



## EDUCATION

Bachelor of Science, Civil Engineering,  
Gonzaga University, 2009

## PROFESSIONAL REGISTRATIONS

Professional Engineer – District of  
Columbia, Maryland, Virginia, Delaware,  
New York, Oregon

Professional Traffic Operations Engineer

## PROFESSIONAL ASSOCIATIONS

Institute of Transportation Engineers (ITE)

Commercial Real Estate Women Network  
(CREW)

Urban Land Institute (ULI)

Maryland Building Industry Association  
(MBIA)

National Association of Industrial and  
Office Properties (NAIOP)

## EXPERIENCE

16 years total  
10 years with GOROVE SLADE

## LOCATION

Bethesda, MD

## AWARDS

NAIOP DC|MD 2024 Member of the Year

MBIA 2024 Montgomery County Chapter  
Member of the Year

CREW Champion 2022

## KATIE WAGNER PE, PTOE

*Principal*

Ms. Wagner has significant transportation planning and engineering experience, including traffic impact studies, traffic simulation, site access and circulation planning, roadway signing and striping plans, traffic signal design, functional parking lot and garage design, parking demand studies, loading dock analysis, field data collection and analysis, Transportation Demand Management (TDM) planning and analysis.

Ms. Wagner has been involved with various types of projects including educational institutions, mixed-use developments, commercial and retail developments, office developments, and government facilities throughout the District of Columbia, Virginia, and Maryland. She takes great interest in the multi-modal component of urban projects that requires brainstorming solutions to benefit all modes of transportation.

*Katie's project experience covers a spectrum of land-uses and a sampling includes:*

## RESIDENTIAL

8676 Georgia Avenue, Silver Spring, MD

19115 Liberty Mill Road, Germantown, MD

315 E Diamond Avenue, Gaithersburg, MD

20220 Frederick Road, Gaithersburg, MD

Quarry Springs, Montgomery County, MD

King Buick Redevelopment, Rockville, MD

41 Maryland Avenue, Rockville, MD

The Lofts, Rockville, MD

St. Angela Hall, Bethesda, MD

Rockshire Village Center, Rockville, MD

Alta New Carrollton, New Carrollton, MD

Holly Place, Harlow Heights, MD

Alta Woodmore, Glenarden, MD

Haeden Spring, East Riverdale, MD

4315 Silver Hill Road, Silver Hill, MD

2142 K Street Office to Residential Conversion, Washington, DC

3401 Water Street, Washington, DC

4865 MacArthur Boulevard, Washington, DC

PNBC Residential, Washington, DC

The Strand, Washington, DC

Press House, Washington, DC

Deanwood Town Center, Washington, DC

1530 First Street SW, Washington, DC

1550 First Street SW, Washington, DC

218 Cedar Street NW, Washington, DC

45 Q Street, Washington, DC

Queens Court, Arlington, VA

2901 Eisenhower Avenue, Alexandria, VA

Riverhouse Apartments, Arlington, VA

**Exhibit 38 (g)**

**OZAH Case No: CBA-1174-E**

## PRIMARY & SECONDARY SCHOOLS

French International School, Bethesda, MD  
St. Andrew's School, Potomac, MD  
Landon School, Bethesda, MD  
Diener School, Bethesda, MD  
Holton-Arms School, Bethesda, MD  
Shaare Tefila Daycare, Olney, MD  
Burtonsville Elementary School, Burtonsville, MD  
German International School, Potomac, MD  
JoAnne Leleck Elementary School, Silver Spring, MD  
Suitland High School, District Heights, MD  
German International School, Potomac, MD  
Bishop Ireton High School, Alexandria, VA  
Goding Elementary School and Swing Space, Washington, DC  
Christian Family Montessori School, Washington, DC  
Bruce Monroe Elementary School, Washington, DC  
Capitol Hill Montessori School, Washington, DC  
Eagle Academy Naylor Campus EISF, Washington, DC  
Houston Elementary School, Washington, DC  
Hyde Addison Elementary School, Washington, DC  
John Eaton Elementary School, Washington, DC  
National Cathedral School, Washington, DC  
Beauvoir School, Washington, DC  
St. Alban's School, Washington, DC  
Georgetown Day School, Washington, DC  
Mundo Verde Bilingual PCS, Washington, DC  
DC Bilingual School, Washington, DC  
Washington International School, Washington, DC  
Malcom X Elementary School, Washington, DC

## MIXED-USE DEVELOPMENT

15400 Calhoun Drive, Rockville, MD  
7500 Standish Place, Rockville, MD  
14119 Travilah Road, Rockville, MD  
15930 Frederick Road, Rockville, MD  
Ellsworth Residential, Silver Spring, MD  
10509 Summit Avenue, Kensington, MD  
1300 East Gude Drive, Rockville, MD  
Armed Forces Retirement Home Redevelopment, Washington, DC  
Reunion Square, Washington, DC  
CSX East, Washington, DC  
1319 S Capitol Street, Washington, DC  
The Yards, Washington, DC  
Market Terminal, Washington, DC  
Michigan and Irving Redevelopment, Washington, DC

965 Florida Avenue PUD, Washington, DC  
680 Rhode Island Avenue LTR, Washington, DC  
Hechts East LTR, Washington, DC  
New City, Washington, DC  
Atlantic Plumbing, Washington, DC  
Skyland Town Center, Washington, DC  
The Yards, Washington, DC  
Walter Reed Army Medical Center Redevelopment, Washington, DC  
300 Morse Street NE PUD, Washington, DC  
750 N Glebe Road, Arlington, VA

## STATE & MUNICIPAL GOVERNMENT

NIST, Gaithersburg, MD  
Social Security Administrations, Baltimore, MD  
Bureau of Engraving and Printing, Vansville, MD  
Federal Reserve, Washington, DC  
Armed Forces Retirement Home, Washington, DC  
DDOT Bike Facility Feasibility, Washington, DC

## OTHER

700 Quince Orchard Road, Gaithersburg, MD  
Novavax, Gaithersburg, MD  
Children's National Health System, Washington, DC  
Kaiser Permanente, Largo, MD  
Congress Heights Recreation Center, Washington, DC  
2230 Spencerville Road, Spencerville, MD  
Shady Grove Adventist Hospital, Rockville, MD  
Redeemers Church of Christ, Greenbelt, MD  
Good Luck Recreation Center, Lanham, MD  
7500 Standish Place, Rockville, MD  
8800 Brookville Road, Silver Spring, MD  
Town of Garrett Park On-Call Transportation Engineers, Town of Garrett Park, MD  
Springfield Residential Traffic Calming, Bethesda, MD  
Montgomery County VMT Evaluation, Montgomery County, MD



# Marie Cox, TDM-CP

## PRINCIPAL, MOBILITY MANAGEMENT + TDM

### PROFILE

**Ms. Cox** has more than ten years of experience in client service, consulting, and transportation demand management (TDM). As one of the first individuals to be designated as a Transportation Demand Management Certified Professional (TDM-CP), she works closely with commercial and residential real estate properties and developments to solve challenges by strategically planning, developing, implementing, and monitoring successful mobility programs and campaigns that help her clients shift travel behavior, enhance sustainability, gain a competitive advantage, and attract tenants.

### EXPERIENCE

**TDM PLANNING AND DESIGN:** Prepares TDM strategic plans and TDM work plans for private developers, educational institutions, and other organizations, conducting related audience or peer research, leveraging TDM modeling systems, and organizing and facilitating stakeholder workshops to develop appropriate goals, objectives, strategies, budgets, and action plans.

**TDM PROGRAM DEVELOPMENT AND IMPLEMENTATION:** Manages the development and implementation of transportation and mobility programs for residential, commercial, and mixed-use developments as well as educational institutions, private employers, and government agencies to reduce vehicle traffic generated by the site, improve air quality, comply with local regulations, and/or solve unique transportation challenges.

**TDM MONITORING AND EVALUATION:** Manages the design and implementation of surveys to determine performance of TDM strategies, understand travel behavior at a particular site, and changes in behavior as the result of TDM program implementation. Analyzes data to develop recommendations and implement related adjustments to TDM strategies for greater success. Prepares and delivers timely reports that highlight results and resulting planned improvements.

**AUDIENCE OUTREACH:** Conducts employer, employee, residential, and community outreach to support TDM initiatives, including targeted or individualized outreach, account-based marketing, and community-based social marketing, leveraging data to develop a tailored approach that supports project goals and will shift travel behavior.

### EDUCATION

Bachelor of Arts, French; Virginia Polytechnic Institute and State University (Virginia Tech)

### SPECIALTIES

- Program development and implementation
- Project management
- Strategic planning
- Stakeholder engagement
- Campaign development and execution
- Commuter benefit design and implementation

### PROFESSIONAL AFFILIATIONS

Association for Commuter Transportation

NAIOP, Northern Virginia Chapter

### AWARDS

Association for Commuter Transportation – 40 Under 40 (2018)

### CERTIFICATIONS

Transportation Demand Management Certified Professional (TDM-CP), Association for Commuter Transportation

ActiveScore Accredited Professional (AP), ActiveScore

**EVENT PLANNING AND EXECUTION:** Develops event plans, including framework, goals, budgets, and marketing strategies for small- and large-scale events with audiences of up to 300+ attendees, including residents, community members, employees, large employers, property managers, and public agencies. Facilitates trainings, workshops, webinars, or other events based on project needs, identifying appropriate partnerships as necessary. Develops event reports demonstrating outcomes and impacts of events.

1420 Spring Hill Road  
Suite 610  
McLean, Virginia 22102  
703-917-6620  
703-917-0739 FAX  
[www.mjwells.com](http://www.mjwells.com)



## **PATRICK G. LA VAY, P.E.**

**TITLE:**           **President**

**EXPERTISE:**   Civil Engineering, Land Planning and Project Management for Development Projects in Maryland, Virginia and Washington, D.C.

### **EXPERIENCE WITH MACRIS, HENDRICKS AND GLASCOCK, P.A.**

(2009 - Present):

- Principal Engineer and Land Planner in charge of managing commercial, institutional, and industrial projects under design by Macris, Hendricks and Glascock, P.A. Responsibilities include: feasibility review, project coordination and scheduling, plan and specification preparation and oversight, development application and permit processing, green building certification and construction administration.

(2007 – 2009)

- Design Engineer in charge of the design of Stormwater Management & Storm Drainage Systems and Soil Erosion/Sediment Control Plans. Responsibilities included feasibility investigations, plan and specification preparation, and construction administration.

### **ACADEMIC BACKGROUND:**

- B.S., Virginia Tech (2005) – Mining and Minerals Engineering
  - Phi Sigma Theta National Honors Society

### **PROFESSIONAL REGISTRATION:**

- Professional Engineer, State of Maryland
- Professional Engineer, District of Columbia
- Professional Engineer, Commonwealth of Virginia

### **PROFESSIONAL AFFILIATIONS:**

- American Society of Civil Engineers (ASCE), Member

### **EXPERIENCE AS EXPERT WITNESS:**

- Office of Zoning Hearing Examiner for Montgomery County, Maryland
  - Special Exception Case No. S-2819, Olney Assisted Living
  - Special Exception Case No. S-2820, Fairland Animal Hospital
  - Special Exception Case No. S-2815 Alfredhouse Eldercare, Inc.
  - Special Exception Case No. S-687-H Bullis School, Inc.
  - Conditional Use Case No. CU 15-05 Artis Senior Living, Potomac
  - Conditional Use Case No. CU-23-06 The Diener School
  - Conditional Use Case No. CU-23-02 White Oak Storage
  - Local Map Amendment Case No. H-118, Georgetown Professional Associates
  - Local Map Amendment Case No. H-144, White Oak Storage
  - Local Map Amendment Case No. H-154, Parklawn Self Storage
- Montgomery County Department of Transportation
  - Abandonment/Disposition of Water Johnson Road, Germantown, AB-779
- Frederick County Board of Appeals
  - Special Exception Case No. B-14-17, Kelkimric Properties

**AWARDS AND HONORS:**

- Shelton Award for Academic Achievement in Engineering – Class of 2005
- Maryland National Capital Building Industry Association, 2011 Environmental Award – Watkins Mill High School, Regenerative Storm Drain Outfall Restoration Project