

## MEMORANDUM

TO: City Council

FROM: David J. Deutsch  
City Manager

SUBJECT: *Status Report*

DATE: March 24, 2016

### *Status Report*

1. International Council of Shopping Centers (ICSC)

City staff again led the Prince George's Team at the ICSC Mid-Atlantic Conference and Deal Making event at the Gaylord National Harbor. Team members this year included Bowie, College Park, New Carrollton, and the Prince George's County EDC. The Team exhibited during the deal making session on Friday where City staff spoke with many of the retail center owners active in Bowie as well as several corporate real estate executives seeking sites. Another Bowie shopping center is likely to be 'for sale' this spring; this would be in addition to the recent (January) sale of the Bowie Plaza. A sale would likely result in an increased in the assessed value of the property. There was interest from grocers in the Bowie area; this interest appears to be driven by the pending merger of Ahold and Delhaize (Giant and Food Lion) with a resulting sale of some Prince George's County stores for both brands.

The City's Economic Development Director was also once again a member of the ICSC Mid-Atlantic Program Planning Committee and organized the Thursday afternoon General Session panel on 'Retail Reinvention'.

2. Community Pools

Earlier this year Council adopted an ordinance authorizing a Property Tax Credit for the four original community swimming pools. Three of the four organizations have submitted the required application form for the FY17 credit. I expect the fourth application will be received within a week.

3. Lidl Grocery Store Preliminary Plan

The Prince George's County Planning Board today voted unanimously to approve Preliminary Plan #4-15024 for the proposed 36,170 square foot Lidl grocery store on the Melvin Motors property. City Council reviewed this application at a public hearing on December 7, 2015 and voted to recommend approval with one condition and three considerations. The City's recommended condition establishing a trip cap was included in the M-NCPPC staff conditions, and the considerations relating to traffic safety will be addressed as findings in the Planning

Board's approval resolution. The attorney for Lidl, Mr. Russ Warfel, offered a landscaping exhibit showing a proposed buffer planting on the west side of Church Road, across from the site. Lidl committed to planting the buffer as a deterrent to people walking across private property in Woodmore North to get to the MD 450/Church Road intersection. In addition to City staff, five residents spoke in favor of the application and one letter was submitted from a resident supporting the proposal. Commissioner Shoaf moved for approval of the Preliminary Plan, in accordance with the staff conditions and the additional findings to address the City's traffic safety issues. Vice-Chair Dorothy Bailey seconded the motion, which passed unanimously.

DJD/adf