

2/13/23

Sen. Ben Kramer, Chair, Mont. County Senate Delegation  
Del. Julie Palakovich Carr, Chair, Mont. County House Delegation

Dear Senator and Delegate:

We are writing you today to emphatically request State financial support for the North Bethesda Metro northern entrance.

The proposed northern entrance to the metro station is crucial to the continued revitalization of the Pike District in North Bethesda (formerly the White Flint area) and is highlighted as a key project in both White Flint sector plans. However, the project is stalled due to a lack of committed funding despite being prioritized as a CIP project within the sector plans.

A new entrance at the northern end of the existing North Bethesda metro station will offer many benefits, including improved pedestrian safety, increased ridership, a reduction in individual vehicle use, and opportunities for easier access to the metro by current and future residents. However, we believe the most significant value will be the positive impact it will have on North Bethesda's burgeoning commercial office market (anchored by recent success at Pike and Rose), which will result in expanded employment opportunities for County and State residents in addition to growing the tax base.

Importantly, we are confident that moving forward with the planning and construction of this entrance can be done in a way that will positively impact the forthcoming development of the entire WMATA site adjacent to the station.

Today, \$12.6 million has been allocated to the project including \$8.1 million from the county and \$4.5 million from the state. Planning and design work is scheduled to start in FY 24 and construction to commence in FY 26. However, until the balance of the projected \$34.8 million in costs is secured, the project cannot move forward – and WMATA has previously indicated that it will not financially support construction of the new entrance.

*Therefore, we are asking the State to commit to the provision of an additional \$11 million to the project with the balance to come from the County.* This project is the critical next public investment needed to ensure continued success in North Bethesda and to support growth beyond the boundaries of Pike & Rose throughout an entire sector plan area the County is relying upon to achieve its future economic development goals.

Please let us know if you need further information from us and thank you for your consideration of this request.

Sincerely,

Patrick Cimerola, Chief Human Resources Officer, Choice Hotels

Joan McGlockton, Associate General Counsel, Vice President and Corporate Secretary, Sodexo

Matthew Herrman, Chair, Pike District Partnership

Allie Williams, President & CEO, Greater Bethesda Chamber of Commerce

Georgette Godwin, President & CEO, Mont. County Chamber of Commerce

Donald C. Wood, CEO, Federal Realty

Doug Firstenberg, Principal, Stonebridge

Richard Cohen, Principal, Willco

Brian R. Lang, Senior Vice President, Guardian Realty Investors

Ron Paul, President, Ronald D. Paul Companies

D. Todd Pearson, President, Saul Centers

Scott Peel, E.V.P. Peel Properties, LLC

CC: County Executive Marc Elrich

Councilmember Gabe Albornoz, County Council, At-Large

Councilmember Marilyn Balcombe, County Council, District 2

Councilmember Natali Fani-González, County Council, District 6

Councilmember Andrew Friedson, County Council, District 1

Councilmember Evan Glass, At-Large, County Council

Councilmember Will Jawando, County Council, At-Large

Councilmember Sidney Katz, County Council, District 3

Councilmember Dawn Luedtke, County Council, District 7

Councilmember Kristin Mink, County Council, District 5

Councilmember Laurie-Anne Sayles, County Council, At-Large

Councilmember Kate Stewart, County Council, District 4

Senator Craig Zucker

Senator Nancy King

Senator Jeff Waldstreicher

Delegate Marc Korman

Delegate Aaron Kaufman

Delegate Emily Shetty

Delegate Jared Solomon

Delegate Gabriel Acevero

Delegate Kirill Reznik

Jeffrey Zyontz, Chair, Montgomery County Planning Board

Melanie Wenger

Chris Conklin

Tom Lewis

Jake Weissman

Richard Madaleno

Ken Hartman

Andrew Scott, WMATA