

Welcome to Calvert County

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Resident Guide

Business Guide

Visitor Guide

Home

Comprehensive Plan
Water Resources
Element of the
Comp Plan

Home < Government < County Departments < Planning and Zoning
< Comprehensive Plan

References:

- IN AN ACTUAL EMERGENCY
- Calvert County Profile
- Facility Directory
- Document Index
- Department Phone Directory
- County Code

Quick links:

- Board of Appeals
- Board of County Commissioners (BOCC)
- Calvert County Homepage
- Mosquito Control
- Parks and Recreation
- Planning and Zoning
- Inspections and Permits
- Planning Commission
- Public Safety
- Public Works
- Purchasing
- Sheriff's Office
- Solid Waste and Recycling
- Treasurer's Office
- Water and Sewer

2004 COMPREHENSIVE PLAN CALVERT COUNTY, MARYLAND

Adopted December 14, 2004

Calvert County Comprehensive Plan Update. Numerous amendments to the 2004 Calvert County Comprehensive Plan are proposed. The majority of proposed amendments is to address legislation enacted by the State of Maryland that mandated certain elements be included in local jurisdictions' comprehensive plans: House Bill 2, Agricultural Stewardship Act of 2006; House Bill 1141, Land Use – Local Government Planning; and the State's new Visions that were adopted as part of the 2009 Smart, Green and Growing Legislation. Other amendments are the result of the Staff's and Planning Commission's review of the 2004 Comprehensive Plan and serve as the County's six year review of its plan. **An Open House is scheduled for August 13, 2009. Staff will make presentations and be available to answer questions on amendments proposed to the 2004 Comprehensive Plan. For details, click here.**

Online Services:

- View/Pay Your Real Estate Property Taxes
- View/Pay Your Personal Property Taxes
- Look up the Status of Your Permit "Permit Application Status System (P.A.S.S.)"

Use the Links Below to View the Plan in Adobe Acrobat.

- [Cover](#)
- [Planning Commission Letter & County Commissioners' Resolution](#)
- [Table of Contents](#)
- [Overview](#)
- [County Data](#)
- [Chapter I - Land](#)
- [Chapter II - People](#)
- [Chapter III - Economy](#)
- [Chapter IV - Government](#)
- [Agency Acronym List](#)
- [A History of County Planning](#)
- [Acknowledgements](#)

- Government Directory
- Calvert County Frequently Asked
- Government Directory
- Economic Development
- Get Involved
- Commissioners' Meeting Videos
- Employment Opportunities

The following is an excerpt from the 2004 Comprehensive Plan:

Purpose of the Comprehensive Plan

The Comprehensive Plan (Plan) is the official policy document for the County. The Board of County Commissioners, the Planning Commission and County Departments use the Plan as a guide when evaluating proposed projects or changes to the Zoning Ordinance. The State uses the Plan to determine whether or not to provide state

funding for a local project (e.g. Rural Legacy, Community Legacy, public infrastructure, Community Development Projects, etc.). Bond rating agencies look at the Plan to see if the County is using resources wisely and in a coordinated fashion. Prospective business owners use the Plan to help them make investment decisions. Residents use the Plan to evaluate how well County government is responding to the goals and objectives written in the Plan.

Comprehensive Plan Goal

The goal of the Comprehensive Plan is to maintain and/or improve the overall quality of life for all citizens of Calvert County by:

1. promoting sustainable development,
2. encouraging a stable and enduring economic base,
3. providing for safety, health, and education, and
4. preserving the natural, cultural, and historic assets of Calvert County.

The goal is expressed in a series of 10 visions. Each vision is followed by one or several benchmarks. The visions and benchmarks are listed below. The benchmarks provide a means of monitoring progress and thereby ensure that the visions become reality.

Comprehensive Plan Visions

Our landscape is dominated by forests and fields.

- At least 40,000 acres of farm and forestland are preserved.

Our Town Centers are attractive, convenient, and interesting places to live, work and shop.

- 35% of all new households are located in Town Centers or immediately around Town Centers.
- One ECTC office park is established in each election district by 2008.

Our wetlands, streams, and forests support thriving plant and animal communities. Our seafood industry is improving.

- There is a 40% reduction in nutrients entering the Chesapeake Bay and Patuxent River.
- 90% of existing forest is retained.

Our highways are safe with only moderate congestion and public transit is readily available. Walking and bicycling are practical alternatives.

- A level of service “D” is attained on MD 2/4 and on Town Center roads.
- A level of service “C” is maintained on County roads and outside Town Centers.

We waste less, consume fewer natural resources, and properly dispose of waste.

- At least 20% of household and commercial waste is recycled.

- At least 22% of commuters use transit or carpool to work.
- The annual increase in average household energy use is under 3 percent.

Our communities are safe. We care for the well-being of each other.

- County crime incidence is below 4,500 per 100,000 (compare with state average of 5,800)

Our children are well prepared for the future. We are healthy in body, mind, and spirit.

- The County provides 30 acres of public access open space per 1,000 residents.
- Increase the graduation rate of Grade 12 from the 2003 rate of 87.76 percent.
- Decrease the drop out rate for Grades 9-12 from the 2003 rate of 2.71 percent.
- Increase the percentage of the population age 25 years and over who are a high school graduate (includes equivalency) or higher (86.9 percent, 2000 Census)

We are stewards of our cultural heritage.

- All students are exposed to a County heritage curriculum.
- A database of County heritage resources is developed and published.

We are building a strong local economy based on renewable resources, high technology, retirement, recreation, and tourism.

- The commercial real property tax base is expanded from \$459 million in 2002 to \$598 million by 2007.
- In-County jobs are increased by 2,700 from 2002 to 2007 (15,607 to 18,307 in-county jobs).
- The number of visitors is increased from 471,321 in 2002 to 573,000 in 2007.

Our government is efficient, open, and responsive to citizen needs and concerns.

- The ratio of debt service to total revenues is not to exceed 9.5%.

How to obtain a hard copy of the Comprehensive Plan

If you wish to obtain a hard copy of the Calvert County Comprehensive Plan, please send a check for \$10.00 plus \$1.50 for shipping made out to "Calvert County Treasurer".

Send check to:

Calvert County Department of Planning and Zoning
County Services Plaza, 150 Main Street
Prince Frederick, MD 20678

If you have any questions, please call (410) 535-1600 ext. 2356 or (301) 855-1243 ext. 2356

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