

FOR IMMEDIATE RELEASE:

Marlboro Pike Partnership, CDC & Regional Planning Partners publish Economic Development studies renewing Revitalization efforts along Historic Gateway Corridor

Prince George's County, MD | October 23, 2025 – The Marlboro Pike Partnership (MPP) is proud to announce the release of two publications drafted in partnership with the Prince George's Planning Department - Community Planning Division. In November 2023, as a Planning Assistance to Municipalities and Communities (PAMC) grantee, MPP worked with consultants from Partners for Economic Solutions to prepare a market feasibility assessment of the Marlboro Pike corridor spanning from Brooks Drive to the I-495 Capital Beltway. Additionally, MPP and the Planning Department partnered to apply for the Urban Land Institute's Technical Assistance Panel (TAP), supported by the Metropolitan Washington Council of Governments (MWCOC), which produced a report highlighting expert, multidisciplinary advice on advancing revitalization along the Marlboro Pike corridor through land use, real estate and special initiatives. The panel convening marked a major milestone for implementing a community-driven vision grounded in the original Marlboro Pike Sector Plan published in 2009.

"The Prince George's County Planning Department is happy to provide technical support and resources towards future revitalization opportunities for the Marlboro Pike Corridor," declares Planning Department Director, Lakisha Hill. "Kudos to the Marlboro Pike Partnership in continuing to leverage their ongoing mission to improve the quality of life and safety along this important corridor." The TAP brought together experts in planning, urban design, and economic development to tackle critical questions around corridor revitalization, walkability, transit access, urban design standards, and the creation of healthier, more connected neighborhoods. At the heart of the initiative is a renewed commitment to transforming Marlboro Pike into a vibrant, walkable, and attractive destination where residents can live, work, shop, and play.

"This effort is about more than development—it's about strengthening identity and community," said Ashley Sharp, President and Founder of Marlboro Pike Partnership. "Through strategic partnerships and targeted investments, we're working to reimagine Marlboro Pike as a thriving corridor grounded in community. This is a major step forward for residents and businesses alike. MPP is proud and grateful to lead this initiative forward as the common thread among many stakeholders."

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About Marlboro Pike Partnership:

Our mission is to improve the residential and commercial experience on and around the Marlboro Pike corridor by prioritizing revitalization, public safety, economic development and community empowerment in Prince George's County, Maryland. Visit www.MarlboroPikePartnership.org to learn more.

