

City of Hyattsville

*Hyattsville Municipal Building
4310 Gallatin Street, 3rd Floor
Hyattsville, MD 20781
(301) 985-5000
www.hyattsville.org*



Meeting Minutes

Monday, March 3, 2025

7:00 PM

https://us06web.zoom.us/webinar/register/WN_2jy9bxkvTPOGYUoIGL_Rrw

Virtual

City Council

Robert S. Croslin, Mayor
Joseph Solomon, Council President, Ward 5
Joanne Waszczak, Council Vice President, Ward 1
Sam Denes, Ward 1
Danny Schaible, Ward 2
Emily Strab, Ward 2
Kareem Redmond, Ward 3
Edouard Haba, Ward 4
Michelle Lee, Ward 4
Rommel Sandino, Ward 5

ADMINISTRATION

Tracey E. Douglas, City Administrator
Nate Groenendyk, City Clerk, 301-985-5001, cityclerk@hyattsville.org

WELCOME TO THE CITY OF HYATTSVILLE CITY COUNCIL MEETING!
Your participation at this public meeting is valued and appreciated.

AGENDA/PACKET: The Agenda/Packet is available for review at the Hyattsville Municipal Building and online at www.hyattsville.org prior to the scheduled meeting (generally available no later than the Friday prior to the scheduled Monday meeting). Please note, times given for agenda items are estimates only. Matters other than those indicated on the agenda may also be considered at Council discretion.

AMERICANS WITH DISABILITY ACT: In compliance with the ADA, if you need special assistance to participate in this meeting or other services in conjunction with this meeting, please contact the City Clerk's Office at (301) 985-5009. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

AUDIBLE DEVICES: Please ensure all audible devices are turned off or otherwise not audible when the City Council is in session. Thank you.

PUBLIC INPUT: If you wish to address the Council during the Public Comment period, please use the "Raise Hand" feature in the virtual meeting interface. Participants may also submit statements electronically via email to cityclerk@hyattsville.org no later than two (2) hours prior to the start of the meeting. Submitted electronic statements will be sent to Councilmembers prior to the meeting and will not be read aloud. All participants shall remain respectful in their contributions and associated functions of the virtual meeting interface are not intended for public dialogue or discussion.

WAYS TO WATCH THE MEETING LIVE: City Council meetings are broadcast live on cable television channel 71 (Comcast) and channel 12 (Verizon). You may also view meetings live online at hyattsville-md.granicus.com/MediaPlayer.php?camera_id=2

REPLAY SCHEDULE: The meetings will be re-broadcast on cable television, channel 71 (Comcast) and channel 12 (Verizon) daily at 7:00 a.m., 1 p.m., and 8 p.m. Meetings are also able for replay online at www.hyattsville.org/meetings.

CITY INFORMATION: Sign up to receive text and email notifications about Hyattsville events, government, police and programs at www.hyattsville.org/list.aspx

INCLEMENT WEATHER: In the event of inclement weather, please call 301-985-5000 to confirm the status of the Council meeting.

Meeting Notice:

The Hyattsville City Council will hold its meeting on Monday, March 3, 2025, remotely via video conference. The Council meeting will be conducted entirely remotely; there will be no in-person meeting attendance.

The meeting will be broadcast live on cable television channel 71 (Comcast), channel 12 (Verizon), and available via live stream at www.hyattsville.org/meetings.

PUBLIC PARTICIPATION:

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Members of the public who wish to comment during the virtual Council meeting must register in advance using the link below.

https://us06web.zoom.us/webinar/register/WN_2jy9bxkvTPOGYUoIGL_Rrw

1. Call to Order and Council Roll Call

Call to order at 7:02 PM

Also Present:

City Administrator Tracey Douglas
Deputy City Administrator Laura Reams
Interim Director of Community Business & Development Jeff Ulysse
City Treasurer Ron Brooks
Chief of Police Jarod Towers
Deputy Chief of Police Laura Lanham
Director of Public Works Lesley Riddle
Deputy Director of Public Works Hal Metzler
Director of Community Services Sandra Shephard
Director of Human Resources Jay Joyner
City Clerk Nate Groenendyk
Deputy City Clerk Quianna Taylor
Emergency Services Manager Reggie Bagley

2. Pledge of Allegiance to the Flag**3. Approval of Agenda**

A motion was made by Council President Solomon, seconded by Councilmember Schaible, that this item was Approved. The motion carried by the following vote:

Aye: Croslin, Solomon, Waszczak, Denes, Schaible, Strab, Redmond, Lee, Haba, and Sandino

4. Public Comment (7:10 p.m. – 7:20 p.m.) Complete Speaker Card, Limit 2 minutes per speaker

Michael Gorman (Ward 5) is against purchase of new vehicles for the police department, citing the cost as a factor.

Melissa Schweisguth thanked staff for hard work and stated support for reducing the taxable assessment cap for the homestead tax credit.

Mr. Marshall expressed concerns about the property tax rate and the impact it has on seniors. He asked that the tax rate be lowered.

Daniel Broder (Ward 2) expressed support for the rent stabilization ordinance and ranked choice voting. He also stated that he is not in favor of purchasing new pd vehicles.

5. City Administrator Update (7:20 p.m - 7:40 p.m.)

The City Administrator and City staff provided updates about City events, programming, and construction including the potential medical clinic in Ward 5, and the Canvas Apartments Parking Lot. Chief Towers addressed community concerns about the purchase of new vehicles.

6. Proclamations

A motion was made by Councilmember Strab, seconded by Councilmember Lee, that this item was Approved. The motion carried by the following vote:

Aye: Croslin, Solomon, Waszczak, Denes, Schaible, Strab, Redmond, Lee, Haba, and Sandino

6.a. Proclamation Celebrating March 19, 2025, as Women in Public Office Day in the City of Hyattsville [HCC-255-FY25](#)

I move that the Mayor and Council adopt a proclamation celebrating March 19, 2025, as Women in Public Office Day in the City of Hyattsville.

Sponsors: City Administrator

Attachments: [CM 0303 Women in Public Office Day 2025](#)

6.b. Proclamation Celebrating March 2025 as Women's History Month in the City of Hyattsville [HCC-256-FY25](#)

I move that the Mayor and Council proclaim March 2025 to be Women's History Month in the City of Hyattsville.

Sponsors: City Administrator

Attachments: [CM 0303 Women's History Month 2025.pdf](#)

7. Appointments

A motion was made by Councilmember Strab, seconded by Council President Solomon, that this item was Approved. The motion carried by the following vote:

Aye: Croslin, Solomon, Waszczak, Denes, Schaible, Strab, Redmond, Lee, Haba, and Sandino

7.a. Appointment to the Educational Facilities Task Force [HCC-265-FY25](#)

I move that the Mayor and Council approve the appointment of Marya Burks (Ward 1) to the Educational Facilities Task Force for a term of two (2) years to expire on March 3, 2027.

Sponsors: Waszczak

Attachments: [Maraya Burks W1 Jan 2025 redac](#)

7.b. Appointments to the Code Compliance Advisory Committee [HCC-266-FY25](#)

I move that the Mayor and Council approve the appointment of Michael Bonds (Ward 3) to the Code Compliance Advisory Committee for a term of two (2) years to expire on March 3, 2027.

Sponsors: Redmond

Attachments: [Michael Bonds W3 Jan 2025 redac](#)

8. Consent Items (7:40 p.m. - 7:45 p.m.)

Items listed on the Consent Agenda are considered routine in nature, and are approved in one motion. There will be no separate discussion of these items unless the Mayor/Council request specific items be removed from the Consent agenda for separate action.

A motion was made by Council President Solomon, seconded by Councilmember Schaible, that the Consent Agenda was Approved. The motion carried by the following vote:

Aye: Croslin, Solomon, Waszczak, Denes, Schaible, Strab, Redmond, Lee, Haba, and Sandino

8.a. Zoning Variance Request V-93-24 - 6006 Queens Chapel Rd Hyattsville [HCC-249-FY25](#)

I move the City Council authorize the Mayor to send a letter of support to the Board of Zoning Appeals for the subject property at 6006 Queens Chapel Rd, Hyattsville application #V-93-24; granting relief from Prince Georges County Zoning Code section 27-10003(a) Decks, Porches, and Balconies, for a rear lot line setback of 6.33' ft to validate a non-conforming rear deck where decks may extend up to 5ft into any required yard.

Sponsors: City Administrator

Attachments: [2025-02-07_Memo-V-93-24_.ju](#)
[V-93-24 Binder](#)
[City of Hyattsville Zoning Variance Policy Statement & Variance Process ENGLISH](#)

8.b. Disbursement of Ward 1 Discretionary Funds [HCC-254-FY25](#)

I move the Mayor and Council approve the disbursement of \$500 of Ward 1 discretionary funds to the Hyattsville Community Development Corporation (HyCDC) to support Trolley Trail Day engagement activities.

Sponsors: Denes and Waszczak

8.c. Council Meeting Schedule Update

[HCC-264-FY25](#)

I move the Mayor and Council approve the following update to the schedule of Council Meetings:

-The introduction of the budget scheduled for Wednesday, March 26, 2025 will now be held on Monday, March 24, 2025.

-The in-person budget work session scheduled for February 24, 2025 will now be held on Monday, March 31, 2025.

-The in-person budget work session scheduled for February 26, 2025 will now be held on Wednesday, April 2, 2025.

Sponsors: City Administrator

8.d. FY25 Budget Appropriation: MNCPPC Project Grant for Recreation Activities

[HCC-257-FY25](#)

I move that the Mayor and Council amend the FY25 Special Revenues Funds Budget to accept and appropriate the grant award in the amount of \$200,000 from the Maryland-National Capital Park and Planning Commission and authorize the City Administrator to sign the contract, upon the review and approval of the City Attorney for legal sufficiency.

Sponsors: City Administrator

Attachments: [City of Hyattsville - FY25 Project Charge Contract](#)

8.e. Purchase of Replacement Vehicles for Police Department

[HCC-263-FY25](#)

I move Mayor and Council authorize the purchase two (2) Ford Explorers from Koons Baltimore Ford, in the amount not to exceed \$112,046.

Sponsors: City Administrator

Attachments: [Ford Explorer Request Memo - Koons Baltimore Ford](#)

9. Action Items (7:45 p.m. - 8:15 p.m.)

9.a. Amend City Code Chapter 108: Homeowner's and Homestead Property Tax

[HCC-261-FY25](#)

Credit Programs

I move the Mayor and Council direct the City Attorney to draft an ordinance amending City Code Chapter 108-2 and 108-3 as follows:

Section 108-2: Homestead Property Tax Credit Program

- Amend the effective date to July 1, 2025
- Reduce the taxable assessment cap down from 110% to 106%.

Section 108-3: Local supplement to the state homeowners property tax credit

- Assessed Value Limit - increase to \$415,000.
- Combined Net Worth Limit - increase to \$400,000.
- Combine Gross Income Limit - increase to \$90,000.

The proposed updates must be provided to the State Department of Assessment and Taxation before or on March 25, 2025, to take effect this property tax billing cycle.

Sponsors: City Administrator

Treasurer Brooks provided an overview of the proposed City Code Amendments for the Homeowner's and Homestead Property Tax Credit Programs. The Council and staff discussed the timeline to submit these amendments to the State and means to expand the program to make it more widely available.

Motion to amend the taxable assessment cap reduction of the Homestead Property Tax Credit Program to 105% from 110% made by CM Schaible and seconded by CM Haba.

Yes: Solomon, Schaible, Strab, Lee/No: Haba, Redmond, Waszczak, Denes, Croslin/Absent: Sandino
The motion did not pass.

Motion to amend the assessed value limit of the state homeowners property tax credit to \$500,000 made by Council President Solomon and seconded by CM Haba.

Yes: Solomon, Schaible, Strab, Lee, Waszczak, Denes, Croslin/No: Redmond, Haba/Absent: Sandino
The motion passed.

Motion to pass the amended motion made by Council President Solomon and seconded by CM Denes.
Approved, Unanimous.

A motion was made by Council President Solomon, seconded by Councilmember Denes, that this agenda item be Approved as Amended. The motion carried by the following vote:

Aye: Croslin, Solomon, Waszczak, Denes, Schaible, Strab, Redmond, Lee, Haba, and Sandino

10. Discussion Items (8:15 p.m. - 8:45 p.m.)

10.a. FY26 Budget Discussion - Real Property Tax Rate and Constant Yield Tax Rate[HCC-258-FY25](#)

The City Treasurer will provide an overview of the current Real Property Tax Rate and the recommended SDAT Constant Yield Tax Rate as well as revenue projections. The City Council can use this information to discuss and make a recommendation on setting the FY26 General Operating Budget Real Property Tax Rate. The information is being provided in advance of the proposed budget presentation scheduled for March 24, 2025.

Sponsors: City Administrator

Attachments: [FY26 Property Tax Rate Discussion 2-25-2025 \(3\)](#)

Treasurer Brooks provided an overview of the current real property tax rate and the constant yield tax rate as well as the projected revenues for FY26. The real property tax rate is currently set at \$.63 per \$100 of assessed value.

The Council and staff discussed the impacts of lowering the real property tax rate in conjunction with the amendments to the taxable assessment cap of the Homestead Property Tax Credit Program on the FY26 budget.

11. Council Dialogue (8:45 p.m. - 8:55 p.m.)**12. Motion to Adjourn**

The meeting adjourned at 9:43.

A motion was made by Council President Solomon, seconded by Council Vice-President Waszczak, that this item was Approved. The motion carried by the following vote:

Aye: Croslin, Solomon, Waszczak, Denes, Schaible, Strab, Redmond, Lee, Haba, and Sandino