
CHECKLIST & TABLE OF CONTENTS

APPLICANT: Town of Bladensburg

NAME OF SUSTAINABLE COMMUNITY: Port Towns

Please review the checklist of attachments and furnish all of the attachments that are applicable. Contents of the notebook should be tabbed and organized as follows:

- TAB #1 Applicant Information**

- TAB #2 Sustainable Community Baseline Information - In addition to hard copies of the project location map, a detailed listing of parcels (i.e. Parcel ID Numbers) that form the project boundary should be included. Maps should also be submitted in electronic GIS form (shape file). If you have additional comments or questions, please contact Brad Wolters, Senior GIS Specialist, DHCD, wolters@mdhousing.org.**

- TAB #3 Local Capacity to Implement Plans & Projects: Attach Sustainable Communities Workgroup roster noted in Section III**

- TAB #4 Sustainable Community Plan**

- TAB #5 Progress Measures**

- TAB #6 Local Support Resolution**

- TAB #7 Signed Sustainable Community Application Disclosure Authorization and Certification**

**All documents on this checklist are mandatory.
Failure to provide the requested document will automatically deny your application.**

II. SUSTAINABLE COMMUNITY BASELINE INFORMATION

Through this section, applicants will demonstrate that trends and conditions in homeownership, property values, employment, commercial and residential vacancy, community facilities and infrastructure, natural resources, the local business and residential districts show a need for new or continued revitalization reinvestment. Demographic data and trends provided by Applicants should support the choice of the proposed Sustainable Community Area boundary and help form a basis for needs and opportunities to be addressed through the initiatives and projects described in the Sustainable Community Action Plan (Section IV).

POINTS IN THIS SECTION WILL BE AWARDED BASED ON THE SC AREA'S NEED FOR REINVESTMENT AS EVIDENCED BY THOROUGH DESCRIPTIONS OF CURRENT CONDITIONS OR TRENDS (and will not be based upon current or planned revitalization activities which will be covered in Section IV).

A. Proposed Sustainable Community Area (s):

County: Prince George's

Name of Sustainable Community: Port Towns

Include boundary descriptions and a map of the Sustainable Community. In addition to hard copies of the of the project location map, a detailed listing of parcels (i.e. Parcel ID Numbers) that form the project boundary should be included. If possible, maps should also be submitted in electronic GIS form (shape file). If you have additional comments or questions, please contact Brad Wolters, Senior GIS Specialist, DHCD, Wolters@MdHousing.org

The Port Towns Sustainable Community Designated Area encompasses the Towns of Bladensburg, Colmar Manor, Cottage City and Edmonston in Prince George's County, Maryland, and is approximately 1452.8 acres.

II. SUSTAINABLE COMMUNITY BASELINE INFORMATIONApproximate number of acres within the SC Area: 1452.8

Existing federal, state or local designations (check all that apply):

- | | |
|---|--|
| <input checked="" type="checkbox"/> Community Legacy Area | <input type="checkbox"/> Designated Neighborhood |
| <input checked="" type="checkbox"/> Main Street | <input type="checkbox"/> Maple Street |
| <input type="checkbox"/> Local Historic District | <input type="checkbox"/> National Register Historic District |
| <input type="checkbox"/> A & E District | <input type="checkbox"/> State Enterprise Zone Special Taxing District |
| <input type="checkbox"/> BRAC | <input type="checkbox"/> State Designated TOD |
| <input type="checkbox"/> Other(s): _____ | |

II. SUSTAINABLE COMMUNITY BASELINE INFORMATION

Prior Revitalization Investments & Smart Growth:

(a) List and describe any significant State and local smart growth or revitalization related program investments (for instance, Community Legacy or SC Rehab Tax Credit) that have been invested in the Area since the launching of Maryland's Smart Growth initiative and programs in 1997 (including Housing investment). What impact have these investments made in the community? (Answer Space 4,000 characters)

The Port Towns has been a designated Community Legacy Area since 2003 and has received a total of \$2,045,577 in grant awards for approximately 22 projects. A number of the Port Towns Community Legacy projects have focused primarily on revitalizing the area through the Port Towns Commercial Business Façade Program. Through the Port Towns Community Development Corporation, businesses are able to apply for small grants to complete internal and external improvements to businesses, thereby contributing to overall aesthetics of the community. Additionally, the Port Towns is the recipient of the Prince George's Healthy Homes Project, where selected homes receive small grants for the removal, replacement and upgrading of HVAC units as well as ducts. Some of our noted Community Legacy projects include:

- Prince George's Healthy Homes Project (\$115,000 awarded)
- ECO City Farms-2012 (\$75,000 awarded)
- Cottage City HVAC System- 2010 (\$35,000 awarded)
- Edmonston Bio Retention Ponds -2011 (\$55,000 awarded)
- Targeted Town Center Properties- 2008 (\$100,000 awarded)
- Bladensburg Road Streetscape- 2005 (\$76,623 awarded)
- Community Forklift Salvage and Surplus Center- 2004 (\$190,000 awarded)
- George Washington House- 2003 (\$350,000 awarded)

In 2008, the Port Towns was selected as "Capital for the Day," by the governor and on that day the Port Towns self-established itself as a Maryland Smart Growth Capital; and continues to demonstrate that commitment through greening, economic sustainability, and health and wellness efforts. Every municipality in the Port Towns has adopted resolutions supporting Smart Growth, as well as policies which have been lobbied for, by the Port Towns in the county and state legislatures, the Governor's Office, and the United States Congress.

The Port Towns continues to work with such partners as ECO City Farms, a sustainable urban farm that will produce food locally through intensive year-round growing practices and, thereby helping to create local job opportunities. The farm will reduce the need to import healthy produce from long distances, saving fuel and the environmental impact of long distance trucking. End Time Harvest Ministries, a long standing nonprofit partner, connects youth to Port Towns sustainable projects by systematically involving them in the economic development of the Port Towns through its Jobs-For-Youth Program, Project 450 Storm Water Management Community Clean Ups, and Port Towns Youth Council leadership program. These youth leaders are training others to make healthy living choices that will have long term impact on sustaining the revitalization work in this community.

Additionally, the Port Towns is working to address issues with energy efficiency. Currently the Towns have installed solar panels as a primary energy generating source for their respective Town Halls. Additionally, the Town of Bladensburg has installed a new system of permeable pavers to mitigate stormwater runoff from the parking lot, as well as installed an eco-pole lighting system, which fully generates its own power to create light. The Port Town of Cottage City is working towards the development of the Port Towns Educational Center on Sustainability? a state of the art facility that will serve as a demonstration site and can be modeled by other municipalities.

Finally, the Port Towns has advocated, and is now in the planning stages of a partnership with the State Highway Administration (SHA), for the Green Street on one of its main roadways. This project augments and will directly address the Port Towns' standing concerns and perceptions, as well as supporting the long awaited Green Street. The Port Towns is not only committed to Smart Growth policies and approaches, but is poised to be a leader in Prince George's County and throughout the nation.

II. SUSTAINABLE COMMUNITY BASELINE INFORMATION

(b) Describe any existing barriers to Smart Growth that may affect your jurisdiction or the proposed SC Area. For instance, does your area have higher development fees than outer “cornfields”?

(Answer Space 4,000 characters)

Economic conditions, the under-utilization of community assets and the lack of sound and safe transportation infrastructure all play a role in the existing barriers to Smart Growth in the Port Towns.

Green Door Advisors, a marketing consulting firm was retained by the Port Towns CDC to conduct an analysis of the Port Towns neighborhoods. The demographic trends and characteristics of the Port Towns were compared to similar inner-suburban communities to determine contributing factors that inhibit the retail market and neighborhood revitalization.

The comparative analysis revealed the following:

- The three factors that impact the retail market in the Port Towns are household density, household incomes and the leakage of current household spending to outside areas.
- Although the existing retail space in the Port Towns is almost fully occupied, it does not meet all of the communities' spending needs, creating leakage of household spending to other areas.
- In 2010, the Port Towns economic activity generated \$795.9 million. Fourteen percent or \$104 million of the total economic activity was retail sales to households and businesses located outside of the Sustainable Community area.
- Twenty five percent or \$198.3 million of the total activity was spending from Port Towns households leaking to other areas. Because this leakage is actually being spent elsewhere, it represents \$198.3 million in lost economic opportunity for the Port Towns.

The Port Towns encompasses numerous assets including historic properties, the Anacostia River and trails, affordable housing and more; the under-utilization of these resources also presents a barrier to Smart Growth. Some of the challenges include:

- Negative perception of the Port Towns by outsiders.
- Alarming foreclosure rates.
- Poor/inadequate upkeep of physical environment.
- Challenges associated with sustaining success and avoiding unintended consequences of urban renewal (i.e., displacement, gentrification).
- Limited understanding and appreciation of the value of our youths.
- Limited awareness about available resources in the Port Towns (i.e., river, trails, historic sites, etc.).

Transportation and mobility are key to sustainable development. Sustainable transportation can enhance economic growth and improve accessibility. We recognize the importance of the efficient movement of people and goods, and access to environmentally sound, safe and affordable transportation. Challenges in the Port Towns as it pertains to transportation are:

- Walkable streets in and around the Port Towns.
- High amount of through traffic on major roadways has resulted in relatively heavy traffic congestion during peak commuting hours.
- Closely spaced business entrances (individual curb cuts); inadequate or missing pedestrian facilities (sidewalks, trails, and visible crosswalks); numerous utility poles and overhead hanging utilities; lack of appropriate landscaping and buffer areas; deficient nighttime pedestrian-scale street lighting; and traffic traveling at unsafe speeds have resulted in a less than inviting environment.

II. SUSTAINABLE COMMUNITY BASELINE INFORMATION

B. Community Conditions: Strengths and Weaknesses

(1) Describe the strengths and weaknesses in the proposed Area's existing built environment. For example, what is the condition of housing? Are there underutilized historic buildings and cultural places? What is the condition and availability of community parks and recreational assets? Are there transportation assets? What is the current condition of community infrastructure such as roads and lighting? (Answer Space 4,000 characters)

Strengths:

- Unique model and branding with four Towns working together toward one common goal: Revitalize the Port Towns
- Historic Properties: Balloon Park, Bladensburg Waterfront Park, Bostwick House, Dueling Grounds, Fort Lincoln Cemetery, George Washington House, Magruder House, Market Master's House, Peace Cross, Korean War, Vietnam War and 9/11 Memorials.
- Anacostia River & Trails
- Open Space/Parks & Recreation
- Affordable Housing Stock
- Diversity of Townships
- Engaged and committed elected officials and municipal governments
- Youth Engagement
- Close proximity to Washington, D.C.
- Access to five metro stations: Cheverly, Hyattsville, Prince George's Plaza, New Carrollton and Landover
- Daily service by seven bus routes: #84, T18, F1, F8, R12 and R17

Weaknesses:

- Aged Housing Stock
- High Foreclosure Rates
- High traffic congestion on main roadways during peak commuting hours
- Poor aesthetics and upkeep of the community
- Negative overall perception of Port Towns area (i.e., crime rate)
- Lack of diverse restaurants and retail supply

II. SUSTAINABLE COMMUNITY BASELINE INFORMATION

(2) Describe the Area's land use/zoning make-up (residential, commercial, industrial, and mixed-use). Is the current land use or zoning conducive to revitalization investment? (Answer Space 4,000 characters)

A significant portion of the Port Town's zoning and land use encompasses 173.11 acres of light industrial; 117.59 acres of heavy industrial, 455.94 acres of open reserved space; 86.11 acres of open space; 528.23 acres of one-family detached residential; 85.76 acres of commercial shopping space; 87.72 acres of townhouses; 75.39 acres of high rise and the remaining acreage spread out amongst commercial miscellaneous, commercial office and ancillary, single family detached, triplex and urban light industrial. Additionally, the new Sector Map Amendment plan converted a significant amount of land use in the Port Towns in the commercial corridor to Mixed-Use-Transportation (M-X-T) including a "Development District Overlay Zone" DDOZ. This new zoning provides the highest and best use to promote revitalization and new development. The M-X-T Zone allows for additional residential as well as commercial development. The Green Door Market Regeneration study indicates a significant need for new residential units for the community to improve economic development opportunities. The new zoning allows for that outcome.

II. SUSTAINABLE COMMUNITY BASELINE INFORMATION

3) Describe strengths and weaknesses in basic features of community quality-of-life. For instance, is crime an issue for this SC Area? What is the condition and quality of educational choices available to the community? Are artistic, cultural, or community resources, events or facilities within or accessible to residents in the proposed SC Area? (Answer Space 4,000 characters)

The Port Towns reflects a rich educational base and includes seven community schools to serve its diverse population. The four elementary schools include; Port Towns, Bladensburg, Rogers Heights and Templeton. Additionally, there are three high schools. These include; Bladensburg High, Elizabeth Seton High and the Annapolis Road Academy Alternative School. The area is also serviced by the William Wirt Middle School, which is conveniently located in the neighboring community of Riverdale.

An internal and external assessment conducted by Parsons 3D/International in conjunction with three additional contractors of the public school facilities revealed that some of the schools were in need of improvement. The assessment also demonstrated that Port Towns' schools were structured to accommodate a specific number of students and meet state requirements in that regard. All of the schools in the Port Towns have been rated to be in fair condition.

In terms of high academic achievements, Port Towns' schools, much like the Prince George's County; reflect average accomplishments. As the area continues to grow, the Port Towns leadership among other entities will continue to support the schools in a capacity that will further advance its ratings academically.

The Port Towns boasts a rich artistic, cultural and community environment. There is approximately 568 acres of parkland in the Port Towns; much of which owned by and overseen by the Maryland-National Capital Park and Planning Commission. There are nine neighborhood parks, two community parks, Bladensburg Community Center, Edmonston Recreation, the new Colmar Manor Town Hall and Community Center, Bladensburg Waterfront Park, Publick Playhouse Cultural Arts Center, Peace Cross and Memorial Grove and the Anacostia Tributary Trail System. Currently, these amenities are underutilized. However, the 2009 Port Towns Sector Map and Amendment Plan reflect a number of objectives and strategies to further advance these areas to create a sustained and actively engaged Port Towns community.

The Port Towns, as an urban inner-beltway community has relatively low crime. However, the perception of crime lingers and the appearance of cleanliness of the area could be improved. To this end the Port Towns are considering a number of strategies (in support of prior façade improvement efforts) that would bolster the cleanliness effort and would appeal to and attract investors and merchants in the local area driving positive economic development.

II. SUSTAINABLE COMMUNITY BASELINE INFORMATION

C. Natural Resources and Environmental Impact: Strengths and Weaknesses

(1) Describe the strengths and weaknesses of the community's "natural environment." in or near the Sustainable Community Area. What is the current condition of key natural resources - lands, air, water, watersheds, tree canopy, other? If the community is located in a coastal zone, what risks might the community be subject to associated with climate induced sea level rise? (Answer Space 4,000 characters)

The Anacostia River serves as the core to the Port Towns natural resources. The Sector Map Amendment states that the area is predicted to be a "destination center" focused on its Waterfront; making the River, as well as the preservation and restoration of the natural resources a high priority for the Port Towns.

Today, the River contributes toward the economical, environmental and recreational furtherance of the Port Towns' community and brand. Stemming from the River, the Port Towns contains floodplains, wetlands and watersheds which add to the overall natural environment; but also present some challenges. Portions of the area are designated for redevelopment, while other areas must remain as open space. As a result of the diminishing of the natural systems in the area, redevelopment efforts present some environmental dangers and barriers. Moving forward, the Port Towns is working and advocating for the restoration of some of the ecological systems with an approach of best stormwater management practices, sustainable building methods, conservation landscaping techniques and other progressive environmentally conscious efforts. Focus will also address noise reduction, light and air pollution, which is known to increase in developed areas.

Additionally, the silting in the River from concrete and asphalt from as far away as Montgomery County, also presents a challenge in appealing to new developments and businesses to the area. Consequently, the Anacostia River and sustainable development policy continues to be a high priority for the Port Towns Legislative Priority agenda.

II. SUSTAINABLE COMMUNITY BASELINE INFORMATION

(2) Describe the strengths and weaknesses of any current efforts to reduce the community's "carbon footprint" or impact on the environment. Is recycling (commercial or residential) available to minimize waste? Are there current efforts to encourage the purchase and availability of fresh local food and other local products and services to the community? Describe any current energy or water conservation efforts that may be underway. If the community has not implemented one of the above initiatives, has the community identified a need or interest to pursue these or other efforts to reduce environmental impact, for instance through the new Sustainable Maryland Certified initiative? (Answer Space 4,000 characters)

Green Industry and environmental sustainability are priorities in the Port Towns. A number of significant project initiatives are currently underway in the Port Towns to further promote better environmental stewardship. These initiatives are in various phases, where the goal is to derive both short term and long term benefits for the region. The Port Towns of Edmonston worked to produce the "Edmonston Green Street" the first of its kind in Maryland; which serves as a model for representing environmentally friendly facets such as wide bicycle lanes, an overhead canopy, solar powered street lighting and an underground storm management system. The Town of Bladensburg is working with State Highway Administration (SHA) to build and renovate its main arterial road (SHA owned) into a Green Street. The Port Towns have formed a collaborative to support weatherization for residents' homes. This highly successful effort (with funding support from both MEA and DHCD) not only directly reduces the carbon footprint in a wider community based effort; it also supports the reinvestment and valuation of community homes.

ECO City Farms, the first urban farm in the area is also located in the Port Town of Edmonston. The farm provides and promotes healthy produce, eggs, honey and other vegetables to residents and some restaurant businesses in the Port Towns. Its produce is sold at Farmer's Markets and also local restaurants such as Chipotle. The farm also offers a number of hands-on, educational classes; including an agricultural certification program, a partnership with Prince George's Community College. A second farm is currently being developed in the Town of Bladensburg and will seek to replicate the current success of the farm in Edmonston in providing fresh vegetables as well as serve as a local composting site.

The Port Towns is also home to Community Forklift? 40,000 square-foot reuse center; that receives large donations and resell them at an affordable cost. This facility was in the original Port Towns Action Plan and was slated to become the anchor business to help leverage sustainability and green efforts.

The Town of Bladensburg installed state-of-the-art permeable pavers manufactured by a local business partner, Ernest Maier Block. The new pavers help to absorb stormwater and redirects it into the ground; therefore minimizing runoff into the Anacostia River. The Town has also installed solar panels as well as eco-friendly lighting to conserve energy. Other Port Towns have adopted best practices regarding environmental sustainability. The Towns of Colmar Manor and Edmonston have also installed solar panels in their Town Halls.

Bladensburg and Colmar Manor have also assembled a community "Green Team" consisting of members from all sectors of the community; in an effort to garner the Sustainable Maryland Certification and to further advance green efforts throughout the community. The Port Towns of Bladensburg and Edmonston have attained Sustainable Maryland Certification.

With the Community Health Partnership (CHP) initiative through the Kaiser Foundation partnership, community gardens are sprung up throughout the Port Towns. These gardens are not only ecologically beneficial to the communities, but they also encourage healthy eating and nutrition; as well as present a great sense of community and togetherness among residents. To date, community gardens are in the Towns of Colmar Manor and Cottage City and working their way into other Port Towns.

II. SUSTAINABLE COMMUNITY BASELINE INFORMATION

(3) Describe the strengths and weaknesses of the jurisdiction's current stormwater management practices and how these may affect the proposed SC Area. Is redevelopment and retrofitting of infrastructure an issue or opportunity in this SC Area? Stormwater runoff is a significant source of pollution to Maryland's streams and the Chesapeake Bay. Buildings constructed before 1985 have little or no stormwater controls, and development between 1985 and 2010 have some controls. Updated stormwater regulations passed by Maryland's General Assembly in 2010 require that development and redevelopment projects utilize stringent stormwater controls. Sustainable Community Areas may have opportunities for redevelopment practices that can reduce stormwater flows. (Answer Space 4,000 characters)

The close proximity of the Port Towns region to the Anacostia River presents a unique and bilateral set of challenges. Not only are we concerned with doing our part to manage what goes into the river via storm water and pollutants, we are equally concerned with managing what comes out of the river in the way of flooding. Management initiatives and safeguards are in place to address both issues. As previously stated, the Edmonston Green Street was designed with storm water management tools built into it. Specifically, rain gardens, as they are known, are filtration systems that prevent storm water runoff from entering waterways. These rain gardens are in place in several locations along the Green Street. The current SMA calls for a "Green Street" in each of the Port Towns and as a result the rain gardens will be in place throughout. The Port Towns shopping center in Colmar Manor was one of the first centers in the area to use a rain garden for storm water management, and the Town of Bladensburg has several buildings with bio retention gardens. This rain garden and bio retention systems date back to the early 1990. All of the Port Towns are currently including additional bio-retention systems throughout, with funding support from Community Legacy, Chesapeake Bay Trust and NFWIF.

While much has been done to better manage storm water runoff, two primary obstacles that still challenge us are an older and deteriorating subterranean infrastructure and clogged or unusable storm drains. Efforts should be made to coordinate planning so that storm water infrastructure upgrades can be made concurrent to major road repairs and upgrades.

Efforts to be more environmentally responsible, no matter how great, have minimal effect without an equally great effort to educate the public on what is being done, the reasons for it and how they can share the responsibility. The Anacostia Watershed Society (AWS), headquartered in Bladensburg plays an important role in the overall Port Towns effort to increase community awareness. The organization provides educational programs on environmental issues and concepts, while engaging students of all ages in practical, hands-on stewardship activities.

II. SUSTAINABLE COMMUNITY BASELINE INFORMATION

D. Economic Conditions & Access to Opportunity: Strengths and Weaknesses

(1) Describe the jurisdiction's current economic strengths and weaknesses. For example, are there distinct economic drivers in the area or region that will affect access to job opportunities and the progress of the SC Plan? What are the main barriers to the Area's economic competitiveness? What is the current level of broadband access available to serve residents, businesses and public facilities? What efforts are currently in place to increase worker skills and employment? Describe trends in employment rates and business formation.

(Answer Space 4,000 characters)

The "four-towns, one community" branding of the Port Towns allows for a number of economic opportunities to leverage long-term sustainability. The area is traversed by key transportation routes and rail lines; and is distinguished by an array of recreational, environmental, historical, architectural, community and economic assets. The region boasts a strategic location, a vibrant and diverse population, an affordable and distinct housing stock, active and effective leadership, historic landmarks and sites, and a thriving industrial base.

- With the 200th Bicentennial of the War of 1812 quickly approaching in August of 2014, more than 1.5 million visitors are projected to visit the area. A significant number of these visitors will also be visiting the Port Towns as a result of the historic Battle of Bladensburg that took place between the Towns of Colmar Manor and Cottage City. The Battle of Bladensburg Task Force was formed in the summer of 2010 to plan and execute the Commemoration of the Battle of Bladensburg, producing a permanent visitor experience beyond this celebratory period.

- The War of 1812 Visitor Center was opened in 2012 and is slated to drive economic sustainability through destination tourism. Visitors will have the opportunity to visit many of the historic sites in the Port Towns.

- The historic Port Towns area features a strong industrial base which provides an array of employment opportunities.

- The Port Towns has a wide transportation network, which includes access to five metro stations, with daily service by seven bus routes; providing accessibility to surrounding communities, including the District of Columbia. This will help to further boost the Port Towns economically, and appeal to individuals who desire to work in an area that is accessible by public transportation.

- The presence of community partners and thriving business such as Community Forklift helps the Port Towns to attract additional green businesses to the community; thereby creating more green jobs.

- The housing stock in the Port Towns is affordable compare to surrounding communities. The median household income in the Port Towns is \$53,000. Additionally, the diverse population is appealing to a variety of ethnic groups, including a strong African and Caribbean mix.

- The Port Towns have approximately 568 acres of parkland which includes; nine neighborhood parks, two community parks, Bladensburg Community Center, Edmonston Recreation Building, Bladensburg Waterfront Park, Publik Playhouse Cultural Arts Center, Peace Cross and Memorial Grove and the Anacostia Tributary Trail System.

- Additionally, the towns also own and operate small playgrounds and open spaces for passive recreation. The Town of Colmar Manor owns a gymnasium in its town hall, as well as conference and event spaces for rent, which produces a stream of revenue for the community.

Despite these advantages, the landscape of the four towns is challenged by predominantly auto oriented infrastructure and development. This fosters an unfriendly environment for pedestrians and blocks access to views of the river and the area's recreational and historic resources. The lack of healthy food options and pollution further impair the quality of life for Port Town's residents. These challenges present a barrier to economic growth and sustainability.

II. SUSTAINABLE COMMUNITY BASELINE INFORMATION

(2) Describe the jurisdiction's housing market and access to affordable workforce housing. What are the trends in residential construction (rental and homeownership), homeownership rate, foreclosure rate and, property values. Describe how and whether your jurisdiction's prevailing housing costs - both homeownership and rental - are affordable to households below 120% AMI, 80% AMI and 50% AMI. What efforts are in place currently to house individuals, families and the disabled at or below the AMI levels described above? (Answer Space 4,000 characters)

The housing structure in the Port Towns consists of single family detached homes, one family detached residential, townhouses, triplex as well as multi-family high-rise residential. The Towns of Colmar Manor, Cottage City, and Edmonston are predominantly single family homes built between the 1920 – 1950s. About 30% of the homes in Bladensburg are single family homes, although many of Bladensburg single family homes are built of brick. Seventy percent of Bladensburg home stock is multi-family, ranging from market rate to low income.

Housing in the Port Towns has traditionally been very affordable in relation to the region; however, many of the older homes require a lot of work which can cause what seems to be an affordable home, one that is actually very expensive to maintain. Additionally, the decline in the U.S. economy has had a significant impact on the Port Towns community creating several foreclosures and causing housing prices to further decline along with maintenance. The Port Towns Sector Plan calls for development of M-X T – Mixed Use Transportation allowing the community to build residential housing and retail together. The plan also calls for some very strategic multi floor mixed use residential units that will be specifically for workforce and young adult housing.

One such development is the Riverview Project, which is still in the exploratory stages for development in Colmar Manor. The Port Towns CDC is working with a developer and other stakeholders to execute this project.

II. SUSTAINABLE COMMUNITY BASELINE INFORMATION

(3) Describe the SC Area's demographic trends (with respect to age, race, household size, household income, educational attainment, or other relevant factors). (Answer Space 4,000 characters)

Bladensburg

The Town Bladensburg has a population of 9,148. Of the population, 46.9% are men and 53.1% are women. U.S. born residents make up 71.1% of the population; while 28.9% are from other countries.

The city's population is 17.1% college educated and 77.5% high school diploma or GED. There are 33.7% married and 66.3% single residents. The highest percentage of the population is Black or African American at 65.6%; the second largest ethnic group is the Hispanic at 26.9%; White make up 12.6% two or more races comprise 2.7% ; Asian is 2.0% and American Indian and Alaska Native is 0.5%.

The number of rental homes in Bladensburg is 72.7% and owner occupied is 19.8%. The median year when most of the homes were built is 1967.

Colmar Manor

The Town of Colmar Manor has a population of 1,404; the town's residents are 52.1% men and 47.9% women. Residents are 44.0% married and 56.0% single. Additionally, 31.9% of its population was not born in other countries, while 68.1% are born in the U.S. The racial make up in Colmar Manor comprises of 45.0% Hispanic; 35.0% Black or African American; 27.1% Whites; 7.2% Asian and 3.8% two or more races.

The town's population is 13% college educated and 66.5% high school diploma or GED holders. Homes in Colmar Manor on average are 68 years old. The community is 72.9% home owner occupied and 16.6% are rented. The median income is \$26,913.

Cottage City

The Town of Cottage City has a population of 1,305 residents. Twenty five percent of its population is non-U.S. born, while 75.0% were born in the U.S. The community comprises of 37.7% married and 62.3% single; 48.0% men and 52.0% women.

Approximately 8.5% of its residents are college educated and 71.0% have a high school diploma or GED. The largest racial group is Black or African American who make up 46.6%; Hispanic is 34.4%; 20.7% White; 6.9% Asian and 4.9% two or more races.

Homes in Cottage City are 50.8% occupied by owner and 34.7% are rented. The median year when homes were built in the community is 1947.

Edmonston

The Town of Edmonston has a population of 1,445 residents; 55.4% are single and 44.6% are married. Of the Town's population 52.1% are males and 47.9% are women. Of the population, 63.0% were born in the U.S.; while 37.0% were born outside of the country.

The Hispanic population is the largest ethnic group with 48.3%; Black or African American 32.5%; White is 27.8%; two or more races 3.6%; Asian 2.1%; American Indian and Alaska Native 0.6% and Native Hawaiian or Pacific Islander is 0.3%.

Homes in Edmonston are 54.9% occupied by owners and 41.8% rented. The median income for the community is \$30,694.

III. LOCAL CAPACITY TO IMPLEMENT PLANS & PROJECTS

A. Organizational Structure:

Describe the Applicant's organizational structure. Specifically, which organizations are members in the Sustainable Communities Workgroup and who are the respective staff? Who are the leaders, and how will the Workgroup advisor or staff manage implementation of the SC Area Plan? (Answer Space 4,000 characters)

The Town of Bladensburg is the largest of the four Port Towns. With an effective and visible Mayor and Council structure, the community works to champion numerous efforts in the Port Towns, serving as the convener entity that brings together all of the towns and stake holders. The city continues to strive forward with the help of its progressive staff and departments, including a Town Administrator, a Grants Manager, a Director of Code Enforcement, Chief of Police, Town Clerk, among other staff members.

We recognize that no one organization can achieve anything on its own, and as a result, a Workgroup was established to leverage collective efforts to meet the needs of the community and drive economic development and sustainability. The Workgroup consists of the following organizations:

- Anacostia Trails Heritage Area, Inc. (Maryland Milestones)
- Anacostia Watershed Society
- Aman Trust
- Battle of Bladensburg Task Force
- Community Forklift
- End Time Harvest Ministries
- ECO City Farms
- Maryland National Capital Parks and Planning
- Maryland Energy Administration
- Port Towns Community Development Corporation
- Port Towns Community Health Partnership
- Prince George's Redevelopment Authority
- Prince George's Economic Development Corporation
- Prince George's County Government (including all departments and agencies)
- State of Maryland (including many departments and agencies)
- Town of Bladensburg
- Town of Colmar Manor
- Town of Cottage City
- Town of Edmonston
- And Private Businesses and Developers

The implementation of the Sustainable Communities Plan will be collaboratively executed, with input and participation from the Workgroup.

III. LOCAL CAPACITY TO IMPLEMENT PLANS & PROJECTS

B. Organizational Experience:

Describe the Applicant organization's past experience in administering revitalization plans and projects. Describe the roles of the members of the Sustainable Communities Workgroup, including their experience in implementing revitalization initiatives. What are the strengths and challenges of the capacity of these groups with respect to implementation of the SC Plan? (Answer Space 4,000 characters)

The Town of Bladensburg, Inc, has been the leader of the Prince George's Municipal Healthy Homes CL 130701 project, Collaboration of Municipalities in Prince George's County, Maryland, setting a standard that has since been used by others. The Town's, Collaboration of Municipalities Solar Retrofit project through Department of Energy and Prince George's County, Maryland, resulted in installation of 14kw to 21kw sized solar panels on nine municipal structures throughout the county at a cost of over \$1 million dollars. In addition, the Towns: Prince George's County Municipal Collaboration, with Maryland Energy Administration,(MEA), and Green reVisions, has resulted in over 80 private home weatherization projects in ten municipal jurisdictions, at a cost of about \$600,000. These projects have resulted in complete success stories and NO audit findings. Municipal jurisdictions agree by Resolution to partner and participate in the project, with the Town of Bladensburg, as the lead organization.

The Maryland Energy Administration (MEA) Weatherization Empower Communities grant funding is also anticipated and is part of this overall project proposal. Anticipated funding allows for weatherization upgrading of about 50+ homes at an average cost of \$5,900 each. The award is Capped at \$8000 per home. MEA's requirements also serve these projects reporting measurables in more specific detail.

The size of the award and number of projects anticipated tends to give the impression of a large and cumbersome task. There is no one better to identify and serve its residents than the municipal itself. Each municipal partner will be responsible for announcement and notification of the program and its benefits. The municipal is responsible for the submission of 5 potential project locations in its jurisdiction. The Town Managers or their designees are responsible for obtaining the necessary income qualification documents and submitting these documents to the Grant Manager for consideration and inclusion in the program. This process allows for quick and responsive review process. Several municipalities have already identified potential locations and this project is "Shovel Ready."

The Town of Bladensburg's role, in addition to the submission of 5 potential locations, is that of management and oversight of the grant award, special conditions, RFP compliance, MHT compliance, financial reporting, multi-jurisdictional issues, and audit readiness. The Town of Bladensburg was the Project Director and Grant Manager for previous collaboration projects. The Town of Bladensburg will submit Quarterly, and other reporting as required by DHCD, on behalf of the Town of Bladensburg, and collaboration partners.

III. LOCAL CAPACITY TO IMPLEMENT PLANS & PROJECTS

C. Public Input:

How did residents and other stakeholders in the community provide input to Action Plan described below in Section IV? (Answer Space 4,000 characters)

Public participation is fundamental to the creation of a community-vested vision plan. Multiple efforts were undertaken in the Port Towns to ensure that a broad cross-section of residents and stakeholders were included in the development of the plan and that the process was open and transparent.

These efforts consisted of: one-on-one interviews; fourteen stakeholder group interviews; the three step Charrette process (consisting of a pre-Charrette, Charrette and post-Charrette); neighborhood walking tours. Tours of model neighborhoods in Alexandria and Arlington, VA; coordination with county and state public agencies; community and youth groups (such as the Port Towns CDC, Port Towns Youth Council) and corporate initiatives (such as the Kaiser Permanente Community Health Initiative); Municipal briefings and meetings with the four Port Towns' mayors, council, commissioner chair and commission. A pre-Charrette was held in April 2008 to introduce stakeholders to the Sector Planning process and to allow them the opportunity to share their concerns and ideas about their communities and visions for the future of the area. Residents, business owners, local organizations, public officials and other citizens provided valuable input on the project area's economic, historic, transportation, and environmental issues. More than 2000 invitations were sent out for the six-day, June 2008 Charrette that was held at the Bunker Hill Fire Station.

IV. SUSTAINABLE COMMUNITY ACTION PLAN

The Sustainable Community Action Plan (SC Plan or Plan) is meant to be a multi-year investment strategy - a strategic set of revitalization initiatives and projects that local partners believe will increase the economic vitality and livability of their community, increased prosperity for local households and improved health of the surrounding environment. The Plan should be flexible enough to be updated regularly and renewed every five years as the community envisions new goals. The priority initiatives and projects in the SC Plan should improve the livability of community places -- residential, commercial, or other public or private properties - and create new work, retail, recreational and housing opportunities for residents. These projects should also reduce the environmental impact of the community through water and energy resource conservation and management strategies. In this way, the Plan can be a road map for local stakeholders as well as State agencies to work together to create a more a sustainable and livable community.

A. Supporting existing communities & reducing environmental impacts.

(1) A community's approach to Smart Growth generally includes two inter-related areas of focus: encouraging reinvestment and growth in existing communities; and, discouraging growth that degrades natural resources, and farms and rural landscapes. Broadly describe your jurisdiction's Smart Growth approach and any significant accomplishments made over the last decade or so. (Answer Space 4,000 characters)

As established communities', the Port Towns have supported initiatives which encourage density and investment in existing infrastructure. The area receives much support from government entities at the federal, state, and local levels regarding smart growth initiatives. However, the community recognizes that these efforts cannot move forward without the support of local businesses. The dense industrial and car related businesses, present some challenges in attracting new progressive (green sustainable) businesses that will model our smart growth efforts to the area. As a community, we will continue to apply solutions to these challenges to achieve and represent smart growth in all of its essence in the Port Towns.

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(2) Describe any major investments in community infrastructure -water, stormwater, sewer, sidewalk, lighting, etc. -- that must be undertaken in order to improve the readiness or competitiveness of the proposed SC Area for private investment and compliance (if applicable) with TMDL regulations. Addressing the stormwater during redevelopment can reduce the pollution entering our streams and contribution to the restoration of the Chesapeake Bay. Investments in infrastructure, generally, can be an important catalyst for new private investment in the community. (Answer Space 4,000 characters)

Overall the Port Towns is working together to address issues regarding stormwater management and other green/environmental stewardship issues that would position the area as a leader. Currently the Towns have installed solar panels as a primary energy generating source for their respective Town Halls. The Town of Bladensburg has installed a new system of permeable pavers to mitigate stormwater runoff from the parking lot, as well as installed an eco-pole lighting system which fully generates its own power to create light.

The Port Towns has also advocated, and is now in the planning stages in partnership with the SHA for the Green Street on one of the main roadways. This project augments and will directly address the Port Towns' standing concerns and perceptions, as well as supporting the long awaited Green Street.

Over the past 17 years, the Port Towns has received more than \$200 million to accomplish investments that will sustain the area on a long-term basis. One particular project that benefited was the Bladensburg Marina, which is now the beautiful Bladensburg Waterfront Park. Although this facility attracts thousands of guests yearly, one major concern is the continuous silting of the Anacostia River. Among the Port Towns Legislative Priorities is the dredging of the river for economic development and stormwater management purposes. Additionally, garnering investments to further advance more permeable parking lots, and small streets will aid in mitigating future silting in the area; as well as more green roofs on businesses and residences.

The sidewalks of the Port Towns do not align with the density of the community and the high number of commuters. Discussions and efforts around transportation and infrastructure continue as we work through the best solutions to enhance this area of concern so that it is compatible with the growth of the community.

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(3) Describe policies, initiatives or projects that the community will undertake or expand in order to reduce the SC Area's impact on the environment. Examples include but are not limited to: conservation or management of stormwater through retrofitting of streets and by-ways (Green Streets, rain gardens, etc.); retrofitting of facilities and homes for energy conservation; implementation of "green" building codes and mixed-use zoning; recycling of waste; clean-ups of watersheds; and, encouragement of "Buy Local" approaches that benefit local suppliers and food producers. A comprehensive menu of such actions may be found through the nonprofit Sustainable Maryland Certified initiative. (Answer Space 4,000 characters)

The Port Towns is working to incorporate the area as a Green Industrial Zone designation; providing incentives for Green businesses in the community and other incentives to adopt best practices around Green initiatives. The respective Towns recognize the need for this change and continue to retrofit Town and Community Halls with solar roof, permeable paved parking, lots, and developing green streets to reflect this change.

Additionally, the Towns have partnered with several other Prince George's County municipalities to provide energy efficient services to home owners. This partnership is in conjunction with Maryland Energy Administration (MEA). The Towns and partners schedule several clean ups per year, and the main gathering for Earth Day is bi-yearly at the Bladensburg Waterfront Park. In addition to the specific activities, the Port Towns community uses a number of signature events to educate the community at large about Health and Wellness initiatives that will enhance the quality of life in the Port Towns.

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(4) Which community groups or stakeholders will be key to the implementation of the initiatives and projects noted in this section? (Answer Space 4,000 characters)

- Anacostia Watershed Society
- Community Forklift
- ECO City Farms
- End Time Harvest Ministries
- Maryland National Capital Parks and Planning
- Maryland Energy Administration
- Port Towns Community Development Corporation
- Port Towns Community Health Partnership
- Prince George's Economic Development Corporation
- Prince George's County Government (including all departments and agencies)
- State of Maryland (including many departments and agencies)

IV. SUSTAINABLE COMMUNITY ACTION PLAN

B. Valuing communities and neighborhoods -- building upon assets and building in amenities:

(1) What are the key assets that exist in the community upon which the Plan's projects and initiatives will build? Assets may include physical assets such as parks and historic structures and also civic and economic assets such as employers, educational institutions, and cultural organizations and activities. (Answer Space 4,000 characters)

The Port Towns boasts a diverse mix of residential, retail and office locations, erected along its main corridors. Historic buildings and sites in the community further enhance the area, and appeals to many visitors and entrepreneurs; and will set the tone for the statewide War of 1812 Commemoration, where the Battle of Bladensburg will be celebrated. Some of the historic sites highlighted include, the Bostwick, the Market Master's House, George Washington House, the Magruder House, Fort Lincoln Cemetery, and the Bladensburg Dueling Grounds; among others.

The Anacostia Waterfront which connects all four Towns has been expanded to accommodate open areas and trails. The Port Towns is also a Wellness Opportunity Zone, where wellness in its capacity is cultivated and promoted through healthy lifestyle changes such as; recreational activities, healthy food access and choices and green business practices that will contribute to a place where folks desire to live, work and play.

Currently the area is commissioned by the Governor to play an integral role in the 200th Bicentennial of the Battle War of 1812. An anticipated 1.5 million visitors are projected to visit the state of Maryland; and with commemorations in Bladensburg, some of these visitors are also expected in the Port Towns.

The Port Towns does have a consistent Metro Bus system, where approximately seven routes are accessible to residents throughout the day. The nearest train stations accessible by bus, include Rhode Island Avenue, West Hyattsville Metro and Prince George's Plaza Metro. The Port Towns has incorporated as part of its Legislative Priorities agenda, advocacy for a Marc Train Station in the Town of Cottage City.

The Towns also own and operate small playgrounds and open spaces for passive recreation. The Town of Colmar Manor owns a gymnasium in its Town Hall which facilitates programs and recreational activities. The Port Towns has approximately 568 acres of parkland under the ownership of M-NCPPC. This includes nine neighborhood parks, two community parks, Bladensburg Community Center, Edmonston Recreation Building, Bladensburg Waterfront Park, Publick Playhouse Cultural Arts Center, Peace Cross and Memorial Grove, and the Anacostia Tributary Trail System. There are four elementary schools—Port Towns, Bladensburg, Rogers Heights, and Templeton— located in the immediate sector plan study area. Bladensburg High School, as well as Annapolis Road Academy Alternative High School is also within the sector plan study area. The middle school servicing the area is William Wirt, which is located in Riverdale.

Historic Resources, Historic Sites, Documented Properties, and Surveyed Areas include:

- Colmar Manor- Dueling Grounds (Historic site), Colmar Manor Survey Area
- Cottage City - Rural Cottage at the Highlands/ Cottage City House (Historic Resource), Cottage City Survey Area
- Edmonston- Poppleton-Roberts House (Documented Property), Edmonston Survey Area, Edmonston Terrace Survey Area
- Bladensburg – Spa Spring Site (Historic Resource), George Washington House (Historic Site/National Register), St. Paul's Baptist Church (Historic Site), Hilleary-Magruder House (Historic Site/National Register), Market Master's House (Historic Site/National Register), Bostwick (Historic Site/National Register), Peace Cross (Historic Site), Evergreen Cemetery (Historic Resource), Hilltop Manor Apartment (National Register), Bladensburg Survey Area, North Decatur Heights Survey Area, Washington Suburban Homes Survey Area .

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(2) What policies, initiatives or projects will reuse or enhance the historical assets, traditional business districts/Main Streets and cultural resources of the community? What actions will reinforce your community's authentic "sense of place" and historic character? (Answer Space 4,000 characters)

The Port Towns Sector Plan offers an opportunity to retrofit the highly developed areas to include more environmentally sensitive site design initiatives that will lead to environmental, social health and the long-term economic viability of the area. The plan will identify the remaining natural landscape and propose preservation and enhancement strategies to ensure that existing development, as well as redevelopment is sustainable, and within the development capacity of the environmental systems.

Additionally, apply appropriate and creative adaptive reuse strategies to historic resources, such as the Bostwick House. Incorporate urban design guidelines into the physical restructuring of the Port Towns to create a high-quality, mixed-use, pedestrian- and transit-oriented environment.

With the 200th Bicentennial of the War of 1812 quickly approaching, the area is poised to leverage the opportunity to build on its destination marketing initiatives to promote economic development and sustainability. With more than 1.5 visitors anticipated in the area, and thousands expected in the Port Towns and Prince George's County; we look forward to being a tourist destination for history buffs and educators who know and embrace the value of the area. Additionally, we are working with small business owners in the Port Towns to improve upon their respective businesses through the Port Towns Commercial Business Façade Improvement Program.

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(3) Describe policies, initiatives or projects that will increase community access to green spaces, parks and other amenities? A community can gain social and physical benefits from access to a healthy natural environment. The inclusion of complete streets, trails, green space, parks and trees contribute to the character and health of a community. Examples might include improvements to the tree canopy by planting street trees, improving local neighborhood streams, or reusing a vacant lot for a new community park or playground.*(Answer Space 4,000 characters)*

We will leverage the healthy, eating active living (H.E.A.L) initiative to implement educational and programmatic activities to engage residents on the benefits of incorporating healthy lifestyle choices. This collaborative partnership is already underway with noted members from the Work Group spearheading; including ECO City Farms, End Times Harvest Ministries and the Ecumenical entity. Through these efforts, many health and wellness activities have already been implemented. A number of the Port Towns have already installed community gardens to provide fresh produce to the community, as well as other programs to promote health and wellness.

We will work with M-NCPP and the Bladensburg Waterfront Park to promote the use new trail section between the Waterfront Park and the D.C. Line. The trail was open in 2012 and provides riders with a scenic route from Bladensburg to Washington D.C.

Continue to work to enhance the infrastructure of the area to incorporate green landscape and walkways that will encourage residents to embrace and promote a safe and sustainable community. The "Green Street" project, spearheaded by the Town of Bladensburg is one initiative that is currently a priority for the area.

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(4) Which community groups or stakeholders will be key to the implementation of the initiatives and projects noted in this section? (Answer Space 4,000 characters)

- Anacostia Trails Heritage Area, Inc. (Maryland Milestones)
- Community Forklift
- Port Towns Community Development Corporation

IV. SUSTAINABLE COMMUNITY ACTION PLAN

C. Enhancing economic competitiveness

(1) What economic development policies, initiatives or projects will improve the economy through investments in small businesses and other key employment sectors? What economic development and business incentives will you build upon or implement as part of the SC Plan? Examples could include but are not limited to: green-taping for expedited project application review; permitting and inspection; job training; business tax credits; and, revolving loan funds. (Answer Space 4,000 characters)

Because of the negative perception of the Port Towns, it is imperative that a proactive and strategic approach be taken to help retain and sustain the network of existing businesses. Through the Port Towns CDC, more than \$200,000 have already been invested into various businesses through its established Port Towns Commercial Business Façade Program, which allows them to leverage small grants to make internal and external improvements; thereby contributing to the overall appeal and attractiveness of the area.

A Green Industrial Zone designation is a priority for the area; where we endeavor to provide incentives to draw Green businesses in the community. Additionally, there are other incentives to adopt best practices around Green initiatives in the community.

As a thriving entity in the Port Towns, Community Forklift plays an integral role in helping to support the progressive movement of appealing to Green Sustainable businesses to the Port Towns. The organization grossed \$2 million in 2012 and was recently recognized as the Green Business of the Year by the Prince George's Chamber of Commerce at its recent Excellence in Business Gala. As a Port Towns strategic business partner, this organization will help to position the Port Towns as a prime location for similar Green businesses.

Additionally, the Port Towns CDC will continue to work to implement the state's Community Investment Tax Credit (CITC) Program, which offers resources to assist communities with revitalization efforts. Nonprofit organizations can utilize these tax credits as incentives for individual businesses to donate money, goods, or real property leverage operating funds and projects associated with community-wide initiatives in the Port Towns. Businesses and individuals that donate to the Port Towns CDC can earn tax credits equal to 50% of the value of the money, goods or real property contributed to the organization.

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(2) What workforce development policies, initiatives or projects will increase access to jobs and economic opportunity for residents in the SC Area? Do you have a goal for job creation? Are green jobs an opportunity in the jurisdiction or SC Area? (Answer Space 4,000 characters)

The Port Towns is working to incorporate a Green Business Enterprise Zone. With this in place, the area will appeal to many green and sustainable businesses that will create new jobs. Additionally, businesses such as Community Forklift continue to provide new jobs to locals. Unique to the Port Towns community is End Time Harvest Ministries' Youth Leadership Incubator. This is a workforce development concept that prepares children and youth ages 10-17 to be productive employees and community leaders in a plethora of careers through the strategic placement of youth in Port Towns businesses in the summers. This approach to sustainability and community stabilization prevents and significantly reduces youth-perpetuated crime and gang violence in the Port Towns.

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(3) Describe whether the Sustainable Community will be impacted by the Base Re-alignment and Closure (BRAC) activities in Maryland. If impacted, how do the initiatives and projects in your Plan complement BRAC-related growth? (If not applicable, all ten points will be assessed based on answers to questions 1, 2, and 4) (Answer Space 4,000 characters)

N/A

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(4) Which community groups or stakeholders will be key to the implementation of the initiatives and projects noted in this section? (Answer Space 4,000 characters)

- End Times Harvest Ministries
- Local Businesses/Entrepreneurs
- Community Forklift
- Department of Housing and Community Development
- Port Towns CDC

IV. SUSTAINABLE COMMUNITY ACTION PLAN

D. Promoting access to quality affordable housing.

(1) What housing policies, initiatives or projects will expand housing choices - rental and homeownership -- for people of a range of ages, incomes, and also for disabled individuals? How will these actions address the current housing conditions and needs noted in Section II? (Answer Space 4,000 characters)

The Port Towns CDC will partner with Homes Initiative Partnership (HIP), Inc., to provide educational workshops and advising on homeownership, as well as foreclosure information. Additionally, the Port Towns is the recipient of the Prince George's Healthy Homes Project, for the removal, replacement and upgrading of HVAC units as well as ducts in selected homes. To date, more than \$729,500 has been invested.

We want to incorporate the following policies towards the expansion of housing choices

Goals:

- Encourage the development of high quality single and multi-family housing.
- Provide opportunities for high density housing in mixed-use areas. Work to move forward the development of the River View project.
- Ensure that the housing needs of seniors are met within the Port Towns.
- Ensure the development and availability of housing for households with income at all levels; including people with disabilities.
- Promote homeownership in the Port Towns.
- Address public safety and perception challenges in the Port Towns.
- Create pedestrian, bicycle, and transit friendly areas to encourage smart use of the community.
- Leverage financial assistance to advance revitalization efforts and initiatives.

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(2) Will these housing initiatives or projects increase access to transit or community walkability and/or decrease transportation costs? In other words, will the housing investments result in more people living near work or town centers, or able to more conveniently reach work, school, shopping and/or recreation? *(Answer Space 4,000 characters)*

The Port Towns is committed to promoting a walkable and accessible community that will provide residents with a variety of options for easy access to work, shopping, school and recreation. Revitalization and development efforts in the Port Towns will increase access to transportation, while creating a vibrant atmosphere that will encourage more residents to walk, bike and utilize trail systems.

Approximately seven routes are accessible to residents on a daily basis throughout the Port Towns, which includes: #84, T18, F1, F2, F8, R12 and #17. The Port Town is close to five metro stations by bus. They are Hyattsville, Prince George's Plaza, New Carrollton, Cheverly and Landover. As part of its Legislative Priorities agenda, the Port Towns is advocating for a Marc Train Station in the Port Town of Cottage City. This will further bolster economic development and sustainability in the area; increasing visitors as well as attracting new and diverse businesses.

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(3) What is your goal for of number of units to be created of affordable workforce housing, rental and homeownership? What populations (by income or special needs) will benefit from this increased access to affordable housing? (Answer Space 4,000 characters)

The Port Towns is a Low to Moderate Income (LMI) community. Bladensburg is 63% LMI; Cottage City is 57% LMI and the towns of Colmar Manor and Edmonston are 55% LMI.

Goals:

- Increase the supply of conventional housing in neighborhoods.
- Increase the percentage of mixed-use projects. The River View Project is one project that will help us to meet this outcome.
- Increase home ownership in the Port Towns by taking the necessary steps to present the Port Towns as a desirable and affordable place to live work and play.
- leveraging partnership with HIP to provide crucial resources to potential home owners

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(4) Which community groups or stakeholders will be key to the implementation of the initiatives and projects noted in this section? (Answer Space 4,000 characters)

- Local Businesses/Entrepreneurs
- Community Forklift
- Department of Housing and Community Development
- Port Towns CDC

IV. SUSTAINABLE COMMUNITY ACTION PLAN

E. Support transportation efficiency and access.

(1) What policies, strategies and projects are envisioned to strengthen the transportation network that affects the proposed SC Area? How will these initiatives support transportation choices (including walking, bicycling, bus or rail transit, and carpooling) or otherwise promote an efficient transportation network that integrates housing and transportation land uses? (Answer Space 4,000 characters)

The Port Towns is committed to promoting a walkable and accessible community that will provide residents with a variety of options for easy access to work, shopping, school and recreation. Revitalization and development efforts in the Port Towns will increase access to transportation, while creating a vibrant atmosphere that will encourage more residents to walk, bike and utilize trail systems.

As part of its Legislative Priorities agenda, the Port Towns is advocating for a Marc Train Station in the town of Cottage City. This will further bolster economic development and sustainability in the area; increasing visitors as well as attracting new and diverse businesses and residents. Additionally, the proposed Green Street off the 450 corridor is projected to help alleviate traffic congestion during peak hours and also promote a safe and walkable community.

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(2) If applicable, describe the SC Area's connection or proximity to transportation centers (e.g. Metro, MARC, and light rail stations) and describe opportunities for Transit - Oriented Development (TOD). Will Plan strategies and projects contribute to jobs/housing balance or otherwise provide a mix of land uses that can be expected to reduce reliance on single-occupancy automobiles? (If transit or TOD is not applicable in your community, all points in this section will be based on questions 1 and 3) (Answer Space 4,000 characters)

Seven bus routes are accessible to residents on a daily basis throughout the Port Towns. These include: #84, T18, F1, F2, F8, R12 and #17. The nearest metro train stations include the Hyattsville, Prince George's Plaza, New Carrollton, Cheverly and Landover.

As part of its Legislative Priorities agenda, the Port Towns is advocating for a Marc Train Station in the Port Town of Cottage City. Projected developments in the Port Towns will be within close proximity and accessible on these routes.

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(3) Which community groups or stakeholders will be key to the implementation of the initiatives and projects noted in this section? (Answer Space 4,000 characters)

- Mayors, Commissioners, Council members
- County/State/Federal Agencies
- Private Businesses/Developers
- Port Towns CDC
- End Time Harvest Ministries
- Maryland National Capital Parks and Planning
- Residents

IV. SUSTAINABLE COMMUNITY ACTION PLAN

F. Coordinating and Leveraging Policies and Investment

(1) What specific steps will the Sustainable Community Workgroup take to coordinate policies and funding streams to remove barriers to investment and maximize and increase funding in the proposed Sustainable Community Area? (Answer Space 4,000 characters)

- Continue to work with County, State and Federal Agencies to maximize efforts in the Port Towns to remove barriers to investments in the community.
- Utilize the Sector Plan as the blueprint for implementing policies and strategies as outlined for the Port Towns area. Allow these guidelines to provide the framework for the approach to various project initiatives and the agencies that can assist with moving them forward.
- Work with the local retail supply and other businesses to stop the leakage of household spending outside of the Port Towns, by attracting new and diverse businesses that will meet the spending needs of the community.

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(2) How is the proposed Sustainable Community Plan consistent with other existing community or comprehensive plans? (Answer Space 4,000 characters)

The Sustainable Community Plan is consistent with the plans outlined for the Port Towns in the Sector Plan. The strategies and project initiatives mentioned are built around the proposed policies based on the research conducted by the Maryland National Capital Park & Planning.

IV. SUSTAINABLE COMMUNITY ACTION PLAN

(3) How will the Plan help leverage and/or sustain more private sector investments? *(Answer Space 4,000 characters)*

To date, more than \$200 million in investments have gone into revitalizing this once under-developed area. The Port Towns have proven itself to be a trendsetter and champion regarding initiatives that will enhance the quality of life for the Port Towns and its residents. From green infrastructure, to urban farming; streetscaping, permeable pavers and more; the Port Towns is positioned to attract additional private investments that will help to leverage and sustain its long-term efforts.

V. PROGRESS MEASURES

For the Plan parts of section IV (A through F):

(1) List the specific outcomes that the Plan seeks to produce. (Answer Space 4,000 characters)

Goal 1- Economic Development: To expand and create a more robust retail and commercial marketplace to further build a sustained community that will promote a high standard of living and economic health in the Port Towns.

- Maintain the percentage of locally-owned and/or independent businesses at nearly 60%.
- Leverage current and new businesses to stem the leakage of spending outside of the Port Towns.
- Support and improve local businesses through the Port Towns Commercial Business Façade Program. Additionally, partner with the Economic Development Incentive Fund to assist businesses with financial assistance and counseling.
- Develop and enhance tradesmanship by creating vocational opportunities for local youths. Partner with End Time Harvest Ministries, a long standing, youth-focused nonprofit partner, who connects young people to sustainable projects by systematically involving them in the economic development of the Port Towns through its Jobs-For-Youth Program.
- Increase number of green or sustainable businesses in the Port Towns by 10%.
- Increase amount and diversity of retail amenities from 150 to 200 businesses.

Goal 2-Green Business Industry: Continue to acquire properties for redevelopment as it relates to housing and commercial development.

- Create Green Business Incubator business to leverage
- Create a Green Business Zone and Enterprise District in the Port Towns.

Goal 3- Environment: To promote environmental stewardship in all its regards, by incorporating best practices as it pertains to environmental conditions and economic sustainability of the Port Towns.

- Integrate the benefits of energy and water conservation, alternative energy production and emission controls within each town.
- Adopt an integrated approach with existing groups, programs, and businesses that focuses on reducing waste, saving money, and generating local jobs and revenue while protecting and restoring the natural resources of the community.
- Reduce the bottle/trash content in the Bladensburg waterfront by 15%; implement bottle legislation.
- Reduce trash and debris along the 450 corridor by 10% by increasing schools' involvement through continued partnership.
- Implement community sustainability classes.

Goal 4- Transportation: To create a transportation network that will enhance economic growth and improve accessibility that will promote efficient movement of people and goods, and provide access to environmentally sound, safe and affordable transportation.

- Provide continuous development of sidewalks, bikeways and trails as alternate forms of transportation.
- Coordinate bus transit operations to encourage increased ridership.
- Begin construction of the Annapolis Road Green Street.
- Implement a circular bus for the Port Towns that connects with central community/ historic and metro stops.
- Enhance connectivity between all the community trails and foot paths.
- Implement Capital Bike Share program.

Goal 5-Housing: Implement housing initiatives that promotes and preserves homeownership and progressive community development programs to address the housing challenges.

- Improve the energy efficiency in community housing by 50 homes.
- Partner with HIP to provide educational workshops and counseling programs to new and Port Town's residents.
- Encourage the development of high quality single and multi-family housing.
- Ensure the development and availability of housing for households with income at all levels.
- Provide opportunities for high density housing in mixed-use areas. Work to move forward the development of the River View project.
- Continue to leverage the MEA & DHCD program where selected homes receive small grants to replace and upgrade HVAC units as well as Ducts.
- Rehabbing of existing homes; and stabilization of foreclosure rates.

V. PROGRESS MEASURES

(2) And, list the specific benchmarks that will be used to measure progress toward these outcomes. (Answer Space 4,000 characters)

Goal 6- Community Health & Wellness: Support and enact the Designation as a Health Enterprise Zone for the Port Towns.

- Utilize sustainable design and development practices that contribute to a healthy environment and thus benefit the overall health and wellness of Port Town's residents.
- Ensure that residents have access to healthy foods, reliable transportation, safe places to walk and exercise, entertainment and recreational venues; employment opportunities and housing options that promote healthy choices.
- Work with and encourage the Prince George's Board of Education to offer locally grown foods in the school breakfast and lunch programs.
- To promote farmer's markets by partnering with ECO City Farms to provide organic produce to the local community.

Goal 7- Historic Preservation: Preserve and restore significant historic properties as well as historic communities where they are appreciated and valued as important elements of the Port Towns' cultural heritage.

- Recognize and promote historic sites and their environmental settings for their historical, archeological and architectural relevance to the Port Towns.
- Identify and evaluate all historic resources, documented properties, and community survey areas that meet the criteria of the Historic Preservation Ordinance.
- Educate property owners about the history of their community and about appropriate maintenance, conservation and rehabilitation of their properties.
- Educate property owners, realtors, and others about available county, state, and federal tax credits and grant programs for rehabilitation and maintenance of property.
- Develop pedestrian linkages among identified historic sites to enhance interrelationships, accessibility and visitation.
- Permanently commemorate and promote the significance of the role of the Port Towns area in the War of 1812 and bicentennial celebrations of these historic events.

Goal 8- Community Development & Engagement: Build Port Town's community from within by actively involving citizens in the governance of their communities'.

- Engage residents and local stakeholders to help build their community by taking a participatory role in its development.
- Implement community-based initiatives to garner support and participation from local residents.
- Actively solicit the community's input the planning and implementation process of significant projects and programs.

Goal 9-Workforce Development: Improve existing training opportunities to enhance employability and workforce readiness in the Port Towns.

- Provide job skills training to unemployed individuals and youths that will lead to employment.
- Working in partnership with local stakeholders and businesses to such as End Time Harvest Ministries; Community Forklift, Ernest Maier and others to leverage services that will provide real-life experiences for participants.

Goal 10- Education & Youth: Build and Empower youth leaders to impact the health and wealth of the Port Towns and Prince George's County communities by equipping them with educational, social and economic life skills.

- Recognize and support the leading youth organization in the Port Towns, End Time Harvest Ministries and it efforts to empower and equip youths.
- Provide youths with a platform to express their concerns and play an integral role in the development of their community.
- Help to prepare youths for the workforce and to pursue college careers.
- Help to promote youth-led health and wellness advocacy.

REPLACE THIS PAGE WITH
LOCAL GOVERNMENT SUPPORT
RESOLUTIONS

**SUSTAINABLE COMMUNITY APPLICATION
DISCLOSURE AUTHORIZATION AND CERTIFICATION**

The undersigned authorizes the Department of Housing and Community Development (the “Department”) to make such inquiries as necessary, including, but not limited to, credit inquiries, in order to verify the accuracy of the statements made by the applicant and to determine the creditworthiness of the applicant.

In accordance with Executive Order 01.01.1983.18, the Department advises you that certain personal information is necessary to determine your eligibility for financial assistance. Availability of this information for public inspection is governed by Maryland’s Access to Public Records Act, State Government Article, Section 10-611 et seq. of the Annotated Code of Maryland (the “Act”). This information will be disclosed to appropriate staff of the Department or to public officials for purposes directly connected with administration of this financial assistance program for which its use is intended. Such information may be shared with State, federal or local government agencies, which have a financial role in the project. You have the right to inspect, amend, or correct personal records in accordance with the Act.

The Department intends to make available to the public certain information regarding projects recommended for funding in the Sustainable Community Plan. The information available to the public will include the information in this application, as may be supplemented or amended. This information may be confidential under the Act. If you consider this information confidential and do not want it made available to the public, please indicate that in writing and attach the same to this application.

You agree that not attaching an objection constitutes your consent to the information being made available to the public and a waiver of any rights you may have regarding this information under the Act.

I have read and understand the above paragraph. Applicant’s Initials: _____

Anyone who knowingly makes, or causes to be made, any false statement or report relative to this financial assistance application, for the purposes of influencing the action of the Department on such application, is subject to immediate cancellation of financial assistance and other penalties authorized by law.

The undersigned hereby certifies that the Sustainable Communities Plan or Project(s) proposed in this Application can be accomplished and further certifies that the information set herein and in any attachment in support hereof is true, correct, and complete to the best of his/her knowledge and belief.

Authorized Signature

Print Name and Title

Date