What is an EcoDistrict

Roadmap to Sustainability

...A neighborhood, or redevelopment area, committed to advancing sustainability through green building, smart infrastructure and behavior.

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It provides a framework for setting goals, defining projects, engaging in collaborative efforts, and raises the bar for sustainable practices.
The Process

Performance Areas
“Phase 1”

Define Goals & Objectives
“Phase 2”

Integrating Montgomery County Goals
“Phase 3”

Strategies for Achievement & Feasibility
“Phase 4”
Phase 1: Performance Areas

“8” Performance Areas

- Health & Well-being
- Equitable Development
- Community Identity
- Habitat & Ecosystems
- Access & Mobility
- Energy
- Water
- Materials

Intersecting circles for Environmental, Sustainable, Social, Economic
**Goal: Create cohesive neighborhood identity**

**Potential Objectives:**
- Create beautiful, accessible safe places
- Foster social networks

**Goal: Diverse, multi-model, and affordable options**

**Potential Objectives:**
- Mixed-uses
- Improved street access
- Reduce VMT
- Low & zero emission vehicles

**Goal: Zero waste and optimized materials management**

**Potential Objectives:**
- Eliminate waste. Maximize recycling
- Reduce virgin material & toxic chemical use
- Optimize reuse & salvage materials
- Capture residuals (composting/recycling)
Goal: Reliable & affordable water management
Potential Objectives:
• Improve runoff quality
• Reduce runoff
• Reduce water consumption

Goal: Healthy urban ecosystems that protect & regenerate ecosystems
Potential Objectives:
• Achieve healthy urban ecosystem
• Protect & enhance local watershed
• Native & diverse vegetation
• Habitat connectivity
• Ecofriendly urban areas

Goal: Annual net zero energy usage
Potential Objectives:
• Minimize demand
• District energy (property assemblage)
• Incentivize zero-energy buildings
• Use renewable energy
Goal: Promote equity and opportunity

Potential Objectives:
- Job creation
- Investment opportunities
- Mitigate housing/business displacement
- Ensure diverse stakeholder involvement

Goal: Promote human health and community wellness

Potential Objectives:
- Safe and functional recreation and natural areas
- Healthy, local and affordable food
- Healthy indoor and outdoor air quality

Phase 2: Defining Goals & Objectives
Performance Areas

- Equitable Development
- Community Identity
- Access & Mobility
- Energy
- Water
- Materials
- Habitat & Ecosystems
- Health & Well-being

Example
## Performance Area: Water

**GOAL:** Meet both human and environmental needs through creating sustainable water systems

<table>
<thead>
<tr>
<th>Set Targets to Meet Objectives</th>
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</thead>
<tbody>
<tr>
<td><strong>New Buildings (redevelopment)</strong></td>
</tr>
<tr>
<td>• Increase use of non-potable water</td>
</tr>
<tr>
<td>• Increase Quantity of Green Roofs</td>
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<tr>
<td>• Reduce impervious cover</td>
</tr>
<tr>
<td>• Reduce flows to municipal stormwater system</td>
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<tr>
<td><strong>District Wide</strong></td>
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<tr>
<td>• Provide LID/ESD in underutilized areas (ROW/Public/Private)</td>
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<tr>
<td>• Reduce stormwater runoff to receiving streams</td>
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<tr>
<td>• Increase porous surfaces</td>
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<tr>
<td><strong>Greenstreet retrofits (ROW)</strong></td>
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<tr>
<td>• Increase ESD/LID stormwater management</td>
</tr>
<tr>
<td><strong>Existing buildings</strong></td>
</tr>
<tr>
<td>• Encourage SWM retrofits</td>
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<tr>
<td>• Increase quantity of green roofs</td>
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<tr>
<td>• Increase rainwater harvesting</td>
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</tbody>
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Treating Stormwater while providing ecological benefits

Buildings that “Perform”
Tomorrows Towns & Cities

Onsite Water Treatment & Catchment
Multi-agency COLLABORATION

- Community
  - Bethesda Green
  - BUP
  - The Public

- Local Agencies
  - DOT
  - DPS
  - General Services
  - DEP

- Regional Agencies
  - COG
  - DC Planning
  - DC DEP
  - Arlington Planners
  - Chamber of Commerce
  - Research Groups
  - Economist
  - County Council

- Developer Community
  - Housing
  - Civic