



MARYLAND TRANSIT ADMINISTRATION

MARYLAND DEPARTMENT OF TRANSPORTATION

Martin O'Malley, Governor • Anthony G. Brown, Lt. Governor
Beverley K. Swaim-Staley, Secretary • Ralign T. Wells, Administrator

May 21, 2012

Sandra Fair, President Park Hills Civic Association, (srmfair@yahoo.com)
Kathleen Samiy, President Seven Oaks Evanswood Citizens Association,
(soeca.board@gmail.com)
Brett Rouillier, President, Sligo-Branview Community Association, (brett.rouillier@rcn.com)
Bob Colvin, President, East Silver Spring Citizens' Association, (c/o Karroper@aol.com)

Dear Ms. Fair, Ms. Samiy, Mr. Rouillier, and Mr. Colvin:

Thank you for your correspondence regarding the Purple Line. We appreciate the engagement of local residents in helping us to plan a project that best serves the local community. At our recent meeting for the Wayne Avenue portion of the project, we were reminded that we had not responded in writing yet to your letter of March 19, 2012, although we have been responding to individual inquiries regarding potential property impacts.

The articles in the Washington Post on potential property acquisitions for the project was based on very outdated conceptual plans and a list that looked at a "worst case" scenario and thus overstated potential property impacts. We shared our concerns with the Washington Post about the use of such outdated information, but they chose to publish it nonetheless. We are sorry that this article raised so much concern. Plans presented at MTA's public meetings and shared with individual property owners have provided updated information on potential property impacts. Because the plans are continually being revised, we do not maintain a current list of anticipated property needs.

Another important point to keep in mind regarding the right-of-way process that will be carried out for the Purple Line project is that condemnation of property would occur only as a last resort. We hope to negotiate purchases and easements with all affected property owners. In response to your question about when we will be able to present accurate information about property needs, I would first state that we do not anticipate any full property acquisitions on Wayne Avenue. The plans for Wayne Avenue, under which the light rail would operate in traffic lanes with regular traffic, were developed specifically to minimize the amount of private property needed for the project. MTA estimates narrow strips of property or easements will be necessary to accommodate roadway widening, especially where we propose adding new left turn lanes at traffic signals.

East of Sligo Creek, the Purple Line will be transitioning into a tunnel in the side of the hill between the apartment building at 75 E. Wayne Avenue, and Kenwood House, 95 East Wayne Avenue. We have identified, as a potential full acquisition, a small apartment building on

Plymouth Street behind the two large buildings. This building currently includes a total of six apartment units. Again, we have communicated with the property owner. In addition, we will need to purchase various easements where the tunnel is not under public roads. The exact location and extent of those easements is not finalized.

On Arliss Street, we do anticipate acquiring the house at the northeast corner of the intersection of Flower Avenue and Arliss Street. We have met with the property owner and he is aware of our plans. We also have identified as a potential acquisition the gas station at the corner of Arliss Street and Piney Branch Road.

At this point, our plans are not finalized and continue to be refined; so we are not ready to present detailed plans in terms of potential right-of-way requirements. We anticipate being able to share more definitive information in fall 2012. At that time, we would be happy to come back out to your community.

After the Record of Decision for the project is approval by the Federal Transit Administration, which is anticipated for summer 2013, we will be in a position to meet with affected property owners and identify the specific area of property needed as part of the right-of-way acquisition process. This may involve putting stakes in the ground.

I hope this clarifies where we are in the process at this point and answers your questions. We look forward to continuing to work with each of the community associations in the east Silver Spring area as the Purple Line design moves forward. Please do not hesitate to contact me if you have any further questions at mmadden@purplelinemd.com or 443-451-3718 (new office number).

Sincerely,

A handwritten signature in black ink, appearing to read "Michael D. Madden". The signature is fluid and cursive, with a long horizontal stroke at the end.

Michael D. Madden
Purple Line Planning Manager
Maryland Transit Administration