

**Maryland Department of Natural Resources
Program Open Space (POS) Local Grant**

Development & Capital Renewal Application and Project Agreement

POS PROJECT # 8050-15-763

(DNR Use Only)

1.PROJECT INFORMATION: Please fill out all sections of the form completely unless otherwise indicated.

PARK NAME Laytonsville Local Park

PROJECT NAME Laytonsville Local Park

2.PROJECT LOCATION: Please identify all applicable parcels.

Street Address: 7620 Brink Road

MD Legislative District 14

City/Town Laytonsville

County Montgomery

Zip Code 20882

County Tax Map GV32, GV31

Grid 0000, 0000

Parcel P867, P050

Lot N/A, N/A

SDAT Account Identifier 00000567, 00005968 both in District 1

District-Subdivision-Account Number or Ward-Section-Block-Lot (as applicable)

07099/0511 03701/0337

3.PROJECT DETAILS:

a.Type of project: Development x Capital Renewal

b.Is this project located in a Priority Funding Area (PFA)? Yes No x

If this project is not in a PFA, does it serve population from more than one PFA? Yes x No No

c.Is this project constructing an indoor facility? (If 'Yes', please answer the following) Yes No

i.Is the indoor facility 7,500 square feet or greater? Yes

ii.If this is an indoor facility and the facility is 7,500 square feet or greater, please acknowledge the following:

iii. The facility will meet the equivalent of LEED Green Building Rating System Silver rating. Initial

iv. The facility will incorporate the nonstructural site design practices in the Maryland Stormwater Design Manual in COMAR 26.17.02. Initial
Here

d.Is this project located within a Coast Smart Climate Ready Action Boundary? Yes No x
<https://mdfloodmaps.net/CRAB/> (If 'Yes', please answer the following)

i.Is the total cost of this project \$500,000 or greater? Yes No

ii.Does this project include a structure? For the Coast Smart Construction Program, a "structure" is defined as a walled or roofed building; a manufactured home; or a gas or liquid storage tank that is principally above ground. Yes No

iii. If this project is located within a Coast Smart Climate Ready Action Boundary, is \$500,000 or greater, and includes a structure, it may be subject to the Coast Smart Siting and Design Criteria. Please review the Coast Smart Construction Program document, and fill out and submit with your application the Coast Smart Project Screening Form in Appendix A: <https://dnr.maryland.gov/climateresilience/Documents/2020-Coast-Smart-Program-Document-FINAL.pdf>. Note that this form is still required even if the project qualifies for a categorical exemption.

iv. A waiver may be requested from one or more of the specific Siting or Design Criteria. To request a Waiver Consideration, please fill out and submit with your application the Coast Smart Criteria Waiver Form in Appendix B of the Coast Smart Construction Program document:
<https://dnr.maryland.gov/climateresilience/Documents/2020-Coast-Smart-Program-Document-FINAL.pdf>

v. Please acknowledge that the project will meet any Coast Smart Siting and Design Criteria, as applicable.

Initial
Here

e. Please describe the public access that will be available on the property and note any restrictions or limitations, both prior and subsequent to park development:

This is a public access park, open from sunrise to sunset, and will conform to ADA guidelines.

4. PROJECT DESCRIPTION: Descriptions are written into the agenda item, which is presented to the Maryland Board of Public Works for approval. Please explain the proposed project and be specific. Why is it being done and how does it relate to local recreation needs? Is it a new development, does it build upon an existing facility, or is it a capital renewal project? Provide all of the information that you feel is necessary to explain and justify the project. Attach a separate sheet, if necessary.

The purpose of the project is to replace the aging playground, which was installed in 1993, and also provide ADA accessibility improvements in the park. In addition to the playground work, Montgomery Parks will also upgrade the ADA parking spaces, install two stormwater management facilities, and resurface the existing basketball court, install new furnishings including bike racks, and portable toilet enclosures.

5. PROJECT PERIOD: From: 8/4/2026 Date of Letter of Acknowledgement or Letter of Concurrence (DNR Use Only)
To: Summer 2027 Estimated Date of Completion (Must be filled in by Applicant)

Please provide a proposed development schedule:

Design Start Date (if applicable) March 2024 Design End Date December 2025
Construction Start Date Fall 2026 Construction End Date Summer 2027

6. ITEMIZED DETAILED COST ESTIMATE: Round to the nearest dollar.

ITEM NO.	ITEM DESCRIPTION	ESTIMATED COST
1	Design	\$70,000
1	Construction	\$780,000
	TOTAL DEVELOPMENT COSTS:	\$850,000

7. PROJECT FUNDING:

POS FUNDS REQUESTED:	\$	<u>525,000</u>	<u>62</u> %
PRIOR POS FUNDS APPROVED:	\$	<u>-</u>	<u>-</u> %
LOCAL FUNDS:	\$	<u>175,000</u>	<u>21</u> %
OTHER FUNDS:	\$	<u>150,000</u>	<u>18</u> % (Specify Source/Type) <u>LPPI</u>
TOTAL PROJECT COST:	\$	<u>850,000</u>	<u>100</u> %

8. FEDERAL FUNDS: (check one of the options below)

a. The Applicant certifies that it has received Federal funds for this project.

Please indicate type of Federal fund received and amount:

b.The Applicant certifies that it has not received Federal funds for this project. x

9.APPLICANT INFORMATION: Note that the Applicant is also the County or Municipality that will be receiving the funding at reimbursement.

The Maryland National-Capital Park &
APPLICANT Planning Commission (MNCPPC)

APPLICANT'S
FEDERAL ID # 52-6001550

10.LOCAL PROJECT COORDINATOR:

Evan Dintaman	Landscape Architect	PDD	Montgomery Parks
(Print Name)	(Title)	(Department)	(Organization)
2425 Reedie Drive		Wheaton	MD 20902
	(Mailing Address)	(City)	(State) (Zip)
301-495-2464		Evan.Dintaman@montgomeryparks.org	
(Phone Number)	(Mobile Number)	(Email Address)	

11.LOCAL GOVERNMENT AUTHORIZATION:

As the authorized representative of this Political Subdivision, I have read the terms of the "Project Agreement and General Conditions" of the Local Program Open Space (POS) Grants Manual and I agree to perform all work in accordance with the Manual, POS Law and Regulations, all applicable Local, State and Federal statutes and regulations, and with the attachments included herewith and made a part thereof.

	William Spencer	Exec. Director/MNCPPC	08/10/2026
(Signature)	(Print Name)	(Title/Organization)	(Date)

PROGRAM ADMINISTRATIVE REVIEW: (DNR Use Only)

ON-SITE INSPECTION: DATE _____ BY _____

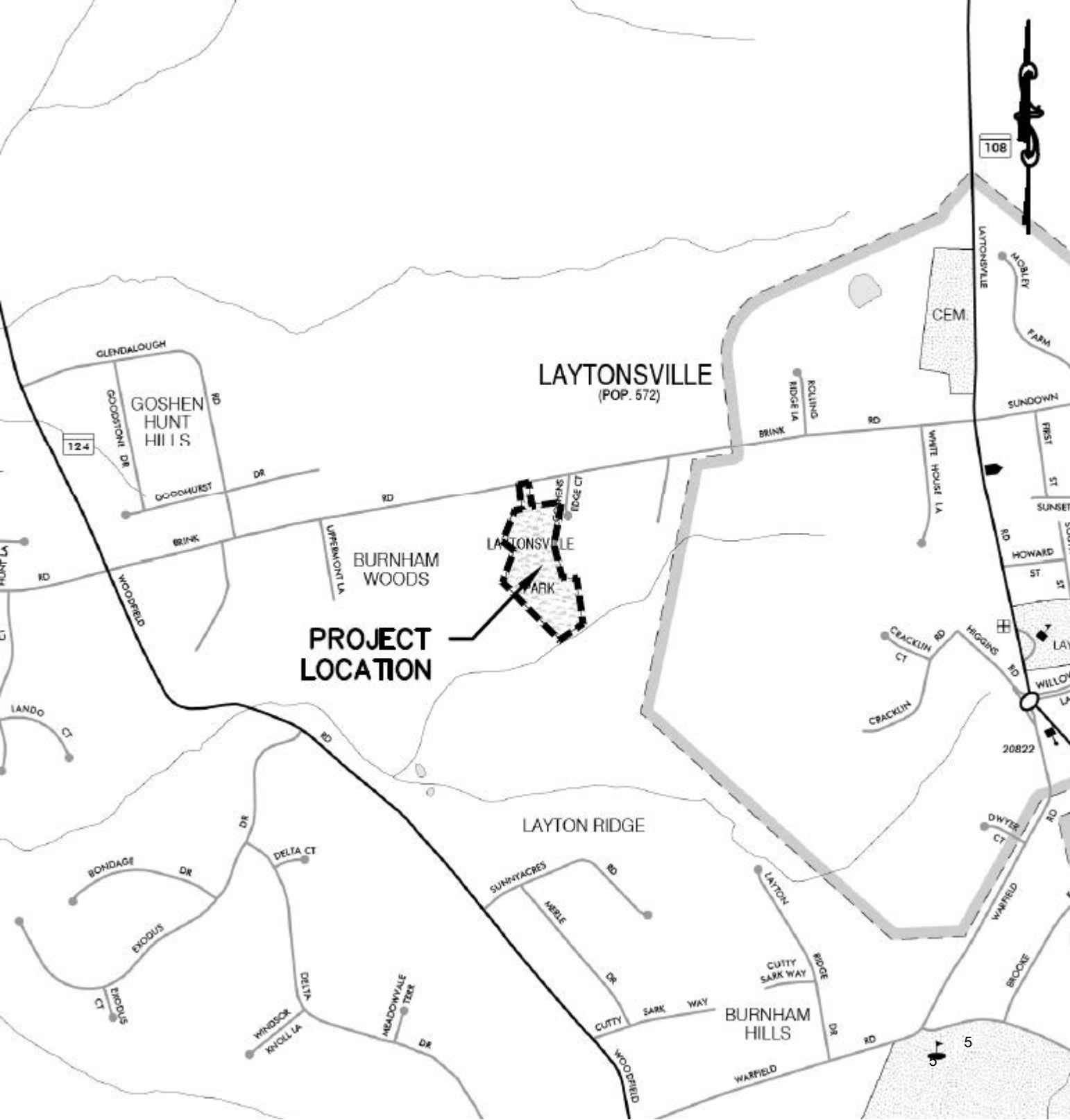
DEPARTMENT OF NATURAL RESOURCES – PROGRAM OPEN SPACE APPROVAL:

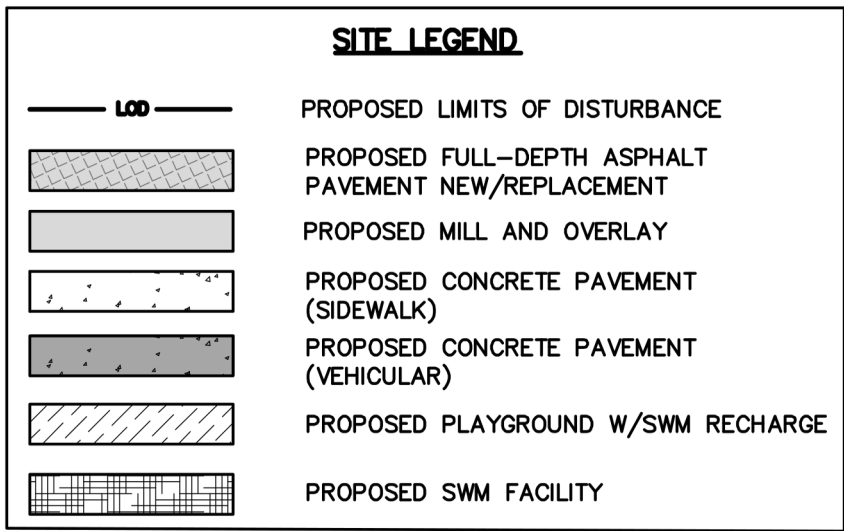
(Signature)	(BPW Approval Date)	(BPW Agenda Item Number)
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Revised 06/23

Additional Attachments

- I. Local Area Map
- II. Site Plan
- III. Deed/SDAT
- IV. Funding Authorization Form
- V. Planning Letter





GRAPHIC SCALE

(IN FEET)
1 INCH = 20 FT.

 CLARK AZAR & ASSOCIATES 20901 Sereno Meadows Parkway, Suite 230 Germantown, MD. 20876 T(301) 528-2010 www.clarkazar.com A Woman Owned Small Business	DESIGN		Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland.  License No. <u>3_1_1_6_8</u> Expiration Date <u>0_1_/_1_/_2_/_0_2_7</u>	REVIEW AND APPROVAL		ISSUED FOR PROCUREMENT ON		Laytonsville Local Park (D64) ADA and Playground Improvements 7620 Brink Road, Laytonsville, MD 20882 SITE AND GRADING PLAN WSSC GRID: 230NW07 TAXMAP: GV32 SUBDIVISION: PARCEL: P867 LIBER/FOLIO: L. 7099 F. 511 ELECTION DISTRICT: 01 SCALE: AS SHOWN	DWG. # C-200		
	JONATHON MALLORY Landscape Designer	10/17/25 Date		BRIAN JACOBSON Checked By:	Project Manager	8/25/25 Date	Rev. No.			Date	Description
	Architect	Date		Checked By:	Construction Manager	Date					
	Engineer	Date		Checked By:	Park Manager	Date					
	MATT EDELMAN, E.I.T.	10/17/25 Date		JASON AZAR Checked By:							
	Drawn by	Date		Checked By:							

Real Property Data Search ()

Search Result for MONTGOMERY COUNTY

Search Tax Maps				No Ground Rent Redemption on File				No Ground Rent Registration on File			
Special Tax Recapture: None											
Account Number:				District - 01 Account Identifier - 00000567							
Owner Information											
Owner Name:				MARYLAND NATIONAL CAPITAL PARK & PLANNING COMMISSION				Use:		EXEMPT	
Mailing Address:				2425 REEDIE DR 11TH FLOOR WHEATON MD 20902				Principal Residence:		NO	
								Deed Reference:		/07099/ 00511	
Location & Structure Information											
Premises Address:				BRINK RD GAITHERSBURG 20882-				Legal Description:		BROOKE GROVE SCHOOL PROPERTY ETC	
Map:	Grid:	Parcel:	Neighborhood:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:		
GV32	0000	P867	1040001.16		0001			2024	Plat Ref:		
Town: None											
Primary Structure Built				Above Grade Living Area		Finished Basement Area		Property Land Area		County Use	
								4.3000 AC		761	
Stories	Basement	Type	Exterior	Quality	Full/Half Bath	Garage	Last Notice of Major Improvements			Pending Permit	
			/							None	
Value Information											
				Base Value		Value		Phase-in Assessments			
						As of		As of		As of	
						01/01/2024		07/01/2025		07/01/2026	
Land:				238,800		238,800					
Improvements				0		0					
Total:				238,800		238,800		238,800		238,800	
Preferential Land:				0		0					
Transfer Information											
Seller:				Date: 04/30/1986				Price: \$0			
Type: NON-ARMS LENGTH OTHER				Deed1: /07099/ 00511				Deed2:			
Seller:				Date:				Price:			
Type:				Deed1:				Deed2:			
Seller:				Date:				Price:			
Type:				Deed1:				Deed2:			
Exemption Information											
Partial Exempt Assessments:				Class		07/01/2025		07/01/2026			
County:				420		238,800.00		238,800.00			
State:				420		238,800.00		238,800.00			
Municipal:				420		0.00 0.00		0.00 0.00			
Special Tax Recapture: None											
Homestead Application Information											
Homestead Application Status: No Application											
Homeowners' Tax Credit Application Information											
Homeowners' Tax Credit Application Status: No Application						Date:					

1506 APR 30 PM 1:59

AGRICULTURE
AMOUNT OF \$ N/A
SIGNATURE *BL*

LIBER 7099 FOLIO 511

Parcel ID No. 1-1-567

DEED

THIS DEED is made this 22nd day of April, 1986, by and between MONTGOMERY COUNTY, MARYLAND, 101 Monroe Street, Rockville, Maryland 20850, hereinafter called the "Grantor", and the MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION, 8787 Georgia Avenue, Silver Spring, Maryland 20910, hereinafter called the "Grantee".

WHEREAS, the Grantor is the owner in fee simple of a certain parcel of ground situate and lying in Montgomery County, Maryland, comprising approximately 5.46 acres and generally known as the Brooke Grove Elementary School site, located in Laytonsville, Maryland, and more particularly described below (hereinafter called the "Property"); and

WHEREAS, the Property was transferred to the Grantor by the Board of Education of Montgomery County, Maryland, through a deed dated May 9, 1985, upon a determination by the Board of Education of Montgomery County, Maryland, that the Property was no longer needed for public school purposes, and in accordance with Section 4-114 of the Education Article, Annotated Code of Maryland; and

WHEREAS, in accordance with the provisions of Section 8 of Executive Regulation 110-84, which became effective on April 3, 1985, the Grantor conducted a preliminary review of the Property, the result of which was a finding that the Property has been approved in the FY85-90 CIP as Project No. 857709, for transfer to the Grantee, to be used as a park; and

87

Real Property Data Search ()

Search Result for MONTGOMERY COUNTY

Search Tax Maps				No Ground Rent Redemption on File				No Ground Rent Registration on File			
Special Tax Recapture: None											
Account Number:				District - 01 Account Identifier - 00005968							
Owner Information											
Owner Name:				MARYLAND NATIONAL CAPITAL PARK & PLANNING COMMISSION				Use:		EXEMPT	
Mailing Address:				2425 REEDIE DR 11TH FLOOR WHEATON MD 20902				Principal Residence:		NO	
								Deed Reference:		/03701/ 00337	
Location & Structure Information											
Premises Address:				7620 BRINK RD GAITHERSBURG 20882-0000				Legal Description:		BROOKE GROVE SCHOOL PROPERTY	
Map:	Grid:	Parcel:	Neighborhood:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:		
GV31	0000	P050	1040001.16	0001				2024	Plat Ref:		
Town: None											
Primary Structure Built			Above Grade Living Area			Finished Basement Area			Property Land Area		County Use
									7.1100 AC		761
Stories	Basement	Type	Exterior	Quality	Full/Half Bath	Garage	Last Notice of Major Improvements			Pending Permit	
			/							None	
Value Information											
				Base Value		Value		Phase-in Assessments			
						As of		As of		As of	
						01/01/2024		07/01/2025		07/01/2026	
Land:				272,500		272,500					
Improvements				0		0					
Total:				272,500		272,500		272,500		272,500	
Preferential Land:				0		0					
Transfer Information											
Seller:				Date:				Price:			
Type:				Deed1: /03701/ 00337				Deed2:			
Seller:				Date:				Price:			
Type:				Deed1:				Deed2:			
Seller:				Date:				Price:			
Type:				Deed1:				Deed2:			
Exemption Information											
Partial Exempt Assessments:				Class		07/01/2025		07/01/2026			
County:				420		272,500.00		272,500.00			
State:				420		272,500.00		272,500.00			
Municipal:				420		0.00 0.00		0.00 0.00			
Special Tax Recapture: None											
Homestead Application Information											
Homestead Application Status: No Application											
Homeowners' Tax Credit Application Information											
Homeowners' Tax Credit Application Status: No Application						Date:					

Marled to.
Grantee, 8787 Ga. Ave. Sil. Sav. Md

FEB 1 1968

LIBER 3701 FOLIO 337

Recorded Jan. 8th, 1968-at-10:22 A.M.

THIS DEED made this 9th day of JUNE, 1966, by BOARD OF EDUCATION OF MONTGOMERY COUNTY, A body corporate and politic;

WITNESSETH: That for and in consideration of the sum of Ten Dollars and divers other good and valuable considerations, it thereunto moving, said Board of Education of Montgomery County does grant and convey unto THE MARYLAND NATIONAL CAPITAL PARK AND PLANNING COMMISSION, a body politic, all that piece or parcel of land situate, lying and being in the Laytonsville Election District No. 1, Montgomery County, Maryland, being a part of the same land described in a conveyance from Carroleasia Howard and John H. Howard, her husband, to the Board of Education of Montgomery County by deed dated March 23, 1948 and recorded among the Land Records of said County in liber 1144 at folio 146; and being more particularly described in the meridian of the Washington Suburban Sanitary Commission, as now surveyed and platted by Matz, Childs and Associates, Civil Engineers & Land Surveyors, Rockville, Maryland, as follows:

BEGINNING for the same at a stone found at the end of the third line of the aforesaid conveyance recorded in liber 1144 at folio 146, and running thence reversely with a part of said third line

1) North 20° 58' 00" East, 298.90 feet to a monument set; thence leaving said third line and running so as to cross and include a part of the aforesaid conveyance by a line of division now established,

2) South 89° 35' 30" East, 337.58 feet to a monument set at the end of the eighth line of said conveyance recorded in liber 1144 at folio 146; and running thence reversely with the eighth, seventh, sixth, fifth and fourth lines thereof, the five following courses and distances numbered three through seven, inclusive

3) South 13° 40' 20" East, 233.86 feet to an iron pipe found, replaced by a monument set; thence

4) South 79° 42' 30" East, 124.09 feet to a monument set; thence

5) South 09° 22' 20" East, 386.69 feet to a monument set; thence

6) South 57° 24' 20" West, 229.11 feet to an iron pipe found, replaced by a monument set; thence

**Maryland Department of Natural Resources
Program Open Space (POS) Local Grant**

Funding Authorization Form

08/06/2026

(Date)

Program Open Space Grants
Department of Natural Resources
Tawes State Office Building, E-4
580 Taylor Avenue
Annapolis, Maryland 21401

RE: Laytonsville Local Park

Park Name – Project Name

As the official designated by Montgomery Parks _____ for the purpose of dispensing the
(Specify County or Baltimore City)

Program Open Space apportionments for this political subdivision, I hereby certify that
Maryland National-Capital Park and Planning Commission, Montgomery Parks

(Applicant)

may apply for the following funds on the above referenced project.

Name of Grant Program	Amount
Program Open Space (POS) Local	\$525,000
Land and Water Conservation Fund	\$
Other (specify)	\$
TOTAL:	\$525,000

Ronald Peele

Signature – County Liaison Officer

Ronald Peele

CIP/Budget Administrator at Montgomery Parks

Type Name of County Liaison

August 11, 2026

Mr. Michael McQuarrie

Land Acquisition and Planning
Maryland Department of Natural Resources
580 Taylor Ave., E-4
Annapolis, MD 21401

RE: Laytonsville Local Park - Program Open Space (POS) Local Grant funds

Dear Local Grants Administrator Michael McQuarrie:

The Montgomery County Department of Parks seeks Program Open Space (POS) Local Grant funds for renovation of Laytonsville Local Park. This letter is being provided as required by the POS grant program through the Department of Natural Resources (DNR) and the Maryland Department of Planning. This project was identified as a priority in the Park Development Plan, and it was listed in the Montgomery Parks FY27 POS Annual Plan, approved by DNR. The Montgomery County Planning Board acknowledges and supports this specific project and confirms the project will not create undue stress on the existing infrastructure in the county.

The purpose of the project is to replace the aging playground, which was installed in 1993, and also provide ADA accessibility improvements in the park. In addition to the playground work, Montgomery Parks will also upgrade the ADA parking spaces, install two stormwater management facilities, resurface the existing basketball court and install new furnishings including bike racks and portable toilet enclosures.

The Montgomery County Planning Board fully supports the renovation of Laytonsville Local Park as part of the FY27-32 Capital Improvements Program (CIP). The project request for POS funding is \$525,000, and Montgomery Parks will be using \$175,000 in Local Funds, and \$150,000 in LPPI grant, for a total project cost of \$850,000.

We appreciate your help in preparing this item for the Board of Public Works review and approval. Thank you for the opportunity to partner with Program Open Space and State DNR to improve this important park.

Sincerely,



Artie L. Harris
Chair