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# La Plata development could reduce commuting



LETTER TO THE EDITOR by Bill Murray, La Plata Feb 6, 2019



In December, La Plata resident Michael Runfola wrote a letter, Dec. 21, that referenced a project, The HUB at La Plata, of which I am the manager and team leader, so I would like to take this opportunity to introduce you to The HUB at La Plata and share some background information.

Charles County has experienced significant growth in residential housing over the years; however, this alone will not ensure the county's economic stability for the long term. Citizens and officials alike recognize the need for broader economic-development opportunities to serve the county's needs.

The HUB is a proposed mixed-use development for the northwest quadrant of La Plata that will combine housing and employment facilities to help tackle a concerning, but potentially reversible trend: According to Census data, 23,001 Charles County residents regularly commute 25 miles or more to work — which collectively represents millions of hours spent on the road and lost productivity.

The HUB team knows, however, that it's possible many of these people could work at local job sites or shared office spaces if our region can partner with quality employers and federal agencies to bring some of those jobs here.

The land where The HUB would be located is served by regional broadband and has been slated for growth by both the county and town. But it is not within the town's corporate limits and will need to be annexed by the municipality for our project to move forward.

If approved, and by designing and building attractive, dynamic, mixed-use neighborhoods, The HUB will generate revenue for the county and town of La Plata as more citizens are able to work where they live or closer to where they live, and to shop, eat, play and connect locally.



Mixed-use development is an efficient way of centralizing growth and infrastructure. By combining uses in the more compact urban form typical of traditional rural towns, it integrates residential, commercial, cultural, institutional and entertainment spaces. This limits impacts to the surrounding environment and creates sustainable and quality neighborhoods.

As a model smart-growth initiative, The HUB will highlight the importance of building inviting communities for the 21st century and beyond that foster long-term aesthetic, economic, municipal and market value.

As an integral part of our planning process, we will be reaching out to the public and various stakeholders to help inform the vision for this project and are excited to hear from La Plata residents and other citizens in the county.

Please visit our website, [thehubatlaplata.com](http://thehubatlaplata.com), to learn more.