



SUSTAINABLE COMMUNITIES PROGRAM

APPLICATION FOR DESIGNATION RENEWAL

Eligible Applicants:

*Local Governments with a Sustainable
Communities Designation*

*Local Government Consortiums with a
Sustainable Communities Designation*

Application must be submitted
on or before the expiration date of
Sustainable Communities designation.

Maryland Department of Housing and Community Development
Division of Neighborhood Revitalization
2 N Charles Street, Suite 450
Baltimore, MD 21201
410-209-5800
<http://dhcd.maryland.gov/>

SGCC Approved - 2.8.23

LARRY HOGAN
Governor
BOYD K. RUTHERFORD
Lt. Governor
KENNETH C. HOLT
Secretary
OWEN McEVOY
Deputy Secretary

Overview of Sustainable Communities

The Sustainable Communities Act of 2010 established a framework for reinvestment and revitalization of Maryland’s existing communities creating a single, locally designated geographic focus area. Since that time the “Sustainable Communities” designation has provided an efficient means of targeting scarce public and private resources for multiple State agency investments and prioritizations.

Purpose or Renewal and Streamlined Application

The Sustainable Communities (SC) designation must be renewed every five years. This renewal application provides an opportunity for local governments to update their existing SC action plan and report on the accomplishments made over the past five years. Through the renewal process, local governments can request additional technical assistance and highlight any areas from the original action plan for which progress must still be made.

Application Eligibility and Threshold Requirements

Local governments (municipal or county) are eligible to apply.

Eligible applicants are to reconvene their **Sustainable Communities Workgroup** to discuss the accomplishments and challenges of their Sustainable Community Action Plans in addition to any update they may like to make to the Action Plan. The applicant may choose to select new members to participate in the Workgroup. The purpose of this workgroup is to continue and reinforce working relationships and collaborations among local governmental departments and better align community development priorities and strategies. In addition, this is an opportunity to assess if the Workgroup would like technical assistance from State government agencies to implement certain action items or develop strategies to address local challenges.

Threshold Requirements

All Sustainable Community applications must meet the following threshold requirements:

- 1) Sustainable Community Area boundaries must be entirely within a Priority Funding Area (PFA) and should be an area in need of renewal and reinvestment that would benefit from a targeted long-term strategy. Applicants can verify Priority Funding Area boundaries by visiting the MDP website at:
<http://www.mdp.state.md.us/OurProducts/pfamap.shtml>
- 2) The proposed Sustainable Community is within or near a town center or transportation center, or there is a need for financing assistance for small businesses, nonprofit organizations or microenterprises;
- 3) The updated Plan must be consistent with other existing community or comprehensive plans;
- 4) A Sustainable Communities Workgroup is re-convened and a roster of members should be provided with the application.

Applications that do not meet these threshold requirements will not be considered.

Application Submission and Evaluation

The Sustainable Community application will be evaluated based on thorough assessment of strengths and weaknesses and how well desired outcomes, strategies and action steps are connected to the local conditions.

The first page of the electronic application is the Table of Contents. This should also serve as a checklist and be used to provide corresponding tabs.

Please submit all materials (application, maps, pictures, and/or shapefiles) via email to the Sustainable Communities project management team.

Incomplete applications will not be accepted.

Deliver Sustainable Community Applications via email:

Subject Line: Sustainable Community Application

To: Olivia Ceccarelli-McGonigal

olivia.ceccarelli@maryland.gov

Copy: John Papagni

john.papagni@maryland.gov

Site Visits, Follow-up Discussion, Technical Assistance

Attendance at a minimum of one application consultation session or training is mandatory for all applicants. Consult with Olivia Ceccarelli-McGonigal at 410-298-5826 or by email at olivia.ceccarelli@maryland.gov if you would like to schedule a meeting.

If requested, the Department can provide technical assistance to local governments to prepare their Sustainable Communities applications. When needed, the Department may offer technical assistance, in collaboration with the Maryland Department of Planning, to local governments with limited capacity to prepare their Sustainable Communities applications.

During the application review process, the review team may make site visits and/or hold meetings with applicants. In addition, applicants may be contacted by the Department for follow-up discussions prior to awards.

Approval

Approval of applications will be made by the Governor's Smart Growth Coordinating Committee on the recommendation of an inter-agency review team. The review team is coordinated by the Department of Housing and Community Development. The Governor's Smart Growth Coordinating Committee can defer the approval of a Sustainable Communities renewal to the Governor's Smart Growth Subcabinet.

All questions related to the application, please contact Olivia Ceccarelli-McGonigal at 410-209-5826 or by email at olivia.ceccarelli@maryland.gov or your regional project manager, found at this link: <https://dhcd.maryland.gov/Communities/Documents/SRP/PM-Map-ContactInfo.pdf>

RENEWAL APPLICATION INSTRUCTIONS

The Sustainable Communities application for renewal has **three** sections:

A. Contact information, General Information, Organizational Capacity:

In this section, applicants are asked to update their contact information, provide information about demographic shifts over the past five years, discuss the strengths and weaknesses of their Sustainable Communities workgroup and share any technical assistance needs the workgroup may have.

B. Report on accomplishments over past five years:

The report is an opportunity to reflect on any accomplishments achieved in the Sustainable Community area. It is a tool used to evaluate if the SC applicant achieved its intended outcomes, implemented the strategies initially envisioned, and identify what resources were used. Renewal applicants are encouraged to discuss how priorities, actions, and objectives were or were not achieved across the six elements listed on the previous page (v), including how any of the elements may have interrelated during the five initial years of SC designation.

C. Sustainable Communities Action Plan Update:

The Sustainable Communities Action Plan has been revised so that it is less time consuming and focused on developing a strategic implementation plan. Renewal applicants are encouraged to use their previous Sustainable Communities applications as a basis for their updated Action Plan. You may identify which weaknesses have not yet been addressed or which strategies have not yet been implemented. Include your revitalization priorities for the next five years, basing them on your community's current strengths and weaknesses.

SUSTAINABLE COMMUNITIES PLAN ELEMENTS

The table below provides a description of each subject area/element of the Sustainable Communities Action Plan. Included are examples of common strengths and weaknesses within each subject area and the types of projects that might be implemented to address said strengths and weaknesses.

ENVIRONMENT: Describes projects involving the natural environment, our use of natural resources, and our relationships to the natural environment.

This category includes projects focusing on (but not limited to): the quality of land, water, and air; watershed maintenance and preservation; tree canopies and green spaces; climate change mitigation and adaptation; energy conservation; green infrastructure; stormwater infrastructure and management; water and sewer capacity; recycling, pet waste, and organic waste programs; the mitigation of environmental hazards; and parks and recreation.

ECONOMY: Describes projects centered on economic growth and management.

This category includes projects focusing on (but not limited to): business attraction & retention; improving and maintaining the health of business districts, downtowns, and main streets; commercial vacancy reduction; workforce attraction and retention; employment/job training; marketing, branding, and tourism; improving or creating economic impact of cultural and historic assets; providing technical and financial assistance to businesses; commercial building acquisition, rehabilitation and/or adaptive re-use; and creating a sense of place and vibrancy through streetscaping and beautification.

TRANSPORTATION: Describes projects involving the way people in your community get from place to place.

This category includes projects focusing on (but not limited to): access to transit corridors; pedestrian safety and accessibility; sidewalks; alternative modes of transportation, such as bikeways and trails; public transit, such as bus and rail; carpooling; proximity to transportation centers; parking; and road conditions.

HOUSING: Describes projects involving the homes in which people in your community live and which make it easier for them to find and stay in a place to call home.

This category includes projects focusing on (but not limited to): affordability; increasing homeownership; increasing rental housing; diversifying the kinds of housing available; improving housing conditions (interior or exterior); housing programs; aging in place; preventing foreclosures; and reducing residential vacancies.

COMMUNITY HEALTH & QUALITY OF LIFE: Describes projects concerned with public health, community culture, and the day-to-day life of community residents.

This category includes projects focusing on (but not limited to): improvement of public safety and the reduction of crime; libraries; educational facilities and programs; health and wellness facilities and programs; senior facilities and programs; youth facilities and programs; facilities and programs for the disabled; civic amenities, access to quality food options; collaborations with faith-based organizations; arts and entertainment education; and homelessness prevention, services, and facilities.

LOCAL PLANNING & STAFFING CAPACITY: Describes projects concerned with a local government’s ability to plan for the community’s future and to meet the current needs of residents.

This category includes projects focusing on (but not limited to): updating zoning ordinances or land use; updating municipal/local policies, taxes, fees, etc.; increasing local government staff capacity; and updating planning documents like sector plans or comprehensive plans.

Additional Guidance for Developing the Sustainable Communities Action Plan

III. SUSTAINABLE COMMUNITY ACTION PLAN UPDATE

The Sustainable Community Action Plan (SC Plan or Plan) is meant to be a multi-year investment strategy – a strategic set of revitalization initiatives and projects that local partners believe will increase the economic vitality and livability of their community, increase prosperity for local households and improve the health of the surrounding environment. The Plan should be flexible enough to be updated regularly and renewed every five years as the community envisions new goals. The priority initiatives and projects identified in the action plan are your priorities for improving the livability of community places -- residential, commercial, or other public or private properties – and the sustainability of new work, retail, recreational and housing opportunities for residents. At the same time, the plan should only discuss the strategies that will impact the geographic area targeted for revitalization, so that resources have the best opportunity to have the intended effect. These projects can also be designed to reduce the environmental impact of the community through water and energy resource conservation and management strategies. In this way, the Plan can be a road map for local stakeholders as well as State agencies to work together to create a more livable and sustainable community.

All communities submitted an SC Plan when the community earned its original designation. Some applicants may want to take advantage of the designation renewal process to outline new strategies, set new priorities or reaffirm existing strategies for their Sustainable Community. Changes to SC Plans may reflect changes in external factors affecting the community or changes in the priorities of the applicant.

Action Plan Guidance

The Action Plan section has been broken down into the same six categories as the Comprehensive Assessment section of this document. These parts address key components of your Sustainable Community Action Plan. Follow the guidelines below to fill out the matrix.

- 1) For each section, pinpoint essential strengths and weaknesses of your community.** Example Transportation: Strength - Good sidewalk connectivity. Weakness - Insufficient amount of downtown parking.
- 2) Based on those strengths and weaknesses, formulate specific outcomes that address the most pressing issues or greatest potentials. Include a means of measuring the success of said outcome.** Example Economy: Outcome – Expand broadband fiber optics in Town. Progress Measure - Linear measurement of fiber laid and number of residential and business connections.

- 3) **After defining the outcomes, list detailed strategies (break down to several action steps if needed) that will serve as the means to achieve those goals.** Example Economy: Strategy - Increase number of Town sponsored events □ Develop with community input, a series of weekend events that the Town could host.
- 4) **List potential partners that can support the successful implementation of these strategies through different types of resources.** Example Economy: DHCD (Community Legacy program), Small Business Administration (Services and financial assistance) etc.

CHECKLIST AND TABLE OF CONTENTS

APPLICANT: City of Frostburg

NAME OF SUSTAINABLE COMMUNITY: Frostburg Sustainable Community Area

Please review the checklist of attachments and furnish all of the attachments that are applicable. Contents of the application should be tabbed and organized as follows:

☐ Section A - Sustainable Community Renewal Applicant Information

- [Applicant Information](#)

☐ Section B – Sustainable Community Renewal Report (Projects, Strategies and Partners)

- [Part 1: Qualitative Assessment](#)
- [Part 2: Comprehensive Assessment](#)
- [Competitive Funding](#)

☐ Section C – Sustainable Community Renewal Action Plan Update (Matrix)

- [Action Plan](#)

☐ Section D – Sustainable Communities Workgroup Roster

☐ Section E – Signature Letter (acknowledging Disclosure Authorization and Certification)

- [Disclosure Authorization](#)

☐ Section F – Additional Files: The following contents should be included:

- If requesting a boundary modification, map in pdf format and a GIS shapefile of the proposed Sustainable Community boundary
- Photos (jpeg format) of your aforementioned accomplished projects of the last five years

I. SUSTAINABLE COMMUNITY RENEWAL APPLICANT INFORMATION

Name of Sustainable Community:		Frostburg Sustainable Community Area	
Name of Applicant:		City of Frostburg	
Applicant's Federal Identification Number:		52-6000791	
Applicant's Street Address:		37 Broadway / PO Box 440	
City: Frostburg	County: Allegany	State: MD Zip Code: 21532	
Phone Number: [REDACTED]	Fax Number: [REDACTED]	Web Address: www.frostburgcity.org	

Sustainable Community Application Local Contact:

Name: [REDACTED]		Title: [REDACTED]	
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
Phone Number: [REDACTED]	Fax Number: [REDACTED]	E-mail Address: [REDACTED]	

Sustainable Community Contact for Application Status:

Name: [REDACTED]		Title: [REDACTED]	
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
Phone Number: [REDACTED]	Fax Number: [REDACTED]	E-mail Address: [REDACTED]	

Other Sustainable Community Contacts:

Name: [REDACTED]		Title: [REDACTED]	
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
Phone Number: [REDACTED]	Fax Number: [REDACTED]	E-mail Address: [REDACTED]	

II. SUSTAINABLE COMMUNITY – General Information

A. Sustainable Community Boundary and Description

- (1) Are you requesting any changes to your Sustainable Community boundary? Describe why or why not?

The City is not requesting any changes to its Sustainable Community boundary, as the boundary was modified in its most recent renewal cycle. In 2017, Frostburg's Sustainable Community boundary was expanded based on several notable factors, including the location of the City's existing business districts, industrial park, and other areas targeted for future redevelopment; Main Street (a state route) and other highly-traveled corridors such as I-68; and the City's designated Historic District, Arts and Entertainment District, and Main Street revitalization district. The expanded boundary also encapsulates the campus of Frostburg State University (FSU) and the surrounding neighborhoods. Over the past five years, the expanded Sustainable Community boundary has assisted the City in achieving several key objectives outlined in the City's Comprehensive Plan, and no further modifications to the boundary lines are requested at this time.

- (2) If yes, Include the following in as an attachment:

- a. PDF or JPEG of modified Sustainable Communities boundary map,
- b. GIS shapefiles of modified Sustainable Community boundary (mapped to the parcel boundary),

- (3) Approximate number of acres of entire SC Area: 713.4

- (4) Existing federal, state or local designations:

✓ Main Street ☐ ~~Maple Street~~

✓ National Register Historic District ✓ Local Historic District ✓ Arts & Entertainment District

✓ State Enterprise Zone Special Taxing District ☐ ~~BRAC~~ ☐ ~~State Designated TOD~~

✓ Other(s): Tree City USA, Maryland Smart Energy Community, Maryland Main Street Community, Allegheny National Forest Heritage Area, Sustainable Maryland Certified (pending renewal)

- (5) Describe the SC Area's current demographic trends (with respect to age, race, household size, household income, educational attainment, number of housing units, or other relevant factors). How have demographics changed in the last five years?

The population and population density have both decreased in Frostburg between 2010 and 2021, with Frostburg experiencing a 2.7% decrease in its baseline 2010 population to 2015 and a 20% decrease in its baseline 2015 population to 2021 (22% decrease overall, from 2010 to 2021). This reflects an increasing rate of population shrinkage in the city over the past decade. As the previous 2017 renewal application noted, this represents a divergence in historic population trends, as

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previously the population had “increased every decade since 1960 (excepting 1990-2000), reflecting [a rising population of] students.”

The demographic data for 2015 and 2021 also show a stable age and sex makeup of the population, as seen in the table below. When adjusted for inflation, the median household income is also consistent between 2015 and 2021.

April 2010 Population – 9,002 (22% decrease to 2021, 2.7% decrease to 2015)

2015 ACS Population - 8,759 (20% decrease to 2021)

July 1, 2021 Population – 7,044

Population density – 2635.7/sq mi (2010)

Population density - 2564.6/sq mi (2015 ACS)

Population density – 2101.4/sq mi (2020)

July 1, 2021 Census Data	2015 ACS 5-year Estimate (reflects 2015 #s)
3.6% of population under 5 years 11.7% of population under 18 years 16.4% of population 65 years and over	2.8% of population under 5 years 15.4% of population under 18 years 14.8% of population 65 years and over
56.4% female	50.69% female
Median household income - \$40,781	Median household income - \$33,729 (in 2015 inflation adjusted dollars)

July 1, 2021 Census Data

3.6% of population under 5 years

11.7% of population under 18 years

16.4% of population 65 years and over

56.4% female

81.2% white alone

12.4% Black or African American alone

0.2% American Indian and Alaska Native alone

2.6% Asian alone

2.8% Two or more races

3.7% Hispanic or Latino

78.9% White alone, not Hispanic or Latino

2016-2020 ACS Data (reflects 2020 #s)

3.5% foreign born persons

Owner-occupied housing unit rate – 50.1%

Median value of owner-occupied housing - \$144,300

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Median gross rent - \$730

2,990 households

2.15 persons per household

(2.13 in 2010, decreased 0.05 persons from 2000)

89.1% households with a computer

86.6% households with a broadband internet subscription

90.6% high school graduate or higher

34.8% Bachelor's degree or higher

Mean travel time to work – 18.2 minutes

48.6% Employment rate

Median household income - \$40,781

(\$58,627 for families, \$19,695 for non-families 2010)

28.9% persons in poverty

B. Organizational Structure, Experience and Public Input:

- (1) Describe any changes to the Applicant's organizational structure. Specifically, how has membership of the Sustainable Communities Workgroup changed in the last five years? Who are/were the leaders, and how will/did the Workgroup advisor or staff manage implementation of the SC Area Plan?

Since the City's Sustainable Communities designation was renewed in 2017, the workgroup has met on an as-needed basis. The workgroup has and will continue to be comprised of members of the Frostburg Planning Commission, Frostburg Board of Zoning Appeals, the Frostburg Historic District Commission, the Frostburg Green Team, the FrostburgFirst (Main Street revitalization organization) board of directors, and the Frostburg Mayor and Council. These groups have contributed valuable input for the creation and implementation of the SC Area Plan.

City staffing has shifted significantly since the initial Sustainable Communities application was submitted and accepted by the DHCD. In 2017, then-Community Development Director, Elizabeth Stahlman, led implementation efforts, and has since advanced to the position of City Administrator. Moving forward, Community Development Planner, Bethany Fife, will take the lead on plan execution, workgroup management, implementation strategies, and progress monitoring, all under the supervision of Administrator Stahlman.

2022 Workgroup

Jim Diamond - Goodfellow Agency

Bethany Fife - Interim Community Development Director, City of Frostburg

Jake Ford - GreenBench Development group

Nina Forsythe - Frostburg City Commissioner & Green Team

Joe Hoffman - Historic District Commission & Frostburg First

Amy Hutcherson - Frostburg State University, FSU Science Center

Steve Jenkins - Allegany Coal and Land

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John Kirby - former Frostburg City Administrator
Deirdre Robertson - Frostburg Arts Entertainment District
Megan Roque - Carter and Roque Real Estate
Elizabeth Stahlman - Frostburg City Administrator

- (2) What have been the strengths and challenges of the capacity of the Sustainable Communities Workgroup with respect to implementation of the SC Plan?

Since the individuals involved in forming the Sustainable Communities Workgroup are community members who are also involved in other City boards/committees, a large portion of the implementation strategies and actions were delegated to City staff. As is the case with many volunteer-based committees, time-related constraints also posed the biggest challenge in implementing the plan, and most meetings have needed to be held during the evening hours.

On the other hand, the individuals comprising the Workgroup continuously demonstrate their passion for and commitment to our community. These Workgroup members come from a wide variety of backgrounds and life experiences, allowing them to share valuable insights and perspectives and provide quality input and guidance regarding our Sustainable Communities goals and action plan.

- (3) How did residents and other stakeholders in the community provide input to the Sustainable Communities Action Plan update? On which existing local plans (comprehensive plans, economic development plans, sector plans, etc.) is the Sustainable Communities Action Plan based?

The Sustainable Communities workgroup represented a sample of community groups and institutions with a stake in the City's revitalization activities. Its participants were involved in the drafting of the 2018-2023 FSU Strategic Plan, the 2018-2028 FSU Facilities Plan, and the 2011 Frostburg Comprehensive Plan. As a result, the participants carried these concepts into the Sustainable Communities Action Plan.

- (4) Would you like any technical assistance from State agencies to help expand the capacity of your SC Workgroup or implement your SC plan? Please describe with which revitalization strategies you would like assistance.

Due to significant staffing changes, the City is requesting technical assistance from DHCD to facilitate the SC Workgroup discussions and finish writing the SC Plan.

SUSTAINABLE COMMUNITY RENEWAL REPORT

PART I: QUALITATIVE ASSESSMENT

Purpose:

The purpose of this assessment is to capture significant projects/ improvements that have been completed since the approval of your local government's Sustainable Communities designation.

In relation to the goals stated in your local government's Sustainable Community Action Plan, **please highlight at least three major accomplishments from the last five years**, including how you achieved them. When writing your narrative, consider the questions below and refer to the six elements discussed in the General Information section of this document (page iv) – Environment, Economy, Transportation, Housing, Quality of Life, and Land Use/Local Planning.

- 1) **Outcome:** Which outcomes identified in your Sustainable Community plan were you able to achieve?
- 2) **Projects:** Which projects did you implement in order to achieve the outcome? Also indicate when you started and completed these projects.
- 3) **Partners:** With whom (i.e. state agencies, local stakeholders) did you partner to complete projects?
- 4) **Impact:** What kind of measurable impact did the achieved outcome have on your community? Are there other intangible benefits?
- 5) **Photos:** Please also include pictures that depict your accomplishments.

[EXAMPLE] Descriptive Narrative: Please list the most significant accomplishments that apply

Example – Accomplishment 1

Outcome: Improved stormwater management

Projects:

Project 1: Stormwater Retrofit Plan – In October 2014, the Town Council approved the Town's stormwater retrofit plan which outlines various strategies and capital budget expenditures over the next five years. Strategies include reducing the amount of impervious surface in the community and improving stormwater management. One of the plan recommendations is to pass an ordinance that assesses an environmental protection fee on municipal permits.

Project 2: Green Streets – The Town added green elements to approximately 600 linear feet of roadway that had been experiencing severe flooding. Specifically, bioswales were constructed and trees were planted.

Partners:

Chesapeake Bay Trust – provided technical assistance

MD DHCD – provided financial assistance in form of a Community Legacy grant (totaling \$50,000).

Impact: The implementation of the projects had a significant impact on the community by improving stormwater runoff. The streets with the newly constructed bioswales no longer experience flooding.

Descriptive Narrative: Please list the most significant accomplishments that apply.

Accomplishment 1:

Outcome: Infrastructure Improvements

Projects: Improved water infrastructure, Combined Sewer Overflow (CSO) elimination and sewer improvements, Microgrid study

Partners: ARPA funds, Maryland Energy Administration, Frostburg State University (FSU)

Impact:

Over \$3M in ARPA Funding allocated towards “high priority” or “immediate need” water infrastructure improvements. Improvements included: replacing old valves (including backup valves); and installing redundant piping to avoid problems associated with runoff from the nearby mountain.

\$7-8M in investment in CSO elimination and sewer improvements. Improvements included sewer pump station replacement with solar energy component. CSO projects, which separate stormwater and sewage pipelines to mitigate flooding and improve water quality, have been ongoing since 2003.

FSU received a \$750K grant from the Maryland Energy Administration to install a clean energy microgrid on the campus. This grant is a part of MEA’s Resilient Maryland Capital Development Pilot Program.

Accomplishment 2:

Outcome: Infill development projects

Projects: New Frostburg Municipal Center for Frostburg Police Department and City Hall

Partners: Maryland DHCD (Community Legacy Program), Frostburg State University (FSU)

Impact:

New Municipal Center location in renovated and expanded former Public Safety Building. Renovations included improvements in building efficiency. The building project is a runner up in the Maryland Department of Planning Sustainability awards.

FSU received the old City Hall building as a donation from the City. FSU will invest \$6 million in the City Hall building as a new regional science center, primarily for school-age children.

Accomplishment 3:

Outcome: Downtown Improvements

Projects: Building restoration, LED streetlights, Street furniture and trash cans, Street tree maintenance, Surveillance Cameras, Lamp post banners

Partners: Maryland DHCD (Project Restore, Community Safety Works), Maryland Smart Energy Communities (MSEC)

Impact:

Old buildings along Main Street are being purchased and adaptively reused. Several vacant storefronts have reopened following the pandemic. Two buildings were renovated using Project Restore funding and a pop-up program was created using the same funding.

With MSEC funding, all street lights have been replaced with LED.

9 benches and 16 trash cans have been added to the Main Street corridor.

A funded street tree maintenance program is on-going, with work concentrated along Main Street. Old and diseased street trees are removed and replaced.

Sustainable Communities Renewal Application - Section B

With Community Safety Works grant funding, surveillance cameras have been installed in vulnerable locations downtown. Lamp post banners were designed and installed along Main Street.

Accomplishment 4:

Outcome: Park Improvements

Projects: Mt Pleasant Park, East End Park, Hoffman Hollow Park

Partners: LPPI (Local Parks and Playground Infrastructure) through MD DNR; POS through MD DNR; Community Parks and Playgrounds through MD DNR; City's Parks & Recreation department

Impact:

Mt. Pleasant Park - An underutilized softball field was converted to a volleyball court with a surrounding walking path. New exercise equipment has been added and old playground equipment has been replaced.

East End Park - A degraded building in the park has been rehabilitated and now includes restrooms and a small kitchen area. A patio section with picnic tables was added. Existing playground equipment has been improved.

Hoffman Hollow Park - A wooded playground section, concessions stand, restrooms and walking trail have been added to the park. An existing field has been improved. These improvements have collectively resulted in much higher usage of the park, on a regular basis and for special events.

Descriptive Narrative: Please use this section to describe any major outcomes or projects from your last Sustainable Communities Action Plan that have NOT been accomplished and why.

Outcome: Increasing coordination and efficiency of public transit

Narrative: The rural nature of Frostburg presents continuing challenges to public transit solutions, as there is not enough volume to support widespread transit systems. On-demand transportation options have also faced challenges, due to both supply and demand constraints. There is currently only one Lyft/Uber driver in the city. While Frostburg is a very walkable community and there are University shuttles for FSU students that provide coverage throughout the city and beyond, other transportation options are limited.

Outcome: Reduce number of vacant single-family homes

Narrative: This remains a continuing goal for Frostburg in this current application. In 2015, 524 residential properties were vacant (14.88% of all housing properties). In 2020, this number rose to 634 vacant residential properties (17.49% of all housing properties). This is partially due to the population losses reflected in the demographics section of this application. Current outcomes of this application, like those intended to support the rehabilitation of Frostburg's aging housing stock, are geared towards achieving this goal.

SUSTAINABLE COMMUNITY RENEWAL REPORT

PART II: COMPREHENSIVE ASSESSMENT

Purpose:

The purpose of the comprehensive assessment is to capture indicators of accomplishments in each Sustainable Community. Indicators should reflect the five year time period since the adoption of the Sustainable Communities Action Plan. Thus, the following questions focus on the common outcomes that were identified in the various Sustainable Community Action Plans approved by the State. The assessment will be grouped in the sections of Environment, Economy, Transportation, Housing, Quality of Life, and Land Use.

Please answer the following questions to the best of your knowledge.

Check “YES” if applicable to your community. If you answer “YES” please quantify the accomplishment (i.e. Q: Has there been an increase in the number of businesses in your Main Street/commercial district? A: YES 4 new businesses have opened in the past five years). If necessary, please also provide a short description of the accomplishment.





Please check “NO” if the question item did not have any impact on your community. If you answer “NO” please briefly summarize what kept you from achieving your plan’s desired outcomes.

Check “N/A”, if the question item does not apply to your Sustainable Community.

ENVIRONMENT	YES	NO	N/A	If YES, specify in quantifiable units and compare values from the last five years If NO, why not? What kept you from achieving your plan's desired outcomes?
1. Has there been an improvement in water quality? Have you completed any projects intended to improve water quality? Ex. impervious surface reduction, stormwater improvements etc.	✓			Over the last five years, the City has completed, and is in the process of completing, four separate Combined Sewer Overflow (CSO) projects. This large-scale CSO project has impacted and improved approximately 14 acres of land area that contributed to sewer overflows, which has resulted in the City experiencing fewer sewer overflows into streams and has overall improved the City's water quality
2. Have you improved wildlife habitat in your community? Ex. native plantings, pollinator gardens, rain gardens	✓			The City manages a cumulative 100+ acres of forest areas for native species through selective timber harvest. Additionally, all of the City's street tree plantings over the past five years, have been native plantings. The City has also developed an approximately 0.15 acre Edible Arboretum comprised entirely of native fruit trees and shrubs, including 3 black elderberry, 3 persimmon trees, and 6 white walnut trees.
3. Have you increased access to green space, parks or outdoor recreational opportunities?	✓			Over the last five years, the City has completed several major improvements to four of its City-managed parks. The most significant of these improvements took place at Hoffman Park, which includes the addition of an outdoor amphitheater, a natural playground, and a 1,200+ lin. ft. trail network. Other notable park improvement projects include the addition of outdoor workout equipment at Mt. Pleasant Park, indoor/outdoor pavilion space and parking improvements at East End Park, and roadway and trail improvements at Glendening Park.
4. Have you implemented operational sustainability practices (example: town hall enhancements) and/or community-based practices? (ex. Rain barrels or rain gardens at residences, recycling, composting etc)	✓			<p>The City has implemented many operational sustainability practices, including retrofitting nearly all City-owned buildings and parks with LED lighting, installing a new VFD at the Frostburg pool to reduce electricity costs, placing 4 additional cardboard recycling dumpsters in City limits, and replacing pumps in the City's water system, when needed, with higher efficiency pumps. Additionally, a new sewage pump station (currently under construction) will use Solar and achieve additional efficiencies with new pumps (funded through an MEA-MSEC Grant).</p> <p>In 2020-2021, City Hall was consolidated with the Frostburg Police Station by renovating and expanding the existing Police Station building. The updated building is insulated and equipped with high efficiency windows, LED lights and occupancy sensors, and high efficiency mini-split system for HVAC with outdoor air system that ensures high indoor air quality. The City was recently notified that this project will receive an honorable mention by MDP's Sustainable Maryland Awards.</p> <p>The former City Hall, located at 59 E. Main Street, has been donated to Frostburg State University to be developed into a Regional Science Education Center and Challenger Center. The building will required an estimated \$6 million in investments to renovate the structure and develop the exhibits.</p>

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OTHER:				






ECONOMY	YES	NO	N/A	If YES, specify in quantifiable units and compare values from the last five years If NO, why not? What kept you from achieving your plan's desired outcomes?
1. Has there been an increase in the number of new businesses in your Main Street/ Commercial District?				In the most recent planning period (July 2017-June 2022), the City issued 67 commercial Use and Occupancy permit, compared to 57 commercial Use & Occupancy permits issued in the previous period (July 2012-June 2017). Several of these include expansions or relocations of existing businesses within the Main Street/Commercial District. These figures indicate a slow but steady growth of the business community in Frostburg.
2. Did the Municipality/ Sustainable Community area receive any designations that support local economic development?				The City has maintained its designations through various economic development-focused programs, such as Maryland Main Street (DHCD), Arts and Entertainment District (MSAC), a State Enterprise Zone Special Taxing District (MD Dept. of Commerce), and is included in the Allegheny Forest National Heritage Area.
3. Has there been an increase in foot traffic in the Main Street/commercial district?				Unknown.
4. Have the number of commercial vacancies decreased?				The Frostburg Industrial Park is now nearly at capacity, with several larger enterprises starting/expanding their businesses. Within the Downtown Business District, the commercial vacancy rate has remained relatively unchanged; however, three large commercial buildings on Main Street are gearing up for major renovations. The Nickel building, which has remained vacant since the Au Petit Paris restaurant closed its doors in 2012, has been purchased by a local

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				<p>developer who plans to completely renovate the building to include six separate commercial spaces and luxury apartments on the two upper levels. The Diamond Building, located at 43-53, was recently purchased by Rockville-based developers, who plan to rehabilitate the six main-level commercial spaces and the 9 upper-story dwelling units (the dwelling units have been listed as uninhabitable for at least five years). Finally, the former City Hall building at 59 E. Main Street was recently transferred to Frostburg State University and is slated to be rehabilitated and converted into a regional science center.</p>
5. Has there been an increase in local jobs within the Sustainable Community for its residents?	✓			<p>A net growth of 10 small businesses in the Sustainable Community boundary has led to an estimated 25 new jobs (self-employed included). Frostburg's Sustainable community is an attractive community for the County workforce to reside in due to the walkability and availability of parks, restaurants, shops, and culture. We see many Sustainable Community residents working for Frostburg State University, the growing businesses in the Frostburg Business Park (net 20+ jobs created in the last five years), and other major employers within a 20 minute drive radius, especially Northrop Grumman, IBM, and UPMC Western Maryland.</p>
6. Has there been an increase in workforce development training or other opportunities for connecting potential employees to well-paying jobs?	✓			<p>Frostburg State University, Allegany College of Maryland, Allegany County Government, and other human service organizations within the County focus on workforce development, with each agency specializing in training for certain job sectors. Notably, in the last 5 years, FSU has added baccalaureate and master's degree programs in nursing to allow students to obtain RN and NP licenses within the county. ACM and Allegany County have partnered to develop Western Maryland Works in LaVale (centrally located between Frostburg and Cumberland), which offers certificate programs in fabrication, meeting specific needs of manufacturers in the region. ACM's Western Maryland Center for IT Excellence offers training to prospective and incumbent employees in specific IT areas needed by regional employers.</p>
OTHER:				

TRANSPORTATION	YES	NO	N/A	<p>If YES, specify in quantifiable units and compare values from the last five years If NO, why not? What kept you from achieving your plan's desired outcomes?</p>
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1. Has the amount of bike trails/paths increased? How many linear feet do the trails cover?				There have been no additional bike trails added within the City; however, the City is a Trail Town along the Great Allegheny Passage and has invested in new and coordinated wayfinding signage from the Trail through the downtown business district. There have also been recent discussions of a rail trail south of Frostburg in the Georges Creek valley. At this time, it is unclear whether this project will come to fruition, but if it does, Frostburg would serve as the connection point between the two trails.
2. Have there been improvements to the public transit infrastructure?				The City does not maintain public transit, but seeks ways to partner with Allegany County Transit, who is currently investing in new transit technology to provide real-time route information to transit users – this is a first for Allegany County. The City Administrator is also participating in a transportation workgroup that is looking at other transportation alternatives for the rural nature of our area to include rideshare programs, combined dispatching efforts, etc..
3. Has there been an increase in sidewalks? (Amount in linear feet). Were accessibility elements added, such as more ADA-accessible ramps and signage/signals? Has there been a noticeable increased use of these walking places?				Sidewalk reconstruction and ADA improvements have been made in several key neighborhoods, many of which are comprised of FSU student residents. These sidewalk projects were the result of the ongoing Combined Sewer Overflow projects involving wastewater management.
4. Have there been any roadway improvements that support “Complete” or “Green” streets?				While the City has completed many roadway improvements in conjunction with the Combined Sewer Overflow projects, the roadway improvements have not directly supported “Complete” or “Green” streets. This is, in part, due to the fact that the major thoroughway is Route 40 (Main Street), which is managed by the State Highway Administration.
5. Has traffic congestion along major roads decreased? (Amount in percent)				Unknown.
OTHER:				


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HOUSING	YES	NO	N/A	If YES, specify in quantifiable units and compare values from the last five years If NO, why not? What kept you from achieving your plan's desired outcomes?
1. Have any residential facades or interiors been improved? Has the energy efficiency of any housing units been increased?				
2. Has the homeownership rate increased?				2017 ACS: 42.9% 2021 ACS: 46.7%
3. Has there been an increase in the number of housing units in the Sustainable Community area? What number and/or percent are affordable? How many are within .5 miles of a transit stop?				The 2017 and 2021 ACS data on housing units does not reflect the City's actual conditions.
4. Has there been demolition of blighted properties?				Frostburg does not collect this data. Blighted properties are included in the "other vacant" category as defined by the census, but this category includes several other codes such as units vacant for family/person reasons, units used for storage, and units vacant due to legal disputes. 2021 ACS ("Other vacant units"): 215 2017 ACS ("Other vacant units"): 203
5. Has the residential vacancy rate decreased?				2017 ACS: 17.1% 2021 ACS: 19.3%

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6. Has the jurisdiction partnered with any community development corporations to improve its housing stock, increase the availability of affordable housing, or support those experiencing homelessness or being threatened with eviction? Has the jurisdiction initiated any of its own programs to do the same?	✓			While the City has not initiated any of its own programs to increase affordable housing availability and support for individuals experiencing evictions/homelessness, the City's Rental Housing Program Coordinator serves on the board of directors for the Allegany County Human Resources Development Commission. UPMC Western Maryland has also recently partnered with Path2Help, a database of local organizations who provide free or reduced-cost assistance with locating resources for housing, financial assistance, and homelessness services.
7. Has there been an increase in homeownership counseling services or individuals accessing such services?			✓	Unknown.
OTHER:				
COMMUNITY HEALTH & QUALITY OF LIFE	YES	NO	N/A	If YES, specify in quantifiable units and compare values from the last five years If NO, why not? What kept you from achieving your plan's desired outcomes?
1. How many historic properties were renovated/improved? To your knowledge, did the renovations mitigate certain environmental hazards such as lead and asbestos?	✓			
2. Have there been improvements and/or additions to your public or community available spaces? Examples include museums, community centers, public plazas, murals and public art.	✓			In 2019, City Place, a rentable City-owned community space which hosts the weekly Farmer's Market, several artisan markets throughout the year, and various other community events, was upgraded to include new flooring, ceiling insulation, and updated restroom facilities. Additionally, [number] public art installations were introduced within Frostburg's Sustainable Community boundary, all of which were produced by Allegany County artists. Several





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			additional public art projects are currently in the works thanks to funding provided by the Maryland State Arts Council and Frostburg State University.
3. Are there opportunities for residents to gather, communicate and celebrate? Do they serve multi-generations and all populations in the community? Examples are wide-ranging and may include fairs, community history days, neighborhood meetings, etc.			<p>In Frostburg, there is no shortage of opportunities for the community to gather, celebrate and engage with one another. In the last five years, five new signature events have been added to the City's annual calendar, including the Cocoa Crawl, Pig Out in the Park, and the Western Maryland Craft Beverage Festival. Each of these events includes family-friendly elements to engage the community's younger attendees, and many events are offered without an entry fee to ensure that all populations in the community are able to fully enjoy the experience.</p> <p>It is worth mentioning here that the City's annual Storybook Holiday event, produced by a partnership between FSU's Children's Literature Center and the City of Frostburg, has been selected to be featured on a national television program in December 2022. Now in its 19th year, this beloved event appeals to holiday-lovers of all ages and consistently sees a large turn-out from local residents and tourists alike. The City anticipates an even larger turn-out in the upcoming years due to the national exposure it will receive this holiday season.</p>
4. Have there been any changes in access to health and wellness services? Examples include mobile clinics, hospitals, telehealth opportunities.			The Covid-19 pandemic significantly increased the community's access to health and wellness services. Additionally, since 2017, UPMC Western Maryland added a primary care office in the Frostburg Plaza, a nurse practitioner started an independent practice on Main Street, AEON Technologies, a biomedical facility offering specimen testing (including Covid-19) opened in the FSU Innovation Park, and the Frostburg branch of locally-owned PharmaCare pharmacy expanded and relocated to a larger, more accessible facility within the City.
5. Are there any residential health and wellness opportunities in place (i.e. athletic facilities, recreational indoor/outdoor courses or groups)?			The City makes accommodations for 9+ local sports leagues and utilizes many of its local parks to encourage and promote outdoor activities. Park facilities include twelve athletic fields, seven pavilions, five playgrounds, a full-size indoor basketball court, four outdoor basketball courts, walking trails, a rifle/pistol range, two fishing ponds annually stocked with trout, a sand volleyball court, a 13,050 square foot swimming pool, two indoor event facilities, an outdoor amphitheater, a dog park, a bike trail connector to the Great Allegheny Passage, and seven concessions buildings.
6. Do all residents have access to healthy food options such as fresh food grocery stores, farmers markets, community gardens, etc., within the Sustainable Community?			In 2018, Wholesome Harvest Food Co-Op opened its doors in the heart of Downtown Frostburg, which provides residents with locally-sources fresh food options, a venue for local farmers to sell their products, a rentable commercial kitchen, and food- and wellness-based workshops and seminars to provide education about healthy eating habits and the importance of our local agricultural systems. Frostburg also continues to host a weekly farmers market at City Place May-October and an indoor winter farmers market at Mountain City Traditional Arts from October-May. The City is home to an Edible Arboretum and two community gardens, with additional "unofficial" neighborhood gardens throughout the City.


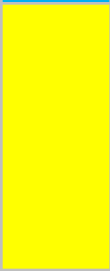
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7. Has there been a decrease in crime rate?			✓	Unknown.
8. Do all residents have access to the Internet and other basic utilities and services?	✓			<p>The City has a franchise agreement with Comcast Cable, who offers high-speed internet to all residents. Comcast also offers free or low cost internet to low income families. In addition, the City is served by a wireless internet service, SkyPacket Networks. This offers a quality, reliable, and affordable community internet option to most residents, and the technology continues to improve.</p> <p>In 2021, the City partnered with the Allegany County Board of Education to have wireless access points installed at one of the income-based housing developments. Now, both of the city's income-based housing developments serving families (not specifically senior housing) have become wireless access points to enable students living these to connect to the internet at no cost.</p>
OTHER:				
LOCAL PLANNING & STAFFING CAPACITY	YES	NO	N/A	If YES, specify in quantifiable units and compare values from the last five years If NO, why not? What kept you from achieving your plan's desired outcomes?
1. Have there been any infill developments?		✓		<p>In the last five years, there have been no infill developments; however, the groundwork has been laid for future infill development, and one multi-family infill housing project is currently under construction, with another planned to begin construction in the next year.</p>

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<p>2. Has there been an increase in the amount of preserved/protected land?</p>			<p>In recent years, the City has purchased four acres adjacent to City limits. The raw water line between the raw water dam to the Water Treatment Plant goes through this property, and ownership of the property provides the City with additional flexibility in terms of future improvements to the water treatment system.</p> <p>Otherwise, within City limits, the City has not purchased any additional property, nor have there been any preservation easements. Aside from the former Maplehurst Country Club, the city is largely comprised of developed areas that are served by public water and sewer. Rural Legacy and MAPLF easements, state land, and land owned by the Nature Conservancy all exist in areas near, but not inside, the City.</p>
<p>3. Have there been any developments hindered by growth constraints? If so, please describe. Example constraints could be inadequate infrastructure, insufficient zoning density/intensity, or lack of buildable land.</p>			<p>One of the City's biggest obstacles in development is a lack of buildable land, because, as previously stated, the City is largely comprised of already-developed areas. Another challenge lies in assembling the lots for any project that would involve more than one property, or the economics of acquiring multiple properties for a planned redevelopment. Grant and other incentive projects have the potential to make such projects a viable investment, but the market conditions in Allegany County do not support such investment compared to other areas in the state (i.e. College Park and other university towns).</p>
<p>4. Have there been any zoning or policy changes that have fostered growth or redevelopment in your Sustainable Community?</p>			<p>The water rate billing policy was modified in 2020 to be more favorable to businesses that use more than 50,000 gallons per quarter. The County has also offered several grant programs to small businesses in the community to weather Covid, and now expand/redevelop post-Covid. These programs, in addition to the city's Building Improvement Grants through DHCD and other State funds, have provided for notable investment into downtown buildings.</p> <p>The City also recently updated its Zoning Ordinance to better accommodate short-term vacation rentals, or non-hotel overnight accommodations often listed through websites like AirBnb, VRBO, FlipKey, etc. These text amendments have eliminated obstacles for property owners wishing to operate these short-term vacation rentals in higher-density neighborhoods, which are located near the downtown business district and in University-adjacent areas.</p>
<p>5. Have there been any significant improvements to the municipal infrastructure within the Sustainable Community (i.e. street lighting, water/sewer lines)?</p>			<p>As part of the City's ongoing Combined Sewer Overflow project, each phase has included new water lines, sewer lines, and stormwater lines.</p>

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<p>6. Have you hired any new staff members, reassigned duties, or procured the services of a contractor to increase or better align local capacity? Have you implemented any professional development programs?</p>				<p>Like any organization, there has been staff turnover due to retirements, new positions, etc. In addition, the City is the recipient of over \$8 million in ARPA funds, which is very significant to the City, as the annual operating budget for all aspects of the City government has been averaging around \$10 million per year.</p> <p>The City Hall staff is relatively small (12), but with the ARPA funds, an additional person was hired to administer those funds in the fall of 2021. Also, as a result of staff turnover, the City has realigned job duties to leverage the skills of existing staff and seek to organize the staffing structure so that each person contributes and is productive to the overall goal of the organization.</p>
<p>7. Has your community initiated or completed any planning efforts that will support the Sustainable Community area, including comprehensive planning, small area planning, or planning studies?</p>				
<p>OTHER:</p>				

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COMPETITIVE FUNDING: Use the rows below to list competed funds sought for sustainability or revitalization projects since receiving Sustainable Communities designation.				
	Source (federal, state, foundation, etc.)	Amount Received	If no funding was received, what technical or other assistance from the state would help with future applications?	Other Notes
Community Legacy (CL): <ul style="list-style-type: none"> Hotel Gunter Rehabilitation (2017) Hotel Gunter II (2018) Frostburg Redevelopment (2018) Au Petit Rehab (2018) Center Street Redevelopment II (2019) Au Petit Rehab (2019) Building Improvements & ADA Upgrades (2020) Building Improvements & ADA Upgrades (2022) 	DHCD	\$880,000.00		
Strategic Demolition Fund (SDF): <ul style="list-style-type: none"> Center Street Redevelopment II (2019) Center Street Redevelopment III (2020) 59 E. Main Street Rehabilitation (2021) 	DHCD	\$215,000.00		
Community Safety & Enhancement Program:	MDOT			
Maryland Bikeways Program:	MDOT			
Sidewalk Retrofit Program:	MDOT			

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[illegible]

COMPETITIVE FUNDING: Are there any types of projects/needs for which your Sustainable Community needs funding; however, there isn't a funding source?

<h1>Sustainable Community Action Plan</h1>
Frostburg, Maryland

Environment

This section describes projects involving the natural environment, our use of natural resources, and our relationships or access to the natural environment.

This category includes projects focusing on (but not limited to): the quality of land, water, and air; tree canopies and green spaces; green infrastructure; habitat improvement, climate change mitigation and adaptation; nuisance flooding,; stormwater infrastructure and management; water and sewer capacity; energy conservation; recycling, pet waste, and organic waste programs; the mitigation of environmental hazards; and parks and recreation improvements.

Strengths

- Cardboard recycling centers are set up in a few city parks, more convenient
- All the streetlights have been replaced with LED lights
- Ongoing water infrastructure investments
- Ongoing combined sewer overflow upgrade projects from 2012 onward (\$7-8 million dollars spent)
- Located in the scenic Allegheny Mountains on the eastern slope of Big Savage Mountain at the head of the Georges Creek Valley
- Frostburg lies at the headwaters of three drainages; George's Creek/Sand Spring Run to the south; Braddock Run to the east; and Jennings Run to the north – all of which are tributaries to the North Branch Potomac River. Due to Frostburg's geographic location at the headwaters and existing development patterns, the risk of flooding is relatively low.
- Frostburg is a Tree City USA and Frostburg State University (FSU) is a Tree Campus USA

Weaknesses

- Limited recycling programs - currently there is a \$9 discount offer on quarterly recycling bill but costs of recycling far exceed this
 - No municipal curbside recycling
 - County has recycling but residents have to take it down to the center.
- No active composting processor within driving distance but there's a lot of public interest

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- Frostburg has a Street Tree Maintenance Program that take down old, diseased street trees and maintains street trees in general
- Frostburg has ample parkland, with seven parks operated by Frostburg Parks and Recreation. Frostburg is also a designated Trail Town within the Great Allegheny Passage (GAP) trail system.
- Recently improved three parks - Hoffman Park, East End Park, and upgraded Mount Pleasant Park
- Sustainable Maryland Certified community
- City is located in the western portion of Allegany County, where the land is predominantly forested and air quality is typically good.

Desired Outcomes and Progress Measures	Strategies and Action Items	Implementation Partners
<p>Outcome 1: Increase recycling programs available for the community</p> <p>Progress Measures: increased participation rates, surveys at drop off facilities</p>	<p>Strategy A: Provide public education for residents and/or conduct a social media campaign that emphasizes the currently available recycling opportunities</p> <ul style="list-style-type: none"> - Action 1: Advertise existing \$9 quarterly rebate program on water bill, utility bill - Action 2: Leverage local online newspapers to inform residents of where the closest recycling/drop off sites are. <p>Strategy B: Increase recycling opportunities for Frostburg residents</p> <ul style="list-style-type: none"> - Action 1: Investigate Frostburg residents interest in private curbside recycling through surveys distributed in the mail or a link provided on their online water bills/utility bills. - Action 2: If interest for curbside recycling is high, explore the EPA's Solid Waste Infrastructure for Recycling Grant Program to help with acquiring a group purchasing contract with Burgmeier for private curbside pickup for all Frostburg residents. <p>Strategy C: Evaluate need for increases in existing subsidies for private curbside recycling</p>	<ul style="list-style-type: none"> • Burgmeier • Frostburg Green Team • Allegany County Recycling Office • EPA

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	<ul style="list-style-type: none"> - Action 1: Investigate Frostburg residents satisfaction/feedback concerning the cost of currently available private curbside recycling - Action 2: Increase subsidization of household curbside recycling for residents through potential grants from the EPA 	
<p>Outcome 2: Reduce food waste in the wastestream</p> <p>Progress Measures: reduction of food waste going into landfill; lower volumes of food going into stream; reduction in greenhouse gasses; composting facility added to the city.</p>	<p>Strategy A: Capitalize on FSU's existing efforts to reduce food waste</p> <ul style="list-style-type: none"> - Action 1: Work with FSU's Food Recovery Network Chapter to encourage the larger Frostburg community to help divert food waste through participation in their twice-a-week donation collections to the Western Maryland Food Bank - Action 2: Explore with FSU how the city can set up composting services or how city residents can take advantage of the composting services on campus already. <p>Strategy B: Provide composting services for Frostburg residents</p> <ul style="list-style-type: none"> - Action 1: Fund an active composting processor site by applying for grants, e.g. the EPA's Solid Waste Infrastructure for Recycling (SWIFR) and Education and Outreach Grant Programs - Action 2: Attract a company to set up a composting facility <p>Strategy C: Evaluate the state law concerning the food waste requirement for schools</p> <ul style="list-style-type: none"> - Action 1: Identify Allegany County public school composting needs - Action 2: Explore collaborative efforts with local county schools to set up various composting drop off sites that Frostburg residents could use 	<ul style="list-style-type: none"> • Frostburg State University (FSU) Dining Services • EPA • Western Maryland Food Bank • Allegany County Board of Education • Local hospitals/nursing facilities • Local restaurants • Local grocery stores
<p>Outcome 3: Promote sustainability efforts to create a more resilient future</p> <p>Progress Measures: completion of microgrid study; installation of microgrid on FSU campus;</p>	<p>Strategy A: Complete microgrid study</p> <ul style="list-style-type: none"> - Action 1: Work with Optimize Renewables and FSU to design microgrid for installation - Action 2: Install microgrid using MEA grant <p>Strategy B: provide education and training opportunities on renewable energy</p>	<ul style="list-style-type: none"> • Maryland Energy Administration (MEA) • FSU • Optimize Renewables • Local community colleges

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number of clean energy jobs; implementation of City microgrids	<ul style="list-style-type: none">- Action 1: Partner with community colleges like Allegany College of Maryland to develop renewable energy certification program- Action 2: Leverage the certificate program to help promote the clean energy jobs that will be produced as a result of the microgrid project	
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Economy

This section is centered on economic growth and management.

Strengths and weaknesses might focus on the following: business attraction & retention; improving and maintaining the health of business districts, downtowns, and main streets; commercial vacancy reduction; workforce attraction and retention; employment/job training; marketing, branding, and tourism; improving or creating economic impact of cultural and historic assets; providing technical and financial assistance to businesses; commercial building acquisition, rehabilitation and/or adaptive re-use; and creating a sense of place and vibrancy through streetscaping and beautification.

<u>Strengths</u>	<u>Weaknesses</u>
<ul style="list-style-type: none">● Industrial park has been vibrant the past few years, with a few employers in the park hiring 50+ employees● FSU is working to launch their Regional Science Center/Challenger Learning Center in Frostburg's former City Hall on Main Street● In 2019, FSU launched its Center of Regional Engagement and Economic Development (CREED) in its College of Business which will give	<ul style="list-style-type: none">● Lack of diversity in small business ownership● Not a lot of grants for small business owners● Need more affordable housing to meet workforce housing needs, including remote employees● Missing "tourism coaching" to turn Main Street employees into ambassadors for City

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<p>businesses, nonprofits and local governments in the tri-state area a new way to access business expertise</p> <ul style="list-style-type: none"> • Old and historic buildings are increasingly being purchased and rehabbed, e.g. the Au Petit Building. • New small businesses have opened; few have closed since the pandemic • More vacant storefront properties are being put back in use • New child care center is in design, which will be a multi-use building with a summer day camp • Pop up program has begun and takes place in one of the vacant buildings • Frostburg State—Established and growing programs and graduates in key sectors like information technology, sciences, and business • Strong potential for tourism, including bike trail, outdoors, and small-town appeal. • Strong ties between the region and the much more heavily populated Baltimore/Washington region could provide a potential pipeline of students and corporate prospects. 	<ul style="list-style-type: none"> • City has few major/primary employers outside of FSU and call-centers. • In trying to attract primary employers, Frostburg’s distance from major metropolitan transportation hubs can be a disadvantage compared to more urban areas with better highway and air access • While Frostburg can be a great place to live and work, especially for more established individuals (generally with spouse/families and stable/well-paying jobs), others maintain negative perceptions about the City and what it has to offer
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Desired Outcomes and Progress		
Measures	Strategies and Action Items	Implementation Partners
Outcome 1: Improve tourism experience	<p>Strategy A: Institute hospitality training for front-facing employees on Main Street</p> <ul style="list-style-type: none"> - Action 1: Explore shadowing requirements for newer front-facing employees 	<p>DHCD - Main Street Program</p> <p>Frostburg State University (FSU)</p>

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<p>Progress Measures: positive feedback from tourists/visitors; increase in good reviews on social media; increase in good reviews of Main Street and city businesses on Yelp and other review sites</p>	<ul style="list-style-type: none"> - Action 2: Provide professional development courses so employees can continue to sharpen skills - Action 3: Increase access to resources and manuals that can help train front-facing employees on hospitality 	<p>Maryland Office of Tourism</p> <p>Allegany County Tourism</p> <p>FrostburgFirst</p>
<p>Outcome 2: Increase diversity of small business owners.</p> <p>Progress Measures: number of minority-owned businesses in Frostburg</p>	<p>Strategy A: Provide incentives to increase diversity in small business ownership in downtown Frostburg</p> <ul style="list-style-type: none"> - Action 1: Promote grants or loans for minority business start-ups - Action 2: Market the FrostburgFirst Pop-Up Shop/Business Incubator Program to reach a wider, more diverse audience i.e. through advertisements and/or a social media campaign - Action 3: Utilize the FrostburgFirst Pop-Up Shop/Business Incubator Program to draw in minority-owned businesses and provide them with the experience of locating in downtown Frostburg <p>Strategy B: Utilize a minority small business training program to help draw and retain potential minority entrepreneurs in Western Maryland.</p> <ul style="list-style-type: none"> - Action 1: Partner with local community colleges and FSU to develop a minority small business training program - Action 2: Leverage FSU's CREED to develop a mentorship program that supports young minority entrepreneurs, particularly FSU alumni and young graduates, by matching them with competitive industry business entrepreneurs in the city 	<p>DHCD</p> <p>FSU's Center of Regional Engagement and Economic Development (CREED)</p> <p>Frostburg First</p> <p>Small, Minority, and Women Business Affairs</p> <p>Latino Economic Development Center (grants)</p> <p>Maryland Women Business Center</p> <p>Local community colleges</p>

Transportation

This section describes the way people in your community get from place to place.

Strengths, weaknesses and outcomes can focus on: access to transit corridors; pedestrian safety and accessibility; sidewalks; alternative modes of transportation, such as bikeways and trails; public transit, such as bus and rail; carpooling; proximity to transportation centers; parking; and road conditions.

Strengths	Weaknesses
<ul style="list-style-type: none">● Frostburg is a walkable and bikeable community● FSU offers students free shuttle service to Frostburg Main Street and nearby malls, grocery stores, and other attractions● HRDC provides transport for seniors/elderly to medical appointments● Downtown Frostburg is located within two miles of Interstate 68 with two highway exits.● Length of Main Street within City limits has ADA accessible sidewalks on both sides of the street● Allegany County Transit runs special vans for disabled persons (Alltrans) throughout the County	<ul style="list-style-type: none">● Rural transit access for residents is a problem - the only transit between communities in Western Maryland remaining is the Allegany Transit service, providing limited public transit to points in Frostburg, LaVale and Cumberland● On demand transportation is an issue with only 1 uber driver● The extent of ease of access for low-income groups or elderly to hospitals or other needed resources is unknown● Speed of traffic on main roads is unsafe to pedestrians/cyclists; need traffic calming measures● Difficult for tourists and cyclists to access Main Street from the trail head and train depot due to the steep hill

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Desired Outcomes and Progress Measures	Strategies and Action Items	Implementation Partners
<p>Outcome 1: Facilitate movement of visitors from Allegany Passage trailhead and Train Depot to Downtown Frostburg</p> <p>Progress Measures: transit availability and ease of access for visitors from the trailhead to the depot to the downtown</p>	<p>Strategy A: Develop transit options to move visitors along this route</p> <p>Action 1: Complete preliminary research on the potential for hillside tram project</p> <p>Action 2: Explore grant and funding resources and partnerships that could help support this project</p> <p>Strategy B: Develop tourist wayfinding signage</p> <p>Action 1: Install wayfinding signage at Allegany Passage trailhead, Train Depot, and along route to welcome visitors to Downtown Frostburg</p>	<p>Great Allegheny Passage Conservancy</p> <p>Canal Place Development Authority</p> <p>Allegany County/CAMPO</p> <p>Maryland Office of Tourism</p> <p>MD Department of Commerce</p>
<p>Outcome 3: Improve vehicular, cyclist and pedestrian safety at specific roads/intersections identified as problematic</p> <p>Progress measures: Decrease in car accidents; increase in number of cars through intersection per hour; decrease in pedestrian and cyclist accidents</p>	<p>Strategy A: Improve problematic intersections with traffic calming infrastructure</p> <p>Action 1: Convert the five legged intersection at Braddock Road/Bowery Street/Center Street/Park Ave to a traffic circle</p> <p>Action 2: Explore the feasibility of diverters to redirect traffic heading for a certain street onto a different course</p> <p>Action 3: explore the feasibility of widening sidewalks, narrowing streets and traffic lanes as an alternative to help with traffic calming</p>	<p>Allegany County</p> <p>MDOT</p> <p>Appalachian Regional Commission</p>

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	<p>Action 4: Request that SHA <i>restart</i> work on the preliminary engineering for bike lanes and sidewalks on Braddock Road (MD-736)</p> <p>Strategy B: Improve bike and pedestrian infrastructure</p> <p>Action 1: Continue to repair failing sidewalks</p> <p>Action 2: Conduct a feasibility study for a bike network (if supported by community interest)</p>	
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Housing

This section focuses on the homes in which people in your community live and efforts which make it easier for them to find and stay in a place to call home.

Strengths, weaknesses and outcomes might focus on the following: affordability; increasing homeownership; increasing rental housing; diversifying the kinds of housing available; improving housing conditions (interior or exterior); housing programs; aging in place; preventing foreclosures; and reducing residential vacancies.

Strengths	Weaknesses
<ul style="list-style-type: none">• New development and construction is booming - especially single family homes (starting under \$200,000) as affordable first-time homes<ul style="list-style-type: none">○ Prichard Farms is one such development• Issued more single-family building permits in the last calendar year since 2013• Active rental housing program – the City requires all rental properties to be registered with the City on an annual basis, inspected every once every three years, and available for emergency inspections when complaints are received.	<ul style="list-style-type: none">• Lack of homeownership grant programs to update and rehabilitate homes• Lack of developable land that is zoned for residential• Lack of diverse housing options for young professionals, as the city mostly produces single-family houses.• Large population of seniors with restricted income and lack of housing to meet their needs• The Frostburg State University policy requires freshmen and sophomores to live on campus. This factor may cause an increase in vacant single-family housing currently functioning as student rentals• Older housing stock and relative lack of new starter homes.

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Desired Outcomes and Progress Measures	Strategies and Action Items	Implementation Partners
<p>Outcome 1: Encourage infill development for housing.</p> <p>Progress Measures: a decrease in vacant and under-utilized properties</p>	<p>Strategy A: Encourage redevelopment of existing housing stock</p> <p>Action 1: Develop homeowner grant programs for updating aging housing stock</p> <p>Action 2: Create incentive programs for developers to encourage redevelopment of aging properties over development of new areas</p>	<p>DHCD</p> <p>Maryland Historical Trust (MHT) - Historic Tax Credits</p> <p>Maryland Dept of Planning (MDP)</p>
<p>Outcome 2: Provide diverse, affordable housing options</p> <p>Progress Measures: increase in rental properties available; increase in affordable senior housing</p>	<p>Strategy A: Provide housing options to meet range of age/lifestyle needs</p> <ul style="list-style-type: none"> - Action 1: Incentivize development of rental apartments and townhomes for younger residents who do not want to own single family homes - Action 2: Incentivize developers (with tax credits, etc.) to build affordable housing for seniors and retirees on a restricted income - Action 3: Encourage developers to consider creative housing opportunities, like multigenerational housing or co-housing - Action 4: Recommend zoning ordinance updates to allow for Accessory Dwelling Unit (ADU) construction 	<p>DHCD</p> <p>Housing Authority of the City of Frostburg</p> <p>MDP</p>

Community Health and Quality of Life

This section is concerned with public health, community culture, and the day-to-day life of community residents.

This category includes projects focusing on (but not limited to): improvement of public health including improving community design to promote healthy behaviors such as walking and strengthening community support and connectedness through health and wellness programs and facilities that create inclusive communities. These projects may include built environment, indoor spaces, outdoor environments such as increasing community gardens and access to services including educational facilities and programs; health and wellness facilities and programs that serve multi-generations; senior facilities and programs; youth facilities and programs; facilities and programs for the disabled; civic amenities, access to quality food options; collaborations with faith-based organizations; arts and entertainment education; and homelessness prevention, services, and facilities. Projects should include community engagement that includes participation in the selection of strategies and outcomes, progress reports, and evaluation.

Strengths	Weaknesses
<ul style="list-style-type: none">• FSU is working to launch their Regional Science Center/Challenger Learning Center in Frostburg's former City Hall on Main Street• People are moving to Frostburg for retirement due to the lower cost of living and the ample cultural opportunities and atmosphere provided by the University• Student investment in the community of Frostburg during the school year• An active Robotics Club program associated with Lego Robotics• Frostburg Museum (includes displays on local history, such as coal mining, local businesses, and genealogy)• 10,000 sq. ft. downtown modern library facility that merges the traditional library setting with new technology, providing the people of Allegany County and the community of Frostburg with access to the internet and computers. Includes an underground parking garage with ample parking	<ul style="list-style-type: none">• Lack of STEM outreach and learning opportunities• Lack of private investment• Lower population when the University is not in session (Town population consists of approximately 4,500 persons without FSU added to the census data)• An older population demographic and a shrinking workforce population. Trends include the continuing outmigration of local high school and college graduates; and the resulting aging of the year-round population.• Lack of cohesiveness between students and permanent residents ("town and gown") - there are some investments by students on a volunteer basis, but they are mostly transient residents

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- Many faith based organizations and churches of all faith backgrounds
- Active community members and organizations (e.g. garden club, green team, Foundation for Frostburg)
- FSU hosts many campus activities that are open to both students and the public, including cultural festivals and musical performances to athletics, theater, workshops, exhibits
- Tourism attractions

Desired Outcomes and Progress Measures	Strategies and Action Items	Implementation Partners
<p>Outcome 1: Expand STEM outreach and learning opportunities in Frostburg</p> <p>Progress Measures: Design/construction of FSU's Regional Science Center, STEM program creation</p>	<p>Strategy A: Design educational programs around FSU's Regional Science Center/Challenger Learning Center</p> <p>Action 1: Complete construction of Regional Science Center</p> <p>Action 2: Partner with Challenger Center and Allegany County Public Schools for STEM student engagement programs</p>	<p>FSU</p> <p>Challenger Center for Space Science Education</p> <p>Allegany County Public Schools</p>
<p>Outcome 2: Develop housing and programming for retirees resettling in Frostburg</p> <p>Progress Measures: positive feedback/satisfaction of services and opportunities in Frostburg from retirees; increased access and ease in securing housing; increase in options for senior/elderly housing</p>	<p>Strategy A: Develop new, and support existing, programming for seniors</p> <p>Action 1: Utilize pop up shop/business incubator program to attract businesses that will serve the growing retiree community in Frostburg</p> <p>Action 2: Support existing FSU programming that attracts senior audiences</p> <p>Action 3: Promote programming that allows for mixing between seniors and other Frostburg residents, including FSU students</p>	<p>Frostburg First</p> <p>FSU</p> <p>DHCD</p>

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	<p>Strategy B: Provide adequate housing for seniors</p> <p>Action 1: Incentivize developers (with tax credits, etc.) to build housing for seniors and retirees on a restricted income.</p> <p>Action 2: Facilitate development of multigenerational housing opportunities for seniors and other Frostburg residents, including FSU students, to interact</p>	
<p>Outcome 3: Connect FSU students with job opportunities in the City to encourage long-term residency</p> <p>Progress Measures: number of Frostburg graduates who become permanent residents; training programs established</p>	<p>Strategy A: Build partnerships between the city, FSU, and Frostburg's businesses to provide paid opportunities for students through work studies, internships, and entry level positions</p> <p>Action 1: Implement incentive programs for existing businesses to encourage them to work with students</p> <p>Action 2: Create business training programs and/or mentorship programs to train students in business skills</p>	<p>FSU</p> <p>Western Region Maryland Small Business Development Center</p> <p>MD Department of Commerce</p> <p>Allegany County Economic and Community Development</p>

Local Planning and Staffing Capacity

This section is concerned with a local government's ability to plan for the community's future and to meet the current needs of residents.

Strengths, weaknesses and outcomes might focus on the following: updating zoning ordinances or land use; updating municipal/local policies, taxes, fees, etc.; increasing local government staff capacity; and updating planning documents like sector plans or comprehensive plans.

Strengths	Weaknesses
<ul style="list-style-type: none">• Ample parking lots, either existing or under construction<ul style="list-style-type: none">○ City Center parking lot added about 70 free parking spaces downtown○ Other city parking lot in planning phase• Tax incentive program including a sprinkler rebate of \$2,500 for single and two family homes after a Use & Occupancy permit has been issued for a newly constructed sprinklered home.• Approved Municipal Growth Areas• Infill development continues as a result of the 2014 zoning ordinance updates	<ul style="list-style-type: none">• Land use policies need updating to become more flexible and allow for innovation• Uniquely shaped lots. Some lots are small for modern construction or redevelopment, other lots are on steep slopes requiring engineering.

Desired Outcomes and Progress Measures	Strategies and Action Items	Implementation Partners
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<p>Outcome 1: Update land use policies to allow for creative usage of land</p> <p>Progress Measures: an overlay district added to the zoning</p>	<p>Strategy A: Explore possibility of a tiny home overlay district for small, uniquely shaped lots and make creative usage of the land.</p> <p>Action 1: Research similar overlay district usage in other communities</p> <p>Action 2: Identify potential locations for tiny house overlay district</p> <p>Strategy B: Incentivize development of small parklets across Frostburg</p> <p>Action 1: Identify potential locations for small parklets</p> <p>Action 2: Create policies and programs to incentivize development</p>	<p>MDP</p> <p>Department of Natural Resources (DNR)</p> <p>Allegany County - Program Open Space</p>
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