

Resolution No.: 16-1447
Introduced: July 20, 2010
Adopted: July 20, 2010

**COUNTY COUNCIL FOR MONTGOMERY COUNTY, MARYLAND
SITTING AS A DISTRICT COUNCIL FOR THAT PORTION
OF THE MARYLAND-WASHINGTON REGIONAL DISTRICT
WITHIN MONTGOMERY COUNTY, MARYLAND**

By: District Council

SUBJECT: Great Seneca Science Corridor Sectional Map Amendment (G-890)

OPINION

Sectional Map Amendment G-890 was filed by the Maryland-National Capital Park and Planning Commission and is a comprehensive rezoning application for the purpose of implementing the zoning recommendations contained in the Approved and Adopted Great Seneca Science Corridor Master Plan. The SMA application covers approximately 4,360 acres. The area proposed for reclassification consists of approximately 363 acres proposed for new zoning classifications. The remaining acreage is to be reconfirmed as currently zoned.

The District Council approved the Great Seneca Science Corridor Master Plan on May 4, 2010. The Master Plan sets forth the specific land use and zoning objectives for the development of the Great Seneca Science Corridor area and was subject to extensive and detailed review by the District Council. Following the transmittal of the fiscal impact analysis of the Great Seneca Science Corridor Master Plan by the County Executive, the District Council held a public hearing on September 15, 2009 wherein testimony was received from interested parties.

Sectional Map Amendment (SMA) G-890 was filed on May 24, 2010 by the Montgomery County Planning Board to implement the specific zoning recommendations of the Great Seneca Science Corridor Master Plan. The Council held a public hearing on the SMA for the Great Seneca Science Corridor Master Plan on June 29, 2010. All testimony received by the Council supported the SMA as submitted.

The Council considered the Sectional Map Amendment at a worksession held on July 20, 2010. The Council supported the Sectional Map Amendment. The Council finds that Sectional Map Amendment Application G-890 is necessary to implement the land use and development policies expressed in the Approved and Adopted Great Seneca Science Corridor Master Plan.

The evidence of record for Sectional Map Amendment G-890 consists of all record materials compiled in connection with the County Council public hearing on the Planning Board Draft of the Great Seneca Science Corridor Master Plan, dated September 15, 2009, and all record materials compiled in connection with the public hearing held by the Council on June 29, 2010 on Sectional Map Amendment G-890.

For these reasons, and because to grant this application will aid in the accomplishment of a coordinated, comprehensive, adjusted and systematic development of the Maryland-Washington Regional District, this application will be GRANTED.

ACTION

The County Council for Montgomery County, Maryland, sitting as the District Council for that portion of the Maryland-Washington Regional District in Montgomery County, Maryland approves the following resolution:

1. Application No. G-890, Maryland-National Capital Park and Planning Commission, Applicants for the Sectional Map Amendment covering the area of the Great Seneca Science Corridor Master Plan consisting of approximately 4,360 acres, more or less, is GRANTED. Approximately 363 acres are rezoned as a result of this action. The remaining acreage is to be reconfirmed as currently zoned.
2. The following areas are reclassified as part of this action, consistent with the recommendations in the Great Seneca Science Corridor Master Plan.

Parcels to be Rezoned

| Area # | Existing Zoning | Proposed Zoning | Acreage |
|---|-------------------------|----------------------------|---------------|
| <i>LSC CENTRAL DISTRICT</i> | | | |
| 1 | R-200 | LSC | 21.92 |
| 2 | O-M | LSC | 14.53 |
| 3 | R&D | LSC | 5.65 |
| 4 | R&D | LSC | 9.85 |
| <i>LSC WEST DISTRICT</i> | | | |
| 5 | R-90/TDR | C-T | 1.98 |
| 6 | R-90/TDR, O-M, LSC, C-3 | CR-1.0 C-0.5 R-1.0 H-150' | 63.44 |
| <i>LSC BELWARD DISTRICT</i> | | | |
| 7 | R&D | LSC | 155.13 |
| <i>LSC NORTH DISTRICT</i> | | | |
| 8 | I-3 | CR-2 C-1.5 R-1.5 H-150' | 6.94 |
| 9 | I-3 | CR-1 C-0.5 R-1.0 H-80' | 16.35 |
| 10 | O-M | CR-1.5 C-1.5 R-1.5 H-100' | 11.69 |
| 11 | C-2, O-M | CR-1.5 C-1.5 R-1.5 H-100' | 36.96 |
| <i>LSC SOUTH DISTRICT</i> | | | |
| 12 | C-4 | CR-0.75 C-0.5 R-0.75 H-80' | 5.55 |
| 13 | R&D | CR-0.5 C-0.5 R-0.5 H-80' | 13.3 |
| Total Acreage of Parcels to be Rezoned | | | 363.29 |

This is a correct copy of Council action.


 Linda M. Lauer, Clerk of the Council