

# Silver Spring Redevelopment Pgm (P159281)

Category	General Government	Date Last Modified	12/28/12
Sub Category	Economic Development	Required Adequate Public Facility	No
Administering Agency	County Executive (AAGE03)	Relocation Impact	Yes
Planning Area	Silver Spring	Status	Under Construction

Total	Thru FY12	Rem FY12	Total 6 Years	FY 13	FY 14	FY 15	FY 16	FY 17	FY 18	Beyond 6 Yrs
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## EXPENDITURE SCHEDULE (\$000s)

Planning, Design and Supervision	10,807	10,714	0	93	93	0	0	0	0	0
Land	34	34	0	0	0	0	0	0	0	0
Site Improvements and Utilities	2,303	2,303	0	0	0	0	0	0	0	0
Construction	32,079	32,079	0	0	0	0	0	0	0	0
Other	890	565	0	325	325	0	0	0	0	0
<b>Total</b>	<b>46,113</b>	<b>45,695</b>	<b>0</b>	<b>418</b>	<b>418</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>

## FUNDING SCHEDULE (\$000s)

Contributions	1,046	719	0	327	327	0	0	0	0	0
Current Revenue: General	703	703	0	0	0	0	0	0	0	0
G.O. Bonds	91	0	0	91	91	0	0	0	0	0
Land Sale	14,942	14,942	0	0	0	0	0	0	0	0
PAYGO	9,016	9,016	0	0	0	0	0	0	0	0
State Aid	20,165	20,165	0	0	0	0	0	0	0	0
Urban District - Silver Spring	150	150	0	0	0	0	0	0	0	0
<b>Total</b>	<b>46,113</b>	<b>45,695</b>	<b>0</b>	<b>418</b>	<b>418</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>

## OPERATING BUDGET IMPACT (\$000s)

Energy				318	53	53	53	53	53	53
Maintenance				150	25	25	25	25	25	25
<b>Net Impact</b>				<b>468</b>	<b>78</b>	<b>78</b>	<b>78</b>	<b>78</b>	<b>78</b>	<b>78</b>

## APPROPRIATION AND EXPENDITURE DATA (000s)

Appropriation Request	FY 14	0
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		46,113
Expenditure / Encumbrances		45,707
Unencumbered Balance		406

Date First Appropriation	FY 92	
First Cost Estimate		
Current Scope	FY 13	46,113
Last FY's Cost Estimate		46,113

## Description

This project provides for studies, streetscaping, historic preservation, utility undergrounding, site improvements, land acquisition, relocation, and demolition necessary to the renewal of the Silver Spring Urban Renewal Area. This project is part of a multi-project effort by Montgomery County to support the retail-oriented redevelopment of the Silver Spring Central Business District (CBD), a total public commitment of \$191.2 million. This project includes the construction of the Wayne Avenue Plaza, Town Square Plaza, the Veterans Plaza and the median strip on Georgia Avenue, as well as the demolition of the Silver Spring Armory and relocation of the Armory's public meeting space to a new Silver Spring Civic Building. This PDF includes funding for an ice rink and pavilion which will be privately operated on a fee basis and a veterans' memorial to replace the memorial at the Armory, which has been razed. Development of and planning for the appropriate memorial(s) was done in partnership with local veterans' groups. \$33 million for land acquisition, relocation, and demolition expenditures shown in prior years and funded in Silver Spring ALARF have been removed to correspond with the closeout of Silver Spring ALARF. The project also provides for the purchase and installation of digital movie projection and related equipment needed to meet updated industry standards at the American Film Institute's Silver Theatre.

## Justification

Recommendation of the Silver Triangle Working Group, December 1991; Blight Documentation of April 1992; Approved Silver Spring CBD Sector Plan of 2000; the Recommendation of the Silver Spring Alternatives Working Group, 1994; the Final Report and Recommendations of the Silver Spring Redevelopment Advisory Board, 1996; the Approved Silver Spring Urban Renewal Plan, August 1997; and the Approved Site Plan and Project Plan, July 1999.

## Other

Up to \$75,000 for funds in this project will be available for consultant assistance to the County Council in its review of revitalization of the Silver Spring Urban Renewal area. The Planning Board has approved the Preliminary Plan, Project Plan, and Site Plan for the project. The Council's Planning, Housing and Economic Development (PHED) committee will continue to receive quarterly briefings to keep the County Council up to date on the progress of the project.

## Fiscal Note

Appropriation was reallocated to other projects in the CIP in FY12. The American Film Institute received a \$375,000 state bond bill to purchase updated projection equipment. Private donors provided \$50,000 to partially match the bond bill, and \$325,000 from this project will provide the remaining match.

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## **Disclosures**

A pedestrian impact analysis has been completed for this project.

The Executive asserts that this project conforms to the requirements of relevant local plans, as required by the Maryland Economic Growth, Resource Protection and Planning Act.

## **Coordination**

Silver Theatre, Round House Theatre , Silver Spring Civic Building , Parking Town Square Garage (#61) , Parking Silver Circle (Wayne Avenue) Garage (#60), City Place, Fenton Street Village, Fenton Street Village Pedestrian Linkages, Dept. of Housing and Community Affairs, Silver Spring Regional Services Center, State of Maryland, M-NCPPC, Historic Preservation Commission, Silver Spring Chamber of Commerce, Private developers, Affected property and business owners, Department of General Services, WSSC