

**KEEDYSVILLE COMPREHENSIVE PLAN  
ORGANIZATION**

	<u>PAGE</u>
Mayor and Council Approval Resolution	i
Acknowledgements	ii
Table of Contents	iii
<u>CHAPTER</u>	<u>PAGE</u>
<u>SECTION</u>	
INTRODUCTION	IN- 1
Introduction	IN- 1
Plan Update Process	IN- 2
Public Involvement	IN- 3
Purpose	IN- 4
Legal Basis	IN- 5
How to Read This Plan	IN- 7
Natural Features and Sensitive Areas	IN- 8
Population/Population Characteristics	IN- 9
Resident Population Characteristics	IN-11
LAND USE ELEMENT	LU-1
Past and Present Trends	LU-1
Existing Land Use	LU-3
Proposed Land Use Classifications	LU-6
Future Land Use Classifications	LU-8
Land Uses Adjacent to Keedysville	LU-9
Land Use Development Process	LU-9
Land Use Goals	LU-11
Policies and Implementation Strategies	LU-12
ENVIRONMENTAL ELEMENT	EN-1
Introduction	EN-1
Environmental & Sensitive Areas Goals	EN-3
Policies and Implementation Strategies	EN-3
MUNICIPAL GROWTH ELEMENT	MG-1
Introduction	MG-1
Past Population	MG-1
Future Population & Housing Forecasting	MG-2
Past Growth Patterns	MG-4

<u>CHAPTER</u>	<u>TITLE</u>	<u>PAGE</u>
	Existing and Future Land Use	MG- 6
	Development Capacity Analysis	MG-10
	Population/ Housing Analysis	MG-10
	Annexation	MG-12
	Necessary Public Services	MG-12
	Public School Analysis	MG-12
	Library Analysis	MG-14
	Stormwater Management Analysis	MG-14
	Police and Emergency Services Analysis	MG-16
	Parks and Recreation Analysis	MG-17
	Drinking Water Supply Analysis	MG-18
	Wastewater Treatment	MG-20
	Financing Mechanisms to Support Necessary Infrastructures	MG-21
	Annexation Policies	MG-21
COMMUNITY FACILITIES ELEMENT		CF-1
	Introduction	CF-1
	Fire and Rescue	CF-1
	Police & Emergency Services	CF-2
	Public Safety Goals	CF-2
	Policies & Implementation Strategies	CF-3
	Public Schools	CF-4
	Keedysville Branch Library	CF-6
	Library Goals	CF-6
	Policies & Implementation Strategies	CF-6
	Solid Waste Management	CF-7
	Solid Waste Management Goals	CF-7
	Policies & Implementation Strategies	CF-7
	Community Design	CF-7
	Community Design Goals	CF-8
	Policies & Implementation Strategies	CF-9
	Parks and Recreation	CF-11
	Parks and Recreation Goals	CF-12
	Policies & Implementation Strategies	CF-12
	Senior Services	CF-13
HOUSING ELEMENT		H-1
	Introduction	H-1
	Keedysville Historic District	H-2
	Housing Demographics	H-3
	Housing Goals	H-5
	Policies and Implementation Strategies	H-5
ECONOMIC DEVELOPMENT ELEMENT		EC-1
	Introduction	EC-1
	Home Occupations	EC-4
	Administration and Finance	EC-5
	Grants,Infrastructure Funding	EC-5

<u>CHAPTER</u>	<u>SECTION</u>	<u>PAGE</u>
	Economic Goals	EC-6
	Policies & Implementation Strategies	EC-6
TRANSPORTATION ELEMENT		T-1
	Introduction	T-1
	Street Classification	T-1
	Past Comprehensive Plan Recommendations	T-1
	Needs and Proposed Facilities	T-2
	Shared Use Path System	T-3
	Off Street Parking	T-4
	Public Transit	T-4
	Parking	T-4
	Transportation Goals	T-5
	Policies and Implementation Strategies	T-5
WATER RESOURCES ELEMENT		WR-1
	Introduction	WR- 1
	Water Resources Mandate/House Bill 1141	WR- 2
	Current Statistics and Future Projections	WR- 2
	Drinking Water Supply Assessment	WR- 3
	Wastewater Treatment Assessment	WR- 6
	Stormwater Management Assessment	WR- 7
	Water Resources Goals	WR- 12
	Policy and Implementation Strategies	WR- 12
IMPLEMENTATION		IM-1
	Introduction	IM-1
	Policy and Implementation Strategy	IM-3
APPENDIX A		
	Keedysville 2008 & 2009 Comprehensive Plan Source Material	APA-1
	Highway Standards	APA-3
	Keedysville Historic District	APA-4
Map 14	Protected Land	APA-5
Map15	Washington County Sensitive Areas	APA-6
	Bicycle Routes	APA-7
Map 55	Rural Residential Areas (WACO)	APA-8
Map 52	Washington County Special Program Areas	APA-9
	Washington County Ambulance Companies	APA-10
	Washington County Fire Companies and Special Operations Units	APA-11
	Washington County High School Districts	APA-12
	Department of Natural Resources Letter	APA-13
APPENDIX B		
	Citizen Survey Results	APB-1

<u>TABLES</u>	<u>TITLE</u>	<u>PAGE</u>
IN-1	Population: 1930-2000 Percent Change	IN-10
IN-2	Historical Population & Ave. Growth Rate	IN-11
IN-3	2000-2007 Population Estimates	IN-11
IN-4	Population by Sex and Household Size	IN-12
IN-5	Educational Attainment	IN-13
LU-1	Existing Zoning and Land Uses	LU-4
LU-2	Land Uses Allowed/Existing Zoning Districts	LU-5
LU-3	Future Land Use Classification	LU-7
LU-4	Proposed Land Use Classifications	LU-8
MG-1	Estimated Population for Keedysville	MG-1
MG-2	Estimated Population Keedysville/Others	MG-2
MG-3	County Projected Household Size	MG-3
MG-4	Projected Population & Households	MG-4
MG-5	Keedysville Ex. Zoning & Land Use	MG-7
MG-6	Land Uses Allowed Zoning & Comp. Plan	MG-8
MG-7	Future Land Use Classifications	MG-9
MG-8	Proposed Land Use Classifications	MG-10
MG-9	Development Capacity Analysis	MG-11
MG-10	Boonsboro School Rated Capacity	MG-13
MG-11	Pupil Yields by Household Type	MG-13
MG-12	Keedysville Current Land Cover	MG-15
MG-13	Projected Point and Nonpoint Source Loading	MG-16
MG-14	Projected Water Demand 2030	MG-19
MG-15	Keedysville Water Storage Analysis	MG-20
MG-16	Projected Wastewater Demand 2030	MG-21
CF-1	Enrollment Projections for Schools	CF-5
CF-2	Pupil Yields by Household Type	CF-5
H-1	Projected Housing Units 2000-2030	H-4
H-2	Housing Status, 2000-2030	H-4
H-3	Housing Units by Householder's Age	H-5
EC-1	Employment, Journey to Work	EC-1
EC-2	Travel Time and Departure	EC-2
EC-3	Employment Projections	EC-4
WR-1	Population and Household Projections	WR-3
WR-2	Projected Water Service Demand 2030	WR-4
WR-3	Methods for Estimated Unaccounted for Water	WR-5
WR-4	Water Storage Analysis	WR-6
WR-5	Wastewater Demand	WR-7
WR-6	Current Land Cover	WR-9
WR-7	Current Nonpoint Source Loading	WR-10
WR-8	Land Cover for Future Annexations	WR-10
WR-9	Nonpoint Source Loading for Annexations	WR-11
WR-10	Current/Projected Point Source Loading	WR-11
WR-11	Projected Total Nonpoint and Point Source Loading	WR-12
IM-1	Implementation Priority Tables	IM-3

<u>BOXES</u>	<u>SECTION</u>	<u>PAGE</u>
IN-1	Article 66B/ HB 1141	IN-4
IN-2	Keedysville's Vision Statement	IN-5
IN-3	Comprehensive Plan Organization	IN-7
LU-1	County Plan Definitions	LU-1
LU-2	Directive APA	LU-6
CF-1	Public Safety	CF-1
H-1	Smart Neighborhoods	H-2
WR-1	Purpose of Water Resource Element	WR-2

<u>NUMBER</u>	<u>MAP</u>	<u>PAGE</u>
IN-1A	Regional Location Map	IN-1A
IN-7A	Physiographic Province Map	IN-7A
LU-14	Proposed Land Use Map	LU-14
EN-1A	Environmental and Sensitive Areas	EN-1A
MG-23	Potential Annexation Areas Map	MG-23
T-1A	Functional Road Classifications	T-1A
WR-1A	Watershed Boundaries	WR-1A
WR-14	Water and Sewer Service Area	WR-14