



MONTGOMERY COUNTY PLANNING DEPARTMENT

PLANNING BOARD MEETING

March 23, 2017

2017 RECREATION GUIDELINES

REVIEW OF FINAL DRAFT



2017 RECREATION GUIDELINES

Final Draft

Agenda

Description: Presentation of Recreation Guidelines Final Draft

- Summary of 2017 Guidelines Features
- Planning Board Work Session Responses
- Recreation Facilities Incentive List
- Next Steps: Follow-up



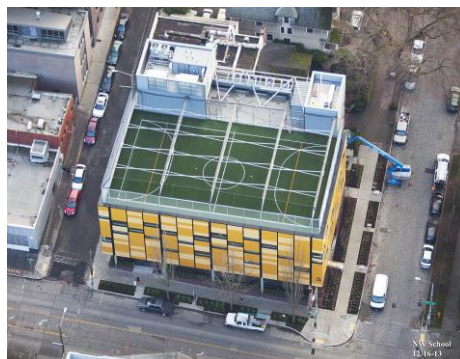


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Recreation Guidelines Update – New Features

- Web Tool
- Demographics
- Walk Shed Analysis
- New Facility Types (53) (cut sheets)
- Bonus Credit: Recreation Facilities Incentive List
- Custom Facility Tool and Recreation Plan Report
- Stormwater Management with Recreation Facilities
- Schools, Recreation Department, Municipalities
- Recreation Elements





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RECREATION FACILITIES CALCULATOR



[Bookmark](#) [Demand Table](#) [Supply Table](#)

Web Tool

- Utilizes Quantitative System from 1992 Guidelines
(Demand, Supply, Match)
- Transparent Process
- Predictable, Consistent Accounting
- Scenario Comparisons – Facility Choices
- Geo-spatial data – Location Based
- Master Plan, Sector Plan, PROS
- User-prompted Data Display





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Demographics

- 2014 Census Data by Age Group and Housing Type
- New Age Group for Young Adults (18-34)
- Database uses Recently Built Housing (2005-2014)
- Detached Housing Categories Simplified
- Trends in Recreation Studied by Age Cohorts





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New Facility Types: 53 new types

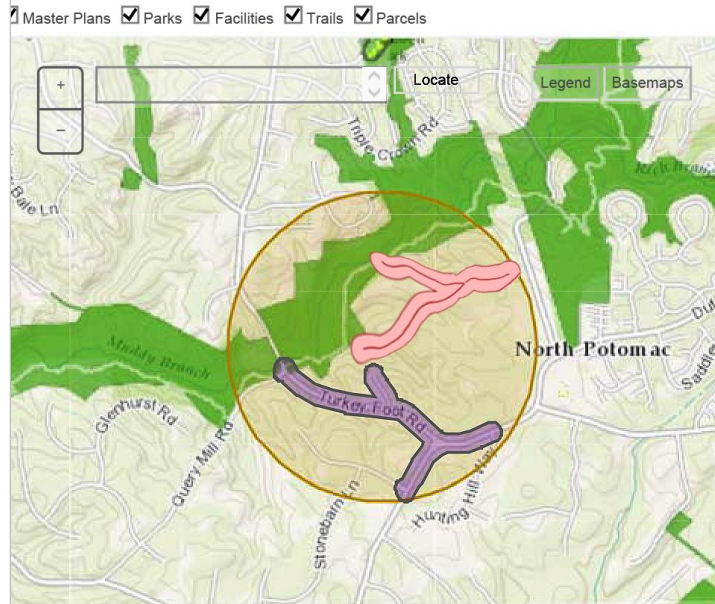
- Categorized by Activity and Open Space Types
- Urban Amenities
- Addition of Inclusive Recreation Facilities
- Facilities Designed for Age Groups
- Recreation Elements: Flexibility and Creativity





Walk Shed for Off-Site Public Recreation Facilities

STEP 2 GEO-LOCATION: CLICK ON THE MAP TO CHOOSE THE PROPOSED PROJECT LOCATION



OFFSITE FACILITIES WITHIN HALF MILE RADIUS FROM PROJECT LOCATION

| Quantity | Park Facility | Tots | Children | Teens | Young Adults | Adults | Seniors |
|--|---------------|------|----------|-------|--------------|--------|---------|
| 1 | Trail System | 2.74 | 11.37 | 7.94 | 10.15 | 20.48 | 2.42 |
| 1 | Natural Area | 1.37 | 2.84 | 5.29 | 6.77 | 13.65 | 1.21 |
| Total Offsite Supply Points: | | 4.11 | 14.21 | 13.23 | 16.92 | 34.13 | 3.63 |
| 35% of Total Offsite Supply Points: | | 1.44 | 4.97 | 4.63 | 5.92 | 11.95 | 1.27 |
| Max Allowed Pts (35% Total Demand) | | 9.59 | 19.90 | 18.52 | 23.68 | 47.78 | 8.47 |
| Actual Assigned Offsite Supply Points | | 1.44 | 4.97 | 4.63 | 5.92 | 11.95 | 1.27 |

Project is located in Master Plan: POTOMAC SUBREGION 2002

- 10-minute Walking Time
- Identifies the Off-Site Facilities within the Walk Shed
- Quantifies Off-Site Recreation Supply Credit and Applicant's Trail Extension by a Secondary Walk Shed



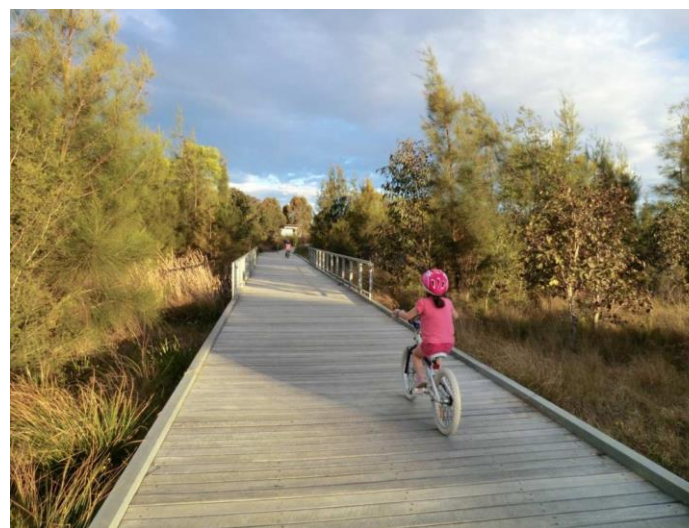
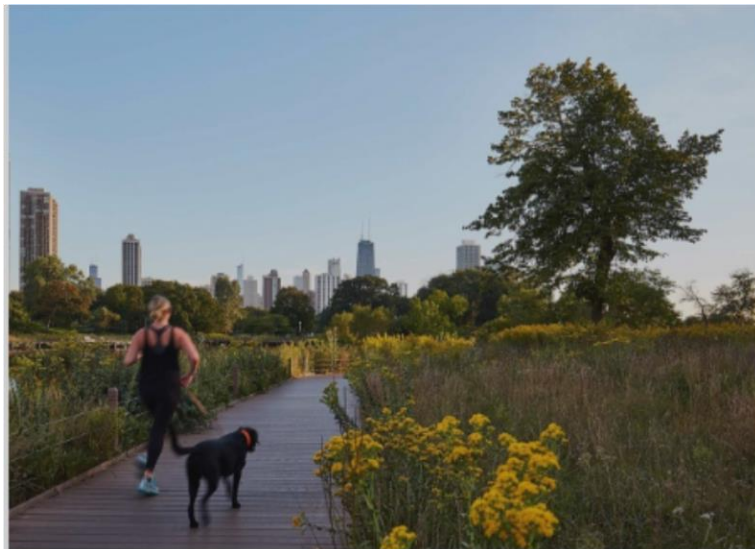


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Stormwater Management and Recreation

- Allows Integrating SWM and Recreation

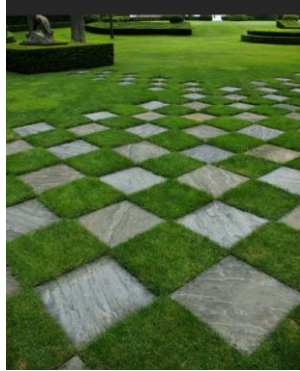




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Recreation Elements





Planning Board Work Session Results

Discussion

- Walk Shed Distance ½ Mile
- Urban Open Space Amenities for Tots
- Pedestrian Enhancement
- Stormwater Management & Recreation
- Inclusive Recreation

- Bonuses and Public Accessibility
- Facilities Incentive List

Resolution

- Web Tool Development: Trail Extension
- New Recreation Elements
- Pedestrian Bridge
- Guidelines for Application, Facility Types
- Inclusive Recreation Center for Adults,
Inclusive Recreation Elements
Inclusive Basketball, Tennis
Adaptive Sensory Gym
- Bonus for Public Access, but Not Required
- Facilities Incentives List for adopted Master Plan, Sector Plan and PROS Plan recreation recommendations.

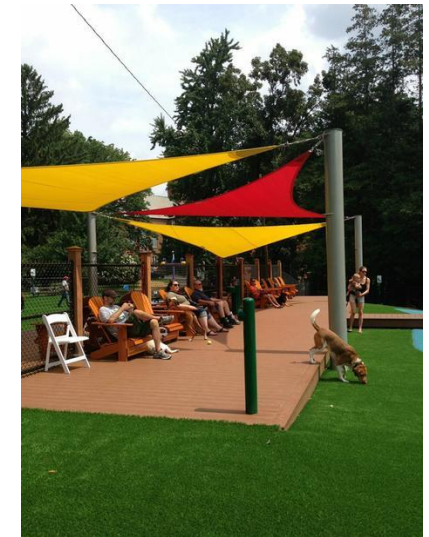


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Facilities Incentive List

| Approved Facilities Incentive List# | | # | # |
|-------------------------------------|-------------------|--------------|--------|
| Facility Name# | Master Plan Area# | Source Plan# | Bonus# |
| Dog Park# | Wheaton# | 2012 PROS# | 10%# |
| Dog Park# | Silver Spring# | 2012 PROS# | 10%# |
| Dog Park# | White Flint# | 2012 PROS# | 10%# |
| Dog Park# | Bethesda# | 2012 PROS# | 10%# |





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Custom Facility Tool

| 5.2.1 Custom Recreation Facilities Proposal -- Evaluation Levels | |
|--|---|
| Descriptive Information | 1. Name of Project and Recreation Facility |
| | 2. Description of Recreation Facility |
| | 3. Intended for Public Access? |
| | A. Yes |
| B. No | |
| Descriptive Information | 4. Is Facility Co-located with a Stormwater Management Facility? |
| | A. Yes |
| | B. No |
| | 5. What is the size of this facility? |
| A. Less than 250 square feet | |
| B. 250 - 499 square feet | |
| C. 500 - 1,999 square feet | |
| D. 2,000 - 19,999 square feet | |
| E. Larger than 20,000 square feet | |
| Base Value Determination Questions | 6. Which choice best describes this facility? |
| | A. Indoors |
| | B. Natural - Untreated |
| | C. Outdoors - Hardscaped (paved) |
| D. Outdoors - Landscaped | |
| Base Value Determination Questions | 7. Which choice best describes the lighting for this facility? |
| | A. Facility has lighting for users and spectators |
| | B. Facility has outdoor accent lighting only |
| | C. Facility has no lighting |
| Base Value Determination Questions | 8. Does this facility provide recreational opportunity for tots with: |
| | A. Minimal level of supervision |
| | B. Moderate level of supervision |
| | C. High level of supervision |
| Base Value Modifier Questions | 9. Does this facility encourage physical or aerobic exercise? |
| | A. Yes |
| B. No | |
| Base Value Modifier Questions | 10. Is this facility suitable for teens? |
| | A. Yes |
| B. No | |

Example of Final Recreation Adequacy Report

Demand, Supply & Adequacy Report
 Project Location Master Plan: SILVER SPRING CBD
 Proposed Residential Project Units by Type and their Demand Points

| Code | Housing Type | Quantity | Tots | Children | Teens | Young Adults | Adults | Seniors |
|----------------------------|----------------------------|------------|-------------|-------------|------------|--------------|-------------|-------------|
| T1 | Townhouses | 20 | 2.8 | 4.4 | 2.2 | 12.6 | 14.0 | 2.2 |
| MF-1 | Single Family Detached | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Mid Rise | Multiple Family, 4 Stories | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Hi Rise | Multiple Family, 5 Stories | 100 | 10 | 7 | 3 | 73 | 56 | 15 |
| Total Demand Points | | 120 | 12.8 | 11.4 | 6.2 | 83.6 | 70.6 | 27.2 |

Existing Offsite Park Facilities and Supply Points

| Park Facility | Tots | Children | Teens | Young Adults | Adults | Seniors | |
|--|------------|-------------|-------------|--------------|--------------|-------------|------|
| Handball Court | 1 | 3 | 10 | 11 | 6 | 2.5 | |
| Honchall Court | 1 | 0 | 0 | 10 | 20 | 2 | |
| Tra System | 1 | 1.28 | 2.28 | 0.28 | 12.84 | 16.80 | 2.72 |
| Skate Park | 1 | 0 | 6 | 30 | 12 | 1 | |
| Tennis Court | 1 | 0 | 0 | 0 | 16 | 1.4 | |
| Playground | 4 | 0 | 21 | 1 | 1 | 1 | |
| Local Offsite Supply Points | 7.96 | 23.28 | 17.51 | 20.51 | 14.78 | 12.27 | |
| 25% of total Offsite supply | 1.99 | 5.82 | 4.38 | 5.13 | 3.69 | 3.07 | |
| Max Allowed (35% of Total Demand) | 4.48 | 1.48 | 1.17 | 28.21 | 24.71 | 9.52 | |
| Actual Credit for Off Site Supply | 1.5 | 3.99 | 2.17 | 27.49 | 22.61 | 6.03 | |

Proposed Onsite Recreation Facilities and their Supply Points

| Recreation Facility | % Bonus | Tots | Children | Teens | Young Adults | Adults | Seniors |
|------------------------------------|---------|------|--------------|--------------|--------------|--------------|-------------|
| Dog Park | 10.00% | 0.00 | 0.0 | 7.7 | 8.8 | 8.8 | 8.8 |
| Indoor Community Space | 15% | 18 | 1.71 | 1.85 | 25.08 | 21.18 | 10.88 |
| Performance Space/Indoor | 4 | 8 | 8 | 9 | 10 | 9 | |
| Yoga Room | 0 | 2 | 1 | 9 | 3 | 5 | |
| Indoor Fitness Room | 0 | 1.14 | 0.52 | 20.8 | 14.12 | 4.06 | |
| Interior Courtyard, Garden or Lawn | 2 | 2 | 2 | 7 | 7 | 2 | |
| Market Grocer | 3 | 5 | 2 | 8 | 8 | 6 | |
| Picnic/Seating Areas | 1 | 1 | 1.5 | 8 | 8 | 2 | |
| Interactive Outdoor Music and Art | 5 | 5 | 5 | 2 | 4 | 4 | |
| Grilling Area | 0 | 0 | 0 | 6 | 6 | 5 | |
| Total Onsite Supply Points | | | 16.78 | 29.05 | 32.68 | 98.78 | 91.1 |

Results: Demand, Supply & Adequacy

| Age Group | Total Demand Points | Off Site Supply | On Site Supply | Total Supply Points | Adequacy |
|---------------------|---------------------|-----------------|----------------|---------------------|----------|
| Tots | 12.8 | 1.5 | 16.28 | 17.78 | Adequate |
| Children | 11.4 | 3.99 | 29.05 | 33.04 | Adequate |
| Teens | 6.2 | 2.17 | 37.68 | 39.85 | Adequate |
| Young Adults | 83.6 | 27.49 | 98.78 | 126.27 | Adequate |
| Adults | 70.6 | 22.61 | 91.1 | 113.71 | Adequate |
| Seniors | 27.2 | 6.03 | 63.76 | 69.79 | Adequate |



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Work Session on the Public Hearing Draft

Recreation Guidelines Follow-Up

- Adoption of Guidelines by the Planning Board
- Press Release
- Issuance of Final Publication
- Web Tool Introduction
- Training of Planning Department Staff
 - Regulatory Staff
 - DARC Staff
 - Master Plan Staff
 - Parks Staff
- Announcement and Orientations for Developers, Builders, Designers
- Date Effective: Adoption + 60 days

