MONTGOMERY COUNTY PLANNING BOARD
THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION

December 22, 2017

The Honorable Hans Riemer, President
Montgomery County Council
Stella B. Werner Council Office Building
100 Maryland Avenue
Rockville, Maryland 20850

SUBJECT: Public Hearing Draft MARC Rail Communities Sector Plan

Dear Mr. Riemer:

On behalf of the Montgomery County Planning Board, I am pleased to transmit the Public Hearing Draft of the MARC Rail Communities Sector Plan. The Public Hearing Draft consists of two items: a Public Hearing Draft plan, dated December 2017, and, at the direction of the Planning Board, a set of comparative maps and tables reviewed by the Board as part of its December 21 discussion of the staff's Working Draft Plan. These tables reflect the Board's desire to entertain approaches to land uses, transportation and zoning that may differ from those included in the Draft Plan.

This Plan will amend the Approved and Adopted 1989 Germantown Master Plan, as amended, and the 2009 Germantown Employment Area Sector Plan. The Public Hearing Draft can be viewed at: http://montgomeryplanning.org/planning/communities/area-3/marc-rail-communities/

The Plan makes recommendations for land use and zoning within the MARC Rail Communities Sector Plan area as well as recommendations intended to improve overall circulation, pedestrian connections and the network of bikeways for approximately 252 acres in Boyds generally surrounding the MARC Rail Station and the intersection of Clarksburg and Clopper roads; and 290 acres in Germantown generally bounded by Middlebrook Road, Great Seneca Highway, Dawson Farm Road, Germantown Road and Waters Road.

The Planning Board's public hearing will be held on Thursday, February 1, 2018 at the Black Rock Center for the Arts in Germantown. The Planning Board and its staff look forward to working with you, your colleagues, and your staff as this Plan moves forward.

Sincerely,

Casey Anderson
Chair

Enclosure

cc: Marlene Michaelson

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