# SILVER SPRING DOWNTOWN AND ADJACENT COMMUNITIES PLAN

## At A Glance

It's been 20 years since Silver Spring's revitalization and Montgomery Planning is looking at the downtown and adjacent communities to ensure this important ethnically diverse and economically vibrant area of the county continues to succeed for the next 20 years. Here are some quick statistics about the Silver Spring Downtown and Adjacent Communities plan area:



#### Approximately **20**, **000** people live inside the plan boundary.

The plan boundary includes an area of approximately 505 acres.

There are more than 24 million gross square feet (SF) of development in downtown Silver Spring; 9.6 million SF has been built since the last sector plan was approved in 2000.

There are approximately 13,000 housing units in the plan area. 3,9% are single family units.



In the downtown area, 91% of housing units are rental units; 9% are owned.

In the adjacent communities, 52% of housing units are owned vs. 48% rented.







Average Monthly Rent:



The largest employer is the National Oceanic and Atmospheric Administration (NOAA) with more than 2,000 employees.



31/ month in downtown Silver Spring

There are **5.4** miles of separated bike lanes in the plan area. There are more than 50 publicly accessible open spaces in the plan area. Purple Line (2023) and



#### Sources:

1.SDAT property-level data and US Census American Community Survey data on household size by property tenure, 2018 5-Year Estimates. 2.GIS calculations.

3.Staff analysis based on SDAT data, development application approval documents for various projects, and information about properties obtained from property owners.

4.Same as source for 3. Please note that 3.8% includes single-family units, both attached and detached. Our total count of dwelling units in the plan boundary is 12,936.

5.2018 American Communities Survey data.
6.2018 American Communities Survey data.
7.CoStar.
8.Quarterly Census of Employment and Wages (last quarter of 2019, pre-pandemic).
9.2018 Approved Bicycle Master Plan data.
10. Montgomery Parks data.
11. 2018-2019 Federal Facilities Survey.
12. MTA and MCDOT



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# **Project Timeline**

Through the Silver Spring Downtown and Adjacent Communities Plan process, we will analyze and reevaluate all aspects of the existing plan, consider the recommended changes implemented from the last plan, and assess future needs - all informed by community conversation and input. Community engagement begins with a listening phase, which will inform the shape and methods of engagement moving forward. We are committed to meeting community members where they are and making the planning process accessible to all members of the community in downtown Silver Spring and the surrounding neighborhoods. Read about our commitment to equitable engagement.

## Scope of Work

Presented to the Planning Board on March 26th and June 4th

Existing Conditions June 2020 - December 2020

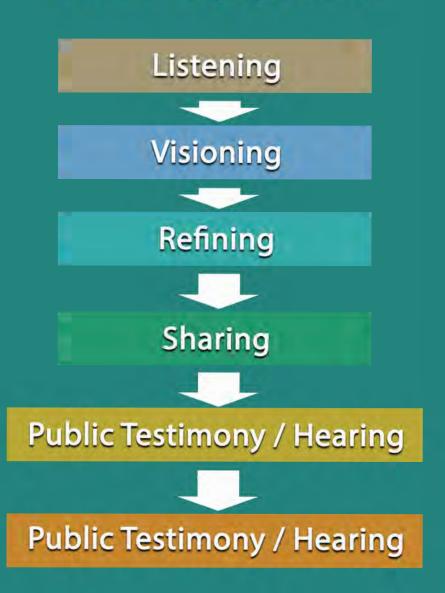
Visioning and Preliminary Recommendations Winter 2020 – Spring 2021

#### Working Draft Summer 2021 - Fall 2021

Planning Board Worksessions Fall 2021 - Winter 2022

County Council Worksessions Winter 2022 – Spring 2022





#### Council Approval Summer 2022 - Fall 2022

### Get involved

Visit our webpage, sign up for our eletter and schedule a meeting: Montgomeryplanning.org/SilverSpring

#### Contact:

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