



FREDERICK COUNTY GOVERNMENT

DIVISION OF PUBLIC WORKS

Department of Engineering & Construction Management

Jessica Fitzwater
County Executive

Jason M. Stitt, P.E., Division Director
Bret Fouche., Department Head

February 4, 2025

RE: BRADDOCK HEIGHTS IMPROVEMENTS PROJECT PUBLIC INFORMATION MEETING MINUTES

Meeting Minutes from the December 10, 2024, Public Meeting

The purpose of this mailing is to provide the attached meeting minutes from the December 10, 2024, public meeting. Thank you to all of those who attended and provided questions and comments.

For more information, please contact Ivey Brown, Project Manager, at 301-600-6648 or email ibrown@FrederickCountyMD.gov. Thank you for taking the time to attend the informational public meeting of this improvement project.

By: Frederick County Division of Public Works
Department of Engineering and Construction Management
Office of Project Management

Braddock Heights Improvements Project Public Meeting Minutes

On Tuesday, December 10, 2024, staff from the Frederick County Office of Project Management conducted a public meeting to discuss the preliminary design of the Braddock Heights Improvements project.

The meeting began at approximately 7:00 pm and was held in person at Middletown Primary School. There were approximately 80 people in attendance from the community. The following were in attendance representing Frederick County Government and Greenman-Pedersen, Inc. (GPI):

Division of Public Works:

Ivey Brown, Project Manager II, presenter	(301) 600-6648
Bret Fouche, Department Head.....	(301) 600-2222
Amanda Radcliffe, P.E., Chief, Office of Project Management.....	(301)-600-1959
John Barrett, Assistant Chief, Office of Project Management.....	(301)-600-6021
Madeline Dolan, Project Manager II	(301)-600-3454
Michelle Hurney, Chief, Office of Real Estate.....	(301) 600-1494

Greenman-Pedersen, Inc.:

Angie Strevig, P.E.
Alan Wang, P.E.

Questions regarding the Braddock Heights Improvements project should be directed to Ivey Brown, Office of Project Management, at (301) 600-6648 or email ibrown@FrederickCountyMD.gov .

The purpose of the meeting was to provide a project overview, and opportunity for the public to ask questions and voice any concerns.

Ivey Brown opened with introductions of the project team. Introductions were followed by a slideshow presentation, presented by the design consultant, GPI, which included the project contact information, project overview, typical sections, design rendering graphics and project timeline. After the presentation was completed, time was allowed for questions and general comments from all in attendance.

Details of the project, the meeting presentation are available on the project website:
<https://frederickcountymd.gov/8253/Braddock-Heights-Improvements>

Questions and Comments

The summary of questions and comments includes questions discussed at the Public Meeting, as well as any questions or comments received before or after the meeting. Questions that pertained to the same issue were grouped together and may have been edited or reworded for clarity. Answers follow each question.

A. General Questions/Comments

1. Why is this project happening?

The County is required to provide ADA accessibility within its facilities. Additionally, the County has engaged with the Braddock Heights Community to identify key issues and incorporate improvements based on community input.

2. We have a disabled daughter and cannot take her out because it's not safe to do so.

Please add a sidewalk.

Acknowledged.

3. Who will be doing the construction work?

The contractor for construction will be selected after the design is completed. There will be a period of several months between design completion and contractor selection to allow for the bidding and award process.

4. What happens if a property owner recently installed a new driveway or sidewalk?

Existing sidewalks that are in good condition and ADA-compliant will remain unchanged. Regarding existing driveways, the design team will minimize property impacts. Meetings will be scheduled with affected property owners to discuss options.

5. There has been a streetlight out in front of our house for about 5-6 years. It appears other streetlights in the community are out too. Who should be contacted to have this repaired?

Street lighting is maintained by Potomac Edison. Outdoor lighting issues should be reported directly to Potomac Edison using the following link:

https://www.firstenergycorp.com/outages_help/report-lighting-problem.html

6. What is the purpose of the survey? What does the initial proposal look like?

The purpose of the survey is to gather input from residents to help inform the design process and address community concerns. The proposed design will be shared throughout the design phases.

7. Will the completed topographic survey be made available to residents?

Yes, the topographic survey will be available on the project website:

<https://frederickcountymd.gov/8253/Braddock-Heights-Improvements>

8. Has sight distance been considered for safety improvements?

Yes, sight distances will be evaluated during the design process.

9. Will traffic calming be evaluated?

Traffic calming measures are being evaluated as part of the project design to address speeding concerns and improve safety.

10. Have property owners been contacted about impacts to their land and/or acquisition of Right of Way for this project?

Although property owners have been notified about the Braddock Heights Improvement project, Right of Way needs and impacts have not yet been developed to a sufficient level to determine specific impacts to individual properties. As the design progresses, meetings will be held with affected property owners to discuss any impacts or Right of Way needs.

11. Can a survey be conducted to determine how many residents want the area to remain unchanged?

Community input is being gathered through public meetings and ongoing engagement.

B. Sidewalk and Curb Questions/Comments

12. Is a sidewalk necessary along Schley Avenue, considering existing parking for homes and the swimming pool?

The existing parallel parking spaces on the south side of Schley Avenue will remain, except for two areas. The sidewalk behind the parallel parking (in front of homes) provides ADA-compliant and safe access to a proposed crosswalk at the pool entrance. The sidewalk on the north side of Schley, adjacent to the pool area, has been removed from the project scope due to concerns about the structural integrity of the embankment and retaining wall.

13. Will barrier curbs be used instead of mountable curbs for pedestrian safety?

The design currently includes full height curb and gutter with inlets to manage roadway drainage.

14. Can a marked pedestrian crossing be added at Cherry Lane and Jefferson Blvd.?

A marked crosswalk at Cherry Lane and Jefferson Blvd. will be evaluated.

15. Can a marked pedestrian crossing be added at the intersection of Deer Spring Road and Maryland Ave.?

This intersection will be evaluated for a marked pedestrian crossing.

16. In the concept, the sidewalk at Maryland Ave. and Jefferson Blvd. is shifted inward, reducing visibility for pedestrians. Will this be addressed?

The sidewalk adjustment is necessary to avoid impacts to existing utility poles. However, sight distance will be reviewed as part of the design process. Relocating the poles will also be considered as an option. Additionally, property owners are responsible for maintaining vegetation in accordance with Frederick County Code.

17. Will a curb be installed in front of 6202 Jefferson Blvd.?

No, the current design does not propose a curb at this location.

C. Property Impact Questions/Comments

18. What happens to structures such as fencing, landscaping, or artwork if property is acquired for the project?

The design team will make every effort to minimize impacts to properties affected by this project. Meetings will be scheduled with affected property owners to discuss options and address specific concerns. The project is currently at the preliminary (10%) design stage, and further evaluations will be conducted as the design progresses.

19. How will houses with geothermal heating systems be addressed if they are affected by the project?

The impact on geothermal heating systems will be evaluated during property owner discussions.

20. How many parking spaces will be affected by the proposed chicanes?

This project is currently in the early stages of design, and the exact number of parking spaces has not yet been determined.

21. There is no on-street parking near my property. How will parking be addressed without taking up yard space?

The design team will work to minimize property impacts. Meetings will be held with affected property owners to explore options.

D. Drainage Questions/Comments

22. How many stormwater outflows are being designed?

The design is currently at 10%, and storm drainage, including outfalls, will be evaluated.

23. There is a parcel of land between 6520 and 6606 Jefferson Blvd. that has existing stormwater outfalls. Will stormwater outflows be added to both the east and west sides?

Yes, storm drainage and outfalls will be evaluated as part of the design process.

24. The sidewalk is at a higher grade than nearby yards. Has permeable substrate been considered?

Alternative materials, including permeable substrate, will be considered as the design progresses.

25. Can the road grade and stormwater drainage be improved to prevent water from being trapped in front of homes?

Roadway drainage will be evaluated as part of the project.

Thank you to everyone who attended the Public Meeting. We appreciate you taking the time to participate in the design process by providing your questions and comments.

As always, please feel free to contact Ivey Brown regarding this project, (301) 600-6648 or ibrown@FrederickCountyMD.gov.

###