





Community Facilities Trends Report 2016

























COMMUNITY FACILITIES TRENDS REPORT

ROCKVILLE 2040

CITY OF ROCKVILLE, MARYLAND

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Contents

Executive Summary	1
Discussion Points	2
Introduction	5
What is a Community Facilities Trends Report?	5
Process for developing the Report	5
What facilities are covered in this report?	5
The 2002 Comprehensive Master Plan (CMP) and the Capito Improvements Program (CIP)	
Projected Population and Employment Growth	6
City of Rockville Facilities	8
Rockville City Hall	
Rockville Police Station and Annex	9
Public Works and Parks Maintenance Complex	.10
Rockville Regional Transportation Center	.11
Rockville Staffing Trends	.11
Community Centers and Other Related Facilities	.12
Rockville Senior Center and Park	.14
Rockville Swim and Fitness Center and Welsh Park	.15
Rockville Civic Center Park and Complex	.16
Lincoln Park Community Center and Isreal Park	.18
Twinbrook Community Recreation Center and Park	.18
Thomas Farm Community Center and Fallsgrove Park	.19
Elwood Smith Community Center and Park	.19
Montrose Community Center and Park	.20
Pump House at Croydon Park	.20
Rockcrest Community Center and Park	.21
RedGate Golf Course	.21
Beall-Dawson Historic House and Park	.22
King Farm Farmstead	.22
Rockville Town Square Facilities	.23
City Parks and Facilities	.24
City of Rockville Facilities - Issues	31
Utilities	32
City of Rockville Drinking Water	.32
City of Rockville Sewer (Wastewater)	
Other Utilities	
Rockville Water and Sewer (Wastewater) - Issues	38

Montgomery County Facilities in Rockville	40
Montgomery County Administrative Facilities	41
Police Facilities	45
Montgomery County Detention Center	45
Circuit Court and District Court	47
Red Brick and Grey Courthouse	48
Public Libraries	49
Montgomery County Fire and Rescue Facilities	50
Montgomery County Solid Waste Transfer Station and Recycling Center	54
Montgomery County Facilities - Issues	55
State and Federal Facilities in Rockville	56
State Facilities	56
Federal Facilities	56
Educational Facilities	58
Montgomery County Public Schools	58
Higher Education Facilities	63
Montgomery College	63
Universities at Shady Grove	65
Other Higher Education Facilities	65
Private Education Facilities	66
Child Care Centers	66
Education Facilities - Issues	67
Hospitals, Assisted Living, and Nursing Facilities	68
Senior Assisted Living Facilities and Nursing Homes	
Summary and Conclusions	70
City of Rockville Facilities	
Rockville Water and Sewer (Wastewater)	
Montgomery County Facilities	
Educational Facilities	
Appendix A - Master Plan Goals and Capital Improveme Program (CIP) Implications	
Appendix B - Capital Improvement Program (CIP) 2016 Projects	78

Figures

Figure 1: City of Rockville-Population and Household Forecasts	6
Figure 2: City of Rockville-Historical Population Growth	6
Figure 3: City of Rockville Major Facilities	7
Figure 4: Rockville Community Centers and Parks1	3
Figure 5: Rockville Town Square2	3
Figure 6: Rockville City Parks,Open Space and Quarter-Mile Walk Distance PRELIMINARY Analysis2	7
Figure 7: Rockville Water and Sewer Service Area Map3	2
Figure 8: Average Daily Water Production and Maximum Daily Production at the Rockville Water Treatment Plant	3
Figure 9: Rockville Average Daily Wastewater Flow at the Blue Plains Wastewater Treatment Plant3	5
Figure 10: City of Rockville Wastewater System Deficiency Areas - FY20163	6
Figure 11: Natural Gas Facilities in the Rockville Vicinity3	8
Figure 12: Montgomery County Facilities in Rockville Town Center4	2
Figure 13: City of Rockville in Montgomery County4	2
Figure 14: Montgomery County Department of Heath and Human Services Facilities in Rockville4	
Figure 15: Justice System Facilities in Rockville4	5
Figure 16: Montgomery County Court Facilities in downtown Rockville4	.6
Figure 17: Montgomery County Libraries near Rockville4	9
Figure 18: Montgomery County Fire and Rescue Facilities serving Rockville5	0
Figure 19: Montgomery County Fire and Rescue Response Time5	2
Figure 20: Montgomery County Solid Waste Transfer Station and Recycling Center5	4
Figure 21: MCPS Locations and High School Boundaries for Rockville Students5	7
Figure 22: MCPS Actual and Projected Enrollment5	9
Figure 23: Sites Reserved for Future School Development6	2
Figure 24: Montgomery College-wide Totals and Rockville Enrollment6	4
Figure 25: Higher Educational Facilities in Rockville6	
	5

Tables

Table 1: City of Rockville Staffing	
Table 2: City of Rockville Parks	28
Table 3: First Arriving Unit Benchmark Response Time Goals	53
Table 4: Enrollment Numbers for Schools that serve Rockville (20° 2022)	
Table 5: City of Rockville School Enrollment Capacity in 2020-21.	62
Table 6: Montgomery College Enrollment	64
Table 7: Parks and Recreation Capital Improvement Program (C	
Table 8: Utilities Capital Improvement Program (CIP)	

Executive Summary

The Community Facilities Trends Report presents an inventory of community facilities in Rockville and is one of a series of trends reports that have been developed in preparation for updating the City's Comprehensive Master Plan, Rockville 2040. The report evaluates the current status of the facilities and begins to outline future needs and discussion topics for the 2040 Plan.

Vision #5 of the Twelve Maryland Planning Visions states: "Infrastructure: growth areas have the water resources and infrastructure to accommodate population and business expansion in an orderly, efficient, and environmentally sustainable manner." Vision #4 references the importance of open spaces and recreational areas. Regardless of the City's future growth policies, local infrastructure must be maintained at a level of quality expected in Rockville and must take into account projected population, demographic trends, service standards, technology, and other factors that change over time. The Trends Report is intended to provide key information that, when combined with community priorities and values, will serve as the basis to develop policies and goals during the upcoming 2040 planning process.

The practical importance of a Community Facilities Element is that it should be used to guide City decision making in these areas:

- Budget, with particular focus on the Capital Improvements budget
- Construction or expansion of city facilities
- Maintenance and improvement of facilities
- Prioritize capital expenditures
- Purchase/acquire park land
- Apply for, and match, grants
- Partner with private sector or other government agencies
- Decide on development applications
- Coordinate with developer improvements
- Collaboration with other government agencies.

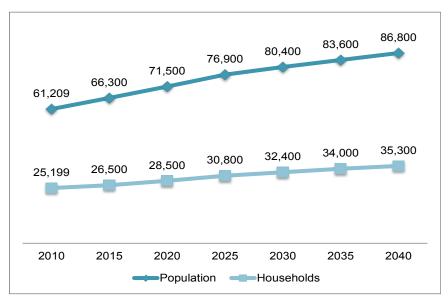
The Capital Improvements Program (CIP)

Rockville, Montgomery County and the State of Maryland all manage the development of new and expanded community facilities through their respective Capital Improvements Programs (CIPs). The City's CIP is updated every year, budgeting for capital investments over a six-year period. The CIP program is guided by, among other documents, the City's Comprehensive Master Plan. Appendix A is attached and identifies the capital projects, studies or major improvements that were adopted in Rockville's current plan (including the 2002 Plan and subsequent neighborhood plans and new elements). In addition, the current approved City CIP is attached as Appendix B to this document.

A key input to understanding the projected demand for facilities is the anticipated demographics of the community. Rockville's population was 61,209 on April 1, 2010, according to the U.S. Decennial Census, which was a growth of 29.2 percent over the previous decade. As of July 1, 2014, the estimated population of Rockville was 65,937 (U.S. Census Population Estimates).

The Council of Governments projects growth to continue with the population projected to reach approximately 87,000 in 2040. The number of households is projected to increase from 25,199 in 2010 to 35,300 by 2040.

Projected Population and Household Growth



Source: MWCOG Draft Round 9 Forecasts, CPDS

Discussion Points

Setting policies, goals and objectives will be a core part of the Rockville 2040 Plan. The direction established will have a direct and indirect effect on the facilities needed for the future. The highlights of the Community Facilities Trends Report are provided below and may be used to start the conversation about future needs.

City Administrative Facilities

- 1. Based upon the current ratio of City staff to population (1:127), an estimated 166 additional City employees may be needed by 2040.
- 2. The new Police Station can accommodate future anticipated staff needs.
- 3. Which City buildings (and when) would need to be expanded, relocated or rebuilt in order to house those employees? Would a new building be needed?

Parks and Recreation Facilities

- 1. Will the existing Senior Center and other community centers be able to accommodate the additional 5,000 persons aged 65 and older projected to live in Rockville by 2040?
- 2. In addition to the current FY 2016 CIP (Appendix B), which has \$1,400,000 budgeted for preserving the King Farm dairy barns, what are the costs necessary for preservation and maintenance of the historic structures on the site?
- 3. What is the long term use of the King Farm Farmstead, and what City resources will be needed?
- 4. The Rockville Transportation Center is not currently being used; should it be repurposed?
- 5. The Twinbrook Neighborhood Plan recommended exploring the feasibility of expanding the Twinbrook Community Recreation Center.
- 6. The Parks, Recreation and Open Space (PROS) plan recommended that the Montrose Community Center be expanded to include space for a gymnasium and other programs.
- 7. The East Rockville Neighborhood Plan recommended developing a Science Complex that would include a science museum, a science center, and a science meeting center. The preferred location was a Montgomery County Public School (MCPS) property on Stonestreet Boulevard. The Lincoln Park Neighborhood Plan endorsed that recommendation.

- 8. The FY2016 CIP (July 1, 2015-June 30, 2020) addresses ongoing maintenance for various facilities. However, no new facility or major renovations are funded.
- 9. The total acreage of parks and open space (September 2015) was approximately 1,105 acres. In addition, a large amount of Montgomery County open space is either immediately adjacent to Rockville or very nearby.
- 10. The 2010 PROS Plan carried forward a goal to maintain a ratio of 18 acres of park and public open space for every 1,000 residents. There is a deficiency of 83 acres at present. Maintaining that goal as the population grows would require far more. Should the goal be revised?
- 11. A parallel goal has been to ensure that there is some park or recreational facility within 1/4 mile walk (10-minute walk) of every resident. Most parts of Rockville meet this goal, though some areas (e.g., portions of the Twinbrook neighborhood and the Rockville Pike corridor) are deficient.
- 12. The largest amount of recent parkland additions have come as part of the King Farm and Fallsgrove developments. Few, if any, opportunities of this type remain.
- 13. The draft Rockville Pike plan recommends acquiring at least 10 acres of land for parks at various places within the study area.

The table in Appendix B lists the FY2016 CIP for funded and unfunded facilities, including those for recreation and parks.

Water System

- 1. Most of Rockville is served by the City water system but some areas are served by Washington Suburban Sanitary Commission (WSSC).
- 2. The water distribution system has a long-term need to upgrade the large amount of pipes that have been in place since before 1970. A plan has been established for the City system and is being implemented and funded by increased rates.
- 3. The Washington Metropolitan Area Water Supply Study stipulated that severe droughts could cause mandatory water use restrictions by the year 2035. As such, water suppliers should identify and evaluate potential new water supply storage facilities.
- 4. Additional studies may be needed to determine future needs for water storage tanks, the treatment plant, or other improvements to meet the demands of growth.

Sewer System

Most of Rockville is served by the City sewer system but some areas are served by Washington Suburban Sanitary Commission (WSSC).

- 1. Certain portions of the city that have been designated for growth (e.g., Town Center and the Rockville Pike corridor) are experiencing constraints in sewer infrastructure. Of particular importance are areas of the distribution system that are not on private property and are therefore not the responsibility of any single private owner.
- 2. Out of the eight sewer deficiency areas identified in the city, four remain unfunded for resolving those deficiencies. Some parts of the city are not yet fully characterized for deficiency, in terms of whether the infrastructure can accommodate growth.

The table in Appendix B lists the FY2016 CIP budget for Water and Sewer funded and unfunded facilities.

Montgomery County Facilities in Rockville

- 1. County decisions can affect Rockville Town Center, and continued collaboration with Montgomery County through the CORE committee should continue.
- 2. Increased population and changing demographics is likely to increase and change service demands and the related facilities.
- 3. Montgomery County Fire and Rescue Services (MCFRS) has changed their emergency response times such that the City's Adequate Public Facilities Standard is now not consistent with the County's service goals.

Public School Education

- 1. Montgomery County Public Schools (MCPS) enrollment has increased by more than 10,000 students over the past five years. There are schools in all five clusters serving Rockville's neighborhoods that are over capacity. Capital projects for new schools and school expansions as approved in the MCPS CIP, are being delayed due to funding shortfalls. There is one school funded for new construction and three for expansion in Rockville.
- 2. There are three sites in King Farm and Fallsgrove, that were dedicated by the developer for two elementary schools and one middle school. County-wide, there are a dozen unbuilt school sites.
- 3. The future use of the Rock Terrace school site is unclear at this time. MCPS has decided to move their existing programs from Rock Terrace school site to another location.

Higher Education

- 1. Montgomery College is an important activity center that provides opportunities and challenges across the many elements of the master plan: transportation, land use, housing, environment and community facilities.
- 2. The 2013-2023 Facilities Master Plan for the Montgomery College Rockville Campus identifies numerous capital projects to address space deficits and replacement or renovation of buildings that are functionally inadequate.
- 3. Does Rockville need a 4-year college or university in the city?



Glenview Mansion

Introduction

What is a Community Facilities Trends Report?

The Community Facilities Trends Report presents an inventory of community facilities in Rockville and focuses, where possible and appropriate, on the adequacy of these facilities at present and over the next 20-30 years. Evaluation takes into account projected population and changing conditions in such areas as demographics, service standards, technology, and other relevant factors.

This document is one of a series of trends reports that are being developed in preparation for updating the City of Rockville's Comprehensive Master Plan (CMP). Topics covered in other reports include Transportation, Housing, the Economy, Land Use, Historic Preservation and Environment. The purpose of the reports is to help residents, the Mayor and Council, the Planning Commission, advisory bodies and other stakeholders understand the existing and projected city conditions so that the policies developed in the master plan will be informed by data and trends.

The report topics have been chosen so as to align with required or optional Master Plan Elements established in the State of Maryland Land Use Article, which is the portion of the state code where Maryland local government rights and requirements with respect to master plans are defined. The purpose of the Community Facilities Element is to identify what facilities exist, identify deficits with respect to community needs and desires; and establish policies, goals and implementation steps that will lead to resolving the deficits. Community Facilities Element meets Vision #5 of the Twelve Maryland Planning Visions: "Infrastructure: growth areas have the water resources and infrastructure to accommodate population and business expansion in an orderly, efficient, and environmentally sustainable manner." Vision #4 references the importance of open spaces and recreational areas.

Reports are not elements: they are precursors to elements. Elements are developed after extensive outreach and public engagement processes to seek community and stakeholder input. As such, this Community Facilities Trends Report does not provide new policy recommendations. It is intended, instead, to provide key information that, when combined with

community priorities and values, will serve as the basis for Rockville to develop policies and goals during the upcoming master planning process.

Process for developing the Report

The report has been developed by obtaining information and perspectives from various departments and agencies within and outside the City. Interviews have been conducted with service providers and facilities managers with the City of Rockville and Montgomery County, as well as nongovernment entities. Other sources used to develop the report include adopted strategic plans, master plans and capital improvements plans

What facilities are covered in this report?

There are many types of community facilities. The focus for this document is on facilities in or very close to Rockville that serve the community. Facilities listed as relevant in Maryland's Land Use Article include locations for police stations, parks and recreation areas, fire stations, schools and other educational facilities, libraries, hospitals, jails, places of worship, institutions, cultural facilities, and other public office or administrative facilities. Master plans are not required to cover all of these types of facilities; nor are plans limited to this list. Maryland's Land Use Article provides guidance as to the types of facilities that should be covered.

Governments of various levels tend to provide a large portion of these community facilities. However, the private sector, whether nonprofit or for-profit, also provide many facilities. Of the government-provided facilities in Rockville, the City of Rockville, Montgomery County and the State of Maryland are all relevant providers.

The practical importance of an adopted Community Facilities Element is that it should guide City decision making in two main areas:

- 1. City Budget decisions, with particular focus on the Capital Improvements Program (CIP), where purchase of park land and/or construction and maintenance of City facilities is funded and City decisions to fund and/or partner with private providers of key services
- 2. City interactions with other levels of government regarding the City's priorities.

The 2002 Comprehensive Master Plan (CMP) and the Capital Improvements Program (CIP)

The material covered in this report aligns with much, though not all, of the material that is covered in two chapters of the 2002 CMP: Chapter 6 (Recreation, Parks and Open Space) and Chapter 7 (Community Facilities). A key exception is forestry, which is discussed in Chapter 6 of the 2002 CMP but is covered in the Environment Report for the Rockville 2040 initiative. Also, facilities that have been developed since 2002 are in this report but, of course, not in the 2002 CMP. In this document, any relevant 2002 CMP Goals, Policies and/ or Recommendations are identified in the discussion of each specific topic.

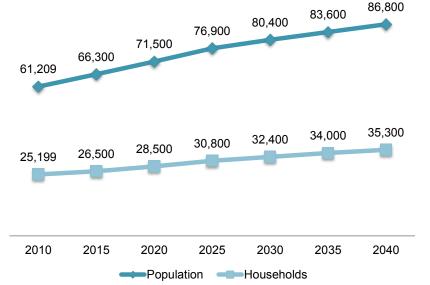
Rockville, Montgomery County and the State of Maryland all manage the development of new community facilities through their respective Capital Improvements Programs (CIPs). The City's CIP is updated every year, budgeting for capital investments over a six-year period. The CIP program is guided by, among other documents, the City's CMP. The CIP should be consistent with the City's forward-looking master plan policies. Major capital projects planned for a facility are identified in this report during the discussion of that facility. In addition, the current approved City CIP is attached as Appendix B to this document.

Projected Population and Employment Growth

A key input to understanding the projected demand for facilities is the anticipated growth of the community. The City of Rockville prepares its forecasts of Population, Housing and Employment in coordination with Metropolitan Washington Council of Governments (COG). The current Round of forecasts, Round 9 will be approved by the COG Board in the fall of 2016. The forecasts reflect growth only within the current City boundaries, and does not account for any potential annexations.

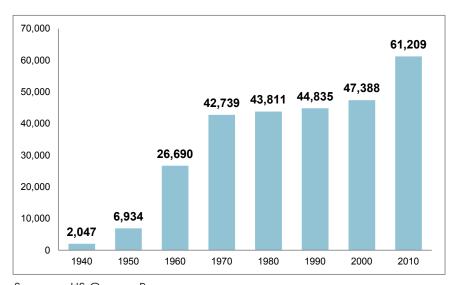
Rockville's population was 61,209 on April 1, 2010, according to the U.S. Decennial Census, which was a growth of 29.2 percent over the previous decade. As of July 1, 2014, the estimated population of Rockville was 65,937 (U.S. Census Population Estimates).

Figure 1: City of Rockville-Population and Household Forecasts



Source: MWCOG Draft Round 9 Forecasts, CPDS

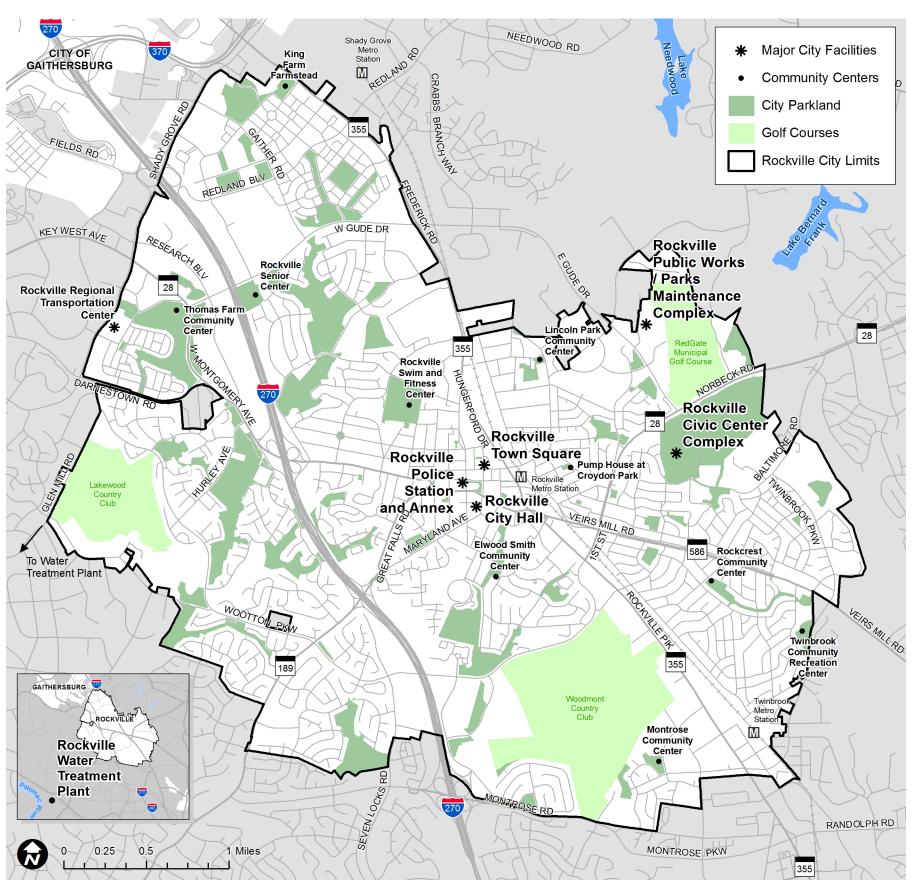
Figure 2: City of Rockville-Historical Population Growth



Source: US Census Bureau

Growth is expected to continue with the population projected to reach approximately 87,000 in 2040. The number of households in which the population lives is projected to increase from 25,199 in 2010 to 35,300 in 2040.

Figure 3: City of Rockville Major Facilities



Source: CPDS

City of Rockville Facilities

Rockville's municipal government owns and operates many community facilities throughout the city. These facilities are described in this section and include:

- Rockville City Hall
- Rockville Police Station and Annex
- Public Works/Parks Maintenance Complex
- The Rockville Regional Transportation Center
- Community Centers and other Related Facilities
- Rockville Town Square Facilities
- City Parks

As background information, the City of Rockville's Council-Manager form of government provides for the election of a Mayor and City Council to enact ordinances, levy taxes, appropriate funds, and to establish a municipal policy and the general direction of the City government. Day-to-day administrative activities are directed by the City Manager, who manages the staff that oversees a broad spectrum of services and various facilities throughout the City.

The City's Comprehensive Master Plan (CMP) as adopted in 2002 identified the goal of Community Facilities, under Chapter Seven (page 7-1), as "Continue to provide and enhance the City's community facilities." The CMP identifies long term community needs for public facilities.

Rockville uses its Capital Improvements Program (CIP) to implement plans for new facilities, expansion, renovation and maintenance. Every year, the CIP is updated to provide a 5-year funding plan that expresses the Mayor and Council's decisions.

Rockville City Hall

Rockville City Hall is a 53,000-square-foot facility located at 111 Maryland Avenue. It serves as the central administrative facility for the City government of Rockville. City Hall is the main public forum for the Mayor and Council, Planning Commission, Historic District Commission, Board of Appeals, and other boards, commissions and committees.

Departments that are housed fully or in part at City Hall include the City Manager's office, Community Planning and Development Services, Recreation and Parks, Public Works, Information and Technology, Finance and Human Resources. The offices of the City Attorney and the City Clerk are also in City Hall. The Printing and Graphics division of the City Manager's Office is housed in a 1,250-square-foot building known as the Bouic House located on the City Hall grounds, with the separate address of 126 South Washington Street.

A variety of services to the general public is offered at City Hall, including signing up for recreation programs, permits for construction and special events, bill-payment, planning and zoning applications, building inspections, information and applications for housing programs and general information about Rockville and the City government.

The Mayor and Council and many other Boards and Commissions meet at the City Hall, where the general public can interact with the elected and appointed officials and provide testimony.





Rockville City Hall, Public Works and Building Division counters

As the city's population and employment grow, it may be assumed that there will be increasing demand for municipal services and therefore more demand for staffing and space. For many reasons, however, there is no strict formula for projecting space and staffing needs into the future. In-house space demands are dependent on many factors that tend to change over time, which include (but are not limited to):

- Mayor and Council policy decisions regarding which services to offer, and to what extent.
- Outside regulatory requirements.
- The extent to which the City relies on outside contracting for its services.
- Management practices.
- Continued incorporation of new and changing technology.

As a result, it is unclear how long the space in City Hall will be sufficient to meet the staffing needs, and the 2002 CMP contains no policy statements in this regard. A major change was made in City Hall in 2012 when the Rockville Police Department moved to a new building (as discussed in the following section). Staff from the Public Works and Recreation and Parks departments now occupy the space in City Hall previously occupied by the police.

Rockville Police Station and Annex

Police services in Rockville are provided by the Rockville City Police Department, in conjunction with the Montgomery County Police Department (MCPD). Traffic enforcement along I-270 in Rockville is covered by the Maryland State Police. The Rockville Police Department provides 24-hour protection of the City, consisting of foot and car patrols, as well as bicycle patrols during warmer months.

The Rockville Police Department moved from City Hall in September 2012 and is now located at 2 W. Montgomery Avenue in a historic former post office building and a newly constructed addition. The move has permitted the department to expand its work space from approximately 10,000 square feet to approximately 26,000 square feet.

The City has a Memorandum of Understanding with Montgomery County, which also has policing authority in Rockville, outlining priorities and responsibilities for the City and the County. County Police District 1, located at 100 Edison Park Drive in Gaithersburg, serves Rockville and other parts of Northwest Montgomery County, though the resources of the entire County Department are available if needed.

As of March 2016, Rockville had 59 sworn officers serving the estimated population of 66,300 (Draft Round 9 forecasts), for a current ratio of 0.88 officer per 1,000 residents. In addition to the sworn officers, the Rockville Police department includes



Rockville Police Station in the former post office building

more than 30 administrative and support staff, in areas such as code enforcement, criminal investigations, parking and photo enforcements, public safety, community enhancement and others.

Rockville's projected population increase of approximately 20,000 residents by 2040 is expected to require an increase in the number of City police officers. There is no uniform national or regional standard for the ratio of police officers to the population, because crime rates and officer needs vary by different geographies and in different contexts. If the city were to maintain its current ratio of 0.88 officers per 1,000 residents, there would be a need for an additional 18 City officers by 2040, which could be accommodated in the newly increased work space. Whether this ratio continues to be appropriate will depend on regular evaluations of the adequacy of service delivery, especially as conditions change. Many other factors are involved in determining the appropriate levels of City police officers, including population densities, crime rates, technology, the built environment, policing strategies, county staffing levels and others. The relevant statement in the 2002 CMP is (p. 7-5) "Maintain adequate public safety facilities to support the required level of services."

Public Works and Parks Maintenance Complex

The Public Works and Parks Maintenance Complex, located at 14625 Rothgeb Drive, houses staff from various divisions of the Departments of Public Works, Recreation and Parks and Finance. Examples include Fleet Services, Operations and Maintenance, and others. This complex is the central staging location for services such as refuse collection, snow plowing, storm water management, forestry and horticulture services and emergency response. Other services offered here include

maintenance of streets and sidewalks, water/sewer systems, parks, athletic fields and city facilities.

Modernization and expansion of the Public Works and Parks Maintenance Complex is underway. In 2008, renovations completed included the construction of a new salt barn, a storm water management facility and increased parking. The second phase, which is now also completed, included the construction of a new 20,000-square-foot modern fleet services building, and other renovations and upgrades. Future improvements to the facility, such as new buildings, have been discussed but are not programmed at this time.

The City expects that the expansion of the facility will meet the space needs of additional staff, vehicles and equipment for the foreseeable future.

The Fleet Services Division of Public Works is responsible for preventive maintenance checks and services of City vehicles and equipment, managing the City's fuel services, research and acquisition of new and also retiring of vehicles and equipment. Funding for City fleet services is through the City's General Fund and Capital Improvement Fund and the department follows a vehicle/equipment life cycle plan and maintains a replacement schedule. With the projected population increase, it is expected that the vehicle and equipment needs will increase. The vehicle and equipment schedule for replacements and additions is reviewed annually as a part of the City's five-year CIP. Over the past five years (FY 12-16), annual vehicle replacement costs average about \$1,200,000.

The 2002 CMP contains no policy language regarding this facility, including any guidance on how to address the



Public Works and Parks Maintenance Complex

potential needs for additional staff, vehicles and equipment to serve a growing city.

Rockville Regional Transportation Center

The Rockville Regional Transportation Center located at 521 Fallsgrove Drive, is a 1,200-square-foot space that is owned by the City. It's original purpose was to provide transportation information for commuters, such as bus schedules, bike route maps, and brochures on alternate modes of commuting, and would serve the 2002 Transportation CMP goal (p. 4-22) to "Promote a transportation system that is multi-modal, accessible and friendly to all users." To date, it has never fulfilled that function and is not currently in use.

Rockville Staffing Trends

Rockville staff provides key services to a variety of customers and stakeholders including residents, businesses, property owners, contractors, and others. In FY 2016, the City is served by a total full-time staff of 518 employees. The following table lists historical staffing for full time staff in the City since the year 2000. The City population increased by approximately 18,900 residents from 2000 to 2015. In 2000, there was 1 City employee for every 96 city residents. In 2015, the ratio was 1 employee for every 127 city residents. Rockville's projected population increase of approximately 21,000 residents (Figure 1) by 2040 will increase the need for services and facilities. Per CPDS forecasts, population is estimated to grow to approximately 87,000 residents in 2040.

As discussed later on in the document, process improvements and new technologies often result in gaining more efficiencies, and adding more people at this rate is not intended as a recommendation, but to provide context. However, the addition of staff overtime leads to space and facility needs which are discussed in more detail in the following pages.

A challenge for long term planning is that there is no standard per-capita formula for determining staffing needs as the population increases. Many factors are involved in determining the appropriate levels of City staffing, including the economic health of the City, Mayor and Council policy decisions on what services to offer, regulatory requirements, management practices, population densities, changes in technologies and others. Assuming that the current ratio of

employees to population remains constant at 1 to 127 through 2040, the projected increase of Full Time Equivalent (FTE) staff would be 685, an addition of 166.

The City currently does not produce programming plans for space, equipment or staff that includes projections for growth, beyond the 5-year Capital Improvement Program (CIP) period.

Table 1: City of Rockville Staffing

Fiscal Year	FTE Staff	City Donulation	Ratio
	 	City Population	
2000	491.7	47,388	96
2001	507.2	49,834	98
2002	515.4	52,280	101
2003	523.6	54,726	105
2004	526.8	57,172	109
2005	529.4	59,618	113
2006	524	59,833	114
2007	531.3	60,242	113
2008	535.5	60,731	113
2009	553.4	61,201	111
2010	555.1	61,209	110
2011	539.8	62,052	115
2012	537.1	63,250	118
2013	526.8	64,072	122
2014	521.6	65,937	126
2015	519.3	66,300	127
2016	518	Not available from Census	
2040 (estimated)	685	87,000	127

Sources: Population numbers for 2001-2009 from CPDS, Round 7.2 Forecasts; Estimated 2015 and 2040 population per draft Round 9 Forecasts; 2000 and 2010 Population Numbers from the 2010 Decennial Census; 2011 to 2014 Population numbers from Census Population estimates, future years not available from Census; FTE staff numbers are from Rockville's Finance Department

Community Centers and Other Related Facilities

In addition to the City's administrative and governance functions, the City operates multiple facilities that serve community functions. The City has a wide range of community centers of various sizes and ages, and with a different set of features and uses. In addition, some communities (such as Rockshire, Fallsgrove and King Farm) have their own private facilities that serve the community.

Chapter 6 of the 2002 CMP discusses these facilities. It defines the central goal of Recreation, Parks and Open Space (p. 6-1) as follows: "To promote participation by all Rockville citizens in diverse, interesting and high quality recreational and leisure opportunities in safe, modern and well-maintained parks and facilities." Established policies are:

- 1. Provide high quality, accessible and affordable recreation and cultural services including the following areas: parks, facilities, programs, environment, urban forestry and special events.
- 2. Ensure that sufficient indoor and outdoor facilities are available to meet the space needs for recreation, arts and community programming.
- 3. Provide an exemplary park system that exceeds national acreage standards and offers a diversity of geographically distributed facilities and amenities.
- 4. Offer diverse recreational, educational, social, cultural and community activities for all ages with quality leadership in safe, pleasant environments.
- 5. Undertake ongoing planning and development functions.
- 6. Pursue opportunities for partnerships in all service areas.

In 2010, the Mayor and Council approved the City of Rockville's Parks, Recreation and Open Space (PROS) Plan¹. The PROS Plan is a long-range policy document that sets overall direction in terms of goals and objectives for parks and recreation in the City of Rockville for the next 20 years. The PROS Plan described the parks and recreational facilities and discussed the relevant issues and adequacy of parks and open spaces in detail. The PROS plan has not been formally adopted as a part of the Comprehensive Master Plan.

Recommendations of the PROS Plan include obtaining funding for land acquisition and focus on areas of greatest need, especially East Rockville, Twinbrook, Town Center and

1 http://www.rockvillemd.gov/DocumentCenter/View/1487

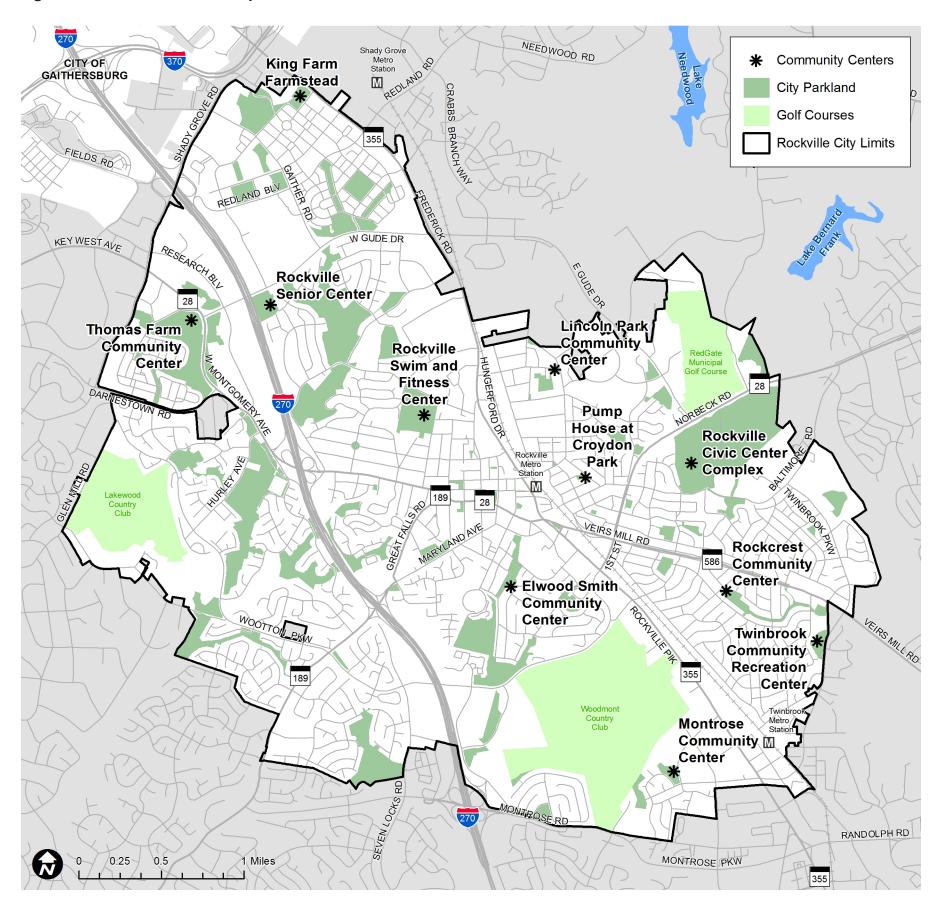
Rockville Pike. The Plan supports shared use of facilities rather than developing centers for specific age groups, enhancing the smaller community centers, and continuing to "reinvent" recreation facilities. It also emphasized the importance of paying attention to maintenance of existing centers, and that adequacy of public parks and facilities will continue to be evaluated based on changing population numbers and demands.

Rockville's Department of Recreation and Parks operate the following community centers and other related facilities:

- Rockville Senior Center
- Rockville Swim and Fitness Center
- Rockville Civic Center Complex, which includes:
 - Glenview Mansion and Cottage
 - F. Scott Fitzgerald Theatre and Social Hall
 - John G. Hayes Forest Preserve
 - Croydon Creek Nature Center
 - Public Works Construction Inspection Division and Storage Facility
- Lincoln Park Community Center
- Thomas Farm Community Center
- Twinbrook Community Recreation Center
- Elwood Smith Community Center
- Montrose Community Center
- Pump House at Croydon Park
- Rockcrest Community Center
- King Farm Farmstead

Community centers and related facilities are located in Cityowned parks as shown in Figure 4. An overview of the community centers as listed above is provided as follows. Parks are discussed in the next section of this document.

Figure 4: Rockville Community Centers and Parks



Rockville Senior Center and Park

The Rockville Senior Center, located at 1150 Carnation Drive, was originally built and operated as a Montgomery County elementary school. When the school closed, the City took ownership of the property and began operating it as a Senior Center in 1983.

It currently serves as the central location for community-based programs and services to assist those ages 60 and older. In 2012 a 6,000-square-foot addition was added to upgrade the health and fitness facilities and the administrative offices, consistent with the 2002 CMP direction (p. 6-12) for "...expanding the fitness room." The building is now 37,000 square feet and houses an all-purpose/banquet room, kitchen, craft room, woodworking shop, ceramics room, computer lab, library/lounge, gift shop, thrift shop, game room, classrooms, two exercise rooms, fitness room with exercise equipment, locker rooms, restrooms and administrative offices. The Center also hosts City programs, meetings and community activities and is available for private rentals.

The Senior Center building is located in a 12.1-acre City park, with features such as a gazebo, play equipment, basketball courts, picnic tables and others.

Rockville senior population, ages 65 and older, was 14% of the total population per the 2010 Census. It has been projected to increase to approximately 17%, representing an increase of 5,000 seniors in 2040. The PROS Plan recommended that



Rockville Senior Center Park artwork

the City meet the anticipated increased demands for senior population by incorporating programs among different facilities, thereby maximizing the use of existing facilities throughout the City.

The 2002 CMP (p. 6-12) states that "A comprehensive assessment of senior needs and issues should be conducted on a 5-year interval to provide input to housing, transportation, and recreation service directions." The City is currently in the process of conducting a "Senior Needs Assessment Study and Gap Analysis" to look at issues, trends and future demands for senior services and the growing population of aging baby boomers. The findings from the study will help in establishing programs and policies that will help the senior population.



Rockville Senior Center cultural program



Rockville Senior Center entrance

Rockville Swim and Fitness Center and Welsh Park

The Rockville Swim and Fitness Center is located at 355 Martins Lane adjacent to Welsh Park. The 36,090-square-foot facility contains two indoor, three outdoor pools; a spa; a fitness and exercise room; and a meeting room.

The indoor area includes two lap swimming pools and a 15-person hydrotherapy spa. The outdoor area includes a 50-meter Olympic sized lap pool with diving boards, a large free-form recreation pool with waterslide, a special "tot" pool with fountains, and an interactive "Sprayground." The indoor locker rooms include locker and shower space and a sauna. An outdoor snack bar provides light meals, snacks and drinks during the summer season. A bathhouse with restrooms and changing facilities is provided for the outdoor pools, which was rebuilt in 2013.

The fitness facility (2,500 square feet) opened in 2009 and includes an exercise room and modern equipment. A new 1,500-square-foot meeting room also opened at the same time and is suitable for community meetings and private events. This room includes a kitchenette and an adjustable partition to create separate spaces.

The PROS Plan recommended, as does the 2002 CMP, that the City continue to review and upgrade the facility through the annual budget process. The PROS Plan also recommended an inflatable structure over the outdoor fitness pool, which is consistent with the 2002 CMP statement (p. 6-12) that the City should continue "exploring ways to utilize the outdoor fitness pool for use during the winter..." No such structure has yet been put in place.

Adjacent to the swim center is Welsh Park, with softball and soccer fields; basketball; volleyball and tennis courts; and picnic areas. Also located within Welsh Park is the Rockville Skate Park, built and operated by the City for in-line skaters and skateboarders. During the public participation process for the PROS plan, when commenting on the skate park, there were recommendations for smaller "skate spots" as less structured spaces for individuals to skateboard, with priority areas recommended in East Rockville, Twinbrook/Rockville Pike and the western parts of the City. No actions have yet been taken in this regard. The 2002 CMP plan simply notes that the Skate Park was recently opened, in 2001.



Rockville Swim Center

Rockville Civic Center Park and Complex

Located at 603 Edmonston Drive in Rockville, the Civic Center complex contains 153 acres. The main facilities include:

- Glenview Mansion and Cottage
- F. Scott Fitzgerald Theatre and Social Hall
- John G. Hayes Forest Preserve
- Croydon Creek Nature Center
- Public Works Construction Inspection Division and Storage Facility

The majority of land and buildings in Rockville Civic Center Park and Complex, with the exception of John G. Hayes Forest Preserve, was designated as a Historic District in 2011 and is a part of the City of Rockville's parks system.

The 2002 CMP provided no policy guidance regarding the facility, other than that the climbing gym, which was then in operation within the Civic Center complex, would need to be upgraded to meet the demands of primary users (p. 6-11). That facility has now been closed.

The specific features within the Civic Center are described as follows:

Glenview Mansion

Glenview Mansion and Cottage

Glenview Mansion is an elegant 1926 home included on the National Register of Historic Places because of its significant architecture and formal gardens. This 25-room mansion is 24,483 square feet and hosts public and private events throughout the year. The first floor is furnished with comfortable seating areas for guests. The second floor is home to the Glenview Mansion art gallery, and two conference/meeting rooms. Adjacent to the mansion is a 2,145-square-feet cottage that is used to host smaller groups of 20 or fewer. The formal gardens are available to support events held in the mansion.

F. Scott Fitzgerald Theatre and Social Hall

The 446-seat F. Scott Fitzgerald Theatre (24,100 square feet) is used for large conferences, performances, lectures and ceremonies. The lobby provides a grand area for receptions, concessions or product displays. Beneath the theatre is the Social Hall, a large multi-purpose room that can accommodate a wide assortment of activities, including 200 people standing or 150 at a sit-down event.

The Social Hall, renovated in 2013, includes a food service area. The Social Hall is only available when the theatre is not in use, or when the event room use relates directly to the theatre event.



F. Scott Fitzgerald Theatre and Social Hall

Croydon Creek Nature Center

The 7,250-square-foot Croydon Creek Nature Center is located at 423 Avery Road, within the Civic Center complex. The Nature Center is adjacent to the John G. Hayes Forest Preserve, an open meadow area and a creek with a variety of wildlife. The center is open to the public and entrance is free. There are a variety of environmental education programs offered for children, families, and adults. The Center's school programs meet Montgomery County Public School system's curriculum and incorporate educational activities. Main features of the center include the following:

- The Discovery Room contains animals (such as snakes, turtles and amphibians) that live in and around Rockville. Hands-on activities, books, and puzzles are available for educational as well as entertainment purposes. The Exhibit Room includes changing exhibits allowing visitors to observe and identify birds of different species.
- Nature Center Explorations is a program for indoor and outdoor activities. Field trips are offered to view the weather station, or to take a walk to discover the meadow, forest and stream.

• Trail maps are available to guide visitors through the John G. Hayes Forest Preserve, adjacent to the nature center. The lower level room offers a permanent exhibit of the local Rock Creek watershed John G. Hayes Forest Preserve.

John G. Hayes Forest Preserve is a 100-acre forest preserve with trails, adjacent to the Nature Center.

Public Works Construction Inspection Division and Storage Facility

On the grounds of the Civic Center Complex is a 5,000-square-foot building, which houses the offices for the Construction Management Division of the Department of Public Works (DPW). The facility also functions as a storage facility for the City. There are nine full time public works construction inspectors at the facility. There are no funded long-term plans to relocate the staff to another facility, or any major growth projections of staff.

Appendix B lists the CIP projects that are funded for the Civic Center Complex, and include improvement related to ADA parking compliance and others.



Croydon Creek Nature Center

Lincoln Park Community Center and Isreal Park

Lincoln Park Community Center (LPCC) is a 12,516-square-foot facility located at 357 Frederick Avenue, within the 6.7-acre City-owned Isreal Park.

The Center includes a multipurpose room, computer lab, game and snack room, gymnasium, fitness and weight room as well as offices. In 2013, the gymnasium was upgraded with a new floor, backboards, HVAC system and scoreboards and more. Current programs at the LPCC serve all ages of the community and the broader city, and include after-school programs, family and special events.

Facilities available at Isreal Park include play equipment, baseball fields, basketball courts, tennis courts, gazebo, picnic tables, shelters and rest rooms.

The 2002 CMP calls for expanding programs to serve all ages, and upgrading and promoting the facility (p. 6-11). The 2007 Lincoln Park Neighborhood Plan does not provide any specific recommendations for the facility. The PROS plan recommends making better use of the facility.

Twinbrook Community Recreation Center and Park

Twinbrook Community Recreation Center is a 13,500-square-foot facility, located at 12920 Twinbrook Parkway within the 9.2-acre Twinbrook Park.

The community center includes gymnasium, computer lab, fitness room, rentals for business and parties and services for seniors. In addition to the community center, there is a 2,240-square-foot annex-building with a multipurpose room, kitchenette and rest rooms. Twinbrook Park includes play equipment, lighted basketball and tennis courts, volleyball courts, park benches and trails.

The center currently provides various activities and classes for families and seniors, rental space, drop-in sports, a fitness center, and after-school programs.

The Twinbrook Neighborhood Plan (p. 65), adopted in 2009, recommended exploring the feasibility of expanding the Twinbrook Community Recreation Center.



Lincoln Park Community Center



Twinbrook Community Recreation Center

Thomas Farm Community Center and Fallsgrove Park

Thomas Farm Community Center, located at 700 Fallsgrove Drive, opened in 2009, consistent with the 2002 CMP's call for its construction (p. 6-13). It is the City of Rockville's first community center west of Interstate 270. The 18,096-square-foot community center is located within the 30.66-acre Fallsgrove Park.

The center offers classes for all ages, rental space, dropin sports, fitness center, special events, teen after-school program, lounge, an art gallery and game room. Other amenities include a full-size gymnasium (with bleachers for spectators) suitable for basketball, volleyball, indoor soccer, badminton, classes and special events. Also available is a game room, multi-purpose rooms with a kitchenette and outdoor patio. The kitchenette has microwaves, a refrigerator, an ice machine and a warming oven.

A fitness center with cardio and strength equipment, rest rooms, showers and lockers is a part of the facility. The center includes a large gallery, lounge and reception area, often featuring works by local artists. Computers with internet access are available for use by members. Programs such as fitness, arts, wellness and enrichment classes, holiday celebrations, seasonal activities and others are currently offered at the Center.

Thomas Farm Community Center

In addition to the community center, Fallsgrove Park includes play equipment, shelters, picnic area, grills, benches, garden plots, tennis courts and the Millennium Trial, several other walking and hiking trails and also an outdoor community garden.

During the Fallsgrove development approval, a portion of the park was delineated as being reserved for an elementary school, should it be needed. Montgomery County Public Schools has, as of this report, indicated no current or nearterm plan to build this school.

Elwood Smith Community Center and Park

Elwood Smith Community Center is a 3,400-square-foot facility located at 601 Harrington Road within the 7.5-acre Elwood Smith Park. The community center is available for rentals and includes a kitchen, office and a multipurpose room that can be divided into two rooms, and other facilities. Rockville's Department of Recreation and Parks offers specific programs at the center. The park serves the neighborhood with play equipment, a baseball field, a basketball court, park benches, grill, hiker/biker trail and other outdoor facilities for community use. The PROS Plan recommended that Elwood Smith Community Center be expanded to include a gymnasium.



Elwood Smith Community Center

Montrose Community Center and Park

Montrose Community Center is a 3,300-square-foot facility located at 451 Congressional Lane in a 5.7-acre park. The community center includes a kitchen and restrooms. The center is currently used as a child care facility, and summer playground location. The outdoor area serves as a neighborhood park and includes play equipment, a baseball and a soccer field, three lighted basketball courts, two lighted tennis courts, volleyball court, picnic facilities and other amenities. Utilization of this park will need to be monitored closely as it is the closest City park to the area of population growth in the Rockville Pike Corridor. The PROS Plan recommended that the Montrose Community Center be expanded to include a space for a gymnasium and space for other programs.



Montrose Community Center

Pump House at Croydon Park

The 1897 Pump House is a significant historical landmark in Rockville located at 401 South Horners Lane on a 1.2-acre site. The Pump House was once known as the "Rockville Electric Lights and Water Works." The building and park were the centerpiece of the City's first public water system and supplier of electricity for street lights and private homes.

The historic Pump House received a full interior and partial exterior renovation during 2010 and is now a 2,700-square-foot facility. Renovation of the building, while keeping the historic features, included repointing of the brick walls, updated landscaping, restoration of the cupola, moving the electrical units from the front of the building and installing new energy-efficient exterior doors and windows, which were restored to their original height and openings and fitting the existing masonry openings. Installation of new lighting, upgraded insulation throughout the building, ceiling fans, upgraded power and compliance with the Americans with Disabilities Act provide for easy access in an environmentally friendly building.

Croydon Park also serves as a neighborhood park with play equipment, basketball courts, picnic tables, benches and other amenities. The PROS Plan suggested enhancing smaller community centers such as the Pump House and using them more broadly to support other programs to help meet demands. Currently the facility is used for specific city programs, summer camps and neighborhood events.

Pump House at Croydon Park



Rockcrest Community Center and Park

Rockcrest Community Center, located at 1331 Broadwood Drive, is a 2,000-square-foot facility within the 7-acre Rockcrest Park. The community center is predominantly used as a ballet studio.

Rockcrest Park serves as a neighborhood park. Facilities at the park include a picnic area, play equipment and two basketball courts. A multipurpose path connects the center to various city neighborhoods.

As with other smaller community centers, the PROS Plan recommends enhancing Rockcrest Community Center to support more programming. The Twinbrook Neighborhood Plan, adopted in 2009, recommended that the use of space at Rockcrest Community Center be reviewed as a part of any related CIP project to determine the most appropriate use that meets the community's current and future needs.



Ballet class at Rockcrest Park

RedGate Golf Course

Located at 14500 Avery Road, RedGate Golf Course is a 130-acre, 18-hole City-owned championship course in operation since 1974. RedGate, formally considered to be a city park, is open throughout the year and offers golf for all levels and includes a driving range, putting green, a pro-shop and grill and snack bar. Lessons are available from its professional teaching staff. RedGate is currently leased from the City and managed by Billy Casper Golf Management.

The 2002 CMP makes only a general statement (p. 6-11) that, in order "to remain competitive and continue to provide 'private club' conditions, the course will need continual maintenance and upgrading in accordance with environmentally sensitive maintenance practices." Changing management to a private operator was an attempt to meet this goal, as well as to put the course on a more financially sustainable direction. The PROS Plan recommendations for the RedGate Golf Course include:

- Continue to operate RedGate Golf Course as one of the major PROS assets within Rockville parks system.
- Retain RedGate as a PROS resource if it ever stops operating as a golf course.



RedGate Golf Course

Beall-Dawson Historic House and Park

The Beall-Dawson House is a 5,750-square-foot 2½-story City owned historic home located at 103 West Montgomery Avenue. Adjacent to the house is a 1,000-square-foot library also owned by the City, at 1 W. Middle Lane. Both buildings were built in early 1800's and are located on the 2.9-acre Beall-Dawson property. The Beall-Dawson property originally extended from Montgomery Avenue West to Forest Avenue and north to Martins Lane.

The buildings currently serve as the headquarters of the Montgomery County Historical Society, which maintains the house as an early 19th century period historic house museum. The City maintains the exterior and the grounds. The house includes the Stonestreet Museum of 19th century medicine, a one-room replica of doctor's office at that time, with medical and pharmaceutical tools, and furniture and books from the 19th and early 20th centuries. The house also includes indoor slave quarters, and two rooms with changing exhibits of local history. The Beall-Dawson grounds also include a historic cemetery.

The 2002 CMP cites (p. 6-12) the importance of implementing the remaining components of the 1998 Historic Landscape Study and Master Plan. This work has now been completed.

King Farm Farmstead

King Farm Farmstead and Park is located at 1600 Frederick Road in the northeast corner of the King Farm neighborhood near Route 355. The 7-acre property includes two large dairy barns, a garage, the main farm house, a community garden and several additional smaller buildings. It was dedicated to the City for use as a public park.

The King Farm Farmstead was designated as a Historic District in 2006 and is part of the City of Rockville parks system. Because of this designation, any changes to it will need to be approved by the Historic District Commission.

Formerly the largest farm in the area, much of the original farm has long since been sold off and developed. The character of the site and buildings coupled with the adjacent residential units offers great development potential, but the City has not yet found a suitable use for the property. An advisory committee has been established by the Mayor and Council to discuss options consistent with the 2002 CMP statement (p. 6-13) that "Adaptive re-use of the buildings and site will be determined with public input." FY2016 CIP has funds designated for improvements (See Appendix B) to the barn.

Beall-Dawson House



King Farm Farmstead Dairy Barns



Rockville Town Square Facilities

Rockville Town Square is a 12.5-acre area within the broader Town Center area. The mix of uses at this location reflects implementation of the first phase of the Rockville Town Center Master Plan, as adopted by the Mayor and Council in 2001, and reinforced in the 2002 CMP (p. 12-5). The City of Rockville's participation in a public-private redevelopment project resulted in the City's obtaining a series of ownership interests. In addition to the City facilities discussed below, the Rockville Memorial Library is another key component of Town Square. As it is a County-owned facility, it is discussed in the County section of this document.

Town Square Plaza

The center of Town Square is the Town Square Plaza, which is a City park. It includes seating, an artificial turf area, an interactive fountain that is used during warm seasons, and a pavilion. The Plaza is the location of events, festivals and activities throughout the year. During approximately one-half of the year, there is a stage in the pavilion for performances. In the winter months, an outdoor ice skating rink covers a large portion of the Plaza, and the pavilion is used for skating rentals and operations. The City has an agreement with Federal Realty Investment Trust (FRIT), permitting FRIT to manage and maintain the plaza, with the exception of the fountain.

Town Square Garages and Blocks

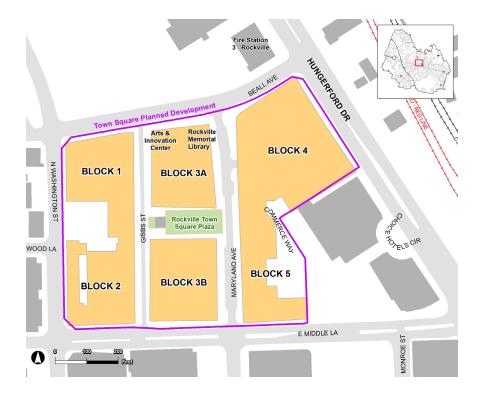
The City of Rockville owns the public portions of three parking garages that contain both public and private sections. The public garages serve general public uses, with a total of 973 spaces. The City has leased the management and operations of the City owned garages to FRIT.

Each garage is part of a "block" that consists of residential units, retail/restaurant space and parking. The blocks are called Block 1/2, Block 4 and Block 5. Ownership of each block is in a condominium structure, in which retail/restaurant and residential portions (including the private parking associated with the residential portions) are privately owned, and the public parking is owned by the City. Common areas of the blocks (e.g., electrical rooms, service hallways, etc.) have shared ownership, in proportion to the use by each owner. A feature of Town Square is that the sidewalks are not in the City "right of way," but are instead common elements of the



Rockville Town Square Plaza

Figure 5: Rockville Town Square



ownership of the blocks to which they are adjacent.

Each block is managed by a condominium association consisting of the owners. An annual budget is developed for each condominium block, including each owner's annual dues to the association to cover costs. The City's share must be approved by the Mayor and Council as part of its budget process.

Arts and Innovation Center

The Arts and Innovation Center (AIC), located at 155 Gibbs Street in Rockville Town Square (Block 3A), is a five-story condominium building located next to the Rockville Memorial Library in Rockville Town Square, and was part of the Town Square mixed-use public-private development project. The AIC consists of four uses; retail on the ground floor, a visual arts center on the second and third floors, an "incubator" for startup business on the fourth and fifth floors and a rooftop event space.

The City of Rockville owns the second and third floors, the rooftop event space, one of the ground-floor retail units, and a proportionate share of the common areas of the block. The other ground floor retail space is privately owned, and the business incubator, which is managed by Montgomery County Department of Economic Development, is owned by



Arts and Innovation Center in Rockville Town Square

the Maryland Economic Development Corporation (MEDCO).

The City leases the second and third floors, plus the retail space that it owns, to VisArts at Rockville (Metropolitan Center for the Visual Arts at Rockville). VisArts contains a main gallery featuring national and international high-quality works, a community gallery for local and regional artists and a children's gallery for hands-on discovery. The second floor houses between 13 and 18 artists' studios as well as a visiting artist. It also contains a 2,500-square-foot events room, which includes an open area for lectures and meetings. The third floor contains teaching studios for ceramics, glass, printmaking, woodturning, painting, drawing, photography and children's art, as well as a digital lab for film and animation and administrative offices.

The Rockville Rooftop Terrace, also owned by the City, is an open-air terrace and event space and is available for rent. This space accommodates up to 250 guests and includes a catering kitchen, and rest rooms. The Rooftop Terrace is available to private groups or businesses, nonprofit groups and Rockville residents.

The Rockville Innovation Center, also in the AIC, is a Montgomery County business incubator. It includes 23,000 square feet of flexible office space on the fourth and fifth floors, accommodating several international, professional service and advanced technology companies in 45 offices and office suites. The Center includes two conference rooms, two full kitchenettes and lunch rooms.

The AIC is managed by the Block 3A condominium association, which consists of the owners. An annual budget is developed for the block, including each owner's annual dues to the association to cover costs.

City Parks and Facilities

The City of Rockville owns a wide variety of parks, many of which include both passive and active portions that are managed by the Department of Recreation and Parks. Passive parks are defined as those park spaces that allow for informal recreational activities such as walking, picnics and unstructured play. Active parks are those spaces that are more formalized to a specific activity such as ball fields, soccer, football, softball, tennis, basketball courts, playgrounds,

pavilions, etc. Any community needs a mixture of both of these types of parks to adequately meet the needs of the residents. The 2002 CMP states (p. 6-7) that "The current near 50-50 balance between passive open space and active park areas with recreational amenities should be maintained as the park system is expanded." This approach was taken in the development of the newest large-scale parks, in Fallsgrove and King Farm.

The City of Rockville's Parks, Recreation and Open Space (PROS) Plan, noted that the goal of Rockville's Department of Recreation and Parks is to maintain a ratio of 18 acres for every 1,000 residents. The 2002 CMP recommends that this standard continue to be exceeded (p. 6-7, Recommendation 3). The total acreage of public open space in the City of Rockville as of September 2015 was approximately 1,105 acres. With an estimated population of 66,300 in 2015, the City needs 1,188 acres of parks to maintain that goal and is currently deficient by approximately 83 acres. As the city population grows, without adding significant amounts of new land, this goal will be increasingly difficult to meet. Per the draft COG Round 9 projections, Rockville's population is projected estimated to increase by approximately 21,000 persons from 2015 to 2040 in the city. To maintain the goal, the City would have to add over 457 acres to its inventory of parks.

The CMP stated that the overall goal is "to ensure that some type of park or recreational facility is within one-quarter mile (walking distance) of every resident" (p. 6-4). Figure 6 shows the places in the City that are deficient in meeting the goal.

The full list of recommendations for Parks and Facilities in the 2002 CMP are (p. 6-7):

- 1. Continue to preserve, protect and provide high quality maintenance for City parks, grounds, forests and facilities.
- 2. Continue to implement the coordinated Bikeway Master Plan.
- 3. Continue to exceed the national parkland provision standard by maintaining 18 acres/1,000 population.
- 4. Require allocation of 20% of development area for parkland. The requirement should provide appropriate payment-in-lieu only if the allocation of parkland is not feasible or desirable.
- 5. Prepare a Park, Recreation and Open Space (PROS) plan for all major developments and redevelopments. Open space and recreational amenities must be provided

- commensurate with the scale of the proposed development.
- 6. Maintain a balance between the development of parkland for active uses and the preservation of natural open space and stream valley systems.
- 7. Pursue parkland acquisition with emphasis on acquisition of parcels that are contiguous with existing parkland, forested, or otherwise environmentally sensitive.
- 8. Establish an Urban Park category within the park classification system.
- 9. Accomplish watershed management within parks without serious compromise to existing recreational amenities and other environmental priorities such as forest retention whenever possible.
- 10. Continue to employ current technology and environmentally sensitive practices in park maintenance.
- 11. Promote environmental awareness, education, stewardship, preservation, and the value of parks as natural resources.
- 12. Seek opportunities to acquire land and create mini-parks to serve as green oases, particularly within neighborhoods or other areas where adequate parkland does not exist.
- 13. Promote tolerance and coexistence in all wildlife policies.
- 14. Exceed the minimum standards in the Environmental Guidelines where possible.
- 15. Consider environmental priorities in park and facility development and redevelopment planning.
- 16. Acquire parkland to meet the goal of providing a park within safe walking distance of every resident.
- 17. Develop master plans for each park to guide long range park planning.
- 18. Connect future parks, wherever possible, with existing local and regional park systems to provide continuous greenways for wildlife habitat, hiking, biking and other activities.

CMP recommendations of the PROS Plan include:

- Acquire additional park and open space land, including 25 to 30 acres within the Rockville Pike Neighborhood Plan study area by 2030. East Rockville, Twinbrook and Town Center areas were also identified as those with greatest needs for park facilities.
- Develop a citywide open space plan to bring together into a single vision greenways, connections, and potential open spaces in the City.
- Develop a long-range plan for each existing and new park.
- Address parks needs from the supply versus demand

needs analysis: two new dog parks; up to two artificial turf fields for multipurpose use; two to four picnic areas; eight playgrounds including, possibly, a multigenerational playground; two to three skate spots; an inflatable dome over the swim center outdoor fitness pool; and one new outdoor volleyball court are recommended.

- Support additional community gardens (plots) on Cityowned land.
- Adequacy of public parks facilities will continue to be evaluated based on changing population numbers.

For purposes of comparison, Montgomery County's Park, Recreation and Open Space (PROS) Plan¹ adopted by the County in July of 2012 also recognized that acquiring park sites will become increasingly difficult because of competition with other land uses. The County PROS plan revised the Park Classification system to include two new categories, one under Countywide and the other under Community Use. Those parks under the Countywide category would serve the entire urban area, such as the sector plan, whereas the parks in the Community Use category would serve a segment of an urban area, such as a neighborhood, a center, or a district. A new category Urban parks, that range in size from 1/2 acre to an acre was proposed to serve areas with high population densities, mixed-use and transit oriented development.

 $1 http://www.montgomeryparks.org/PPSD/ParkPlanning/Projects/pros_2012/documents/2012.PROS.Plan-final.10.19.12.pdf$

The Montgomery County PROS Plan also cautioned against the approach of establishing a standard acreage per thousand residents, and recommends sizing civic greens according to the overall future density of a master plan or a sector plan.

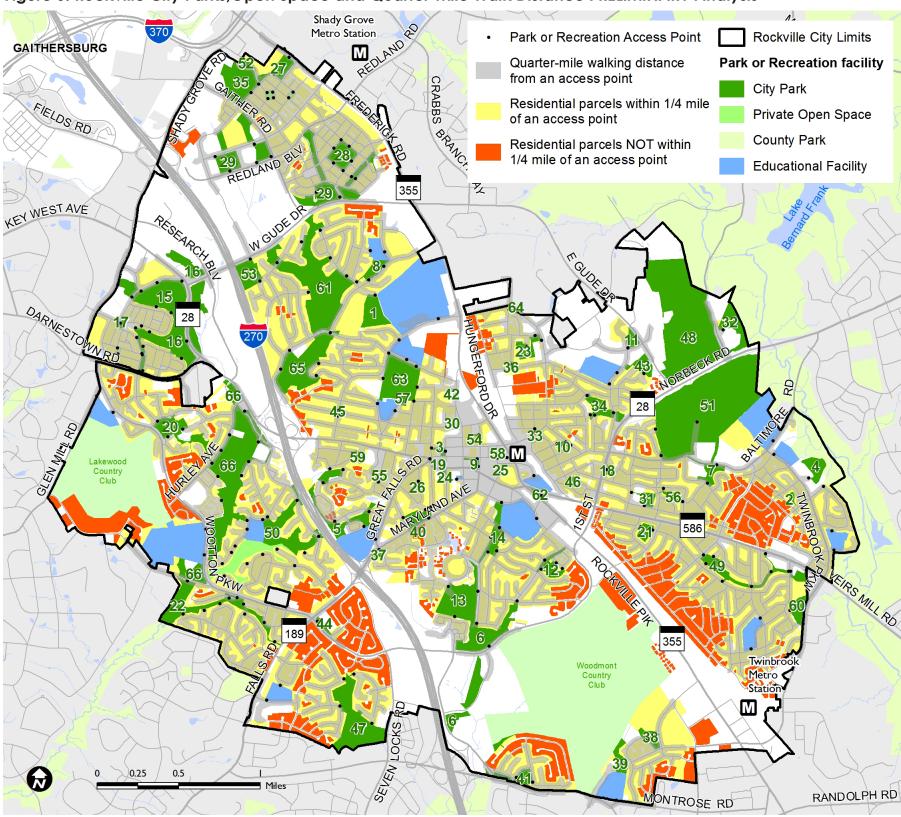
Besides City-owned open space and park facilities, Rockville residents have easy access to properties that serve park functions and are owned by Montgomery County Public Schools (MCPS) within and outside city boundaries. MCPS operates 16 schools within the City with recreational facilities available to the public that include ball fields, tennis courts, gymnasiums, playgrounds and basketball courts and other features. The Montgomery College campus has several athletic fields and recreational facilities that are open to the public. Together, these sites provide approximately 164 acres (PROS Plan).

Adjacent to the City limits is the Rock Creek Regional Park, which covers approximately 1,800 acres. Other Montgomery County owned parks, such as Cabin John and Muddy Branch Regional Parks, are all accessible to Rockville residents. Private, nonprofit and commercial recreational facilities also help meet the needs of City residents and are also discussed in detail in the City of Rockville's PROS Plan.



Rockville City Park (Fallsgrove)

Figure 6: Rockville City Parks, Open Space and Quarter-Mile Walk Distance PRELIMINARY Analysis



Note: The numbers on this map correspond to the names and descriptions of the parks on Table 2, City of Rockville Parks. The CMP stated that "the overall goal is to ensure that some type of park or recreational facility is within one-quarter mile of every resident". Figure 6 shows the walking distance to parks from residential parcels and places within in the City that are deficient in meeting the goal. Field work continues to refine the map, which has been produced by GIS modelling.

Table 2: City of Rockville Parks
The following table lists the parks and public open space in Rockville and related amenities.

ID	Park Name	Acres	Primary Amenities
1	Anderson Park	14.09	Open Space
2	Autre-St.Mary's Park	1.37	Neighborhood park with forest and open space, Historic Cemetery and memorial park
3	Beall-Dawson Historic Park	1.45	Citywide park with landscaping, benches, parking
4	Broome Athletic Park	8.29	Athletic park with restrooms, play equipment, gazebo, play equipment, softball, tennis, basketball, benches, bleachers, parking, lighted fields and courts concession stands
5	Bullards and Rose Hill Stream Valley Park	16.89	Neighborhood park with play equipment, basketball courts, benches
6	Cabin John Stream Valley Park	38.51	Open Space
7	Calvin Park	6.60	Neighborhood park with restrooms, picnic area, shelter, softball, tennis & basketball courts, benches, tetherball pole
8	College Gardens Park	6.16	Neighborhood park with gazebo, restrooms, picnicarea, soccer/multipurpose fields, basketball court, picnic tables, flower beds, fishing pond
9	Courthouse Square Park	1.45	Citywide park with sculptured fountain, gardens, walkways, benches
10	Croydon Park (Pump House)	1.22	Neighborhood park with community center, rest rooms, play equipment, basketball court, picnic tables, grill, park benches and parking
11	David Scull Park	3.66	Neighborhood park with play equipment
12	Dawson Farm Park	7.81	Neighborhood park historic farmhouse, landscaping and passive open space, pathways, picnic rea, play equipment, picnic table, benches
13	Dogwood Park	29.94	Athletic park with lighted fields and basketball, volleyball and tennis courts and batting cages, gazebo, forest preserve, open spaces, play equipment, restrooms, picnic tables, parking spaces
14	Elwood Smith Park	11.29	Neighborhood park with community center, computer lab, hiker biker trail, picnic area, play equipment, softball and basketball courts, benches, parking
15	Fallsgrove Park	29.93	Citywide park with play equipment, shelters, picnic areas, grills, benches, garden plots, tennis courts, parking, and millennium and nature trails
16	Fallsgrove Stream Valley Park	57.79	Open space with millennium and nature tails, play equipment and bike paths
17	Fallsgrove Village Green Park	0.81	Neighborhood park
18	First Street Park	1.27	Undeveloped open space
19	Friends Park	0.19	Neighborhood park with benches, landscaping, sitting area
20	Glenora Park	16.45	Neighborhood park with play equipment, softball, volleyball and tennis courts
21	Hillcrest Park	4.44	Neighborhood Park with shelter, restrooms, play equipment, softball field, basketball and tennis courts, picnic table, grill, benches and a rally wall
22	Horizon Hill Park	28.60	Neighborhood park with play equipment, multi-use play field, basketball court, picnic tables, benches, hiker/biker trail, and art in public places
23	Isreal Park	6.89	Citywide park with Lincoln Park Community Center, gazebo, shelters, restrooms, play equipment, baseballfields, basketball courts, tennis courts, picnic tables and benches
24	Jacquilin Trells Williams Park	1.07	Neighborhood park with urban open space area that partially surrounds the historic Rockville Academy building, built in 1890
25	James Monroe Park	0.60	Neighborhood park with benches, sitting area, game tables, landscaping, walkways, "art in public places"
26	Karn Park	0.11	Neighborhood park with one set of horseshoe pits, benches, wood chip path and flower beds

Table 2: City of Rockville Parks, continued

ID	Park Name	Acres	Primary Amenities	
27	King Farm Farmstead Park	8.06	Neighborhood park with restrooms, shelters, community garden plots, grills, picnic tables and a historic farm house and barn	
28	King Farm Park	12.01	Neighborhood park with one set of horseshoe pits, benches, wood chip path and flower beds	
29	King Farm Stream Valley Park	53.49	Citywide open space with forest and stream	
30	Kinship Park	0.48	Neighborhood park with play equipment and park benches	
31	Lone Oak Park	4.44	Neighborhood park with restrooms, play equipment, baseball field, basketball court, benches and fitness cluster.	
32	Mark Twain Athletic Park	13.82	Athletic park with restrooms, play equipment, lighted softball fields, a soccer/multiuse fields, tennis courts, basketball courts, park benches, picnic tables, shelters and grills	
33	Mary Trumbo Park	0.25	Neighborhood park featuring art work and sun dial and ark benches	
34	Maryvale Park	10.10	Neighborhood park with restrooms, play equipment, baseball field, basketball courts, tetherball pole, picnic tables, park benches, grill and 1.47 acres designated as forest preserve.	
35	Mattie J.T. Stepanek Park	24.14	Citywide park with restrooms, shelter, play equipment, athletic fields, tennis courts, basketball courts, picnic tables, grills, park benches, fitness cluster, bike racks, parking area, and dog waste receptacles.	
36	Memory Walk Park	0.21	Neighborhood park with landscaping, neighborhoods memorial parkway and open space.	
37	Millenium Garden Park (SHA)	1.25	Open space with passive landscape, walking path and sitting areas.	
38	Montrose Park	5.72	Neighborhood park with restrooms, small community center, play equipment, baseball field, soccer/multi- use field, lighted basketball and tennis courts, sand volleyball court, tetherball court, picnic tables, grills, benches, bike rack and artwork.	
39	Montrose Woods Park	6.01	Forest preserve and open space, play equipment, picnic tables and benches.	
40	Monument Park	8.02	Neighborhood park with restrooms, park shelter, play equipment, baseball and softball field, leachers, basketball courts, picnic tables, grill, park benches, picnic area and artwork	
41	North Farm Park	9.70	Neighborhood park with restrooms, play equipment, shelter, multi-use play field, basketball and tennis courts and park benches	
42	North Street Park	0.05	Neighborhood park with landscaping and brick walkways	
43	Northeast Park	6.66	Open space with forest preserve and urban wildlife sanctuary, pathways and sitting area	
44	Orchard Ridge Park	1.71	Neighborhood park with play equipment, basketball court, sitting area, benches, picnic tables, and art	
45	Peg Santee Park	1.31	Neighborhood park with landscaping and park benches	
46	Phyllis Kavanagh Park	0.50	Neighborhood Park	
47	Potomac Woods Park	41.90	Neighborhood park with shelter, gazebo, restrooms, play equipment, baseball fields, basketball courts, tennis courts and rally wall, picnic tables, grills, park benches, parking, mutt-mitt stations and art work	
48	Redgate Municipal Golf Course	131.09	City-owned 18-hole, par 71 golf course, club house, pro-shop and snack bar, leased and managed by Billy Casper Golf	
49	Rockcrest Park	13.28	Neighborhood park with community center, restrooms, play equipment, park benches, basketball courts, picnic table, roller hockey court, bike path and tetherball courts	
50	Rockmead Park	27.38	Open space with play equipment and benches	
51	Rockville Civic Center Park	156.91	Citywide park and open space with Glenview Mansion and Cottage, Social Hall, Theater, Formal Gardens, Restrooms, play equipment, tennis courts (rally wall), picnic table, benches, parking lots, forest artwork, and others	
52	Rockville Dog Park at King Farm	2.13	Citywide park designated for dogs and dog owners	

Table 2: City of Rockville Parks, continued

ID	Park Name	Acres	Primary Amenities	
53	Rockville Senior Center Park	12.20	Citywide park with gazebo, play equipment, basketball courts, picnic tables, benches, flower garden, garden plots, fitness cluster and others	
54	Rockville Town Center Park	0.37	City wide park	
55	Rose Hill Tot Lot	0.13	Neighborhood park with community center, restrooms, play equipment, park benches, basketball courts, picnic table, roller hockey court, bike path and tetherball poles	
56	Silver Rock Park	2.64	Neighborhood park with open space, play equipment	
57	Skate Park at Welsh Park	0.32	Citywide park	
58	The Promenade	0.35	Neighborhood park	
59	Thirty Oaks Park	0.52	Neighborhood park with wooded natural area	
60	Twinbrook Community Park	11.04	Citywide park with restrooms, play equipment, lighted basketball and tennis courts, volleyball courts, picnic tables, tetherball poles, park benches, hike/bike trail and a small parking lot	
61	Upper Watts Branch Park	76.36	Open space with forest and open space, stream valley park and forest Park preserve/urban wildlife sanctuary	
62	Veterans Park	0.77	City wide memorial park with U.S. flag and pole, park benches, landscaping and art work	
63	Welsh Park	33.49	City wide park with restrooms, play equipment, softball fields, soccer/multiuse field, basketball courts, tennis courts, handball courts, bleachers, park benches and shelters, picnic tables, bus stop shelter, parking lots, forest preserve/open space	
64	Wilma Shelton Bell Park	0.75	Neighborhood park with play equipment and basketball court	
65	Woodley Gardens Park	38.90	Neighborhood park with restrooms, park shelter, play equipment, softball fields, basketball courts, bleachers, volleyball court, grills, park benches, flower beds, parking lot, and art work	
66	Woottons Mill Park	90.04	Open space with 178 garden plots, play equipment, basketball court, tennis courts, fitness trail, footbridges, hiker/bike trail, park benches, picnic tables, grills, seasonal trout fishing, parking lot, forest preserve/urban wildlife sanctuary	
Tota	Total Acreage 1,105.38 Acres			

City of Rockville Facilities - Issues

The following summarizes the current and future challenges regarding City of Rockville's services, facilities and goals.

Services for the Increased Population

- Rockville's projected population increase of approximately 21,000 residents, to approximately 87,000 residents, by 2040 (Figure 1) will almost certainly increase the need for services and facilities.
- How will the City accommodate the staff necessary to deliver the increased demand in services? Assuming that the current ratio of population to employees remains constant through 2040, the projected increase of Full Time Equivalent (FTE) staff would be 170, for a total of 688. What new buildings, or additions to existing buildings, will be needed to accommodate the increase in staff?
- How much of the anticipated increase in demand for services and programs can be accommodated in existing facilities? What new buildings, or additions to existing buildings, will be needed?
- The City currently does not produce programming plans for space, equipment or staff that includes projections for growth beyond the 5-year Capital Improvement Program (CIP) period.

Challenges/Opportunities with City Facilities

- The King Farm Farmstead and the Rockville Regional Transportation Center in Fallsgrove are currently not being used.
- The Twinbrook Neighborhood Plan (p.65), adopted in 2009, recommended exploring the feasibility of expanding the Twinbrook Community Recreation Center.
- The PROS plan recommended that Montrose Community Center be expanded to include a space for a gymnasium and space for other programs.
- The East Rockville and Lincoln Park Neighborhood Plans recommended developing a Science Complex, with a preferred location on Stonestreet Boulevard.

The current CIP (Appendix B) includes funding for maintaining and improving existing facilities. No new facilities are listed.

Challenges with Existing Approved Goals

- The 2002 CMP establishes that some type of park or recreational facility should be within one-quarter mile (10-minute walk) of every resident. Some areas in Rockville, such as portions of the Twinbrook neighborhood, are deficient in that goal; and few, if any, vacant parcels are available to meet this goal.
- The draft Rockville Pike plan is calling for the establishment of at least 10 acres of parkland in the study area, to serve the growing population.
- The PROS Plan and the 2002 CMP (p. 6-7) have goals of maintaining or even exceeding a ratio of 18 acres of parkland for every 1,000 residents. To maintain this ratio, the City would need to add over 457 acres to its inventory of parks by 2040, to serve the additional estimated 21,000 population. Are there any realistic pathways? Opportunities for cost-effective large scale acquisition of land are very challenging.
- There is no current CIP for parkland acquisition.

Utilities

City of Rockville water and sewer services were described and analyzed in the Water Resources Element (WRE) of the City's Comprehensive Master Plan, which was approved and adopted by Rockville's Mayor and Council in December 2010.

Key WRE recommendations for drinking water with CIP Implications include:

- Complete investigation of condition of City's 24-inch transmission line from the water plant to the distribution system – repairs as needed. Incorporate periodic inspections, repairs and maintenance activities into existing water main CIP project.
- Continue replacing 34 miles of the most vulnerable of the 182 total system miles of water lines over the next 20 years. Thereafter, replace as needed, given condition.
- Resolve concerns with the water age and storage capacity of the City's three existing storage tanks.
- Bring the Glen Mill Pump Station on line. Upgrade and

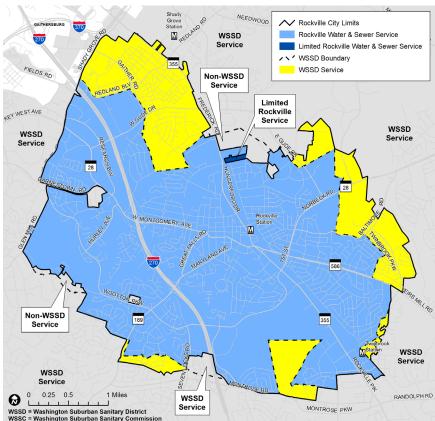


Figure 7: Rockville Water and Sewer Service Area Map

Source: CPDS, DPW

expand the water plant with energy efficient components and solids handling that will allow it to produce up to 14 million gallons per day and pursue a commensurate increase in the daily average and daily maximum Potomac River allocations as needed.

Key WRE recommendations for wastewater with CIP Implications include:

- Determine more accurate estimate of the amount of groundwater Infiltration and Inflow (I & I) and undertake priority rehabilitation and replacement.
- Develop City-wide hydraulic model of the collection system to identify issues and constraints. The modelling may result in projects.

As a result of the WRE, key issues that emerged since 2010 are discussed in this document. City Public Works staff continue to collect data, conduct analysis and adjust management strategies to ensure Rockville provides high quality service for its water and sewer systems.

Approximately 80% of the geographic Rockville area receives water and sewer services from the City of Rockville (Figure 7). The remaining 20% receives water and sewer services from the Washington Suburban Sanitary Commission (WSSC). Both service providers maintain the water and sewer infrastructure within their respective service areas. Figure 21 presents a map of Rockville's water and sewer area.

City of Rockville Drinking Water

Rockville owns and operates its own water treatment plant (WTP). Located in Potomac, an average of 5 million gallons per day of water is withdrawn from the Potomac River, treated at the water plant and distributed to the City's water customers. Once at the plant, the water is put through a six-step treatment process. The City's drinking water is safe as set forth in the Environmental Protection Agency (EPA) regulations and adopted and enforced by the Maryland Department of the Environment (MDE). Once treated, the water is sent through a series of underground water lines and water storage tanks.

The City operates two storage tanks with a combined 11 million gallons of storage capacity. Through 170 miles of water lines, the City distributes water to approximately 74% of the City's residential customers; additionally, there are approximately 660 non-residential meter accounts. The remainder is served by WSSC.

The City has an appropriation permit issued by MDE to withdraw an average of 7.1 million gallons per day (MGD) of Potomac River water and a maximum not-to-exceed amount of 12.1 MGD.

In 2015 the average day demand for water was 4.7 million gallons (spread across the entire year) and the maximum day demand on a particular day within 2015 was 7.3 million gallons. Both these numbers are key factors in how a utility system is managed. The utility must be able to supply the average day amount of water on a sustained basis throughout the year and the utility must be able to supply the maximum amount of water its customers need on any given day. Figure 8 shows that average annual daily production between 2005 and 2015 was below both the average day appropriation of 7.1 MGD and maximum day appropriation of 12.1 MGD.

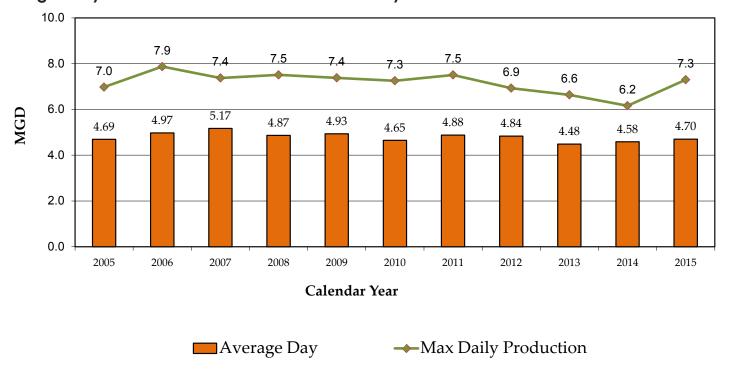
Both the average daily demand on an annual basis and the maximum-day demand within the year have been declining over the last several years, despite increases to Rockville's residential population and increases to the number of non-residential accounts. This is consistent with regional and national trends in the water industry.



Rockville Water Treatment Plant

This decline of water usage is attributed to customers implementing water conservation measures, both for environmental and financial reasons. Frequently when customers replace fixtures, they install Energy Star rated fixtures that are more energy efficient and use less water. Additionally, residents may not water their lawns as freely due to the increased awareness of the need to conserve water.

Figure 8: Average Daily Water Production and Maximum Daily Production at the Rockville Water Treatment Plant



Also, since FY2008, the cost of water in Rockville has increased significantly. The increased cost of water may contribute to customers using less water as people try to manage their expenses. Cumulatively, this trend of using less water is having an impact on the total water demand for Rockville's water system. While from an environmental perspective using less water is desirable, it creates a challenge for the Mayor and Council on funding and needed improvements to the aging water system.

The 2010 Water Resources Element predicted the drinking water needs for Rockville are projected to grow by 1.37 million gallons over 2010 withdrawals, for a total need of 6.55 million gallons by the year 2040. This total can be accommodated by the City's existing Potomac River allocation. The issue for Rockville is not identifying capital improvements to expand the treatment and distribution system to produce and deliver the amount of water needed to satisfy the maximum day demand. Rather, the issue is how Rockville will fund the needed investments to rehabilitate its aging treatment plant and distribution system to treat and deliver water on a sustained basis given that customers are using less water. A critical issue with Rockville's drinking water is that approximately 94 miles (55%) of the distribution system of water lines were constructed before 1970 and some are reaching the end of their useful lives. These older pipes were constructed with unlined cast iron pipe and spiral-welded steel pipe that are susceptible to breaks and tuberculation, which leads to fire flow deficiencies and potential water quality impairment.



A pipe removed from Rockville's water main system (left) shows tuberculation, or rusting from inside compared to a new/clean pipe sample of equal diameter (right). Tuberculation decreases the diameter of the pipe, thereby reducing water flow.

In 2008, Rockville embarked on a program to upgrade the aging water infrastructure by renewing all water pipes on a 100-year cycle funded by the water customers through a combination of water rates (based on usage) and a fixed ready-to-serve charge (based on meter size). By the end of 2015, almost 16 miles of pipes were replaced and upgraded. This effort will minimize water breaks and service interruptions, increase capacity to support fire flow demands, and improve the quality of drinking water.

Rockville's Adequate Public Facilities Ordinance (APFO) requires the water system to meet certain standards, which are established by the Adequate Public Facilities Standards (APFS), before allowing development. Accordingly, development is required to mitigate fire-flow deficiencies in localized areas, as determined by the City's water distribution computer model. One site-specific deficiency for the water distribution system was identified in calendar year 2014 based on the distance of a fire hydrant to provide adequate flow to a development project in Town Center Area. This system deficiency can be resolved by installing a fire hydrant within 500 feet of the proposed development.

The 2015 Washington Metropolitan Area Water Supply Study, which was prepared by the Interstate Commission on the Potomac River Basin (ICPRB), analyzed regional growth, future water demand, and water resource availability to meet the water supply needs for the Washington Metropolitan Area (WMA) for the year 2040. This study found that the demand for water across the WMA has essentially remained constant from 1990 to 2015, even though the population increased 18% from 3.9 to 4.6 million people in the region. Additionally, the ICPRB study found that the WMA's water supply system will experience considerable stress during a severe drought. ICPRB's model predicts that by 2035, mandatory water restrictions would be required in the WMA and that WMA water suppliers should address this concern by identifying and evaluating potential new regional water storage facilities.

City of Rockville Sewer (Wastewater)

The City provides wastewater collection services in three sewer sheds in Rockville: Watts Branch, Cabin John and Rock Creek. Wastewater is collected in 148 miles of City-owned and maintained sewers, and then transported to interceptor sewers that are owned and maintained by WSSC. WSSC conveys the Rockville wastewater, along with the wastewater it collects from other jurisdictions, to the Blue Plains Advanced Wastewater Treatment Plant (Blue Plains) that is a regional facility owned and operated by the District of Columbia Water and Sewer Authority (DC Water).

There are multiple agreements between the City of Rockville and WSSC that dictate the terms for conveyance of Rockville's wastewater through WSSC's collection system and ultimately DC Water for conveyance and treatment at Blue Plains.

At Blue Plains, the wastewater receives primary, secondary and tertiary treatment, including enhanced nitrogen removal before being discharged into the Potomac River. The wastewater generated by the City of Rockville's customers in 2015 was 5.86 million gallons per day; which includes groundwater infiltration and inflow (I&I), or rain and groundwater flow that enters sewer pipes.

Although the City of Rockville has ample allotted wastewater treatment capacity at Blue Plains, there are capacity constraints within Rockville's collection system.

Based on the 2010 Water Resources Element, the wastewater flows from the resident and nonresident populations, including I&I, is projected to increase another 0.31 million gallons (17%) over current flows by 2040, for a total of 7.42 million gallons per day, which is well within the City's existing 9.31 million gallons per day allotment of Blue Plains regional treatment capacity. Figure 9 presents Rockville's average daily wastewater flow at Blue Plains.

The Water Resources Element noted that the sewer system

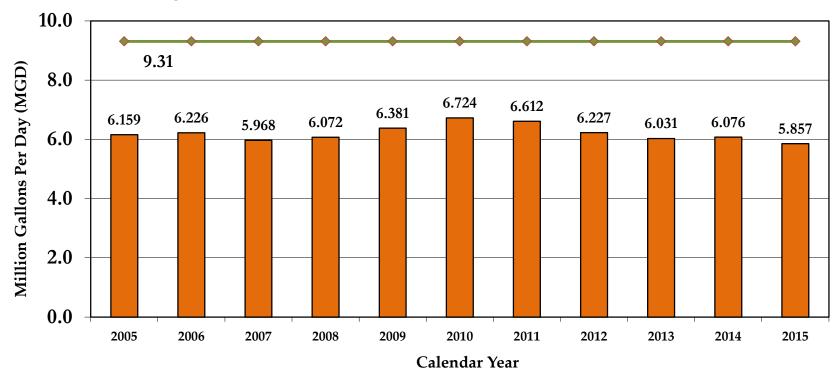
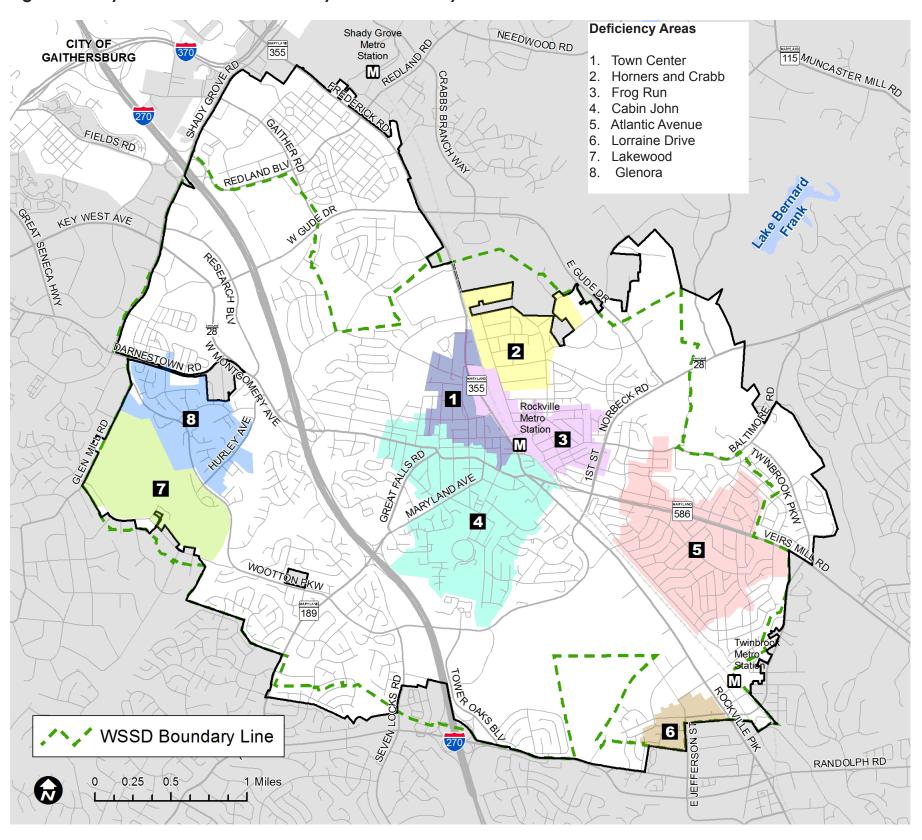


Figure 9: Rockville Average Daily Wastewater Flow at the Blue Plains Wastewater Treatment Plant

Average Daily Flow (MGD)

→ WSSC Allocation = 9.31 MGD

Figure 10: City of Rockville Wastewater System Deficiency Areas - FY2016



Source: CPDS, DPW

had limitations in the collection system at specific locations, and further study was recommended to better understand the conditions. Since 2010, City Public Works staff have worked to identify capacity constraints, especially in the context of proposed development projects. Wastewater system deficiency areas are mapped in Figure 10.

Eight deficiency areas containing 11 segments of sewer pipe that are restricted were identified in fiscal year 2016 based on existing wastewater flow and approved, but not yet built developments' wastewater flow. The 11 sewer restrictions are located at the following locations: Monroe Street; North Horners Lane; East Rockville (3 segments from east end of Highland Avenue to north end of Taylor Avenue); Cabin John Parkway (between Elwood Smith Park and Wootton Parkway); Atlantic (Crawford Drive east of Atlantic Avenue); Lorraine Drive (Loree Drive between Rollins Avenue and Wilmart Street); Lakewood (2 segments); and Glenora. These restrictions are a result of insufficient transmission capacity of the existing sewer pipes to convey peak wastewater flow and approved, but not yet built developments' wastewater flow. Although 11 sewer segments (located in eight areas) have been identified with insufficient flow capacity, Rockville's wastewater system does not experience sewer overflows caused by inadequate transmission capacity.

Development activity is monitored in accordance with Rockville's Adequate Public Facilities Ordinance (APFO) to prevent overtaxing the wastewater conveyance system. There are two primary means to resolve the sewer restrictions: capacity upgrades through Rockville's Capital Improvement Program; and capacity upgrades by developers through permits issued by the Department of Public Works. In Rockville, capacity upgrades typically are accomplished by increasing the diameter of the sewer pipe. Rockville's FY2016 Capital Improvement Program, which was adopted by the Mayor and Council in May 2015, includes construction funding in FY2016 to resolve four sewer deficiency areas (1, 2, 3, and 4) representing approximately 15 percent of Rockville's sewer service areas.

Development approvals through December 31, 2015 require mitigating two sewer restrictions: Monroe Street and Cabin John Parkway. The schedule of the sewer upgrade is determined by the development; however the capacity upgrade must be completed before the development can be occupied. There are four sewer deficiency areas which have

not yet been programmed in the CIP to be improved: Lorraine Drive; Atlantic Avenue; Glenora; and Lakewood.

This may be problematic for smaller developments that are located within the collection system that have capacity constraints as it may be cost-prohibitive for such developments to upgrade the sewer system. They will have to either wait for a larger development to install the upgraded sewer or for Rockville to upgrade the sewer through the CIP. Additionally, the Rockville Pike area, south of Town Center, will soon reach its capacity limit. Therefore, either small or large developments will trigger the need to increase the conveyance capacity in this growth region.



City of Rockville utility workers



City staff has worked with property owners to develop programs to increase the capacity, which will permit the projects to move forward. The City's APFO provisions would otherwise have required denial of the projects, or mitigating the capacity constraints to allow the development to move forward. In these cases, Rockville has worked with the developers to expand the conveyance capacity by public-private partnerships agreements.

An additional issue for Rockville's wastewater collection system is deteriorating and aging pipes, which allow an excessive amount of I&I to enter into the sewer pipes. This has two negative effects: (1) reduction in sewer pipe transmission capacity and (2) increased volume of wastewater requiring treatment at Blue Plains.

Rockville Water and Sewer (Wastewater) - Issues

- A critical issue for the Mayor and Council is funding the needed improvements to both the water and wastewater systems given reduced per capita water demand.
- Within the water system, approximately 55% of the distribution system of water pipes are reaching the end of their useful lives and are susceptible to breaks, tuberculation, fire-flow deficiencies and potential water quality impairment.
- Limitations in the capacity distribution identified at specific locations, such as Town Center and Rockville Pike is a key concern. In both of these growth regions of the city, the collection system has been found to be at or near transmission capacity limits.
- Per the 2016 CIP (Appendix B), four out of the eight identified sewer deficiency areas are currently unfunded.
- The Washington Metropolitan Area Water (WMA) Supply Study stipulated that by the year 2035, under repeated severe droughts, the current WMA water supply system will experience considerable stress. Consequently mandatory water use restrictions will be required in the WMA. As such, water suppliers in the region should identify and evaluate potential new water supply storage facilities.

Other Utilities

The City of Rockville is served by several private and quasipublic utility companies. These companies provide vital services for the citizens and businesses of Rockville.

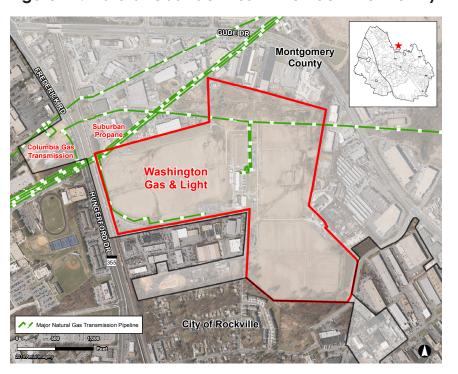
Electricity

The Potomac Electric Power Company (PEPCO) distributes electric power to the majority of residents and businesses in the City of Rockville. There are smaller, private power generators in the City, but these primarily serve as a backup during power outages in PEPCO's primary distribution service. PEPCO offices and an operations base for crews assigned to work in Montgomery County are located in the City of Rockville at 201 West Gude Drive. The facility also serves as a location for in-person bill payments.

Natural Gas

The Washington Gas and Light Company (WGL) provides and distributes natural gas from various suppliers to Rockville residents and businesses. More information on natural gas reserves and consumption can be obtained at the WGL web site at http://www.washgas.com.

Figure 11: Natural Gas Facilities in the Rockville Vicinity



Natural gas is increasingly being utilized across the nation for its clean-burning properties and its economic benefit as a cost efficient resource. Future needs will include installation of pipelines to new areas of development and the retention of Public Utility Easements to house the natural gas lines.

Several gas pipelines and an underground natural gas storage and processing facility at the Washington Gas-Rockville Station, located on a 127-acre site at 7301 Westmore Road, traverse the city and are critical to the region's natural gas distribution system. (see Figure 25)

Telecommunications

The 2002 CMP listed the following recommendations for telecommunication services:

- Provide adequate coverage of telecommunication services while limiting the negative impacts of towers and other facilities.
- Anticipate future need so that these services are provided as they are needed.
- Lobby telecommunication companies to provide better service to the City.

There are several providers of telecommunication services, both wired and wireless, to Rockville residents and businesses. Verizon and Comcast are the primary providers of cable TV, high speed broadband internet and telephone services. Other network/fiber optic companies such as Level 3 Communications, Fiber Technologies Networks, Aepco Inc., and others provide services to paying customers, primarily businesses, government agencies, and nonprofit organizations. In addition, the State of Maryland and Montgomery County have their own closed networks in various parts of the City. Although almost identical to Montgomery County's franchise agreements, the City has approved its own franchise agreements with both Comcast and Verizon. As part of those agreements, the City is provided with a county-wide television channel, Rockville 11, that the City operates with its own in-house professional staff, providing 24/7 programming about Rockville city government, including live and repeat coverage of Mayor and Council, Planning Commission, Board of Appeals and Historic District Commission meetings. The channel's programming also is "streamed" over the City's Internet site, and individual programs are available on demand on the City's website and other Internet sites. Other PEG (Public, Educational, and Government) channels are available to Rockville subscribers of a cable television service.

In addition to the land-based telecommunication providers, there are several wireless telecommunication providers. This includes all of the major cellular phone/mobile computing companies that serve the greater Washington, D.C. area. Several businesses throughout the City offer free wireless Internet (WiFi) service to their customers. In large part because of the City's zoning ordinance, which encourages co-location of wireless communication facilities and location on existing structures, there is only one cell tower in the city limits. It is located at the City owned RedGate Municipal Golf Course and hosts an antenna for six wireless companies. Another City-owned facility, a water tank, hosts the antenna of one wireless company. Throughout the City, antennae and ancillary equipment for other wireless phone, computing, and communications companies and government agencies are located on existing buildings and other structures.

In addition to the wireless mobile telephone and computing companies, there are other wireless services available in Rockville including broadcast, online and satellite radio and television stations. The Federal Trade Commission (FTC) enacted the Telecommunication Act of 1996 primarily to promote a competitive de-regulatory environment for telecommunication providers and remove barriers from local governments. The FCC is currently considering whether broadband should be redefined as a public utility. Developments and impacts of such a regulation will be monitored by City staff.

Montgomery County Facilities in Rockville

Montgomery County owns and/or operates many community facilities in Rockville. These facilities are, in general, of two types:

- 1. Rockville is the seat of Montgomery County government. As a result, the Executive, Legislative and Judicial branches of county government are all headquartered in Rockville; along with other functions for coordinating the functioning of government services.
- 2. Montgomery County provides services in Rockville such as public libraries; schools; fire and rescue; and other buildings.

This section describes the most significant County facilities and County-owned properties in Rockville. Current status of the County facilities was primarily obtained by reviewing the Montgomery County Capital Improvements Program (CIP) and after multiple discussions with the County Department of General Services and other County staff.

An additional important source was a County study and analysis of the existing County-owned buildings within the Rockville downtown area, which was completed in 2008. The report was called the "Montgomery County Government Core Facilities Optimization Master Plan Study¹." The study provided a recommended framework for decision making regarding County facilities and future development for the time frame of 18 years, through 2025. Recommendations from the study are referenced in this section, as relevant.

Also, to note is that Rockville is a member of the Montgomery County Multi-Government Rockville Core Implementation Committee that was formed in 2010 to review and discuss government facilities in downtown Rockville and coordinate plans for future development.

1 http://www.montgomerycountymd.gov/DGS/OSP/ GovernmentCoreFacilities.html

Red Brick Courthouse

Montgomery County Administrative Facilities

Many Montgomery County offices and administrative services are headquartered in Rockville. Each county facility or service is managed by an agency or department, which prepares plans or budgets for day-to-day operations as well as future growth and needs. County administrative facilities discussed in this section include:

- Executive Office Building (EOB)
- The Council Office Building (COB)
- County Offices at Rockville Center (255 Hungerford Dr)
- Montgomery County Office of the Department of Economic Development (DED) Executive Office Building (EOB)

The EOB, at 101 Monroe Street, was built in 1982. It is a 15-story 240,000-square-foot building and includes a terrace level with a cafeteria, with direct access to an outdoor plaza. The EOB includes several county departments, including:



Montgomery County Executive Office Building (EOB)

County Executive's office, Management and Budget, Finance, Human Resources, General Services and others.

The Council Office Building, at 100 Maryland Avenue (156,000 square feet), houses the County Council's office and staff. The Montgomery County Council is the legislative branch of County Government. More information on the County Council is available at their web site at

http://www.montgomerycountymd.gov/council/

All of the County's administrative and zoning hearings are held in the COB, where the general public can interact with the Council members and provide testimony in the Office of Zoning and Administrative Hearings. In addition, the COB houses the following County offices; Housing and Community Affairs, Board of Appeals, Legislative Oversight, Ethics Commission, Peoples Counsel, Ethics Commission, and others.

There is no current near-term plan for Montgomery County to replace the COB. As such, a renovation has started, to address such challenges as the fact that the heating, ventilation and air conditioning in the COB has been a problem for years, and many restrooms do not comply with the Americans with Disabilities Act.

The Montgomery County Government Core Facilities Optimization Master Plan Study calls for the expansion and



Montgomery County Council Office Building (COB)

Figure 12: Montgomery County Facilities in Rockville Town Center

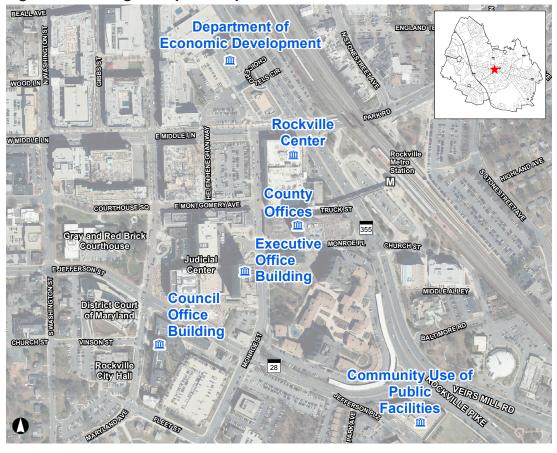
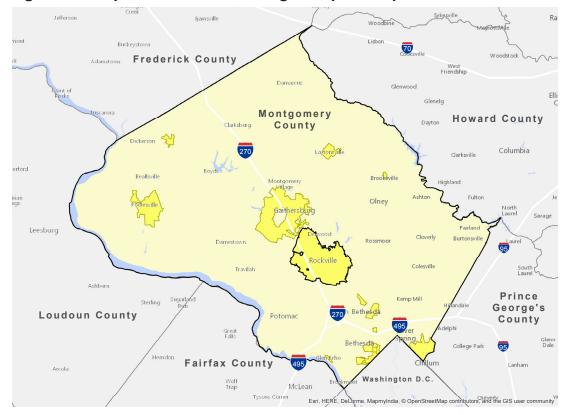


Figure 13: City of Rockville in Montgomery County



renovation of the EOB building and a major renovation or replacement of the COB. The Plan also recommends better pedestrian connections and green spaces for the area. The Plan proposals are generally consistent with Rockville Town Center Master Plan, as adopted in 2001. However, Rockville's zoning ordinance has been revised (March, 2009) since the Core Facilities Plan was prepared (February, 2008); and the heights and the floor area ratios as proposed under various scenarios are not necessarily consistent with the current zoning.

County Offices at Rockville Center (255 Hungerford Drive) The County is currently leasing office space in the privately owned building at 255 Hungerford Drive. Offices that are currently housed in the building include CountyStat.

are currently housed in the building include CountyStat, Department of General Services, Office of Procurement, Permitting Services, the Department of Environmental Protection, Community Use of Public Facilities and others.

Funding has been approved to build a new Maryland-National Capital Park and Planning Commission headquarters in Wheaton. Discussions with County staff indicated that there are plans to consolidate staff from different locations and move between 300 to 400 staff from various departments that are currently in Rockville to Wheaton. The status of the

CIP project was in the planning stage as of the date of this document.

The headquarters in Wheaton will house the Department of Permitting Services, Department of Environmental Protection, the Wheaton Urban District, the Mid County Regional Services Center, and the consolidated Montgomery County offices of the Maryland-National Capital Park and Planning Commission.

Montgomery County Office of the Department of Economic Development (DED)

The Montgomery County office of the Department of Economic Development (DED) is located at 111 Rockville Pike within the City limits. DED's mission, as stated on their web site, is "to make Montgomery County a globally competitive and highly diversified knowledge-based economy". More information on DED and their latest strategic plan can be obtained at http://www.choosemontgomerymd.com/.

Through an initiative by the County Council, the Department of Economic Development will be replaced in July 2016 by a new, public-private partnership, the Montgomery County Economic Development Corporation.



255 Hungerford Drive

Montgomery County Department of Health and Human Services

The Department of Health and Human Services (DHHS) provides assistance to children, adults and seniors, with more than 120 programs and at more than 20 locations in Montgomery County. The main office is located in Rockville at 401 Hungerford Drive.

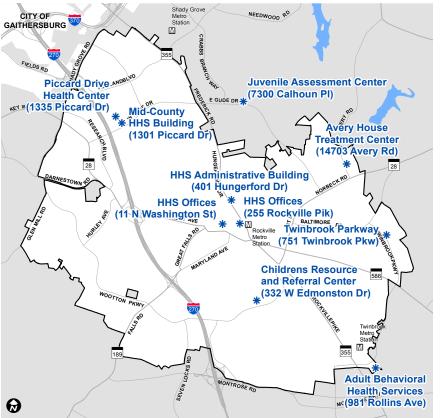
Rockville is a central location for serving various human services needs in Montgomery County. Several DHHS branch and specialty offices are within the City limits or just outside the boundaries. The offices provide programs and services in different areas, such as Aging and Disability; Behavioral Health and Crisis; Children, Youth and Family; Public Health; Special Needs Housing and others. DHHS offices located in Rockville and vicinity include the following:

- A variety of programs providing services to adults and individuals with disabilities are located at 401 Hungerford Drive. Services at this location include: Adult Protective Services, Aging and Disabilities Resource Unit, Senior Care, and the Long-Term Care Ombudsman Program.
- The Children's Resource Center (CRC) is currently located at 332 Edmonston Road. However, a new elementary school is proposed for the site, and once the school opens, the CRC will relocate to 1451 Rockville Pike, in an existing office building. The center provides training and support services to child-care providers. Also located at this site is ChildLink, an information and referral service for families with young children.
- The DHHS offices located at 11 North Washington Street, Suite 450, in 10,000 square feet of leased space, provide support and services in various areas, such as for children diagnosed with autism, individuals with developmental disabilities, assistance with access to resources, and others as listed at http://www.montgomerycountymd.gov/HHS-Program/Maps/11NorthWashSt-M13.html. Similar services for youth and families are provided at another DHHS location, at 51 Monroe Street in 7,515 square feet of leased space.
- The Piccard Drive Health Center, located at 1335 Piccard Drive, is a 27,500-square-foot facility providing health services to eligible low-income individuals and at-risk populations in areas such as colorectal screenings, dental care, pediatrics, and other preventative care programs.
- The Mid-county HHS building, located at 1301 Piccard Drive (99,915 square feet), includes a 24-hour crisis

center, programs for abused children and adults, foster care administration, assistance with public and medical assistance programs, assistance with rent and utilities, and services for victims of crime. The center includes a Mobile Crisis Outreach program that provides emergency psychiatric evaluations in Montgomery County. In addition, the program has six crisis beds as an alternative to hospitalization for those who are uninsured or are insured within the public mental health system.

- The Juvenile Assessment Center, located at 7300 Calhoun Place just outside the City limits, provides individualized care and treatment to youth through a variety of programs.
- The Adult Drug Treatment Program, Outpatient Addiction and Mental Health Services, and the Medication Assisted Treatment (Methadone) Program collectively provide care and treatment for individuals with mental health and substance abuse symptoms and disability. These programs are all located at 981 Rollins Avenue. The Mental Health/Substance Abuse Screening

Figure 14: Montgomery County Department of Heath and Human Services Facilities in Rockville



and Referral program (also known as ACCESS to Behavioral Health) provides assessment and linkages for low income persons of all ages living in Montgomery County who have no commercial insurance and who are in need of services for major mental health and/or substance abuse problems. This program, along with the Montgomery County Department of Health and Human Services Licensure and Regulatory Services, are located on the first floor of 255 Rockville Pike.

• Avery House, located at 14705 Avery Road, just outside the City limits, is a County-owned facility contracted out to the nonprofit Chrysalis House, primarily providing treatment services for women and children. This facility also serves as a halfway home and a transitional living space for women recovering from substance abuse. Women are permitted to bring their at-risk children with them into the treatment programs. 14701 Avery Road and 14703 Avery Road, a combined care and detox facility, adjacent to Avery House are within the City limits.

More information on the programs and services provided is available at the DHHS web site at http://www.montgomerycountymd.gov/HHS/index.html.

Several non profit organizations also provide care giving facilities in the city. Such facilities include emergency shelters, transitional housing, and rehabilitation programs for those needing assistance. A comprehensive list of such facilities in the county is available at http://www.shelterlistings.org/county/md-montgomery-county.html. (The list may not be all inclusive.)

Police Facilities

The City of Rockville is currently served by the Rockville City Police Department in conjunction with the Montgomery County Police Department (MCPD). Montgomery County Police is organized into six districts or service areas. County Police District 1 serves Rockville, though the resources of the entire County department are available if needed. Both the City and County police respond to calls for service in the city, and depending on the nature of the call, they may respond together. The City has a Memorandum of Understanding with the County outlining priorities and responsibilities.

Montgomery County Police Department facilities are located throughout the county in County-owned and privately leased properties. County-owned police facilities include the Public Safety Headquarters, located at 100 Edison Park Drive, in the City of Gaithersburg, and six District Stations. Five of the district stations are County-owned, while the sixth is in a leased facility. The Rockville district station (District 1) is located in the headquarters building. Other units with police functions are strategically placed throughout the county.

Montgomery County Detention Center

The Montgomery County Detention Center (MCDC) is located at 1307 Seven Locks Road in the City of Rockville. MCDC is a high activity maximum security correctional environment focused almost exclusively on the arrival of newly arrested individuals (approximately 13,000 per year) by law enforcement authorities in Montgomery County. The capacity of MCDC is not to exceed 200 based on a 1995 County Council Ordinance.

Figure 15: Justice System Facilities in Rockville

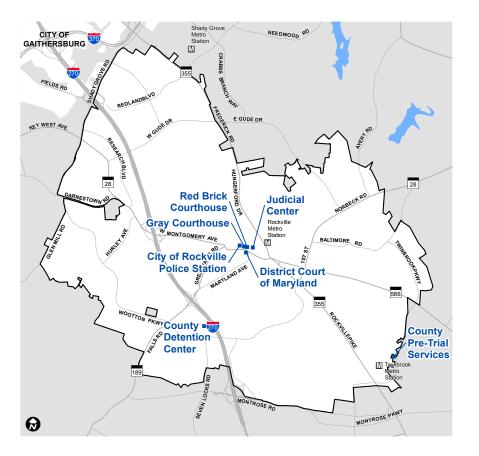
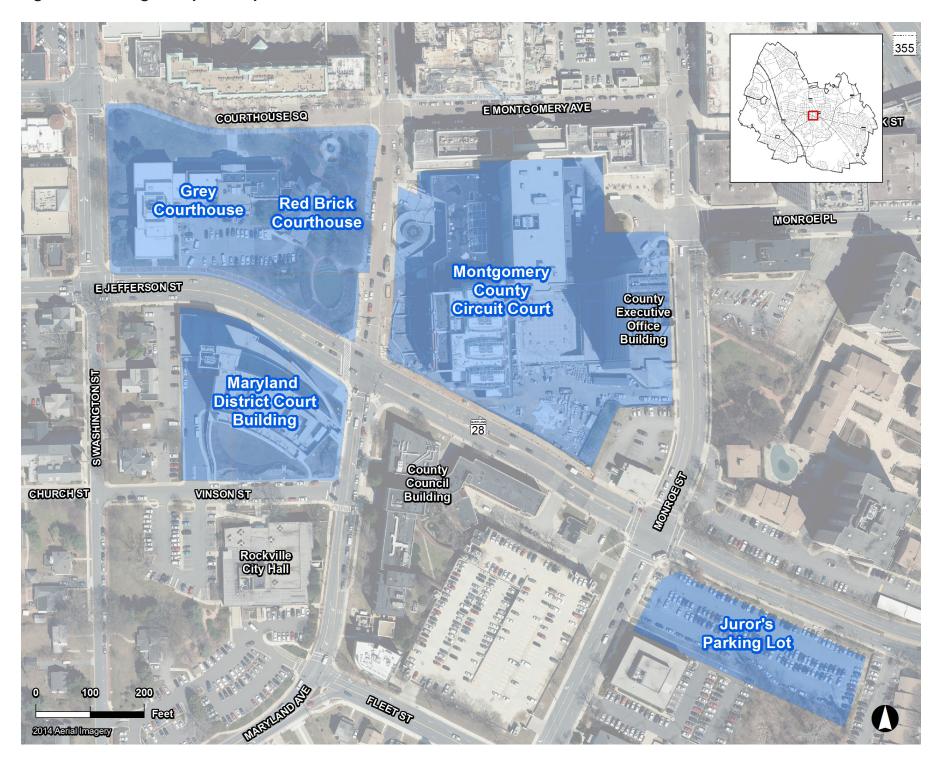


Figure 16: Montgomery County Court Facilities in downtown Rockville



In addition to serving as a jail MCDS also provides initial care, custody, and security of inmates for up to 72 hours prior to transfer to the Montgomery County Correctional Facility (MCCF) located in Boyd's, MD.

More information on Montgomery County Detention Center is available at http://www.montgomerycountymd.gov/cor/MCDC/index.html

Renovation of the existing MCDC facility was determined not to be cost effective (by a County and consultant study in January 2010) due to the need for significant capital expenditures, life cycle costs, and continued maintenance of aging system. A Criminal Justice Complex (CJC) is designed to replace the existing complex and proposed to be built on the previous District 1 Police Station site at 1451 Seven Locks Road, which has now moved to 100 Edison Drive. This new proposed 100,000-plus square-foot new facility is a part of the County Capital Construction Plan to be built after 2020.

Montgomery County's intended approach is not consistent with Rockville's 2002 CMP, which includes the following as a recommendation (p. 7-5): "Close the Seven Locks Detention Center and the County's Central Processing Unit and develop the site under the comprehensive planned development procedures with office use close to I-270 and residential elsewhere."

Circuit Court and District Court

The Montgomery County Circuit Court and the State District Court both are both located in Rockville Town Center.

The Montgomery County Circuit Court, located at 50 Maryland Avenue, is a nine-story building that was originally constructed in the 1980s. A 191,000-square-foot addition was completed in May 2014. The project also included major renovations to the existing 327,000-square-foot existing facility. The building, along with the new addition, is a total of 518,000 square feet.

The primary purpose of the facility is to house the Montgomery County Circuit Court; but it also contains the offices of the Sheriff, the Register of Wills, State's Attorney for Montgomery County, and other functions. The Circuit Court is the only Court in the County having the authority to conduct jury trials. The Circuit Court's jurisdiction is very broad and it handles major civil cases and more serious criminal cases. The juvenile courts and other related family court activities are located in the Judicial Center Annex, which is the new addition.

The new Maryland District Court opened in the fall of 2011 at 191 East Jefferson Avenue. The Maryland Court is a State facility but is discussed here as it fits within the category of the justice system. The building is 167,072 square feet and six stories tall. It contains nine courtrooms, four hearing rooms, courtroom holding areas, and offices for judicial administration, court clerks, commissioners, advocate services, public defenders, parole and probation, and the drunk driver monitoring program and other functions.

This facility was constructed because the Grey Courthouse (discussed next) was no longer sufficient to meet the needs of the State Court System in Montgomery County. The 2002 CMP did anticipate the new courthouse being built on the site of the old Rockville Regional Library (p. 7-7).

Montgomery County Circuit Court



Red Brick and Grey Courthouse

The Red Brick Courthouse and the Grey Courthouse both are parts of the Montgomery County's Judicial Center. The Red Brick Courthouse is a historic building, located at 29 Courthouse Square was built in 1891. No judicial functions take place here at this time.

The building has significant green space around it that includes a fountain and the 9/11 Memorial Park. The Red Brick Courthouse is scheduled for renovations, which will include general repairs, accommodating programmatic functions and requirements of current users, and preserving the building's exterior and interior historic features. Currently, the offices of Peerless Rockville, a nonprofit organization focused on preserving and educating about Rockville's history are in the Red Brick Courthouse. The City has an agreement with Montgomery County to maintain the property.

Adjacent to the Red Brick Courthouse is the Grey Courthouse. The Grey Courthouse also includes historic elements such as a symmetrical neoclassical façade and a ceremonial courtroom. As of the date of this document, no long-term plan has been developed for the Grey Courthouse. The County Executive has proposed a CIP project to renovate and reuse the Grey Courthouse, though no plan has been approved to date

Jury Lot

The Jury Lot is a 1.26-acre parcel located at the intersection of E. Jefferson Street and Monroe Street, currently used for parking by the Circuit Court Jurors. On weekends, the City operates a Farmers Market, where fresh fruits, vegetables and other products are available throughout the growing season. Montgomery County's Government Core Facilities Optimization Master Plan Study recommended various alternatives for the lot, that ranged from converting the lot to a park, to developing a 165,00 square-feet office building.



Red Brick Courthouse





Public Libraries

Public libraries in Rockville are provided by Montgomery County Public Libraries (MCPL)¹. Two library branches are in the City of Rockville; the Rockville Memorial Library (65,000 square feet) in Rockville Town Center, and the Twinbrook Library (25,000 square feet) on the east side of the City along Veirs Mill Road.

The Rockville Memorial Library was completed in 2006, as part of the Rockville Town Square development project. Its construction was consistent with the City's 2002 CMP statement (p. 7-7) that a new "regional library facility... remain in the Town Center, and the new library building... be located on property north of Middle Lane." The 2002 CMP also recommended that the County "provide adequate parking in the Town Center for library patrons," which was accomplished through the County's contributing financially to the City's construction of the Town Square parking garages.

Other library branches within five miles of Rockville include Aspen Hill (16,100 square feet), Davis (16,000 square feet), Potomac (16,000 square feet), Kensington (23,000 square feet) and Quince Orchard (17,500 square feet). However, the full

1 Montgomery County Public Libraries (MCPL) is a department of Montgomery County, Maryland and composed of 21 full-service branches, the Disability Resources Center, a Mobile Services van, a Materials Management Center, and Administrative offices. MCPL offers a collection of 2.9 million books and non-print materials and more than 80 online resources and databases (to verify inventory #'s). Materials are transferred between libraries on a daily basis and are available at any locations

Rockville Memorial Library



resources of the library system are available at any facility, through inter-library transfers and electronic material. According to MCPL staff, the American Library Association has a standard that states that there should be 1,000 square feet of library space for each 10,000 in population. The two libraries in Rockville, with a total of approximately 90,000 square feet serving a population of just over 65,000, more than meet this standard. MCPL does not have its own defined square-footage standards for provision of library services and facilities, but uses information such as circulation of holdings to determine whether additional facilities or services are needed. MCPL attempts to have branches be at least three miles apart, though the Rockville and Twinbrook libraries are slightly closer to each other than that standard.

The FY13-FY16 Strategic Plan articulates the MCPL mission, goals and strategic directions. The FY13-FY16 Facilities Plan discusses the strategies for serving the demands of the County's current and future population. Several factors are considered in determining if a new library is needed and what type it will be. The factors include anticipated population growth, geography, commercial building patterns, transportation routes, library service needs, library

Quince **Orchard** Library 6 Nemorial, Library Aspen Hill Library i, Twinbrook Metro Station Potomac Davis Library Kensington Library **Park Library**

Figure 17: Montgomery County Libraries near Rockville

service delivery and technological trends, staffing models, existing libraries and the role of Montgomery County Public Libraries in the communities. By these standards, no new libraries are planned within Rockville. In response to recently updated master plans and expected growth in the areas of Shady Grove and White Flint, there have been preliminary discussions regarding new library services in these planning areas. These facilities are not programmed at this time.

Per the objectives of the MCPL Facilities Plan, all facilities are evaluated on a programmatic timeline to prevent longterm deterioration of the building. Each structure will be evaluated every three years and necessary maintenance will be completed within five years of the evaluation process. The focus is to maintain the existing infrastructure of library buildings, creating community spaces and meeting rooms within library buildings and making all buildings compliant with the Americans with Disability (ADA) Act. Based on a recently completed evaluation, the Twinbrook Library was renovated during the winter of 2015-16. This renovation was consistent with the recommendation from the Twinbrook Master Plan (2009) that the Twinbrook library be reviewed by MCPL to determine if this heavily utilized facility is meeting the community needs and when additional space will be needed (p. 65).

Any future library planning is conducted with the premise that current libraries will incorporate new technologies to expand its delivery of services beyond the library walls; build partnerships with other county agencies and non profits to colocate library services; and provide services and materials to seniors and distribute library services through kiosks, virtual services, and interim branches. The Facilities Plan recognizes that the "bricks and mortar" library of today will exist with different content and purpose in the future due to continuing changes in technology.

To date, no new smaller library facilities have been built in or near Rockville, in accordance with the 2002 CMP recommendation that the County "expand opportunities for neighborhood satellite libraries as necessary."

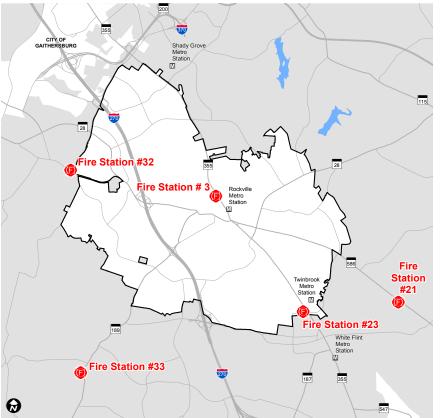
Montgomery County Fire and Rescue Facilities

Montgomery County Fire and Rescue Services (MCFRS) is a multifaceted agency providing emergency services in the areas of emergency medical response, fire suppression, rescue, hazardous materials mitigation and bomb response to Rockville as well as Montgomery County as a whole.

At present, two of the County's 37 fire-rescue stations are located in Rockville (Stations 3 and 23) and two others (Stations 32 and 33) are located just outside the City limits and serve Rockville as needed, and are described as follows:

- Station 3, at 380 Hungerford Drive, includes a paramedic engine, aerial tower, rescue squad, medic unit, and ambulance. The Rockville Volunteer Fire Department has determined that the site and building have significant spatial and functional constraints, and the station either needs to be renovated on the existing site, or relocated nearby.
- Station 23, at 121 Rollins Avenue, includes a paramedic engine, aerial tower, medic unit, and ambulance. To address the future growth as proposed by the County

Figure 18: Montgomery County Fire and Rescue Facilities serving Rockville



Sector Plans in White Flint, North Bethesda and the southern part of the City along Rockville Pike and Twinbrook Parkway, this station is proposed to be relocated to a site just south-east of Rockville Pike and Randolph Road (outside of Rockville city limits). The time frame of construction is not known at this time and depends upon the availability of CIP funding. The relocated station will accommodate the existing apparatus plus other units to address expanding EMS needs. The new station will be on the ground level of a multi-story mixed-use building. Once the station is relocated, MCFRS will determine if other EMS functions can be incorporated in the existing station.

- Station 32, located at 9615 Darnestown Road (at the intersection with Shady Grove Road, just outside the City limits), opened in February 2014. Its primary response area includes Fallsgrove, Traville, Crown, Travilah, the western portion of Rockville and portions of King Farm and North Potomac. Station 32 includes a paramedic engine and an ambulance. Various MCFRS command units operate from this station as well. Space is available in the station for potential future units.
- Station 33, located at 11430 Falls Road, is also outside the City limits, but in close proximity to Rockville boundaries. It includes a paramedic engine, ambulance, brush unit, and air unit (for refilling self-contained breathing apparatus.)

MCFRS plans for new stations and renovations of existing stations through its Fire, Rescue, Emergency Medical Services, and Community Risk Reduction Master Plan,

Rockville Volunteer Fire Department - Station 3

which is generally updated or rewritten every 5 years. The current plan² covers the period 2016-2020 and is available on Montgomery County's website.

The Plan is MCFRS' approach to meeting the County's fire, rescue and emergency medical needs with respect to facilities, response time, personnel, equipment and other factors. The recommendations and initiatives provided in the plan take into account both existing conditions and growth projections provided by the Montgomery County Planning Department (M-NCPPC), which incorporates Rockville's growth projections.

Response Times

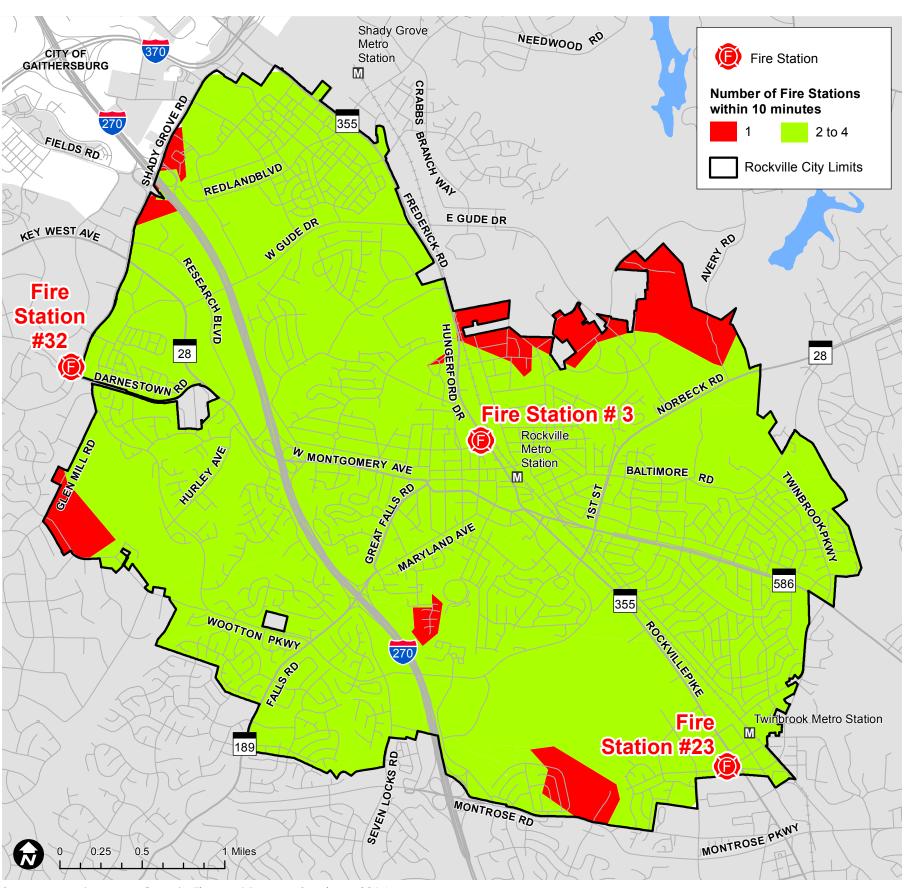
It is customary for fire departments to use response times as a basis for planning the locations of the stations. The newly adopted MCFRS response time goals vary and are based on a variety of factors such as population density, distinctions between types/categories of emergency services, and performance level (i.e., 90th percentile times). MCFRS defines risk management zones based on fire box areas and population densities and has identified the following population zones in the County:

- Metropolitan More than 3,000 people per square mile
- Urban 2,000 3,000 people per square mile
- Suburban 1,000 2,000 people per square mile
- Rural-less than 1,000 people per square mile

² Draft MCFRS 2016-2022 Fire, Rescue, Emergency Medical Services, and Community Risk Reduction Master Plan (in the process of adoption, likely by June 2016)



Figure 19: Montgomery County Fire and Rescue Response Time



Source: Montgomery County Fire and Rescue Services, 2014

The entire City of Rockville, with the exception of the golf courses, falls into the Metropolitan zone.

Further, MCFRS bases its response goals to reflect different categories of emergencies. The various categories are fire suppression (i.e., fire-full assignment and fire-adaptive); Basic Life Support (BLS), which involve non-life threatening medical emergencies; Advanced Life Support (ALS1 and ALS2); involving life-threatening medical emergencies; and also other types of emergencies that require specialized services such as water rescue, hazmat, technical rescue, aviation fire-rescue, and bomb response. All response time goals are based at 90th percentile performance level.

MCFRS response time goals are evaluated annually to meet agency accreditation compliance requirements and are adjusted annually with respect to the past year's actual response time performance. The 2022 benchmark goals for first-arriving unit and for arrival of the effective response force (ERF)³ for the County's metropolitan zone, including the City of Rockville, are shown in Table 3.

Table 3: First Arriving Unit Benchmark Response Time Goals

2022 GOALS FOR FIRST ARRIVING UNIT

[90th percentile Performance Level for Metropolitan Area Zones Metropolitan Area (>3,000 people per square mile)]

<u>Service</u>	Total Response time in minutes (includes time from 911 phone call to first unit arrival)
ALS1 and ALS2	9:30
Fire-Full Assignment	7:15
Fire Adaptive	9:15
BLS	10:45
Hazmat	11:30
Water/Ice Rescue	11:30
Technical Rescue	11:30
Aviation Fire/Rescue	11:30
Explosive Device Bomb Squad	35:00-50:00

Source: Draft MCFRS 2016-2022 Fire, Rescue, Emergency Medical Services, and Community Risk Reduction Master Plan, Appendix G. Table 3

Montgomery County's increasing population has increased the demand for Fire, Rescue and Emergency Medical Services. Besides relocations and renovations as recommended above, MCFRS also plans to locate a new station in the Shady Grove Area to serve existing and proposed development in the Shady Grove, King Farm and Derwood areas.

City of Rockville Adequate Public Facilities Standards and MCFRS Emergency Response

Rockville uses its Adequate Public Facilities Standards to evaluate the adequacy of public facilities to serve proposed new development and redevelopment. The City's APFS was amended in October 2013 to require an emergency apparatus response from two stations within 10 minutes of the first call to any new development. The City's APFS standards are based on the MCFRS response data from 2010.

The map on Figure 19 shows that the locations in the City as shown in red do not meet the criteria for emergency apparatus to arrive at the site in ten minutes from at least two fire and rescue stations.

As seen in Table 3, the City's APFS requirement does not coincide with the latest MCFRS performance measures for any category of emergency. MCFRS now bases its goals primarily on the type of emergency and the 90th percentile times rather than a standard requirement for all calls, as does the City.

Montgomery County Solid Waste Transfer Station and Recycling Center

Montgomery County maintains a solid waste transfer station and a recycling center. The transfer station is located at 16101 Frederick Road (Route 355), next to the railroad, just outside the City along the north-west border

In addition to the disposal of household refuse, citizens may recycle many items including tires, appliances, newspapers, magazines, cardboard, paper, branches, grass, metal, and plastic.

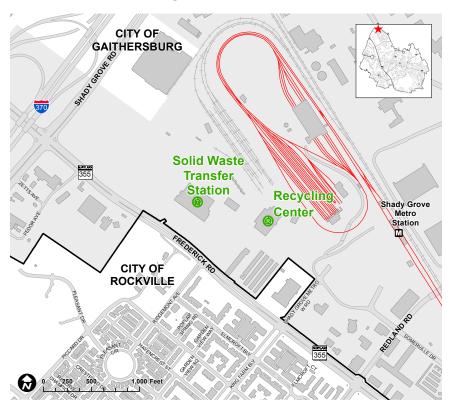
There is also a drop-off for Household Hazardous Waste (HHW) open all hours that the transfer station is open. The waste transfer station's proximity to the railroad affords easy transport of waste to the County's waste-to-energy facility and yard trim to its composting facility. The main entrance is off of Frederick Road. A separate entrance off Shady Grove Road is used by all customers with loads over 500 lbs. who are required to pay a disposal fee.

The City of Rockville also provides a comprehensive recycling and refuse program within the City. Information on City of Rockville recycling and refuse program is at http://www.rockvillemd.gov/index.aspx?nid=300



Montgomery County Solid Waste Transfer Station

Figure 20: Montgomery County Solid Waste Transfer Station and Recycling Center



Source: Montgomery County

Montgomery County Facilities - Issues

- Continued collaboration and coordination is needed between the City and the County:
 - 1. To ensure that Montgomery County's projects are consistent with Rockville's vision for Town Center
 - 2. To determine future service needs and for planning facilities in the downtown area to make sure that they comply with the Town Center Master Plan.
 - 3. To identify stations, alignments and related facilities for the proposed bus rapid system (BRT)¹
 - 4. County decisions highly impactful to Rockville Town Center will be made at some point regarding the County-owned Grey Courthouse building.
 - 5. To determine future needs for facilities in the area of police and libraries, with changes in technology, though current space in and around Rockville appears to meet near-term needs.
- Montgomery County's proposed expansion of the Montgomery County Detention Center (MCDC) is not consistent with Rockville's 2002 CMP.
- Montgomery County Fire and Rescue Services (MCFRS) has changed their emergency response times such that the City's Adequate Public Facilities Ordinance is now not consistent with the County's service goals.

¹ More information on the scope of the BRT study and analysis is available at the http://montgomeryplanning.org/transportation/highways/brt.shtm and also discussed in the City's Transportation Trends Report.

State and Federal Facilities in Rockville

The State of Maryland and the Federal Government also own and operate limited community facilities in Rockville.

State Facilities

The District Court located at 191 East Jefferson Avenue is already discussed in the Police and Justice System under the Montgomery County Facilities.

Federal Facilities

Rockville, being in close proximity to the nation's capital Washington D.C, contains and is near a large number of federal facilities. Montgomery County, as a whole, is home to many major federal agencies and installations, including the National Institute of Standards and Technology (NIST) National Cancer Institute (NCI), the National Institutes of Health (NIH), portions of the Department of Health and Human Services (HHS) and others. However, to stay within the scope of the document, only those facilities that are accessible to the general public and serve a community purpose are discussed in this section. The United States Federal Government facilities in Rockville providing community services function include the Post Office and the Social Security Office. There may be others as well about which City staff is not aware at this time.

Post Office

The United States Postal Service (also known as USPS, the Post Office or U.S. Mail) is an independent agency of the United States government responsible for providing postal service in the United States.

Postal delivery service for Rockville is provided by three post office facilities in the city, which include: the Town Center Branch (500 N Washington Street); the Twinbrook Branch (2001 Veirs Mill Road) and the Rockville Pike Station (143 Rollins Avenue). King Farm also has a small satellite post office at 700 Gaither Road. Since the 2002 CMP, the old post office along N. Washington Drive has been closed, and is now used as the Rockville Police Department. In addition to mail delivery, the postal service provides retail sales such as postage and mail supplies, and other services including passport applications,

bulk mail processing, and leased delivery boxes. A central mail processing and delivery facility is located at 16501 Shady Grove Road, just outside the City limits, along its north-east boundaries.

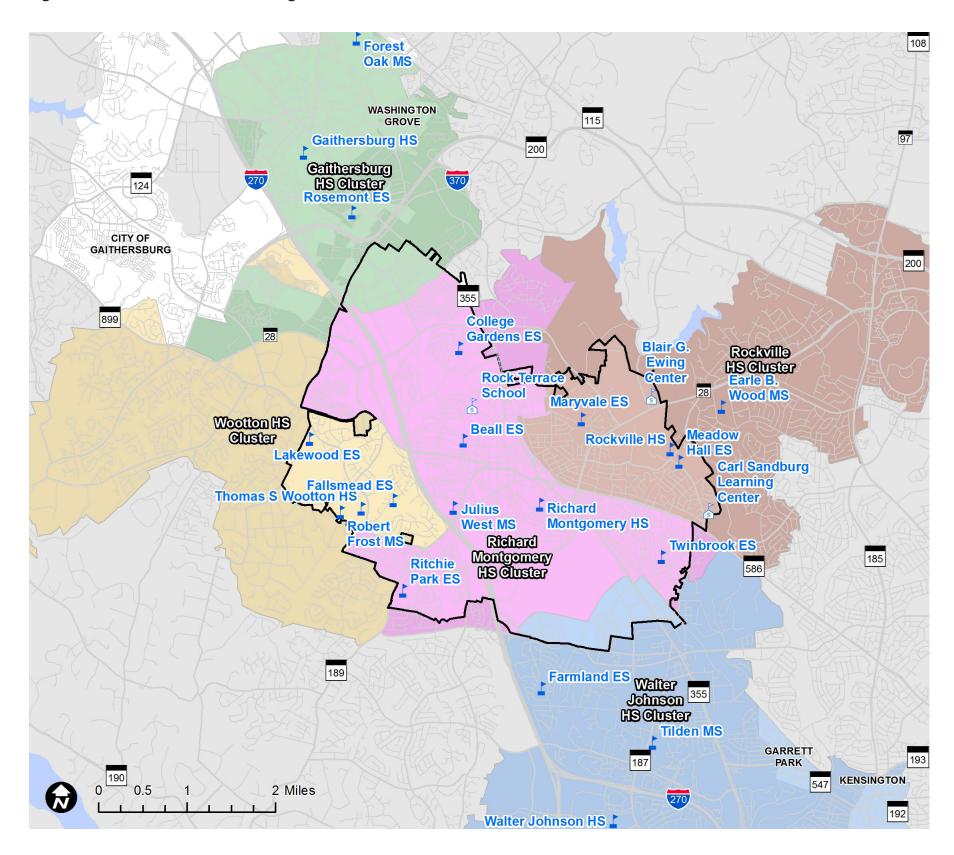
Social Security Administration

A Social Security Administration Office is located at 315 North Washington St. Services offered include applying for a Social Security Card, name change and others.



District Court of Maryland

Figure 21: MCPS Locations and High School Boundaries for Rockville Students



Educational Facilities

One of the most important categories of the community facilities in Rockville is education. The educational facilities section of this report covers the following:

- Montgomery County Public Schools
- Private Schools
- Higher Education

Educational facilities and public schools are key components and considerations in effective community planning. Though the City of Rockville does not provide educational services, the City and its residents care greatly that public schools are at sufficient capacity and at a high level of quality.

Montgomery County Public Schools

Montgomery County Public Schools (MCPS) owns and operates the public high schools, middle schools and elementary schools in Rockville. Montgomery County Public School (MCPS) system is the largest school system in Maryland and the 17th largest school district in the United States¹.

Funding for the public schools is primarily provided by Montgomery County, with supplemental funding from the State of Maryland. Local funding sources such as the County General Obligation (GO) bonds, current revenue, the county Recordation Tax, and the School Impact Tax are utilized in conjunction with state aid to fund the public schools.

Neighborhood-Serving Schools

MCPS organizes schools into clusters and assigns them boundaries. Rockville is served by five public school clusters, each of which is named for the high schools within the cluster. They are named Richard Montgomery, Thomas W. Wootton, Rockville, Gaithersburg and Walter Johnson Clusters. Clusters have one high school, one or more middle schools, and several elementary schools. School assignments are based upon the school boundaries established by MCPS, and on where the home address falls within these boundaries. MCPS also provides specialized programs, both within neighborhood schools and as stand-alone schools that are open to students in the County.

1 http://montgomeryschoolsmd.org/about/

Students who live in Rockville attend the following neighborhood public schools, most, though not all, of which are within the City limits:

High Schools

- Richard Montgomery HS
- Rockville HS
- Gaithersburg HS
- Thomas S. Wootton HS
- Walter Johnson HS

Middle Schools:

- Julius West MS
- Earle B. Wood MS
- Robert Frost MS
- Tilden MS

Elementary Schools:

- Beall ES
- College Gardens ES
- Ritchie Park ES
- Lakewood MS
- Meadow Hall ES
- Maryvale ES
- Fallsmead ES
- Rosemont ES
- Twinbrook ES

Special Education Centers

There are three special education centers in Rockville that serve the needs of children with special needs and requirements. They are the Rock Terrace School, the Carl Sandburg Learning Center, and the Blair G. Ewing Center. These schools serve students throughout the county.

• Rock Terrace School is comprised of a middle school, a high school and an upper school that implements schoolto work programs. The focus of the middle school is to align the students with the MCPS curriculum and to transition to the high school program. The high school program emphasizes the Alternative Outcomes aligned with the curriculum and provides vocational and community experiences. The upper school, which comes after completion of the high school program, prepares children for post-secondary experiences and career readiness. Montgomery County Public Schools Superintendent's Recommended FY2017 Capital Budget and the FY 2017-2022 Capital Improvements Program approved that Rock Terrace School be collocated with Tilden Middle School (outside of Rockville City Limits). To date, there has been no determination as to the future use of the Rock Terrace School site.

- Carl Sandburg Learning Center serves students with multiple disabilities including autism, language impairments, intellectual disabilities, specific learning and emotional disabilities. Current MCPS Superintendents Recommended FY2016 Capital Budget and Amendments to the 2015-2020 Capital Improvements Program² approved collocating the Carl Sandburg Learning Center with the Maryvale Elementary School Campus in Rockville. The estimated date of completion is August 2020.
- The Blair G. Ewing Center provides alternative programs for middle and high school students who are not reaching their potential in their home schools for a variety of reasons. These programs provide services that meet the academic as well as emotional and intellectual needs of at-risk students. The goal of each program is to help students return to and function effectively in their comprehensive secondary home schools. The facility is currently being renovated and expanded.

Challenges Specific to Clusters Serving Rockville Neighborhoods ³

MCPS is experiencing significant enrollment growth, especially in the elementary grades. Enrollment numbers indicate a total school population of 156,455 students (2015-2016), for a one-year increase of more than 2,600 students. Since the 2007-2008 school year, enrollment has increased by 18,710 students, which is equivalent to 25 elementary schools with a capacity of 740 students, or more than two entire school clusters. MCPS forecasts indicate that the trend will continue, with an additional increase of approximately 11,000 students by the 2021-2022 school year.

Richard Montgomery Cluster

The total utilization rate for elementary schools is currently over 120%. A new elementary school is scheduled to open in August of 2018, on the former Hungerford Park Elementary School site, at 332 W. Edmonston Drive, which is expected to relieve the overcrowding in the cluster.

The Middle School utilization rate is expected to reach 121% in 2015-16, but is projected to go down once the expansion of Julius West Middle School is completed. The scheduled completion is August 2016.

³ Please refer to the Superintendent's Recommended FY 2017 Capital Budget and the FY 2017-FY2022 Capital Improvement Program for more information on specific clusters.

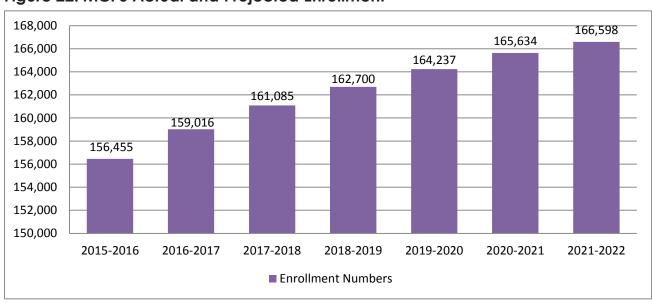


Figure 22: MCPS Actual and Projected Enrollment

Source: Superintendent's Recommended FY2017 Capital Budget the FY 2017-2022 Capital Improvements Program

² http://www.montgomeryschoolsmd.org/departments/planning/cipmaster.aspx

Table 4: Enrollment Numbers for Schools that serve Rockville (2015-2022)

High School	Metric	Actual			Proje	ctions		
Cluster		15-16	16-17	17-18	18-19	19-20	20-21	21-22
Richard	HS Utilization	100%	105%	107%	109%	111%	112%	112%
Montgomery	HS Enrollment	2,244	2,339	2,398	2,443	2,487	2,514	2,508
Cluster	MS Utilization	121%	90%	91%	89%	94%	95%	96%
	MS Enrollment	1,280	1,306	1,313	1,289	1,357	1,371	1,392
	ES Utilization	122%	122%	123%	98%	96%	95%	95%
	ES Enrollment	2,749	2,785	2,797	2,822	2,757	2,750	2,750
Rockville	HS Utilization	86%	90%	93%	93%	96%	100%	102%
Cluster	HS Enrollment	1,343	1,419	1,466	1,466	1,511	1,571	1,596
	MS Utilization	102%	106%	111%	113%	114%	113%	116%
	MS Enrollment	970	1,011	1,056	1,073	1,090	1,077	1,064
	ES Utilization	124%	123%	122%	108%	100%	100%	98%
	ES Enrollment	2,731	2,728	2,693	2,679	2,645	2,629	2,580
Wootton	HS Utilization	102%	104%	104%	104%	103%	102%	92%
Cluster	HS Enrollment	2,207	2,248	2,243	2,255	2,232	2,209	2,237
	MS Utilization	93%	93%	95%	94%	93%	89%	83%
	MS Enrollment	2,053	2,043	2,081	2,072	2,038	1,945	1,822
	ES Utilization	86%	83%	81%	79%	78%	78%	71%
	ES Enrollment	2,758	2,672	2,609	2,528	2,494	2,512	2,551
Gaithersburg	HS Utilization	96%	98%	101%	102%	102%	104%	108%
Cluster	HS Enrollment	2,310	2,359	2,421	2,450	2,451	2,508	2,591
	MS Utilization	82%	84%	86%	90%	97%	102%	108%
	MS Enrollment	1,556	1,597	1,638	1,708	1,837	1,941	2,041
	ES Utilization	106%	109%	112%	115%	116%	118%	119%
	ES Enrollment	4,187	4,298	4,418	4,517	4,578	4,644	4,685
Walter	HS Utilization	97%	96%	98%	11%	105%	114%	119%
Johnson	HS Enrollment	2,265	2,243	2,287	2,361	2,472	2,676	2,798
Cluster	MS Utilization	95%	102%	111%	97%	100%	91%	92%
	MS Enrollment	1,747	1,869	2,035	2,109	2,174	2,190	2,212
	ES Utilization	111%	113%	112%	106%	98%	92%	92%
	ES Enrollment	4,188	4,266	4,252	4,287	4,294	4,262	4,277

Source: Superintendent's Recommended FY2017 Capital Budget and the FY 2017-2022 Capital Improvements Program











The utilization rate at Richard Montgomery HS is expected to rise to 112% in 2020-21. A study was recommended in the Superintendent's FY16 CIP for the feasibility of classroom additions.

Rockville High Cluster

The relatively high utilization rates in the elementary schools and middle schools indicate that there will be a larger demand on the high school in the future as students' progress in grades. The current elementary school overcapacity of more than 120% is projected to fall to 100%, once the additions planned for certain schools (e.g., Lucy Barnesly ES, outside of the city) are completed.

Gaithersburg and Wootton Cluster

Elementary school enrollment in the Gaithersburg Cluster has increased significantly in recent years and is projected to continue to increase in the future.. At present, the Wootton Cluster is not experiencing significant over-capacity concerns, though the high school is scheduled for a complete modernization project, which is likely to address its modest over-capacity enrollment. In fact, the Wootton Cluster Elementary Schools are significantly under capacity, with enrollment projected to drop below 80% of capacity by 2018-2019, and continue to drop afterwards.

In 2015, MCPS formed a Tri-Cluster Roundtable Discussion Group to explore opportunities to solve capacity/enrollment issues jointly with the Gaithersburg, Magruder and Wootton Clusters. On March 11, 2016, the interim Superintendent made a series of recommendations, which can be found at the MCPS website or http://gis.mcpsmd.org/roundtablepdfs/TriCluster_SuperintendentsRec031116.pdf. No school within Rockville is recommended for expansion or replacement, but Rosemont ES is recommended for monitoring, with the potential for future expansion. Students in the northern portion of Rockville's King Farm neighborhood attend that school.

Walter Johnson Cluster

Projections indicate that the utilization rates in the Walter Johnson Cluster are expected to grow significantly. Similar to Gaithersburg Cluster, a roundtable group was established in FY17 CIP to discuss options. A classroom addition has been proposed for Walter Johnson High School, as follow-up to additions and modernizations to schools throughout the cluster in recent years.

Information on both Roundtable Discussion Groups can be found at the MCPS Web site, at http://www.montgomeryschoolsmd.org/departments/planning/roundtable.aspx..

City of Rockville Adequate Public Facilities Standards and MCPS

The purpose of the City's Adequate Public Facilities Standards (APFS) is to ensure that the schools serving a proposed development will remain "adequate" for the existing community after the development is built. The City continuously coordinates with MCPS to assess the impact of new development on projected enrollment in public schools and to ensure that new development complies with the City's adopted APFS.

The City's APFS test for schools in Rockville is based on the program capacity and enrollment for each school cluster as determined by MCPS annually. Any development that produces school-age children is not permitted in that specific school district in the City if the enrollment exceeds 120% capacity in any school level within five years. Under the new APFS for schools adopted by the City in July 2015 (Table 5), no schools are currently under a moratorium.

In addition, the City tracks the MCPS CIP annually as it moves through the County's budget process and advocates for critical funding for MCPS capital projects, especially as they relate to schools attended by Rockville children. The Recommended FY2017 Capital Budget and FY 2017-22 Capital Improvements Program address growing needs for classroom space through additions and new schools; focusses on aging facilities through the revitalization/expansion program and meeting the infrastructure needs through many county-wide systemic projects.

Table 5: City of Rockville School Enrollment Capacity in 2020-21

School Cluster	2014-15 Enrollment Capacity	Projected 2020-21 Enrollment	Projected 2020-21 Program Capacity	Projected 2020-21 Enrollment Capacity			
	High 9	Schools					
Gaithersburg	94%	2,451	2,407	101.8%			
Walter Johnson	97%	2,798	2,515	111.3%			
Richard Montgomery	98%	2,479	2,237	110.8%			
Rockville	85%	1,536	1,571	97.8%			
Wootton	100%	2,188	2,167	101.0%			
Middle Schools							
Gaithersburg	84%	1,994	1,882	106.0%			
Walter Johnson	95%	2,212	2,408	91.9%			
Richard Montgomery	113%	1,351	1,445	93.5%			
Rockville	98%	1,053	961	109.6%			
Wootton	94%	1,443	1,632	88.4%			
	Elementa	ry Schools					
Gaithersburg	109%	4,549	4,160	109.4%			
Walter Johnson	111%	4,277	4,630	92.4%			
Richard Montgomery	122%	2,724	2,884	94.5%			
Rockville	124%	2,554	2,643	96.6%			
Wootton	87%	2,686	3,224	83.3%			

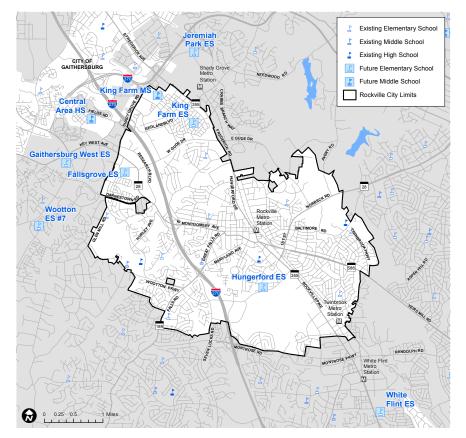
Source: Table developed by City of Rockville, CPDS; reflects County Council Adopted FY2016 Adopted FY 2016 Capital Budget and Amendments to the FY 2015-2020 Capital Improvements Program. Incorporates County Council approved supplemental CIP project to add 8 classrooms to Walter Johnson H.S. as of 7/28/15; Effective July 1, 2015

School Construction

When large-scale development projects are being planned, MCPS works with local planning departments to reserve sites for new schools when they are needed. Sites have been reserved for future schools within the Rockville communities of King Farm and Fallsgrove; Crown Farm in the City of Gaithersburg; and in Montgomery County's Shady Grove Master Plan Area. An additional site has been identified south of White Flint Mall in the White Flint Sector Plan. Other potential sites for schools have been discussed in Montgomery County's recently approved Great Seneca Sciences Corridor Master Plan. Figure 23 shows those potential sites for new schools and also includes sites/buildings previously used as schools within Rockville and still owned by Montgomery County, as these sites could with significant renovation, or full reconstruction, once again be used as schools. The challenge for MCPS will be how to fund construction/renovations of new schools on those sites that have already been dedicated.

In Rockville, a new elementary school (Hungerford #5) is under construction. In addition, Julius West MS, Wootton HS and Maryvale ES are funded for expansion.

Figure 23: Sites Reserved for Future School Development



Higher Education Facilities

State and County colleges contribute to local communities in many ways. They help in elevating the educational programs at local K-12 schools, so students are better prepared to attend college and/or enter the workforce. They also play a vital role by providing alternative opportunities to students to continue their education in local communities. Montgomery College and Universities at Shady Grove are the primary institutions in Rockville and vicinity that provide such opportunity.

Montgomery College

Montgomery College's Rockville Campus is located on MD Route 355 north of Rockville Town Center. The college is chartered by the State of Maryland and governed by the Board of Trustees. Montgomery College has three main campuses in the County: Rockville, Germantown and Takoma Park. The College has three off-campus satellite centers, in Wheaton, Gaithersburg and Silver Spring. The centers offer credit and non-credit continuing education and workforce development courses.

As the largest and most comprehensive campus of Montgomery College, the Rockville Campus enrolls close to 17,000 students each semester. In addition to the credit students, the Campus also serves a substantial non-credit student body through programs of Work Force Development & Continuing Education.

The Workforce Development and Continuing Education (WD&CE) programs at Montgomery College provide a wide range of pre and post-degree educational offerings and services designed to meet the needs of individuals in career transitions, reentering the workforce, maintaining current technical skills as well as those seeking other education. Approximately, 46,000 students attend WD&CE programs every year. In 2013, 29% of the total course offerings of the WD&CE programs were offered in the Rockville campus.

Montgomery College 2006-2016 Facilities Master Plan, Update 09-27-10, was written with a time frame of 10 years and the twenty-year Land Use Plan extends out to 2026. Per the Plan, the construction of the Science Center is complete, as is the renovation of the Science East building for the Department of Mathematics. The Science East building is adjacent to and

now integrated into the Science Center building. The Science West building is currently under renovation. The Garage North project (now North Garage) is under construction and the new Student Services Center is currently in design stage.

The development of the 2013-2023 Facilities Master Plan update for Montgomery College was initiated in 2015 and completed in January of 2016. The Plan is available on Montgomery College web site. The current Facilities Master Plan recognizes space deficiencies and recommends increasing densities. Overall, Rockville Campus Space Needs relative to State guidelines for the facilities were 426,099 square feet in 2013 and the projected deficit by 2023 is 439,764 square feet.

The existing Rockville Campus has a limited capacity to absorb more growth without demolishing existing buildings, substantially changing the character of the campus or altering the amount of surface space devoted to the parking of automobiles. The strategy for the next ten years emphasizes both: creating a denser, livelier campus with the anticipation of providing more structured parking on campus in the following ten years to accommodate the growth.

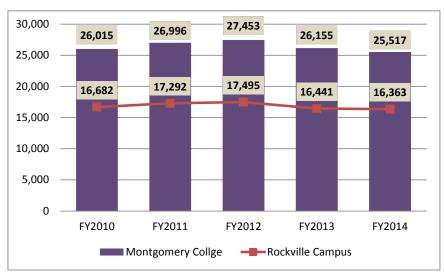
The 2013-23 Facilities Master Plan for the Rockville Campus supports increases in enrollment through construction of approximately 321,038 NASF of new space, and the renovation and reallocation of additional space in existing Campus buildings.

Renovation	New	Demolition	Net Growth
	Construction		
199,180 sq. ft.	321,038 sq. ft.	(111,035)	210,003 sq. ft.

The Facilities Master Plan also recommended acquiring the Carver Educational Service Center property across Mannakee Street and expanding the campus to the South, as a means to manage growth in the future beyond the 2016 planning year.

The only 2002 CMP recommendation regarding this very important institution is that the City should (p.7-8) "Encourage the viability of local higher education institutions as a key to providing resident workers with education required by the companies in the area." It also states, however, that (p. 11-26) "Care should be taken to ensure that decisions regarding expansion of the college take into consideration possible impact on the planning area. Addressing traffic concerns and maintaining adequate buffers are especially important." No discussion is presented regarding potential leveraging or partnering opportunities for the city with this important institution.

Figure 24: Montgomery College-wide Totals and Rockville Enrollment



Source: FY2014 MC Factbook, available at http://cms.montgomerycollege.edu/EDU/Department4.aspx?id=54314

Table 6: Montgomery College Enrollment

15.016	47.000	16.600	17.000	17.405	46.444	Chg		% Chg
	1 17 020	1 16 602	1 17 202	1 1 7 10E	16,441	10/-	20,819	1 270/-

Faculty supporting the Campus are planned to increase from 2013 to 2023 by 12%, from 401 faculty to 449 through 2023. The number of full-time faculty will increase by 25 positions, or 9%, while the number of part-time faculty will increase by 92 positions, or 17%.

Source: Montgomery College Office of Institutional Research, 2015

Montgomery College - Rockville



Montgomery College - Rockville Science Center



Universities at Shady Grove

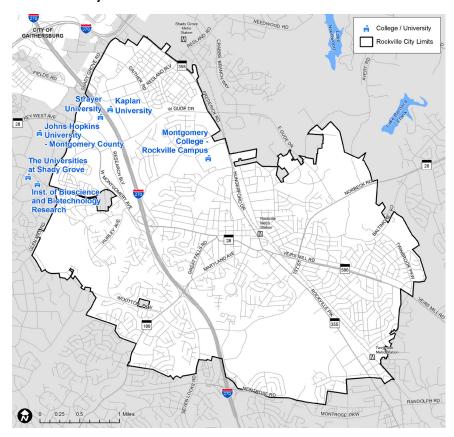
The Universities at Shady Grove (USG) began in 2000 as part of the University of Maryland University College. The Campus is located just outside of Rockville, southwest of the intersection of Shady Grove and Darnestown Roads. Daytime, evening and weekend classes are offered at Shady Grove to undergraduate and graduate students seeking degrees in 60 programs, of which 35 are baccalaureate, including certificate and continuing education programs. More than 4,000 students are currently (2013-2014) enrolled in USG. Approximately 600 undergraduate students and 400-500 students with graduate and professional degrees graduate each year at the USG. The USG plans to increase its capacity to annually graduate 2,000 undergraduate students and approximately 1,200 graduate/professional degree students (several hundred of which will be in the biosciences and biotechnology disciplines).

Degrees are offered at Shady Grove by nine institutions: Bowie State University; Salisbury University; Towson University; University of Maryland, Baltimore; University of Maryland, Baltimore County; University of Maryland, College Park; University of Maryland, Eastern Shore; and University of Maryland University College. Degree programs and course offerings cover a wide variety of subjects including biotechnology, business, communication criminal justice, education, health, hotel management, information technology, nursing, political science, public administration, psychology, social work and others.

Universities at Shady Grove



Figure 25: Higher Educational Facilities in Rockville and Vicinity



Other Higher Education Facilities

Just outside the City of Rockville, in the Great Seneca Science Corridor, is the Montgomery County campus of Johns Hopkins University, which offers various academic programs, with a focus on biosciences, engineering, education and business. It also has long-term plans to build a large Life Sciences Center focusing on research and biosciences.

Private institutions offering classes in Rockville and vicinity include the Strayer University at 4 Research Place, the Kaplan University at 1390 Piccard Drive and the Institute of Bioscience and Biotechnology Research at 9600 Gudelsky Drive.

Private Education Facilities

In addition to public schools, Rockville is home to several private educational institutions, which enhance and supplement the educational opportunities in the area. Each institution establishes its own goals, standards, policies, responsibilities and operational budgets. For additional information about private educational institutions, please contact the institution of interest directly. Private educational facilities in Rockville include:

- Christ Episcopal Day School
- St. Elizabeth School
- Georgetown Hill ECC Woodley Gardens Campus
- Good Shepherd Montessori School
- St. Mary's School
- St. Raphael School
- Rockville Community Nursery School
- Community School of MD, Twinbrook
- Goddard School Rockville
- Twinbrook Christian Academy
- Charles E. Smith Jewish Day School (just outside the City boundaries at East Jefferson St and Montrose Road)
- Islamic Education Center (Just outside the City boundaries at Montrose Park and Seven Locks Road)
- Early Childhood Center
- First Baptist Church WEE Center
- King David Nursery School
- Children of the Cross Preschool
- Rockville Nursery School and Kindergarten
- Rockville Presbyterian Coop Nursery School
- Aspen Hill Cooperative Nursery School
- New Day Preschool

(Note: Of the private education providers in the City, only the larger facilities are listed. City staff does not guarantee that this list is complete)

Child Care Centers

Child care centers offer early education and play an integral role in the development of young children. Quality child care is in high demand by parents. Affordable, conveniently located, quality child care is one of the most pressing concerns of contemporary family life. Child care centers in Rockville are regulated by the Maryland State Department of Education. All child care facilities must meet applicable licensing requirements before they may begin operating.

Numerous independent providers as well as several formalized day care centers provide childcare in the City of Rockville. Since child care services are generally provided by the private sector and regulated by the State, the City does not maintain a comprehensive list of day-care providers. A comprehensive list of licensed child care programs and providers within the City of Rockville is available at the State web site at http://www.marylandpublicschools.org/MSDE/There are three different categories of state licensed childcare; they depend upon the number of children in care:

- Small group centers ("small centers") have a maximum capacity of 12 children and are usually located in private residences.
- Large child care centers provide care for 12 or more children; these centers are usually located somewhere other than a residence and may be small or large.
- School-age child care facilities that offer programs before and/or after school hours and during school holidays and vacations.

A child care with up to 8 children is a permitted use per Rockville's zoning ordinance in all single family residential zones. However, a child care center with more than 8 children is permitted only under a special exception process when conditions are met as detailed in Section 25.15.02(e) of the City's zoning ordinance. Larger child care centers of more than 8 children is allowed in all zones as a permitted or a conditional use, depending on the location.

The 2002 CMP includes the following recommendations regarding child and adult care facilities (p. 7-9):

- 1. Encourage adequate adult and child care facilities.
- 2. Ensure compatibility between surrounding land uses and adult and child care facility(s).
- 3. Review Zoning Ordinance regarding child care restrictions.

Education Facilities - Issues

Public Schools

- Montgomery County Public Schools enrollment increase of more than 10,000 students over the past five years, which is expected to continue, is a significant challenge for immediate and future space needs throughout the County.
- Many capital projects for new schools and classroom additions, as approved in the MCPS CIP, are being delayed due to funding shortfalls causing overcrowding in existing facilities.
- There are no current plans for new schools on the three Rockville sites reserved for future schools (two elementary schools and one middle school).
- The future use of the Rock Terrace school site is uncertain at this time.

Higher Education

- The 2013-2023 Facilities Master Plan for the Montgomery College Rockville Campus identified a deficit of approximately 400,000 square feet of space in 2016.
- A large part of the Montgomery College campus was constructed in the mid-to-late 1960 and some buildings are functionally inadequate.
- There is no 4-year college or university in Rockville, though a student can get a 4-year college degree from one of the nearby institutions, particularly in the Universities at Shady Grove.

Hospitals, Assisted Living, and Nursing Facilities

Medical care for Rockville residents is provided by nearby hospitals and several multi specialty health clinics and private practitioners. No hospitals are located within the City limits. Hospitals located in Montgomery County include Shady Grove Adventist Hospital, which has two branches, one just outside the City's northern limits and one in Germantown; Suburban Hospital in Bethesda; Montgomery General Hospital in Olney; Holy Cross hospital in Silver Spring and Washington Adventist Hospital in Takoma Park. The two hospitals closest to City are Shady Grove Adventist and the Suburban.

Montgomery County's hospitals are expanding in an attempt to keep pace with the county's growth, with new facilities and relocations scheduled and proposed for the future.

Holy Cross Hospital recently (in fall of 2014) completed the construction of a new 93-bed hospital in Germantown, the county's first new hospital in 35 years. Holy Cross also is expanding its Silver Spring facility to include a seven-story patient care building and a parking garage with 300 spaces, scheduled to be completed in the fall of 2015.

Washington Adventist Hospital is considering a move to White Oak from Takoma Park, to a larger campus. A small



Shady Grove Adventist Hospital



Ingleside at King Farm

contingent of emergency services would remain in Takoma Park if the hospital's plans are approved. The new 200-bed White Oak facility would open in late 2018.

At Suburban Hospital, a \$230 million "campus enhancement project" including a four-story, 235,597-square-foot addition and a new parking garage with more than 1,200 spaces, was recently completed in early 2015.

Shady Grove Adventist Hospital, just outside Rockville has major renovations and expansions planned for its facility for future years. Montgomery County Planning Board approved a total of additional 1.2 million square feet of hospital and life-science related uses in January 2014 for Adventist Health Care, of which construction is underway.

Senior Assisted Living Facilities and Nursing Homes

There are a variety of facilities and services for retirees in Rockville. These include centers for independent living, in-home care, assisted living and full services of a nursing facility. The facilities include the following:

- Sunrise of Rockville at 8 Baltimore Road offers assisted living, memory care and respite care with 70 units.
- Bethany House is an independent living facility at 199 Rollins Avenue with 250 units.
- Landow House is an assisted living facility at 1799 E Jefferson Street that can accommodate 99 residents.

- Ingleside at King Farm is a community that has been approved for 650 senior housing units, of which 314 are constructed. It offers many options for seniors such as Independent Living, Assisted Living, Alzheimer's Care, Nursing Care and Continuing Care.
- Ring House is an independent living facility at 1801 East Jefferson St., just outside of Rockville, with 269 units.
- National Lutheran Home, located at 9701 Viers Dr., is a nursing home with a capacity of 469 residents and provides facilities such as residential living, rehab and recovery, assisted living and hospice care.
- Victory Court, located between Maryland Avenue and Monroe Street, is a new 90-unit apartment community for seniors ages 62 and over.
- Plans are underway for the construction of an agerestricted 117-unit multifamily residential dwelling unit at 285 N. Washington Street, north of Town Square.



Victory Court

Summary and Conclusions

Setting goals and policies for community facilities will be a core part of the updated comprehensive master plan for Rockville. The direction established will guide the city's capital improvements and relevant regulations, and as well as city advocacy to Montgomery County and the State of Maryland. The summary provided below noted the key considerations regarding community facilities as discussed in this report.

City of Rockville Facilities

Services for the Increased Population

- Rockville's projected population increase of approximately 21,000 residents, to approximately 87,000 residents, by 2040 (Figure 1) will almost certainly increase the need for services and facilities.
- How will the City accommodate the staff necessary to deliver the increased demand in services? Assuming that the current ratio of population to employees remains constant (1:27) through 2040, the projected increase of Full Time Equivalent (FTE) staff would be 166, for a total of 685. What new buildings, or additions to existing buildings, will be needed to accommodate the increase in staff?
- How much of the anticipated increase in demand for services and programs can be accommodated in existing facilities? What new buildings, or additions to existing buildings, will be needed?
- The City currently does not produce programming plans for space, equipment or staff that includes projections for growth beyond the 5-year Capital Improvement Program (CIP) period.

Challenges/Opportunities with City Facilities

- The King Farm Farmstead and the Rockville Regional Transportation Center in Fallsgrove are currently not being used.
- The Twinbrook Neighborhood Plan (p.65), adopted in 2009, recommended exploring the feasibility of expanding the Twinbrook Community Recreation Center.
- The PROS plan recommended that Montrose Community Center be expanded to include a space for a gymnasium and space for other programs.
- The East Rockville and Lincoln Park Neighborhood Plans recommended developing a Science Complex, with a preferred location on Stonestreet Boulevard.
- The current CIP (Appendix B) includes funding for maintaining and improving existing facilities. No new facilities are listed.

Challenges with Existing Approved Goals

- The 2002 CMP establishes that some type of park or recreational facility should be within one-quarter mile (10-minute walk) of every resident. Some areas in Rockville, such as portions of the Twinbrook neighborhood, are deficient in that goal; and few, if any, vacant parcels are available to meet this goal.
- The draft Rockville Pike plan is calling for the establishment of 10 acres of parkland in the study area, to serve the growing population.
- The PROS Plan and the 2002 CMP (p. 6-7) have goals of maintaining or even exceeding a ratio of 18 acres of parkland for every 1,000 residents. To maintain this ration, the City would need to add over 457 acres to its inventory of parks by 2040, to serve the additional estimated 21,000 population. Are there any realistic pathways? Opportunities for cost-effective large scale acquisition of land are very challenging.
- There is no current CIP for parkland acquisition.

Table 7: Parks and Recreation Capital Improvement Program (CIP)

Program Area/Project Title	Prior	FY2016	FY 2017 - Future	Funded Total	Unfunded Total
Parks and Recreation				•	•
Artificial Turf Field*	-	50,000	-	50,000	1,800,000
Asphalt/Concrete Improvements: FY16-FY20	-	325,510	1,250,020	1,575,530	-
Ballfield Equipment Replacement	356,800	-	-	356,800	-
City Hall Security Lighting*	-	-	-	-	250,000
Civic Center Improvements	945,000	-	-	945,000	-
Dogwood Park Sports Field Renovation*	-	-	-	-	450,000
F. Scott Fitgerald Theatre Improvement	419,600	-	-	419,600	-
Glenview Mansion ADA Parking and Guard Rail*	-	-	1,100,000	1,100,000	-
Glenview Mansion and Cottage Improvements	155,400	-	-	155,400	-
Hayes Forest Bridge Replacement*	-	-	162,750	162,750	-
Horizon Hill Park Renovations	15,000	235,000	-	250,000	-
King Farm Farmstead - Dairy Barns*	-	1,400,000	-	1,400,000	-
Outdoor Security Lighting - Welsh Park/Swim Ctr	380,000	-	-	380,000	-
Playground Structure Replacement	279,000	-	-	279,000	-
Playground Structure Replacment: FY16-FY20	-	120,000	774,000	894,000	-
Roofing Improvements: FY16-FY20	-	-	1,655,300	1,655,300	-
Senior Center Improvements	5,271,019	-	-	5,271,019	-
Skate Park Renovation*	-	-	-	-	190,500
Swim and Fitness Center Locker Rooms Renovation*	-	-	3,649,500	3,649,500	-
Swim and Fitness Center South Pool Repairs	2,657,000	-		2,657,000	-
Twinbrook Park Culvert Repair*	-	80,000	270,000	350,000	-
Woodley Gardens/Welsh Park Bridges	-	-	212,000	212,000	-

^{*}Projects marked with an asterisk (*) are new to the FY 2016 book. Ongoing major maintenance programs are not considered new.

Rockville Water and Sewer (Wastewater)

- A critical issue for the Mayor and Council is funding the needed improvements to both the water and wastewater systems.
- Within the water system, approximately 55% of the distribution system of water pipes are reaching the end of their useful lives and are susceptible to breaks, tuberculation, fire-flow deficiencies and potential water quality impairment.
- Limitations in the capacity distribution identified at specific locations, such as Town Center and Rockville Pike is a key concern. In both of these growth regions of the city, the collection system has been found to be at or near transmission capacity limits.
- Per the 2016 CIP (Appendix B), four out of the eight identified sewer deficiency areas are currently unfunded.
- Some parts of the city are not fully characterized yet for deficiency, in terms of whether the infrastructure can accommodate growth.
- The Washington Metropolitan Area Water Supply Study stipulated that by the year 2035, under repeated severe droughts, the current water supply system will experience considerable stress. Consequently mandatory water use restrictions will be required in the WMA. As such, water suppliers in the region should identify and evaluate potential new water supply storage facilities.

The following table lists the FY2016 CIP Water and Sewer (Appendix B) programs:

Table 8: Utilities Capital Improvement Program (CIP)

Program Area/Project Title	Prior	FY2016	FY2017- Future	Funded Total
Utilities	'			
Blue Plains Wastewater treatment FY16-FY20	-	4,113,000	8,404,000	12,517,000
Hydraulic Surge Suppression	829,909	-	-	829,909
SCADA Improvement	815,000	-	-	815,000
SCADA Pressure Reducing Valve Improvements*	-	-	405,000	405,000
Sewer Rehab & Improvement	11,129,150	-	-	11,129,150
Sewer Rehab & Improvement FY16-FY20	-	706,000	3,852,000	4,558,000
Water Main Rehab & Improvement	22,921,140	-	-	22,921,140
Water Main Rehab & Improvement FY16-FY20	-	1,719,483	9,434,575	11,154,058
Water Plant Upgrades	4,692,500	-	-	4,692,500
Water System Facility Improvement	4,365,000	237,000	-	4,602,000
Water Tank Improvements	2,428,923	3,700,000	-	6,128,923
Water Treatment Plant Clarifier Improvements*	-	-	2,162,750	2,162,750

^{*}Projects marked with an asterisk (*) are new to the FY 2016 book. Ongoing major maintenance programs are not considered new.

Montgomery County Facilities

- Continued collaboration and coordination is needed between the City and the County:
 - 1. To ensure that Montgomery County's projects are consistent with Rockville's vision for Town Center
 - 2. To determine future service needs and for planning facilities in the downtown area to make sure that they comply with the Town Center Master Plan.
 - 3. To identify stations, alignments and related facilities for the proposed bus rapid system (BRT)¹
 - 4. County decisions highly impactful to Rockville Town Center will be made at some point regarding the County-owned Grey Courthouse building.
 - 5. To determine future needs for facilities in the area of police and libraries, with changes in technology, though current space in and around Rockville appears to meet near-term needs.
- Montgomery County's proposed expansion of the Montgomery County Detention Center (MCDC) is not consistent with Rockville's 2002 CMP.

¹ More information on the scope of the BRT study and analysis is available at the http://montgomeryplanning.org/transportation/highways/brt.shtm and also discussed in the City's Transportation Trends Report.

Educational Facilities

Public Schools

- Montgomery County Public Schools enrollment increase of more than 10,000 students over the past five years, which is expected to continue, is a significant challenge for immediate and future space needs throughout the County.
- Capital projects for new schools and classroom additions, as approved in the MCPS CIP, are being delayed due to funding shortfalls causing overcrowding in existing facilities.
- There are no current plans for new schools on the three Rockville sites reserved for future schools.
- The future use of the Rock Terrace school site is uncertain at this time.

Higher Education

- The 2013-2023 Facilities Master Plan for the Montgomery College Rockville Campus identified a deficit of approximately 400,000 square feet of space in 2016.
- A large part of the Montgomery College campus was constructed in the mid-to-late 1960 and some buildings are functionally inadequate.
- There is no 4-year college or university in Rockville, though a student can get a 4-year college degree from one of the nearby institutions, particularly in the Universities at Shady Grove.

Appendix A - Master Plan Goals and Capital Improvement Program (CIP) Implications

Element	Source	Page	Status
Continue to protect residential areas adjoining growth areas by providing buffer and transition areas.	CMP	2-1	Case by case
Transportation - Street Extensions			
Chapman Avenue – extended north from Twinbrook Metro Station	CMP	4-37	Will come with redevelopment. Future CIP project, likely private-public project.
Chapman Avenue – extended south to Randolph Road	CMP	4-37	Montgomery County project. Outside of city. Will come with redevelopment.
Dawson Avenue – extended east to Hungerford Drive (MD 355)	CMP (and Town Cen- ter)	4-37	In current CIP for portion of project. Private-public project.
Fleet Street – extended to connect existing segments	CMP	4-37	Unfunded. In discussions for Rockville Pike planning process.
Maryland Avenue – extended north to Dawson Avenue extension	CMP (and Town Cen- ter)	4-37	In current CIP, in conjunction with redevelopment. Private-public project.
Pleasant Road – extended to connect existing segments	CMP	4-37	Unfunded, with no current implementation plan.
Continue to explore the extension of East Jefferson Street to the north.	CMP	11-44	Potential CIP project. In discussions for Rock-ville Pike planning process.
Transportation – Interchanges/intersections			
1-270 at Gude Drive (Future MD 28)	СМР	4-37	Potential State project. Not on recent City request lists to County and State.
Reconfigure the intersection of Westmore Avenue, North Horners Lane and Ashley Avenue, including appropriate signage or restricting the times that turns can be made.	Lincoln Park	53	Unfunded
Transportation - Transit			
Corridor Cities Transitway through King Farm	CMP	4-37	State MTA project. Engineering ongoing.
Transportation - Grade Separations (including bike and pedestrian)			
Pedestrian Promenade	Town Center	69	Unfunded
East Jefferson Street (MD 28) and Rockville Pike (MD 355)	CMP	4-37	Unfunded
First Street (MD 911) and Rockville Pike (MD 355)	CMP	4-37	Unfunded
Gude Drive and Frederick Road (MD 355)	СМР	4-37	Likely State or County project. Unfunded. City has requested included this project in County and State TIPs.
King Farm Boulevard and MD 355 – bike and pedestrian crossing to Shady Grove Metro	CMP	4-37	Unfunded. Potential CIP project (State, County and/or City).
Grade Separation at Middle Lane and Hungerford Drive (MD 355)	CMP	4-37	Unfunded
Grade Separation at Montrose Road and Rockville Pike (MD 355)	CMP	4-37	Unfunded
Grade Separation at Veirs Mill Road (MD 586) and First Street (MD 28)	CMP	4-37	Unfunded

Element	Source	Page	Status
Study the feasibility of a pedestrian crossing across the CSX/Metro tracks at Halpine Road, or other locations, to link the neighborhood to the Rockville Pike area.	Twinbrook	47	Unfunded
Transportation – Bicycle, Pedestrian and Other			
Improve pedestrian connections from households to activity centers.	СМР	4-22	Continuing on case-by-case basis. Draft Bikeways Master Plan suggests additional routes.
Improve bicycle connections from households to activity centers.	СМР	4-25	Continuing on case-by-case basis. Draft Bikeways Master Plan suggests additional routes.
Improve the lighting on City streets.	CMP	4-34	Continuing on case-by-case basis.
Retrofit pedestrian and bike connections between existing neighborhoods that are divided by major transportation facilities.	СМР	4-35	Continuing on case-by-case basis.
Retrofit the existing street network to "bridge" the gap between the communities.	СМР	4-36	Unfunded
Church Street and Metro/CSX tracks – future study for connection in this area.	СМР	4-37	Unfunded
King Farm – improve Shady Grove Road ramp, Redland Road, King Farm Boulevard (study circulation)	СМР	4-37	Unfunded
Woodmont Bikeway – should Woodmont County Club redevelop, a bikeway and pedestrian connection to the Millennium Trail along Wootton Parkway, and to other bikeways shown in the Bikeway Master Plan, should be provided.	СМР	4-37	No redevelopment has occurred on Woodmont Country Club. Potential CIP, private-public project.
Stonestreet Avenue – realign near intersection with Park Road	CMP	4-37	Unfunded, but project ongoing to improve portion south of Park Road for pedestrian and bicyclists.
Wootton Parkway – not recommended for widening within the time horizon of the plan. However, the existing right-of-way should be preserved for future improvements to be determined through study and a collaborative process with affected neighborhoods. Improvements include turn lanes, pedestrian facilities and transit shelters.	СМР	4-38	Potential study and CIP project
Continue to implement the coordinated Bikeway Master Plan.	CMP	6-7	Many projects implemented. Draft update to the Bikeway Master Plan under review.
Implement Rockville's Bicycle Master Plan to provide recreational and commuter opportunities.	СМР	11-1	Many projects implemented. Draft update to the Bikeway Master Plan under review.
Install sidewalks and curbing on neighborhood streets especially on Beall and Anderson Avenues	СМР	11-24	Implemented and on-going.
Environmental Issues			
Rehabilitate degraded streams, stream banks and wetlands	CMP	5-2	Ongoing
Continue to acquire land adjacent to streams or within the 100-year floodplain	СМР	5-2	Unfunded. Sometimes accomplished during development projects, through agreements with developers to acquire land or establish an easement.

Element	Source	Page	Status
Implement stormwater management retrofit projects in a manner that balances consideration of overall local and regional watershed restoration goals with the need to preserve public land for multiple recreation and conservation uses and maintain public safety. Seek retrofit opportunities that avoid significant compromise to existing open space and recreational amenities in public parkland except when there are no feasible alternatives.	CMP	5-3	Ongoing, on a case-by-case basis.
Protect and provide buffers for isolated wetlands that are not regulated by federal and state agencies.	CMP	5-4	Unfunded
Promote energy efficient, "green" building practices through the development of incentives and recognition or award programs for developers and homeowners.	СМР	5-7	Fund tax credit program.
Install noise barriers along highways where appropriate and consistent with an overall City-wide strategy.	CMP	5-7	Sound wall project near Nelson Street funded in current CIP, to match federal funds.
Where possible, plant street trees and establish wide vegetated buffers along major highways to help reduce air and noise pollution.	СМР	5-7	Tree planting funded. Challenge is to find land to do it. Accomplished in King Farm development. Other established areas (e.g., Wootton Pkwy) are maintained.
Recreation, Parks and Open Space			
Pursue parkland acquisition with emphasis on acquisition of parcels that are contiguous with existing parkland, forested, or otherwise environmentally sensitive.	CMP	6-7	Unfunded
Seek opportunities to acquire land and create mini-parks to serve as green oases, particularly within neighborhoods or other areas where adequate parkland does not exist or in areas where these types of facilities are not present.	CMP	6-8	Unfunded
Acquire parkland to meet the goal of providing a park within safe walking distance of every resident.	CMP	6-8	Unfunded
Connect future parks, wherever possible, with existing local and regional park systems to provide continuous greenways for wildlife habitat, hiking, biking and other activities.	CMP	6-8	Currently unfunded as a specific CIP. However, 1) ongoing Baltimore Road CIP project will improve connection to Rock Creek Park; 2) new parks (Fallsgrove and King Farm) were built to have connections with other local parks and trails; and 3) City has worked with County to ensure that new trails and parks in Great Seneca Science Corridor and White Flint will connect with city systems.
Develop an Exotic and Invasive Plant Control Program	CMP	6-10	Case by case. Comprehensive program unfunded.
Renovate or replace outdated facilities.	CMP	6-14	Ongoing, case by case.
Acquire the property adjoining Potomac Woods Park for parkland.	СМР	11-52	Unfunded, as no parkland acquisition CIP exists.
Community Facilities			
Work with the Montgomery County Board of Education to ensure that new gyms are adequate for the community's use.	СМР	7-8	Case-by-case projects, with occasional City CIP funding to expand gyms.
Continue funding for timely infrastructure replacement programs within residential neighborhoods.	СМР	11-5	Ongoing (for parks, roads, community centers) as warranted and funding allows.

Element	Source	Page	Status
Community Appearance and Design			
Establish design standards for commercial areas of Rockville.	CMP	9-1	Design guidelines developed for Town Square. None done since then.
Improve the streetscape with the use of well-designed amenities (street lights, benches, banners, trees, curbs and gutters, etc.)	CMP	9-8	Case-by-case approach. No comprehensive program. Streetscape study recommended as key implementation step in draft Rockville Pike plan.
Provide incentives to encourage a commercial/industrial property owner to upgrade the property if the property is adjacent to a residential neighborhood if feasible.	CMP	11-6	Unfunded
Utilize community funds to install additional landscaping in the right-of-way to minimize the impact of on-site parking or utilitarian architecture where feasible.	СМР	11-6	Some funding. Sometimes required of developers in their approval processes.
Implement a City-sponsored façade improvement loan program for neighborhood businesses.	Twinbrook	41	Unfunded
Housing			
Provide additional sources of funding rehabilitation projects so that more people/properties would be eligible for funding, such as a revolving fund comprised of repayments of low (or no) interest loans. (Note: the maximum Community Development Block Grant income levels are federally mandated and cannot be changed.)	СМР	10-8	Unfunded
Drinking Water			
Complete investigation of condition of City's 24-inch transmission line from the water plant to the distribution system – repairs as needed. Incorporate periodic inspections, repairs and maintenance activities into existing water main CIP project.	WRE	37	Ongoing and funded.
Continue replacing 34 miles of the most vulnerable of the 182 total system miles of water lines over the next 20 years. Thereafter, replace as needed, given condition.	WRE	37	Ongoing and funded, replacing approximately 1% per year (100-year replacement plan)
Resolve concerns with the water age and storage capacity of the City's existing storage tanks.	WRE	37	Ongoing and funded. Water tank rehabilitation planned for FY2017. Aeration/mixing system added to the Hunting Hill Tank to address water quality (age) issues.
Bring the Glen Mill Pump Station on line. Upgrade and expand the water plant with energy efficient components and solids handling that will allow it to produce up to 14 million gallons per day and pursue a commensurate increase in the daily average and daily maximum Potomac River allocations as needed.	WRE	37	Water Plant solids handling expansion will be completed in 2016. Because the per capita demand has decreased, and the population did not increase (as was predicted in 2000) Water Plant does not need to increase production to 14 mgd.
Wastewater			
Determine more accurate estimate of the amount of groundwater Infiltration and Inflow (I & I) and undertake priority rehabilitation and replacement.	WRE	49	Rehabilitation and capacity projects are ongoing

Appendix B - Capital Improvement Program (CIP) 2016 Projects

Program Area/Project Title	Unit	Page	Prior	FY2016	FY2017 Future	Funded Total	Unfunded Total
Recreation and Parks		•					
Artificial Turf Field	RA16*	314	-	50,000	-	50,000	1,800,000
Asphalt/Concrete Improvements: FY16-FY20	RB16	315	-	325,510	1,250,020	1,575,530	
Ballfield Equipment Replacement	9D61	316	356,800	-	-	356,800	
City Hall Security Lighting	RC16*	317	-	-	-	-	250,000
Civic Center Improvements	OC61	318	945,000	-	-	945,000	
Dogwood Park Sports Field Renovation	RD16*	319	-	-	-	-	450,000
F. Scott Fitgerald Theatre Improvement	1D61	320	419,600	-	-	419,600	
Glenview Mansion ADA Parking and Guard Rail	RE16*	321	-	-	1,100,000	1,100,000	
Glenview Mansion and Cottage Improvements	OB61	322	155,400	-	-	155,400	
Hayes Forest Bridge Replacement	RF16*	323	-	-	162,750	162,750	
Horizon Hill Park Renovations	5C61	324	15,000	235,000	-	250,000	
King Farm Farmstead - Dairy Barns	RG16*	325	-	1,400,000	-	1,400,000	
Outdoor Security Lighting - Welsh Park/Swim Ctr	6B91	326	380,000	-	-	380,000	
Playground Structure Replacement	4C61	327	279,000	-	-	279,000	
Playground Structure Replacment: FY16-FY20	RH16	328	-	120,000	774,000	894,000	
Roofing Improvements: FY16-FY20	RI16	329	-	-	1,655,300	1,655,300	
Senior Center Improvements	1D67	330	5,271,019	-	-	5,271,019	
Skate Park Renovation	RJ16*	331	-	-	-	-	190,500
Swim and Fitness Center Locker Rooms Renovation	RK16*	332	-	-	3,649,500	3,649,500	
Swim and Fitness Center South Pool Repairs	4F61	333	2,657,000	-	-	2,657,000	
Twinbrook Park Culvert Repair	RL16*	334	-	80,000	270,000	350,000	
Woodley Gardens/Welsh Park Bridges	RM16*	335	-	-	212,000	212,000	
Transportation			•	'			
Accessible Pedestrian Signals	OA70	338	2,619,100	150,000	225,000	2,994,100	
Asphalt Repair & Replacement	OA11	339	13,028,000	-	-	13,028,000	
Asphalt Repair & Replacement: FY16-FY20	TA16	340	-	2,205,000	9,504,000	11,709,000	
Avery Road - Reconstruction	8K11	341	-	-	-	-	2,400,000
Bridge Rehabilitation	8L11	342	5,628,425	-	-	5,628,425	
Bridge Rehabilitation: FY16-FY20	TB16	343	-	1,580,000	2,560,000	4,140,000	
Concrete Repair & Replacement	OC11	344	9,116,300	-	-	9,116,300	
Concrete Repair & Replacement: FY16-FY20	TC16	345	-	1,696,000	7,308,000	9,004,000	
First Street Culvert Replacement	TD16*	346	-	1,300,000	-	1,300,000	
Hurley Avenue Bridge Rehabilitation	TE16*	347	-	50,000	1,910,000	1,960,000	
Maryland/Dawson Extended	5C11	348	800,000	-	1,960,000	2,760,000	9,450,000
Pedestrian Safety		4B71	349	3,542,638	50,000	200,000	3,792,638
Rockville Intermodal Access - Baltimore Rd.	8A11	350	7,115,265	-	-	7,115,265	
Sidewalks	6B21	351	3,978,023	50,000	-	4,028,023	
Sidewalks: FY16-FY20	TF16	352	-	200,000	800,000	1,000,000	
Southlawn Lane	6A11	353	_	- 1	-	_	2,700,000

Program Area/Project Title	Unit	Page	Prior	FY2016	FY2017 Future	Funded Total	Unfunded Total
Street Lighting Improvement	5A91	354	1,703,756	-	-	1,703,756	-
Traffic Controls: Citywide	5B71	355	1,320,694	-	_	1,320,694	-
West End Park Noise Barrier	3A81	356	215,234	- 1	882,261	1,097,495	-
Stormwater Management	1				,		
Horizon Hill SWM Ponds	2C59	358	3,868,700	_	_	3,868,700	-
Storm Drain Rehab & Improvement	OA59	359	1,795,000	-	-	1,795,000	-
Storm Drain Rehab & Improvement: FY16-FY20	SA16	360	-	380,000	1,589,700	1,969,700	-
Stream Restoration	2K59	361	900,000	-	_	900,000	-
Stream Restoration: Croydon Creek/Calvin Park	SB16*	362	-	- 1	3,828,000	3,828,000	-
Stream Restoration: Dogwood	SC16*	363	662,000	587,000	_	1,249,000	-
Stream Restoration Spot Repairs: FY16-FY20	SD16	364	-	150,000	584,000	734,000	-
SWM Facilities Improvement	2L59	365	672,000	-	-	672,000	-
SWM Facilities Improvement: FY16-FY20	SE16	366	-	1,768,000	2,901,000	4,669,000	-
Watts Branch - Upper Stream	2E59	367	1,020,000	1,720,000	-	2,740,000	-
Utilities		,	•				
Blue Plains Wastewater treatment: FY16-FY20	UA16	370	-	4,113,000	8,404,000	12,517,000	-
Hydraulic Surge Suppression	9C34	371	829,909	-	-	829,909	-
SCADA Improvement	9D34	372	815,000	-	-	815,000	-
SCADA Pressure Reducing Valve Improvements	UE16*	373	-	-	405,000	405,000	-
Sewer Rehab & Improvement	9G34	374	11,129,150	-	-	11,129,150	-
Sewer Rehab & Improvement: FY16-FY20	UB16	375	-	706,000	3,852,000	4,558,000	-
Water Main Rehab & Improvement	5C34	376	22,921,140	-	-	22,921,140	-
Water Main Rehab & Improvement: FY16-FY20	UC16	377	-	1,719,483	9,434,575	11,154,058	-
Water Plant Upgrades	4A40	378	4,692,500	-	-	4,692,500	-
Water System Facility Improvement	1C34	379	4,365,000	237,000	-	4,602,000	-
Water Tank Improvements	7A34	380	2,428,923	3,700,000	-	6,128,923	-
Water Treatment Plant Clarifier Improvements	UD16*	381	-	-	2,162,750	2,162,750	-

Projects marked with an asterisk () are new to the FY 2016 book. Ongoing major maintenance programs are not considered new.

Summary of CIP Projects

Program Area/Project Title	Unit	Page	Prior	FY2016	FY 2017 -	Funded	Unfunded
					Future	Total	Total
General Government							
Enterprise Resource Planning System	2B02	384	1,975,000	-	-	1,975,000	-
Gude Drive Facility Improvement	7D91	385	10,378,923	-	-	10,378,923	-
I-Net Infrastructure Upgrade	5B87	386	543,230	525,000	-	1,068,230	-
Lotus Notes Migration	5C81	387	625,000	-	-	625,000	-
Rockville 11 Studio	GA16*	388	600,000		-	600,000	
Utility Billing Upgrade	GB16*	389	-	165,000	-	165,000	-
Vehicles for City Use	1E01	390	10,936,520	-	-	10,936,520	-
Total All Program Areas (\$)			140,704,249	25,261,993	67,583,856	233,550,098	17,240,500

^{*}Projects marked with an asterisk (*) are new to the FY 2016 book. Ongoing major maintenance programs are not considered new.