How would you describe Fenton Village?

- Diverse
- Small-scale
- Quaint
- African Diaspora
- Small businesses
- Combination of old and new
- Thriving
Fenton Village Visioning will focus on:

- What's unique about Fenton Village?
- Fenton Street Experience
- Focus on specific sites.
- Topics you want to discuss
Fenton Village

Tonight’s discussion will focus on the area inside the white dashed line.
Transition/buffer

Let's remember the name "Fenton"

Fenton Village

Plan should concentrate on Fenton Street to preserve the quaint feel but cannot apply to current boundary

Distinct place, combo of light industrial, office makes it unique

Feels very different and large-scale

Fenton Village is similar to Thayer.
Diverse, immigrant feel, economic diversity

Would be nice for middle missing housing in the smaller lots

More walkable

Traffic is a problem - not just for cars but also pedestrians and bikers

More green spaces

street work taking long & impacting business

Walking on Georgia vs Fenton it's too very different feels

Appreciate it and take care of it. Encourage tenants to care, ped friendly, mitigate construction

Purple line is going on Bonifant. More urban feel than along Fenton Street itself.

Transition buffer shouldn't be so delineated bc there are other businesses that go into Fenton Village

Fenton Village seems to broad in graphic, but it's quaint with a lot of development going on.

East side of Georgia Ave

"Core" of Fenton Village

Industrial/auto

Cont North is more Downtown SS. Cont West is Mixed Use and more commercial. South is industrial.

Thriving, ton of Ethiopian businesses. Should be enhanced. It's really an asset. Building on the long standing businesses

Don't want big and new and different especially if it means chains like the Ellsworth area

Wouldn't consider industrial area as automotive area, small B is very unique, make more walkable, cars down Fenton could be diverted to Georgia, more green space

Incentives for smaller scale development

What makes Fenton Village unique?

Fenton is unique only along Fenton Street

More walkable

Traffic is a problem - not just for cars but also pedestrians and bikers

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Fenton Village

How has Fenton Village been shaped by the previous plan?

Overlay Zone adds controls that limit density and height along east side of Georgia and the east side of Fenton; allows more density and height in the midblock.

This allowed commercial spaces to remain small scale, for smaller businesses. Also provided for a transition to East Silver Spring.
Fenton Village

How has Fenton Village been shaped by the previous plan?
Fenton Village Overlay Zone has shaped the neighborhood. Is this something we want to preserve? Or change?

- You cannot close both roads. Traffic has to flow.
- Higher buildings as long as they are mixed use.
- Less cars in both roads.
- Keep it low. Some buildings are blocking the sunlight. Will go towards a concrete feel if bid gets higher, not enough trees.
- Lower, 10me bldgs are bleeding the sunlight. Will go towards concrete. Need access to sunlight more green spaces.
- More green spaces needed.
- Figuring out how to work around traffic.
- Height/ratio Netherlands essential.
- Preserve that level. Keep eclectic, small business feel.
- Keep it low-scale; immigrant-driven.
- The section of Georgia Ave in the picture (between Bonifant and Sligo) is a destination for people going out in Silver Spring. It is a lively and fun area that should be preserved as is.
- We also walk on CA to the metro etc. People go racing through on CA heading North.
- Essential preserve that level. Keep eclectic, small business feel.
- Fenton St = walkability (Georgetown, Rockville), mixed-use needed.
- Parking to support B's, keeping it low on Fenton.
- \$ value in keeping lower density @ Fenton.
- Increasing heights doesn't make it more walkable.
- preserving the facade of Fenton street would be preserved like Georgetown. But should be developed, especially along the Purple line to minimize the need for cars and more use of public transportation.
- Love the low scale of Fenton village.
- Georgia = preserve small business character vs. going tall on Georgia Ave.
- Here for creating more housing, no problem increasing the height limits.
- No chain businesses.
- taller buildings? traffic problems.

Figure out how to work around traffic.
Georgia Avenue

Feedback points to east side as more comfortable for pedestrians. Do you agree? What makes it more comfortable?

Don't destroy Fenton character.

East side is better with variety.

Construction is an issue, but the West sign has had narrower sidewalks do to continuing construction and blockage.

Highlight what makes it work. Don't destroy a good thing.

Increased housing, density. BRT should be implemented, dedicate a lane in each direction on Georgia Ave.

Keep shops, but add more housing.

East side comfortable, more safer, more greenery, shade, not exposed to traffic.

More comfortable to walk on both side when there was small scale retail, but now too much construction.

We should aspire to be like is south Hyattsville, where the older/smaller buildings are being preserved and in fact celebrated, decorated, enhanced and welcoming independent businesses and local.

Street eatery = expand sidewalks to accommodate tables.

Comfy walking on both sides, but dangerous crossing the street. East side sidewalks could be wider, way to cramped for places to eat and walk. West side has bigger space so not as cramped.

BRT here.

Like trans center.

Eating areas.

Missing eating areas.

Keep shops, but add more housing.

East side comfortable more safer, more greenery, shade not exposed to traffic.
Fenton Street

How can it be improved?

- More walkability and small businesses
- Less slippery pavers
- Creative murals or things to attract pedestrians
- Lower speed limit
- More micro-grants to support small-scale businesses

Fenton Street is a great place to walk and a calm place to walk. 

When it rains, bricks are very slippery.

A lot of potential to continue the experience in the area.

Crossing the street isn't bad but could be better once construction is done.

Not the best to bike. Cars don't watch out for bikers, can't go on the sidewalk, and it's not safe in the street. No problem walking though.

A lot more comfortable to walk. Bring more housing. Get's chaotic to walk in industrial towards college.

Not get rid of cars but maybe reduce the speed limit.

Love Fenton like walking down it.

A lot more of scale, light. Potential in blocks south of SS Ave.

If you make it difficult for people who aren't residents to patronize the restaurants and other businesses they will go elsewhere with their $. Crosswalks are not maintained.

Preferring walking on Fenton because of scale, light. Potential in blocks south of SS Ave.

More walkability and small businesses. 

Create more art murals or things to attract pedestrians to come and see.

Bring more housing.

Accommodate suppliers for B's.

When it rains, bricks are very slippery.

Crossing the street isn't bad but could be better once construction is done.

Construction doesn't do a good job with re-striping crosswalks.

No issue walking and plenty of time to cross street.

Get's chaotic to walk in industrial towards college.

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Fenton Street

What is the pedestrian experience like along Fenton Street? How can it be improved?
**Safeway Site**

*Invigorated the streetscape, changing the parking and inputting something else. Maybe a theater or some sort of class?*

*Add more life to the corner*

*Sad, stinky, and not a place people enjoy walking pass*

*Important to maintain the grocery function*

*Stinky possibly bc of the dumpster in the ped walkway.*

*More lighting*

*More street lights make it more comfortable to walk down*

*We still need the grocery store. To keep it a walking community you need somewhere to buy your food*

*Safeway in Kensington (case) - graphics to break up the massive look*

*Art/murals = lively corner*

*Kensington is a good concept. Make area more lively*

*Activate ground floor*

*Add housing on top*
Parking Garage 4 / Lots

Ways to break down scale and provide more variety, increase community building.

Will still need accessible parking for parking to come in the future.

More places for us to gather as a community.

Consider the change of parking.

Need more parking.

Better signage and markers to increase utilization.

Top deck for community engagement.

Top deck = farmer's market + other activities/community events.

Provide places for community to gather.

Increase community building.

Better signage to enter the garage.
Community Gardens / Agriculture

Do you use the community garden adjacent to Fenton Urban Park?

We’ve been studying programs in other urban areas where vacant or underutilized lots are turned into community gardens or farms. While Silver Spring does not have a high vacancy rate, there are opportunities for activating parcels in this way, either for temporary use or more permanent use.

Love the idea of a community garden

Need to create the space for people to do this

use rooftops

find ways for people to interact while gardening

So much to manage. maybe consider smaller sizes of plots which can have more people utilizing the garden

So much weeds

Fenced needs to be maintained so it isn’t an eye sore

how can we include more people beyond those who lease the space?

convert rooftops; > options of urban gardening

love the idea

building and strengthening the community

food trucks, other models (more inclusive)

See if we convert rooftops to urban gardening

PITTSBURGH

MILWAUKEE
Community Gardens / Agriculture
Could any of these sites become a garden or urban farmland?
Fenton Village

What else do you want to talk about?

climate change + future: how are we building green? How can we be leaders? County has a lot of resources. Let’s not lose this opportunity.

find a mechanism to make feasible for small businesses to stay in the area

Consider the future and be more green
What do we want to share during wrap-up?