



**CHARLES COUNTY  
COMPREHENSIVE PLAN  
AND  
PROTECTIONS FOR MATTAWOMAN CREEK**





# The Charles County Comprehensive Plan



Adopted by the Charles County Board of Commissioners, July 12, 2016



Mattawoman Creek

## Chapter 5: Natural Resources

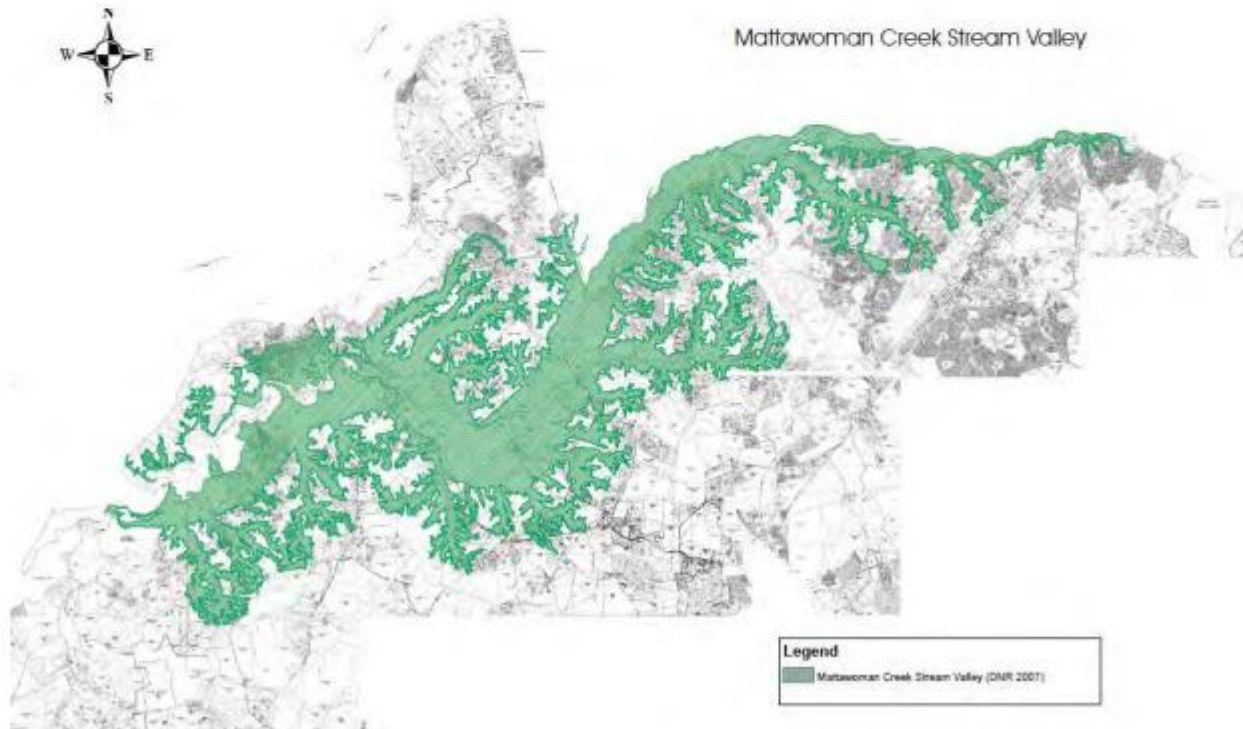
Goals and Objectives .....	5-1
Inventory of Natural Resources with Associated Programs .....	5-2
Watershed Management .....	5-17
Policies and Actions .....	5-21

# What data did you use in your decision to protect Mattawoman Creek?



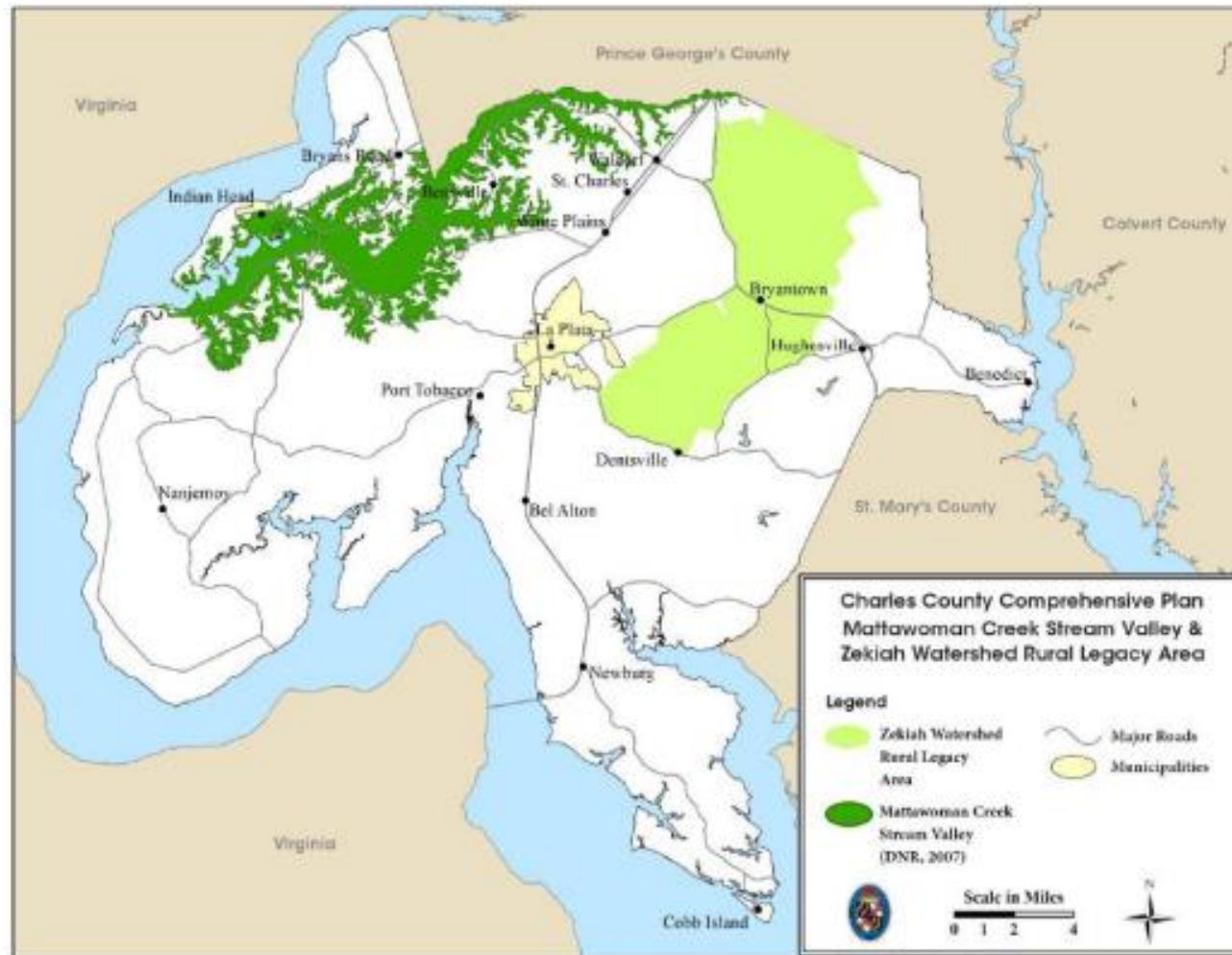
## Land Use Recommendations

- **Protect the Mattawoman Creek Stream Valley**
  - **This recommendation is already identified for implementation in the County's 2006 Comprehensive Plan and Land Preservation, Parks and Recreation Plan.**



# What data did you use in your decision to protect Mattawoman Creek?

**Figure 5-5** *Mattawoman Creek Stream Valley and Zekiah Watershed Rural Legacy Area*

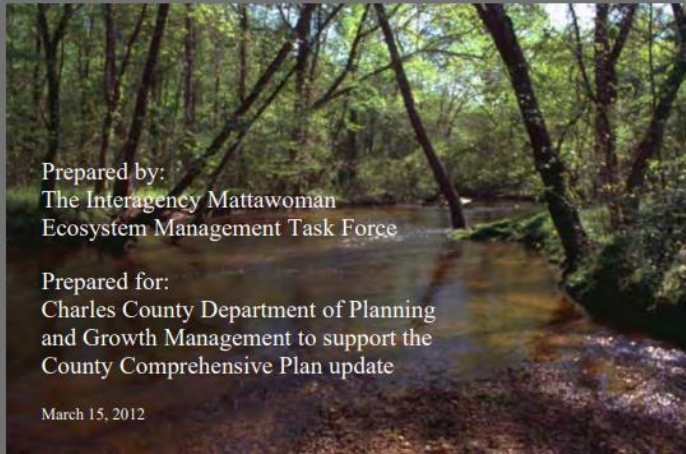




# What data did you use in your decision to protect Mattawoman Creek?

## The Case for Protection of the Watershed Resources of Mattawoman Creek

### Recommendations and Management Initiatives to Protect the Mattawoman Ecosystem



Prepared by:  
The Interagency Mattawoman  
Ecosystem Management Task Force

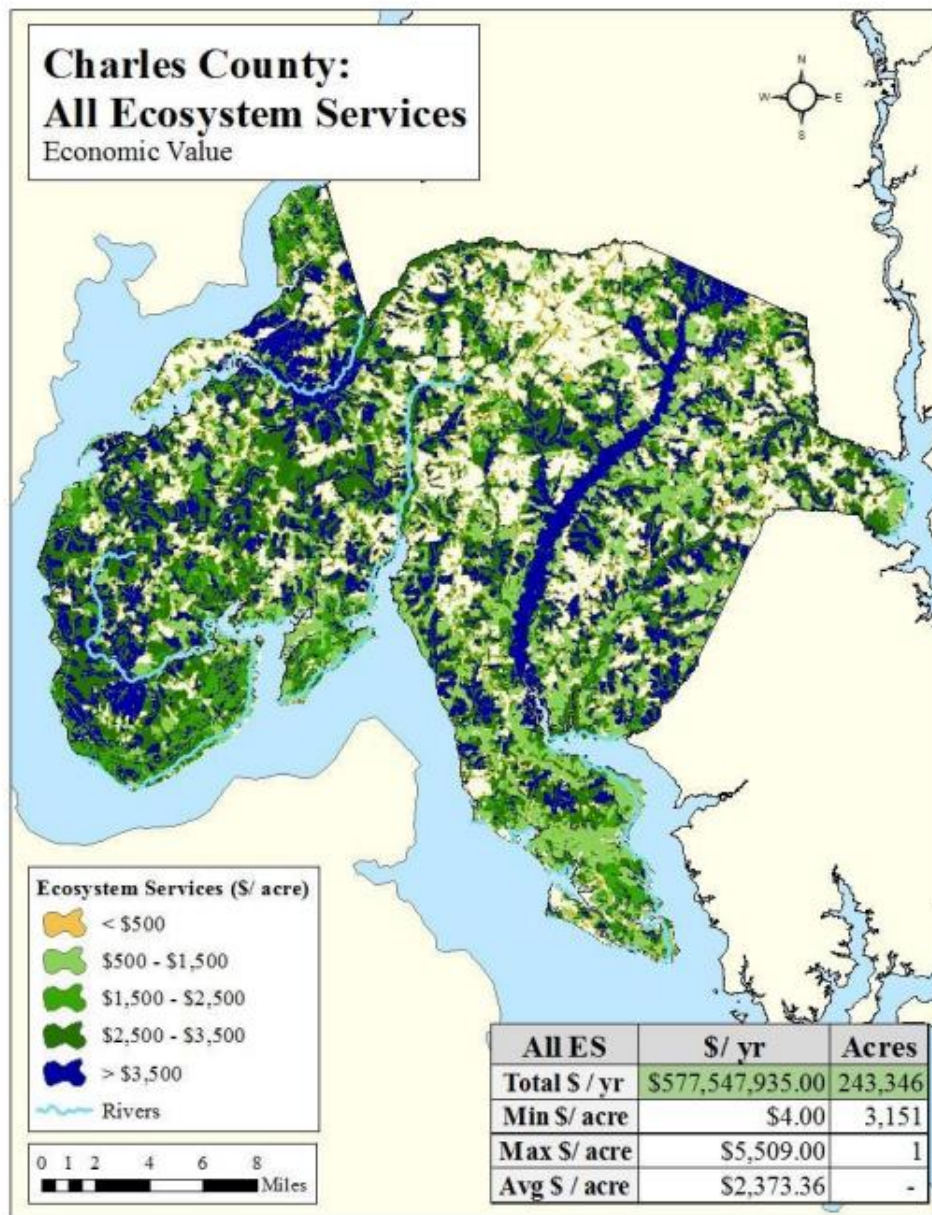
Prepared for:  
Charles County Department of Planning  
and Growth Management to support the  
County Comprehensive Plan update

March 15, 2012

## Accounting for Ecosystem Services In Charles County, Maryland



Figure 16. Spatial distribution of combined ecosystem service values across Charles County

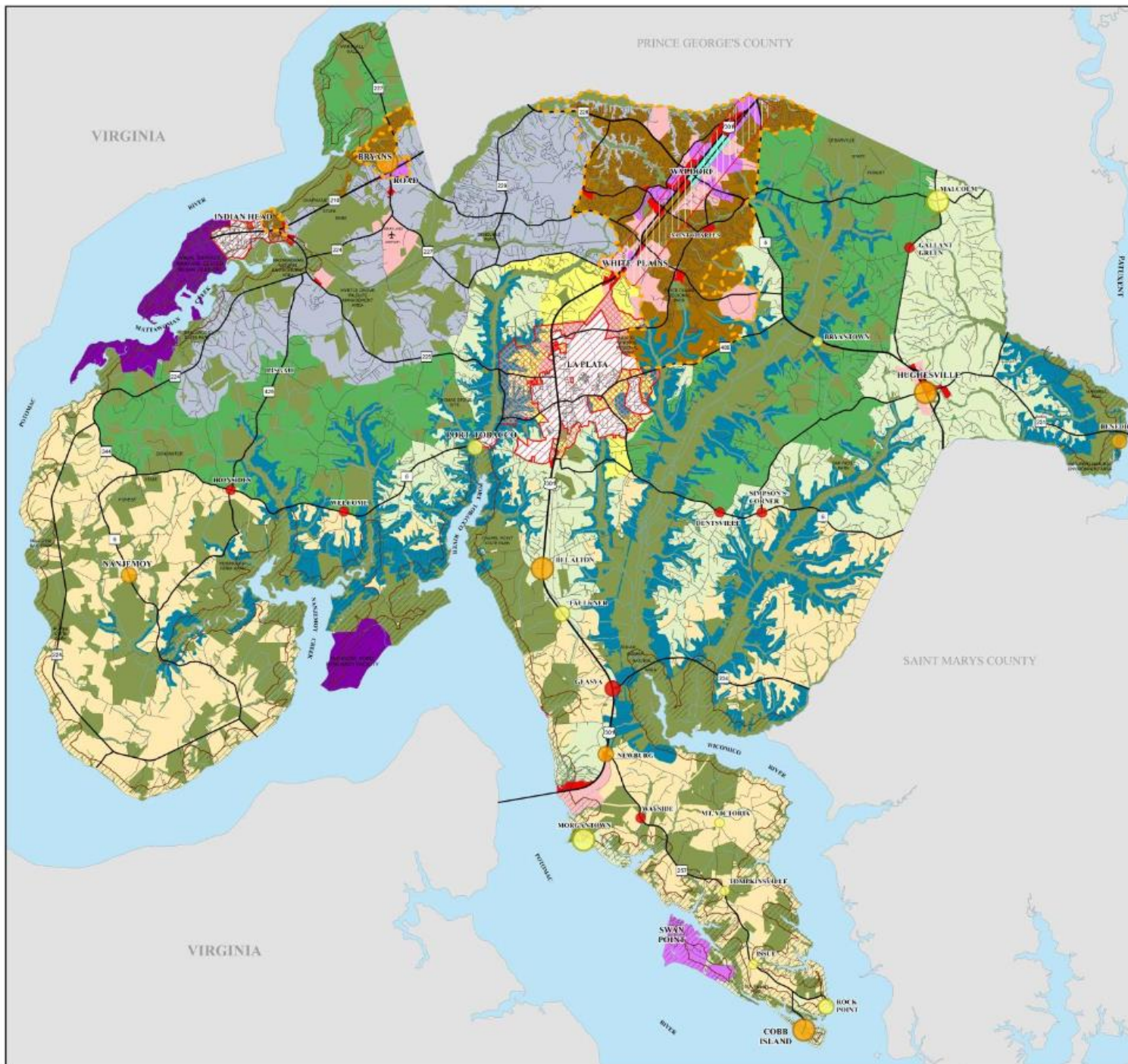


- Carbon Sequestration
- Wildlife Habitat & Biodiversity
- Air Quality
- Stormwater Mitigation
- Groundwater Recharge
- Nutrient Uptake
- Agriculture



Photo Credits: American Beaver, Melissa McCeney;  
Beaver activity in Cedarville State Forest, Stephen Badger 2015;  
Heron, 2016 MD DNR Photo Contest, Duane Tucker;  
Frog, 2015 MD DNR Photo Contest, Marie -Ann D'Aloia,





# COMPREHENSIVE PLAN

Quality Places  
Natural Spaces

## CHARLES COUNTY MARYLAND

### LEGEND

- Development District
- Residential
- Watershed Conservation District
- Employment & Industrial Park Districts
- Commercial & Business Districts
- Mixed Use Districts
- Redevelopment District
- Suburban Large Lot District
- Rural Residential
- Agriculture Conservation District
- Rural Conservation District
- Incorporated Towns
- Incorporated Town Growth Areas
- Transit Corridor
- Protected Lands
- Major Stream Valleys
- Military or Federally Owned Lands
- Chesapeake Bay Critical Area

### Villages

- Residential
- Commercial
- Mixed Residential & Commercial

> 150 Acres  
50 - 100 Acres  
< 50 Acres

## LAND USE PLAN

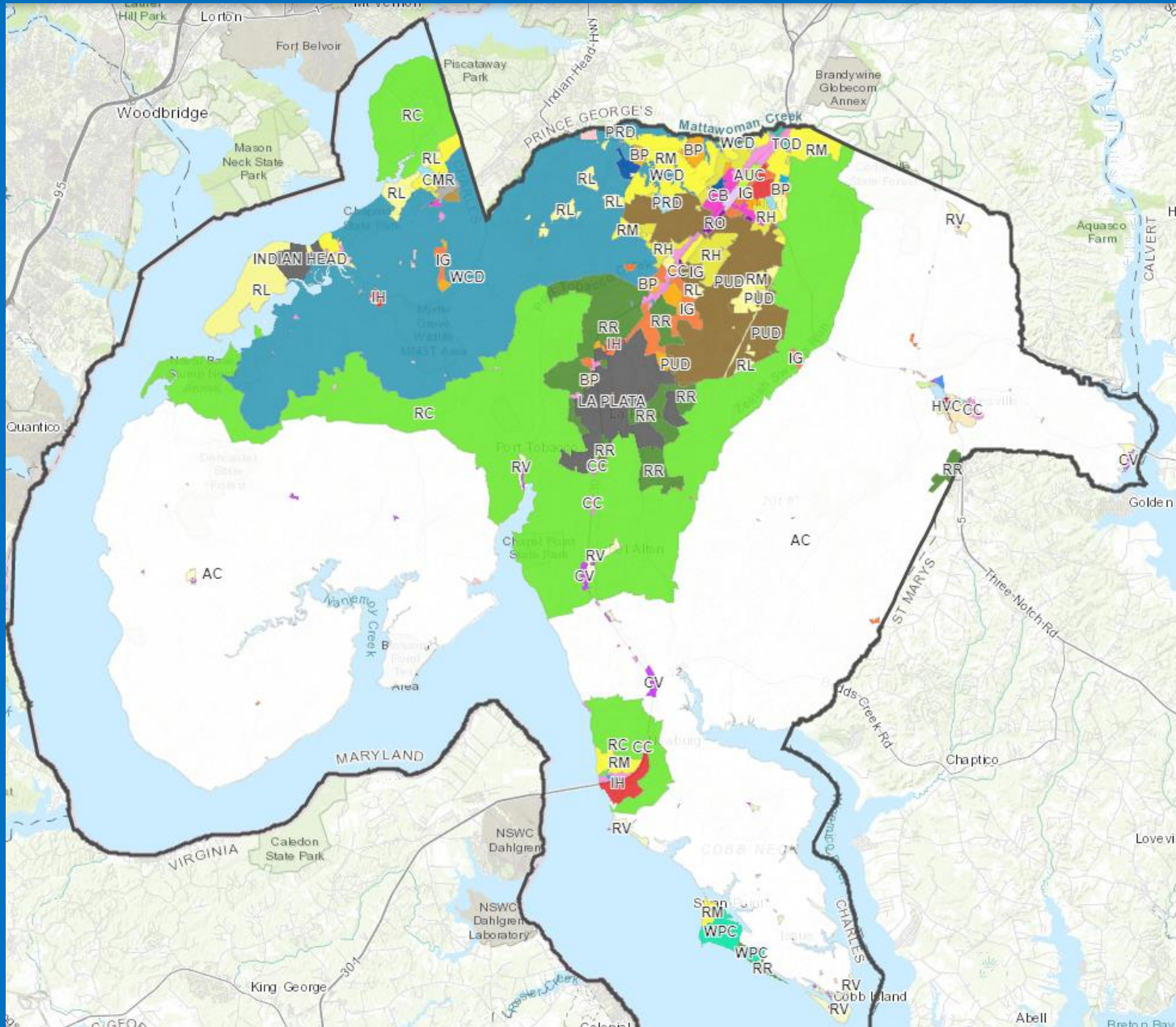
OCTOBER 19, 2021

CHARLES COUNTY  
DEPARTMENT OF PLANNING  
AND GROWTH MANAGEMENT

0 1 2 Miles

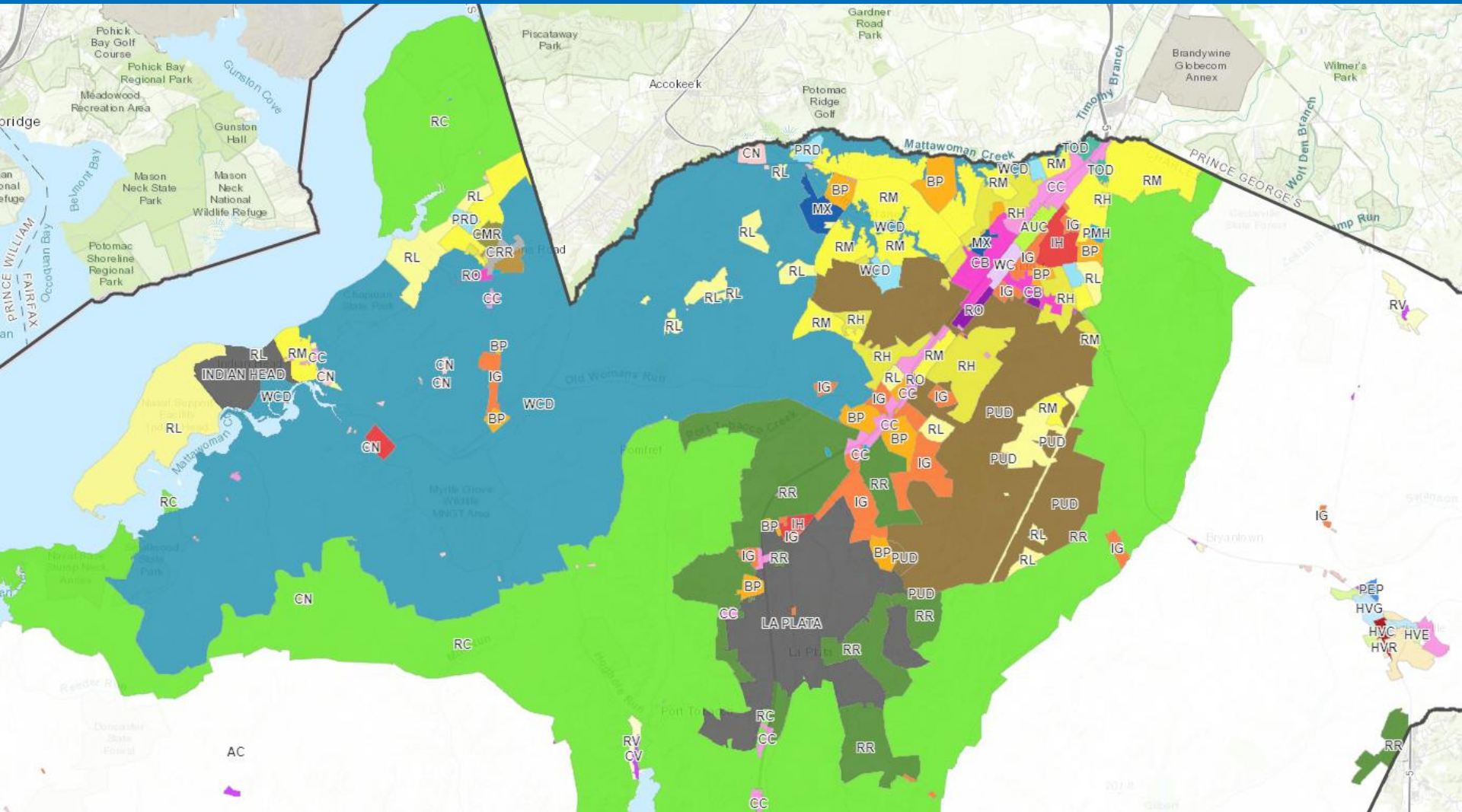


# Watershed Conservation District (WCD) Zone





**Watershed Conservation District (WCD) Zone  
One Dwelling Unit per 20 Acres  
37,455 Acres**





**PRIORITY PRESERVATION AREAS**

PRINCE GEORGE'S COUNTY

VIRGINIA

BRYANS  
ROXBOROUGH  
INDIAN HEAD  
WALDORF  
WHITE PLAINS  
LA PLATA  
HUGHESVILLE  
RENEBET  
DENTSVILLE  
RELATON  
FARMER  
GLASSA  
NEW BRIG  
MORGANTOWN  
SWAN POINT  
ROCK POINT  
COBB ISLAND

PRIORITY PRESERVATION AREA MATTAWOMAN

PRIORITY PRESERVATION AREA NANJEMOY

PRIORITY PRESERVATION AREA

PRIORITY PRESERVATION AREA

SAINT MARY'S COUNTY

**LEGEND**

PROTECTED LANDS

UN-PROTECTED PPA

CHARLES COUNTY  
DEPARTMENT OF PLANNING  
AND GROWTH MANAGEMENT

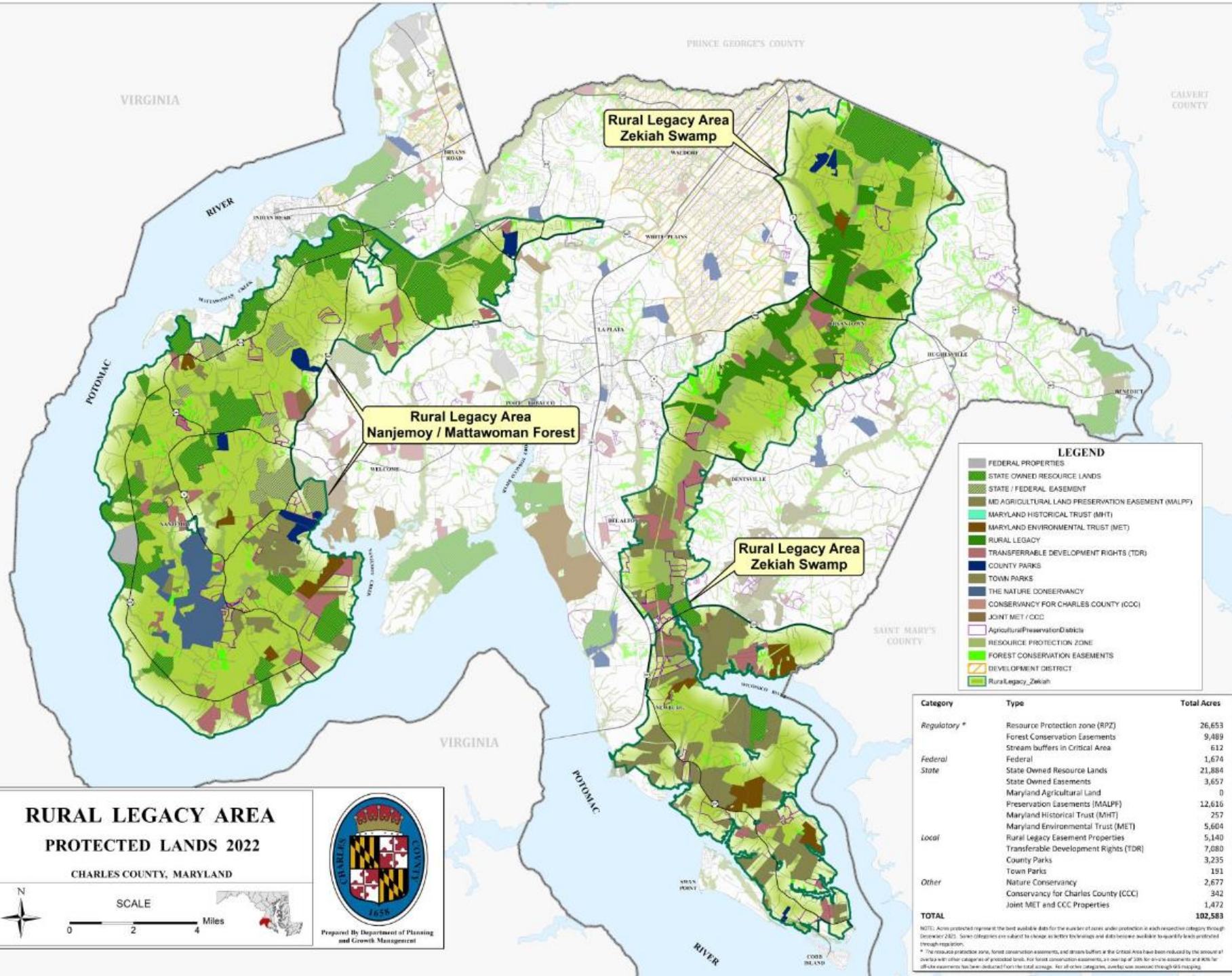
0 1 2 Miles

OCTOBER 2021



OCTOBER 2021





# RURAL LEGACY AREA PROTECTED LANDS 2022

CHARLES COUNTY, MARYLAND



SCALE

0 2 4 Miles



Prepared By Department of Planning  
and Growth Management

LEGEND	
	FEDERAL PROPERTIES
	STATE OWNED RESOURCE LANDS
	STATE / FEDERAL EASEMENT
	MID AGRICULTURAL LAND PRESERVATION EASEMENT (MALPF)
	MARYLAND HISTORICAL TRUST (MHT)
	MARYLAND ENVIRONMENTAL TRUST (MET)
	RURAL LEGACY
	TRANSFERRABLE DEVELOPMENT RIGHTS (TDR)
	COUNTY PARKS
	TOWN PARKS
	THE NATURE CONSERVANCY
	CONSERVANCY FOR CHARLES COUNTY (CCC)
	JOINT MET / CCC
	Agricultural Preservation Districts
	RESOURCE PROTECTION ZONE
	FOREST CONSERVATION EASEMENTS
	DEVELOPMENT DISTRICT
	Rural Legacy_Zekiah

Category	Type	Total Acres
Regulatory *	Resource Protection zone (RPZ)	26,653
	Forest Conservation Easements	9,489
	Stream buffers in Critical Area	612
	Federal	1,674
State	State Owned Resource Lands	21,884
	State Owned Easements	3,657
	Maryland Agricultural Land	0
	Preservation Easements (MALPF)	12,616
	Maryland Historical Trust (MHT)	257
	Maryland Environmental Trust (MET)	5,604
	Rural Legacy Easement Properties	5,140
Local	Transferable Development Rights (TDR)	7,080
	County Parks	3,235
	Town Parks	191
	Nature Conservancy	2,677
Other	Conservancy for Charles County (CCC)	342
	Joint MET and CCC Properties	1,472
TOTAL		102,583

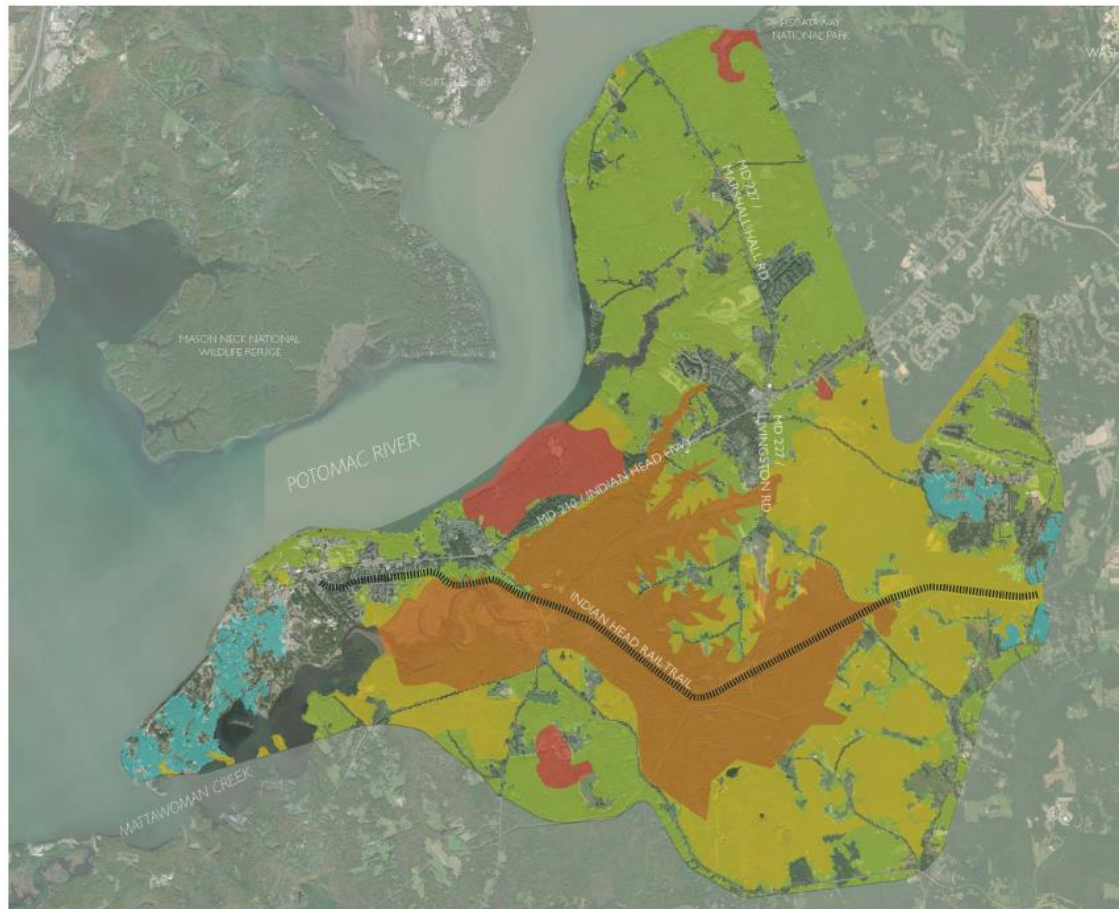
NOTE: Acres protected represent the best available data for the number of acres under protection in each respective category through December 2022. Some categories are subject to change as better inventories and data become available to quantify lands protected through acquisition.  
\* The resource protection zone, forest conservation easements, and stream buffers in the Critical Area have been reduced by the amount of overlap with other categories of protected lands. For forest conservation easements, a overlap of 20% for on-the-ground easements and 40% for off-the-ground easements has been deducted from the total acreage. For all other categories, overlap was assessed through GIS mapping.





## Environmental science determine development areas

## BRYANS ROAD SUB-AREA PLAN



### DEPARTMENT OF NATURAL RESOURCES BIODIVERSITY INDEX

#### LEGEND

- Tier I - Critically Significant for Biodiversity Conservation
- Tier II - Extremely Significant for Biodiversity Conservation
- Tier III - Highly Significant for Biodiversity Conservation
- Tier IV - Moderately Significant for Biodiversity Conservation
- Tier V - Significant for Biodiversity Conservation

Rail Trail