

GLOSSARY

Term	Definition
15-minute living	The idea that most daily amenities and needs can be met within a 15 to 20-minute walk, bike or other mode of transportation from any point in a city, town or village regardless of size, to maximize livability, convenience, and efficiency.
Activation (of spaces)	Public spaces can be activated through physical interventions, such as urban form and scale, landscaping, and access to design features.
Active recreation	Structured activity that requires the use of special facilities, courses, fields, or equipment.
Adaptive reuse	The process of reusing an existing building or structure for a purpose other than which it was originally built or designed for.
Adequate public facilities	An Adequate Public Facilities Ordinance (APFO) is a separate set of rules, independent of the Zoning Ordinance, that requires the Planning Board to evaluate a proposed development for adequacy of public facilities in terms of transportation, schools, water, sewage, police, fire, and health services
Built Environment	The built environment theme includes land use, zoning, urban design, housing, and transportation recommendations.
Bus Rapid Transit (BRT)	A fixed-guideway transit system where buses operate in dedicated lanes, either physically or through signing and marking, distinct from general purpose lanes used by automobiles. BRT systems also typically include off-board fare collection systems and advanced transit information systems.

Carbon sequestration	The process of capturing and storing atmospheric carbon dioxide.
Climate resilient communities	Communities that have the ability to withstand and recover from climate hazards.
Complete community	Complete communities have a range of land uses, housing types, infrastructure, services, and amenities to meet a wide range of needs for a variety of people - and to support racial and socioeconomic integration.
Complete Street Design Guide	CSDG is a design guide for complete streets - roadways that are designed and operated to provide safe, accessible, and healthy travel for all users of the roadway system, including pedestrians, bicyclists, transit riders, and motorists.
Complete streets	Roadways that are designed and operated to provide safe, accessible, and healthy travel for all users of our roadway system, including pedestrians, bicyclists, transit riders, and motorists (MCDOT Complete Streets Design Guide)
Corridor Focused Growth Area	Corridor-focused growth is a fundamental component of Thrive 2050 that recommends concentrating growth along major transportation corridors to maximize the efficient use of land and create complete communities.
Dedicated Transit Lanes	Lanes that are designated, either physically or through signing and marking, for use by transit vehicles, distinct from general purpose lanes used by automobiles.
Economic Environment	The economic environment theme includes real estate, economic development, and economic competitiveness recommendations.
Environmental injustice	Environmental injustice occurs when poor or marginalized communities are harmed by hazardous waste, resource extraction, and climate impacts.

Floating Zone	Floating zones are zones that can be applied through the Local Map Amendment process. They can change the allowed uses, density, and height on a property, and are typically used for a designated purpose and that is approved as to specific characteristics.
Floor area ratio	The measurement of a building's floor area in relation to the size of the lot/parcel that the building is located on.
Heat islands	Urbanized areas that experience higher temperatures than outlying areas. Structures such as buildings, roads, and other infrastructure absorb and re-emit the sun's heat more than natural landscapes such as forests and bodies of water
Housing Opportunities Commission	HOC of Montgomery County was established to better respond to the County's need for affordable housing. HOC is authorized to acquire, own, lease, and operate housing; to provide for the construction or renovation of housing; obtain financial assistance from any public or private source to assist its housing activities; and arrange for social services, resident services and day care.
Impervious surface	Any surface that prevents or significantly impedes the infiltration of water into the underlying soil, including any structure, building, patio, road, sidewalk, driveway, parking surface, compacted gravel, pavement, asphalt, concrete, stone, brick, tile, swimming pool, or artificial turf.
Infill	Infill development refers to the construction of buildings or other facilities on previously unused or underutilized land located within an existing urban–or otherwise developed–area.
Low-income housing	defined in Maryland statute as housing that is affordable for a household with an aggregate annual income below 60% of AMI
Mixed-use	A development that typically contains residential and commercial uses in the same building or within a small area. For example, a

residential building with ground floor retail is a typical mixed use development.

Moderately Priced Dwelling Units (MPDUs)	Montgomery County's inclusionary zoning program which requires 12.5 to 15 percent of all new units in developments with 20 or more units to be affordable to moderate income households (65 to 70 percent of AMI)
Multimodal	Of and relating to multiple travel modes, such as walking, bicycling, using transit, and motor vehicles.
Natural Environment	The natural environment theme includes sustainability, resilience, climate, and environmental recommendations.
Naturally Occurring Affordable Housing –	Housing that is not income-restricted to occupants but due to the age and quality of the buildings are affordable to households earning below 80 percent of the Washington, D.C. metropolitan region's area median income (AMI).
Overlay Zone	An overlay is a zone that is placed on the zoning map “over” traditional zoning districts.
Park	Publicly-owned parkland owned, operated and managed by M-NCPPC, Montgomery Parks or Maryland Department of Natural Resources.
Park Trail	Paved or unpaved trail on public parkland that is owned, managed and maintained by Montgomery Parks or Maryland Department of Natural Resources.

Parks, Recreation and Open Space Plan (PROS)	The primary planning policy document for parks and recreation in Montgomery County. Its purpose is to (1) provide the basis for park and recreation recommendations in area and park master plans and the development review process, (2) set priorities for park acquisitions, renovations, and development, (3) provide guidance on recreational facility needs for the next ten years, (4) recommend priorities for preservation and interpretation of natural and historic resources and (5) document agricultural land preservation programs and policies.
Pedestrian Level of Comfort (PLOC)	The Pedestrian Level of Comfort (PLOC) methodology captures how comfortable it is to walk and roll in different conditions in Montgomery County
Placemaking	Placemaking is the act of improving a common space to make it welcoming and attractive, so it better serves the needs of the people who use it.
Privately Owned Public Space (POPS)	Public space amenities that are often provided and maintained by a developer for public usage as part of their development requirements.
Publicly-Owned Park	Parkland owned, operated and maintained by M-NCPPC, Montgomery Parks.
Rainscapes program	RainScape is a landscape or design technique that helps reduce stormwater runoff from individual properties. The Montgomery County RainScapes Program offers technical and financial assistance to encourage property owners to implement RainScapes techniques on their property.

Right-of-way	A strip of land intended for use by the public. A public right-of-way is occupied or intended to be occupied by a road, bikeway, sidewalk, path, or transit facility, as well as any ancillary facilities such as storm drains and stormwater management facilities. Public utilities such as electric transmission lines, telephone lines, cable TV lines, gas mains, water mains, and sanitary sewers may be permitted in the public right-of-way. A public right-of-way may be obtained by dedication as part of the development process or purchased in whole or in part by a public agency.
Sectional Map Amendment (SMA)	A Sectional Map Amendment is a comprehensive rezoning of an area of the County, usually to implement the recommendations of a master plan.
Sidepaths	Sidepaths are shared-use paths located parallel to and within the road right-of-way. They provide two-way travel routes designated for walking, biking, jogging, and skating.
Social Environment	The social environment theme includes parks, open space, trails, and community facilities recommendations.
Thrive 2050	Thrive Montgomery 2050 is a general plan for the county with a 30-year horizon. It sets a vision for the county and encompasses broad, countywide policy recommendations for land use, zoning, housing, the economy, equity, transportation, parks and open space, the environment, and historic resources.
Workforce housing	The State of Maryland defines workforce housing as rental housing affordable for a household income between 50 and 100 percent of AMI or homeownership housing between 60 and 120 percent of AMI except for Maryland Mortgage Program target areas (60-150% AMI). In Montgomery County, Workforce Housing generally refers to the Workforce Housing program (WFHU), which are units set aside as affordable to households earning between 80 and 120 percent AMI.