



RHODE ISLAND AVENUE GREAT STREETS INITIATIVE STRATEGIC DEVELOPMENT PLAN

PROJECT CONSULTING TEAM

The Deputy Mayor for Planning and Economic Development, led by Derrick Woody, has assembled a multidisciplinary team of local small businesses with extensive experience in the DC and other urban areas and with expertise in strategic development and urban planning.

REAL ESTATE MARKET ANALYSIS AND PROJECT DIRECTION



Green Door Advisors, LLC is an urban focused full service real estate advisory firm based in Washington, DC with an office in Los Angeles, California. Green Door was founded specifically to provide comprehensive advisory services to public sector and nonprofit clients, institutions, developers and others working in the increasingly complex urban, first rung suburban and emerging markets.

Marisa Gaither, Managing Partner

Marisa Gaither combines real estate development experience in the private, public and non-profit sectors to provide a unique perspective to analyzing and managing the development process in complicated marketplaces. Ms. Gaither has extensive experience in corridor and strategic plans in DC and in the firm's west coast office.

OUTREACH AND FACILITATION



Collaborative Strategies Group, LLC is a Washington, DC-based consulting firm specializing in facilitation, public outreach and communication, project management, and public policy development for governments, businesses, communities and organizations that need help navigating complex problem-solving, decision-making relationship-building issues.

W. Steve Lee, President and CEO

W. Steve Lee has more than 20 years of experience as a mediator, facilitator, and policy specialist. Educated as an urban and regional planner, he has facilitated policy dialogues and mediated disputes involving transportation, land use, climate change and environmental issues at the national, state, and local levels. Recently, Mr. Lee has managed public involvement for other Great Streets projects as well as several other planning efforts in the District.

COMMERCIAL AND FINANCIAL ANALYSIS



Partners for Economic Solutions is a Washington, DC urban economics consulting firm dedicated to fostering sustainable economic vitality and growth in America's neighborhoods, cities and regions. Working extensively with cities, economic development and redevelopment agencies, universities, public/private partnerships and non-profits, PES brings real estate and economics expertise to bear on a wide range of urban development and public policy issues.





Anita Morrison, PES Founding Principal

Anita Morrison founded Partners for Economic Solutions after more than 30 years of economic and development consulting. During her career, Anita has specialized in public/private partnerships, real estate advisory services, redevelopment strategies and economic impact analysis.

Abigail B. Ferretti, PES Founding Principal

As a founding principal of PES, Abigail Ferretti focuses on managing the firm’s urban practice with an emphasis on revitalizing older communities. In her more than 12 years of experience managing small and large redevelopment projects, Abigail has worked extensively in transit-oriented development and retail district revitalization in Washington, Baltimore and Prince George’s County.

URBAN DESIGN AND LAND USE PLANNING



PGN Architects is a full service Washington, DC-based architectural firm with experience in commercial and residential architecture. The PGN approach to design is based on vision, integrity and excellence attained through teamwork and the belief in technology. PGN has design projects in the DC metropolitan area, including master plans for two areas of focus in the New Communities

Initiative.

Sean Pichon, Partner

Sean has over 17 years experience in the DC metro area. Sean compliments PGN with a career crafted to refine his understanding of the architectural process. He has managed several master planning efforts including the Lincoln Heights Town Center, Bruce Monroe and Park Morton Master Plan. He was instrumental in the community charette and collaborating with the DC agencies, developers and residents. His well thought out approach to projects ensures success at every phase of architecture. Sean is an exceptional designer who has substantial technical and construction experience.

TRANSPORTATION



Symmetra Design is a transportation planning and traffic engineering consulting firm established based in Washington, DC. Since inception, Symmetra Design has offered comprehensive services to a variety of public and private clients. Symmetra has gained in-depth knowledge and experience with a variety of project needs and perspectives. They take pride in constructing and delivering well-engineered

plans and designs that produce measurable value for their clients.

Nicole White, Principal

As the principal of Symmetra Design, Nicole White leads the organization’s strategic direction with more than 10 years of experience in transportation planning and traffic engineering projects. She is a licensed professional engineer and a certified Professional Traffic Operations Engineer. Nicole brings extensive management skills and expertise ranging from intersection safety and operational studies to parking studies and Transportation Management Plans. Nicole has worked on other corridor projects, such as H Street NE and Georgia Avenue Great Streets projects.

