

Greenbelt News Review

AN INDEPENDENT NEWSPAPER

Volume 41, Number 46

GREENBELT, MARYLAND

Thursday, October 5, 1978

Council and Owners Talk of Center Mall Maintenance, Rezoning and Renovation

by Leta Mach

To gain support for a rezoning petition, George Christacos, owner, and Mike Zarpas, manager of the center mall shopping center met with city council on September 25. In a wide-ranging special session council members expressed their concerns, in particular sidewalk upkeep and "subsidized parking".

The shopping center located on Centerway is presently zoned RPC-rural planned community; the owner requests it be changed to C-2 (commercial). City council members were in agreement that the rezoning is necessary. Because the city owns the parking spaces and most of the sidewalks used by the shopping center, the rezoning would be easier to obtain with city support. Although the owner has an easement for the parking spaces, he does not pay rent or maintenance costs such as snow removal. Council members likened this to a subsidy by city taxpayers.

Another concern brought up by council was sidewalk maintenance by the owner. Zarpas noted that it was difficult to find anyone to do a small job. He stated that he has tried often to get the grate by High's fixed but has had no response. As a precondition for city zoning support, Councilman Thomas White suggested the sidewalks be brought up to standard and perhaps afterwards decided to the city.

Christacos and Zarpas expressed their interest in "sprucing up" the center. They detailed those items that needed attention. A new roof is one necessity as illustrated by tenant complaints of leaks after heavy rains. Zarpas suggested a mansard roof along with a more modern, dressed up front for the stores. Interior plastering and painting could be done after the roof was replaced. In addition, the central heating plant would be replaced with gas and individual

meters. However, Zarpas stated, "We're not going to spend any money at all until we get rezoning." He felt the present tenants would be willing to support this work with a raise in rents.

Losing Money

Both the owner and manager stated the property is losing money. Christacos indicated that he was interested in selling the property which he has owned almost four years. With the Greenbelt Theatre closed, 25% of the center is vacant. The theatre, which opened in 1938, was in almost continuous operation until 1976. Under the present zoning, only another theatre could have gone into that space within six months. However, Zarpas could not interest big chain in the building. After the theatre was vacant six months, it reverted back to residential use. Presently it is being used as a storehouse. Plans are being made to break the building up into a mini-mall of four to five little stores if the center is rezoned commercial. After rezoning, Twin Pines Savings and Loan Association can use the space in front of the shoe repair shop to build new quarters. The Association now conducts business in 600 square feet. Plans for a two story building would increase this to 3000 square feet. Such an event would also make it possible for Suburban Trust Company to expand into the current Twin Pines space.

Post Office

In a related matter, the post office has plans to leave the center. The post office has stated that the present facility and parking situation is inadequate. The Greenbelt Homes Incorporated (GHI) Board of Directors has voted to sell the post office land on the corner of Parkway and Crescent, subject to membership approval. Councilman Richard Castaldi suggested some parkland swapping could be done by the city to provide the post office with a suitable site in the center.

Council members also wondered whether a consumer services office could be left in the center and sorting facilities moved to another location. City Manager James Giese was requested to discuss these matters with the post office.

Castaldi called the owners renovation plans "cosmetic band-aids" and suggested that the center "has to be redone from the ground up." He mentioned the possibility of working with the city to obtain federal grant money at a low interest rate for renovation of the center. He suggested future facilities in the center could include offices and a restaurant. Zarpas noted that such a restaurant could not serve drinks because of the proximity of schools. Terming the basic structure of the mall "fantastic", Christacos suggested the inside of the buildings could be gutted and rebuilt. Although he wondered whether there was a market for such a major renovation and whether the present tenants could afford it, Zarpas greeted the suggestion eagerly.

The center mall was constructed during the late 1930's when the town of Greenbelt was built by the federal government. In 1937 Greenbelt Consumer Services, Inc. (GCS) was organized to set up and operate the stores which included a food store, drug store, variety store, barber shop, beauty parlor, movie theatre, and gas station.

In 1954 the commercial center was sold to a private real estate firm. Upon expiration of its leases in 1956, GCS vacated the stores and moved into the present supermarket building. Several years ago, the city invested about \$60,000 in improvements to the center mall.

City staff has been directed to make a recommendation on maintenance and leasing of parking spaces and sidewalks. Action on the rezoning petition cannot be taken until after January under a new Prince Georges County Council.

Development (HUD). In response to a question by director James Foster, he replied that HUD does have explicit guidelines for this purpose. Director Virginia Moryadas favored appointing a committee to consider the item because "the board is responsible, not management." Chairman James Smith took a different approach, asking the manager to present the federal guidelines to the board at the next regular meeting together with any additional suggestions the staff can come up with.

It was at this point, in connection with the low-income families, that director Margaret Hogensen noted that a county official's statement, quoted in a recent *Washington Post* article about GHI, was inaccurate since GHI is not "locked into 30% low-income housing". She further termed it "outrageous" that the reporter did not contact any board members but spoke only to dissident members. Director Wayne Williams proposed that the board consider a communication to the county government, requesting a clarification of erroneous statements apparently issued under its aegis.

Because the same *Washington Post* article referred to problems with crawl spaces under GHI homes, director Moryadas asked the manager to clarify the crawl space situation. He and deputy general

manager Kenneth Kopstein answered that the crawl spaces under thirty or forty rows of homes have so far been inspected in an ongoing program of repairing and insulating pipes. Director Williams reminded the board that a recent consultant had found "no evidence of structural damage" due to moisture in the crawl spaces, while Director Norman Weyel added that the recent changeover to hot water heat would tend to reduce the moisture condensation under homes. Later in the meeting Hogensen referred to the records of the Engineering and Maintenance committee, to show that that committee had unanimously recommended that crawl space work be included in regular maintenance, not in the rehabilitation program as claimed by some sources.

Post Office Bid

With respect to the Post Office bid for GHI land, Breashears briefed the board on a letter he had received from a federal official—the district manager of the Maryland/D.C. postal district - which gave negative replies to questions the manager had raised on behalf of some GHI members: no other site in or near the Center would be suitable, renovation of the present Center site would not be a "viable alternative", an automatic postal substation could not be justified at

See GHI, p. 5, col. 4

School Board Votes to Set Up Task Forces to Study Closings

by Mary Lou Williamson

The Prince Georges County Board of Education at last Monday's meeting again paved the way for community involvement in the highly charged process of selecting schools for possible closing at the end of the school year. In a unanimous decision, the board directed its staff to present for formal adoption at the next meeting on Thursday, October 5, names of persons willing to serve on the 11 Study Area Task Forces.

In the coming months these Task Forces will study 80 elementary schools in the areas showing a pattern of declining enrollment — less than 80% utilization of capacity this year, less than 70% by 1980.

From among three plans, the school board travelled a middle road in selecting the direction it would take — a refinement of board Vice President Sue Bieniasz's proposals worked into the original staff proposal of 72 schools in 11 geographically definable areas.

Eliminated from consideration were 12 schools that are virtually new or have had major renovations or additions completed within the past five years. These schools will continue to be represented on their task forces, but with non-voting members.

Eight schools with similarly declining enrollments were added to the original 72. These schools are interrelated with schools in one of the 11 study areas or geographically contiguous to a study area. The boundary lines have been redrawn now to include them.

Twelve schools which Bieniasz had proposed for study — including Greenbelt Center and John Carroll — have been excluded from the study. In its report to the board, the staff "still holds that no further reduction . . . in areas in which schools were closed two years ago is warranted at this time." Staff felt it unfair to ask those students and staff who were uprooted two years ago to possibly undergo an additional change so soon.

Board member Lesley Kreimer, while again voicing her reservations "about school closings on a large-scale basis at this time," saw the handwriting on the wall and called for acceptance of the staff-Bieniasz plan. "I am glad the board will not restudy areas studied two years ago," Kreimer said. "I agree with excluding new schools, . . ." She also favored "pulling in some of the other under-utilized schools that (did not originally) . . . fall into a study area." She pointed out that because of busing "attendance areas are artificial."

At board member Al Golato's request, the staff plans to update last year's demographic information on the racial composition of schools and make it available, on request, to individual Task Forces. Golato was concerned that Task Forces this time should have greater flexibility — for example, to look at where the enrollment comes from and why — how many students are bused to a school, how many walkers and whether neighborhood children that could attend that school are bused to another. Many echoed the same concerns.

Citizen Testimony

Representatives of two communities, Kettering and River Bend Es-

tates, both pointed out that their children are bused out of the neighborhood to schools with artificially high utilization figures, while at the same time underutilized neighborhood schools are to be considered for closing.

Jim Levine, Kettering, urged the board to direct Task Forces when studying a school to look at the school-age population that lives in the immediate area, also the potential residential growth.

"Busing and school closings cannot be separated," challenged Van Gilmer, River Bend Estates, whose integrated neighborhood is "bused to a school approaching 90% black enrollment." He called attention to the comments of one board member and several county citizens on a local TV news program earlier in the evening addressing the problem of white flight in Prince Georges County.

Golato agreed with Gilmer and Levine. In a long, complicated statement he said he wanted to "assure the people we are not done with the Demographic Study, . . . we are not done with (efforts to reduce) busing." Golato sought a commitment from the board "to follow up school closings with a new amended desegregation plan . . . submit it to the court for prior approval . . . to be implemented in the 1979-80 school year." His motion died for lack of a second; he appeared to have left his colleagues perplexed.

As was the case two years ago, each Task Force will consist of representatives from each school in the study area — principal, teacher, PTA official and two parents. Where applicable, one parent should be selected from the walking community and one from the bused Community. This year, however, the principal and teacher will be non-voting members.

See SCHOOL BD., p. 7, col. 5

WHAT GOES ON

Friday, Oct. 6, 6 p.m. - 9 p.m.,
Voter Registration, Beltway Plaza.
Saturday, Oct. 7, 10 a.m. - 6 p.m.,
Voter Registration, Beltway Plaza.
Saturday, Oct. 7, Sunday, Oct. 8,
Greenbelt Tennis Association Fall Tournament, Braden Field Courts
Monday, Oct. 9, 7:30 p.m., Center School PTA

Columbus Day - October 9

All offices of the City of Greenbelt, Prince Georges County Government, including the Washington Suburban Sanitary Commission, Prince George's Hospital and Federal offices will be CLOSED in observance of Columbus Day on Monday, October 9.

All County public schools, the Maryland-National Capital Park and Planning Commission, Libraries, Health Department, Prince George's Community College, District and Circuit Courts and State offices will be open on Monday, October 9.

HOLIDAY REFUSE SCHEDULE

Due to the upcoming Columbus Day holiday on Monday, October 9, there will be no refuse collection on that day. The regular Monday route will be picked up on Tuesday and the Tuesday route will be picked up on Wednesday. There will be no paper collection on Wednesday but an effort will be made to pick up all paper on Thursday. Refuse collection for Friday and Saturday will follow the normal schedule.

GREENBELT NEWS REVIEW

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 MAIL SUBSCRIPTIONS: \$15 per year. Advertising and news articles may be mailed (Box 58, Greenbelt); deposited in our box at the Twin Pines Office before 4:30 p.m. Tuesday; or delivered to the editorial office in the basement of 15 Parkway. (474-4131). The office will be open Monday after 9 pm for display advertising only; deadline is 10 pm. News articles and classified ads will be accepted after 8 pm on Tuesday; deadline is 10 pm.

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Prolonged Silence

To the Editor:

I need the help of your readers in finishing a play.

Act 1 begins in April 1976, when the first report of the Long Range Planning Committee is mailed to all GHI members. The second scene, set in May 1977, is a repeat of the first. In the third (January 1978), the consultants' report is furnished to all members. The next scene consists of two membership hearings on the consultant's report. In the last scene, Mrs. Denson, one of the two principals, makes her appearance as a candidate for the Board of Directors.

Nothing is said about crawl spaces in Act I.

The second act begins with the appearance of Mr. Conrad, the other principal. Just as the Board is completing its proposed rehabilitation plan, he makes a dramatic announcement that major work in the crawl spaces must be given priority over any other rehabilitation project. Mrs. Denson joins in by predicting "complete destruction" of the homes. In the back and forth discussion, Mr. Conrad calls the Board proposal a "sham" and Mrs. Denson urges members "to turn down completely Management/Board's rehabilitation package..." Both assert, however, that they support rehabilitation. You can see my problem. In the third act how can I reconcile my principals' expressions of support for rehabilitation with their statements that could be taken to indicate opposition? How do I explain Mrs. Denson's charging that crawl spaces have been neglected for years and Mr. Conrad's claiming that he raised the subject more than five years ago with their prolonged silence, about two and one-half years?

Charles F. Schwan

Third GHI Alternative

To the Editor:

Included in the GHI Board's Rehabilitation Plan of October 1978 is a proposal to (1) replace all windows with a combination storm window of their choice, or (2) allow us to replace with a comparable one. As their choice will have to be custom made (due to our odd sizes), I doubt an individual would have much of a second choice because of the expense of having them custom made in small orders. I think we should have a third choice, to add storm windows where our present windows are worth keeping. I think this third choice is especially warranted as management's reports, initially made available to members, recommended this choice. I thus felt all along this would be available and certainly did not expect such a drastic change. I would not like to see members make a decision on the whole program based on drawbacks of this type, but I'm afraid they will if such problems are not resolved satisfactorily.

I like the piggy-back type of storm window (on the solar homes and elsewhere in town) which are permanently installed on the outside, meaning little or no outside maintenance of present windows. Your choice may be different.

If you agree we should have this third choice added to the proposal, please let me know (by mail or drop it by) so that I will have tangible data to present to the Board as early as possible (well before the membership meeting about mid October).

Mary K. Brasfield
1-E Gardenway Rd.

Injustice to Members

To the Editor:

As a resident of Greenbelt Homes Inc. since 1972, I read with interest the article "Residents Criticize Restoration Plan for Greenbelt" by Sharon Conway that appeared in the September 28, 1978 *Washington Post*.

It was noted that Bettie G. Denson, who resides at 59A Ridge Road, and Carl M. Conrad, who resides at 8M Southway, were the only members of GHI - outside of Management - that were quoted in the article.

If Ms. Conway were to do an in-depth article on the rehabilitation program, she would have to go back to the TAA Report and the activity of the TAA Sub-Committee of the Planning Committee, the activity of the Planning Committee, the Finance Committee, the Long Range Planning Committee, and several ad-hoc committees, the energy conservation program which has been completed in the main.

Yes - over the years countless members of GHI have spent several nights a week for months on end working for the betterment of GHI by serving on one or several committees as the individual case may be.

Yes - the present rehabilitation proposals are not something that was dreamed up overnight but the result of long years of deliberation by GHI members working for the betterment of GHI!

As I see it, it was an injustice to the many members who have worked long and hard for several years to improve conditions here in GHI not to have their efforts mentioned in the article!

And - to be perfectly blunt - the article, in the opinion of this old gaddy, was biased and one-sided that didn't tell the true story and appeared under a misleading heading!

Ben A. Hogensen

THANKS

To the Editor:

I would like to thank all those persons who endorsed and supported my candidacy for the House of Delegates. I enjoyed the campaign - all but the end result - and particularly old acquaintances.

I hope to become even more active in community service and to grow in experience and ability so that I may better serve our community in the future.

I urge all the people of Greenbelt to remain active and to support the candidates of their choice in November.

Tony McCarthy

A Plug for CPR

To the Editor:

I would like to commend the efforts of Leo Gerton and the help of the City Council in establishing the CPR Program.

This is a great offering by the city. The course is free, takes only two days and teaches you something that could save a life. I took the course when it was first offered (got certified, too). You know what? It was easy and fun!

Alan Amberg

Parent Discussion Group

The next meeting of the Greenbelt Parent Discussion Group will be Wed., Oct. 11, from 9:30-11:30 a.m. at the Greenbelt Baptist Church. The discussion topic will be "Setting Limits for Children." Refreshments will be served and babysitting will be available. For more information, call Betty Hughes at 474-8458.

Club Disavows Seeming Political Endorsement

To the Editor:

On Sat., Sept. 30, the following described item was distributed to the spectators and players of the Greenbelt Boys & Girls Club football games and was found on the counters of several Greenbelt businesses: The item was an 8 1/2 x 11 sheet of paper with a large picture of Audrey Scott in the middle of it. On either side of the picture was a copy of the football schedule of the three Greenbelt Boys & Girls Club teams. On top of the page, in bold print, was "SUPPORT GREENBELT BOYS AND GIRLS CLUB FOOTBALL." On the bottom of the page, also in bold print, was "SUPPORT AUDREY SCOTT HOUSE OF DELEGATES."

This political handout was being distributed without the knowledge or permission of the Greenbelt Boys & Girls Club.

On Sunday, Oct. 1, I spoke to Mrs. Scott on the phone and explained that since the club's by-laws expressly forbid any political activity of any kind I would like her to pick up any pamphlets still out and not to distribute any more.

Mrs. Scott stated that it was not intended as a political handout but that she was concerned that soccer seemed to be taking over from football in the county Boys & Girls Club program and that her only intention was to publicize football. She therefore, would continue to hand out the pamphlets.

I again explained that although it did not state that the Greenbelt Boys & Girls Club was endorsing Mrs. Scott as a candidate, it certainly left the impression that we were and as president of the club I did not want any more of the pamphlets distributed.

Mrs. Scott said that she would continue to distribute the leaflets at any Prince Georges County Boys & Girls Club football games at which Greenbelt had teams participating.

I can only conclude from this that Mrs. Scott's political ambitions far outweigh any concern she has for the Boys and Girls Club program or for the legal rights of the individual clubs. I, therefore, have no option but to state publicly that any further distribution of this handout or any other use of the Greenbelt Boys & Girls Club name without the express written permission of the Greenbelt Boys & Girls Club, Inc. Board of Directors will result in whatever legal action is deemed necessary and appropriate by the club's Board of Directors against Mrs. Scott and/or any individual, organization or business distributing said pamphlets or using the club's name.

Pat Gainor
 President
 Greenbelt Boys & Girls Club, Inc.

Linkenhoker - Brotherton

Ms. Sandra Linkenhoker announces the marriage of her daughter Elizabeth Lorraine (Lorrie) Linkenhoker to James C. Brotherton of Hyattsville on September 23 at Riverdale First Baptist Church. The reception was held in Alexandria, Virginia.

At the Library

The Greenbelt Library has designated October as a Great Month for Contests for young adults, ages 13-18. Each week a different question, puzzle or problem will be posted in the Young Adult area of the Library. Drop in, give the right answer and win a prize. Prizes awarded through the courtesy of PGCML and Beltway Plaza Merchants. The contest began October 2 at 3 p.m. each day and will continue throughout the month (excluding Saturdays & Sundays).

See or call Jackie Woody or Cathy Link at the Greenbelt Library for more details.

Wanted! Book and Movie Lovers - ages 13-15, to talk about books read and films seen in a discussion group. See or call the Young Adult librarians for more details.

Center School PTA

Center School PTA will meet Monday night October 9 at 7:30 p.m. in the gym. After a business meeting parents will have an opportunity to visit classrooms.

Ladies of St. Hughs

Frank Lancelotta will speak at the Ladies of St. Hughs meeting on Wednesday, October 11, at St. Hughs in Grenoble Hall following the 7:30 p.m. Mass. Lancelotta is a realtor who founded Our Lady's Center in Ellicott City, which is an apostolate for the laity.

He will talk on "The Relevance of Our Lady in Today's Society and the Importance of the Recitation of the Rosary." All are welcome.

For further information, call Mrs. Charlene Backstrom at 345-3521.

Legion Greets Politicos

Greenbelt Post 136 of the American Legion will hold a "Meet the Candidates Night" at their monthly meeting on Thursday, Oct. 5, at 8:30 p.m. Scheduled are County Executive Winfield Kelley, former Congressman Larry Hogan, former Senator J. Glenn Beall, Congresswoman Gladys Spellman and her opponent Saul Harris. Also expected are State Senator Ed Conroy, Joseph Provencal, Francis White and others.

All members and eligible veterans are invited to attend.

BETHUNE PTSA

Back-to-school night will be held at Mary M. Bethune Junior High School on Tuesday, October 17, at 7:30 p.m. Please note the change from the normal meeting night.

This will be an opportunity to visit classrooms and meet the staff. Membership dues can be paid at this time.

ST. JOHN'S CHURCH
 Episcopal
 Baltimore Blvd. at Powder Mill Rd., Beltsville
 8 a.m. Holy Communion
 10:30 a.m. Morning Prayer (Holy Communion 1st Sunday)
 10:30 a.m. Sunday School
 Rev. John G. Bals, Rector
 422-8057

Woman's Club News

The first regular meeting of the fall season of the Woman's Club of Greenbelt will be held on Thursday, October 12 at 7:30 p.m. in the Social Hall of the Greenbelt Community Church. The program will feature slides of the Panama Canal with commentary by Henry Buess. It is sponsored by the Public Affairs Department, Louise Murphy, Chairman.

Miller - Andrus

Dr. Christine K. Miller, daughter of Mr. & Mrs. Thomas S. Miller of 116 Northway, was married to Lt. Commander Kenneth L. Andrus of Columbus, Ohio, on September 16 in the Little Creek Amphibious Base Chapel in Virginia Beach, Virginia.

The bride and groom, both medical doctors in the Navy, are presently stationed at the Portsmouth Naval Regional Medical Center. They will reside in Virginia Beach, Virginia.

Book Sale Saturday

A "Rain or Shine Book Sale" will take place at the library on Sat., Oct. 7 from 10 a.m. - 3 p.m. The sale will feature used library books and will include hardcover books, fiction and non-fiction, paperbacks, periodicals and recordings. For more information call Judith Cooper, 699-8500, ext. 269.

MISHKAN TORAH
 Rabbi Kenneth Berger
 Cantor Don Weisman
 YOM KIPPUR
 Tues., Oct. 10
 6:20 p.m. KOL NIDRE
 Wed., Oct. 11
 Starting at 9 a.m.
 Jr. Congregation - 11 a.m.

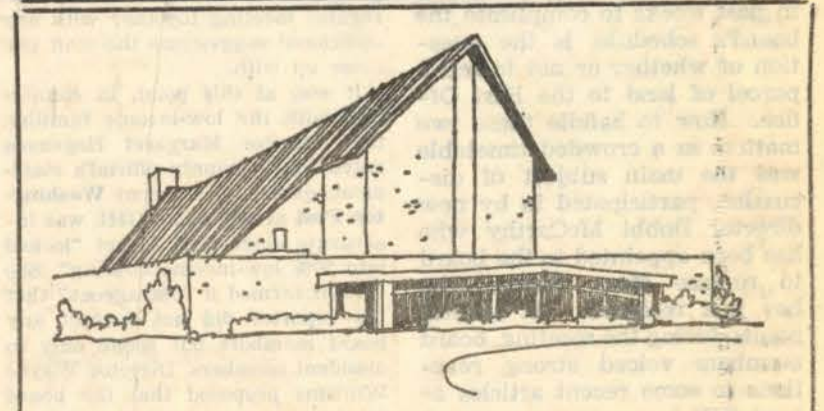
MOWATT MEMORIAL
 United Methodist Church
 40 Ridge Rd. 474-9419
 Church School 9:30-10:30 a.m.
 Morning Worship 11 a.m.
 (Cribbery and Nursery provided)
LATTE SUNDAY
 Sermon by Richard Craig,
 Lay Leader
 Rev. Clifton D. Cunningham

Greenbelt Community Church (United Church of Christ)

Hillside and Crescent Roads - Phone 474-6171 (mornings)
Sunday
 Church School for all - 9:45
 Worship Service - 11 a.m.
 Nursery provided at 2B Hillside
 Rev. Sherry Taylor and Rev. Harry Taylor, co-pastors

Put feet on your prayers.
 Give expression to your faith.
 Let God's Word speak to your life.

GREENBELT BAPTIST CHURCH
 474-4212
 Crescent & Greenhill Roads
 Bible Study for all ages (Sun) 9:45 am
 Worship services 11:00 am & 7:00 pm
 Mid-week prayer service (Wed.) 8:00 pm
 For bus transportation, call Church office 8:30-12:30 weekdays.



Holy Cross Lutheran Church
 6905 Greenbelt Road
 Worship Services: 8:30 and 11:15 a.m.
 Sunday School: 9:50 a.m.
 Weekday Nursery School: 9-11:30 a.m.
 Edward H. Birner, Pastor
 Phone 345-5111



Miss Greenbelt: A Profile

by Jean Marie Gainey

Connie Becraft, the new Miss Greenbelt as of Sunday, Sept. 3 when she was chosen out of 11 candidates at the Labor Day Festival, is a busy, ambitious young woman.

First runner-up two years ago at the Bicentennial Labor Day Festival, she had been asked to participate in a county pageant. At that time, she was undecided, however. Now that she has been awarded the title of Miss Greenbelt, she said she might consider other pageants.

When asked what she had gained by participating in the contest Connie replied that the experience gave her courage, confidence, and the chance to meet a lot of people. Most of all she said she enjoys "having the privilege of being Miss Greenbelt."

The contest, which was basically fashion-oriented, awarded Connie with a modeling scholarship at Barbizon in Chevy Chase. Although the scholarship is important to her, she regards the pageant itself as a valuable experience for self-improvement. She considers beauty pageants to be "tradition" and "not really for beauty, that's not how I think of it, but as something you can make of yourself."

Aside from her modeling scholarship, Connie has other things going for her right now. She graduated from high school and is currently enrolled in the Bladensburg Barber School, where she has another three or four months to complete before she will begin cutting hair. She also works part-time.

Between school, work, modeling, and her obligations as Miss Greenbelt, Connie has a lot to keep her busy and, more importantly, she knows what she wants and is working hard for it.

Winter Swimming

The Greenbelt Winter Swimming program started on Sunday, Oct. 1. The group is swimming every Sunday evening from 6:30 to 8 p.m. at the Silver Spring YMCA Pool. The swimming program is geared to the Greenbelt Swim Team but all Greenbelters who wish to keep swimming through the winter are welcome. For further information call 474-0332.

Democratic Candidates At Greenbriar Oct. 13

Come meet the Democratic candidates for the 24th Legislative District on Friday, October 13, at 8:30 p.m. in Greenbriar. Call 345-1549 or 262-9675 for place and directions. Interpreter for the deaf will be provided.



Community Church's "Gingerbread House" named Best Decorated Booth at the 1978 Labor Day Festival.



James Cassels, above, receives award as Greenbelt's Outstanding Citizen of 1978.

Council Agenda Items

by Jean Marie Gainey

Several minor issues were submitted for city council scrutiny at the Sept. 18 regular meeting. Among these was a decision by a four to one vote not to object to a request for a variance in the zoning ordinance at 126 Northway, scheduled to be heard by the Prince Georges County Board of Appeals on Sept. 27.

The resident, Mark Davis, explained his wish to construct a screened porch in the side yard of his home to the property line. The zoning ordinance requires a minimum side yard width of at least eight feet. Davis said the neighboring property owner did not object. He added that he would comply with all city requirements.

Councilman Castaldi suggested the possibility of problems with future residents of the homes, but council decided the matter was in any case the responsibility of the Board of Zoning Appeals.

In a later action, council voted unanimously for the negotiated purchase by Sept. 30 of communication equipment from the Motorola Corporation, at a cost of \$24,260.50.

Arnold Thomas submitted his resignation from the Park and Recreation Advisory Board after moving from the city but he expressed his desire to continue working with PRAB concerning the development of the park area at the Greenbelt Jr. High School. He has been appointed as a member of the subcommittee by the chairman. It was questioned whether he could still work for PRAB since he is no longer a resident, but council finally decided that the chairman has the prerogative to appoint subcommittee members, who need not be full fledged committee members.

GHI Proxy Information

The voting for the special membership meeting called to approve the rehabilitation of GHI homes will take place at the meeting on October 18. Members who cannot attend the meeting may obtain a proxy by requesting one from the GHI Manager's office in person or in writing over his/her signature. Unless the member appears in

person, the official proxy form will be mailed to him. The completed form must be returned to the GHI office or delivered to Margaret Høgenesen, Corporation secretary, 53-F Ridge Road, before midnight, October 13, 1978.

Candidates Reception Slated for Oct. 12

A reception for the legislative candidates running on the Democratic Party ticket—Senator Edward Conroy, Delegates Jerry Devlin and Charles Ryan and House of Delegates candidate, Joan Pitkin—will be held at the Greenbelt American Legion Post #136 at 6 p.m. on Thursday, October 12.

Proceeds from the event will be used to defray the cost of the campaign for the Democratic Party standard bearers.

Tickets are available from the candidates or at Democratic headquarters in the Free State Mall. For information call 262-1302.

Greenbelt Pizza-Sub Shop

Friday - Large Pepperoni Pizza	\$2.95
Saturday - Large Sausage Pizza	\$2.95
SODA SPECIALS OF THE WEEK:	
Pepsi - 2 liter bottle	89c
Coca-Cola - 2 liter bottle	89c
16 oz. 7-Up	\$1.19/carton
16 oz. Tab	\$1.39/carton
107 Centerway	474-4998

Thank You To The Voters of Greenbelt

for the vote of confidence you have given me in the primary election. I will do my utmost to fulfill your trust in me.

A special thank you to my friends for their help. It was by your hard work that I was nominated.

JOAN B. PITKIN

Nominee for House of Delegates

Paid Political Advertisement

Auth: Paul Champion, Treas.

WILL'S FALL Wallcovering Sale 30% off on

Thousands of lovely patterns to choose from. Also save 10-30% on more than 10,000 patterns (300 books). Will's is located on Route 1, one mile north of Beltway exit 27.

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Concern Over ERHS Construction Allayed

by John Seng

Regarding allegations made as to the structural soundness of the Eleanor Roosevelt High School, Chief Building Inspector for Prince Georges County, Arthur Brown, declared that, "Frankly, there's no cause for concern." In a recent "superficial visit" to the school, Brown noted nothing of a "serious nature." He added that he is a member of a committee set up to pursue the matter in the near future.

The controversy originates from a complaint registered by R. John Steiffer, a former teacher at Roosevelt. Steiffer suggested that the building is "literally tearing itself apart as it shifts in three directions on the clay horizon it's built on," according to a memorandum.

The same memo, dated August 7, 1978, from county staff engineer

Albert Backhaus, states that Backhaus, Steiffer, and building inspector Willie Fur met and inspected the school on August 4. At that time, they observed deficiencies such as a leaking roof, some loose and eroding brickwork, and miscellaneous cracks in the surrounding sidewalks and pavement. Furthermore, the officials noted that some of the walls are out of plumb, explaining, "Such may be the result of some movement, or it may be that they were constructed that way."

In an August 30 inspection report to Brown, Plans Engineer Mostafa Fahmy indicated the lack of structural damage to Roosevelt, but the evidence of loose brick in some locations.

In the same report, he recommended that the loose bricks be fixed immediately and that a stability analysis be conducted.

The Prince Georges County information office reports that cracks in the parking lot will be repaired in the near future.

School system spokesman John Aubuchon also noted that the problem with the leaking roof is being monitored by school personnel and present leaks are being repaired.

Contrary to earlier reports, Aubuchon refuted the possibilities that certain walls are out of plumb, citing in-depth inspections including a representative of the state of Maryland inter-agency commission on school construction, a county building inspector, the architect who designed Eleanor Roosevelt and a structural consultant, and a member of the school system construction department. Aubuchon stressed that they found no evidence of any structural damage to the building. Although "a few natural cracks" from settling exist, they found no structural hazards," he stated.

A monitoring program will be set up by an outside consultant to install instruments to measure movement. However, the bidding still has to be arranged for such contracting.

Health Fair Oct. 21

The Greenbelt Lions Club will sponsor a Health Fair on Sat., Oct. 21, from 10 a.m. to 3 p.m. at the Mowatt Memorial Methodist Church at 40 Ridge Road. In addition to a number of free tests, optional blood tests will be provided for a nominal fee.

Preregistration for the Health Fair is recommended, to eliminate the possibility of waiting. The Greenbelt Woman's Club is assisting the Lions Club with the preregistration, and will be held in the Greenbelt Center Mall on Fridays and Saturdays from 10 a.m. to 8 p.m. until Friday, October 20.

For further information, please see the Health Fair advertisement elsewhere in this paper, or call Ivan Lindahl (262-0145) or Henry Fisher (474-1817).



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Don W. Taulelle
9200 Edmonston Rd.
Greenbelt, Md. 20770
474-5007

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Police Blotter

Two of the three adults charged with malicious destruction of a vehicle appeared in court last Thurs., Sept. 21. A female and two males had chased the owner of the vehicle parked in Springhill Lake, vandalizing his car when he stopped. However, only the female and one of the males appeared in court, the other having fled the state. The female was found guilty and received a \$100 fine. The male was found guilty but he escaped from the court before the sentencing. Once apprehended, the judge imposed a three and a half year sentence.

A 15-year-old resident of University Square Apartments was apprehended by Officer O'Neil after he was observed by an off-duty officer attempting to break into the sandwich shop on Centerway. The youth was charged and turned over to juvenile authorities to await Juvenile Court action.

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WILL SPONSOR A HEALTH FAIR

ON SAT., OCT. 21 from 10 AM to 3 PM AT THE MOWATT MEMORIAL METHODIST CHURCH, 40 RIDGE ROAD

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OPTIONAL

Blood Tests for 12 Traits for a Fee of \$5.00

This will include testing by trained personnel for Cholesterol, Glucose, SGOT, LDH, Alk. Phos., Total Bilirubin, Albumin, Total Protein, Uric Acid, BUN, Inorganic Phosphorous and Calcium which covers Blood Fat, Diabetes, Liver and Muscle Function, Gout, Bone, Kidney and Blood Abnormalities plus rare forms of Cancer.

We hope that Greenbelters will take advantage of this low cost screening process which would cost much more elsewhere. (FASTING FOR FOUR OR TWELVE HOURS IS NECESSARY PRIOR TO THE OPTIONAL TESTING. WATER, COFFEE, OR TEA WITHOUT CREAM OR SUGAR MAY BE TAKEN, HOWEVER).

CHANGES ARE BEING MADE IN ORDER TO AID ALL PARTICIPANTS

To eliminate waiting, we urge all participants to pre-register. The Greenbelt Woman's Club will be assisting the Lion's Club with pre-registration in the Center Mall between 10 a.m. and 8 p.m. on the following dates: Fri., Oct. 6; Sat., Oct. 7; Fri., Oct. 13, and Sat., Oct. 14. Last Chance Registration will be held Friday, October 20, from 10 a.m. to 8 p.m.

THE GREENBELT FEDERAL CREDIT UNION

121 Centerway, P. O. Box 157, Greenbelt, Md., 474-5900

Co-sponsors of this ad say that your financial health also is important. For the following services: Liberal Dividends at 6% Annual Rate - Paid and Compounded Quarterly. Investment Share Certificates at 6½%, \$500 minimum, 1 year minimum; 7%, \$1000 minimum, 2 year minimum; 7½%, \$1000 minimum, 4 year minimum; 7½%, \$10,000 minimum, 6-month minimum. There is a penalty for early redemption of certificates. Other services include Share Drafts (use them like checks for withdrawal of funds from your share account); Automated Teller Machines; Individual Retirement Accounts for members who do not have a retirement plan where they work. LOW COST LOANS - signature loans, auto and home improvement loans; in fact, loans for any worthwhile purpose. Stop in at your Greenbelt Federal Credit Union, 121 Centerway (next to the Consumers Co-op Supermarket), Shopping Center, Greenbelt, Md. Phone: 474-5900

For further information call one of the following Lions

IVAN LINDAHL (PAST PRESIDENT)
262-0145

HENRY FISHER (PAST PRESIDENT)
474-1817

GHI Membership Conveys Its Rehabilitation Concerns of Cost, Contracts, Crawl Spaces

by Katherine Keene

The GHI informational meetings on the rehabilitation proposals were certainly informational, but not as exciting as might have been anticipated since a small group of members was passing out flyers opposing the program outside the meeting rooms in North End School. Members found flyers on their seats at the Library. About eighty people were in attendance at each meeting.

GHI president James W. Smith began by suggesting that members look back to several years ago when the rehabilitation program first began. At that time few anticipated what a complex process was before the cooperative. He reminded members that preparation had included the commissioning of the Mark Beck company to suggest proposals for bringing the houses up to date and making a demographic survey. The Manager had also prepared a program, and in addition staff members had found sources of financial assistance from both the state and federal governments, including not only assistance to low income members but possible borrowing of funds from the state at favorable interest rates.

A major point is that the proposed rehabilitation will be to save energy as well as to reduce maintenance expenses, making it possible to have the program without sharply increasing monthly charges over what will in any case be necessitated by rising inflation. Essentially, Smith stated, brick and masonry houses would receive as major items replacement of all windows, wall insulation, electrical heavy-up, weatherstripping, check valves, siding, and new plumbing fixtures. Cost of siding would be paid by members in masonry houses since the benefits will be felt almost exclusively by owners of these houses.

Frame Homes

Proposed improvements to frame houses during the next two years would include insulation, window replacement, weatherstripping, heavy-up, replacing risers, adding some electric outlets, putting partitions in attics, replacing some roofs, and small miscellaneous items such as plumbing fixtures. Siding on frame houses is offered as an alternative proposal.

What the membership must do, Smith stated, will be to approve a resolution to move ahead and make financial commitments. One problem is that exact costs cannot be known until actual bids on projects have come in. The Board believes, however, that a program could start in 1979 without increasing monthly operating charges by more than 10%.

Questions

After Smith's presentation he answered a variety of questions from the audience. Essentially these were the same at both meetings. One member wondered whether members would vote on individual items or on the whole package. Smith replied that if each proposal must have a membership meeting

separately GHI would be practically always in session, and that membership meetings are themselves a cost item. He stated that a general directive to the Board would be preferred. In any case, a certain flexibility will be needed should some change in details be indicated.

Another member asked what kind of contract would be made by the Board, and whether everything in it would be spelled out. Again Smith explained that it is not possible to foresee every eventuality until bids are let, but that the Board must have the authority to let bids for contracts. He emphasized that the houses are not all in the exact same state, and that some will need more and some less work than others.

Payment, he pointed out, would be over a 20-year period, but it would be possible for members to pay cash for their share of the work, should they so desire. Only about from 9 to 10% of an individual member's monthly charges would go for the rehabilitation program. In response to another question he pointed out that while rehabilitation costs go up, other costs come down.

A specific example is the trim paint program: inasmuch as the new windows will have metal frames that do not need painting and that will cover the old wooden frames, the rather heavy cost of the annual trim paint program would be cut. He did not wish to predict and promise that the maintenance staff would be reduced; he did suggest that it should be possible to have some of the work now done by outside contractors done by the GHI staff. There is a need, he pointed out, to still do other maintenance work if we rehabilitate, such as work in the crawl spaces.

Another member wished to know whether, if the membership voted in favor of the rehabilitation program, everybody would have to go along whether they wanted to or not. To this Smith said members would have to accept rehabilitation, but that he felt they would find advantages to having it. He later added that perhaps GHI could consider increasing heat costs to members not wishing to get insulation, but that he doubted that anybody would want this. However, if people have already done some of this work, such as having installed new windows, then they would not be charged for new ones nor would their own be removed. If members refused to take new windows at the time of rehabilitation and later demanded the new windows, the cost would be considerably more than if they had been done with the others. Money would be saved by having work done in large units.

As usual the apparent high cost for windows was questioned. Smith explained that new windows involved replacing the framework in which the windows are set, not merely installing new panes.

If members are not at home they might have to give permission for the contractor to enter, although most work will be done from the outside and the houses need not be entered.

Crawl Spaces

At the end of the meeting a member asked why the crawl spaces are not on the rehabilitation program. Smith answered that there were several things involved in leaving them out and considering them part of the regular maintenance program. First, as steam heat was replaced by hot water, as the crawl spaces were opened and ventilated, and as the deep return trenches for steam heat were eliminated, the problem to some extent has been alleviated. The improvement of swales will also help. In the past, he said, the problem had come before the Board. An engineer had been consulted in 1974 who after study suggested a vapor barrier, insulating floors, insulating pipes, and opening vents. This is now being done.

Conrad Statement

This answer did not please one of the members, and near the conclusion of the library meeting Mr. Conrad read a statement in which he set forth his views on the crawl spaces and the need for work in them. Mat Amberg rejoined by saying that the same people who have always opposed anything constructive that the Board may have proposed in the past welcomed the Conrad thesis as a means of blocking the proposed rehabilitation program. He added that in his view if the Board had proposed crawl space work this small group would be screaming for those things which the Board is at present advocating.

Amberg suggested that if those people were truly convinced that the crawl spaces should be a priority item they should be agitating to have that item added to the rehabilitation program and should be insisting that money be added to take care of it.

(Barbara Likowski also contributed to this article.)

A Life in Your Hand

by Marilyn J. Fowler, RN

"Sudden Death" can occur anywhere and can hit all age groups. "Sudden Death" or "Cardiac Arrest" can be caused by heart attack, choking, near drowning, drug overdose, suffocation, auto accidents, allergic reactions and electric shock. How many Greenbelt citizens have witnessed "Cardiac Arrest?" Do you know what to do? Do you want to know?

There are approximately 21,273 Greenbelt citizens. Forty-three have passed a Basic Course in CPR (Cardio-Pulmonary Resuscitation) Forty-three have learned to save a life! The CPR program has a long way to go. We have to convince more than 6,431 households that at least one member of that household should be able to perform CPR.

The City of Greenbelt has sponsored and funded our program. The courses are free, except for a few hours of your time. The courses are given on the 2nd, 3rd and 4th Tuesday and Wednesday of each month and you can choose the location—Center School, Springhill Lake or Roosevelt High. The next classes will be Tuesday, Oct. 10 and Wednesday, October 11.

GHI Cont. from page 1
the Center. This adamant stance leaves the board with little alternative but to put the question to the membership, of whether to sell the parcel located near the corner of Crescent Road and Parkway. In turn, this brought up the practical matter of whether the Post Office decision and the rehabilitation project should be jointly presented to the membership at one meeting or separately at two special meetings. After much discussion, centering to a great extent on the extremely tight schedule of meetings facing the board for the next two months (e.g. a series of budget meetings), it was formally moved that a special membership meeting be held on October 18 to consider the rehabilitation project, while the Post Office decision will be voted on as a referendum at a meeting on November 1 and 2; Breashears told the board that informational material giving pros and cons on the latter issue would be distributed to members beforehand.

Garage Situations; Personnel Raise

In another agenda item, the board took up the case of a member whose son is keeping an unlicensed (thus not operable) car in one of the rental garages, a situation which is not sanctioned by present GHI policy. This particular case appears to one of several being turned up in a current staff inspection of the garages, which was prompted by member complaints registered on the recent rehabilitation questionnaire. The member argued that other GHI families occupy two or three garages, and explained her son's need to store the car; the board decided to act on a suggestion of director Williams that the car could be given a parking space in the GHI trailer court.

The board also favorably received a recommendation of the personnel committee, presented by Nat Shinderman, to grant a salary increase of 5.5% to all GHI employ-

ees. This amount of increase corresponds to the current Federal government's increase and similarly recognizes the tight budget situation of GHI, on a smaller scale.

The manager reported that an application by GHI for a further grant for solar heating development has been approved by HUD, which will provide about \$20,000 for this purpose in the coming year.

Hiring of new auditor Wills and Associates was recommended by director James Foster on behalf of the Finance committee, to serve GHI for the next fiscal year, and the board formally accepted this.

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20c OFF LABEL **98¢** With this coupon & an addl. \$10.00 Food Purchase
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Limit - one per family

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18½-Oz. **58¢** With this coupon & an addl. \$10.00 Food Purchase
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CO-OP SELECTED BEEF
ROUND STEAK
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lb. **1.47**

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lb. **1.67**

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lb. **1.85**

Co-op Sliced
Bacon
1-lb. Vac. Pk. **1.47**

CO-OP FROZEN
ORANGE JUICE
6-OZ. CAN **33¢**
CO-OP - 9-oz. **38¢**
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MORTON - 10½-oz. (7 VAR.) **58¢**
Frozen Dinners

CO-OP AMERICAN
CHEESE
YELLOW SLICED **78¢**
8-OZ. PKG.
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Co-op Margarine **45¢**
CO-OP YELLOW - 10 oz.
Mild Cheddar Cheese **1.08**

HOLLY FARMS
Mixed Fryer Parts
BREASTS, THIGHS, DRUMSTICKS
lb. **49¢**

CO-OP SELECTED BEEF
Boneless Round Steak
lb. **1.66**

PATRICK CUDAHY
3-lb. Canned Ham **5.99**
GWALTNEY - 1-lb.
Sliced Bologna **1.36**
GWALTNEY - 1-lb.
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GWALTNEY
'BONED & TENDER' BUFFET HAM **lb. 2.68**

CO-OP
TOMATO SOUP
10½-OZ. CAN **18¢**

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 ● The News Review office in the basement of 15 Parkway between 8 and 10 p.m. on the Tuesday preceding publication.
 ● The Twin Pines office (News Review drop box). Deadline is 4:30 p.m. Tuesday (Put payment in envelope with ad. Do not pay Twin Pines).
 ● P.O. Box 68, Greenbelt, Md. 20770. Must be received by Tuesday.
RATES: \$1.50 minimum for the first ten words, 10c each additional word. No charge for listing items that are found.
BOXED ADS - \$3.00 minimum for a 1½ inch one column box. \$1.00 each additional half inch. Maximum ad for this section is three inches.

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KNITTING & CROCHETING done in my home. Baby clothes, children's clothes, wedding accessories, etc. Mrs. Comulada, 345-9162, 9-9.

FOUND: Your animal warden finds animals every week. If your pet is lost, call the police dept. - 474-7200.

HOUSE DOCTOR
 Expert craftsman will replace broken window glass, misc. electrical jobs, wall patching, ceramic tile, etc. Assemble sheds and yard duties. Call evenings.
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FOUND: Orange kitten with white flea collar in Lakewood area. 345-2099.

FOUND: Black-rimmed glasses in black case in mailbox on Research Rd. Claim at Post Office.

Beginner pianist needs working PIANO, \$50 or less. Will haul, 725-7487.

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RIDE WANTED: Vicinity 17th & K Sts., N.W., 9 - 5:30. Space for 2 riders if possible. Will pay \$45 per month each. Call Mrs. Mildred York, 474-5246 (home) 296-4760 (work).

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Our Neighbors

Congratulations to Jackie T. Shabe-Rochefort who received the Governor's citation for "demonstration of high integrity and ability meriting our great trust and respect" and for outstanding service to the citizens of the State for volunteer work in the area of social and community service. The County Executive and County Council also gave her a Certificate of Public Service for "outstanding contributions to the community and the citizens of Prince Georges County." Jackie served as chairman of the Board of Social Services in a volunteer capacity and she is a counselor with the Youth Coordinators Office in the county.

Jackie's son Laurence Shabe was recently promoted to the rank of Staff Sergeant in the United States Army. He and his family reside at Fort Stewart, Georgia.

Birthday greetings to Casper Kolbe, 10 Empire, who celebrated his 75th birthday on October 2. He was joined by relatives and friends on the happy occasion.

Nine pairs were competing at the duplicate bridge game September 30. High scores were Harvey Geller and Tony Pisano. Second place winners were Lucille and Louis Lushine.

GREENBELT T-SHIRTS featuring map of old Greenbelt. Adult \$4.50, Child \$3.75. Sold by NPG - NOW. 345-9421 evs.

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YARD SALES
YARD SALE - 14 Court Laurel Hill Rd. Sat., Oct. 7 from 10 a.m. until 2 p.m.
YARD SALE - Sat., Oct. 7, 10 a.m. - noon. 53-E Crescent Rd.
YARD SALE between 14 & 16 court Ridge ballfield. Sat., 10/7.
YARD SALE - Children's winter coats, jackets, sweaters, etc., some like new. 58-A Ridge Rd., Sat., Oct. 7, 10 - 2.
YARD SALE - Oct. 7, 10 a.m. until -. Misc. items. 2-A Laurel Hill.

YARD SALE
 13-A Laurel Hill Rd.
 Saturday & Sunday
 8 a.m. to 6 p.m.
 (For Sure)

Benefit Sidewalk Sale
 Held by Beltsville Grange #179 for the benefit of Melwood Horticultural Training Center for the Retarded. Household articles, clothing, books, baked goods, ceramics, and a special assortment of potted plants from Melwood. Do come.
 Sat., Oct. 7 - Chestnut Hill Shopping Center (in front of Grand Union) 9 a.m. - 3 p.m.

Doris Johnson and Ruth Schuelze took first place honors at the Sept. 22 Duplicate Bridge game. Second place winners were Lucille and Lou Lushine.

Navy Seaman Recruit Charles O. Link, son of Anna M. and Charles A. Link, Jr., 13-E Ridge Road, has completed recruit training at the Naval Training Center, Great Lakes, Ill. He joined the Navy in June, 1978.

Congratulations to Anne Ricciuti who was named a Hood College Scholar, in addition to receiving Convocation Honors. Convocation Honors are awarded to students who earned at least a 3.5 grade point average during the 1977-78 academic year. Hood College Scholars have achieved Convocation Honors for two consecutive years. Anne is the daughter of Mr. and Mrs. Robert A. Ricciuti.

David and Elsie Ryn, former Greenbelt residents, became the proud parents of a baby girl, Karen Elise, born August 10 in Fort Collins, Colorado. Dave was active in the Jaycees when he lived in Greenbelt.

F. Anthony McCarthy, was named General Election Campaign Coordinator for the Democratic Party by the unanimous approval of the members of the Democratic Central Committee.

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SCHOOL BD., Cont. fr. pg. 1

Junior High Schools
 "In order to be consistent," Kreimer urged her fellow board members to follow the same rationale in selecting junior high schools for study as they had in selecting elementary schools. She recommended excluding such schools as Hyattsville that are new and including others with low utilization figures, such as Kent. The Board voted to postpone action on junior high schools for two weeks and asked the staff to re-examine their proposal to see whether or not any schools should be added or excluded.

Greenbelt Junior High is currently on the list for study. Mary Bethune and Kent, also attended by Greenbelt students, are not.

NASA Marks 20th Year

The Goddard Space Flight Center and N.A.S.A. had their 20th birthday this week. N.A.S.A. was established in October 1, 1958 under the National Aeronautics and Space Act of 1958, which was passed by Congress and signed by President Dwight D. Eisenhower on July 29, 1958.

A 20th anniversary envelope is on display at the Greenbelt Post Office.

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PROPOSALS REQUESTED
 City of Greenbelt, Md. requests proposals for management of new 100 unit elderly apartment building. Construction financed by Md. Community Development Admin. HUD Sec. 8 rental assistance provided. Effective gross income est. at \$458,247. Occupancy in Feb., 1979. For additional information: City Manager's Office, 25 Crescent Road (474-8002).

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Greenway Shopping Center Developers Meet With Advisory Planning Board

by Leta Mach

At a special Advisory Planning Board (APB) meeting Wednesday, September 20, representatives of the Greenbelt East Development, now called Greenway Shopping Center, detailed their plans for the center and an additional parcel they hope will be rezoned. APB had requested the meeting after receiving notice of a rezoning petition for five acres of land located south of Greenbelt Road between the Greenway site and Hanover Parkway in Greenbelt.

The 5-Acre Parcel

Western Development Corporation, the developers of Greenway, are contract purchasers of this property owned by Smith-Ewing. The petition requests that the triangular-shaped parcel be changed to C-S-C (Commercial Shopping Center) from R-R (Rural Residential). The property will be divided near the middle by an access drive to the Greenway Shopping Center from Hanover Parkway.

Gerald Dillon, vice-president of development for Western Development Corporation, stated that there were no exact plans for the property, although because of the enthusiasm for the Greenway property it would be an extension of that shopping center. Possibly a good restaurant would locate in the half beside Greenbelt Road, he said. Other possibilities mentioned for the lower portion include a health spa or post office, but not an auto dealer. APB will consider the rezoning petition and make its recommendation at its next meeting October 4.

Greenway Shopping Center

Illustrating with a blueprint, Dillon described the progress of Greenway. "The location," he said, "has been extremely well received by retail users." The 33-acre tract is located just outside the city limits, east of the Baltimore-Washington Parkway and south of Greenbelt Road, being uniquely visible from both the Parkway and Beltway. (Greenbelt will receive no tax revenues). Composed of local service stores, Greenway will be geared to convenience shopping. The developers feel most of the customers will come three or fewer miles to the center.

The developers have concluded a 25-year lease with Safeway for a 55,000 foot store which will be the largest Safeway in the metro area. Negotiations have also been concluded with Standard Federal Savings and Loan. Negotiations are proceeding with 30-50 prospective tenants including a cinema and Denny's Restaurant. The developers envision a shopping center with several banks, several good restaurants, a large hardware store, cleaners, shoe, and clothing stores. The Greenbelt bus terminal to Baltimore-Washington International Airport, presently a tenant of Western Development Corporation, plans to locate in the shopping center and also start a travel agency. Although negotiations were attempted, there will not be a K-Mart in the center.

A Williamsburg style of architecture which Dillon called "aesthetically pleasing" is planned for the center. Not an enclosed mall, the U-shaped shopping area will provide a strip center for pedestrian circulation. The parking lot will be located south of Greenbelt Road in front of the open U. Several restaurants and the savings and loan will stand separately beside Greenbelt Road.

Access Roads

The developers plan to use the present Goddard-Space, Hunting Ridge apartments' access road as one entrance to the shopping center. The road, however, will be blocked by the U shaped building. The main access to the shopping center and the apartments will be via Hanover Parkway.

The developers have agreed to build the road to six lanes all the way to the southern edge of their property. A 70-foot dedicated street will be constructed from Hanover Parkway behind the shopping center to connect with the present access road to the apartments. Left turn lanes and signals are planned for the intersection of Hanover Parkway and Greenbelt Road. The developers estimate that the cost

of the public improvements they are providing is in excess of \$800,000.

Landscaping

Dillon assured committee member Eileen Turner that landscaping of the site would be done. Not only is it a condition of approval for the project, but also a wise investment for a successful shopping center and satisfied customers, he stated. Landscape features will include a landscape belt between the parking lot and Greenbelt Road and a dirt embankment for screening behind the center. Trees should be included in the 5% of the parking lot which must be landscaped.

Coakley and Williams, owners of the Gould office building in New Carrollton, are co-developers of Greenbelt East. They own seven and a half acres of the project next to the Beltway exit ramp. Some interest has already been expressed in the 200,000 feet of office space they plan to build in that location.

In a related development, the Prince Georges Planning Board revised the Greenbelt East plan on Thursday, September 21, to create a new parcel of land on the site. Because one of the restaurants wanted to own its land instead of leasing it, a portion of Parcel A (the Greenway Shopping Center) was redesignated Parcel C. Although located next to Greenbelt Road, access to the parcel will only be through Parcel A, not via Greenbelt Road. Work is expected to begin next spring on the shopping center.

NEWS REVIEW CARRIER NEEDED
for route in Greenbelt Center area. Carriers who are on the substitute list preferred. Nominal pay. 474-6001.

WANTED

The News Review needs persons to help proofread on Wednesday nights, or occasional Wednesday nights. There is nominal pay. If interested, call 441-2662 or 474-8483.

Dial 911 for Fire/Rescue

by Wayne Lewis

Several weeks ago I mentioned in this article the need for home owners to be certain their house address was visible from the roadway. This is not only for their own safety but for aiding others to find them if they come for a visit. During the past few weeks during smoke detector inspections and/or rescue responses it has been noticed that very little changes have been made to improve the existing condition concerning the house visibility.

If you are a home owner and your house address is not plainly visible, please consider helping us to locate your home in case of emergency. Replace house numbers with larger numbers and letters — use six inch size if near the roadway and larger if farther away. Be sure the color will be clearly seen on your home.

If you have a fire hydrant located on your property and it is being covered by hedge growth, please clear any excess growth away from the hydrant so it is visible and easy to reach if an emergency should occur. Fire hydrant inspections must be done at least once a year to insure proper functioning and water supply. In the future we will try to give area residents notice before any hydrant testing is done since testing often allows settled particles in the lines to be removed causing temporary water discoloration.

6



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