



# Executive Summary

## What is the Maryland Statewide Joint Land Use Study Response Implementation Strategy?

The Statewide Joint Land Use Study Response Implementation Strategy (SJRIS), which is outlined in this report, defines plans and goals for the state, military, and community partners to identify compatibility issues, address concerns, and access opportunities in areas surrounding military installations in Maryland. The strategy aims to:

- Identify where there are potential compatibility issues between Maryland military installations and their surrounding communities that may have statewide and/or regional impacts; and
- Determine where there are opportunities for the State of Maryland to take policy actions or assist local jurisdictions with compatibility planning.

This strategy is the result of a state iterative planning process involving stakeholders from the state, localities and communities, and the military. Twelve military installations in Maryland were evaluated; this effort did not include all military activities, including the Coast Guard or Maryland National Guard. The 12 installations include:

- Aberdeen Proving Ground
- Adelphi Laboratory Center
- Blossom Point Research Facility
- Joint Base Andrews
- Naval Air Station Patuxent River
- Naval Support Facility Indian Head
- Fort Detrick/Walter Reed Forrest Glen Annex
- Fort George G. Meade
- Naval Support Activity Bethesda/Walter Reed National Military Medical Center
- Naval Support Activity Annapolis/U.S. Naval Academy
- Naval Surface Warfare Center Carderock

## Why Is It Important to Develop A Maryland Implementation Strategy?

The military installations in Maryland are of significant value to local economies. Their mission footprints create Military Influence Areas (MIA) that generate jobs and economic impact. To protect and enhance the defense industry in the state, it is necessary to consider military and community compatibility within the regulatory framework of state and local governments.

## Compatibility Issues Among Maryland Military Installations

This report analyzes common compatibility issues across Maryland military installations, and provides recommendations that can be implemented to accomplish statewide objectives. A thorough review and evaluation of these common compatibility issues and recommendations was conducted from previously-completed Joint Land Use Study (JLUS) efforts supported by the Department of Defense (DoD) Office of Economic Adjustment (OEA) at five Maryland military installations. A JLUS is a community-led collaborative planning effort with a military installation, and addresses its influences outside the boundaries of the installation. These influences have the potential to impact

the mission or the community. Using these JLUS planning documents, the primary issues identified and evaluated in the SJRIS are categorized into the following areas:

**Potential for Statewide Applicability**

- Coordination/Communication
- Energy Development
- Land Use
- Legislative Initiatives
- Roadway Capacity

**Potential for Regional Applicability**

- Climate Adaptation
- Frequency Spectrum Capacity/Interference
- Light/Glare
- Noise/Vibration
- Safety Zones
- Vertical Obstructions
- Water Quality/Quantity

## Military JLUS Implementation Strategy Recommendations

The heart of the report is a set of seven recommendations and accompanying implementation measures that address statewide and regional military compatibility issues. The recommendations are uniquely tailored for this report with respect to local context.

<b>Recommendation R1 Goal/Theme</b>	<i>Enhance Ongoing Communication and Coordination between the State of Maryland, Local Communities and Military Installations</i>
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- **R1.1** Develop template Memorandum of Understanding (MOU) that can be used by local communities and/or military installations to promote and establish processes and procedures to improve communication and coordination.
- **R 1.2** Develop compatibility site assessment protocols for tracking and reporting the status of the actions for the JLUS strategies.
- **R 1.3** Consolidate issues from an Enterprise Planning Perspective under the direction of the Maryland Military Installation Council (MMIC).
- **R 1.4** Establish coordination between the MMIC and the Maryland Smart Growth Subcabinet for facilitating communications between local jurisdictions and state executive councils.
- **R 1.5** Leverage the Maryland Smart Growth Subcabinet to elevate issues regarding resources and/or policy.
- **R 1.6** With consideration to existing policy at the local jurisdiction level, adopt a Notification/Planning Area “Buffer” to enhance communication and collaboration between jurisdictions and installations.
- **R 1.7** With consideration to existing policy at the local jurisdiction level, develop legislation to address compatibility factors that are prevalent in the Study Area and that currently do not have existing legislation for mitigation.

<b>Recommendation R2 Goal/Theme</b>	<i>Continue Joint Land Use Planning Activities Across Maryland Locations Where Military Installations are Located</i>
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- **R 2.1** Develop fact sheets to assist communities and installations without a JLUS to pursue OEA funding. Fact sheets should include information explaining a JLUS and how a community can start the process to obtain a JLUS.

- **R 2.2** Formally adopt a compatibility site assessment format and formalize reporting the status and tracking of implementation of JLUS strategies.
- **R 2.3** Create and lead a state-level JLUS Policy Committee led by the Maryland Department of Planning, with guidance from and working level actions conducted through the MMIC.
- **R 2.4** Develop a formal, standardized, and repeatable approach for collecting both military and local jurisdiction encroachment concerns in order to monitor the Maryland military enterprise and identify constraints and opportunities.
- **R 2.5** Consider leveraging knowledgeable resources in state, local communities and military installations to conduct “in-house” JLUS assessments for less complex installations.
- **R 2.6** Conduct a JLUS at the following locations after establishing the appropriate priority order:
  - Fort Meade
  - Naval Support Activity Bethesda/Walter Reed National Military Medical Center
  - Fort Detrick/Walter Reed Forest Glen Annex
  - Naval Surface Warfare Center Carderock
  - Naval Support Activity Annapolis/U.S. Naval Academy
  - Naval Research Laboratory, Chesapeake Bay Detachment
  - Adelphi Laboratory Center

<b>Recommendation R3 Goal/Theme</b>	<i>Adopt Statewide Community/Military Compatible Land Use Policies and Planning Guidelines for Implementation at the Local and Regional Levels</i>
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- **R 3.1** Assist local jurisdictions in resolving instances in which military installation Accident Potential Zones and similar Safety Zones are located off base and do not have adequate land use controls in place to ensure public health and safety.
- **R 3.2** Develop legislation for installation communities that have not completed a JLUS, to define a general Military Influence Areas (MIA) with the goal of incorporating a planning notification area.
- **R 3.3** Develop legislation to address compatibility factors that are prevalent in the Study Area and that currently do not have existing legislation for mitigation.
- **R 3.4** With consideration to existing policy at the local jurisdiction level, create a policy to develop a notional planning area for military installations and communities that have not undergone a JLUS, based on a general MIA.
- **R 3.5** With consideration to existing policy at the local jurisdiction level, the Maryland Department of Planning and the Maryland Smart Growth Subcabinet should determine updates to zoning regulations in the Maryland Land Use Code, including land use regulations for military compatibility.
- **R 3.6** With consideration to existing policy at the local jurisdiction level, the Maryland Department of Planning and the Maryland Smart Growth Subcabinet should develop and codify planning notification areas surrounding military installations that are determined by each installation’s MIA/Military Footprint (MF).

<b>Recommendation R4 Goal/Theme</b>	<i>Assist in the Development and Application of Community/Military Compatibility Planning Tools</i>
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- **R 4.1** Develop a statewide repository for GIS mapping of the military installation mission footprint for all affected jurisdictions, similar to the mapping initiatives created by Arizona, Utah, and New Mexico.

- **R 4.2** Provide military mission footprint repository access to Maryland regional and local planners.
- **R 4.3** With consideration to existing policy and data formats at the local jurisdiction level, the Maryland Smart Growth Subcabinet should develop policy to implement an integrated GIS database that includes data for existing land use, future land use (derived from comprehensive plans), zoning, and the MIA for the local military installation and for communities within an MIA.

**Recommendation  
R5 Goal/Theme**

*Establish Procedures for Permitting Renewable Energy Development that Facilitates Military Compatibility and Community Economic Development*

- **R 5.1** Conduct a more in-depth study of potential compatibility or conflict of wind energy development and military mission footprints.
- **R 5.2** Develop process and procedures for siting large wind and solar farms.
- **R 5.3** Develop statewide Red/Yellow/Green mapping for siting alternative energy projects.
- **R 5.4** With consideration to existing policy at the local jurisdiction level, the Maryland Energy Administration should include wind energy siting as part of the planning area notification requirements.

**Recommendation  
R6 Goal/Theme**

*Leverage Funding Opportunities to Support State and Local Compatibility Planning and Implementation Programs/Projects*

- **R 6.1** Consider seeking additional grant resources through OEA to implement findings from previous Joint Land Use Studies.
- **R 6.2** Standardize the results from future Joint Land Use Studies to ensure they can be compared allowing for the identification of both regional and statewide issues and opportunities to correct those issues.
- **R 6.3** Pursue OEA funding for an Alternative Energy Siting grant for statewide GIS mapping.
- **R 6.4** Leverage an OEA grant for an Alternative Energy Siting project to acquire staff to augment Maryland Commerce staff for outreach regarding compatibility planning.

**Recommendation  
R7 Goal/Theme**

*Improve Outreach and Awareness for Community/Military Compatibility Planning Across the State*

- **R7.1** Develop fact sheets with economic impact and military mission for the twelve Maryland active duty military installations.
- **R7.2** Develop individual fact sheets and associated planning tools for key compatibility factors to mitigate planning issues that apply in Maryland:
  - Coordination/Communication
  - Energy Development
  - Land Use
  - Legislative Initiatives
  - Roadway Capacity
- **R7.3** Implement a communications matrix to identify points of contact with respect to certain compatibility factors.