



Howard County

Internal Memorandum

Subject: Testimony on CR#13-2020

A Resolution designating the area surrounding and including the Dorsey MARC Station as a Transit-oriented Development in accordance with the Governor's Executive Order 01.01.2009.12 and State law.

To: Lonnie R. Robbins
Chief Administrative Officer

From: Amy Gowan, Director (AG)
Department of Planning and Zoning

Date: January 2, 2020

The Department of Planning and Zoning (DPZ) supports CR#13-2020 which concurs that Howard County supports the designation of the Dorsey MARC Station site by the State of Maryland as a Transit Oriented Development.

Background

In our FY 2020 Priority Letter to the Maryland Department of Transportation (MDOT), Howard County requested that the state designate the Dorsey MARC (Maryland Area Regional Commuter) Transit Station area as a Transit Oriented Development. MDOT presented to the Smart Growth Coordination Committee on August 7, 2019 and the Smart Growth Subcabinet on October 8, 2019, a request for consideration of the one-half mile radius of the Dorsey MARC Transit Station to be designated as part of the TOD. On October 15, 2019, the Office of the Special Secretary of Smart Growth provided this necessary recommendation to the Secretary of MDOT. As a final step, on October 31, 2019, the Secretary of MDOT communicated his approval of the TOD designation to the County Executive.

In April of 2019, MDOT published a Request for Expression of Interest (RFEI) for the approximately 20.93-acre site Dorsey MARC station site, owned by the Maryland Transit Administration (MDOT MTA) and MDOT State Highway Administration (MDOT SHA). This RFEI sought to gauge private sector interest in transforming the site, which consists of surface parking lots and unimproved land, into a dynamic mixed-use Transit Oriented Development (TOD). DPZ anticipates that MDOT will issue a Request for Proposals (RFP) in 2020 to initiate the site redevelopment. The Dorsey MARC station site is located in the Second Councilmanic district of Howard County and is zoned Transit Oriented Development (TOD).

There are no fiscal impacts associated with this action. However, the designation could provide eligibility if future state funding becomes available.