Charles County Land Preservation, Parks, and Recreation Plan

Draft

March 2012

CHARLES COUNTY
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Executive Summary

The State of Maryland requires that counties update Land Preservation, Parks and Recreation Plans (LPPRP) every six years, one year prior to the revision of the statewide Maryland Land Preservation, Parks and Recreation Plan. The LPPRPs qualify local governments for State Program Open Space (POS) grants and other programs related to three land resource elements:

- Recreation and parks;
- Agricultural land preservation; and
- Natural resource conservation.

This 2012 LPPRP has been developed in accordance with guidelines developed in 2010 by the Maryland Departments of Planning and Natural Resources. The main purpose for the 2012 Charles County LPPRP is to identify future needs and priorities for parks, recreation and open space acquisition, facility development and rehabilitation. These needs and priorities serve as a guide for land acquisitions and capital investments in the County's Capital Improvements Program. This 2012 LPPRP:

- Describes progress in parks and recreation, agricultural land preservation and natural resource conservation since the 2006 LPPRP.
- Addresses the recommendations for parks and recreation made in the 2009 State LPPRP.
- Identifies needs and priorities of current and future County residents for parks and recreation through 2027 and beyond;

Upon adoption, this LPPRP replaces the 2006 LPPRP and becomes one of a number of functional plans that help implement the Charles County Comprehensive Plan.

Chapter I introduces the Plan including its legal framework and describes the plan preparation process. Chapter II provides the framework for the Plan including background information about the County, growth and development, and the planning framework.

Chapter III is the recreation chapter. It describes the goals of the recreation and parks program and the organizational structure and operating procedures for recreation in the County, focusing on the Department of Public Works, Division of Parks and Grounds. The chapter also includes a needs analysis that sets priorities for recommended land acquisitions, facilities, and rehabilitation projects. Inputs to the needs analysis include an update of the supply inventory, a demand analysis based on projected population growth, a public survey, and public meetings. Based on the needs analysis, the chapter sets forth a 10 to 20-year parks and recreation priorities program for meeting the County's land acquisition, facility development and rehabilitation needs.

The program includes 12 acquisition projects totaling between 350 and 560 acres. The largest projects are a regional park in the central part of the County, three community parks (including two in the Town of La Plata), a shoreline/waterfront park, and a program of multi-service centers/community centers. The program also includes 13 facility development projects, developing sites acquired in recent years but not yet developed (such as Waldorf Park), and developing/expanding existing parks such as Pisgah Park.

Funding to fully implement the program currently has limitations due to reduced revenues that fund Program Open Space and local matching funds.

A number of other development projects are important to the County but do not show on the priority program list. This is partially due to changing priorities, but is also a reflection of continued anticipated lower funding availability in the next 10 years compared to the mid 2000s. Some of these projects may "move up" onto the priority list should priorities change in the next few years.

Chapter IV, Agricultural and Natural Resource Lands, is an update of two separate chapters from the 2006 Plan, discussing the extent to which progress has been made toward achievement of their goals and objectives.

Recreation program summary

Priority list

- Regional park for the Waldorf/ central part of the County.
- Three community parks: Bryantown/ Hughesville area and two in the Town of La Plata.
- Two neighborhood parks, one in the Town of Indian Head, one in the Town of La Plata.
- Four potential recreation, community, cultural, and aging multi-service centers, Waldorf, La Plata, Nanjemoy, and Hughesville/Bryantown.
- A shoreline/waterfront park.
- Two school recreation parks: St. Charles High School and Waldorf/La Plata area elementary school.
- Clark Run Natural Resource Area/ Greenway.
- Facility development projects on land already owned by the County or by the Towns: eight county parks, two projects in Indian Head, and pedestrian/bicycle system improvements.
- Rehabilitation projects including Wills Park in La Plata.

Other projects

A number of other projects are important to the County but do not show on the priority list due to changing priorities and anticipated lower funding availability in the next 10 to 15 years. Some of these projects may "move up" onto the priority list should priorities change in the next few years.

- West County ecotourism support facilities.
- Mallows Bay, potential National Marine Sanctuary.
- Mattawoman Creek Trail.
- Port Tobacco Historic District and Trail.
- Chapel Point State Park, potential trails and boat launch.
- MD 228 Corridor Park,
- Bel Alton School rehabilitation.
- Turf Fields.
- Irrigation projects.
- Town of La Plata parks.
- Waterfront and shoreline access improvements.

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Chapter I Introduction

This chapter describes the purpose and context for preparing the 2012 Land Preservation, Parks and Recreation Plan (LPPRP), its objectives and legal framework.

A. Purpose of the Plan

The State of Maryland requires that counties update their Land Preservation, Parks and Recreation Plans (LPPRPs) every six years, one year prior to the revision of the statewide Maryland Land Preservation, Parks and Recreation Plan[1]. The LPPRPs qualify local governments for State Program Open Space (POS) grants and other programs related to three land resource elements:

- Recreation and parks;
- Agricultural land preservation; and
- Natural resource conservation.

Based on changing priorities at the state level, the purposes of the statewide and local LPPRPs have evolved over the years. This 2012 LPPRP has been developed in accordance with guidelines developed in 2010 by the Maryland Departments of Planning and Natural Resources.

The main purpose for the 2012 Charles County LPPRP is to identify future needs and priorities for parks, recreation and open space acquisition, facility development and rehabilitation. These needs and priorities serve as a guide for land acquisitions and capital investments in the County's Capital Improvements Program.

Past LPPRPs have also had a strong emphasis on agricultural land preservation and natural resource conservation. This LPPRP describes progress in these areas since the 2006 LPPRP. However, based on the LPPRP guidelines, discussion and policies related to agricultural land preservation and natural resource conservation programs will be set forth in the Charles County Comprehensive Plan. This Plan is under development as of Spring 2012, and is anticipated to be adopted in late 2012.

To achieve these purposes, this 2012 LPPRP:

- Describes progress in parks and recreation, agricultural land preservation and natural resource conservation since the 2006 LPPRP.
- Addresses the recommendations for parks and recreation made in the 2009 State LPPRP.
- Identifies needs and priorities of current and future County residents for parks and recreation through 2027;
- Evaluates State and County land preservation goals and objectives for the three land resource elements and identifies where they are the same, complementary, or different;

Upon adoption, this LPPRP replaces the 2006 LPPRP and becomes one of a number of functional plans that help implement the Charles County Comprehensive Plan[2].

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[1] Program Open Space: § 5-905 of the Natural Resources Article, Maryland Annotated Code.

[2] Examples of functional plans are the Solid Waste Management Plan and the Educational Facilities Master Plan.

B. Local Agency Preparation of the Plan

Charles County government is responsible for the preparation of the LPPRP. The effort involved a coordinated effort between three County departments. The Department of Planning and Growth Management was responsible for overall coordination and for Chapter IV. The Department of Public Works, Division of Parks and Grounds was responsible for Chapter III with input from the Department of Community Services. The Towns of Indian Head and La Plata were also consulted during preparation of the Plan.

Public participation

Public participation was part of the LPPRP preparation process. A public meeting was held on April 18, 2011 to kick off the process. This meeting was advertised extensively including a mailing to individuals and special interest groups and organizations interested in land preservation and recreation. Meetings and interviews were held with the Towns of Indian Head and La Plata and with a range of individuals involved in recreation, agricultural land preservation, and natural resource conservation.

The LPPRP process overlapped with a very extensive public participation process undertaken for the 2012 update of the County Comprehensive Plan. This process allowed for extensive additional public input into topics covered in the LPPRP.

The County Planning Commission held a public meeting on the draft LPPRP on (date will be added in final plan).

C. The LPPRP's Relationship to the Comprehensive Planning Process

The LPPRP is one of a series of companion plans, regulations, and guidance documents that form Charles County's planning program. The current Charles County Comprehensive Plan, adopted in April 2006, is the County's primary planning policy guide and is used to guide growth and conserve agricultural and natural resource lands.

The LPPRP needs to be adopted by July 2012, pursuant to State requirements.

The 2012 LPPRP was developed with regard to the fact that the 2006 Comprehensive Plan was undergoing a major update in 2011/2012 and the County expects to adopt the new Plan after the LPPRP is drafted.

Chapter II Framework

A. Physical Characteristics

1. Location

Charles County is located in Southern Maryland approximately 18 miles south of Washington, D.C. (see Figure II-1). It is bordered by Prince George's County to the north; the Potomac River to the west and south; with the Wicomico River, St. Mary's County, and a short segment of the Patuxent River to the east. Charles County contains three incorporated towns, Indian Head, La Plata and Port Tobacco.

2. Land Cover

Charles County comprises 460 square miles of land area. As of 2009, approximately 25 percent or 73,400 acres of this land area was developed, an increase of approximately 26,500 acres, or 57 percent, since 1997. There has been a comparable decline of resource lands during this period which now comprise approximately 221,000 acres or 75 percent of the County, down from 84 percent in 1997 (see Table II-1 and Figure II-2).

There was a reduction in resource land and an increase in development between 2002 and 2009 (Table II-1. However, it should be noted that a significant change in calculation methodology occurred for MDP's 2007 dataset, based on more detailed satellite imagery. The 2007 dataset includes a new "rural residential" category that counts low density rural development as development whereas in 2002 and 1997 much of this land was included with agricultural or forest land. Thus the 1997 and 2002 data likely understated the amount of development lands and overstated the amount of resource lands. As a result the actual changes between 1997 and 2009 may not be as large as implied by the numbers alone.

Table II-1 Land Cover 1997 to 2009

	1997		2002		2009		Change 1997-2009	
	Acres	**%**	**Acres**	**%**	**Acres**	**%**	**Acres**	**%**
Residential								
Low Density	29,403	10	33,156	11	52,055	18	22,652	77
Medium & High Density	7,877	3	6,933	2	10,273	3	2,396	30
Commercial & Industrial	4,681	2	4,616	2	4,156	1	(525)	(11)
Institutional & Open	4,917	2	3,695	1	6,935	2	2,018	41
Other Developed Land			2,258	1				
Total Developed Land	*46,878*	*16*	*50,658*	*17*	*73,419*	*25*	*26,541*	*57*
Agriculture	61,097	21	57,514	20	46,784	16	(14,313)	(23)
Forest	177,855	60	178,472	61	164,610	56	(13,245)	(7)
Extractive & Barren	1,935	1	860	0.3	2,783	1	848	44
Wetland	6,755	2	6,900	2	6,770	2	15	0.2
Total Resource Lands	*247,642*	*84*	*243,746*	*83*	*220,947*	*75*	*(26,695)*	*(11)*
Total Land in County	**294,520**	**100**	**294,404**	**100**	**294,366**	**100**		

Notes

1. Numbers in parenthesis indicate negative change or percent in land use/cover.
2. The Maryland Department of Planning has changed its methodology in estimating acreage inventories in the three reporting periods resulting in slight variations in total county land area acreage.
3. Percents may not equal totals due to rounding.

Sources: 1997 - Maryland's Changing Land: Past Present and Future, Maryland Department of Planning, 2001; Maryland Department of Planning, 2002 and 2007 Land Use/Land Cover dataset; 2009 – ERM updates to Maryland Department of Planning, 2007 Land Use/Land Cover dataset for the Charles County Comprehensive Plan.

Figure II-1 Location, 2012

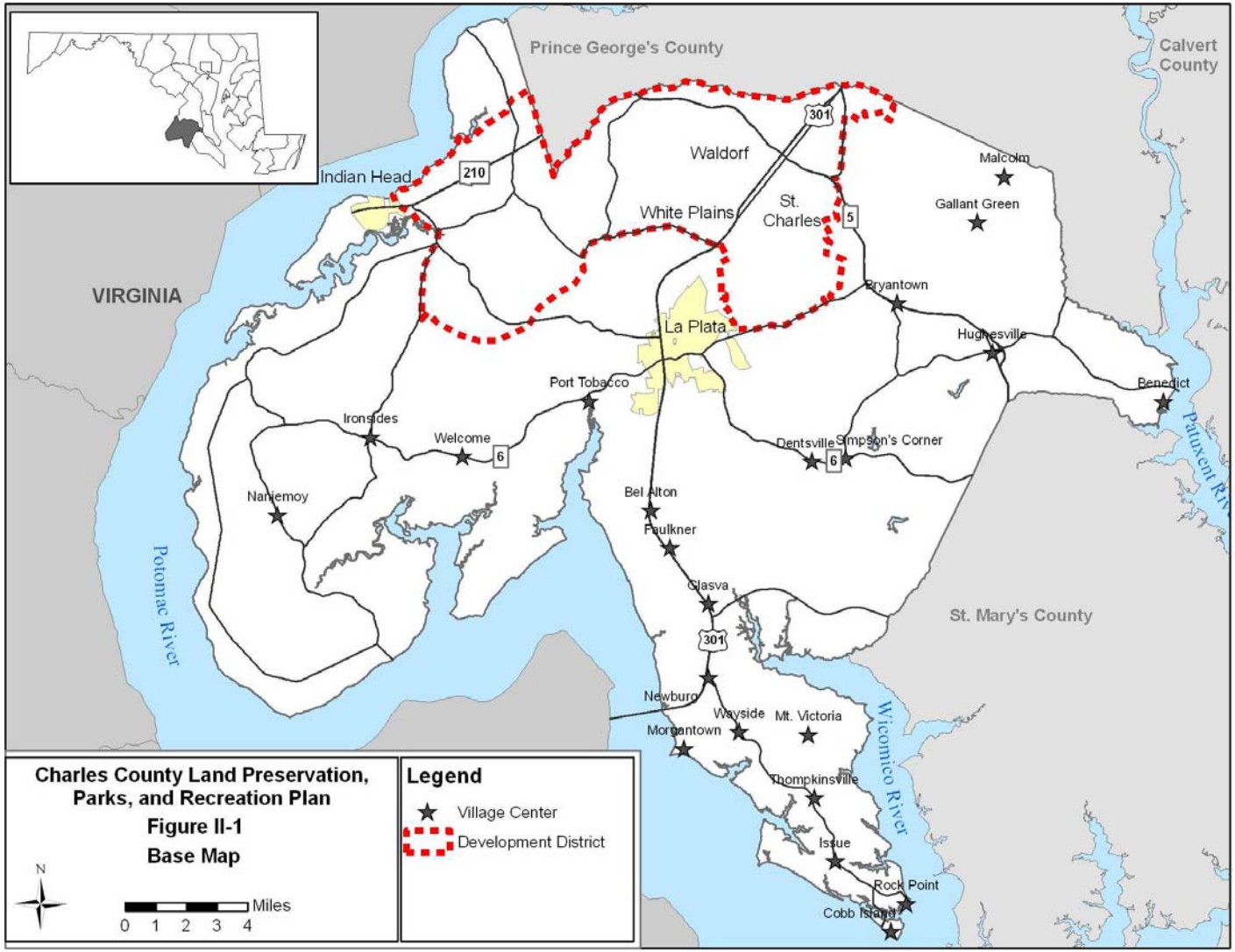
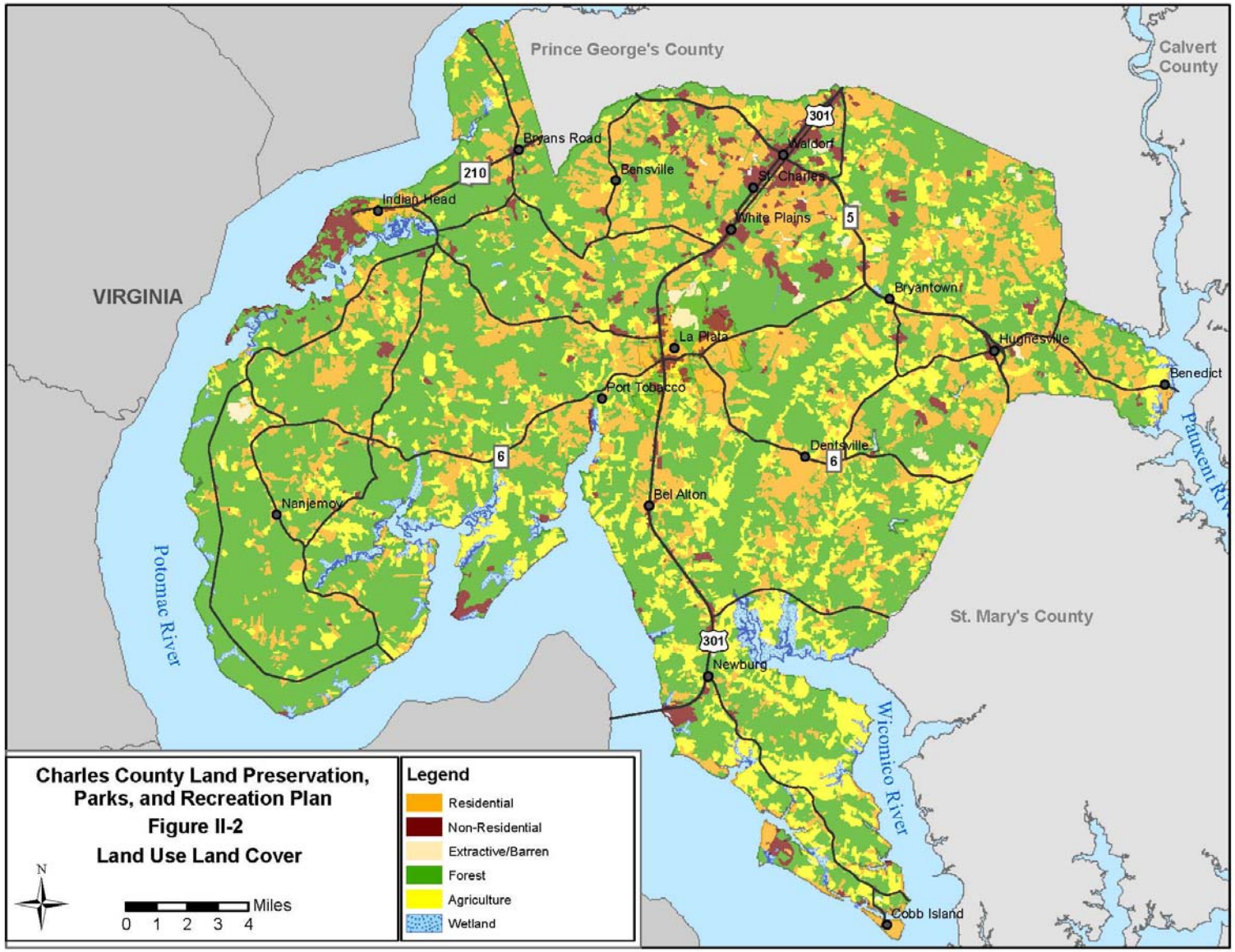


Figure II-2 Land Cover , 2009



Source: Maryland Department of Planning, 2009 Land Use Land Cover database

Most of the developed land is in the northern part of the County especially in the County's Development District and the incorporated towns of Indian Head and La Plata. Approximately 56 percent of the County is in forest, a percentage exceeded by only two other counties in Maryland, based on MDP land use /land cover data.

3. Natural Resources

Charles County's environmental assets include an extensive shoreline, broad estuarine rivers, forested areas, vistas of the Patuxent, Potomac and Wicomico Rivers and rural landscapes. The natural resources of Charles County, its rivers and streams, marshland, forests and shoreline support a wide variety of plant and wildlife communities. These diverse environments also greatly contribute to the County's overall beauty, quality of life, and rural character. Approximately 30,500 acres, or 10 percent, of the County is in the Chesapeake Bay Critical Area[3].

The Charles County Comprehensive Plan contains a detailed inventory of the County's natural resources, including geology and topography, soils, watersheds, ground water resources/aquifer recharge areas, floodplains, wetlands, shorelines, unique environmental habitats, forest & woodland, and fish & wildlife resources.

B. Demographic Characteristics

As of the 2010 Census, the County's total population was 146,551. Waldorf, including the large planned community of St. Charles, is the County's major population center. Table II-2 shows the distribution of this population among the County's ten election districts [4]. In 2010, the Census population for the Town of La Plata was 8,753 and for Indian Head was 3,844. Election Districts 1, 6 and 7, La Plata, Waldorf, and Pomonkey, currently contain 73 percent of the County's population.

Table II-2 Population Distribution by Election District 2000 and 2010

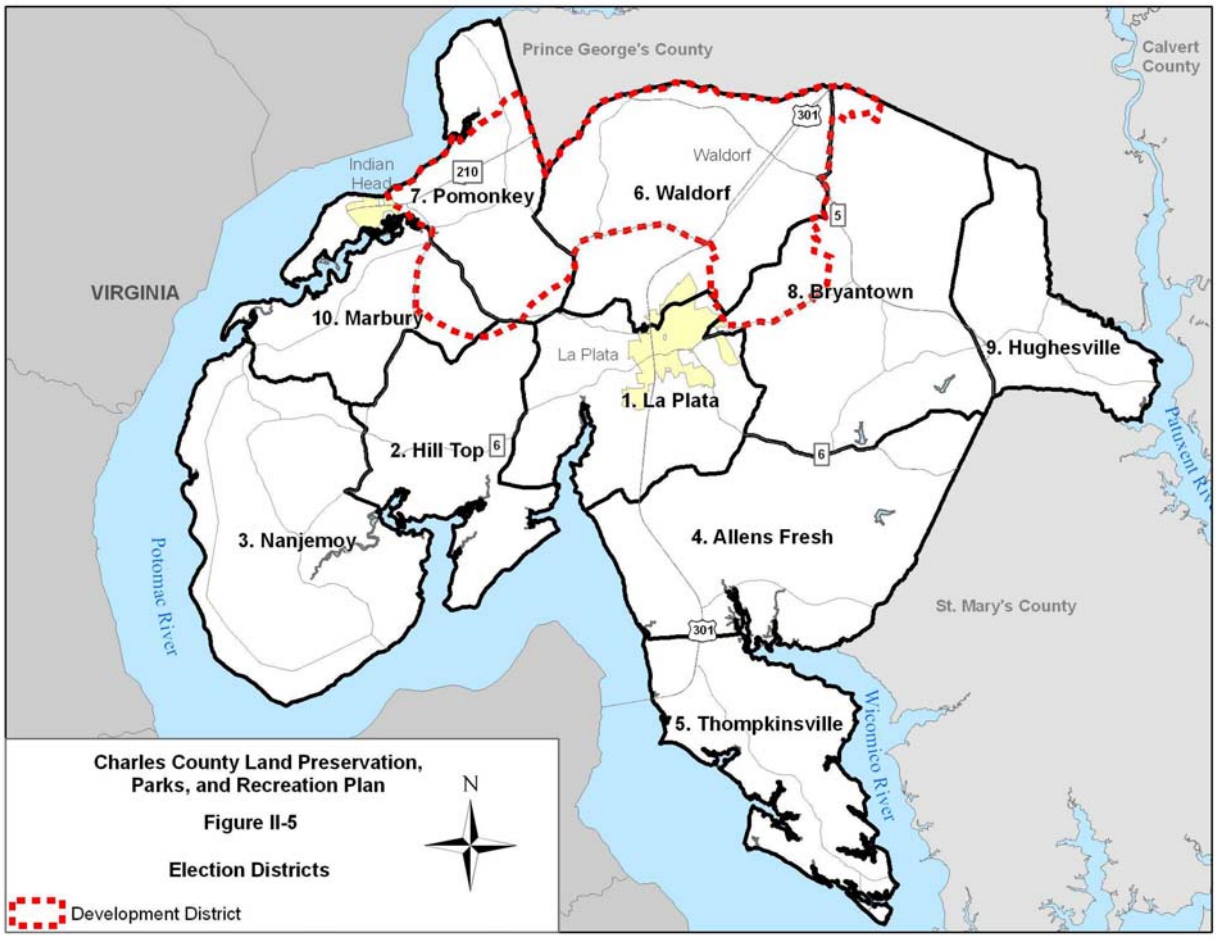
			Change 2000 to 2010	
Election district	**2000**	**2010**	**Number**	**Percent**
1. La Plata	12,053	14,557	2,504	10%
2. Hill Top	1,912	2,093	181	1%
3. Nanjemoy	3,169	3,401	232	1%
4. Allens Fresh	4,641	5,845	1,204	5%
5. Thompkinsville	3,682	4,591	909	3%
6. Waldorf	62,538	78,036	15,498	60%
7. Pomonkey	11,857	13,934	2,077	8%
8. Bryantown	12,616	13,400	784	3%
9. Hughesville	4,844	6,532	1,688	6%
10. Marbury	3,234	4,162	928	4%
Total	**120,546**	**146,551**	**26,005**	**100%**

Source: 2010 Census (Public Law Data)

[3] Charles County 2006 Comprehensive Plan. This acreage excludes federal lands which are not owned for preservation purposes, such as Indian Head Naval Surface Warfare Center.

[4] Census minor civil divisions (not voting districts).

Figure II-3 Election Districts (2010 Census)



Note: Election Districts are Census minor civil divisions (not voting districts) and do not change over time.

The County's population is projected to increase to 191,750 by 2025 (Maryland Dept. of Planning, November 2010). A breakdown of the countywide projections by election district has not been developed for this LPPRP as they may change significantly as a result of the 2012 Comprehensive Plan[5].

[5] The interested reader may refer to the population breakdown by Comprehensive Plan Survey Area prepared in May 2011 and available on the Comprehensive Plan website. This breakdown is based on the 2006 Comprehensive Plan.

The County's age distribution is projected to change somewhat through 2025 (Table II-3). The population age 19 and under is projected to increase by approximately 12,000 persons, but will decline slightly as an overall proportion of the County population from 31 percent in 2010 to 29 percent in 2025. The population age 65 and over is projected to increase by nearly 13,000 and will comprise 14 percent of the population in 2020 compared to 13 percent in 2010.

Table II-3 Charles County Population Projections by Age 2010 and 2025

	2010		2025	
Age	**Number**	**Percent**	**Number**	**Percent**
0-19	44,640	31%	56,370	29%
20-64	85,520	56%	109,310	57%
65+	13,740	13%	26,070	14%
Total	**143,900**	100%	**191,750**	100%

Source: Maryland Department of Planning, May 2011.
Note that the 2010 and 2025 populations were projections developed prior to the 2010 census, and are different from Table II-2.

C. Comprehensive Plan Framework

The County's Comprehensive Plan provides the policy framework for the County's land use management policies and decisions. Since 1990 the two guiding principles of the Comprehensive Plan's land use element have been the preservation of the County's rural character and protection of its natural resources. The 2006 Comprehensive Plan reaffirmed the managed growth strategy developed in the 1990 and 1997 plans that directed the location of future growth into the northern and western portions of the County. This strategy was intended to capitalize on planned transportation improvements as well as sewer treatment capacity within the Mattawoman sewer service area. A key Comprehensive Plan objective is to direct 75 percent of future growth to the Mattawoman sewer service area and to the Towns of Indian Head and La Plata.

D. The LPPRP's Relationship to State Planning

The LPPRP's goals, objectives, and implementation policies are developed in the context of and support the 12 visions for planning in Maryland[6]. These were established as part of Maryland's Smart, Green and Growing initiative and provide a context for growth and development, land preservation, resource conservation, and parks and recreation planning (see box next page).

The LPPRP also responds to other state plans, programs and initiatives such as the state LPPRP and PlanMaryland. These are discussed in chapters III and IV.

[6] House Bill 294, 2009. The 12 visions replaced the eight State visions of Maryland's 1992 Economic Growth, Resource Protection and Planning Act, as amended.

State Planning Visions

(1) Quality of life and sustainability: a high quality of life is achieved through universal stewardship of the land, water, and air resulting in sustainable communities and protection of the environment;

(2) Public participation: citizens are active partners in the planning and implementation of community initiatives and are sensitive to their responsibilities in achieving community goals;

(3) Growth areas: growth is concentrated in existing population and business centers, growth areas adjacent to these centers, or strategically selected new centers;

(4) Community design: compact, mixed-use, walkable design consistent with existing community character and located near available or planned transit options is encouraged to ensure efficient use of land and transportation resources and preservation and enhancement of natural systems, open spaces, recreational areas, and historical, cultural, and archeological resources;

(5) Infrastructure: growth areas have the water resources and infrastructure to accommodate population and business expansion in an orderly, efficient, and environmentally sustainable manner;

(6) Transportation: a well-maintained, multimodal transportation system facilitates the safe, convenient, affordable, and efficient movement of people, goods, and services within and between population and business centers;

(7) Housing: a range of housing densities, types, and sizes provides residential options for citizens of all ages and incomes;

(8) Economic development: economic development and natural resource-based businesses that promote employment opportunities for all income levels within the capacity of the State's natural resources, public services, and public facilities are encouraged;

(9) Environmental protection: land and water resources, including the Chesapeake and coastal bays, are carefully managed to restore and maintain healthy air and water, natural systems, and living resources;

(10) Resource conservation: waterways, forests, agricultural areas, open space, natural systems, and scenic areas are conserved;

(11) Stewardship: government, business entities, and residents are responsible for the creation of sustainable communities by collaborating to balance efficient growth with resource protection; and

(12) Implementation: strategies, policies, programs, and funding for growth and development, resource conservation, infrastructure, and transportation are integrated across the local, regional, State, and interstate levels to achieve these visions.

Note: The 12 visions replaced the eight State visions of Maryland’s 1992 Economic Growth, Resource Protection and Planning Act, as amended.

Chapter III Recreation, Parks, and Open Space

Introduction

This chapter identifies Charles County's goals and objectives for parks and recreation and evaluates them in the context of the Comprehensive Plan, State goals, and the future needs and priorities for park and open space acquisition, facility development and rehabilitation. The County's goals and priorities are established based on:

- State goals and policies for recreation and parks;
- Goals, objectives and policies from Charles County's 2006 Comprehensive Plan, the 2006 LPPRP, and the 2012 Comprehensive Plan planning process, and
- A supply and demand needs analysis of recreational facilities and activities conducted in 2011 based on existing facilities and demand factors obtained from state surveys of public recreational interests.

Based on the supply and demand analyses and input from interviews conducted in 2011 with the County Departments of Public Works and Community Services, the Town of Indian Head, the Town of La Plata, various park and recreation organizations, and the public at large, a program for recreational land acquisition, facility development and rehabilitation is outlined.

A. Recreation and Parks Program

1. Goals

This section lists and discusses the interrelationships between the County's Comprehensive Plan and State goals for recreation and parks.

a. County Goals

The County's goals, objectives, and policies for recreation are as follows:

Goal 1. Create a physical and social environment which accommodates the recreational needs and interests of all County residents.

Objective 1. Increase community involvement and participation in the use of recreation land and in the implementation of quality recreation programs.

Policy 1. Coordinate land preservation and open space acquisition with natural resource protection considerations.

Policy 2. Seek to meet the needs of special populations including the disabled in developing recreational facilities.

Goal 2. Seek to provide 30 acres of parks, recreation and open space land per 1,000 population, consistent with State goals.

Objective 1. Identify funding sources to support land acquisition and recreation facility development needs.

Objective 2. Continue to pursue land acquisitions for parks and recreational facilities. A specific objective is to acquire land for a park west of US 301, as identified in the Waldorf Sub-Area plan.

Policy 1. Rely on the professional knowledge and judgment of County staff to determine demand for current and future recreation and open space facilities and programs, in addition to guidelines contained in the LPPRP.

Policy 2. Work cooperatively with the Towns of Indian Head and La Plata to coordinate the provision of parks, recreation, and open space land and facilities.

Policy 3. Continue to work cooperatively with the Charles County Public Schools to coordinate development of recreation facilities at County schools and institute cooperative use agreements.

Goal 3. Provide a range of leisure, recreational and cultural programs and facilities that are accessible and affordable to all County residents.

Objective 1. Pay special attention to providing a variety of recreational opportunities for the County's youth to provide options for healthy and safe use of leisure time, and opportunities for growth in self esteem.

Objective 2. Reexamine current requirements for the dedication of land through the development process and consider alternatives including a fee-in-lieu of land to address a portion of the park and recreation impacts created by development.

Policy 1. Consider all opportunities to coordinate the planning and cooperative use potential of new community facilities in order to reduce unnecessary and costly duplication of services in meeting future recreational needs.

Policy 2. Seek dedications and contributions by private developers to meet public open space and recreation needs.

Policy 3. Support private commercial interests that provide recreation opportunities such as sports complexes, marinas, campgrounds, and hunting areas that expand recreation opportunities in the County.

Goal 4. Develop a high-quality public parks and recreation system with adequate space and facilities, providing an appropriate mix of recreation activities for County residents.

Objective 1. Enhance waterfront access and recreation opportunities. As a special County objective, encourage recreational use of the Potomac River and its tributaries, by providing public access points.

Objective 2. Work towards implementation of the proposed open space network identified in the Waldorf Sub-Area Plan. That plan envisions creating an extensive open space network primarily along the major stream corridors that run through the Sub-Area. Only portions of this open space would be open to the public, though there would be some opportunities for trail connections.

Objective 3. Maintain a high quality and cost-effective maintenance program for all County parks, open space areas, and recreational facilities.

Policy 1. Seek the acquisition of park land in high growth areas, convenient to population centers to satisfy future anticipated recreation demand.

Policy 2. Focus land acquisition and development efforts on larger countywide, regional and community parks. Use the development process to obtain land dedications for smaller neighborhood-serving facilities.

Policy 3. Seek to create spaces, plazas, and mini-parks in support of the County's Sub-Area plans. Recognize that this type of urban park is new for the unincorporated portion of the County, has higher development and maintenance costs, and will need capital and operating funding at sufficient levels.

Policy 4. Consider increased demands and ensure sufficient land for public access to marinas and boat landings is set aside through zoning requirements and park acquisitions, instead of relying solely on private waterfront developers to provide these facilities.

Goal 6. Establish an interconnected on-road and off-road trail system for use by hikers, equestrians, nature viewers, and bicyclists.

Objective 1. Develop off-road recreational trail corridors particularly in stream corridors, along former rail lines, and on suitable County and State roads.

Policy 1. Seek to acquire rights-of-way, open spaces, and trails, as part of the recreation and open space dedication requirements for new developments, to support the County's planned interconnected trail system.

b. State Goals

The State's goals for recreation, parks, and open space are established in the 2009 Maryland LPPRP. They are compatible with and provide guidance to the County's Comprehensive Plan (see box on this page). The County's objectives and policies complement and expand upon the State's goals. For example, the County objectives and policies seek to provide a variety of quality recreational opportunities and park amenities in locations that can support other public facility investments and that are convenient and accessible to residents. County objectives and policies go beyond the broader goals of the State in that they encourage the County to find alternative funding sources for the acquisition of additional park land and provision of recreational facilities, such as revising subdivision land dedication requirements, using fees-in-lieu of dedication, supporting private investment in facilities, and cooperative use of facilities to minimize costs. Examples include the: Mallows Bay Park with the MD Department of Natural Resources; Turkey Hill Park with the State Highway Administration; and Marshall Hall Boat Launch with the National Park Service.

State of Maryland Goals for Recreation, Parks and Open Space

1. Make a variety of quality recreational environments and opportunities readily available to all citizens, and thereby contribute to their physical and mental well-being.
2. Recognize and strategically use parks and recreation facilities as amenities to make communities, counties, and the State more desirable places to live, work and visit.
3. Use State investment in parks, recreation and open space to complement and mutually support the broader goals and objectives of local comprehensive / master plans.
4. To the greatest degree feasible, ensure that recreational land and facilities for local populations are conveniently located relative to population centers, are accessible without reliance on the automobile, and help to protect natural open spaces and resources.
5. Complement infrastructure and other public investments and priorities in existing communities and areas planned for growth through investment in neighborhood and community parks and facilities.
6. Continue to protect recreational open space and resource lands at a rate that equals or exceeds the rate that land is developed at a statewide level.

The State LPPRP states that the over-arching need for the next round of local LPPRPs is to focus more on how well these goals are being achieved. Specifically, the State LPPRP is looking for plans and projects to demonstrate the following principles:

- Plans should be oriented to population centers, communities, and neighborhoods designated for growth and development in comprehensive plans. Parkland and recreational needs, accessibility of populations to recreational opportunities, and spending priorities should be evaluated and determined for those specific areas.
- Spending priorities should emphasize locations accessible to residents in population centers, communities, and neighborhoods, and the use of State funds to make them more desirable places to live, work, and visit.
- Parks and recreation facilities that support highly desirable activities that are most appropriate at community and neighborhood scales should not generally be located in areas designated in comprehensive plans for conservation of agricultural and/ or natural resource land. There may be exceptions.

2. Programs and Procedures

This section describes the framework in which Charles County plans, acquires, develops and operates parks and recreation facilities and open space, including sources of funding.

a. Organizational Structure and Planning Procedures

The organizational structure and planning procedures for recreation follow the Comprehensive Plan's implementation policies (see policies pages III-1 and III-2).

Department of Planning and Growth Management

The Department of Planning and Growth Management is responsible for administering the County's planning program. The Comprehensive Plan provides the long-range policy framework within which specialized functional plans, such as this LPPRP, provide short and long-range policy and implementation actions. The seven member Charles County Planning Commission, appointed by the County Commissioners in accordance with Article 66B of the Annotated Code of Maryland, is responsible for developing and recommending adoption of the Comprehensive Plan and approving development plans in accordance with the subdivision regulations.

The Department of Planning and Growth Management provides overall comprehensive land use planning, which includes general planning for parks and recreation facilities needs through the County Comprehensive Plan and Sub-Area Plans. The Department is also responsible for regulating development through the zoning ordinance and subdivision regulations, where acquisition of park and open space land is achieved through subdivision dedication. Developer agreements can include the provision of recreation facilities.

Department of Public Works

The Department of Public Works is responsible for outdoor recreation, overseeing the administration, planning, design, construction, and rehabilitation of the County's park system, including identification, evaluation, and acquisition of new parks and recreation sites. The Parks and Grounds Division, one of four divisions within the Department, is responsible for daily operation of the County's parks, outdoor facilities, and sports programs (youth and men's football, men's and women's softball, youth and adult soccer, and other outdoor activities such as golf at the White Plains Golf Course). In addition, the Division, with 56 full-time equivalent employees, is responsible for the daily grounds maintenance of 26 County building sites, all County parks and community centers and 140 government buildings and utility sites, including the maintenance and renovations of Board of Education athletic fields. The Division has five primary objectives:

1. Acquire and develop parkland to meet current recreational demands and to preserve resources for future uses;
2. Operate and maintain park property at a high level of quality and to maintain safe conditions;
3. Provide safe, quality athletic fields for both practice and game activities;
4. Effectively meet the outdoor recreation and active sport needs of County residents; and
5. Provide high levels of grounds maintenance to all government buildings to ensure safe and aesthetically pleasing facilities.

The Division meets on a regular basis with approximately 27 recreation associations with established boards to evaluate needs and implement programmatic and service enhancements.

Department of Community Services

The Department of Community Services is responsible for providing indoor and outdoor recreational activities in Charles County. The Department oversees administration, programming, budgeting, and

coordination of all indoor sports programs, Community Centers, Senior Centers, and recreational facilities. Recreational programs include trips, therapeutic programs, discount tickets to local amusement parks, sports programs, aquatics programs, programs at the Elite Gymnastics & Recreation Center and at ten community recreation centers. The Department of Community Service's eight school-based recreation centers, also operated by the Department's Recreation Division, offer a variety of programs, services, activities, and recreational opportunities to persons of all ages.

The Department of Community Service's Aging & Community Centers Division is responsible for the four Charles County Senior Centers which serve as community focal points where older persons come together in an atmosphere of wellness and address the needs of an ever-increasing older population, providing a wide array of services and activities to keep senior citizens active and independent. Opportunities for leadership, volunteers, physical fitness, education, technology, health and nutrition, social activities, recreation, inter- generational events, trips, creative arts, and special events are available. Locations are: Richard R. Clark Senior Center, La Plata; Indian Head Senior Center, Indian Head; Nanjemoy Senior Center, Nanjemoy; Waldorf Senior Center, Waldorf.

The Recreation Division operates five high school swimming pools. Full service, year-round programs are provided at the indoor community pools at Lackey and North Point High Schools. Summer, outdoor services are provided at McDonough, La Plata, and Thomas Stone High School pools. Services include swimming instruction, recreational swimming, pool memberships, pool rentals, birthday parties, senior swim sessions, and water fitness programs. Through program-user fees, the pool operation is responsible for staff salaries, pool chemicals, winterizing and cleaning of each pool, as well as all equipment. The recreation division offers noncompetitive, indoor youth sports leagues during summer and winter months. Approximately 200 volunteer coaches are used. Adult sports leagues are also offered.

Elite Gymnastics & Recreation Center provides instruction in gymnastics. Classes range from beginner to advanced, pre-competitive and competitive teams through 10 levels, under the guidance of the USA Gymnastics Jr. Olympic Program. Recreational programs are offered for participants, beginning at 18 months and continuing through 18 years and older. Birthday parties, facility rentals, and other recreational programming are also offered through Elite.

Coordination and outreach with sports organizations, municipalities and the community at-large is carried out by each Department through various publications, news releases and the County's web site. The Department of Community Services produces the County's recreation program guide.

Towns of La Plata and Indian Head

The towns are responsible for their town-owned parks and facilities. In 2011 the Town of La Plata adopted a Comprehensive Parks & Recreation Master Plan to guide its planning for the next 20 years.

3. Funding

Charles County funds its parks and recreational program from a variety of sources.

Operating Funds

Charles County's total FY 2012 operating budget for parks and recreational activities provided by the Departments of Public Works and Community Services is approximately $5.2 million; approximately $3.7 million for the Division of Parks and Grounds and $1.5 million for the Department of Community Services. The Division of Parks and Grounds also administers a self-supporting golf course enterprise fund.

Capital Funds

Most of the County's park acquisition, and facility development and rehabilitation funding comes from the County's Capital Budget and from the State's Program Open Space (POS) program. Since 2001 the County's annual POS appropriation has averaged approximately $1.06 million (Table III-1).

Other funding for capital projects comes from a variety of sources including special grants from the Department of Natural Resources, Program Open Space and State Heritage funds for trails. The Greater Waldorf Jaycees contributed over $100,000 towards the cost of a special needs playground at Laurel Springs Park that opened in 2005. The Jaycees have also helped raise funds for the Laurel Springs Field of Dreams, a baseball/softball field for disabled or special needs children that opened in 2011. The County received almost $430,000 in revenues from recycling the rail lines to offset costs for the Indian Head Rail Trail.

The County's FY 2012 capital budget totals approximately $1.8 million for the Department of Public Works, Division of Parks and Grounds, which includes the County's POS allocation. The Department of Community Services also has some recreation capital projects such as the Waldorf Gymnastics and Recreation Center and the Lackey swimming pool. The Division of Parks and Grounds five-year FY 2012 – 2016 CIP totals $4.7 million or $0.94 million a year, a significant decline from the $2.9 million per year allocated in the FY 2006-2012 CIP and showing the effects of reduced Program Open Space revenue.

Table III-1 Charles County Program Open Space Apportionments, 2001- 2010

Fiscal Year		Amount
2001	$	874,440
2002	$	1,044,396
2003	$	424,377
2004	$	460,352
2005	$	370,795
2006	$	1,200,000
2007	$	3,320,360
2008	$	2,372,429
2009	$	368,192
2010	$	152,007
Total	**$**	**10,587,348**
Annual Average	**$**	**1,058,735**

B. Needs Analysis and County Priorities for Lands, Facilities, and Rehabilitation

County priorities for land acquisition, facility development and rehabilitation are based on consideration of identified needs in the context of State and County goals. A needs analysis using statewide surveys and methodology contained in the 2010 LPPRP Guidelines was performed to evaluate the amount of land and facilities needed, both on a countywide and on an election district basis, to satisfy the demand for recreational facilities and activities. The analysis uses three time frames: short (2012-2016), mid (2017-2022), and long-range (2022-2027 and beyond). Estimates for short-range demand and need are based on 2010 population; mid and long-range on projected 2017 and 2022 population[7].

The results from the needs analysis are the County's best estimates, especially for the mid- to long-range planning horizons. The State recognizes in its guidelines for the LPPRP that priorities are subject to change for a variety of legitimate and sometimes unpredictable reasons.

The following sections examine the supply, demand and facility needs in the County including a special analysis for 14 recreation activities selected by the State and County.

[7] Countywide projections followed Maryland Department of Planning projections dated November 2010.

1. Supply

The County updated its inventory of recreation and open space land and facilities for the LPPRP. A summary inventory table of park and recreation sites, acreage, and facilities at each site is presented in Appendix A. Figure III-1 shows the location of each site.

As of 2011 Charles County has a total of 27,945 acres of recreation and resource land. Table III-2 shows a breakdown summary of this land by owner.

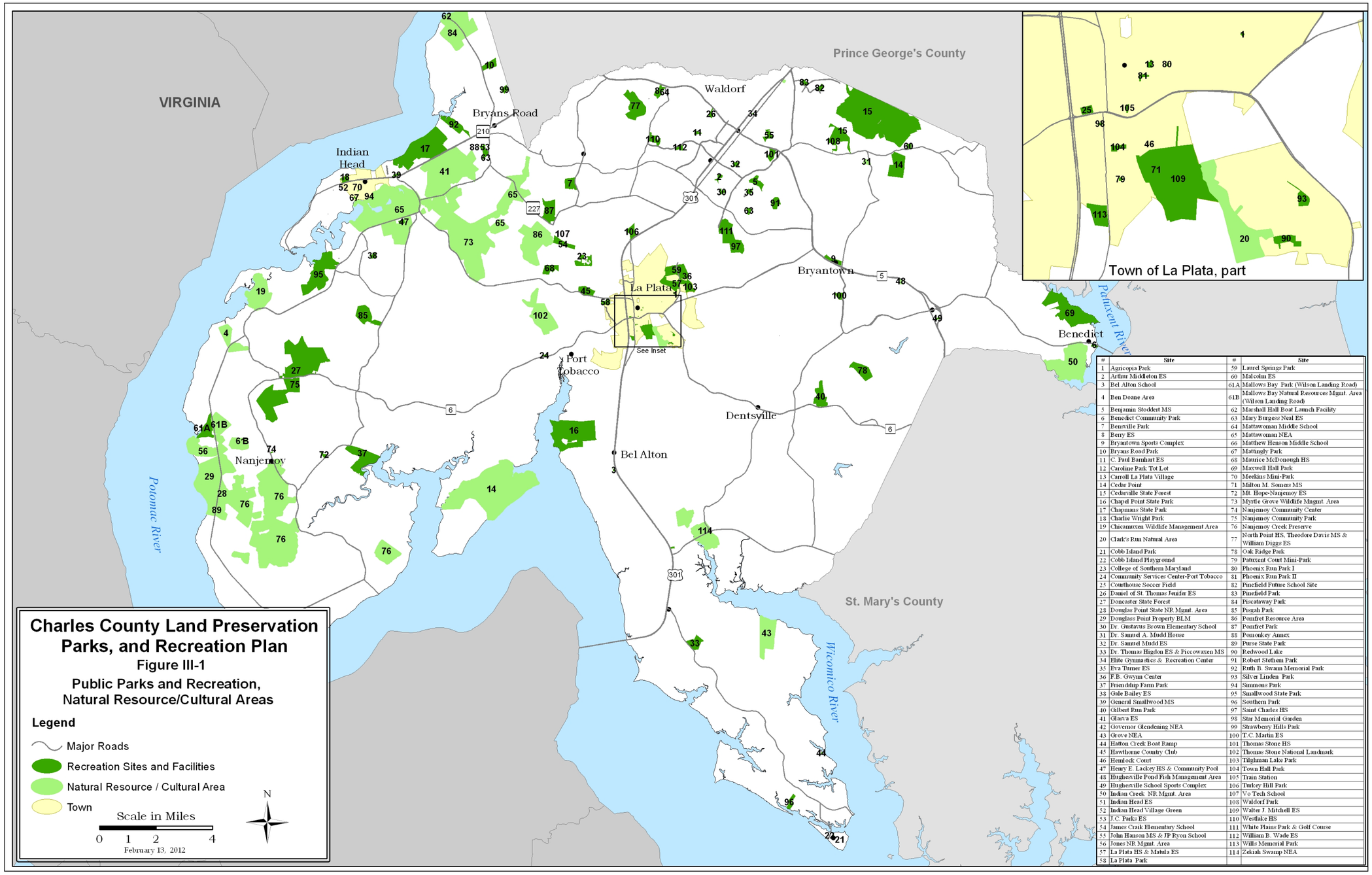
Table III-2 Recreation and Resource Land by Owner

Owner	Acres		
	Recreation	Resource	Total
Board of Education	486	93	579
Charles County	3,280	331	3,612
Town of Indian Head	37		37
Town of La Plata	99	42	141
Total Local	**3,902**	**466**	**4,368**
State	6,768	11,424	18,192
Federal	1,053	548	1,601
Total State and Federal	**7,821**	**11,972**	**19,793**
Private/ quasi-public	-		3,783
Grand Total	**11,723**	**12,438**	**27,945**

Source: Compiled from data in Appendix A.

Note: Recreation land is land on which the primary recreational activities do not depend on the presence of natural resources. Resource land is land and/or related water areas for which natural resource protection, conservation, or management is of primary importance. This land may support agricultural, recreational, economic, or other uses to the extent that they do not conflict with protection or preservation of the natural resource (Source: Maryland Electronic Inventory of Recreation Sites).
Not: Totals may not add exactly due to rounding.

Figure III-1 Recreation Sites, 2011



#	Site	#	Site
1	Agricopia Park	59	Laurel Springs Park
2	Arthur Middleton ES	60	Malcolm ES
3	Bel Alton School	61A	Mallows Bay Park (Wilson Landing Road)
4	Ben Doane Area	61B	Mallows Bay Natural Resources Mgmt. Area (Wilson Landing Road)
5	Benjamin Stoddert MS	62	Marshall Hall Boat Launch Facility
6	Benedict Community Park	63	Mary Burgess Neal ES
7	Bensville Park	64	Mattawoman Middle School
8	Berry ES	65	Mattawoman NEA
9	Bryantown Sports Complex	66	Matthew Henson Middle School
10	Bryans Road Park	67	Mattingly Park
11	C. Paul Barnhart ES	68	Maurice McDonough HS
12	Caroline Park Tot Lot	69	Maxwell Hall Park
13	Carroll La Plata Village	70	Meekins Mini-Park
14	Cedar Point	71	Milton M. Somers MS
15	Cedarville State Forest	72	Mt. Hope-Nanjemoy ES
16	Chapel Point State Park	73	Myrtle Grove Wildlife Mngmt. Area
17	Chapmans State Park	74	Nanjemoy Community Center
18	Charlie Wright Park	75	Nanjemoy Community Park
19	Chicamuxen Wildlife Management Area	76	Nanjemoy Creek Preserve
20	Clark's Run Natural Area	77	North Point HS, Theodore Davis MS & William Diggs ES
21	Cobb Island Park	78	Oak Ridge Park
22	Cobb Island Playground	79	Patuxent Court Mini-Park
23	College of Southern Maryland	80	Phoenix Run Park I
24	Community Services Center-Port Tobacco	81	Phoenix Run Park II
25	Courthouse Soccer Field	82	Pinefield Future School Site
26	Daniel of St. Thomas Jenifer ES	83	Pinefield Park
27	Doncaster State Forest	84	Piscataway Park
28	Douglas Point State NR Mgmt. Area	85	Pisgah Park
29	Douglass Point Property BLM	86	Pomfret Resource Area
30	Dr. Gustavus Brown Elementary School	87	Pomfret Park
31	Dr. Samuel A. Mudd House	88	Pomonkey Annex
32	Dr. Samuel Mudd ES	89	Purse State Park
33	Dr. Thomas Higdon ES & Piccowaxen MS	90	Redwood Lake
34	Elite Gymnastics & Recreation Center	91	Robert Stethem Park
35	Eva Turner ES	92	Ruth B. Swann Memorial Park
36	F.B. Gwynn Center	93	Silver Linden Park
37	Friendship Farm Park	94	Simmons Park
38	Gale Bailey ES	95	Smallwood State Park
39	General Smallwood MS	96	Southern Park
40	Gilbert Run Park	97	Saint Charles HS
41	Glasva ES	98	Star Memorial Garden
42	Governor Glendening NEA	99	Strawberry Hills Park
43	Grove NEA	100	T.C. Martin ES
44	Hatton Creek Boat Ramp	101	Thomas Stone HS
45	Hawthorne Country Club	102	Thomas Stone National Landmark
46	Hemlock Court	103	Tilghman Lake Park
47	Henry E. Lackey HS & Community Pool	104	Town Hall Park
48	Hughesville Pond Fish Management Area	105	Train Station
49	Hughesville School Sports Complex	106	Turkey Hill Park
50	Indian Creek NR Mgmt. Area	107	Vo Tech School
51	Indian Head ES	108	Waldorf Park
52	Indian Head Village Green	109	Walter J. Mitchell ES
53	J.C. Parks ES	110	Westlake HS
54	James Craik Elementary School	111	White Plains Park & Golf Course
55	John Hanson MS & JP Ryon School	112	William B. Wade ES
56	Jones NR Mgmt. Area	113	Wills Memorial Park
57	La Plata HS & Matula ES	114	Zekiah Swamp NEA
58	La Plata Park		

a. County and Town Land

The County together with the Towns and the Board of Education provides approximately 3,900 acres of local recreation land in different types of parks, ranging from regional parks to mini parks. Table III-3 lists these parks and recreation areas by type.

Table III-3 County and Town Recreation Land by Type

`	Number	Acres	Examples
Regional parks	9	2,361	Friendship Farm Park, Gilbert Run Park, Maxwell Hall Park, Laurel Springs Park, Oak Ridge Park, White Plains Park & Golf Course, Bensville Park
Community parks	12	640	Benedict Community Park, Charlie Wright Park, Indian Head Village Green, Ruth B. Swann Memorial Park, Tilghman Lake Park
School Recreation Parks	40	453	Arthur Middleton Elementary, Bel Alton School, Benjamin Stoddert Middle, Berry Elementary
Special use areas	5	173	Elite Gymnastics & Dance Recreation Center, Hatton Creek Boat Ramp, Marshall Hall Boat Launch Facility, Indian Head Rail Trail
Sports complexes	3	142	Bryantown Sports Complex, Robert Stethem Park, Hugheville School
Neighborhood parks	8	87	Pinefield Park, Wills Memorial Park, Simmons Park, Silver Linden Park
Natural Resource Mgmt. Area	1	25	Mallows Bay Park
Mini-parks	12	6	Cobb Island Playground, Meekins Mini-Park, Patuxent Court Mini-Park, Phoenix Run Park
Undeveloped Parks	1	21	Nanjemoy Community Park, Bryans Road Community Park
Total		**3,907**	

Source: Compiled from Appendix A.

Regional parks. Regional parks are large parks, typically 100 to 200 acres, and serve large areas of the county with a wide variety of recreation opportunities such as field sports, boat ramps, equestrian facilities, swimming, trails, tennis, and golf. The nine regional parks are fairly well distributed around the County, except between Waldorf and Bryans Road. Bensville Park, which opened in 2004, and the acquisitions since 2006 of Pisgah Park and Waldorf Park have helped greatly with the geographical distribution of regional park land, though they are not yet fully developed.

Community and Neighborhood Parks, School Recreation Parks, Community Centers. Community and neighborhood parks serve similar functions, with community parks generally serving larger areas than neighborhood parks. Community parks typically range in size from 15 to 75 acres and serve communities within a three- to five-mile radius of users. Neighborhood parks typically range in size from 5 to 25 acres and are ideally within walking distance of users. Several of these parks are in the Towns of Indian Head and La Plata.

School recreation parks comprise land at facilities owned by the Board of Education. The County has use agreements with the Board permitting general public use of sports fields, gymnasiums, and other facilities at certain times. The 40 such parks are widely distributed and contribute significantly to recreational opportunities in the County.

As noted above, the Department of Community Services operates ten community recreation centers offering a wide variety of programs, indoor sports, and recreational activities. Eight of the centers are in schools.

- Stoddert Recreation Center
  Benjamin Stoddert Middle School – Waldorf
- Hanson Recreation Center
  John Hanson Middle School – Waldorf
- Mattawoman Recreation Center
  Mattawoman Middle School – Waldorf
- Somers Recreation Center
  Milton M. Somers Middle School – La Plata
- Wade Recreation Center
  William B. Wade Elementary School – Waldorf
- Smallwood Recreation Center General
  Smallwood Middle School – Indian Head
- Henson Recreation Center
  Matthew Henson Middle School – Bryans Road
- Piccowaxen Recreation Center
  Piccowaxen Middle School – Newburg
- Port Tobacco Recreation Center
  Department of Community Services Building - Port Tobacco
- Nanjemoy Community Center -
  Nanjemoy

The recreation inventory includes ten sites in St. Charles that function as neighborhood parks/facilities. These include the community centers in Bannister, Dorchester, Hampshire, Huntington, and Sheffield and Adams, Lambeth, and Wakefield Lakes that offer walking and fishing opportunities. Since these sites are owned by the communities they are classified on the inventory as private/quasi public land.

Together, the community and neighborhood parks, school recreation parks, and community centers provide a well-distributed network of community-oriented parks and recreation facilities.

Other recreation. In addition to the above, the County has three sports complexes, five special use areas including the new and very popular Indian Head Rail Trail, the Elite Gymnastics & Dance Recreation Center in Waldorf, and 12 mini-parks.

Water access. There are 13 publicly-owned boat ramps at seven locations in the County (Table III-4). In addition five private operators have ramps that are available to the public: Aqualand, Captain John's Marina, Desoto/Benedict Marina, Port Tobacco Marina, and Saunders Marina.

Shoreline fishing from piers is available at Smallwood State Park, Friendship Farm Park, Gilbert Run Park, and Southern Park. Shoreline fishing is also available at Purse State Park, Douglas Point and Chapel Point State Park.

The State operates the only publicly-owned swimming beach in the County at Smallwood State Park.

Table III-4 Public Boat Ramps

Site	Number	Management
Friendship Farm Park	1	County
Gilbert Run Park	1	County
Hatton Creek	1	County
Mallows Bay	1	State
Marshall Hall	2	County
Mattingly Park	1	Indian Head
Smallwood State Park	6	State
Total	**13**	

Source: Compiled from Appendix A

b. State and Federal Lands

State and Federal recreation and open space lands in Charles County total almost 20,800 acres of which approximately 7,800 acres are recreation land and 12,000 acres are natural resource land (Table III-2).

The major State-owned recreation areas are Cedarville State Forest, Chapel Point State Park, Chapman State Park, Doncaster State Forest, Purse State Park, and Smallwood State Park. Major natural resource areas include Cedar Point (near Blossom Point which helps to buffer the military installation), Governor Glendening Natural Environmental Area, Mattawoman Natural Environmental Area, Myrtle Grove Wildlife Management Area, Patuxent River Natural Resources Management Area, Mallows Bay Natural Resources Management Area, and Zekiah Swamp Natural Environmental Area.

Federally owned land in the County includes Piscataway Park, Douglas Point, and the Thomas Stone National Landmark. In 2001, the Federal Bureau of Land Management (BLM) and the State of Maryland made a series of land acquisitions totaling approximately 1,800 acres near Douglas Point in Nanjemoy. The BLM drafted a Lower Potomac River Coordinated Management Plan in 2003 to guide future land acquisition and management in a broader 5,500-acre area.

Charles County has entered into agreements with several state and federal agencies including the Department of Natural Resources, the State Highway Administration, and the National Park Service to lease state or federally-owned land for local recreation use. Examples include the Marshall Hall Boat Launch Facility, Turkey Hill Park, Maxwell Hall Park, and Mallows Bay Park.

c. Private Quasi-Public Lands and Facilities

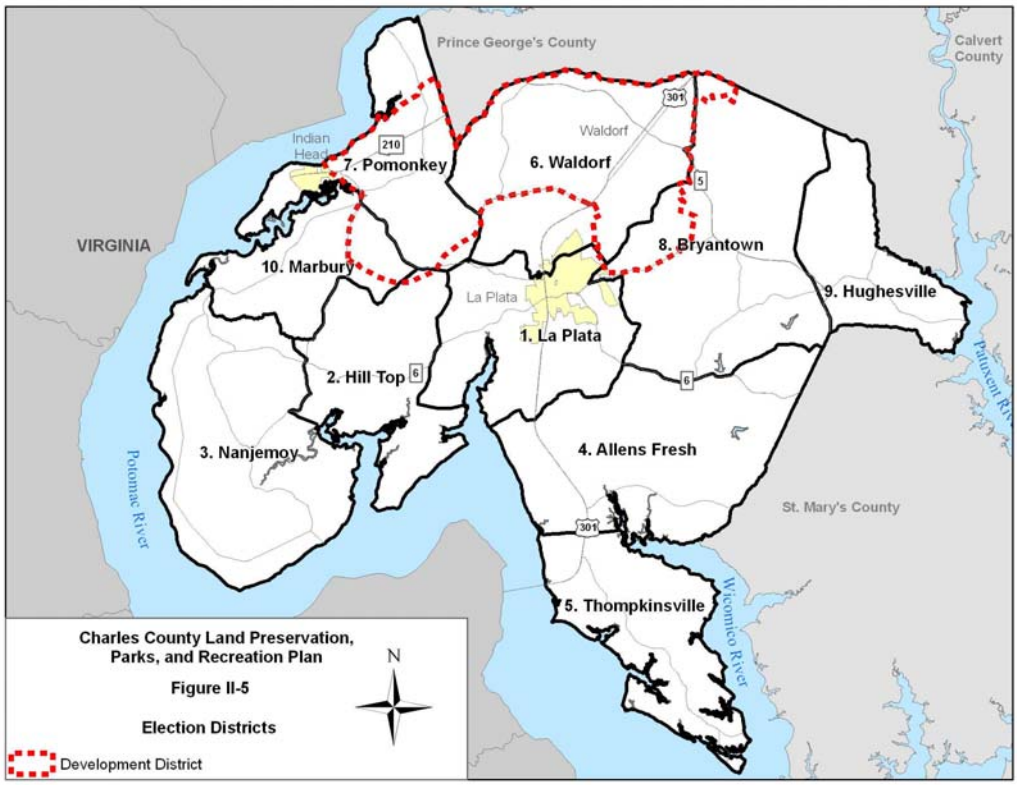
Private quasi-public lands make a significant contribution to public recreation in Charles County. They include neighborhood parks, mini-parks, nature reserves, marinas, indoor recreation centers, golf courses, the Charles County Fairgrounds, and an all-terrain vehicle park (see Appendix A). The Capital Clubhouse, a public-private indoor recreation center in Waldorf, opened in 2005. It includes an ice rink, multi-purpose field area, and climbing wall.

d. Distribution of Supply by Election District

Table III-5 shows the distribution of recreation and open space lands relative to population by the County's 10 Election Districts. Figure II-5 (from Chapter II) is repeated under the table to assist the reader in interpreting the table. Approximately 80% of the County's recreation land is in the Nanjemoy, Waldorf, Bryantown, and Hughesville Districts. When adding in state and federal land, approximately 72% of the land is in the Nanjemoy, Pomonkey, and Bryantown Districts. In contrast, the highest populations in 2010 are in the La Plata, Waldorf, Pomonkey, and Bryantown Election Districts.

Table III-5 Distribution of Recreation and Open Space Lands by Election District

	Population 2010		Acres						Share of Acreage by ED	
Election District	**Number**	**Percent**	**County Recreation**	**County Resource**	**Private Quasi-Public**	**State/ Federal Recreation**	**State/ Federal Resource**	**Total**	**County Recreation land**	**All Recreation Land**
1. La Plata	14,557	10%	218	135	150	1,211	-	1,714	6%	12%
2. Hill Top	2,093	1%	-	-	-	-	1,914	1,914	0%	0%
3. Nanjemoy	3,401	2%	507	160	3,000	1,972	1,862	7,501	13%	21%
4. Allens Fresh	5,845	4%	6	-	257	-	443	706	0.2%	0.05%
5. Thompkinsville	4,591	3%	53	-	276	-	-	329	1%	0%
6. Waldorf	78,036	53%	899	-	71	15	-	984	23%	8%
7. Pomonkey	13,934	10%	500	171	20	1,287	5,101	7,079	13%	15%
8. Bryantown	13,400	9%	765	-	10	2,706	358	3,839	20%	30%
9. Hughesville	6,532	4%	947	-	0	-	659	1,606	24%	8%
10. Marbury	4,162	3%	12	-	-	626	1,635	2,273	0%	5%
Total	**146,551**	**100%**	**3,906**	**466**	**3,783**	**7,817**	**11,972**	**27,945**	**100%**	**100%**



e. Accomplishments since the 2006 LPPRP

Between 2006 and 2011 Charles County made significant progress towards implementing the 2006 LPPRP land and facility recommendations. The recreation inventory increased by over 7,500 acres (37%). Major additions by the county included Pisgah, Waldorf, and Pomfret Parks, and, by the State, Cedar Point and the Pomfret Resource Area. Also noteworthy is the almost 3,000 acre Nanjemoy Creek Preserve protected by the Nature Conservancy (Table III-6).

Table III-6 Major Inventory Additions 2006 to 2011

Site	Recreation	Resource	Ownership
Pisgah Park	234		County
Waldorf Park	216		County
Pomfret Park	202		County
Mallows Bay Park (Wilson Landing Road)	185		County
Indian Head Rail Trail	160		County
Nanjemoy Community Park	108		County
Bryans Road Park	75		County
Rosewick Rd./St Charles Parkway (on-road)	3		County
Cobb Island Park	1		County
Nanjemoy Creek Preserve		2,974	Private
Cedar Point		1,914	State
Grove Natural Environmental Area		355	State
Jones Natural Resource Mgmt. Area		275	State
Pomfret Resource Area		772	State
Agricopia Park	6		Town of La Plata
Town Hall Park	2		Town of La Plata
Total	**1,192**	**6,290**	

Major facility accomplishments since 2006 include the following:

Agricopia Park development, La Plata	Bryantown Sports Complex (Soccer fields)
Hiker Biker Trails (e.g. Indian Head Rail Trail, Rosewick Road/St Charles Parkway, Middletown Road, Billingsley Road, and Western Parkway)	Laurel Springs field of dreams (Jaycees)
Mallows Bay (boat launch, hiking trails, picnic facilities)	Maxwell Hall equestrian trails (15 miles)
North Point High School (indoor pool)	Pisgah Park (athletic complex, playground and trail)
Rosewick Road/St. Charles Parkway Trail	School recreation parks: North Point HS, Mary Burgess Neal ES, Theodore G. Davis MS, William A. Diggs ES

2. Demand

Charles County used state surveys conducted in 2003 as the source for determining the baseline demand for recreational facilities: *Participation in Local Park and Recreation Activities in Maryland* and *State Parks and Natural Resource Areas in Maryland: A Survey of Public Opinion*. Findings were based on responses from 400 households in the Southern Maryland region, representative of each County's population. While these data are almost 10 years old, they are the latest available data of their type.

Additional information on demand was provided through the LPPRP public participation process, including personal interviews with County and town staff regarding the supply, acreage, location, and need for facilities.

Some individuals and one athletic club made specific comments and requests for recreation facilities. The Waldorf Soccer Club made detailed recommendations including an additional athletic complex on par with the Bryantown Sports Complex, lights at all county soccer facilities, addition of artificial turf fields, field upgrades and drainage solutions to the existing Bryantown Sports Complex, irrigation capability, and more access to indoor practice facilities.

The demand analysis used State survey data, daily carrying capacity and season length data, unless local knowledge yielded better information. In such cases, either sport season length or daily carrying capacity were adjusted to better represent local participation rates, or demand was adjusted based on local activity and facility utilization experience. For example, season length was shortened for baseball and softball fields to reflect actual season length. In addition there are different utilization patterns related to use of fields, diamonds and basketball courts for team games versus practice sessions.

Detailed tables for the supply, demand, and needs analyses are provided in Appendix B. The electronic versions of the tables include comments to note and explain where changes were made to season length or daily carrying capacity.

Hiker-biker trail along Rosewick Road and St. Charles Parkway on the north side of La Plata (2010). The supply of trails increased significantly between 2006 and 2012.

3. Needs Analysis

The needs analysis was prepared in conjunction with County Parks staff and compares recreation facility supply to demand for those facility types. The analysis results in two products:

- A summary of needs in the amounts of land and facilities to serve County residents, and
- Identification of County priorities for land acquisition, facility development, and rehabilitation.

Table III-7 summarizes results obtained from the detailed supply, demand and needs analysis tables contained in Appendix B. The table shows the supply of existing facilities and the estimated surplus or deficit of facilities for 2010 and 2022. Deficits exist now for some facilities. These deficits will increase through 2022 as the County's population increases, unless new facilities are programmed and developed to keep pace with growth. Current key deficits are:

Primary Deficit

- Baseball/softball diamonds
- Indoor facilities for basketball, volleyball, etc.
- Multipurpose fields for team sports
- Swimming pools (indoor)
- Shoreline access (for fishing, walking, nature viewing)

Secondary Deficit

- Boat ramps and public water access
- Playgrounds
- Picnic pavilions
- Dog parks

Table III-7 Summary Needs Report

Note: A positive demand number (without parenthesis) indicates a facility surplus. Those numbers in parenthesis indicate a facility deficit. For example, 2010 demand shows a deficit of 13 indoor basketball courts.

Activity	Facility Type	Existing Facilities	2010 Demand	2022 Demand
Baseball/ Softball	Diamonds	122	5	(23)
Basketball (indoor)	Courts (indoor league)	29	(13)	(23)
Basketball (outdoor)	Courts (outdoor recreation)	38	9	2
Tennis	Courts	95	26	9
Field Sports (football, soccer, lacrosse, field hockey)	Multi-Purpose fields	75	(10)	(31)
Trails: hike, bike, nature	Trail miles	90	20	4
Equestrian Trails	Trail miles	55	42	39
Playgrounds/ Tot-Lots	Playgrounds	41	4	(8)
Picnic Pavilions	Shelters	28	(0)	(7)
Swimming Pools (outdoor)	Pools	10	0	(2)
Swimming Pools (indoor)	Pools	3	(2)	(3)
Dog Activities / dog park (off-leash)	Acres	3	(3)	(4)
Power boating, sailing, and boat fishing	Ramps	19	(3)	(9)
Shoreline activities (walking, fishing, nature viewing)	Miles (accessible miles of tidal shoreline)	7	(4)	(6)

Source: Detailed supply, demand and needs analysis tables are contained in Appendix B.

C. County Priorities

Table III-8 lists the County's park and recreation priorities for meeting its land acquisition, facility development and rehabilitation needs through 2022. In developing the priorities, consideration was given to need relative to:

- The results of the supply and demand analysis;
- Needs in different parts of the County with special reference to the analysis by election district (Table III-5) and how investment in land and facilities can be used to support County goals for locating facilities convenient to population centers while ensuring that all areas of the County are adequately served;
- Specific needs in the Towns of Indian Head and La Plata;
- Efficiency of recreation service delivery with respect to location and utilization;
- Potential for meeting recreational facility needs through joint use, especially at public schools;
- How projects relate to the State's and County's recreation goals and objectives;
- Public input.

1. Acquisition and development projects

Land acquisition projects total between 348 and 558 acres for 11 recreation projects plus two school recreation parks.

Regional Park

A 100 to 200 acre regional park is proposed for the central part of the County. Acquisitions since 2006, in particular Waldorf Park and Pomfret Park, have met much of the land needs identified in the 2006 LPPRP for the Development District. The only remaining major gap is for a Waldorf/Central County multi-purpose regional park/sports complex to satisfy the future needs of the Development District. This is a long-standing recommendation from the 1997 and 2006 Comprehensive Plans and the Waldorf Sub-Area Plan. Acquiring appropriately sized, well-located sites in the Development District has proven difficult in the past, but the 2012 Comprehensive Plan may result in new opportunities. Based on the locations of other regional parks and projected population growth, a location near White Plains, or Middletown Road would be a good location, if a suitable site can be obtained.

Community Parks

Three community parks are proposed. A 50 to 100 acre park would be in the northeast part of the County to serve the Bryantown/ Hughesville area which currently lacks a community or neighborhood park. A good location would be Hughesville if a suitable site could be obtained, and would reinforce revitalization efforts. Acquisition would be in the long range. Site selection should be coordinated with the Hughesville Village Revitalization Plan (2007) or any updates /amendments. The Hughesville Village Revitalization Plan discusses the need for recreation and open space, though primarily in the context of the village core rather than for a community park.

The two other community parks would be in the Town of La Plata consistent with the Town's 2011 Comprehensive Parks & Recreation Master Plan. One would be a 20 to 25-acre active park near the center of town on the east side US 301, north of MD 6 (in Heritage Green). The other is envisioned as a two to three acre downtown park incorporating an urban square/plaza suitable for community-wide events and gatherings. Since La Plata is the County seat, some of these events could have a countywide function. The park might include features such as a plaza, a fountain/water feature, shaded/covered areas, a band shell, and cultural elements.

Table III-8 County Priorities for Acquisition, Development, and Rehabilitation

Table III- Charles County Land Acquisition, Facility Development and Rehabilitation Recommendations

					Acres Range to be Acquired		Estimated Short-Range (2012-2016) Cost ($1,000s)			Estimated Mid-Range (2017-2021) Cost ($1,000s)			Estimated Long-Range (2022 -2027) Cost ($1,000)		
Projects	**Location (area)**	**Description of LPPRP Recommendations**	**Estimated Total Cost ($1,000's)**	**Fiscal Year Programmed**	**Low**	**High**	**Acquisition**	**Capital Development**	**Rehabilitation**	**Acquisition**	**Capital Development**	**Rehabilitation**	**Acquisition**	**Capital Development**	**Rehabilitation**
Acquisition and Development Projects															
Central County Regional Park	Central area White Plains, Middletown Road	Acquire active/passive community/regional recreation land.	$ 3,400		100	200	$ 900				$ 2,500				
Clark Run Natural Resource Area/ Greenway	Clark Run	Per Town of La Plata 2011 recreation plan	$ -		100	100									
Diffenbach Court Neighborhood Park	Town of Indian Head	Neighborhood park to serve Diffenbach Court and Riverwatch Blvd communities	$ 60		0.25	0.25		$ 60							
East County Community Park	Northeast portion of County	Community park to serve northeast county (Bryantown, Hughesville) Possible dog park.	$ 1,600		50	100				$ 500				$ 1,100	
La Plata Community Park 1	East side US 301, north of MD 6 (Heritage Green)	Active town park near center of town. Community recreation center. Per Town of La Plata 2011 recreation plan.	$ 10,400		20	25	$ 1,400				$ 3,000			$ 6,000	
La Plata Community Park 2	Town Center	Downtown Park, per Town of La Plata 2011 recreation plan	$ 2,420		2	3	$ 625				$ 1,795				
La Plata Neighborhood Park 1	West side US 301	Per Town of La Plata 2011 recreation plan	$ 2,625		10	20				$ 1,750	$ 875				
La Plata townwide walking/biking trail system	Town of La Plata	On-road and off-road trails (approximately 15 miles -80,600 linear feet). Per Town of La Plata 2011 recreation plan	$ 840				$ 80	$ 200		$ 80	$ 200		$ 80	$ 200	
Multi-Service Centers/community centers	Primary need:Waldorf, La Plata (shared with Town) Longer Range: Hughesville/Bryantown, Nanjemoy	Multi-service centers (recreation, community, cultural, aging) to transition away from current school-based community center concept.	$ 18,000		8	12	$ 1,000			$ 1,000	$ 9,000		$ 1,000	$ 6,000	
Popes Creek Trail	Newburg	Hiker-biker trail (approx 3 miles) along former railroad.	$ 925	FY 2012			$ 175	$ 750							
School recreation parks	St. Charles, Waldorf, La Plata	St. Charles High School (2014) New elementary (2022)	$ -		48	48									
Shoreline/waterfront park	Maryland Point or Cobb Neck (per opportunity)	Sandy beach, car top boat launch, possible ramp	$ 450		10	50	$ 150				$ 300				
Acquisition Cost			**$ 8,740**		**348**	**558**	**$ 4,330**	**$ 1,010**	**$ -**	**$ 3,330**	**$ 17,670**	**$ -**	**$ 1,080**	**$ 13,300**	**0**
Development Cost			**$ 31,980**												
Total Cost			**$ 40,720**												
Facility Development Projects															
Bryans Road Community Park	Bryans Road	Community park, undeveloped as of 2011. Possible dog park.	$ 1,000											$ 1,000	
Countywide Trails System	Countywide	Continue to develop Countywide pedestrian-bicycle trails system. Funding represents opportunity projects, including on-road improvements	$ 500								$ 250			$ 250	
Francis and Gladys Simmons Park	Town of Indian Head	Add picnic pavilion, bathrooms	$ 100								$ 100				
Friendship Farm Park Phase II	Nanjemoy; Friendship Landing Road	Interpretive farm park. Develop road and shoreline access, parking, visitors/interpretive center, picnic pavilions, riverwalk/trails, kayak/cartop boat launch area, special events venue (corporate picnic, weddings)	$ 1,000					$ 1,000							
Maxwell Hall Park	Benedict, Teagues Point Road	Develop picnic area. Restore historic house for public access/interpretation.	$ 200					$ 200							
Nanjemoy Community Park	Nanjemoy	Community park undeveloped as of 2011	$ 1,100								$ 1,100				
Oak Ridge Park Development (Phase II)	Hughesville, Oaks Road	Additional 2 to 3 lighted fields	$ 400											$ 400	
Pisgah Park	Pisgah	Regional Park, partially developed as of 2011. Add mountain bike trail	$ 50								$ 50				
Pomfret Park	MD 227 near Chapel Springs Place	Small active park to remain mostly (70%) natural. Small active area as addition/complement to Southern MD Youth Association fields	$ 350								$ 350				
Potomac River Boardwalk	Town of Indian Head	Approximately 1,400 lf of boardwalk along Riverview Drive. Joint town-SHA project using highway enhancement funds	$ 2,000	FY 2012				$ 2,000							
Sprayground	To be determined. Laurel Springs? Town of La Plata?		$ 400								$ 400				
Town Street Trail	Town of Indian Head	Alternative route from MD 210 to access to Indian Head rail trail via Town Street rather than via Mattingley Avenue	$ 50	FY 2012				$ 50							
Waldorf Park	Poplar Hill Road/St.Peters Church Road	Regional Park, undeveloped as of 2011. Active park similar to Laurel Springs. ball fields, multi-purpose fields including lacrosse, picnic areas. Possible dog park.	$ 1,700					$ 1,700							
Total			**$ 8,850**				**$ -**	**$ 4,950**	**$ -**	**$ -**	**$ 2,250**	**$ -**	**$ -**	**$ 1,650**	
Rehabilitation Projects															
Park Repair & Maintenance	Countywide	Rehab fields, facilities, equipment. Rehabilitate/repave tennis courts	$ 7,500						$ 1,500			$ 3,000			$ 3,000
Wills Park	Town of La Plata	Upgrade, redevelop to improve use, functionality as neighborhood park. Per Town of La Plata 2011 Comprehensive Recreation Master plan.	$ 1,400												$ 1,400
Total			**$ 8,900**						**$ 1,500**			**$ 3,000**			**$ 4,400**
Grand Total			**$ 58,470**		**270**	**425**	**$ 4,330**	**$ 5,960**	**$ 1,500**	**$ 3,330**	**$ 19,920**	**$ 3,000**	**$ 1,080**	**$ 14,950**	**$ 4,400**

Neighborhood Parks

Two neighborhood parks are proposed. One would be in the Town of Indian Head to serve the Diffenbach Court and Riverwatch Boulevard communities. The other would be in the Town of La Plata to serve existing and planned neighborhoods (such as the Steeple Chase development).

Multi-service centers, community centers

Four multi-service centers are proposed for consideration, requiring two to three acres each. The Department of Community Services currently operates eight community centers located mostly at middle schools. These centers have limited space that is almost all shared with school uses that limit the time that the facilities are available for community use. Therefore the Department sees the need to transition into independent multi-service centers serving indoor recreation, community, cultural, and aging (senior center) needs. Potential future centers in the program for consideration could be:

- Waldorf; to replace Hanson, Stoddert, Wade, or Mattawoman.
- La Plata; to replace Somers. A community center is also priority for the Town of La Plata and the Town's 2011 Comprehensive Parks & Recreation Master Plan has extensive discussion including costs and financing options.
- Nanjemoy; to replace the existing center.
- Hughesville/Bryantown; a new facility. This fast growing eastern part of the County currently has no community center. Again, as with the proposed community park, consideration of this recommendation should be coordinated with any updates /amendments to the Hughesville Village Revitalization Plan.

Pedestrian/bicycle projects

Two pedestrian/bicycle projects that would involve some acquisitions are included. The first is the Popes Creek Trail an approximately three mile hiker-biker trail along a former railroad extending southwest from Faulkner towards the Potomac River. The second is the Town of La Plata's townwide walking/biking trail system, an approximate 15 mile system of on-road and off-road trails.

These trails are part of a system that is the result of a number of planning efforts culminating in the Charles County Bicycle and Pedestrian Master Plan (draft 2011)[8]. The system map from the draft Master Plan is presented as Figure III-2. Figure III-3 shows proposed pedestrian-bicycle routes in the Town of La Plata.

[8] The efforts include the Bryans Road – Indian Head Sub-Area Plan pedestrian-bicycle element; Waldorf Sub-Area Plan pedestrian-bicycle element; Southern Maryland Trails and Bikeways Study (SMRTABS), a regional on- and off-road trails study; Feasibility Study for four trail alignments: Mattawoman Trail, US Navy Railroad Trail (NSWC trail), Popes Creek Railroad Trail, and Gilbert Run Trail; Town of La Plata Comprehensive Parks & Recreation Master Plan.

Figure III-2 Pedestrian-Bicycle Routes (draft 2011)

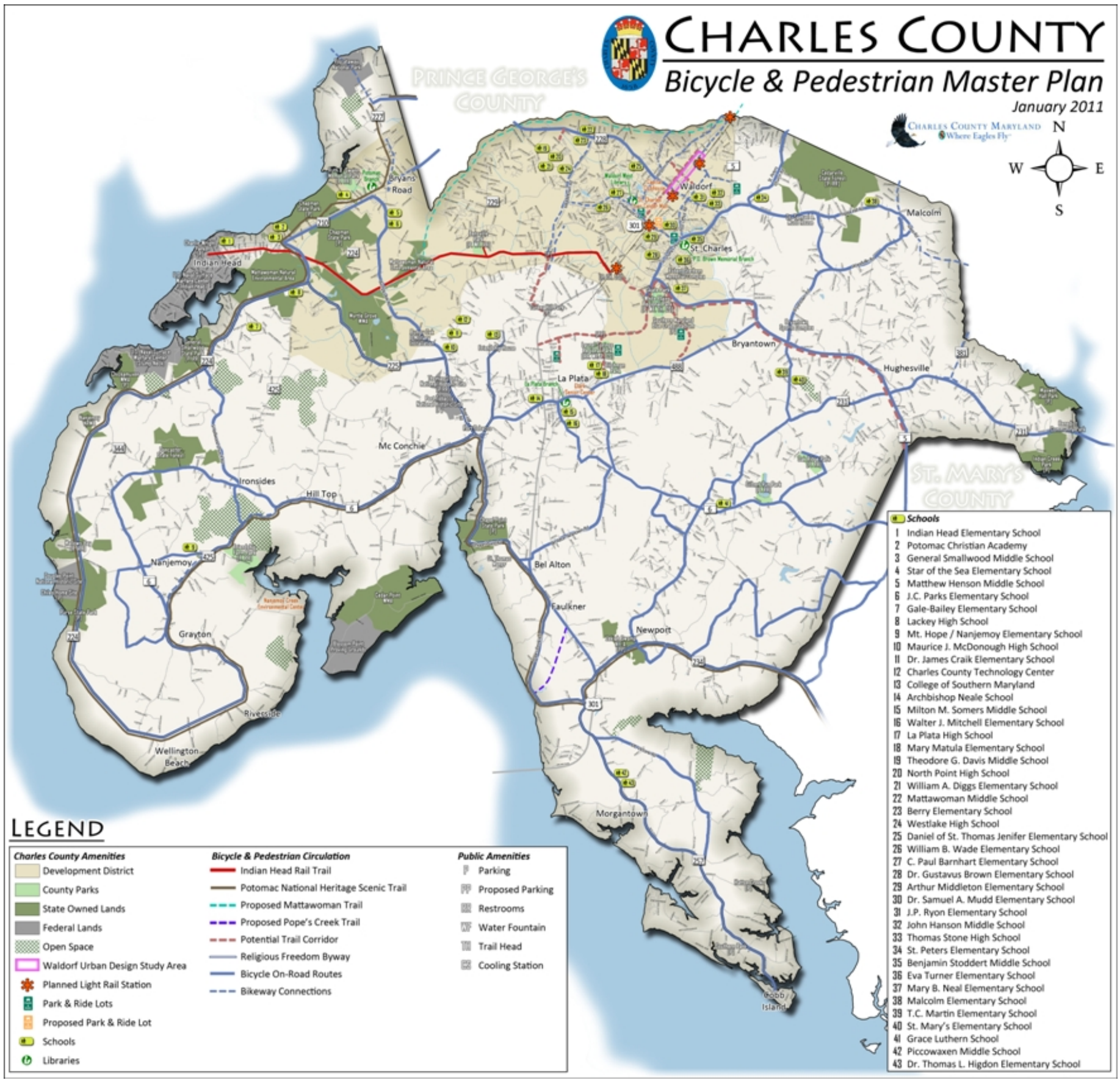
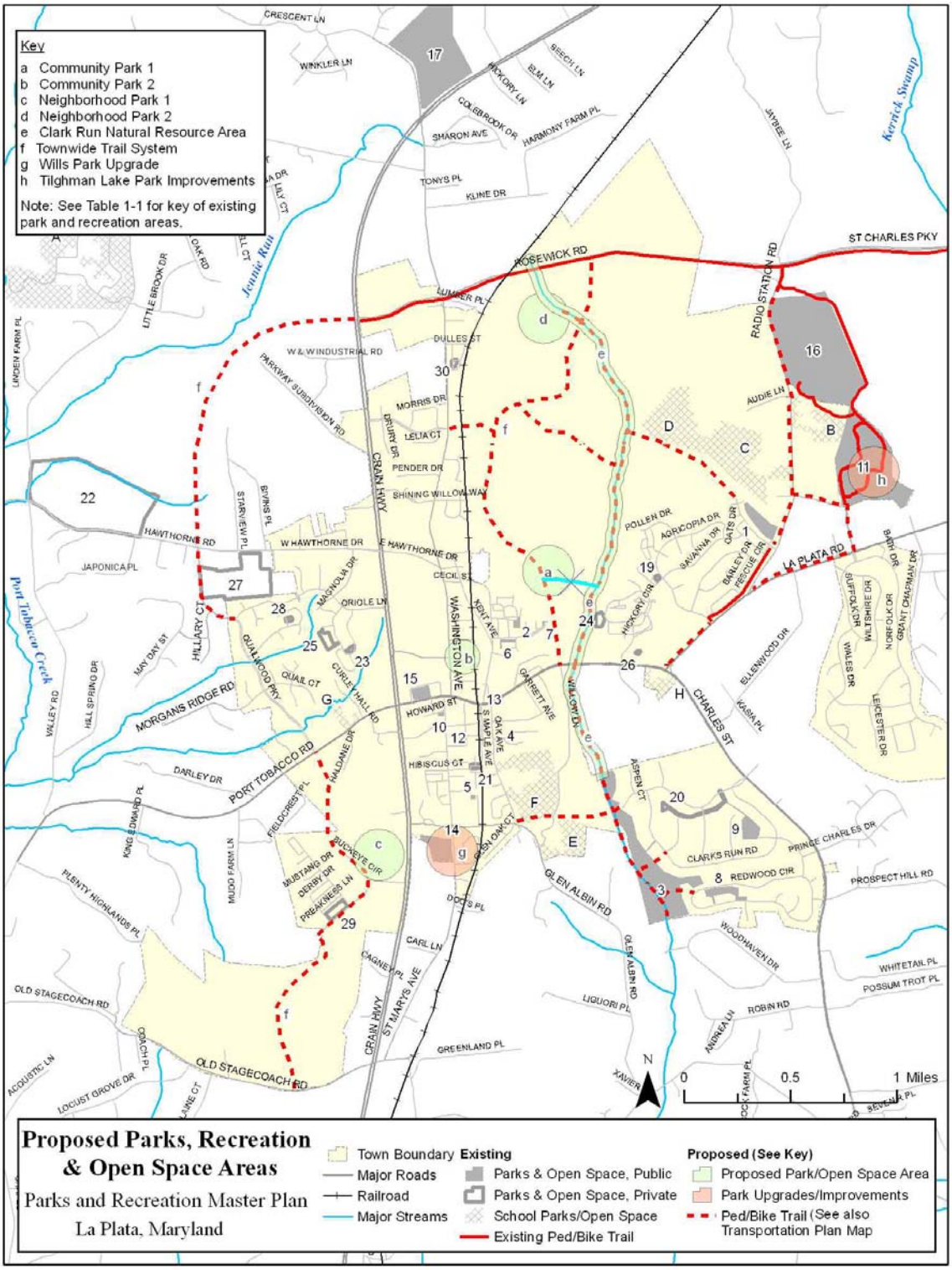


Figure III-3 Town of La Plata Proposed Pedestrian-Bicycle Routes and Future Parks



Source: Town of La Plata Comprehensive Parks and Recreation Master Plan, 2011

Other projects

The final three acquisition and development projects from Table III-7 are:

- A shoreline/waterfront park. This LPPRP does not specify a recommended location but, based on the existing distribution of waterfront access points, the current lack of access is in the Maryland Point (south coast of Nanjemoy), Cobb Neck, and Benedict areas[9]. A site with a sandy beach suitable for a small craft (kayak/canoe) launch, and/or possibly a boat ramp is envisioned.
- Two school recreation parks. Charles County Public Schools plans two new schools through 2022, St. Charles High School (2014) and a new elementary school in the Waldorf/La Plata area (2022)[10]. The Department of Public Works, Division of Parks and Grounds will continue to work cooperatively with the Charles County Public Schools to coordinate development of recreation facilities at County schools and institute cooperative use agreements.
- Clark Run Natural Resource Area/ Greenway. A natural, wooded area serving as a north-south spine through the Town of La Plata along Clark Run, that would possibly include a natural surface trail.

2. Facility development projects

Facility development projects are on land already owned by the County or by the Towns, or where no additional land acquisition would be required.

- A number of county parks are in various phases of development or are planned to begin development by 2022:
  - Waldorf Park, off Poplar Hill Road/St. Peters Church Road would be an active regional park, similar to Laurel Springs, with ball fields, multi-purpose fields including lacrosse, picnic areas, and, possibly, a dog park.
  - Friendship Farm Park Phase II development comprising road and shoreline access, parking, a visitors/interpretive center, picnic pavilions, river walk/trails, a kayak/car-top boat launch area, and a special events venue (suitable for corporate picnics and weddings).
  - Phase II development at Oak Ridge Park; two to three lighted athletic fields.
  - Nanjemoy Community Park.
  - Bryans Road Community Park, including sports fields, playground, dog park, etc.
  - Maxwell Hall Park: restore the historic house for public access/interpretation, and develop a picnic area. This project ties in with the Star Spangled Banner Trail and the village of Benedict Revitalization Plan.
  - Pisgah Park, add a mountain bike trail.
  - Pomfret Park, a small active recreation area as an addition or complement to Southern Maryland Youth Association (SMYO) fields.
- Two projects in the Town of Indian Head:
  - Town Street Trail: an alternative route from MD 210 to access the Indian Head Rail Trail.
  - Francis and Gladys Simmons Park, adding bathrooms and a picnic pavilion.
- Continued development of the Countywide pedestrian-bicycle trails system (see Charles County Bicycle and Pedestrian Master Plan, draft 2011). This includes connections to trails in other counties including the Three Notch Trail in St. Mary's County.

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9 Property at the southern end of the peninsula, per the Benedict Waterfront Village Revitalization Plan.

10 FY 2012 Educational Facilities Master Plan

- Sprayground. There is particular interest among residents in having a sprayground somewhere in the County. Potential locations include Laurel Springs or in one of the Town of La Plata community parks.

3. Rehabilitation

Two rehabilitation projects are on the priority list.

The first is ongoing miscellaneous rehabilitation of fields, buildings, piers, ramps, courts etc; funded at approximately $300,000 per year in the short term rising to $600,000 in the medium and long terms.

The other specific rehabilitation project is for Wills Park in La Plata, to upgrade, redevelop to improve its use and functionality as a neighborhood park as discussed and conceptualized in the Town of La Plata Comprehensive Parks and Recreation Master Plan. This would be a Town of La Plata project.

Concept Plan for Wills Park from the Town of La Plata recreation plan (2011)

4. Other Projects for Future Consideration

A number of other projects are important to the County but do not show on the County's priority list through 2022 (Table III-8). This is due to changing priorities and anticipated lower funding availability in the next 10 to 15 years compared to the mid 2000s. Some of these projects may "move up" onto the priority list should priorities change in the next few years. These projects are:

- **West County Ecotourism**. Development of support facilities (public and/or private) at a site or sites in west county (Nanjemoy, Douglas Point, or Indian Head-Bryans Road) to capitalize on the opportunities for ecotourism in relation to environmental, heritage, and recreation opportunities in these areas.
- **Mallows Bay.** There is potential for Mallows Bay to be designated a National Marine Sanctuary by the National Oceanic and Atmospheric Administration's Office of National Marine Sanctuaries. In addition to its ecological values, the Bay is the resting place of some 130 sunken ships, including the remains of 81 historically significant wooden steamships built under a crash government program during World War I. The ships have been referred to as the Ghost Fleet of Mallows Bay.

Mallows Bay Sunken Ships
Photographs courtesy of
www.fossilguy.com

- **Mattawoman Creek Trail.** Trail development along portions of Mattawoman Creek. Development in the upper Waldorf area may be problematic due to the need to acquire easements, but the potential along the lower Mattawoman should be explored, including a connection to the Indian Head Rail Trail. Prince George's County has shown a future trail on the north side of Mattawoman Creek and with a crossing near Billingsley Road, a coordinated bi-County trail could possibly be developed.
- **Port Tobacco Historic District and Trail.** Charles County in cooperation with the Town of Port Tobacco is in the process of acquiring land in and adjacent to the Port Tobacco Courthouse Green and completing a feasibility study for its use/development. Additional parcels may be considered as available. Also envisioned is a 1.5-mile trail connecting Thomas Stone National Historic Site to the Port Tobacco Historic District and connecting historic resources within the district. This project is identified in the Southern Maryland Heritage Area Plan.

- **Chapel Point State Park.** Add trails and boat launch if consistent with State plans for the park.
- **MD 228 Corridor Park.** A neighborhood/community park in Waldorf to serve local, neighborhood oriented needs in the MD 228 corridor. This area has school recreation parks, but lacks a neighborhood/community park. This park was also recommended in the Waldorf Sub-Area Plan.
- **Bel Alton School.** Consideration could be given to rehabilitation for general community use of the freestanding gymnasium building at the former Bel Alton School. A rehabilitation of the school, with the exception of the gymnasium, was completed in 2008 by the Bel Alton High School Alumni to serve as a multi-service health, job training, and community center operated by the Alumni. A rehabilitated gymnasium could be used by the Department of Community Services for its indoor recreation programs, especially basketball.
- **Turf Fields**. Artificial turf fields for multipurpose use are becoming more widespread. They have many advantages over grass fields but are costly to install ($1 million per field is a frequently cited estimate in recreation capital improvement programs). Through over use, natural turf fields have limitations due to worn or muddy conditions. Synthetic turf would allow the County to increase supply by eliminating game/practice cancellations and postponements. Without carrying capacity issues associated with natural turf fields, artificial turf allows for expanded use of each field. There is one artificial turf field in the County, at North Point High School. Public programs do have access to this field but on a very limited basis.

  Cost sharing options could be investigated to reduce the direct cost of future fields to the County. Several Maryland county recreation and park departments have worked with county public school systems to install fields at high schools. A joint use agreement to assure general public access (in addition to school use) would be needed. Adding lighting further increases supply by extending playing times.
- **Irrigation**. With the high cost of artificial turf fields, providing irrigation at grass fields may be a viable option at athletic complexes. Irrigation would need to be weighed regarding the use of ground water, and the cost of operation and maintenance of turf fields.
- **Town of La Plata parks**. Tilghman Park development, Neighborhood Park #2 (see Town of La Plata Comprehensive Parks and Recreation Master Plan).
- **Waterfront and shoreline access.** In addition to the projects in Table III-8 two other projects merit discussion:
  - **Waterfront Development Concepts.** In 2010, the County Commissioners reviewed development concepts for seven areas first identified in a 1999 Waterfront Study and prioritized Port Tobacco, Benedict, and Potomac Crossing/ Aqualand for further work. Several of these concepts include park and open space areas that could be publicly owned and include public access to the water. In 2011, Charles County completed a draft Benedict Waterfront Village Revitalization Plan which includes recommendations for waterfront access and amenities.
  - **Public-Private water access points.** Private developments sometimes provide public access. One example is the Swan Point development which has the following condition of approval "all pedestrian trails and paths or walkways to piers and beach areas requiring access through or disturbance to the Buffer shall remain open to the general public" (Critical Area Commission). While not publicly owned, such access increases overall access to the water consistent with this LPPRP's objectives.
- **Zekiah Swamp Run Access Enhancements.** The northern part of the Zekiah Swamp Run watershed is the county's Rural Legacy Area that was approved in 1998. Several sites are protected with easements that stipulate public access including the historic Dr. Samuel Mudd Farm and Gardiner Property which is owned by the Izaac Walton League and includes a boardwalk. These existing access points could be further developed or enhanced through partnerships with local preservation and conservation organizations.

Potomac River Crossing (Aqualand) Waterfront Development Concept
(Conceptual Plan only for illustrative purposes of potential site development, EDSA, 2010)

5. Consistency with State and Local Goals

Table III-9 summarizes how the priority development projects fulfill the state and county goals for recreation. This is a required table under the LPPRP preparation guidelines.

Table III-9 Goals Met by Acquisition and Development Recommendations

Project	Short Range	Mid Range	Long Range	State goals met (see table notes)	Local goals met (see table notes)	Notes
Acquisition and Development Projects						
Central County Regional Park				1, 2, 3, 4, 6	7, 8, 9, 10	Meets current/projected need in Development District. Long-standing recommendation from the 1997 and 2006 Comprehensive Plans and the Waldorf Sub-Area Plan
Clark Run Natural Resource Area/ Greenway				1, 2, 3, 4, 6	7, 8, 9, 10	Provides access to a continuous natural area in Town setting
Diffenbach Court Neighborhood Park				1, 2, 3, 4, 5, 6	7, 8, 9, 10	Meets need of an underserved existing community in the Town of Indian Head
East County Community Park				1, 3, 6	7, 8, 9, 10	Area currently lacks a community or neighborhood park. A good location would be Hughesville if a suitable site can be obtained, and would reinforce revitalization efforts.
La Plata Community Park 1				1, 2, 3, 4, 5, 6	7, 8, 9, 10	Parks would meets existing needs in Town, close to town center. Parks would be suitable for community-wide events and gatherings, and since La Plata is the County seat, some of these events could have a countywide function.
La Plata Community Park 2						
La Plata Neighborhood Park 1						
La Plata townwide walking/biking trail system				1, 2, 3, 4, 5	12	Part of a townwide ped/bike trail system providing recreational and transportation functions
Multi-Service Centers/community centers				1, 2, 3, 4, 5, 6	7, 9, 10	Meets current/projected need in established communities for independent multi-service centers serving indoor recreation, community, cultural, and aging (senior center) needs
Popes Creek Trail				1, 2, 3, 4, 5	7, 9, 11	Pedestrian /bicycle trail in a part of the county lacking such oppportunities
School recreation parks				1, 2, 3, 4, 5	7, 8, 9, 10	Provides public recreation at school sites. County will work cooperatively with the Charles County Public Schools to coordinate development of recreation facilities and institute cooperative use agreements.
Shoreline/waterfront park				1, 2, 3, 4, 5, 6	7, 8, 9, 10	Expands access to the water for residents and will strengthen the County as a destination for tourists, boating and fishing interests
Facility Development Projects						
Bryans Road Community Park				1, 2, 3, 4, 5	7, 9, 10	Meets current/projected need in western part of Development District
Countywide Trails System				1, 2, 3, 4, 5	11	Continued development of the Countywide pedestrian-bicycle trails system, per Charles County Bicycle and Pedestrian Master Plan
Francis and Gladys Simmons Park				1, 3, 6	7, 9, 10	Meets existing need in Town
Friendship Farm Park Phase II				1, 2, 3, 4, 5	7, 9, 10	Expands existing facilities with interpretive and ecotourism oriented facilities
Maxwell Hall Park				1, 2, 3, 4, 5	7, 9, 10	Expands existing cultural facilities - ties in with Star Spangled Banner Trail
Nanjemoy Community Park				1, 2, 3, 4, 5	7, 9, 10	Meets current/projected park need in existing community
Oak Ridge Park Development (Phase II)				1, 2, 3, 4, 5	7, 9, 10	Meets current/projected park need in existing community
Pisgah Park				1, 2, 3, 4, 5	7, 9, 10	Meets current/projected park need in existing community
Pomfret Park				1, 2, 3, 4, 5	7, 9, 10	Meets current/projected park need in existing community
Potomac River Boardwalk				1, 2, 3, 4, 5	7, 9, 11	Expands access to the water
Sprayground				1, 2, 3, 4, 5	7, 9, 10	Meets current/projected need in established communities
Town Street Trail				1, 2, 3, 4, 5	7, 9, 11	Safety improvments to part of ped/bike trail system
Waldorf Park				1, 2, 3, 4, 5	7, 9, 10	Meets current/projected parks need in Development District
Rehabilitation Projects						
Park Repair & Maintenance				1, 2, 3, 4, 5	7, 9, 10	Necessary maintenance, repairs, and improvements to retain asset value of past investments
Wills Park				1, 2, 3, 4, 5	7, 9, 10	Upgrade, redevelop to improve its use and functionality as a neighborhood park

Table Notes

State Goals	
1	Make a variety of quality recreational environments and opportunities readily accessible to all of its citizens, and thereby contribute to their physical and mental well being.
2	Recognize and strategically use parks and recreation facilities as amenities to make communities, counties, and the State more desirable places to live, work, and visit.
3	Use State investment in parks, recreation, and open space to complement and mutually support the broader goals and objectives of local comprehensive / master plans.
4	To the greatest degree feasible, ensure that recreational land and facilities for local populations are conveniently located relative to population centers, are accessible without reliance on the automobile, and help to protect natural open spaces and resources.
5	Complement infrastructure and other public investments and priorities in existing communities and areas planned for growth through investment in neighborhood and community parks and facilities.
6	Continue to protect recreational open space and resource lands at a rate that equals or exceeds the rate that land is developed at a statewide level.
Local Goals	
7	Create a physical and social environment which accommodates the recreational needs and interests of all County residents.
8	Seek to provide 30 acres of parks, recreation and open space land per 1,000 population, consistent with State goals.
9	Provide a range of leisure, recreational and facilities that are accessible and affordable to all County residents.
10	Develop a high-quality public parks and recreation system with adequate space and facilities, providing an appropriate mix of recreation activities for County residents.
11	Establish an interconnected on-road and off-road trail system for use by hikers, equestrians, nature viewers, and bicyclists.

5. Funding

The overall program through 2022 would cost approximately $58.4 million of which $8.7 million would be for acquisition, $40.8 million for new facility development projects, and $8.9 million for rehabilitation projects (Table III-8). Cost estimates are approximate and are in 2011 dollar values, based on knowledge of recent land acquisitions, real estate values in different parts of the County, and facility development and rehabilitation costs. Projects are in three time-frames: short range – 2012 to 2016, mid-range 2017 to 2022, and long-range 2022 to 2027.

A large portion ($28.4 million) of the $40.8 million for new facility development projects is for potential four multi-service centers/community centers envisioned in Waldorf, La Plata, Hughesville/Bryantown, and Nanjemoy. Given today's (2012) poor economic environment it is unlikely that more than one or two would be completed before 2027, but they are included as a single project to reflect that they are a priority for the County.

Funding necessary to accomplish the project priorities will be leveraged to the maximum extent possible, using a combination of available revenue sources: user fees, general and capital program funds, POS, and other State and Federal programs, grants and donations. As noted in section III.2.b, the County and Towns have been quite innovative in funding projects through a variety of funding sources.

Over the 15 year period to 2027 the total program cost of $58.4 million averages to $3.9 million per year. This program would be within estimated budget projections based on the Division of Parks and Grounds FY06 capital budget of $2.3 million. However it is not within the more constrained current budgets (for example, FY 2012 capital budget of approximately $1.8 million). It is important to note that the program is not constrained in the sense that specific funding sources must be identified for the entire program. Rather, it expresses the County's priorities based on reasonably foreseeable funding expectations in the next six years, if more county funds become available.

Funding necessary to accomplish the project priorities will need to be leveraged to the maximum extent possible, using a combination of available revenue sources: user fees, general and capital program funds, POS and other State and Federal programs, grants and donations, as well as cooperative ventures with the Towns and others.

6. Recreation Land Acquisition Goal

Charles County's goal for recreation land acquisition is the State recommended goal of 30 acres per 1,000 population. As of 2011, the County is short of this goal by only 24 acres, an achievement matched by few other Maryland counties. If no more land is acquired and the population increases as projected, the deficit will increase to over 1,380 acres by 2025 (Table III-10). As described above, the County's priorities include an acquisitions program of between 348 and 558 acres that will help the County move towards the state recommended goal. However, the program does focus on development given the major acquisitions that were made between 2006 and 2011 (see Table III-6).

As described in the table notes, considerable recreation and open space acreage exists in the County that under the State's guidelines may not be counted towards meeting the acreage goal.

Table III-10 Acreage Goal Analysis

	1	2	3	4	5	6	7
		Acres					
Year	**Current/ Projected Population**	**Recreation and Open Space Acreage Goal (30 acres per 1,000 population)**	**County and Town Recreation Land**	**County and Town Natural Resources Land**	**Applicable State and Federal Land**	**Total**	**Acreage Required to Meet Goal**
2011	146,551	4,397	3,906	466	0	4,372	24
2025	191,750	5,753					1,380

Notes:

Acres in Columns 3, 4, 5 and 6 are obtained from Appendix A, the Recreational Inventory. Column 3 comprises 100 percent of County, Board of Education, and municipal recreational land.

There are 7,837 acres of State and Federal owned recreational lands in Charles County, of which only the acreage over 60 acres per 1,000 persons (60 x 138 or 8,280 acres) may be used to meet the acreage goal. Therefore Column 5 shows zero acres.

There are 11,972 acres of other State and Federal land that may not be counted toward the County's acreage goal because they are classified as natural resource lands.

Chapter IV Agricultural and Natural Resource Lands

This chapter discusses the extent to which progress has been made toward achievement of the agricultural land preservation and natural resource land conservation goals and objectives identified in the 2009 State LPPRP and the 2006 County LPPRP.

A. Agricultural Land Preservation

1. Introduction

Charles County agriculture has a long tradition of small-scale agriculture dating from the middle 17th century. Until the recent State-supported tobacco transition program, this rich agricultural legacy was based largely on tobacco production. The implementation of the tobacco transition program created new opportunities for farms that were previously used exclusively for tobacco production.

Prime agricultural land is widely dispersed in Charles County and often intermixed with other economically valuable and environmentally sensitive lands such as sand and gravel deposits, forests, wetlands, and wildlife habitat (see Figure II-2). Combined, these factors make preserving large blocks of productive agriculture challenging.

The 2007 USDA Census of Agriculture defines a farm as "any place from which $1,000 or more of agricultural products were produced and sold, or normally would have been sold, in the census year." Using this definition, Charles County counted 52,147 acres of farmland in 2007 on 418 farms, which is an increase of approximately 100 acres from 1992. This trend is notable because it is the first census year since at least 1950 when the amount of farmland in the County did not decline (Table IV-1).

As part of the 2012 Comprehensive Plan update the County commissioned an evaluation of Charles County Agriculture[11]. The evaluation includes the following statements:

> Charles County agriculture is likely to continue to be driven by a small number of large farms that produce grain and a growing number of small farms that produce nursery, greenhouse, and vegetable crops and provide agritourism opportunities. Charles County has the advantage of proximity to the Washington, DC metro region, which features affluent consumers who value fresh-grown produce and horticultural plants.
>
> The profitability of the farming industry is essential to the preservation of agricultural land that the County hopes to achieve. The County can help the farming industry through: 1) removing land use regulatory barriers to on-farm enterprises; 2) marketing; and 3) farmland preservation, including both the transfer of development rights and the purchase of development rights.

[11] An Evaluation of Charles County Agriculture and Recommendations for Agricultural Economic Development, July 2011. Thomas Daniels, PhD, Professor of City and Regional Planning, University of Pennsylvania.

Table IV-1 Selected Agricultural Statistics 2002 and 1997 - 2007[12]

	2007		2002		1997		Change 1997 to 2007	
	Number	**Percent**	**Number**	**Percent**	**Number**	**Percent**	**Number**	**Percent**
Land in County (acres)	295,600		295,600		295,600			
Number of farms	418		418		451		(33)	-7%
Land in farms (acres)	52,147	18%	52,056	18%	56,648	19%	(4,501)	-8%
Land in farms by land use (acres)								
Cropland	29,627	57%	30,421	58%	32,020	62%	(2,393)	-7%
Woodland	14,973	29%	15,305	29%	17,445	34%	(2,472)	-14%
Pasture	3,250	6%	2,125	4%	975	2%	2,275	233%
Other (house lots, roads)	4,297	8%	4,205	8%	6,208	12%	(1,911)	-31%
Total	52,147	100%	52,056	100%	56,648	109%	(4,592)	-8%
Number of Farms by Size								
1-9 acres	43	10%	55	13%	42	9%	1	2%
10-49 acres	148	35%	152	36%	163	36%	(15)	-9%
50-69 acres	41	10%	41	10%	39	9%	2	5%
70-179 acres	122	29%	103	25%	119	26%	3	3%
180-499 acres	44	11%	50	12%	68	15%	(24)	-35%
500+ acres	20	5%	17	4%	20	4%	-	0%
Total	418	1	418	100%	451	100%	(33)	-7%
Market Value of Products Sold (in $1,000)								
Crops (including nursery & greenhouse)	$ 6,602	74%	$ 4,746	74%	$ 9,118	86%	$ (2,516)	-28%
Livestock & Poultry	$ 2,296	26%	$ 1,637	26%	$ 1,505	14%	$ 791	53%
Total income from farm-related sources, gross before taxes and expenses (in $1,000)	$ 1,842		$ 1,226		not comparable			
Average per farm $	$ 14,061		$ 11,252		not comparable			
Market Value of Land and Buildings ($ millions)	$ 354		$ 210		$ 191		$ 163	
Top crops (acres and % of cropland)								11%
Small grain	3,915	13%	3,314	11%	3,539	11%	376	-10%
Soybeans	7,826	26%	10,760	35%	8,684	27%	(858)	-97%
Tobacco	49	0%	219	1%	1,513	5%	(1,464)	6%
Hayland	4,832	16%	4,873	16%	4,562	14%	270	30%
Corn	7,277	25%	5,219	17%	5,612	18%	1,665	-9%
Vegetables	397	1%	335	1%	437	1%	(40)	
Principal Farm Operator Characteristics								8%
Farming and Owner, Full Time	309	74%	304	73%	287	64%	22	-34%
Part time or Tenant farmer	109	26%	114	27%	164	36%	(55)	
Average age	59.4		56.7		53.6		6	-51%
time)	226		184		457		(231)	

[12] Table reflects only U.S. Census of Agriculture data and does not include managed forests, as there is little reliable data at the county level.

2. Goals

The County's 2006 Comprehensive Plan goals and objectives are:

- Support agricultural preservation through a combination of development controls and incentives.
- Limit residential development in agricultural areas of the County using density limitations and clustering techniques.
- Minimize conflicts between agricultural and non-agricultural use, especially residential.
- Support the farmer's right to farm.
- Strengthen participation in and funding for the purchase of development rights through the Maryland Agricultural Land Preservation Foundation.
- Encourage the implementation of Soil Conservation and Water Quality Management Plans on all farms in the County.
- Create economic development programs to diversify the agricultural economy and product offerings, enhance farm product marketing, or, in other ways, assist farmers to maintain an economically viable industry.
- Support marketing programs for the County's diverse agricultural offerings.
- Support a productive forestland base and forest resource industry.

The State's goals for agricultural land preservation are shown in the box below.

State of Maryland Goals for Agricultural Land Preservation

1. Permanently preserve agricultural land capable of supporting a reasonable diversity of agricultural production.
2. Protect natural, forestry, and historic resources and the rural character of the landscape associated with Maryland's farmland.
3. To the greatest degree possible, concentrate preserved land in large, relatively contiguous blocks to effectively support long-term protection of resources and resource-based industries.
4. Limit the intrusion of development and its impacts on rural resources and resource based industries.
5. Preserve approximately 1,030,000 acres of productive agricultural land by 2020.
6. Ensure good return on public investment by concentrating State agricultural land preservation funds in areas where the investment is reasonably well supported by both local investment and land use management programs.
7. Work with local governments to:
    - Establish preservation areas, goals, and strategies through local comprehensive planning processes that address and complement State goals;
    - In each area designated for preservation, develop a shared understanding of goals and the strategy to achieve them among rural landowners, the public at large, and State and local government officials;
    - Protect the equity interests of rural landowners in preservation areas by ensuring sufficient public commitment and investment in preservation through easement acquisition and incentive programs;
    - Use local land use management authority effectively to protect public investment in preservation by managing development in rural preservation areas; and
    - Establish effective measures to support profitable agriculture, including assistance in production, marketing, and the practice of stewardship, so that farming remains a desirable way of life for both the farmer and the public at large.

3. 2006 LPPRP Evaluation and Recommendations

The 2006 LPPRP (page IV-19) identified the following as the needed improvements in the implementation program:

- Improve the agricultural land preservation tool kit.
- Increase program funding and support at the County and State level.
- Develop supportive agricultural zoning to protect prime agricultural areas from encroachment.
- Improve the economics of the TDR program.
- Increase use of structured economic development tools to enhance agricultural transition.
- Increase landowner participation in programs.

The recommended program development strategy (page IV-20) had seven elements:

1. Adopt a target area for agricultural land preservation.
2. Create County funding mechanisms to support agricultural preservation including a County Purchase of Development Rights (PDR) program for the County toolbox.
3. Adopt zoning and development regulations that are protective of agricultural land resources.
4. Revise the County's transfer of development rights (TDR) program.
5. Examine agricultural land preservation program intent (to include managed forest).
6. Advocate for higher levels of State land preservation funding.
7. Advocate for additional structural economic development support.

4. Progress

4.1. Adopt a target area for agricultural land preservation.

The Agricultural Stewardship Act of 2006 requires counties whose agricultural land preservation program is certified by the State to include a Priority Preservation Element in their Comprehensive Plans as one of the conditions of maintaining certification. The MDP provided guidance for the creation of Priority Preservation Areas (PPAs) in late 2006 after the 2006 LPPRP was adopted.

Charles County drafted a PPA element in June 2011 as an amendment to the 2006 Comprehensive Plan. The PPA used the target areas in the 2006 LPPRP as a starting point. The proposed PPA is in three parts: a forestry-focused area in the western part of the County (Area 1); a southern agriculture-focused area in the southern part of the County (Area 2); and a mixed agriculture-forestry area in the northern part of the County (Area 3) that is also the County's Rural Legacy Area that was approved in 1998. In all, the PPA includes approximately 151,000 acres or 51 percent of the County's land area (See Figure IV-1). Within the PPA a goal is to preserve at least 80 percent of the remaining undeveloped land.

The Planning Commission held a public hearing on the draft element on September 26, 2011. However, as of February 2012, the County has not yet adopted a PPA element for the Comprehensive Plan.

4.2. Adopt funding mechanisms to support agricultural preservation including a County Purchase of Development Rights (PDR) program.

Charles County does not have a dedicated source of revenue to support farmland preservation on an annual basis, but instead relies on the State program and intermittent County funding through its capital budget. In fiscal years 2008 through 2011 the County contributed $300,000 per year towards land preservation activities. This funding is typically used as a matching fund to purchase conservation easements under the Maryland Agricultural Land Preservation Foundation (MALPF) Program.

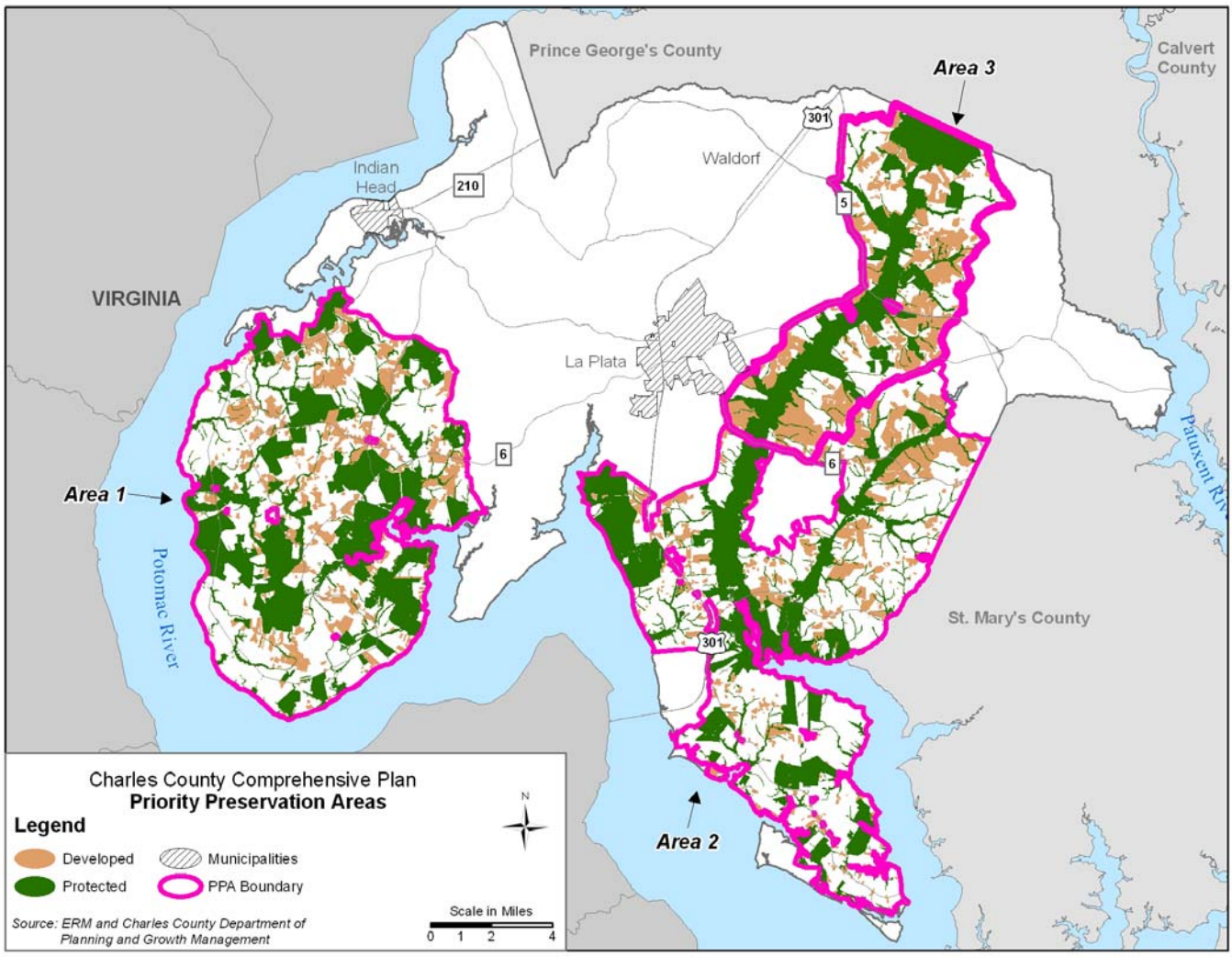
Funding mechanisms were explored in depth as part of the draft PPA. The draft PPA element proposes a "managed growth" policy that would allow development in the PPA provided land is preserved at a rate

that will enable the county to meet its PPA preservation goal. To facilitate the land preservation element of this "managed growth" policy, a consistent source of funds to acquire easements and otherwise preserve land will need to be in place.

The County estimates that if it were to commit to funding $4.6 million per year, this would meet approximately 50 percent of the PPA acreage goal.

On January 23, 2012, the Planning Commission withdrew the PPA Amendment under consideration. Future designation of such is being discussed as a part of the update to the 2006 Comprehensive Plan, currently underway.

Figure IV-1 Potential Priority Preservation Area (December 2011)



4.3. Adopt zoning and development regulations that are protective of agricultural land resources

The County's agricultural zoning is one unit per three acres. Zoning and development regulations are explored as part of the draft PPA element in support of the proposed managed growth policy. As drafted, development in the PPA would be permitted, but only provided that land is preserved at a rate that will enable the county to meet its preservation goal. This rate is estimated at a minimum of 1.87 acres of preserved land for each acre of development (excluding already preserved land). Final approval for residential plans and permits would be held until such time as the annual preservation requirements had been met.

4.4. Revise the County's transfer of development rights (TDR) program

The County has not revised its transfer of development rights program. Revisions will depend on the Comprehensive Plan update process, currently underway.

The County completed a Commercial TDR study in 2009 as recommended in the 2006 LPPRP[13]. The study concluded that implementing a commercial TDR program had the potential to add both flexibility and liquidity to the Charles County TDR program. No action was taken because of weak demand brought about by the economic recession that began in 2008.

County staff completed a report on TDRs in April 2010. This report documents the history of the TDR program. As part of the 2012 Comprehensive Plan update the County commissioned an evaluation of Charles County's TDR program[14]. Different TDR options are being evaluated as part of the 2012 Comprehensive Plan scenario exploration process.

4.5. Examine agricultural land preservation program intent (to include managed forest)

This recommendation was intended to encourage the Agricultural Land Preservation Advisory Board to establish guidelines for including managed forest lands that do not qualify for preservation under other programs. It was further intended to recognize that when the Board set the 64,000-acre preservation target in 1992, it meant to accommodate some degree of managed forest protection.

The Agricultural Stewardship Act of 2006 clearly addresses the preservation of both agricultural and forestry enterprises thereby reducing the distinction between the two.

Charles County's proposed PPA is consistent with this approach although it does recognize that different parts of the PPA have a more agricultural or forest character.

4.6. Advocate for higher levels of State land preservation funding

Charles County continues to advocate for higher levels of State land preservation funding. The County notes that the State LPPRP (page II-66) states that economic conditions that would support new revenue sources remain poor.

4.7. Advocate for additional structural economic development support

This recommendation was for the County to work with the Tri-County Council for Southern Maryland and the Southern MD Agricultural Development Commission (SMADC) to advance structural economic development programs (such as training, buying local agricultural products, and encouraging alternative crops).

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[13] Charles County Transferable Development Rights Program Expansion Assessment, Environmental Resources Management and ACDS, March 2009.

[14] An Evaluation of the Charles County Transfer of Development Rights Program, Thomas Daniels, PhD, Professor of City and Regional Planning, University of Pennsylvania.

SMADC has remained active and Charles County continues to benefit. Charles County's Environmental Programs Manager serves as chairman of the Commission, thereby providing direct involvement. The buy local initiative continues to grow as well as trying to brand southern MD meats, the purchase of farm equipment for rent, farm viability grants, and grape grants.

In 2011, the Charles County Chamber of Commerce developed a new grassroots campaign known as "Choose Charles" which is designed to promote buying from County based businesses. The vision is that "Choose Charles" will be a catalyst that helps accelerate business formation, growth and expansion in the County.

B. Natural Resource Lands

1. Introduction

Natural resource lands provide significant benefits. They help maintain the County's rural character, the physical attractiveness of developed areas, and provide wildlife habitat, natural filtration for air and water pollutants, and opportunities for resource-based recreation. They form the natural framework around which the built environment is planned and developed, and help provide flood, erosion and sediment control. In return, natural resource lands require few government services, provide opportunities for eco-tourism, and help enhance property values in developed areas.

2. Goals

The natural resources protection element of the County's 2006 Comprehensive Plan Update (Chapter 8) contains a comprehensive set of 30 objectives designed to define, in more immediate terms, the overall natural resource protection goal of the Plan which is to: **Protect the natural resources and enhance the environmental features of the County.** The 30 objectives cover the following areas: general objectives; land resources - including floodplains, steep slopes, and forest lands; inland habitat areas; shorelines; water resources; and environmental health.

The State's goals for natural resource lands conservation are shown in the box on the following page.

State of Maryland Goals for Natural Resource Land Conservation

1. Identify, protect and restore lands and waterways in Maryland that support important aquatic and terrestrial natural resources and ecological functions, through combined use of the following techniques:
    - Public land acquisition and stewardship;
    - Private land conservation easements and stewardship practices through purchased or donated easement programs;
    - Local land use management plans and procedures that conserve natural resources and environmentally sensitive areas and minimize impacts to resource lands when development occurs;
    - Support and incentives for resource-based economies that increase retention of forests, wetlands, or agricultural lands;
    - Avoid and minimize impacts of publicly funded infrastructure development on natural resources; and
2. Focus conservation and restoration activities on priority areas, according to a strategic framework such as Greenprint.
3. Conserve and restore species of concern and important habitat types that fall outside the green infrastructure: rock outcrops, karst systems, caves, shale barren communities, grasslands, shoreline beach and dune systems, mud flats, non-forested islands, etc.
4. Develop a more comprehensive inventory of natural resource lands and environmentally sensitive areas to assist State and local implementation programs.
5. Assess the combined ability of State and local programs to:
    - Expand and connect forests, farmlands, and other natural lands as a network of contiguous green infrastructure.
    - Protect critical terrestrial and aquatic habitats, biological communities, and populations.
    - Manage watersheds in ways that protect, conserve, and restore stream corridors, riparian forest buffers, wetlands, floodplains, and aquifer recharge areas and their associated hydrologic and water quality functions.
    - Adopt coordinated land and watershed management strategies that recognize the critical links between growth management and aquatic biodiversity and fisheries production; and
    - Support a productive forestland base and forest resource industry, emphasizing the economic viability of privately owned forestland.
6. Establish measurable objectives for natural resource conservation and an integrated State/local strategy to achieve them through State and local implementation programs.

3. Local Priorities for Natural Lands and Resources

3.1 Priority preservation and conservation areas for natural resources

Designated conservation areas identified in the 2006 Comprehensive Plan are the Chesapeake Bay Critical Area, the Resource Protection Zone overlay zoning district (RPZ) and the Zekiah Swamp Watershed Rural Legacy Area.

As discussed above under Agricultural Land Preservation, a Priority Preservation Area is under review covering 51 percent of the County's land area including a forestry-focused area in the western part of the

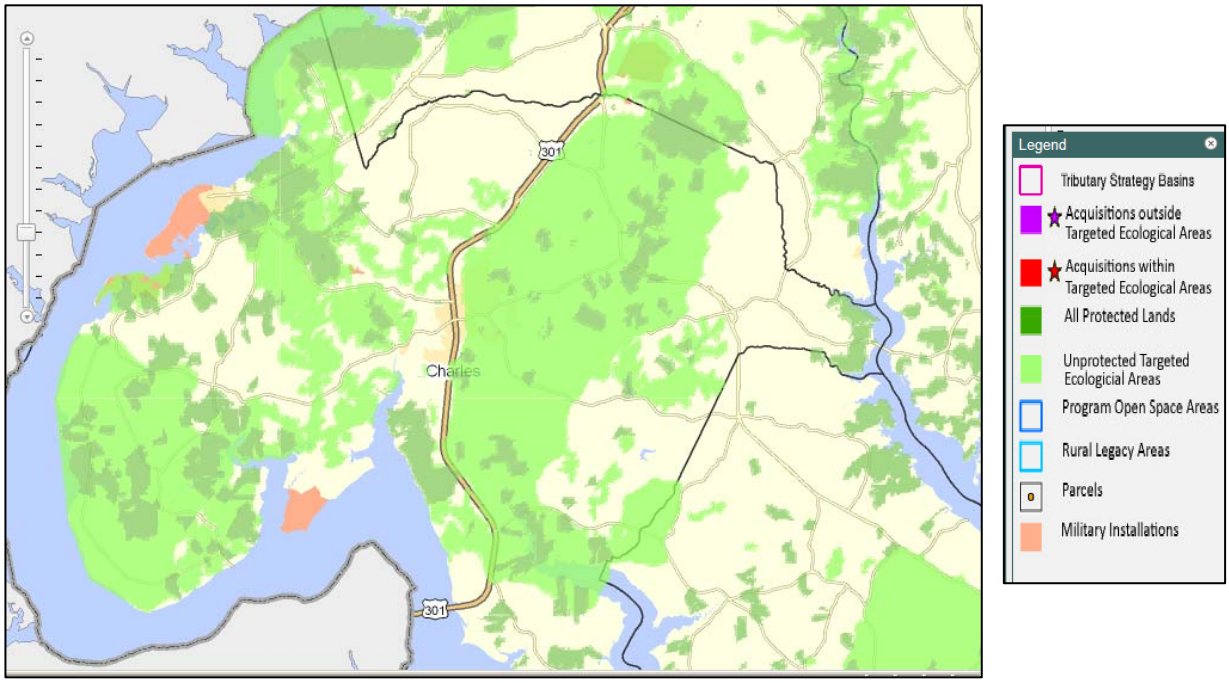
County and a mixed agriculture-forestry area in the northern part of the County that is also the County's Rural Legacy Area.

Also of note is Charles County's goal to protect 50 percent of the County as open space. This goal was adopted as part of the 2006 LPPRP when the Board of County Commissioners asked staff to review the County's inventory of protected land with a view to establishing an overall numeric goal for open space protection. Specifically the Commissioners were interested in the potential for achieving a goal of protecting 50 percent of the County's land area.

Since then, the County has carefully tracked protected lands in the County and makes an annual map with acreage tabulations. The most recent map was adopted in 2011 (Figure IV-3 on following page). The map shows a total of approximately 85,570 acres protected (29 percent of the County). This is a decline of approximately 2,640 acres since the 2006 LPPRP. However this decline is due to accounting changes to make categories of what is counted as protected land consistent with what the state counts as protected.

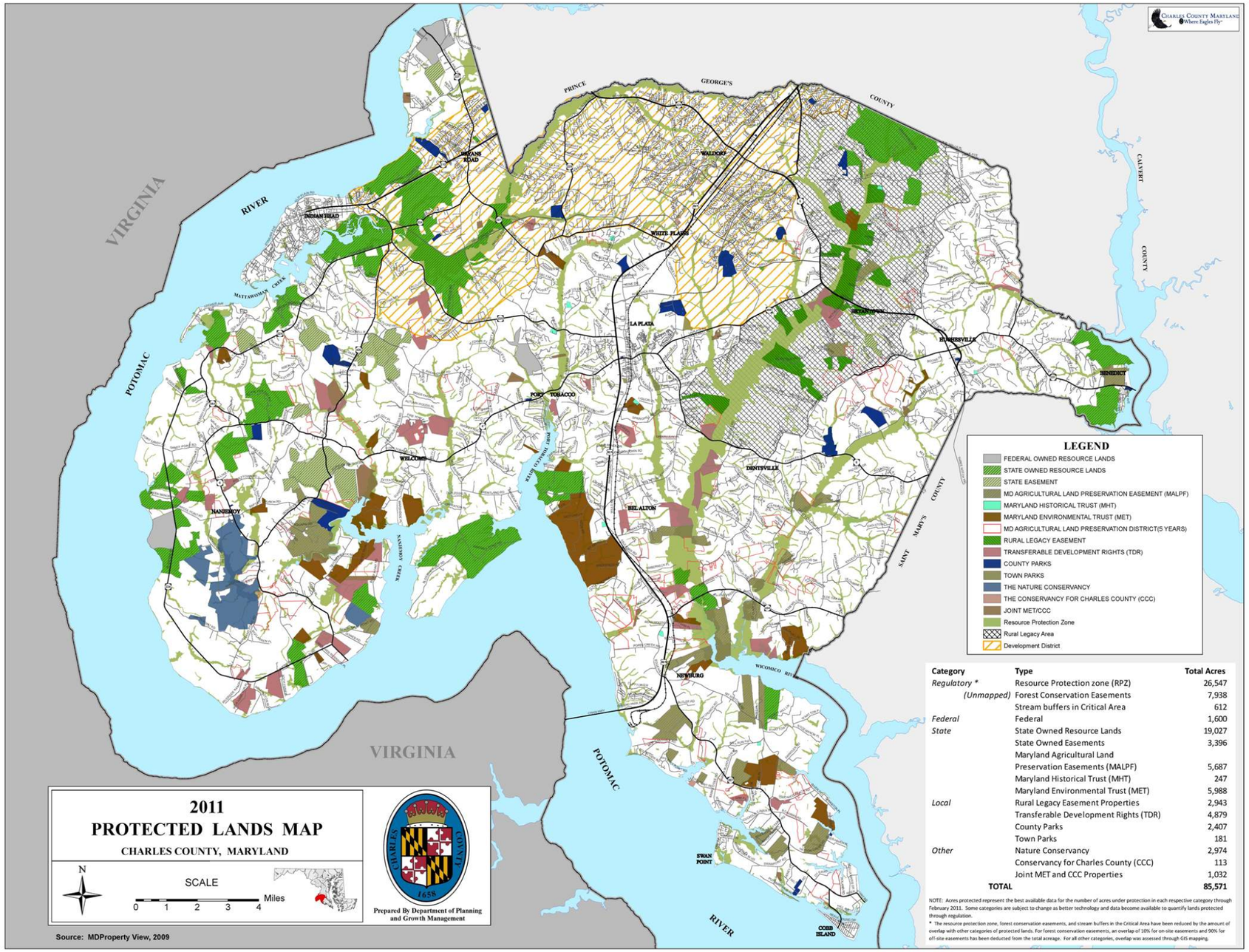
The boundaries of County priorities for natural resource protection are generally consistent with Greenprint, the State's mapping tool that shows how Maryland's land conservation programs are meeting their goals (Figure IV-2). The major differences are areas on the east side of US 301 from La Plata to Waldorf and portions of the MD 210 corridor. These areas are substantially developed but Greenprint indicates them as Unprotected Targeted Ecological Areas.

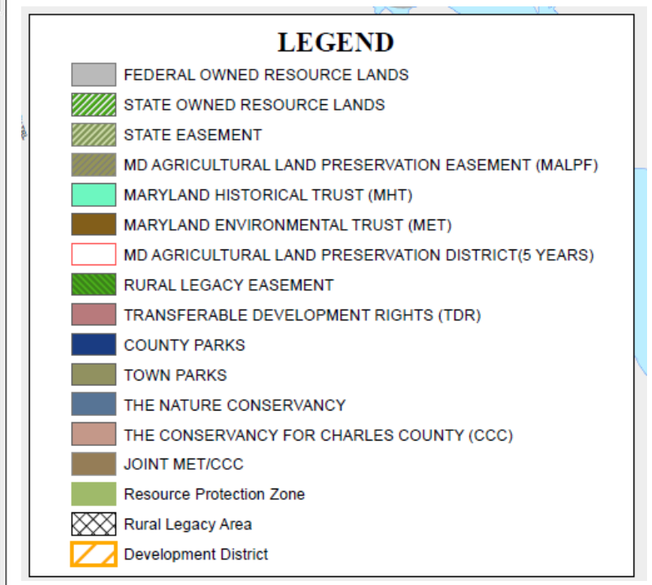
Figure IV-2 Maryland's Greenprint Map



Greenprint Map http://mdimap.towson.edu/GreenPrint/ 8-5-11

Figure IV-3 Protected Lands Map 2011





Category	Type	Total Acres
*Regulatory **	Resource Protection zone (RPZ)	26,547
(Unmapped)	Forest Conservation Easements	7,938
	Stream buffers in Critical Area	612
Federal	Federal	1,600
State	State Owned Resource Lands	19,027
	State Owned Easements	3,396
	Maryland Agricultural Land Preservation Easements (MALPF)	5,687
	Maryland Historical Trust (MHT)	247
	Maryland Environmental Trust (MET)	5,988
Local	Rural Legacy Easement Properties	2,943
	Transferable Development Rights (TDR)	4,879
	County Parks	2,407
	Town Parks	181
Other	Nature Conservancy	2,974
	Conservancy for Charles County (CCC)	113
	Joint MET and CCC Properties	1,032
TOTAL		**85,571**

3.2 Principle implementing ordinances and programs

The County's principle implementing ordinances and programs to achieve County goals for conserving natural lands and resources are catalogued in detail in the Comprehensive Plan (Chapter 8) and include zoning and subdivision regulations and site plan review; the Resource Protection Zone (RPZ) geared to protecting streams and their buffers; floodplain management; steep slope protection regulations; the Critical Area Program; regulations to protect the habitats of rare, threatened and endangered species; grading & sediment control; stormwater management; wetland protection programs; forest protection; and watershed management and protection.

4. 2006 LPPRP Evaluation and Recommendations

The 2006 LPPRP (page V-12) identified the following as the needed improvements in the implementation program.

- Develop a Green Infrastructure strategy as recommended in the Comprehensive Plan.
- Develop a program to implement the Mattawoman Creek Watershed Management Plan.
- Complete protection of the Zekiah Swamp Watershed Rural Legacy Area.
- Strengthen efforts to reduce the impacts of rural development on natural resources in rural parts of the County.
- Strengthen the County's role in forest land conservation.
- Increase funding for natural resource conservation.
- Increase the pace of capital projects and program development activities for eco-tourism and resource-based recreation.

The recommended program development strategy (page V-13) had seven elements:

1. Develop a Green Infrastructure strategy.
2. Create a natural resource land conservation focus area.
3. Seek to protect 50 percent of the County in open space.
4. Focus special attention on protecting the Mattawoman Corps valley. Incorporate better integration of watershed perspectives into planning.
5. Strengthen efforts to reduce the impacts of rural development on natural resources in rural parts of the County.
6. Continue protection of the Zekiah Swamp Watershed Rural Legacy Area as funding is allocated by the State and the County to acquire protective easements.
7. Increase the pace of capital projects and program development activities for eco-tourism and resource-based recreation.

5. Progress

5.1 Develop a Green Infrastructure strategy

The County has not developed a formal green infrastructure strategy beyond that discussed in the 2006 LPPRP (which used the State's green infrastructure assessment). However with the protection of approximately 29 percent of the County as open space (Figure IV-3) and future adoption of a new Comprehensive Plan consistent with Greenprint, the key elements of a green infrastructure strategy are being put in place.

The County has also begun examining its building and zoning codes to create more energy efficient "green" codes. The Charles County Department of Planning and Growth Management is currently working with a consultant on a project that will involve a comprehensive review of (1) the Charles County Zoning Ordinance and related development ordinances, and (2) the Building Code and related ordinances, for the purpose of recommending amendments that will eliminate or mitigate conflicts which impair or impede the County's and/or the building community's ability to create and construct environmentally and economically sustainable, energy efficient, transit and pedestrian friendly development and re-development throughout the County.

5.2 Create a natural resource land conservation focus area

Charles County has not formally created a natural resource land conservation focus area. However, the concept has been incorporated into the Priority Preservation Area which is currently under review. The focus area identified in the 2006 LPPRP was primarily focused on western Charles County including the Mattawoman valley. Much of Western Charles County is in PPA area 1 (see Figure IV-1) and the Mattawoman valley is discussed below.

5.3 Seek to protect 50 percent of the County in open space

The County carefully tracks protected lands and makes an annual Protected Lands map. According to the 2011 map (see Figure III-3), a total of approximately 85,570 acres are protected (29 percent of the County).

5.4 Focus special attention on protecting the Mattawoman Corps valley. Better integration of watershed perspectives into planning

The Mattawoman continues to be a focus of attention in Charles County. Additional land in the watershed has been protected through acquisition since 2006 including Pomfret Resource Area and Pomfret Park (almost 1,000 acres combined). In 2009 an assessment was made of potential impacts of granting TDR sending rights to land in the Mattawoman Stream Valley (DNR defined). No further actions were taken. As of December 2011, the Mattawoman features prominently in scenarios that have been developed for the 2012 Comprehensive Plan. Alternative future planning policies toward the approximately 18,000-acre Deferred Development District (which is in the Mattawoman Creek watershed) are also a key element of the scenarios.

The requirement to prepare Phase II Watershed Implementation Plans at the County level to implement the Chesapeake Bay Total Maximum Daily Load (TMDL) will necessitate better integration of watershed perspectives into planning, in coordination with the Comprehensive Plan.

The DNR has proposed to Charles County to develop an ecosystem service assessment that would help evaluate the economic benefits provided by the County's natural assets with a focus on forest lands. If approved by the County, the assessment would be a pilot study whose results could be applied to other jurisdictions.

5.5 Strengthen efforts to reduce the impacts of rural development on natural resources in rural parts of the County

This recommendation primarily concerned a requirement for clustering development in the rural area. The County has not changed rural development policies since the LPPRP although, as discussed above, policies under consideration for the PPA and Comprehensive Plan have the potential for changing the impacts of rural development on natural resources.

5.6 Continue protection of the Zekiah Swamp Watershed Rural Legacy Area as funding is allocated by the State and the County to acquire protective easements.

Between 2005 and 2011 the amount of land under easement in the Rural Legacy Area increased by 1,248 acres from 1,695 to 2,943 acres[15]. In addition, as noted in Chapter 3, Charles County acquired 216 acres adjacent to Cedarville State Forest for the future Waldorf Park.

5.7 Increase the pace of capital projects and program development activities for eco-tourism and resource-based recreation.

Interest in eco-tourism and resource-based recreation has increased in Charles County stimulated by the Southern Maryland Heritage Tourism Management Plan, projects such as the Indian Head Rail Trail, Mallows Bay Park, Friendship Farm Park, the acquisition of Nanjemoy Creek Preserve by the Nature Conservancy, and the completion of trails plans and scenic byway plans including the Star Spangled Banner National Historic Trail, the Religious Freedom Scenic Byway and the John Wilkes Booth Scenic Byway.

The County still lacks a critical mass of infrastructure such as accommodations, activity programs, and events to have what might be considered an eco-tourism industry. Such infrastructure is becoming more of a focus of the County's economic development goals. The following statement from the 2000 Nature and Experiential Tourism Report (by Fermata, Inc, and cited in the 2006 LPPRP) remains true:

> "Simply put, Charles County is positioned to offer these millions of visitors (to Washington DC) an opportunity to experience the natural (contrasting with human) history that shaped and fashioned the founding of our nation."

[15] Sources: 1,695 from 2006 LPPRP. 2,943 from Protected Lands Map February 2011.

Appendices

2/8/2012

Appendix A Charles County Recreation and Open Space Sites Inventory

		County Acres			State/Federal Acres					Facilities (Number given refers to the number of facilities unless otherwise specified)																																
										Baseball & Softball fields													Courts			Fields																
Election District	Site	Recrea-tion	Resource	Private / quasi-public	Recrea-tion	Resource	Classification	Ownership	Comment	Practice	Game	Gymnasium (Basketball, Volleyball)	Basket-ball Courts outdoor	Beach Length (miles)	Boat Ramps (large)	Boat Ramps (small)	Boat Slips	Camp Sites	Canoe & kayak (miles)	Community Center	Conces-sion Stand	Tennis	Other	Equest-rian Center	Multi-Purpose Athletic	Other	Golf Course (public)	Hunting (Acres)	Ice Rink	Outdoor Stadium Seats	Outdoor Theater Seats	Parking	Picnic Pavil-ion	Picnic Tables	Pier	Rest Rooms	Shoreline (tidal, accessible) miles	Swim Pool outdoor	Swim Pool indoor	Tot Lots/ Play-ground	Trails Hike & Bike (miles)	Trail Horse (miles)	Trail off-road vehicle
1	Agricopia Park	6					Neighborhood Park	Town of La Plata																	1								1						1	0.45		
5	Aqua Land Campgrounds and Marina	-		70			Special Use Area	Private	Shoreline resource				1		1		160	225	1		-															0.2			1			
6	Arthur Middleton ES	8					School Rec. Park	Bd. of Ed.				1	1												1														1			
4	Bel Alton School	4					School Rec. Park	Bd. of Ed.	Multi-service center, Bel Alton Alumni Assn	1																						20				0.2						
9	Benedict Community Park	15					Community Park	County	Shoreline resource	1																																
3	Ben Doane Area					143	Natural Resource Area	State	(p/o Nanjemoy NRMA)																																
6	Benjamin Stoddert MS	6					School Rec. Park	Bd. of Ed.	Also a satellite communtiy center	3			4							1			4		1																
6	Bensville Park	94					Regional Park	County			5														4	1						700								2		
6	Berry ES	5					School Rec. Park	Bd. of Ed.	Athletic fields and natural areas	2		1																											1			
8	Bryantown Sports Complex	72					Sports Complex	County	Sports complex and natural areas																7							100										
7	Bryans Road Park	45	30				Community Park	County	Undeveloped																																	
6	C. Paul Barnhart ES	4					School Rec. Park	Bd. of Ed.				1														1												1			
6	Capital Clubhouse			1.5			Special Use Area	Private.	Recreation Center. County owns building, leased to private party to operate includes climbing Wall, classroom space, exercise gym.												1		1							1														
5	Captain John's Marina			1			Special Use Area	Private							1		40																			21						
1	Carroll La Plata Village	1					Mini-Park	Town of La Plata	Leased by Town				2																													
2	Cedar Point					1,914	Wildlife Mgmt. Area	State	Hunting																																	
8	Cedarville State Forest				2,706		State Forest	State	Hunting (1,400 ac.); lake, equestrian trails, off-road vehicle																			1,400						35							9	1
1	Chapel Point State Park				821		State Park	State	Beach, fishing and hunting areas					1.5														500								1.5						
7	Chapmans State Park				628		State Park	State	Natural area, visitor center; 1-mile greenway, trails, fishing, equestrian center															1											2	0.5				2		
1	Community Services Center - Port Tobacco	1					Mini Park	County	Dept. Comm. Services Headquarters (old Port Tobacco School)			1																				60							1			
1	Charles County Fairgrounds			30			Special Use Area	Private	Fairgrounds; equestrian center															1									1	30								
7	Charlie Wright Park	15					Community Park	Bd. of Ed.	County and Federal lease		3														4																	
10	Chicamuxen Wildlife Management Area					382	Wildlife Mgmt. Area	State																																		
1	Clark Run Natural Area		42				Natural Resource Area	Town of La Plata	Wooded floodplain. County lists as Clark Run I and II.																																	
5	Cobb Island Marina			1			Special Use Area	Private									100																									
5	Cobb Island Park	0.8					Mini Park	County	Open space, no facilities																	1																
5	Cobb Island Playground	0.001					Mini-Park	County																																		
6	College of Southern Maryland				15		School Rec. Park	State	Indoor pool		2	1										6			1													1			
1	Courthouse Soccer Field	2					School Rec. Park	County																	1																	
6	Daniel of St. Thomas Jenifer ES	6					School Rec. Park	Bd. of Ed.		1		1													1	1																
9	Desota/Benedict Marina, Inc.			0.2			Special Use Area	Private							1																											
3	Doncaster State Forest				1,823		State Forest	State	Hunting area, equestrian trails																			1,486				20		8							13	
3	Douglas Point State Natural Resources Mgmt. Area					572	Natural Resource Mgmt. Area	State	Natural areas with beach, fishing, hunting, trails. (p/o Nanjemoy NRMA)					2														500				15				1				6		
3	Douglass Point Property BLM					548	Natural Resource Mgmt. Area	Federal	Forest, wetlands, shoreline, protected habitat (p/o Nanjemoy NRMA)																											0.5						
6	Dr. Gustavus Brown Elementary School	6					School Rec. Park	Bd. of Ed.		1		1													1														1			
8	Dr. Samuel A. Mudd House			10			Historic & Cultural Area	Private	Historic site																																	
6	Dr. Samuel Mudd ES	7					School Rec. Park	Bd. of Ed.		2		1	1																													
5	Dr. Thomas Higdon ES & Piccowaxen MS	7					School Rec. Park	Bd. of Ed.		4		2	2							1		4			1														1			
6	Elite Gymnastics & Recreation Center	2					Special Use Area	County	Indoor gymnastics and dance facility																																	
6	Eva Turner ES	4					School Rec. Park	Bd. of Ed.				1													1														1			
1	F.B. Gwynn Center	7	10				School Rec. Park	Bd. of Ed.		0.5																														2			
3	Friendship Farm Park	364					Regional Park	County	Natural areas, fishing pier, trails, boat ramps		3					1			10													100			40		0.25				5	4	
10	Gale Bailey ES	4					School Rec. Park	Bd. of Ed.		2																														1			
7	General Smallwood MS	4					School Rec. Park	Bd. of Ed.	Also a Satellite Communtiy Center	1		1	1							1					1																	
8	Gilbert Run Park	185					Regional Park	County	Visitor center, outdoor theater, boating, trails, fishing lake, rental picnic pavilions							1			1		1		3								150	290	6	92	50	22				1	2.5		
4	Glasva ES	2					School Rec. Park	Bd. of Ed.		1																																
7	Governor Glendening Natural Environmental Area (Chapmans Residual)					1,354	Natural Environmental Area	State																																		
3	Goose Bay Marina and Campsites			26			Special Use Area	Private																																		
8	Grove Natural Environmental Area					355	Natural Environmental Area	State																																		
5	Hatton Creek Boat Ramp	4.3					Special Use Area	County	Boating							1																18				0.1						
1	Hawthorne Country Club			80			Special Use Area	Private	Golf Course (9-hole)													2					1															
1	Hemlock Court	0.02					Mini-Park	Town of La Plata																															1			
10	Henry E. Lackey HS & Community Pool	8					School Rec. Park	Bd. of Ed.	High School with indoor pool		2	1	1									6			1					1,000								1			
8	Hughesville Pond Fish Management Area					3	State Fish Management Area	State	Fishing pond																							15										

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Appendix A Charles County Recreation and Open Space Sites Inventory

		County Acres			State/Federal Acres					Facilities (Number given refers to the number of facilities unless otherwise specified)																																
										Baseball & Softball fields											Courts			Fields																		
Election District	Site	Recrea-tion	Resource	Private / quasi-public	Recrea-tion	Resource	Classification	Ownership	Comment	Practice	Game	Gymnasium (Basketball, Volleyball)	Basket-ball Courts outdoor	Beach Length (miles)	Boat Ramps (large)	Boat Ramps (small)	Boat Slips	Camp Sites	Canoe & kayak (miles)	Community Center	Conces-sion Stand	Tennis	Other	Equest-rian Center	Multi-Purpose Athletic	Other	Golf Course (public)	Hunting (Acres)	Ice Rink	Outdoor Stadium Seats	Outdoor Theater Seats	Parking	Picnic Pavil-ion	Picnic Tables	Pier	Rest Rooms	Shoreline (tidal, accessible) miles	Swim Pool outdoor	Swim Pool indoor	Tot Lots/ Play-ground	Trails Hike & Bike (miles)	Trail Horse (miles)	Trail off-road vehicle
9	Hughesville School Sports Complex	6.5					Sports Complex	County	2-lighted ball diamonds		2																					40										
9	Indian Creek Natural Resources Mgmt. Area					659	Natural Resource Mgmt. Area	State	Forest and hunting area. Formerly Patuxent River NRMA																		630									0.2						
7	Indian Head ES	3					School Rec. Park	Bd. of Ed.		1		1																											1			
6&7	Indian Head Rail Trail	160					Special Use Area	County																												0.2				13		
7	Indian Head Village Green	11					Community Park	Town of Indian Head																									1									
7	J.C. Parks ES	1					School Rec. Park	Bd. of Ed.																															1			
6	James Craik Elementary School	8					School Rec. Park	Bd. of Ed.		2		1	2									2				1													1			
6	John Hanson MS & JP Ryon School	14					School Rec. Park	Bd. of Ed.	Hanson Middle is also a satellite community center	4										1		3			2														1			
3	Jones					275	Natural Resource Mgmt. Area	State	p/o Nanjemoy NRMA																																	
1	La Plata HS & Matula ES	54	21				School Rec. Park	Bd. of Ed.	Swimming pool (outdoors)		6	2	4									4			5												1		2	1		
1	La Plata Park			32			Special Use Area		Hawthorn Road		2																															
6	Laurel Springs Park	199					Regional Park	County	Includes lighted fields and Laurel Springs Field of Dreams (accessible field)		10										2				7						1,000	3	14		14				2	1.6		
8	Malcolm ES	10					School Rec. Park	Bd. of Ed.				1	1									1			1	1													1			
3	Mallows Bay Park (Wilson Landing Road)	25	160				Natural Resource Mgmt. Area	County	Total acres 509 county leases 185 acres							1			2									324				30		3	1	2					2		
3	Mallows Bay Natural Resources Mgmt. Area (Wilson Landing Road)					324	Natural Resource Mgmt. Area	State	Natural area, hunting, fishing. Total acres 509 county leases 185 acres																																	
7	Marshall Hall Boat Launch Facility	4.3					Special Use Area	Federal	Boat launch in Piscataway Park. Managed, operated by Charles County							2			5																	0.25						
6	Mary Burgess Neal ES	13.2					School Rec. Park			1															1														1			
6	Mattawoman Middle School	15					School Rec. Park	Bd. of Ed.	Also a satellite community center	3		1	1							1		2	1		1							24							1			
7 & 10	Mattawoman Natural Environmental Area					2,506	Natural Environmental Area	State	Natural areas. forest, wetlands, protected habitat																																	
7	Matthew Henson Middle School	15					School Rec. Park	Bd. of Ed.	Also a satellite community center		5	1	1							1		2			1														1			
7	Mattingly Park	5					Neighborhood Park	Town of Indian Head								1																	1	8		0.15			1			
1	Maurice McDonough HS	7					School Rec. Park	Bd. of Ed.	Swimming pool (outdoors)		3	1										6			2					1,200							1					
9	Maxwell Hall Park	692					Regional Park	County leased	Natural areas, trails, shoreline (leased from State)																						15					1				15	15	
7	Meekins Mini-Park	1					Mini-Park	Town of Indian Head																															1			
1	Milton M. Somers Middle School	38	56				School Rec. Park	Bd. of Ed.	Also a Satellite Community Center	3		1	1							1		4			4	1												1			
3	Mt. Hope-Nanjemoy ES	3					School Rec. Park	Bd. of Ed.		1		1	1									3																	1			
7	Myrtle Grove Wildlife Mngmt. Area					1,722	Wildlife Mgmt. Area	State	Natural area, hunting, fishing pond/stream , equestrian trails, 6-station shooting range										1									827				25								7	7	
3	Nanjemoy Community Center	7					Neighborhood Park	County	Recreation Center and Satellite Community Center	1										1																			1			
3	Nanjemoy Community Park	108					Community Park	County	Undeveloped																																	
3	Nanjemoy Creek Preserve			2974			Special Use Area	Private	Natural resource land. Includes Heron Rookery.																																	
6	North Point High School	47					School Rec. Park	Bd. of Ed.			5		1									12			2					3,800								1				
8	Oak Ridge Park	173					Regional Park	County	Athletic fields, natural areas, trails, equestrian trails, show and riding rings		6													1	1						450	2	12						1		7	
1	Patuxent Court Mini-Park	0.3					Mini-Park	Town of La Plata																															1			
1	Phoenix Run Park I	0.7					Mini-Park	Town of La Plata																										1					1			
1	Phoenix Run Park II	0.2					Mini Park	Town of La Plata																										4					1			
8	Pinefield Future School Site	21					Undeveloped Park	Bd. of Ed.	Possible future school site																																	
8	Pinefield Park	20					Community Park	County		1															1	1								5					1			
7	Piscataway Park - Charles County				659		Historic & Cultural Area	Federal	Shoreline resource																						50											
9	Pisgah Park	234					Regional Park	County	1 lit football field, 3 soccer, 1 soccer/baseball overlay		3										1				1	4					200	1	6		8				1	0.7		
7	Pomfret Park	60.6	141				Community Park	County	Adjacent to So Md Youth Org fields																																	
7	Pomfret Resource Area					772	Wildlife Mgmt. Area	State	South of Md 227																																	
7	Pomonkey Annex	8					School Rec. Park	Bd. of Ed.																	5																	
7	Port Tobacco Marina and Campground			6			Special Use Area	Private	Boating and camping						1	1	70	105																								
3	Purse State Park				149		State Park	State	Beach, fishing and hunting areas, trails, natural areas/.8 mile greenway. (p/o Nanjemoy NRMA)					0.8															100				10					0.25				1.3		
1	Redwood Lake	5					Neighborhood Park	Town of La Plata	Shoreline fishing , gazebp																								1	4						0.25		
8	Robert Stethem Park	63					Sports Complex	County	Lighted athletic fields		10														1						538	1	4		7							
1 & 6	Rosewick Rd./St Charles Parkway	3					Special Use Area	County	On road trail																															1.9		
7	Ruth B. Swann Memorial Park	202					Community Park	County	.2-mile sled trail, open areas												1					1					100	2	10		0.1			1			
5	Saunders Marina			4			Special Use Area	Private	Boating							1	20																									
1	Silver Linden Park	4.8					Neighborhood Park	Town of La Plata														1										1	2					1			
10	Smallwood State Park				626		State Park	State	Beach; (4) bath houses; group, RV and tent camping; hiking; fishing pier; natural areas					1	6		50	20			1										40	300	3	50	300	8	0.25			1	1		

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Appendix A Charles County Recreation and Open Space Sites Inventory

		County Acres			State/Federal Acres					Facilities (Number given refers to the number of facilities unless otherwise specified)																																	
										Baseball & Softball fields												Courts			Fields																		
Election District	Site	Recrea-tion	Resource	Private / quasi-public	Recrea-tion	Resource	Classification	Ownership	Comment	Practice	Game	Gymnasium (Basketball, Volleyball)	Basket-ball Courts outdoor	Beach Length (miles)	Boat Ramps (large)	Boat Ramps (small)	Boat Slips	Camp Sites	Canoe & kayak (miles)	Community Center	Conces-sion Stand	Tennis	Other	Equest-rian Center	Multi-Purpose Athletic	Other	Golf Course (public)	Hunting (Acres)	Ice Rink	Outdoor Stadium Seats	Outdoor Theater Seats	Parking	Picnic Pavil-ion	Picnic Tables	Pier	Rest Rooms	Shoreline (tidal, accessible) miles	Swim Pool outdoor	Swim Pool indoor	Tot Lots/ Play-ground	Trails Hike & Bike (miles)	Trail Horse (miles)	Trail off-road vehicle
4	Southern MD ATV Park			257			Special Use Area	Private	All terrain vehicle trails																																		15
7	Southern Md Youth Org Inc. Fields			14			Sports Complex	Private	8210 Marshall Corner Road																																		
5	Southern Park	41					Community Park	County	Fishing pier		2		1									2				1						1	4	60		0.12			1			
1	Spring Dell Center			8			Special Use Area	Private					1																														
6	Saint Charles HS						School Rec. Park	Bd. of Ed.	Scheduled to open 2013																																		
6	St. Charles - Adams Lake			8.0			Neighborhood Park	Private	Fishing lake																																		
6	St. Charles - Lambeth Lake			21			Neighborhood Park	Private	Fishing lake																																		
6	St. Charles - St. Paul's Lake			6			Mini-Park	Private	Fishing pond																																		
6	St. Charles - Wakefield Lake			7			Neighborhood Park	Private	Fishing lake																																		
6	St. Charles - Bannister Neighborhood Center			3			Neighborhood Park	Private	Community meeting rooms/pool complex													2											8				1		1				
6	St. Charles - Dorchester Community Center			3			Neighborhood Park	Private	Community meeting rooms/pool complex													2															1		1				
6	St. Charles - Hampshire Community Center			5			Neighborhood Park	Private	Community meeting rooms/pool complex													2															1		1				
6	St. Charles - Huntington Community Ctr.			4			Neighborhood Park	Private	Community meeting rooms/pool complex				2									2															1		1				
6	St. Charles - Lancaster Community Center			3			Neighborhood Park	Private	Community meeting rooms/pool complex													2															1		1				
6	St. Charles - Sheffield Community Center			5			Neighborhood Park	Private	Community meeting rooms/pool complex													1															1		1				
6	St. Charles Hiker/Biker Trails System						Trails	Private	St. Charles Trails Network																															25			
6	St. Charles - Wakefield Community Ctr.			4			Neighborhood Park	Private	Neighborhood Assoc.													2	2													1		1				
7	Strawberry Hills Park	25					Neighborhood Park	County	Bd of Ed site. County Park= 8 acres				1										1										4									
5	Swann Point Golf Course			200			Special Use Area	Private	18-hole course; 12-bay driving range																		1																
8	T.C. Martin ES	5					School Rec. Park	Bd. of Ed.		3		1										2																	1				
6	Theodore G. Davis Middle School	31.1					School Rec. Park	Bd. of Ed.				1	1									2			1																		
6	Thomas Stone HS	12					School Rec. Park	Bd. of Ed.	Swimming pool (outdoors)		4	1	1									6			2												1						
1	Thomas Stone National Landmark (Harve De Venture)				390		Historic & Cultural Area	Federal	Visitor Center, trails, historic site																							25			8					0.5		
1	Tilghman Lake Park	64					Community Park	Town of La Plata	Fishing pond																						40		1	5							1.1		
1	Star Memorial Garden	0.2					Mini-Park	Town of La Plata	Garden, Firehouse museum																																		
1	Town Hall Park	2					Community Park	Town of La Plata																							160											
1	Train Station	0.7					Mini-Park	Town of La Plata	Museum, benches																									1								
6	Turkey Hill Park	57					Community Park	County	Off-leash dog park (2 acres) ; long-term lease from SHA																5	1																
6	Vo Tech School	41					School Rec. Park	Bd. of Ed.																																			
8	Waldorf Park	216					Regional Park	County	Undeveloped Poplar Hill Road at St. Peters Church																																		
1	Walter J. Mitchell ES	9	6				School Rec. Park	Bd. of Ed.		2		1	1																										2				
6	Westlake HS	14					School Rec. Park	Bd. of Ed.			4	1	3									6			3																		
6	White Plains Park & Golf Course	204					Regional Park	County	18-hole golf course; 6-bay driving range; 17,000 sq. ft. skateboard court; off-leash dog park (1 acre)		3										1	6	1		2		1					330	2	15		21				1				
6	William A. Diggs ES	13					School Rec. Park	Bd. of Ed.																	1														1				
6	William B. Wade ES	7					School Rec. Park	Bd. of Ed.	Also a satellite communtiy center			1	1							1						1													1				
1	Wills Memorial Park	14					Neighborhood Park	Town of La Plata	Outdoor volleyball court, community building				1										1			1						40		10						1				
7	Francis and Gladys Simmons Park	20					Neighborhood Park	Town of Indian Head	Former Woodland Village Park																									5									
4	Zekiah Swamp Natural Environmental Area					443	Natural Environmental Area	State	Natural area, fishing stream, trails																							10				0.25				1			
	Totals	**3,906**	**466**	**3,783**	**7,817**	**11,972**				**42**	**80**	**29**	**38**	**5**	**10**	**9**	**440**	**350**	**20**	**9**	**8**	**95**	**14**	**3**	**75**	**17**	**3**	**5767**	**1**	**6000**	**390**	**4525**	**28**	**340**	**451**	**113**	**7**	**10**	**3**	**54**	**90**	**55**	**16**
	Grand Total					27,945																																					

Appendix B Recreational Facilities Needs Analysis Tables (Supply, Demand, Needs)

All counties are required to complete a needs analysis for recreational facilities based on a common methodology prescribed by the state. The analysis is required to estimate needs for current, 2012, 2017, and 2022 and beyond. The county is given flexibility to measure its own facility and activity needs, season length for an activity, daily carrying capacity or participation rates at a facility and acreage required for facilities. The analysis is based on results from two statewide recreational use surveys[1], county specific information or trends, population and demographic projections and other local experience or insights into facility use experience. Mandatory activities common to all counties must be evaluated; baseball/softball diamonds, basketball and tennis courts, and multi-purpose fields. In addition the county evaluated the other activities identified in the tables as need or interest has been expressed for such recreational facilities or activities.

Private or quasi-public facilities have been included in the facility supply analysis because they help satisfy the demand for recreation facilities. However, they are excluded from the acreage inventory analysis because they are not in public ownership. Likewise, most state and federal facilities are included for purposes of calculating facility supply, but are excluded from the acreage analysis.

The analysis consists of three tables: supply, demand and needs. The supply report lists 14 recreational activities. Four were required to be analyzed by the State, the other 10 were selected by the County. The result of the analysis is an expression of the surplus or deficit of facilities to support the particular recreational activity in 2012 based on the 2010 population, and in 2012, 2017, and 2022 based on projected population. The results are shown on the needs table and summarized in Chapter 3.

Notes following the three tables explain how the various demand and supply factors were derived.

---

1 *2003 Participation in Local Park and Recreation Activities in Maryland* and *State Parks and Natural Resource Areas in Maryland: A Survey of Public Opinion.* These scientific surveys accessed a total of 400 households in St. Mary's, Calvert and Charles counties that were drawn at random to reflect the distribution of households among these counties.

SUPPLY REPORT - CHARLES COUNTY

	1	2	3	4	5	6
Activity	**Facility type**	**Number of Facilities 2010 (1)**	**Season Length (2)**	**Daily Carrying Capacity per Facility (2)**	**Annual Carrying Capacity (3)**	**Total Supply of all Facilities (4)**
Baseball/ Softball	Diamonds	122	150	28	4,200	510,300
Basketball (indoor)	Courts (indoor league)	29	160	40	6,400	185,600
Basketball (outdoor)	Courts (outdoor recreation)	38	235	40	9,400	357,200
Tennis	Courts	95	220	6	1,320	125,400
Field Sports (football, soccer, lacrosse, field hockey)	Multi-Purpose fields	75	200	26	5,200	390,000
Trails: hike, bike, nature	Trail miles	90	270	128	34,560	3,120,768
Equestrian Trails	Trail miles	55	270	36	9,720	534,600
Playgrounds/ Tot-Lots	Playgrounds	54	270	30	8,100	437,400
Picnic Pavilions	Shelters	28	180	50	9,000	252,000
Swimming Pools (outdoor)	Pools	10	80	1,000	80,000	800,000
Swimming Pools (indoor)	Pools	3	335	450	150,750	452,250
Dog Activities / dog park (off-leash)	Acres	3	335	300	100,500	301,500
Power boating, sailing, and boat fishing	Ramps	19	200	50	10,000	190,000
Shoreline activities (walking, fishing)	miles of tidal shoreline)	7	270	128	34,560	242,611
Notes:						
(1) From Recreation Inventory						

(2) Defined by the County based on past experience and examples from other towns/counties. Notes in the electronic version of the spreadsheet explain the assumption for each capacity. Note: Carrying capacity means the number of users the facility can support in a day.

(3) Annual Carrying Capacity derived by multiplying Columns 3 and 4.

(4) Total supply (derived by multiplying Columns 2 and 5) represents the total number of occasions/users per year that a facility is used by all participants.

DEMAND REPORT - CHARLES COUNTY										
	1	2	3	4	5	6	7	8	9	10
Activity	**2010 Population**	**Individual Participation Rate (%) (1)**	**Frequency of Participation Rate (1)**	**2010 Demand**	**2012 Population**	**2012 Demand**	**2017 Population**	**2017 Demand**	**2022 Population**	**2022 Demand**
Baseball/ Softball	146,551	0.144	23.2	489,598	151,651	506,634	165,760	553,771	181,970	607,925
Basketball (indoor)	146,551	0.105	17.54	269,903	151,651	279,295	165,760	305,280	181,970	335,134
Basketball (outdoor)	146,551	0.105	17.54	269,903	151,651	279,295	165,760	305,280	181,970	335,134
Tennis	146,551	0.070	8.89	91,199	151,651	94,372	165,760	103,152	181,970	113,240
Field Sports (football, soccer, lacrosse, field hockey)	146,551	0.147	20.58	443,355	151,651	458,782	165,760	501,467	181,970	550,507
Trails: hike, bike, nature	146,551	0.868	18.97	2,413,087	151,651	2,497,056	165,760	2,729,379	181,970	2,996,291
Equestrian Trails	146,551	0.03	28.58	125,653	151,651	130,025	165,760	142,123	181,970	156,021
Playgrounds/ Tot-Lots	146,551	0.388	7.12	404,856	151,651	418,944	165,760	457,922	181,970	502,703
Picnic Pavilions	146,551	0.385	4.54	256,156	151,651	265,070	165,760	289,732	181,970	318,065
Swimming Pools (outdoor)	146,551	0.457	11.48	768,859	151,651	795,614	165,760	869,637	181,970	954,680
Swimming Pools (indoor)	146,551	0.457	11.48	768,859	151,651	795,614	165,760	869,637	181,970	954,680
Dog Activities / dog park (off-leash)	146,551	0.160	25.76	604,025	151,651	625,043	165,760	683,196	181,970	750,008
Power boating, sailing, and boat fishing	146,551	0.492	28.81	673,708	151,651	697,151	165,760	762,014	181,970	836,532
Shoreline activities (walking, fishing)	146,551	31.5	0.079	365,249	151,651	377,959	165,760	413,124	181,970	453,524
Note:										
(1) "Participation in Local Park and Recreation Activities in Maryland; A Survey of Households in Maryland and Seven Sub-State Regions", Maryland Institute for Policy Analysis and Research, May 2003.										
Demand for 2010 (Column 4) is derived by multiplying Columns 1, 2 and 3. Demand for 2010, 2015 and 2020 is derived by multiplying respectively Columns 5, 7 and 9 by Columns 2 and 3.										

NEEDS REPORT - CHARLES COUNTY														
		1	2	3	4	5	6	7	8	9	10	11	12	13
Activity	**Facility type**	**2010 Supply**	**Annual Carrying Capacity**	**2010 Demand**	**2010 Unmet Need (1)**	**2012 Demand**	**2012 Unmet Demand (2)**	**2012 Unmet Need (3)**	**2017 Demand**	**2017 Unmet Demand (4)**	**2017 Unmet Need (5)**	**2022 Demand**	**2022 Unmet Demand (4)**	**2022 Unmet Need (5)**
Baseball/ Softball	Diamonds	510,300	4,200	489,598	5	506,634	3,666	1	553,771	(43,471)	(10)	607,925	(97,625)	(23)
Basketball (indoor)	Courts (indoor league)	185,600	6,400	269,903	(13)	279,295	(93,695)	(15)	305,280	(119,680)	(19)	335,134	(149,534)	(23)
Basketball (outdoor)	Courts (outdoor recreation)	357,200	9,400	269,903	9	279,295	77,905	8	305,280	51,920	6	335,134	22,066	2
Tennis	Courts	125,400	1,320	91,199	26	94,372	31,028	24	103,152	22,248	17	113,240	12,160	9
Field Sports (football, soccer, lacrosse, field hockey)	Multi-Purpose fields	390,000	5,200	443,355	(10)	458,782	(68,782)	(13)	501,467	(111,467)	(21)	550,507	(160,507)	(31)
Trails: hike, bike, nature	Trail miles	3,120,768	34,560	2,413,087	20	2,497,056	623,712	18	2,729,379	391,389	11	2,996,291	124,477	4
Equestrian Trails	Trail miles	534,600	9,720	125,653	42	130,025	404,575	42	142,123	392,477	40	156,021	378,579	39
Playgrounds/ Tot-Lots	Playgrounds	437,400	8,100	404,856	4	418,944	18,456	2	457,922	(20,522)	(3)	502,703	(65,303)	(8)
Picnic Pavilions		252,000	9,000	256,156	(0)	265,070	(13,070)	(1)	289,732	(37,732)	(4)	318,065	(66,065)	(7)
Swimming Pools (outdoor)	Pools	800,000	80,000	768,859	0	795,614	4,386	0	869,637	(69,637)	(1)	954,680	(154,680)	(2)
Swimming Pools (indoor)	Pools	452,250	150,750	768,859	(2)	795,614	(343,364)	(2)	869,637	(417,387)	(3)	954,680	(502,430)	(3)
Dog Activities / dog park (off-leash)	Acres	301,500	100,500	604,025	(3)	625,043	(323,543)	(3)	683,196	(381,696)	(4)	750,008	(448,508)	(4)
Power boating, sailing, and boat fishing	Ramps	190,000	10,000	222,324	(3)	230,060	(40,060)	(4)	251,465	(61,465)	(6)	276,056	(86,056)	(9)
Shoreline activities (walking, fishing)	Miles (accessible miles of tidal shoreline)	242,611	34,560	365,249	(4)	377,959	(135,348)	(4)	413,124	(170,512)	(5)	453,524	(210,913)	(6)

(1) 2010 Unmet Need derived by subtracting Column 3 from Column 1 and dividing by Column 2. Parenthesis indicates a facility/activity deficit. A number without parenthesis indicates a facility surplus (e.g., 2010 unmet need indicates a basketball deficit of 13 and a 26 tennis courts surplus.

(2) 2010 Unmet Demand derived by subtracting Column 5 from Column 1.

(3) 2010 Unmet Need derived from subtracting Column 5 from Column 1 and dividing by Column 2.

(4) 2015 and 2020 Unmet Demand derived from subtracting respectively Column 8 and Column 11 from Column 1.

(5) 2015 and 2020 Unmet Need derived from subtracting respectively Column 8 and Column 11 from Column 1 and dividing by Column 2.