ahearn and Mikenzie Frost/WBFF-TV News.**

BRIEFS: DELEGATE WON'T SEEK A THIRD TERM; HOYER SEAT LIST; MUSLIM CAUCUS: A Southern Maryland Democrat who suddenly became the face of a debate over business taxes last year is leaving the House of Delegates. Del. Brian M. Crosby (D-St. Mary's) will not seek a third term. Add Charles County Commission President Reuben Collins II to the ever-growing list of people hoping to succeed longtime Rep. Steny Hoyer (D-5th), who is stepping down after 22 terms in office. The General Assembly got another legislative caucus, its eighth, with the official announcement Monday of the launch of the Muslim Caucus, timed to coincide with Muslim Lobby Day. **Bryan Sears and Willianm Ford/Maryland Matters.**

YMCA WORKERS WANTED A PAY RAISE. THEY GOT A FOOD PANTRY: For years, the YMCA of Central Maryland has fought food insecurity in the Baltimore region by providing free meals through schools and community pantries. About a year ago, during employee appreciation week, it opened another food pantry — for its own employees. Its CEO, on the other hand, is one of the highest-paid nonprofit leaders in the area, with a compensation package worth about $1 million in recent years. **Bria Overs/The Baltimore Banner.**

MOORE SIGNS LEGISLATION BANNING LOCAL ICE PARTNERSHIPS; SHERIFFS OBJECT: Gov. Wes Moore effectively ended Maryland' s participation in the federal 287(g) program on Tuesday after signing legislation banning local partnerships with U.S. Immigration and Customs Enforcement. **Sarah Petrowich/WYPR-FM.**

LAWMAKERS SEEK TO END TAX BREAK FOR DRUG COMMERCIALS: TV commercial breaks are flooded with direct-to-consumer drug ads these days. They usually have someone jogging or a grandparent hugging their grandchild and then a narrator butts in with a long list of possible side effects. Drug companies get tax breaks for those commercials and Maryland lawmakers want to end it. **Scott Maucione/WYPR-FM.**

FEDERAL JUDGE BLOCKS ICE FROM DETAINING ABREGO GARCIA AGAIN: Federal ICE officials cannot re-detain Kilmar Ábrego García, a federal judge ruled Tuesday, allowing the Beltsville resident to remain on supervised release with his family while he awaits trial in a Tennessee criminal court. Ábrego García, a Salvadoran national and Maryland resident, was freed from immigration detention on Dec. 11 after a nine-month battle with the Trump administration over his improper deportation to his home country. **Daniel Zawodny and Sara Ruberg/The Baltimore Banner.**

ARUNDEL CAMPAIGN WORKER SUBJECTED TO RACIST ABUSE: Anne Arundel County Councilman Pete Smith, a Democrat who is running for county executive, said a campaign volunteer was subjected to racist abuse as he canvassed in Crofton over the weekend. Smith, who is Black, posted a video on Facebook that he said shows the encounter. The video includes a statement from Smith denouncing the hatred. **Alex Mann/The Baltimore Banner.**

FORMER ANNAPOLIS MAYOR BUCKLEY RUNNING FOR ARUNDEL COUNCIL: Gavin Buckley's break from politics didn't last long. Just months after

completing eight years as mayor of Annapolis, Buckley has filed to run for Anne Arundel County Council. **Cody Boteler/The Baltimore Banner.**

WHAT THE POTOMAC SEWAGE SPILL WILL MEAN FOR THE REGION: D.C. Water and city officials, engineering and water management experts and environmental groups answered some questions about what the 200-million-plus gallon sewage spill into the Potomac River means for the D.C. region and the status of recovery efforts. **Dana Hedgpeth and Jenny Gathright/The Washington Post.**

ADVOCATES PROTEST PROPOSAL TO SLASH $150M FROM DISABILITIES AGENCY: Developmental disabilities caregiver Idris Idowu fears that a Moore administration proposal to slash $150 million from the state agency that oversees those services will not only hurt his clients — if could threaten his ability to support his family as well. **Danielle Brown/Maryland Matters.**

HAKEEM JEFFRIES ATTEMPTS TO SWAY DEM HOLDOUTS OVER REDISTRICTING: Gov. Wes Moore's stalled effort to redraw the state's eight congressional districts got a push Wednesday from U.S. House Minority Leader Hakeem Jeffries (D-N.Y.), who spent several hours in Annapolis in an attempt to convince Senate President Bill Ferguson to move the redistricting bill out of the dead-end Senate Rules Committee. **Bryan Sears/Maryland Matters.**

DELEGATE PUSHES TO EXTEND CANDIDATE FILING DEADLINE: A Frederick County delegate is pushing to extend Maryland's filing deadline for congressional candidates by nearly a month while a battle over redistricting is fought in the state legislature. The bill, HB689, sponsored by Del. Kris Fair, a Democrat, would move the congressional filing deadline from the last Tuesday in February, which is Feb. 24, to March 20. **Erik Anderson/The Frederick News Post.**

STATE SEEKS MORE COMPLETE ACCOUNTING OF DHS: Legislative analysts want Maryland to withhold $750,000 from the state Department of Human Services until the agency provides a more complete accounting of spending on programs, including foster care and federal assistance. **Jean Marbella/The Baltimore Sun.**

BILLS SEEK TO RAISE NUMBER OF LICENSED PSYCHOLOGISTS IN SCHOOLS: Lawmakers are considering companion bills in the House (HB 340) and Senate (SB 238) that would make Maryland part of a multistate compact with comparable licensing standards and reciprocal license agreements for school psychologists, in an attempt to fill the gap in school-based psychologists. **William Ford/Maryland Matters.**

COMMENTARY: BILL ALLOWING CHAPLAINS AS SCHOOL COUNSELORS OPENS DOOR TO PROSELYTIZING: Religious Maryland lawmakers are offering a false solution to a real problem. Like most states, Maryland faces a serious shortage of school mental-health professionals. The American School Counselor Association recommends a ratio of 250 students per counselor, yet Maryland's average is closer to 327. The gap is even wider for school psychologists. HB-24 attempts to address the shortage by inserting unlicensed volunteer chaplain aides into public schools to provide "support services" to students. The bill lacks even the most basic safeguards. **Mickey Dollens/Maryland Reporter.**

SQUATTERS ISSUE ON ITS WAY TO ANNAPOLIS AFTER BETHESDA SITUATION: Nearly a week after Montgomery County sheriff's deputies cleared a $2.3 million Bethesda home that had been occupied for almost nine months, the property now sits

sealed in metal panels. Every door, and some windows, have been covered. Hundreds of items belonging to the squatters remain piled in the driveway, now waterlogged — a visible reminder to neighbors that while one eviction is complete, the larger legal fight is not. For 19-year-old Ian Chen, who lives next door, the eviction was not the end. It was a turning point, a call to action in Annapolis. **Gary Collins/The Baltimore Sun.**

REPUBLICANS LINE UP FOR 2026 GOV's RACE; EXCEPT BOUCHAT; HE's RUNNING IN 2030: Republican candidates for governor of Maryland are coming out of the woodwork as we hit the home stretch before the Feb. 24 filing deadline. The field of filed candidates has now ballooned to seven, and that does not count former Democrat Ed Hale, who will presumably officially file as a candidate after the announcement of his lieutenant governor running mate on Thursday, or Del. Christopher Bouchat, who announced last summer. **Brian Griffiths/The Duckpin.**

ICE OPENS ATTORNEYS OFFICE IN HUNT VALLEY: U.S. Immigration and Customs Enforcement has opened an office in Hunt Valley for its attorneys. State property records show the building is owned by The International Trust, which attorney Tim Braue said leased 16,365 square feet of office space to the U.S. General Services Administration. The space is being used by the Office of the Principal Legal Advisor, the legal arm of ICE. **Sapna Bansil/The Baltimore Banner.**

FEDERAL FUNDS HELP BOOST CROWNSVILLE REDEVELOPMENT: Nearly a year and a half ago, state, local and federal officials celebrated the opening of a nonprofit center on the campus of the historic Crownsville Hospital. Wednesday, officials were back in that same building to celebrate the delivery of $7.65 million in federal funds that will help Anne Arundel County continue redevelopment of the 500-acre Crownsville site. **Cody Boteler/The Baltimore Banner.**

SPHERE COULD GENERATE $1.5B, CREATE MANY JOBS, ANALYSIS SAYS: Once operational, the new Sphere set to be built in National Harbor will generate $1.5 billion in revenue and create thousands of jobs across Maryland, according to new analysis from accounting firm Ernst and Young. **Tinashe Chingarande/The Baltimore Sun.**

WES MOORE INSISTS AGAIN HE'S NOT RUNNING FOR PRESIDENT: : Gov. Wes Moore on Thursday said he's being "genuine" when he says he's not running for president in 2028, once again highlighting that he's focused on Maryland. The Thursday statement is his most brazen in addressing chatter about whether he plans on seeking higher office in the coming years**. Tinashe Chingarande/The Baltimore Sun.**

SHERIFFS EXPECT AN ICE RAMP UP AFTER STATE BAN: A group of Maryland sheriffs said they were told to expect **an increase in federal immigration enforcement** following the state's move to ban local cooperation agreements. **Justin Fenton/The Baltimore Banner**.

NEW FACES AT HUMAN SERVICES, SAME CHALLENGES AS BEFORE INTERIM SECRETARY: For the second day in a row, legislative auditors Thursday recommended withholding hundreds of thousands of dollars from the Maryland Department of Human Services until the agency complies with demands for information on its finances and past audits. **Danielle J. Brown/Maryland Matters.**

MoCo ig DENIED RECORDS: As Baltimore officials are embroiled in a legal fight over inspector general access to municipal records for investigations, Montgomery County is facing its own transparency battle. Montgomery County Inspector General Megan Limarzi

says a routine request for a record related to an investigation was denied. Limarzi said this had never happened before. **Ginny Bixby/Baltimore Banner Montgomery**

BILL CALLS FOR FORENSIC SURVEY OF LAND AT FORMER REFORM SCHOOL WHERE BLACK YOUTH ARE BURIED: The Senate bill will be heard Wednesday before the Judicial Proceedings Committee, and calls for the creation of a commission to "research the history, operations, and resident deaths" at the former House of Reformation property**. William J. Ford/Maryland Matters.**

SUPREME COURT STRIKES DOWN TRUMP'S SWEEWPING TARRIFFS, UPENDING CENTRAL PLANK OF ECONOMIC AGENDA: WASHINGTON (AP) — The Supreme Court struck down President Donald Trump's far-reaching global tariffs on Friday, handing him a significant loss on an issue crucial to his economic agenda. The 6-3 decision centers on tariffs imposed under an emergency powers law, including the sweeping "reciprocal" tariffs he levied on nearly every other country. By LINDSAY WHITEHURST Associated Press.

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Report on Transportation Planning Board and NLC TIS Meetings in January & February

Submitted by Mayor Pro Tem Kristen Weaver (Report KLKW-2026-4)

Transportation Planning Board January 21, 2026

Action Items:

- TPB voted to endorse the DMVMoves Plan and accept the request made by the WMATA and COG boards to facilitate regional integration actions by the region's transit providers.
    - TPB will act as the lead coordinator for implementation of the Plan, including:
    - Submitting an annual report to TPB (from staff) on the overall status of DMVMoves implementation.
    - Working with the region's transportation agencies and transit operators to move forward on implementation of the DMVMoves Plan's Regional Integration Action Plan
    - TPB Staff will develop and carry out a multi-year work plan for the conduct of the above tasks through an inclusive decision-making process for the remainder of FY 2026 and for inclusion in the FY 2027 Unified Planning Work Program (UPWP) and future work programs to sustain the progress made on enhancing regional transit planning, coordination, and delivery.

Information Items:

- Briefings on FY 2027 Unified Planning Work Program (UPWP), which will be approved in March and 2025 State of the Commute Report

National League of Cities Transportation and Infrastructure Services February 2, 2026

- Transportation re-authorization coming up soon
- One of the things that NLC is planning to advocate for is highway trust fund and funding for municipalities
- Congressionally directed funding for projects (earmarks) won't be as much as a 1% increase in formula funding
- Drafting a "Back to Basics" bill:
    - Draft ready in the next couple of weeks
    - Formula funding that comes directly to jurisdictions has an efficiency that grants don't have
    - Need enough planning funding get projects into the pipeline, especially in rural areas
    - Bridges are one focus area (locally owned bridges are much more likely to be in poor repair than state ones)

Transportation Planning Board February 18, 2026

MWCOG Data Centers in the DMV Forum Series:

- Focus areas for forum sessions: Energy – February 25; Water – March 2; Land Use – April TBD
- Register to attend at mwcog.org/datacenterseries

- Information about this forum series has previously been shared with Council, but it was reported at the TPB meeting that they would be livestreamed on COG's YouTube channel.

Action Items:

- TPB approved funding for seven projects in Virginia as part of the FY2026-2027 Transportation Alternatives Set-Aside (TA Set-Aside) Program, which is part of the Surface Transportation Block Grant Program of the Federal Highway Administration.

Information Items:

Briefing on the FY2027 Unified Planning Work Program, specifically new activities and highlights for next year (follow-up from presentation at last TPB meeting on 1/21/2026)

- Items that may have relevance for Greenbelt:
  - Economic analysis of safety activities (may have relevance to our Vision Zero planning)
    - DMVMoves implementation activities
    - Regional Bicycle and Pedestrian Plan
    - Scenario planning to support resiliency work by using the regional travel demand forecasting model to test scenarios
    - New travel model (Gen3) that should improve data
    - Regional Travel Survey – provides comprehensive data about travel around the region, used to be collected only once every ten years, but now moving to collecting data more frequently
  - Approval of UPWP will be on the March agenda

Briefing on Community Connections program (also part of FY2027 UPWP)

- Program highlights:
  - Ride matching using software that pairs individuals with similar commutes for carpool and vanpool opportunities
  - Guaranteed Ride Home provides commuters with a free ride home in case of emergency, personal illness, or unscheduled overtime
  - Bike to Work Day – celebrating 25th anniversary this year
  - GoDMV Commuter Competition (including CommuterCash app)
  - Employer Outreach program – work with employers to establish transit benefits for their employees, launching a B2B marketing program and new client relationship management database
  - Looking to double the capacity of the 'Pool Rewards Vanpool Program
- Any of these programs might be worth looking into to promote to our residents/businesses

Briefing on Regional Transportation Safety Trends and Findings from the Inventory of Roadway Safety Strategies

- Regional Safety Trends Key Takeaways:
  - Fatal crashes are increasing despite fewer overall crashes:
    - From 2019 to 2023, fatal crashes rose steadily. Fatalities began to decline in 2024 but remain elevated compared to pre-pandemic levels

        - Possible causes include higher speeds on less congested roads post-COVID; increased vulnerable road user exposure; and behavioral factors (impaired or distracted driving, and not wearing seatbelts)
        - Pedestrians make up roughly 29 percent of total traffic fatalities (2019-2023), an increase compared to the previous five years
    - Crash rates show an uneven safety landscape:
        - The Inner Suburbs have the highest fatality rate per VMT and per capita, indicating a mismatch between infrastructure and current traffic volumes
        - The Urban Core has the highest serious injury rate per VMT and per capita, likely due to higher exposure of non-motorized users
    - Involved factors emphasize behavioral and infrastructure failures:
        - The most common contributors to fatal and serious injury crashes include: intersections, roadway departures, and speeding. Many crashes involve multiple compounding factors

- Response to Regional Safety Trends – Regional Inventory of Roadway Strategies
    - Theme 1: Most jurisdictions are adopting safety planning and agency culture norms
        - 15 of 22 TPB jurisdictions have or are developing Vision Zero Action Plans
        - Limited safety staff can be an issue
        - Interdepartmental coordination can also be challenging
    - Theme 2: Speed reduction countermeasures are used most frequently by local jurisdiction
        - Traffic calming is most often used to manage speeds on local roads
        - Road diets can be helpful, but can have challenges – before and after
        - Automatic traffic enforcement is widely used (16 jurisdictions)
        - Speed limit reductions are perceived as not being enough on their own
    - Theme 3: Impaired driving and unbelted driving countermeasures are typically led by police departments and State Highway Safety Offices
        - Police departments are generally leading on this, through patrols, ride share/late-night transit service, etc.
        - Ignition interlock not used as often by survey respondents (often deferred to courts)
        - Seatbelt laws and campaigns – limited enforcement authority contributes to low effectiveness
    - Theme 4: Local governments, state DOTs and police departments share common ground to address distracted driving

- White paper on Automated Traffic Enforcement
    - Seeking to answer:
        - How effective is automated traffic enforcement (ATE), especially speed and red-light cameras, in reducing severe crashes?
        - What practices can ensure fair, reliable, and publicly supported implementation of ATE throughout the region?
    - Key takeaways:

        - NHTSA and FHWA identifies ATE as a proven countermeasure for reducing fatal and severe crashes.
        - Automated enforcement consistently reduces crashes, with measurable benefits across regional, national, and international programs.
        - Automated enforcement reliably reduces excessive speeding and curbs the most dangerous high-end speed behaviors
    - Discussion that one of the hurdles is requiring uniformed police officers to review tickets

Report on Sustainable Maryland Executive Committee Meeting January 13, 2026

Submitted by Mayor Pro Tem Kristen Weaver (Report KLKW-2026-3)

General updates:

- Greenbelt is up for recertification as part of the 2026 cohort, applications due in June (Green ACES and staff are already working on this)
- Green Team Summit at Mount Rainier Nature Center tentatively scheduled for May 19th (special focus on reaching out to Spanish-speaking communities about sustainability)

Prince George's Climate Stewards Academy

- Five-part series, mix of in-person and virtual training sessions
- Focus on climate change resilience
- After training, participants have five months to complete a capstone project
- Pilot cohort completed training in early 2025, second group is in capstone phases
- Currently in the midst of training for second and third cohorts
- Have funding from Chesapeake Bay Trust for three more cohorts at the end of 2026/beginning of 2027
- Planning to do some program evaluation in the summer, after four cohorts

Greenbelt relevance: Watch for next cohort to be advertised to promote to residents

Leadership Training

- Moving to a county-specific training model, starting with Prince George's County
- Focus on emergency management and preparedness
- Still working on exact structure, consulting with experts
- Was looking at end of April, but that may not be feasible – now thinking that October is more likely
- MML did some tabletop exercises (in collaboration with experts from the Embassy of Netherlands) at the fall conference, also did a symposium late summer/early fall

Greenbelt relevance: Consider sending staff and/or council to training when it's announced

Sustainable Maryland 15th Anniversary this year

- Planning events to celebrate
- Will probably be an event in October (MML will be in early December instead, in Baltimore)
- May host something at MML Summer Conference
- Looking at other ways to celebrate

Greenbelt relevance: Greenbelt was one of the earliest involved in SM and regularly scores extremely well on certification. We should look for ways to participate in the celebrations.