

ZONING MONTGOMERY



November 2011 Project Update

Next week, the project will pass a major milestone with the release of Module #2 (Development Standards, Uses and Use Standards for all Zones). Coinciding with that release, we are expanding our public outreach effort. (See Let's Chat, next column) Although the project is still in the drafting phase, "discussion" drafts are available to the public for comment and input as they are produced. By releasing these documents early, the Zoning Rewrite Team aims to provide a transparent process that balances the need for innovative zoning changes with the desire to preserve and protect the County's wonderful neighborhoods. On Wednesday, November 30, the draft will be available on our [website](#).

CR Zone Amendments

Last month, the County Council adopted two new mixed-use zones, CRN (Commercial Residential Neighborhood) and CRT (Commercial Residential Town) to join the original Commercial Residential Zone adopted in 2009. These innovative zones are designed to create interactive

streetscapes where people can live, work, shop and play - all within one neighborhood.

Most of the county's existing commercial zones allow only commercial uses, which are active during the day but vacant at night. The new zones are

intended to create more living opportunities in commercial areas. When located near commercial opportunities, residents will support local businesses and counter sprawl. Read more about the family of [CR zones](#).



Rendering of proposal for Mid-Pike Plaza in White Flint

Residential Zones and Master Plans

The Rewrite Team envisions a Zoning Code that will provide more effective tools for achieving master plan goals for all of the County's neighborhoods. While the names of the residential zones will change to more accurately reflect existing densities, residential zones will remain substantively the same as they are today.

ZAP Meeting

Next week, consultants and staff will present the latest project document to the Zoning Advisory Panel.

7pm
Wed, November 30
Auditorium
8787 Georgia Ave
Silver Spring

Anyone is welcome to attend the meeting and observe the ZAP discussion, but participation is limited to members of the ZAP panel. On Wed Nov 30th, the draft will be available on our [website](#)

Let's Chat

Invite our team to attend your next community group meeting! We will give an overview presentation about the project and answer questions specific to your neighborhood. To schedule a presentation, contact project manager [Pamela Dunn](#).

Join Our Mailing List!



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