

GREATER  
LYTTONSVILLE  
Community Workshop July 15, 2014  
**Breakout Group Input**



# **Group 1**

Facilitator: Laura

Strengths	Challenges	Opportunities
Schools	Run down industrial area	Brookville "Mail Street"
Diversity	incompatible Use inclose	High Density Mixed Use
Location	proximity; Residential industrial	Integrate Areas
Parks/Rec Area	Lack of Retail & Services	
Mixed Use	Single Use Zoning	
Community Center	Not pedestrian friendly (bad side	
Forest Glen Annex	walks & lighting)	
Stability of Community	Lack of gathering places	
Upcoming Purple Line	crime (low income housing)	
	Traffic control	
	Parking	
	Isolated area (disconnected	
	communities)	

## Group 1: Strengths, Challenges & Opportunities





## Existing Conditions, Opportunities and Constraints Mapping Exercise

July 15, 2014

### STEP 1. DISTRICTS

Draw outlines around the existing districts/neighborhoods within Greater Lyttonsville.



### STEP 2. CENTERS OF ACTIVITY

Place pieces on the destinations in the Sector Plan Area where activities are clustered. (These may include places where you gather, socialize, work, dine, shop, celebrate, etc.)



### STEP 3. CONNECTIVITY

Draw the routes you typically take to these centers or other destinations. (label: walk, bike, transit, drive)

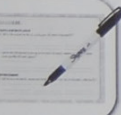


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### STEP 4. QUESTIONS

Write your responses to the parks, recreation and environment questions in the box to the right.



### STEP 5. ENHANCED/EMERGING CENTERS

Place pieces on centers of activity that should be enhanced and potential emerging centers.



### COMMENTS:

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\_\_\_\_\_  
\_\_\_\_\_



### STEP 4. QUESTIONS

#### PARKS AND RECREATION

1. What do you enjoy doing outdoors in Greater Lyttonsville?

*High Park & Cemetery  
Trails (Rock Creek, Maryland)  
Nothing  
Playgrounds & Park (Buckhorn Creek)  
Social*

2. What would you enjoy doing outdoors in Greater Lyttonsville if there were more parkland/open space?

*At Rock Creek  
Outdoor Dining (in parks)  
More Picnic Facilities*

#### ENVIRONMENT

3. What are your top 2 environmental concerns? (check next to your selections)

- ☐ a. Impervious cover
- ☐ b. Tree canopy cover
- ☐ c. Stormwater runoff
- ☐ d. Brownfields

f. Other: *More trails (Rock Creek)  
Health & Well Being (add playgrounds)  
Light Pollution*

LAURA'S TABLE

## Group 1: Mapping Exercise

## **Group 2**

Facilitator: Dave

Strengths	Challenges	Opportunities
Community	Balance of land use types	
Travel to and thru	Balance of preserving land use diversity and	
History	preservation of light industry	Making Brookville Road
-Institutional (finishing school)	Purple Line connectivity vs community	Walkable/Inviting
- thru founding	protection (P.L. needs to fit into community context)	
Diversity Integrated Community		
- ethic/economic	Large segment of community has fewer	
- Land use	resources	
Variety of housing	Redevelopment needs to benefit community	
Green space		
- local park	Connectors to surrounding neighbors (CSX, EW	
- access to Rock Creek SVP	Hwy, 16th Street are barriers)	Using Purple Line and CCT to tie communities together
	Keeping & expanding	
	Replacing neighbor retail - Spring Center,	
Schools, Rec Centers	Brookville Road	
	Crumbling infrastructure	
	- s/w on Brookville Road	
	- all residential roads in Rosemary Hills &	
Integrating trail into community	Lyttonsville	Restore housing South of tracks, East of Lyttonsville Place, north of Lyttonsville Road
	Increase walkability	
	Balance in affordable housing	
	-maintain but doesn't become the reposting of	
	affordable housing in Silver Spring	

## Group 2: Strengths, Challenges & Opportunities



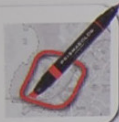


## Existing Conditions, Opportunities and Constraints Mapping Exercise

July 15, 2014

### STEP 1. DISTRICTS

Draw outlines around the existing districts/neighborhoods within Greater Lyttonsville.



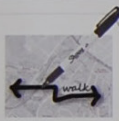
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### STEP 3. CONNECTIVITY

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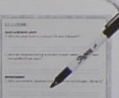


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### STEP 4. QUESTIONS

Write your responses to the parks, recreation and environment questions in the box to the right.



### STEP 5. ENHANCED/EMERGING CENTERS

Place pieces on centers of activity that should be enhanced and potential emerging centers.



### COMMENTS:

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\_\_\_\_\_



### STEP 4. QUESTIONS

#### PARKS AND RECREATION

1. What do you enjoy doing outdoors in Greater Lyttonsville?

Walking, jogging, playing, playing in local parks, playing in local parks, playing in local parks

2. What would you enjoy doing outdoors in Greater Lyttonsville if there were more parkland/open space?

to walk to the Seminary, playing outside, playing outside, playing outside, playing outside, playing outside

#### ENVIRONMENT

3. What are your top 2 environmental concerns? (check next to your selections)

a. Impervious cover, b. Tree canopy cover, c. Stormwater runoff, d. Brownfields, e. Other: water quality, water quality, water quality, water quality, water quality

Dave

## Group 2: Mapping Exercise

## **Group 3**

Facilitator: Lisa & Rick



Strengths	Challenges	Opportunities
Proximity to DC- also Silver Spring & Bethesda Rock Creek Park Community Center	RR (fences) Tracks cutoff communities & big streets Not cohesive neighborhood Lack of public spaces (mingle/meet space)	Station Areas - Connecting (within community) (in & out) - neighborhood - centric development, eg. Restaurants, music: third space
Walkable (park & neighborhood) Mix of people Trees/Tree cover	Bars, entertainment, coffee houses, food, restaurant Retail, food/grocery for community Safety: at night, crime	Industrial Area - Aesthetic upgrade - better parking - community connected - job development
History of Lyttonsville	More parks space, more diversity of trail & rec options	
Parkway Deli Affordability place to live	trail accessibility Industrial area- unattractive/aesthetics - parking More local jobs needed	Parks & Trails MORE , now better more accessible
		Notes: 1) Spring Center: Make neighborhood centric better connection 2) Industrial Park: Revitalize, community friendly 3) Revitalization of Lyttonsville area- connections at Purple Line 4) Nightlife 5) Job Development 6) Trails, expand & connect

## Group 3: Strengths, Challenges & Opportunities

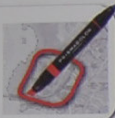


# Existing Conditions, Opportunities and Constraints Mapping Exercise

July 15, 2014

## STEP 1. DISTRICTS

Draw outlines around the existing districts/neighborhoods within Greater Lyttonsville.



## STEP 2. CENTERS OF ACTIVITY

Place pieces on the destinations in the Sector Plan Area where activities are clustered. (These may include places where you gather, socialize, work, dine, shop, celebrate, etc.)



## STEP 3. CONNECTIVITY

Draw the routes you typically take to these centers or other destinations. (label: walk, bike, transit, drive)

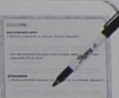


Place pieces where you find it hard to walk, bike, use transit or drive along these routes.



## STEP 4. QUESTIONS

Write your responses to the parks, recreation and environment questions in the box to the right.



## STEP 5. ENHANCED/EMERGING CENTERS

Place pieces on centers of activity that should be enhanced and potential emerging centers.



## COMMENTS:

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## STEP 4. QUESTIONS

### PARKS AND RECREATION

1. What do you enjoy doing outdoors in Greater Lyttonsville?

Walking in neighborhood  
tennis  
basketball  
walking trails  
jogging  
deck walking  
bird watching

2. What would you enjoy doing outdoors in Greater Lyttonsville if there were more parkland/open space?

soccer/hoops  
more walking, biking trails  
connections to trails  
volleyball  
community garden

### ENVIRONMENT

3. What are your top 2 environmental concerns? (check next to your selections)

a. Impervious cover  
b. Tree canopy cover  
c. Stormwater runoff  
d. Brownfields  
e. Air Quality  
f. Other: mosquitoes

Group 3: Mapping Exercise

## **Group 4**

Facilitator: Tina

Strengths	Challenges	Opportunities
Access to Rock Creek Park + the Capital Crescent Trail	Industrial park lacks aesthetics	Purple Line will encourage a mix of uses more unique retail residential options walkability all
Proximity to Metro	No retail w/in walking distance	pluses
Proximity to the Purple Line	Access to retail poor	
An industrial park within the community	Too expensive for a moderately waged person to purchase a house	
Space to make things (art, furniture, breweries, etc.)	Please figure out a way to attract fun business that people can use; funky cafes, boutiques	A mix of housing at different price points
A community center!	Lacks sidewalks	condos, town houses, detached houses
	Lacks community feel	
Well educated an well engaged community	Lacks a destination	
Close proximity to good County schools	Retain affordability by offering incentives like density incentives	Community center needs a pool
A culturally diverse community	Integrate housing w/in the industrial area	

## Group 4: Strengths, Challenges & Opportunities





## Existing Conditions, Opportunities and Constraints Mapping Exercise

July 15, 2014

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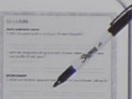


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### STEP 4. QUESTIONS

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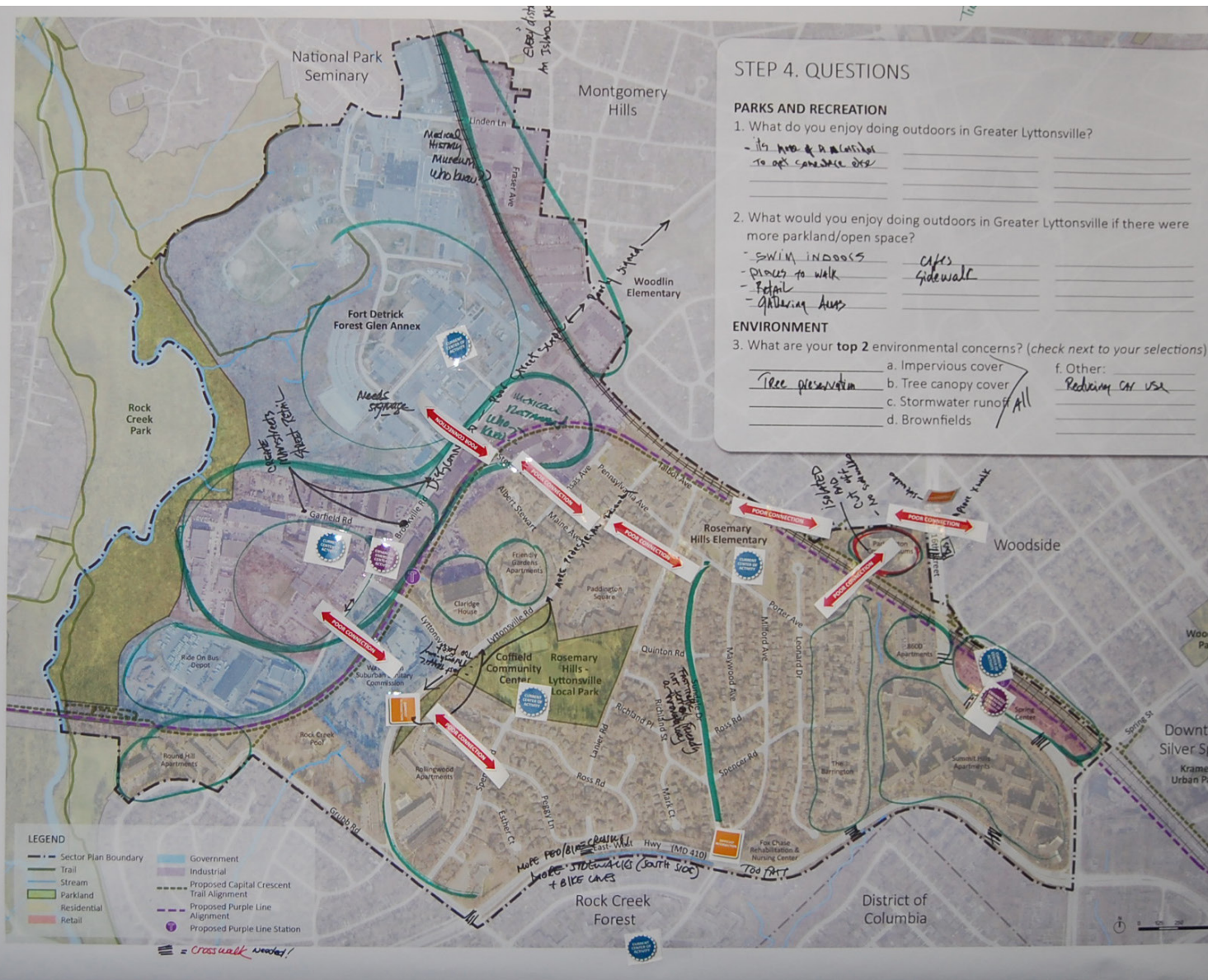
### STEP 5. ENHANCED/EMERGING CENTERS

Place pieces on centers of activity that should be enhanced and potential emerging centers.



### COMMENTS:

Handwritten notes in the comments section.



### STEP 4. QUESTIONS

#### PARKS AND RECREATION

1. What do you enjoy doing outdoors in Greater Lyttonsville?

- It's nice & peaceful  
- to get some fresh air

2. What would you enjoy doing outdoors in Greater Lyttonsville if there were more parkland/open space?

- SWIM IN Pools  
- Places to walk  
- Petal  
- Gathering Areas

Cafes  
Sidewalk

#### ENVIRONMENT

3. What are your top 2 environmental concerns? (check next to your selections)

a. Impervious cover  
b. Tree canopy cover  
c. Stormwater runoff  
d. Brownfields

f. Other:  
Reducing car use

Tree preservation

Tree canopy cover

Stormwater runoff

Brownfields

Impervious cover

Other:

Reducing car use

Tree preservation

Tree canopy cover

Stormwater runoff

Brownfields

Impervious cover

Other:

Reducing car use

Tree preservation

Tree canopy cover

Stormwater runoff

Brownfields

Impervious cover

Other:

Reducing car use

Tree preservation

Tree canopy cover

Stormwater runoff

Brownfields

Impervious cover

Other:

Reducing car use

Tree preservation

Tree canopy cover

Stormwater runoff

Brownfields

Impervious cover

Other:

Reducing car use

## **Group 5**

Facilitator: Brooke

Strengths	Challenges	Opportunities
Community togetherness (diversity) racial/ethnic and religious integration	Purple Line	Employment Community
Much of community has been reserved physically and historically	Deterioration of Light Industrial Area Intersection of Lyttonsville Road & Lyttonsville Place unsafe and a traffic jam	Mass Transit  Residential Growth
Long line of integration since early 1900's	Cut through traffic from E-W Highway to 495 Beltsville	
Lots of children Church/school/community center/parks	Poor traffic signage for commercial vehicles Cul-de-sac parking/Albert Steward Lane	
Location/Access	Toxic Dumps (Bus Depot Area below Albert Steward Forest Glenn Annex Drain)	
Community reunions People stay Affordable housing & safety Ride-On Capital Crescent Trail		

## Group 5: Strengths, Challenges & Opportunities





**Existing Conditions, Opportunities and Constraints Mapping Exercise**  
July 15, 2014

**STEP 1. IDENTIFY EXISTING CONDITIONS**  
Draw around the existing district neighborhoods within Greater Lyttonsville.



**STEP 2. CENTERS OF ACTIVITY**  
Place pieces on the destinations in the Sector Plan Area where activities are clustered. (These may include places where you gather, socialize, work, dine, shop, celebrate, etc.)



**STEP 3. CONNECTIVITY**  
Draw the routes you typically take to these centers or other destinations. (label: walk, bike, transit, drive)

Place pieces where you find it hard to walk, bike, use transit or drive along these routes.



**STEP 4. QUESTIONS**  
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**STEP 5. ENHANCED/EMERGING CENTERS**  
Place pieces on centers of activity that should be enhanced and potential emerging centers.



**COMMENTS:**

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**LEGEND**

- Sector Plan Boundary
- Trail
- Stream
- Parkland
- Residential
- Retail
- Government
- Industrial
- Proposed Capital Crescent Trail Alignment
- Proposed Purple Line Alignment
- Proposed Purple Line Station

**STEP 4. QUESTIONS**

**PARKS AND RECREATION**

1. What do you enjoy doing outdoors in Greater Lyttonsville?

WALKING	PLAYING BALL GAMES	SUP BALL
JOGGING	TENNIS	DOG WALKING
COOKOUTS AT THE CENTER	BASKETBALL	DOG, FLEECE
	SOCCER	

2. What would you enjoy doing outdoors in Greater Lyttonsville if there were more parkland/open space?

COMMUNITY GARDENS		
SEATE BASKING		
PASSIVE PARK		

**ENVIRONMENT**

3. What are your top 2 environmental concerns? (check next to your selections)

<input checked="" type="checkbox"/> a. Impervious cover	f. Other: <u>TRAFFIC</u>
<input checked="" type="checkbox"/> b. Tree canopy cover	
<input checked="" type="checkbox"/> c. Stormwater runoff	
<input type="checkbox"/> d. Brownfields	

**Group 5: Mapping Exercise**

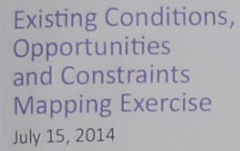


## **Group 6**

Facilitator: Chuck

Strengths	Challenges	Opportunities
Diversity (People & Economy)	Road/Infrastructure. Maintenance	
Parks & C.C.	Too much ind.	Purple Line Access to regional Hubs (Increase attractiveness of area)
Community Involve...	Too much government land- not econ productive	
Convenient Location	Poor Aesthetics (Brookville Road Corp.)	
Access to shops	With P.L., redevelop Brookville Road	
Access to transportation	Cut-through traffic (sundale) (Talbot Br)	Econ. Gains more \$\$\$ invest./Spend
Walkable	Maintain mix of housing & family types	
Regional Trails	Maintain Q & L with changes	
B-CC Schools/Cluster	Maintain/Enhance Community Amenities	Increase Community Facilities (\$\$\$)
Mix of Housing Types	Econ. Inequality (opportunities) "climbing the ladder"	Start-up Tech/Eco Companies

## Group 6: Strengths, Challenges & Opportunities



**Draw** outlines around the existing districts/neighborhoods within Greater Lyttonsville.



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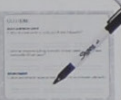
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**Write** your responses to the parks, recreation and environment questions in the box to the right.



**Place** pieces on centers of activity that should be enhanced and potential emerging centers.



COMMENTS:



3) f. Other: NOISE  
CONST.  
INDUST.  
TRAINS

## Group 6: Mapping Exercise

## **Group 7**

Facilitator: Robert



Strengths	Challenges	Opportunities
475 Businesses	Diverse Housing Stock	
	Purple Line Impact (?)	Support/Grow Creative Arts
Diverse Housing Stock	Construction, loss of green space, parking problems	Creative use of warehouse space
Community CTR	Bus wait times	
Green spaces		Promote senior housing & elder services
Lyttonsville Park, Rock Creek	No dog park	Promote aging in place
Safe Environment	Traffic flow, signage	
Capital Crescent Trail	Crossing 16th Street	
Diverse Population	Support businesses in face of residential growth	

## Group 7: Strengths, Challenges & Opportunities

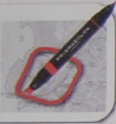


# Existing Conditions, Opportunities and Constraints Mapping Exercise

July 15, 2014

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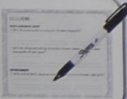


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## STEP 5. ENHANCED/EMERGING CENTERS

Place pieces on centers of activity that should be enhanced and potential emerging centers.



## COMMENTS:

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## STEP 4. QUESTIONS

### PARKS AND RECREATION

1. What do you enjoy doing outdoors in Greater Lyttonsville?

Walking  
Swimming  
Playgrounds + Fields

2. What would you enjoy doing outdoors in Greater Lyttonsville if there were more parkland/open space?

Pool (like Westport)

### ENVIRONMENT

3. What are your **top 2** environmental concerns? (check next to your selections)

- |                                     |                      |                               |
|-------------------------------------|----------------------|-------------------------------|
| <u>Don't dig up old road</u>        | a. Impervious cover  | f. Other: _____               |
| <input checked="" type="checkbox"/> | b. Tree canopy cover | <u>Red line loss of trees</u> |
| <input type="checkbox"/>            | c. Stormwater runoff | _____                         |
| <u>Should be encouraged</u>         | d. Brownfields       | _____                         |

Group 7: Mapping Exercise