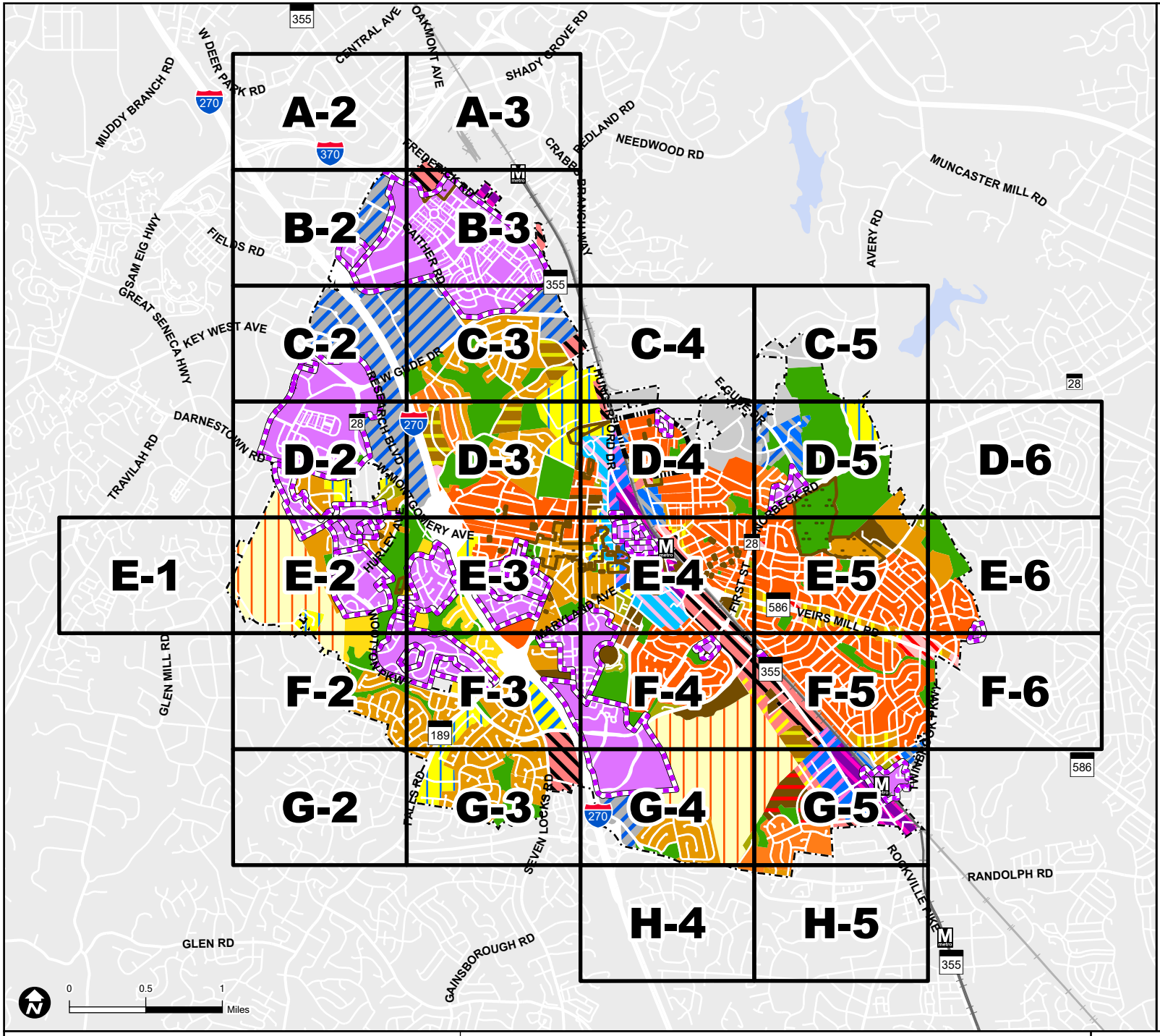


Zones

Residential zones

- R-400
- R-200
- R-150
- R-90
- R-75
- R-60
- R-40
- RMD-Infill
- RMD-10
- RMD-15
- RMD-25
- RHD

Industrial zones

- I-L

Mixed-use zones

- MXTD-235
- MXTD-200
- MXTD-85
- MXCD
- MXCT
- MXNC
- MXT
- MXC
- MXE
- MXB

Special zones

- PARK
- Planned Development zones

Overlay Zones

- Historic District overlay zone
- Lincoln Park Neighborhood Conservation District overlay zone

City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

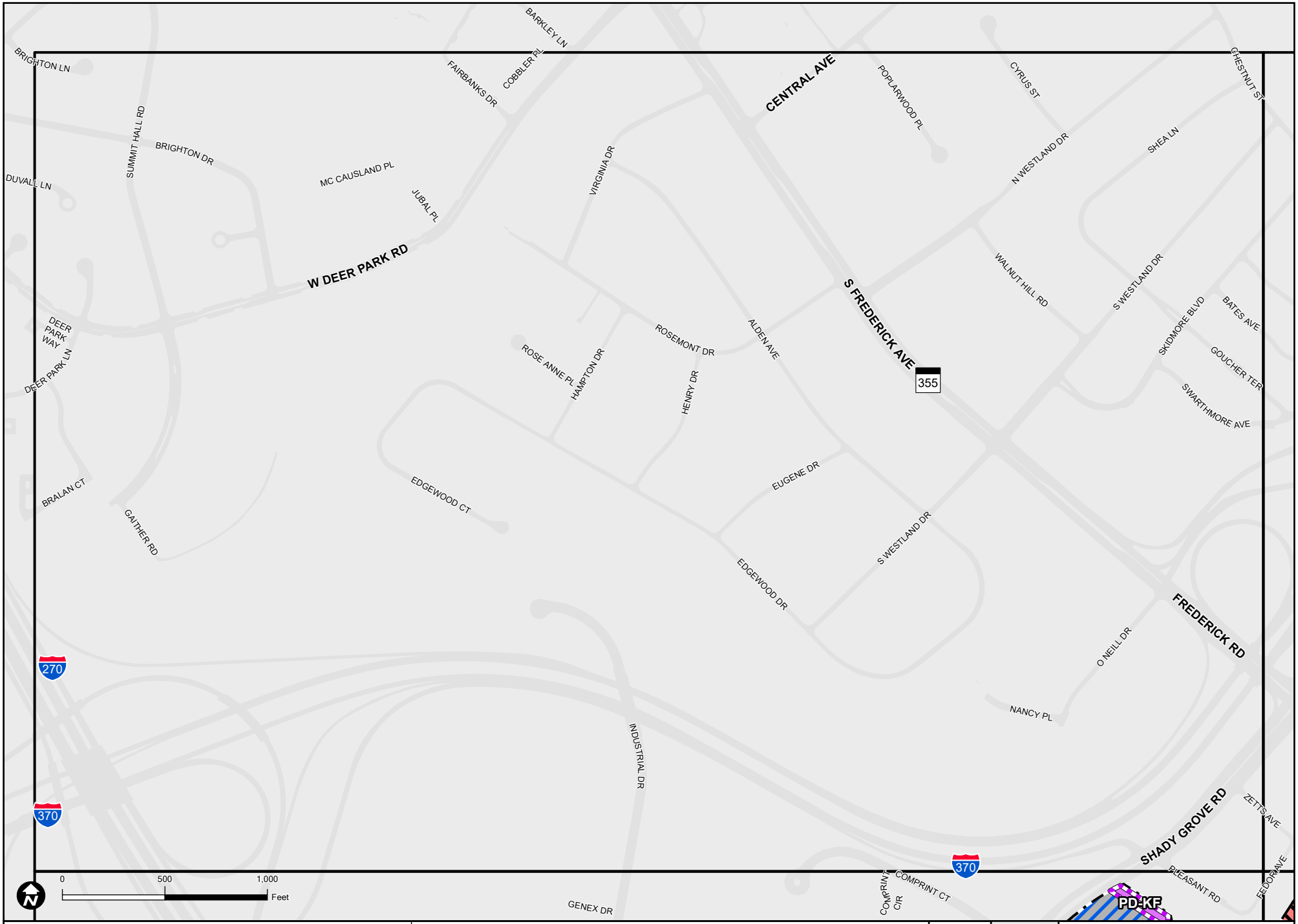
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

INDEX MAP

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

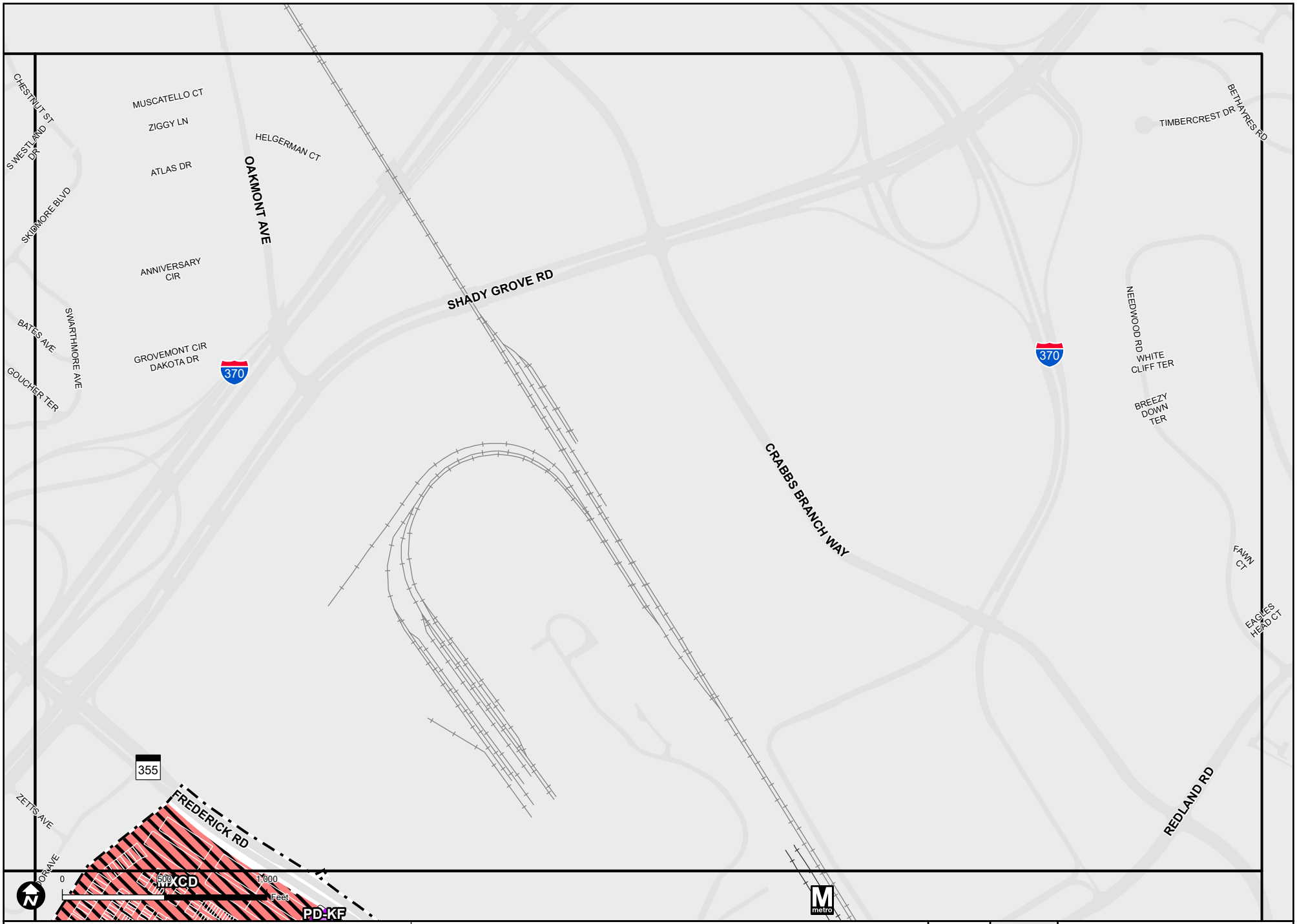
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
A-2

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services

111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

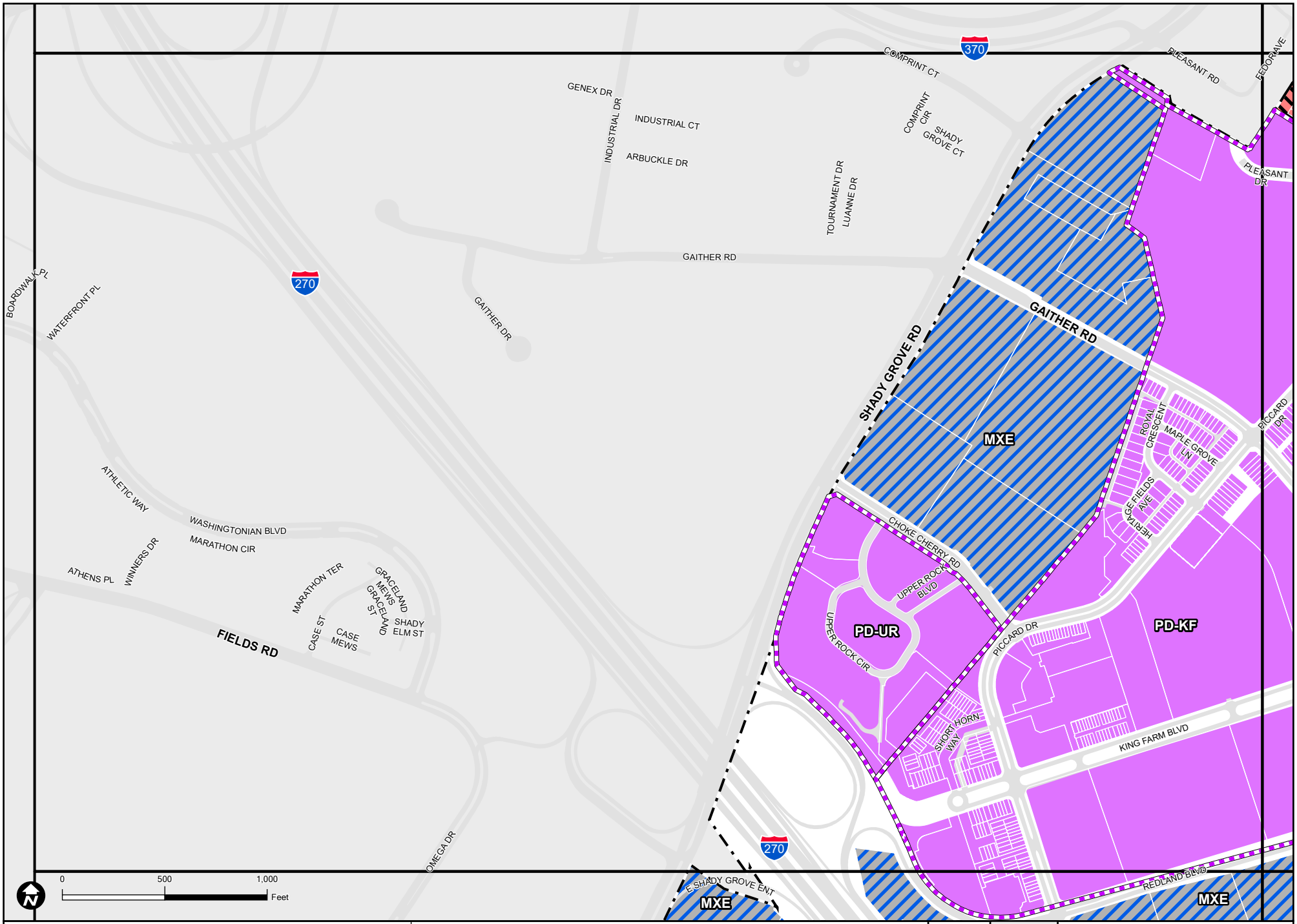
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
A-3

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

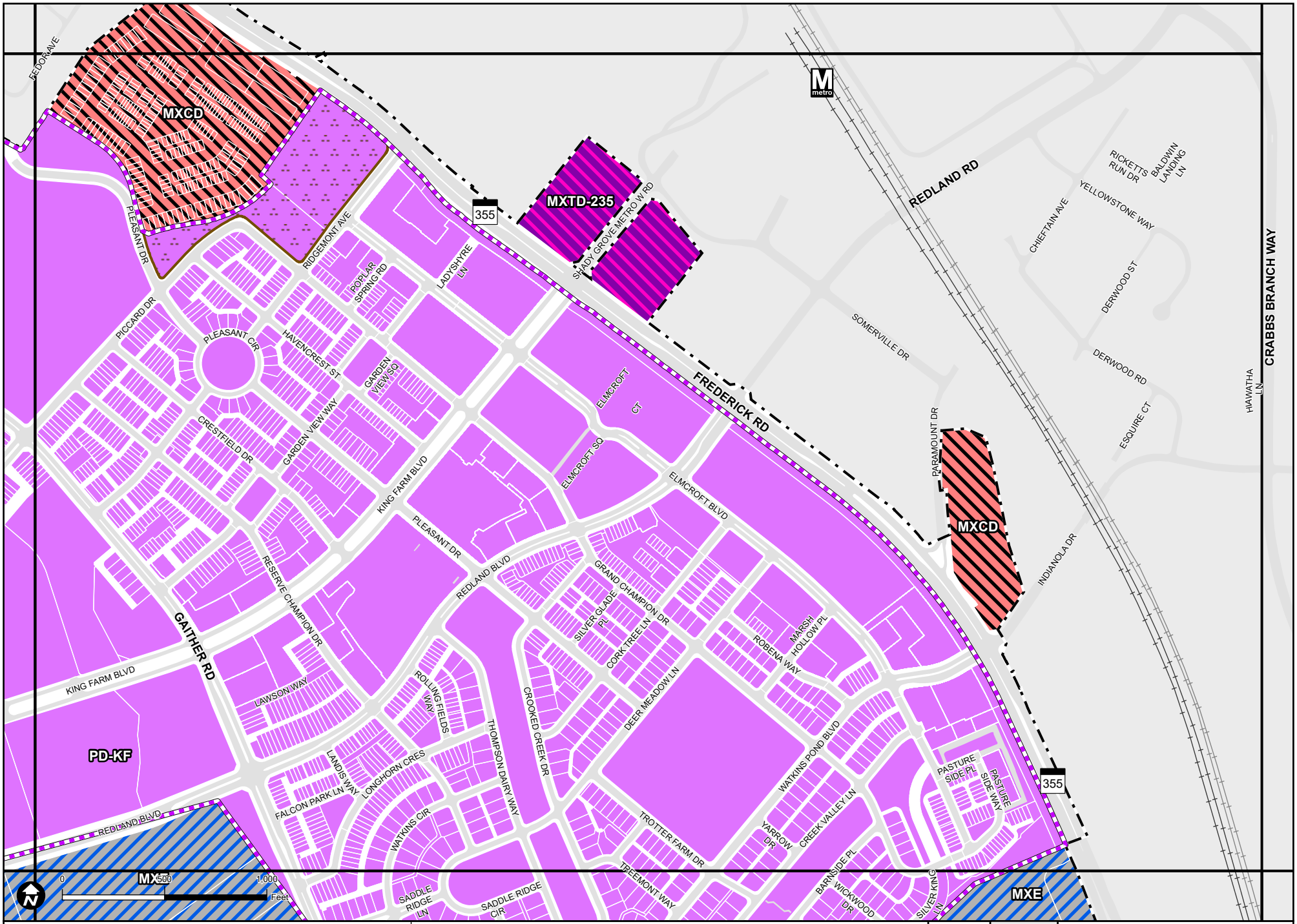
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
B-2

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services

111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

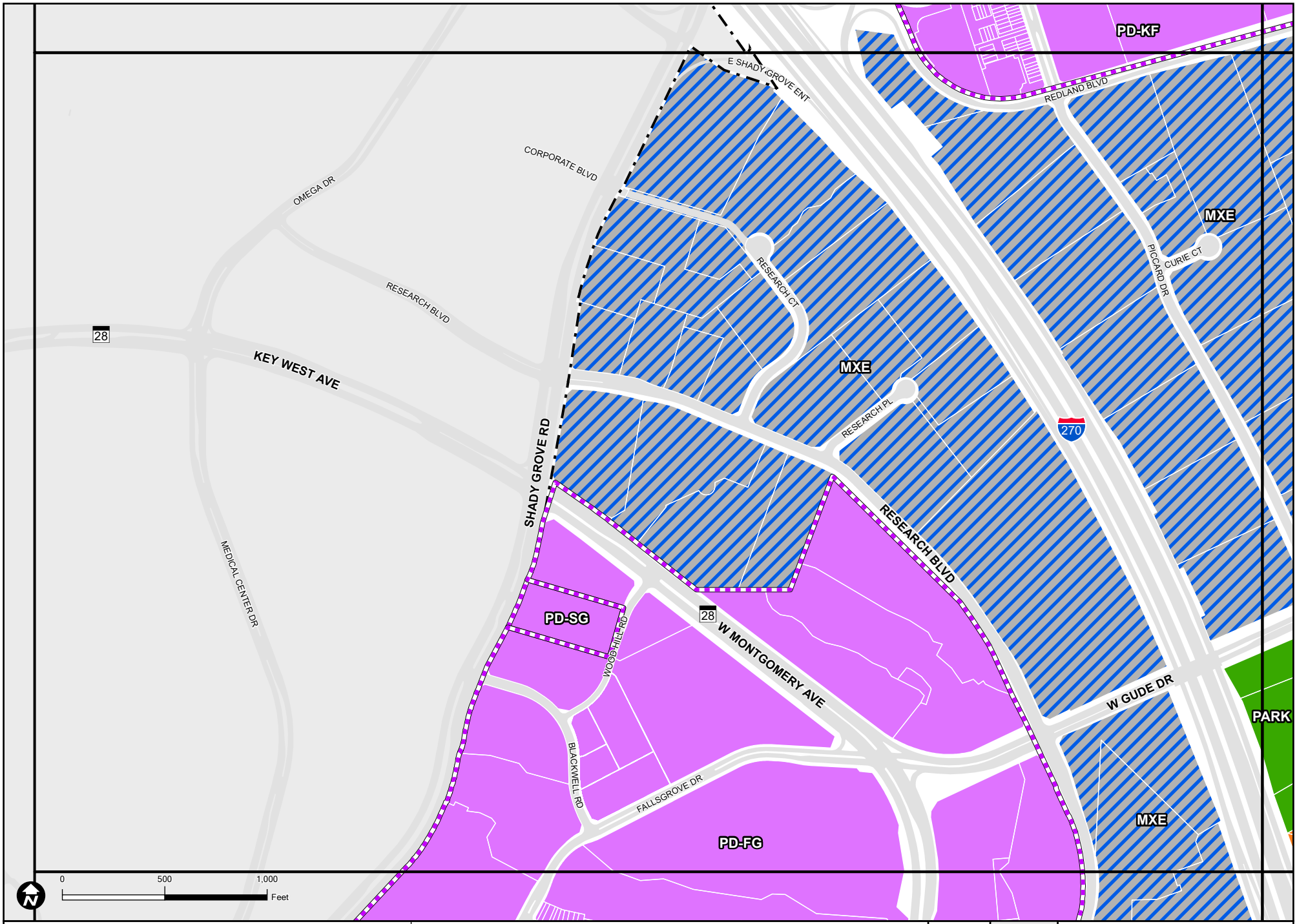
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
B-3

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

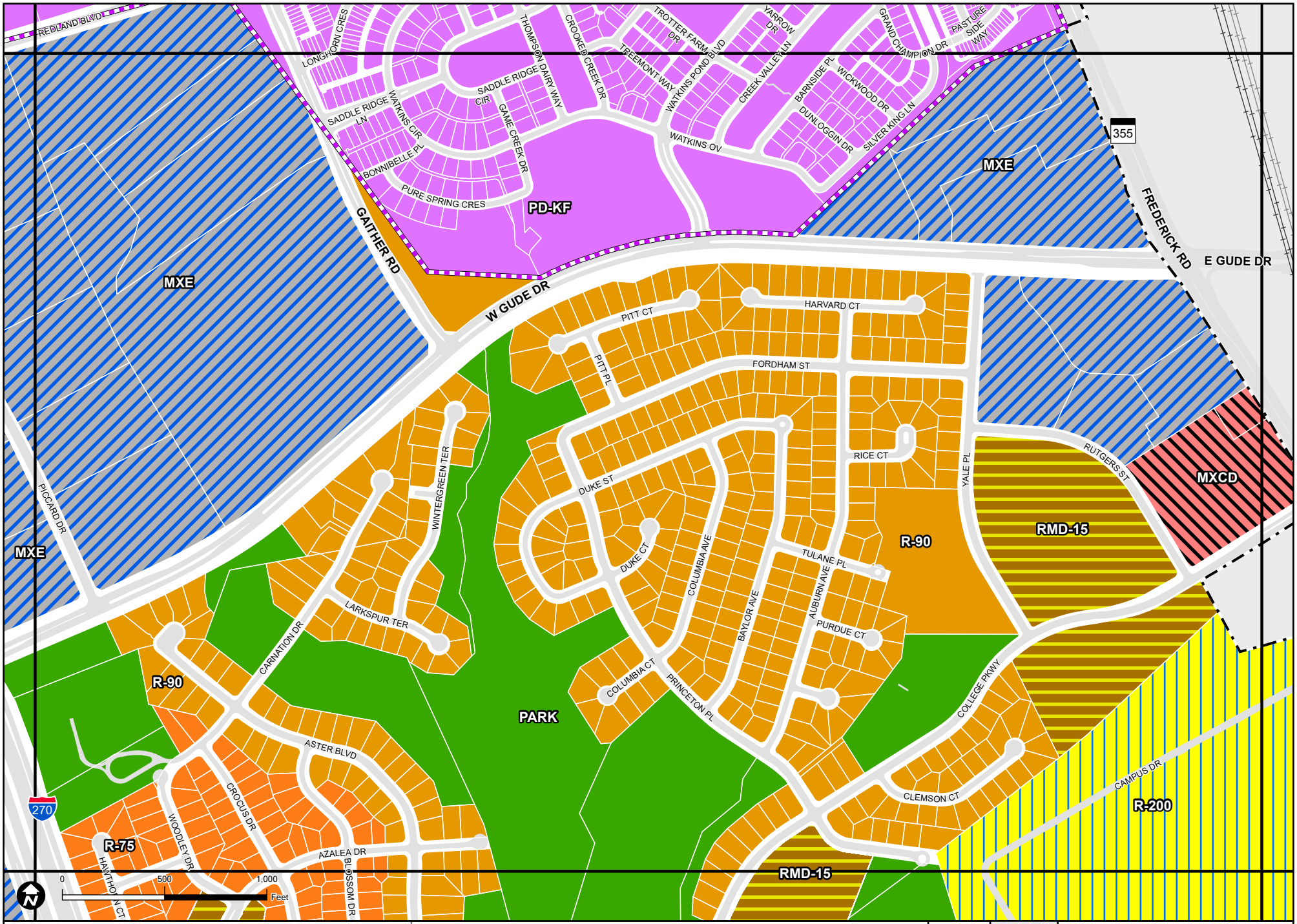
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
C-2

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
C-3

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM

City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

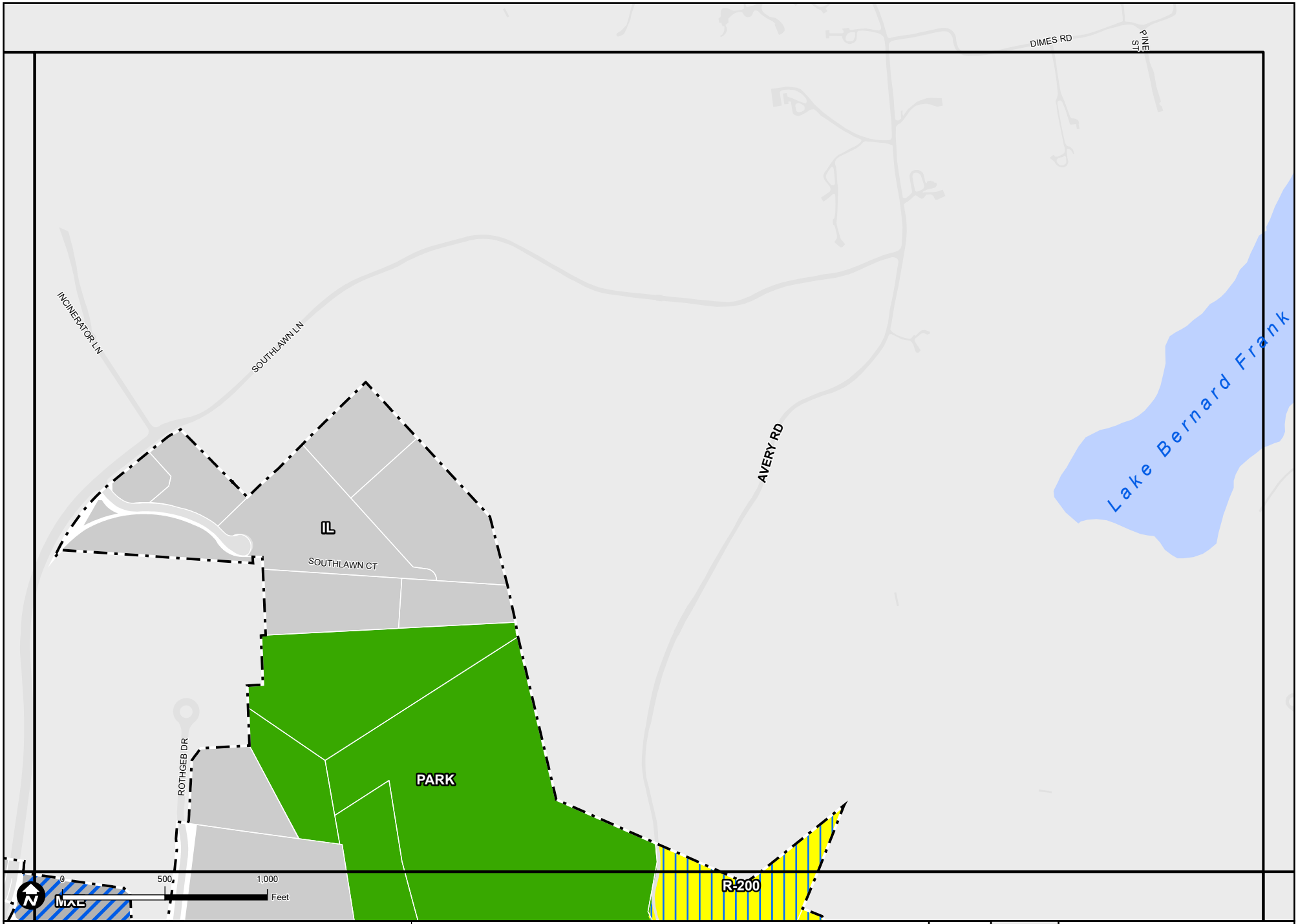
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
C-4

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

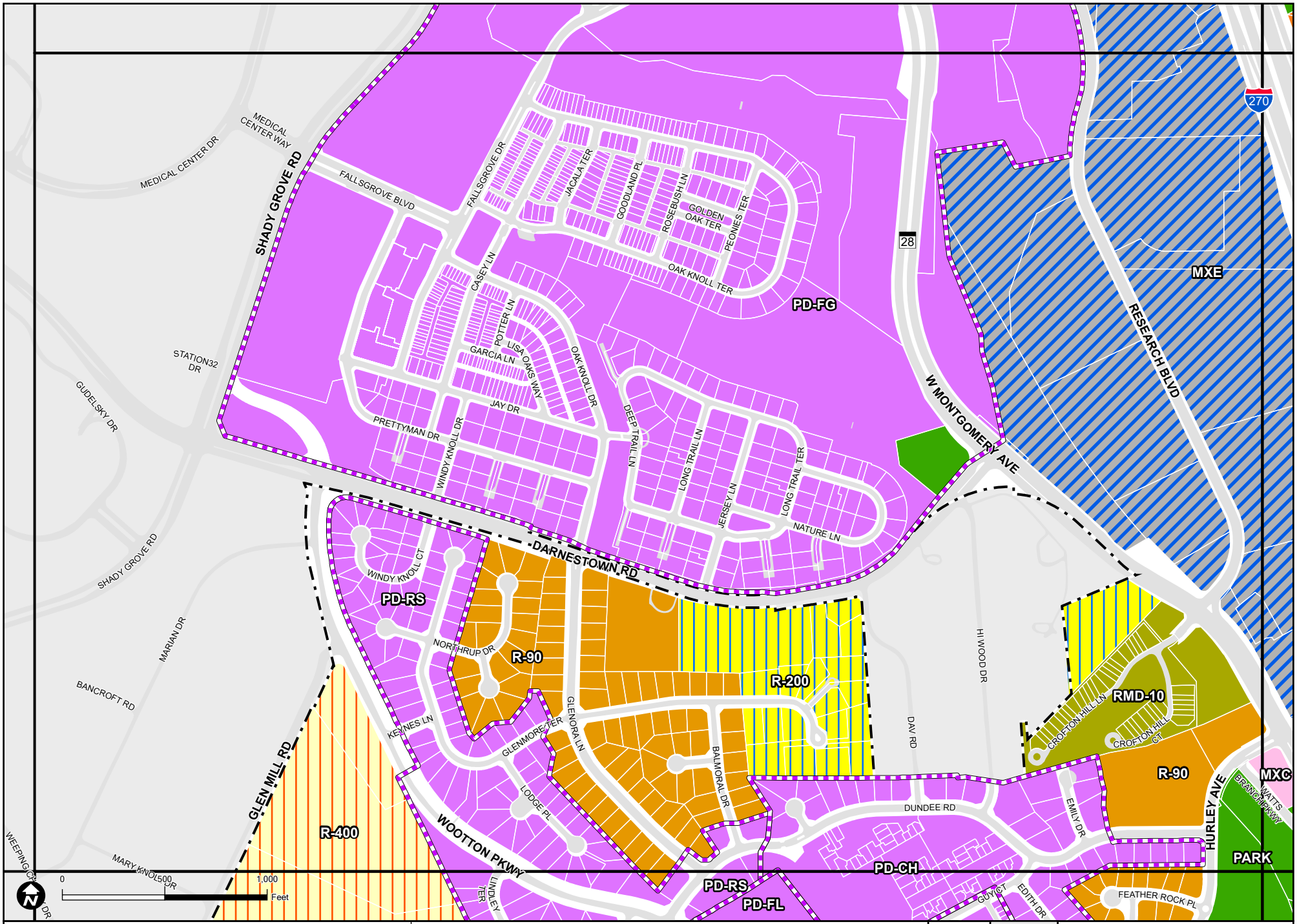
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
C-5

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

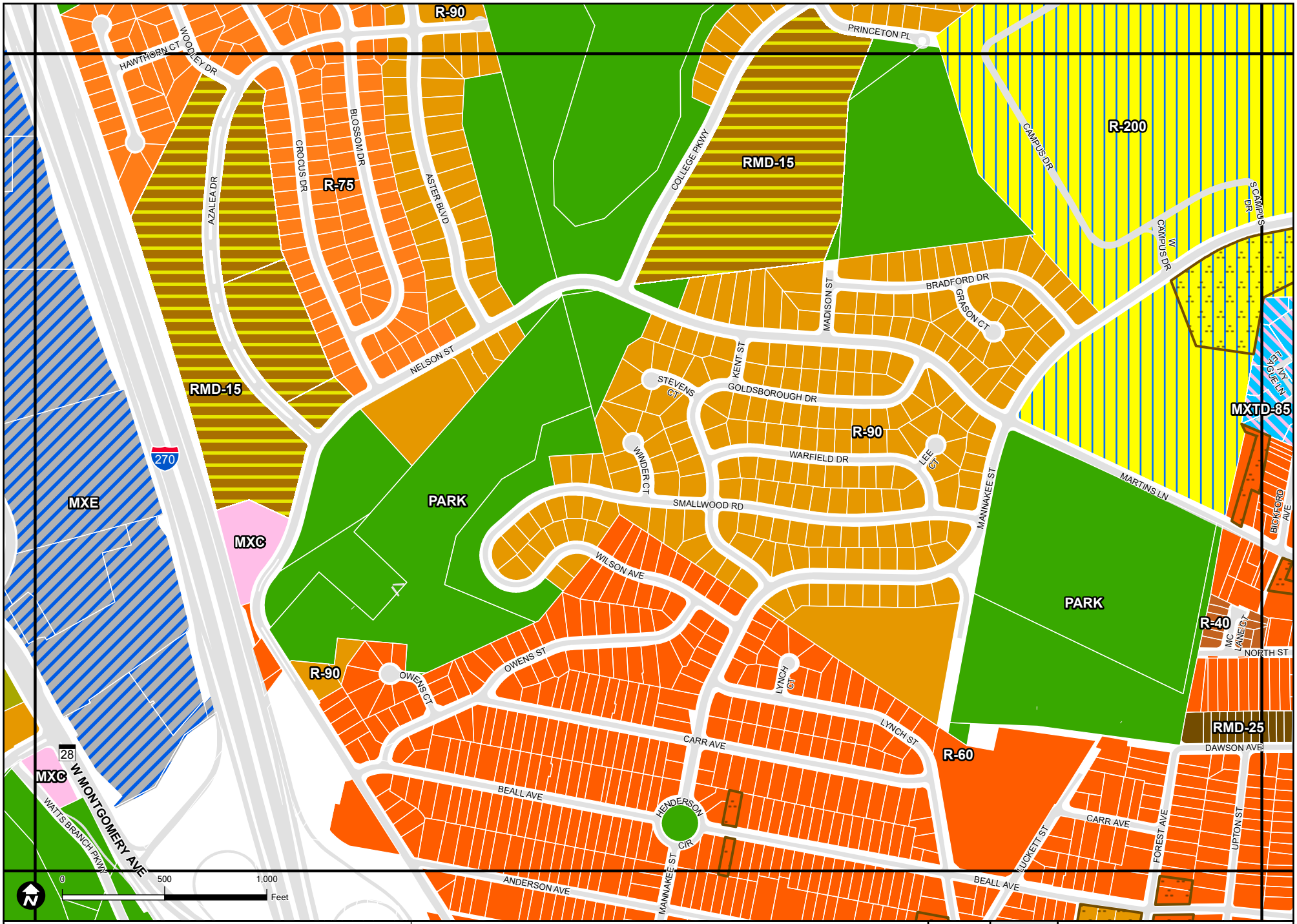
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
D-2

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

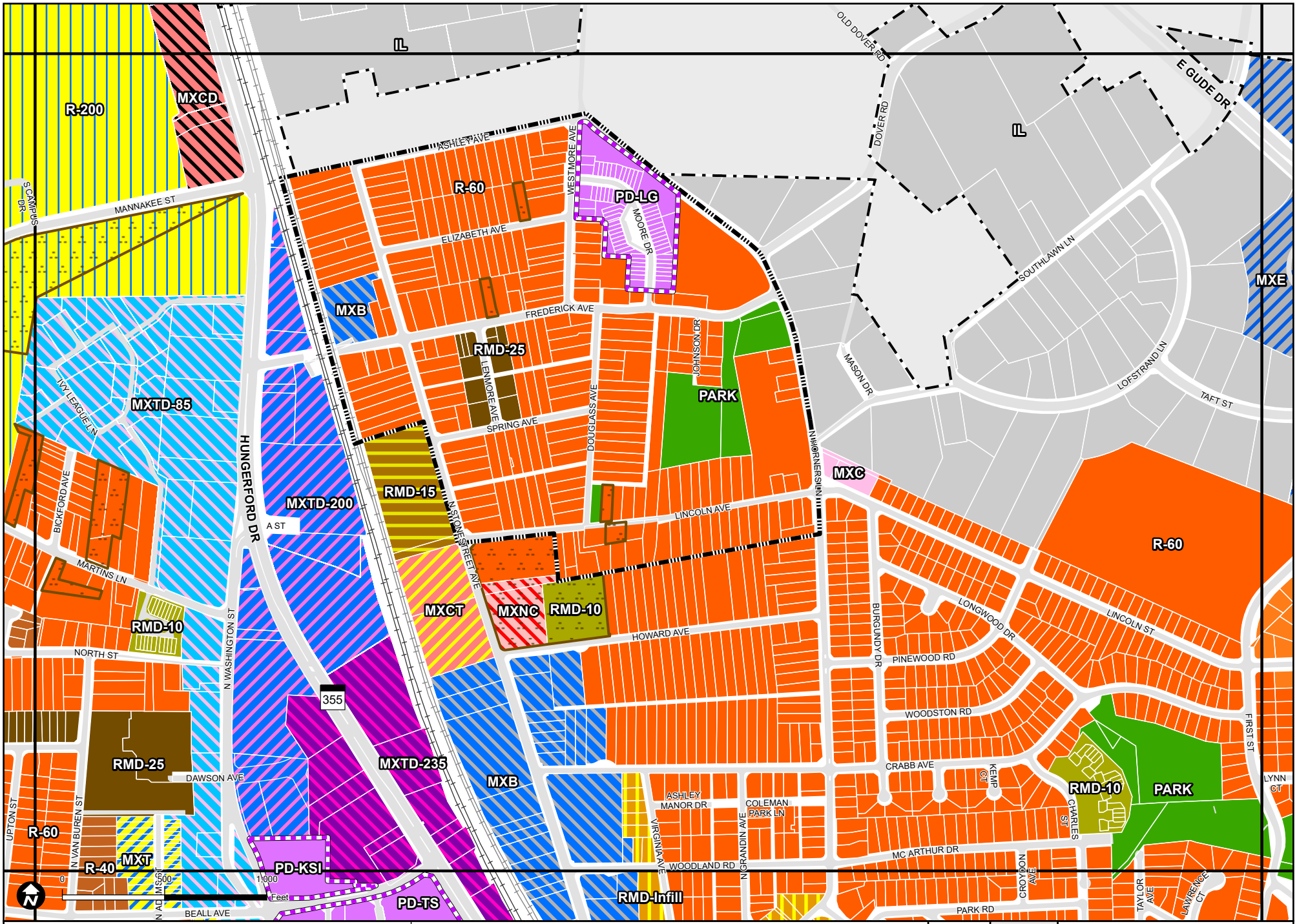
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
D-3

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

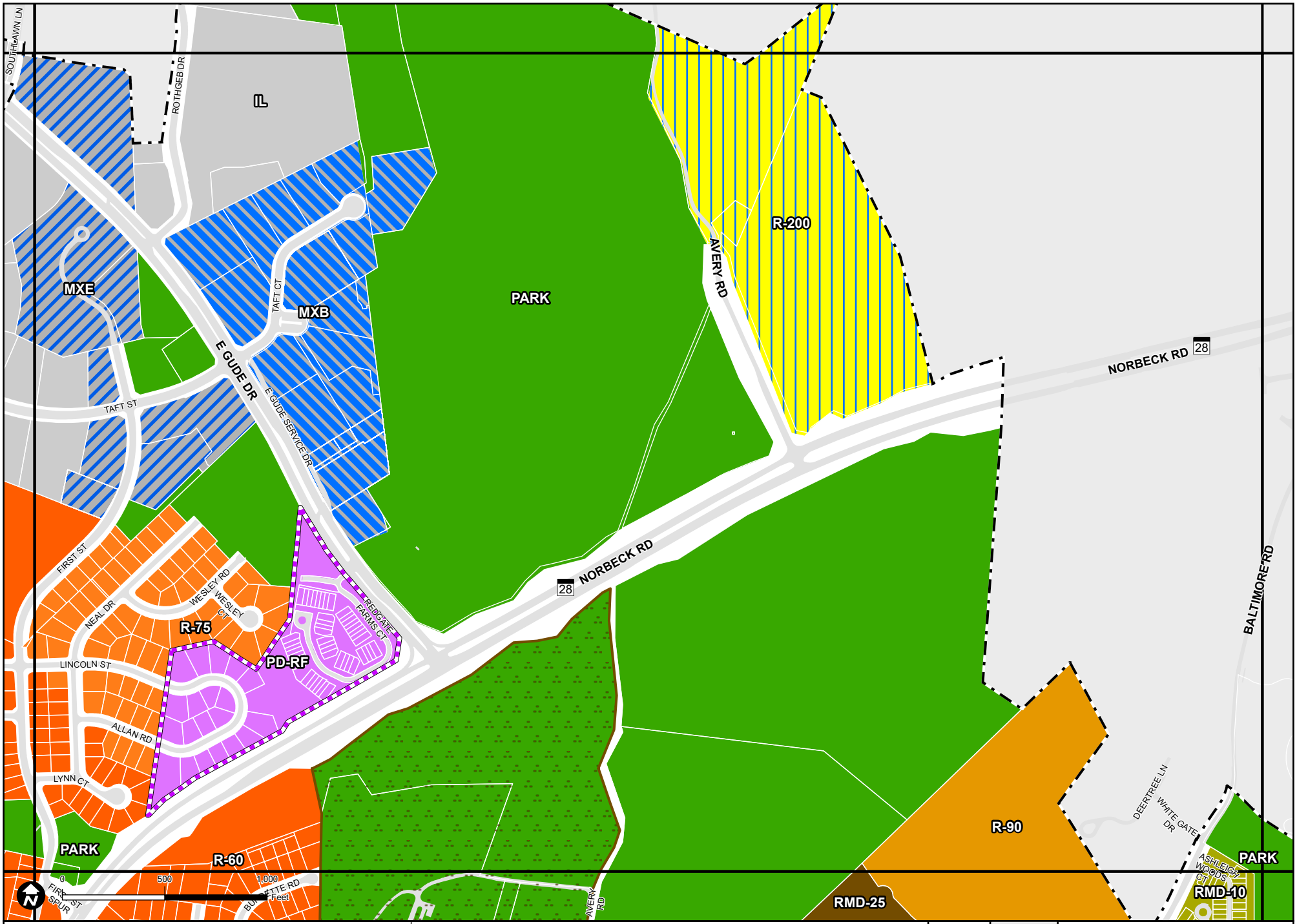
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET D-4

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
D-5

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM

City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
D-6

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM

City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

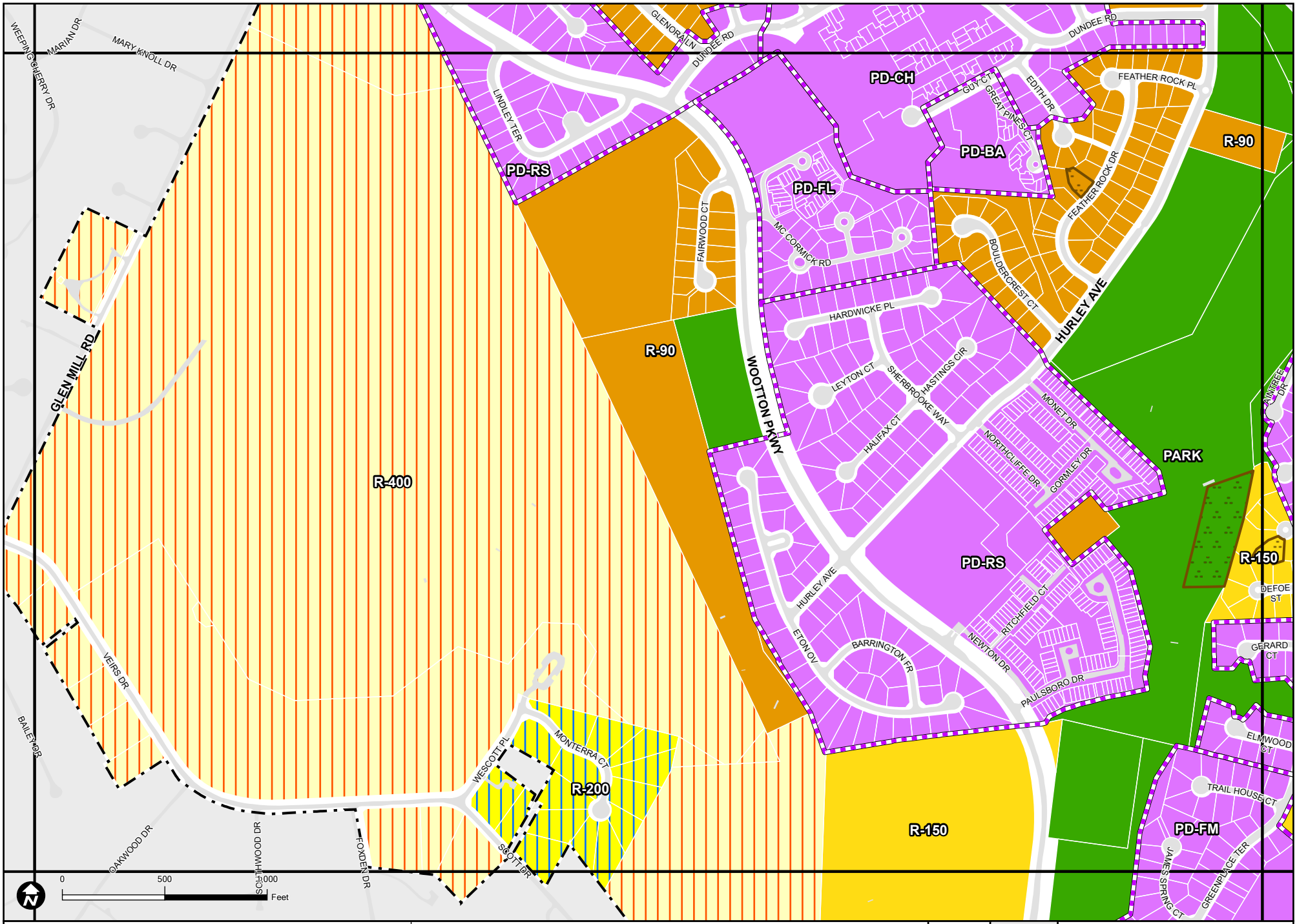
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
E-1

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

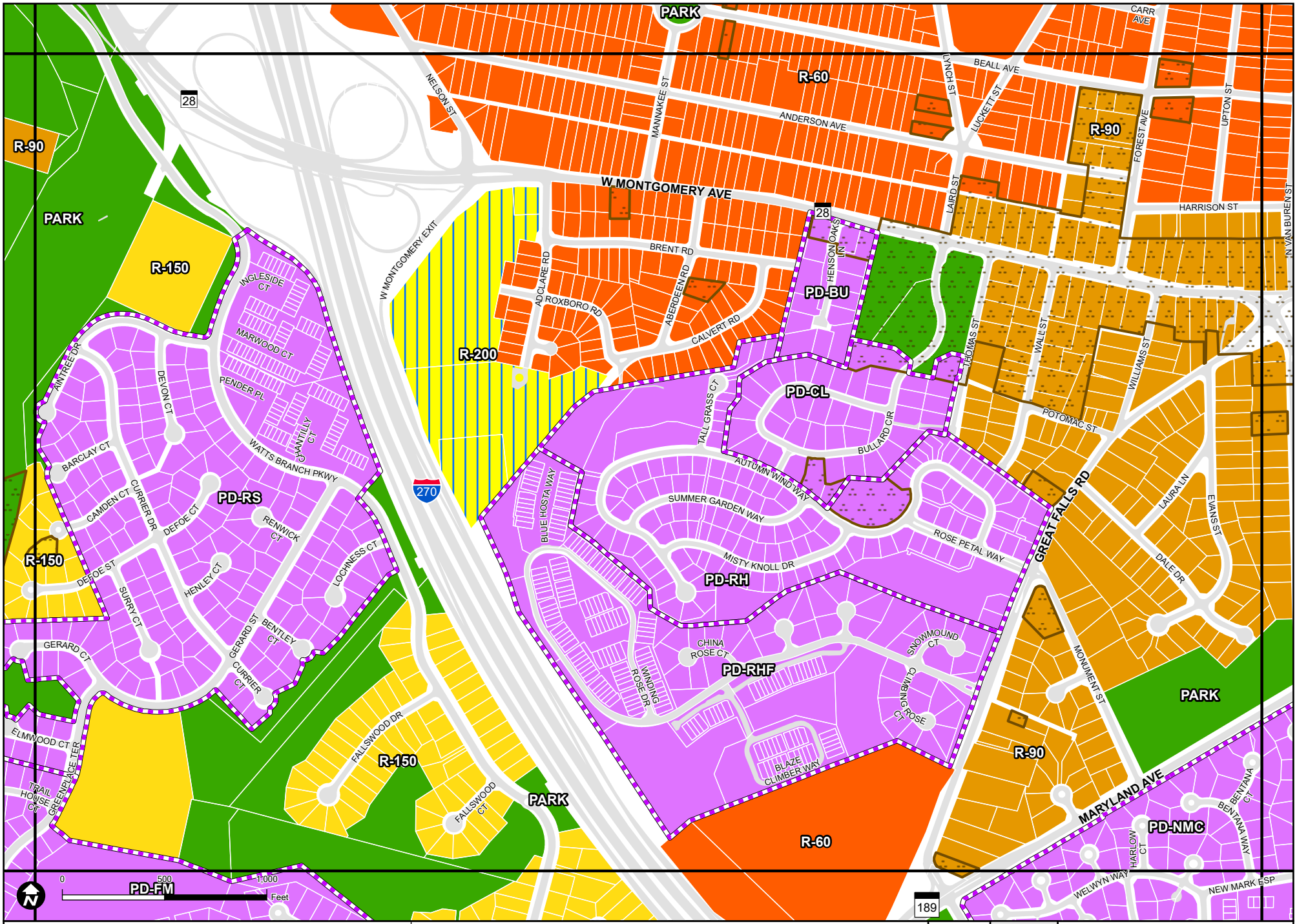
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
E-2

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

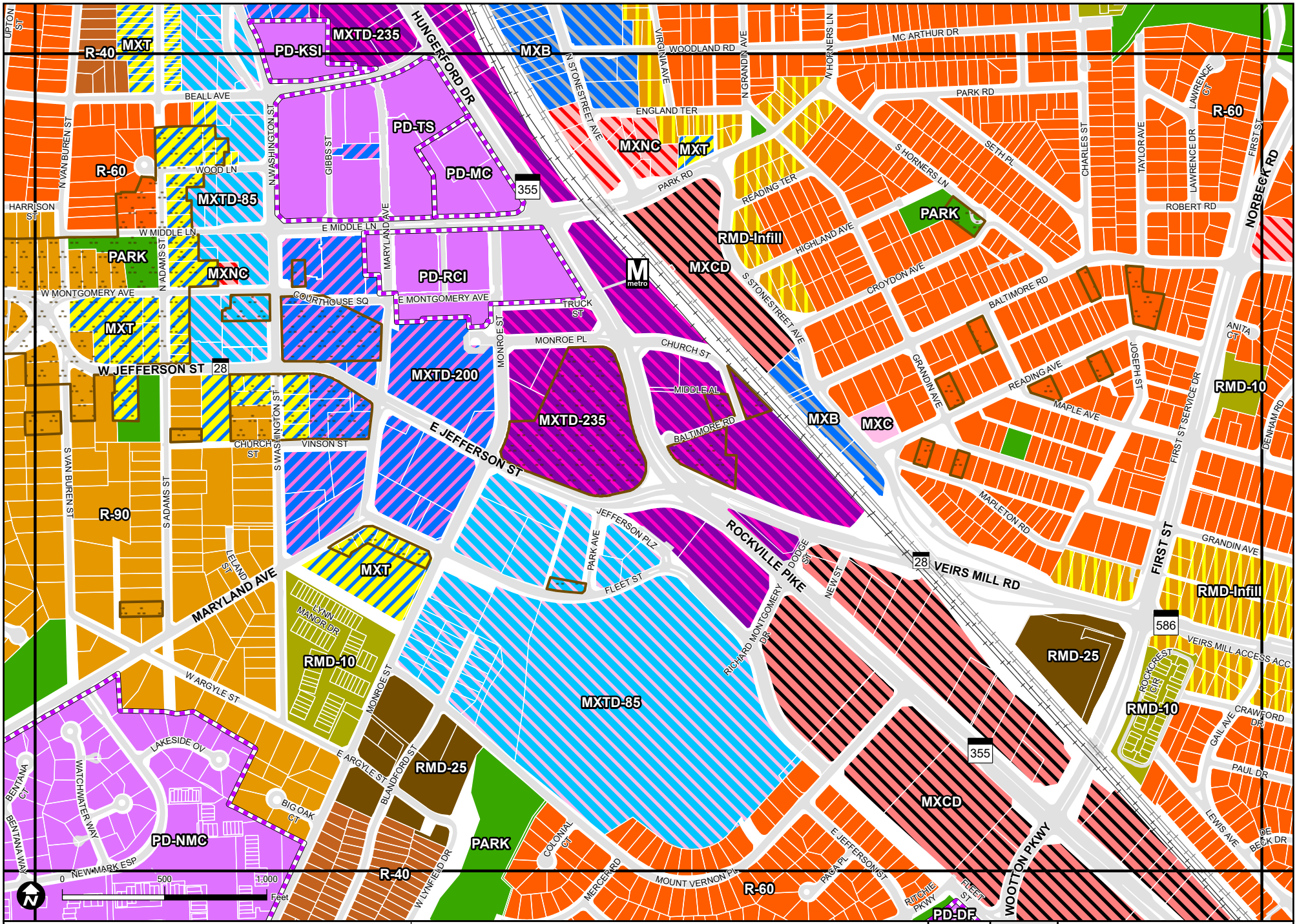
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
E-3

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

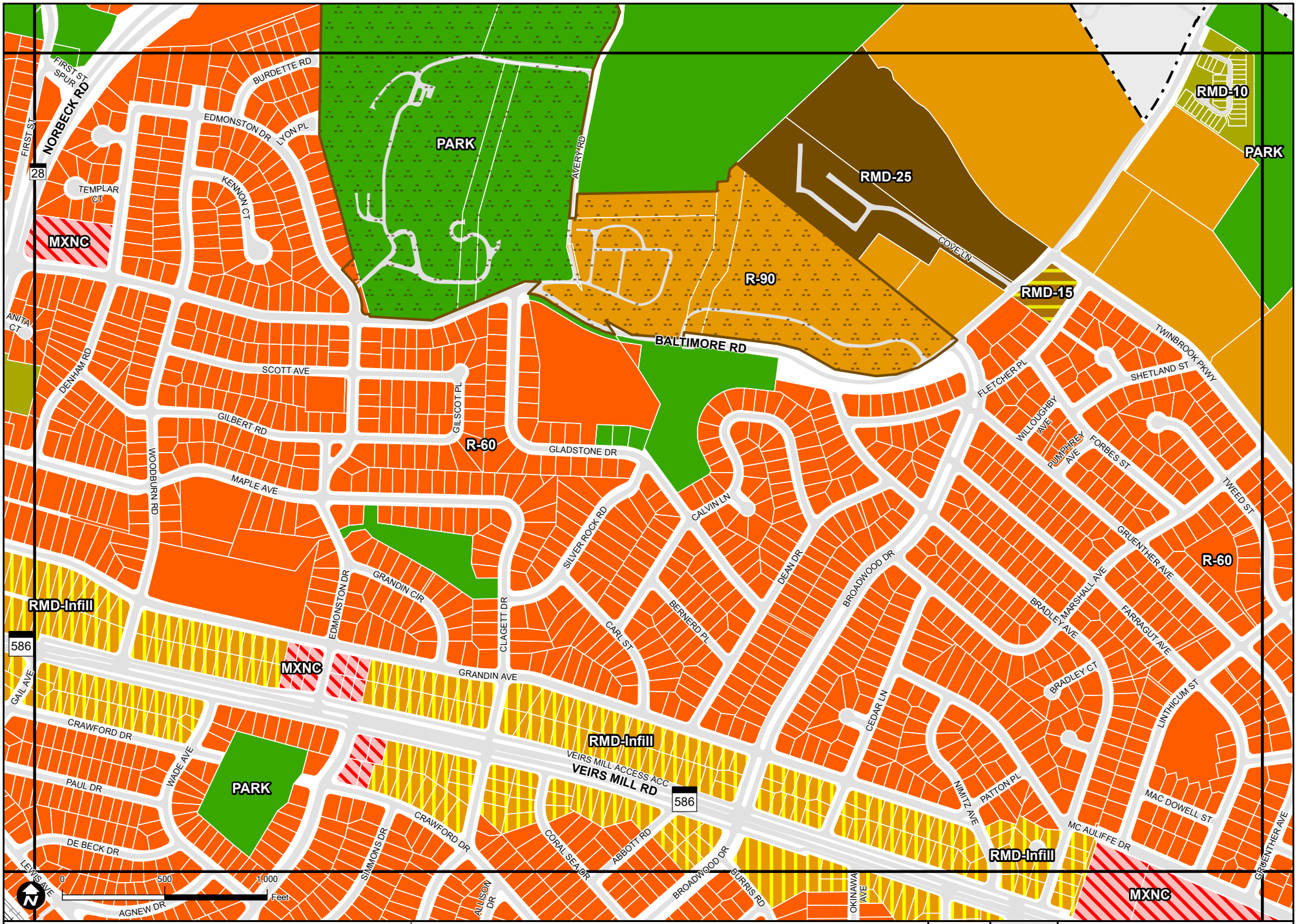
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET E-4

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
E-5

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM

City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

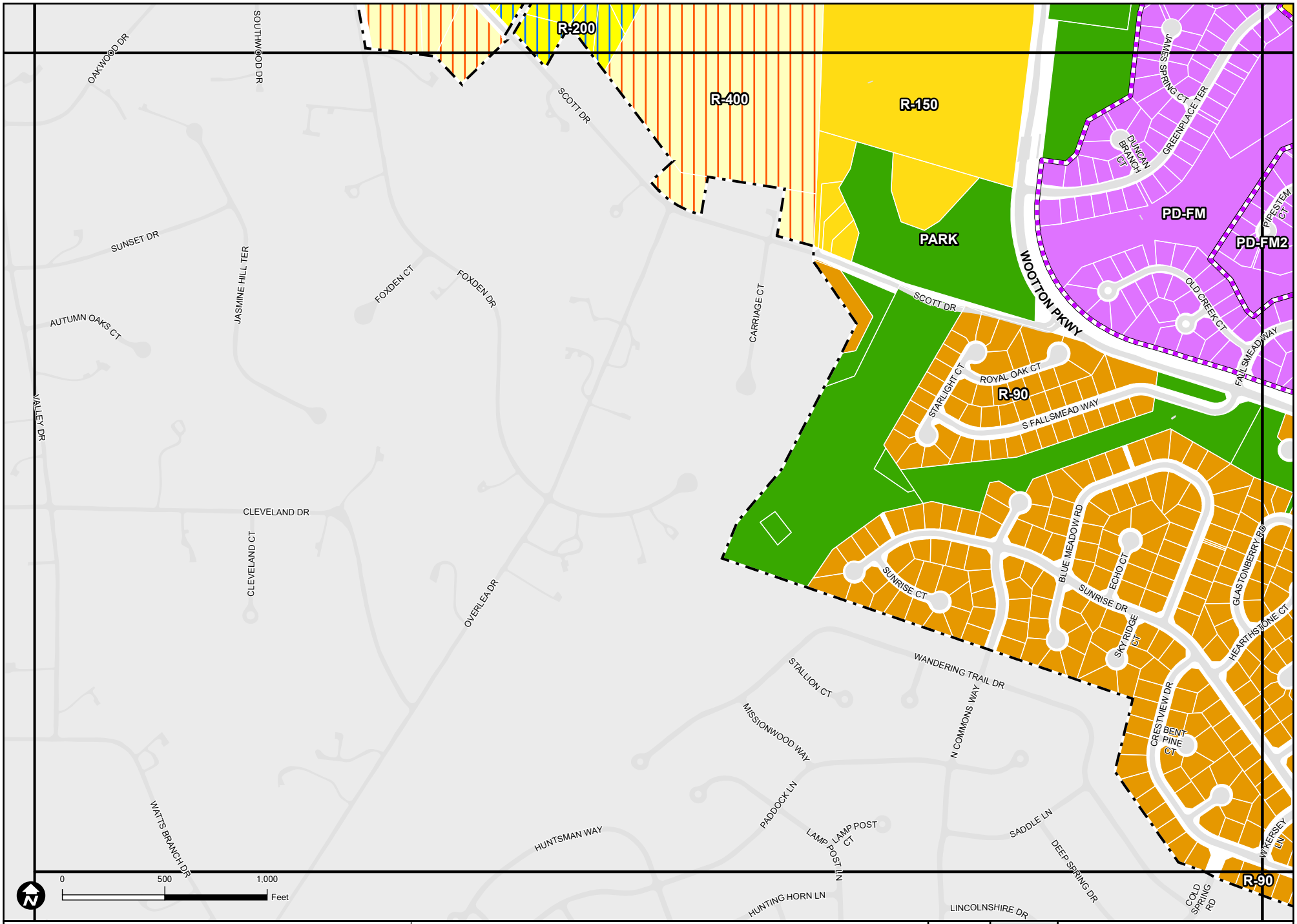
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
E-6

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

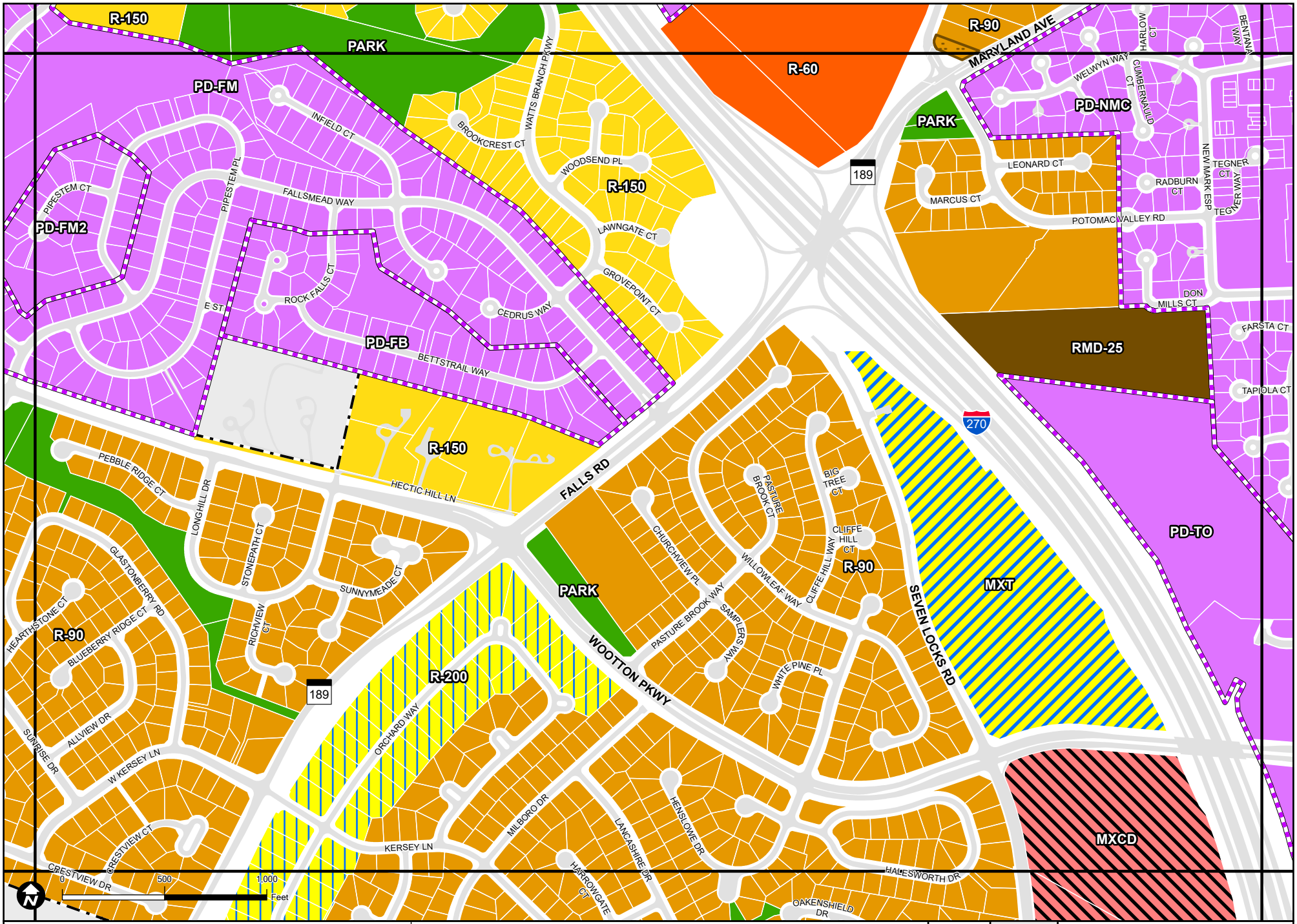
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
F-2

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

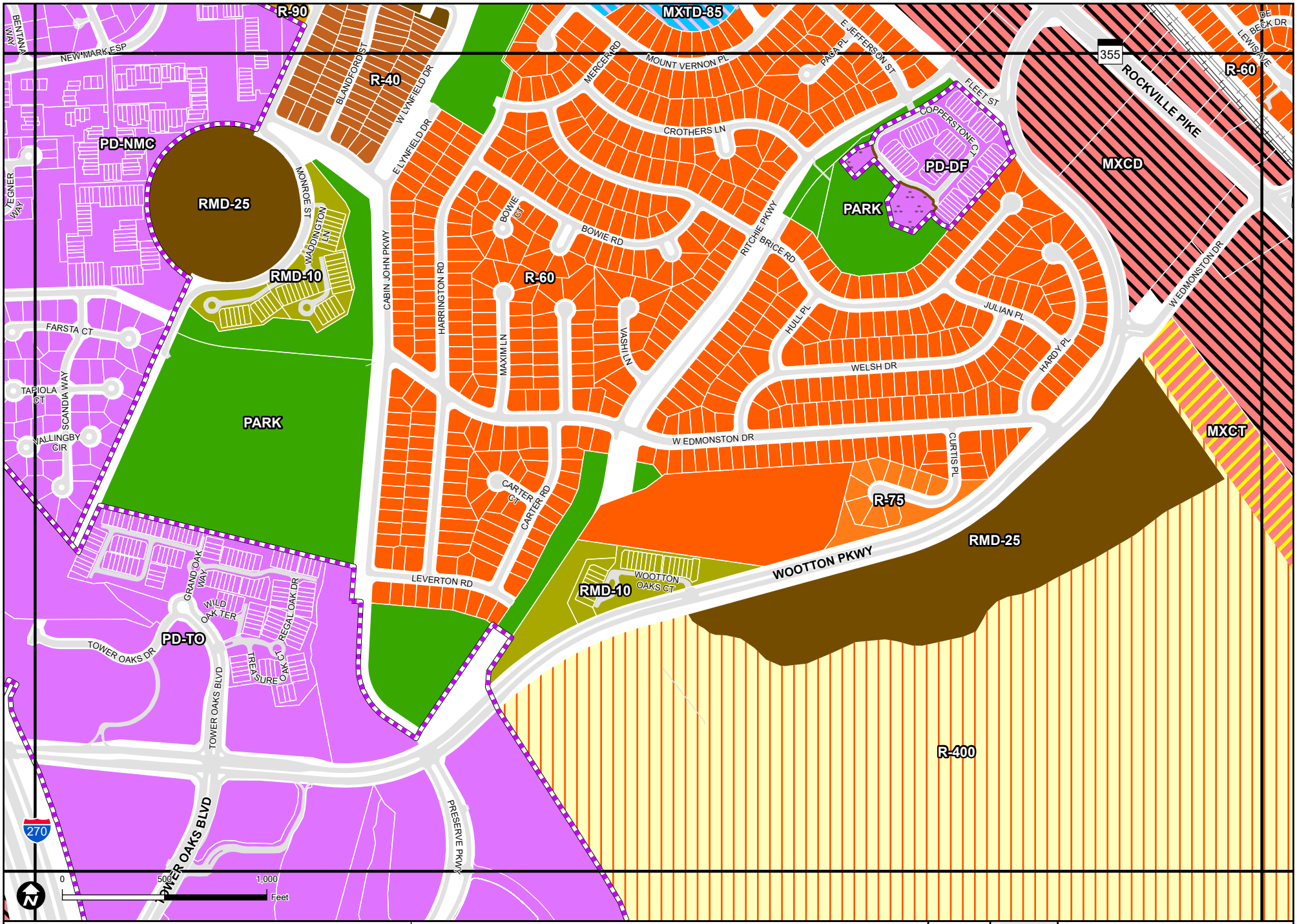
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
F-3

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

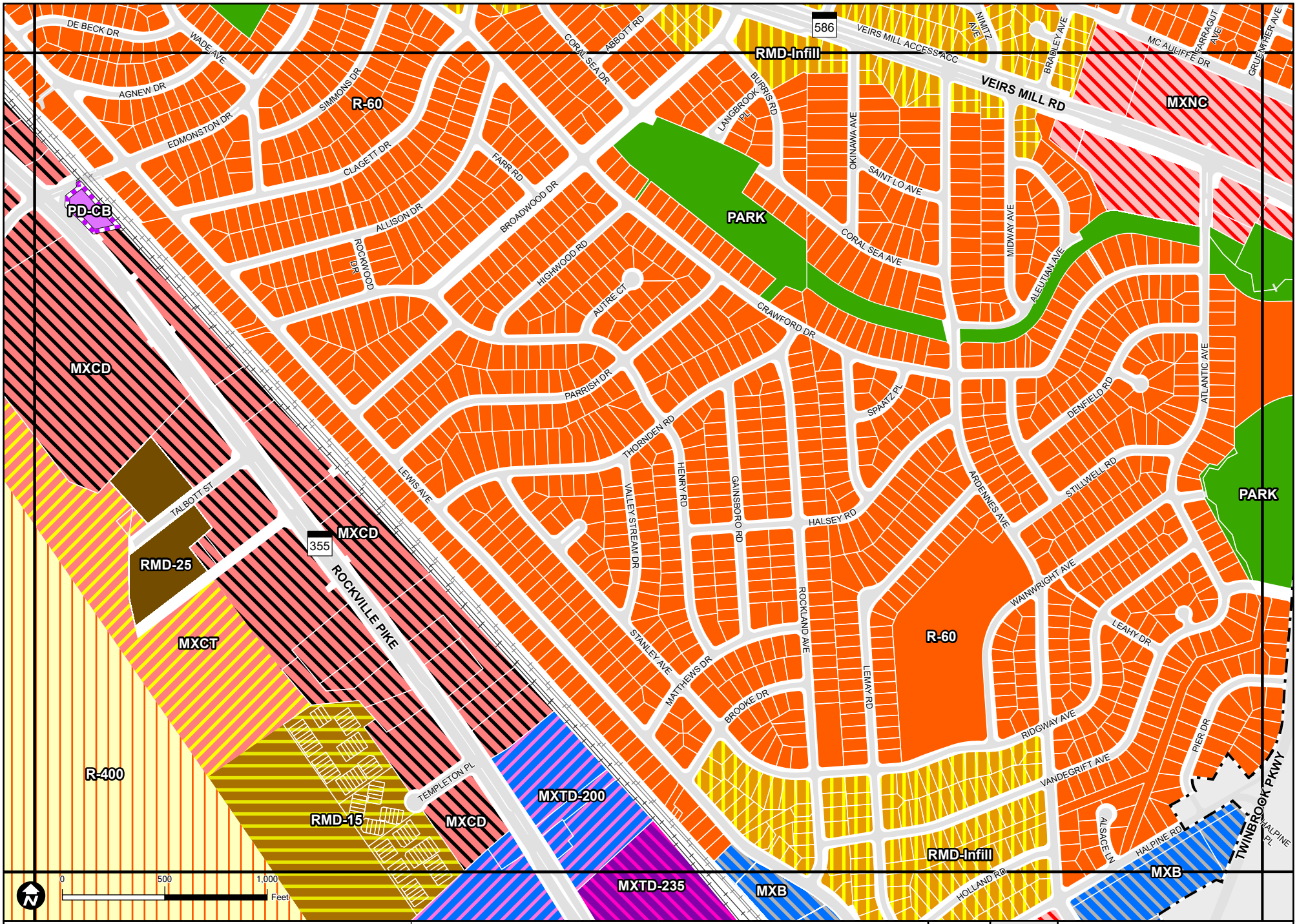
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
F-4

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

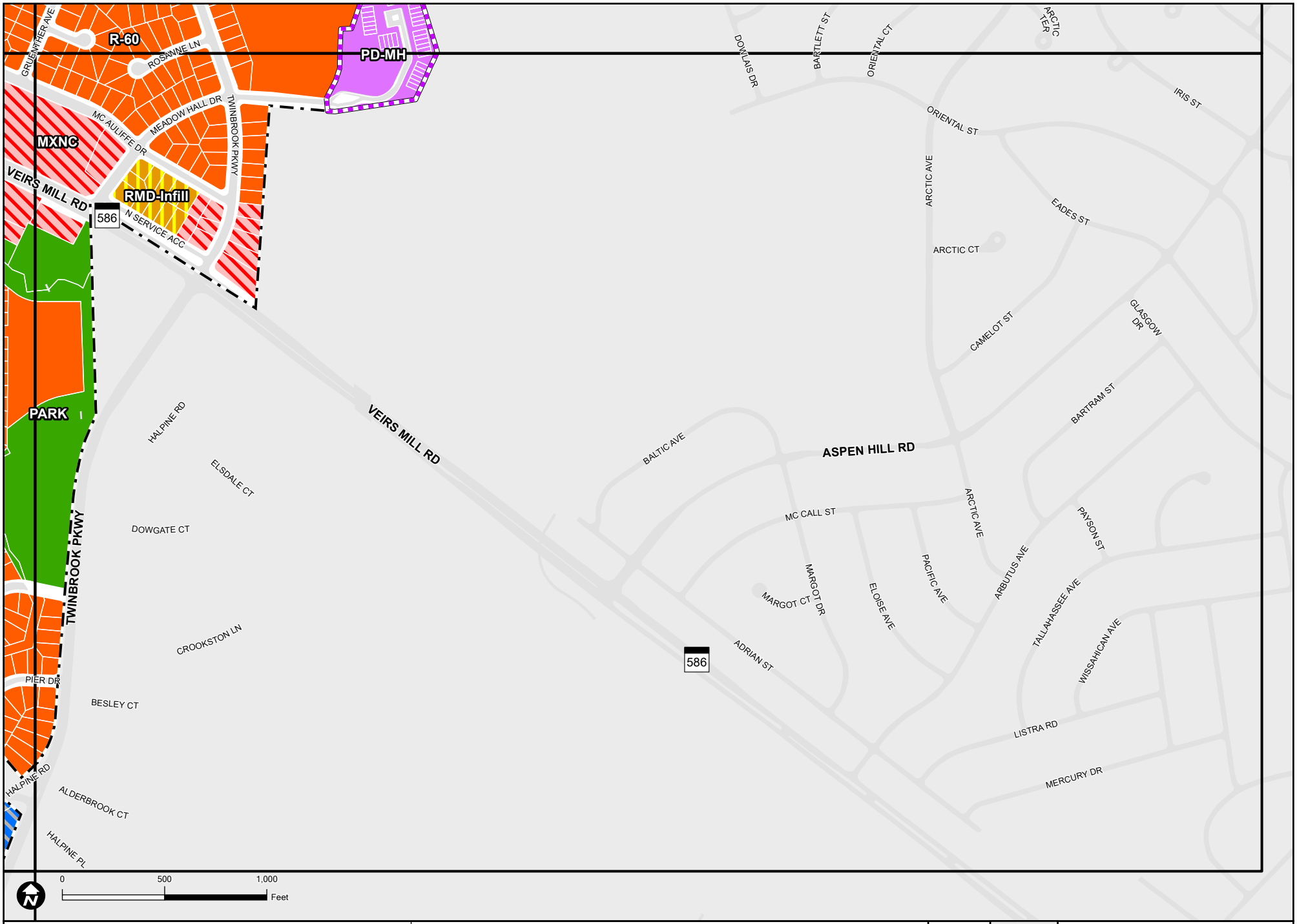
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
F-5

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

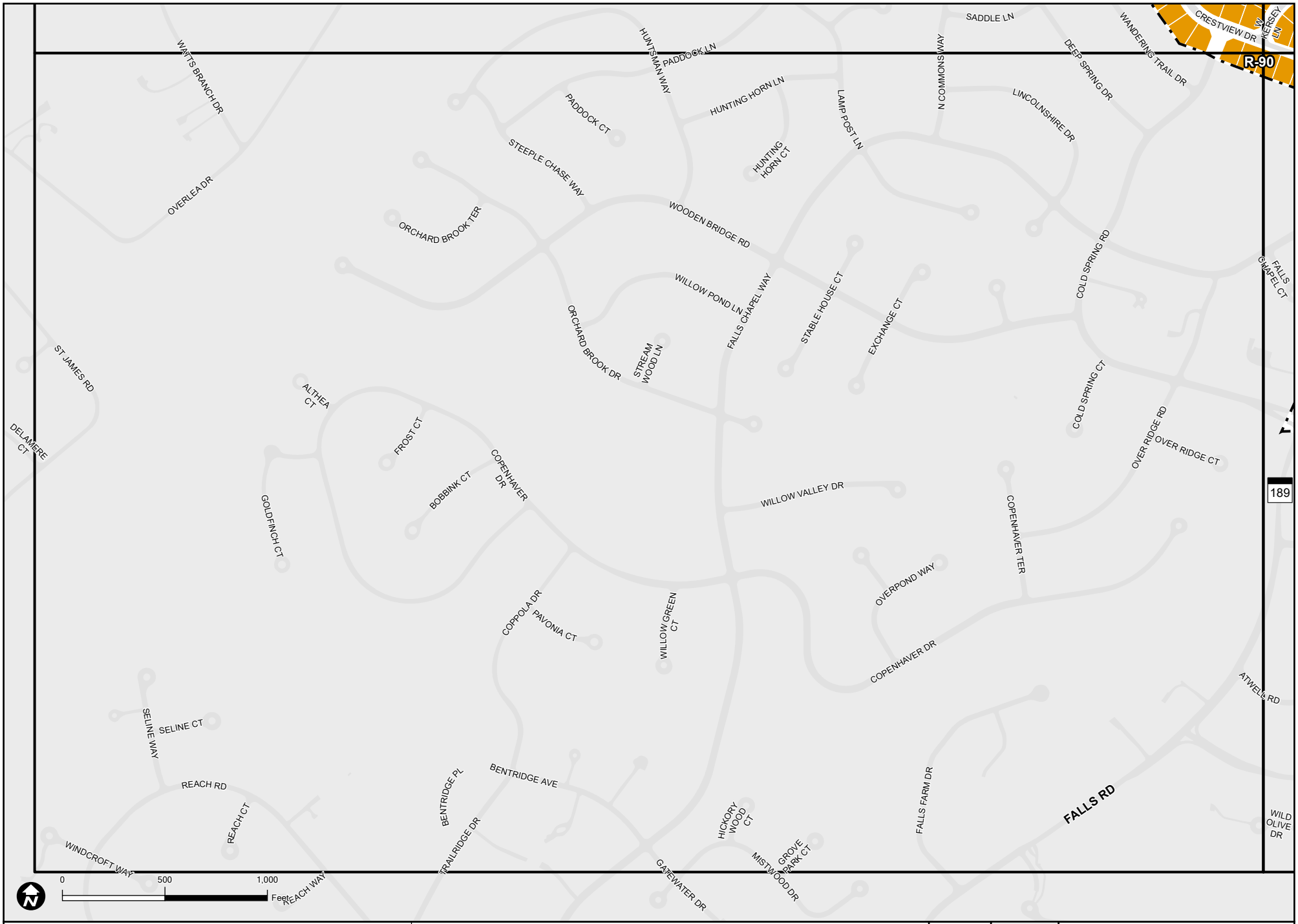
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
F-6

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

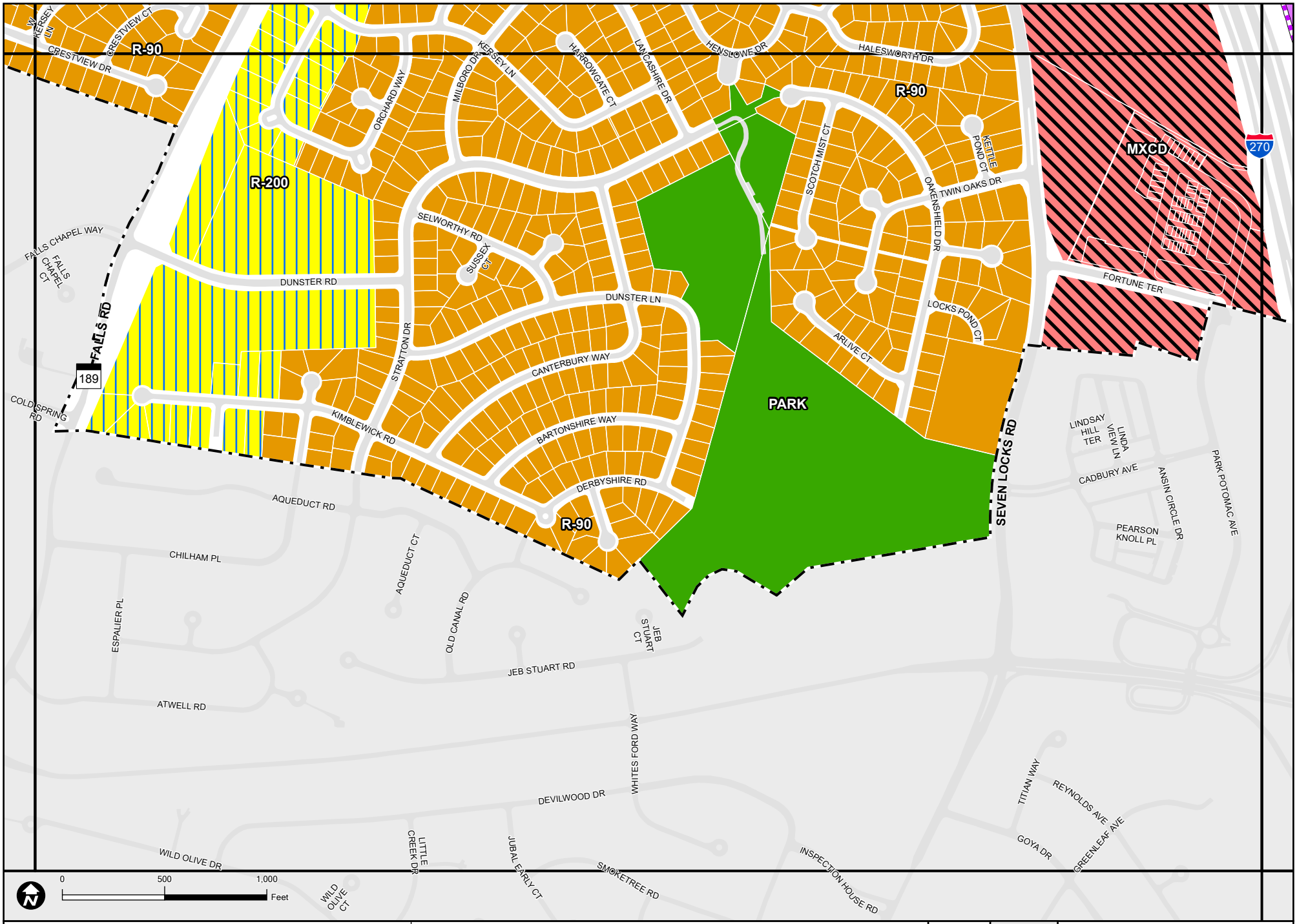
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
G-2

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

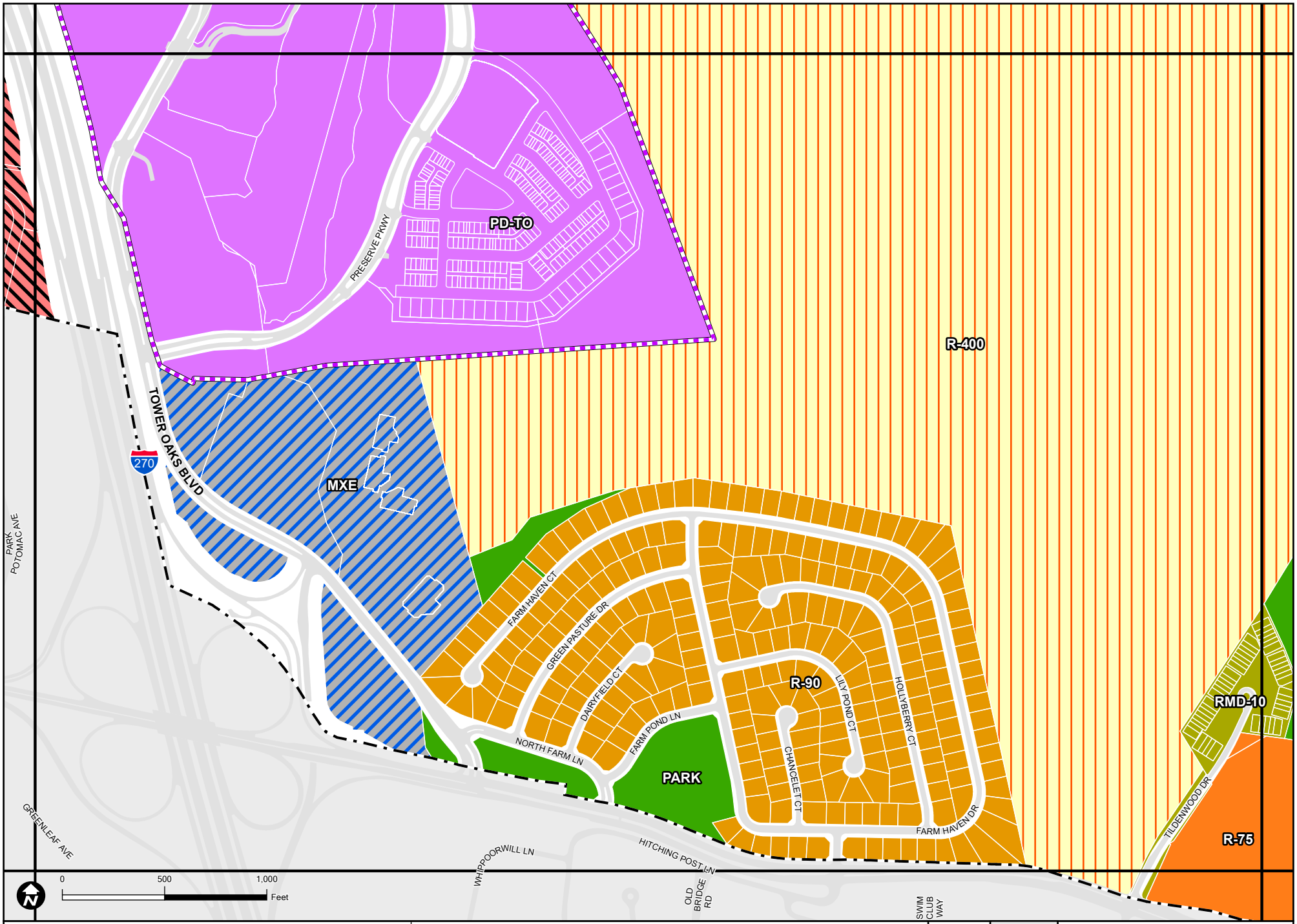
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
G-3

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

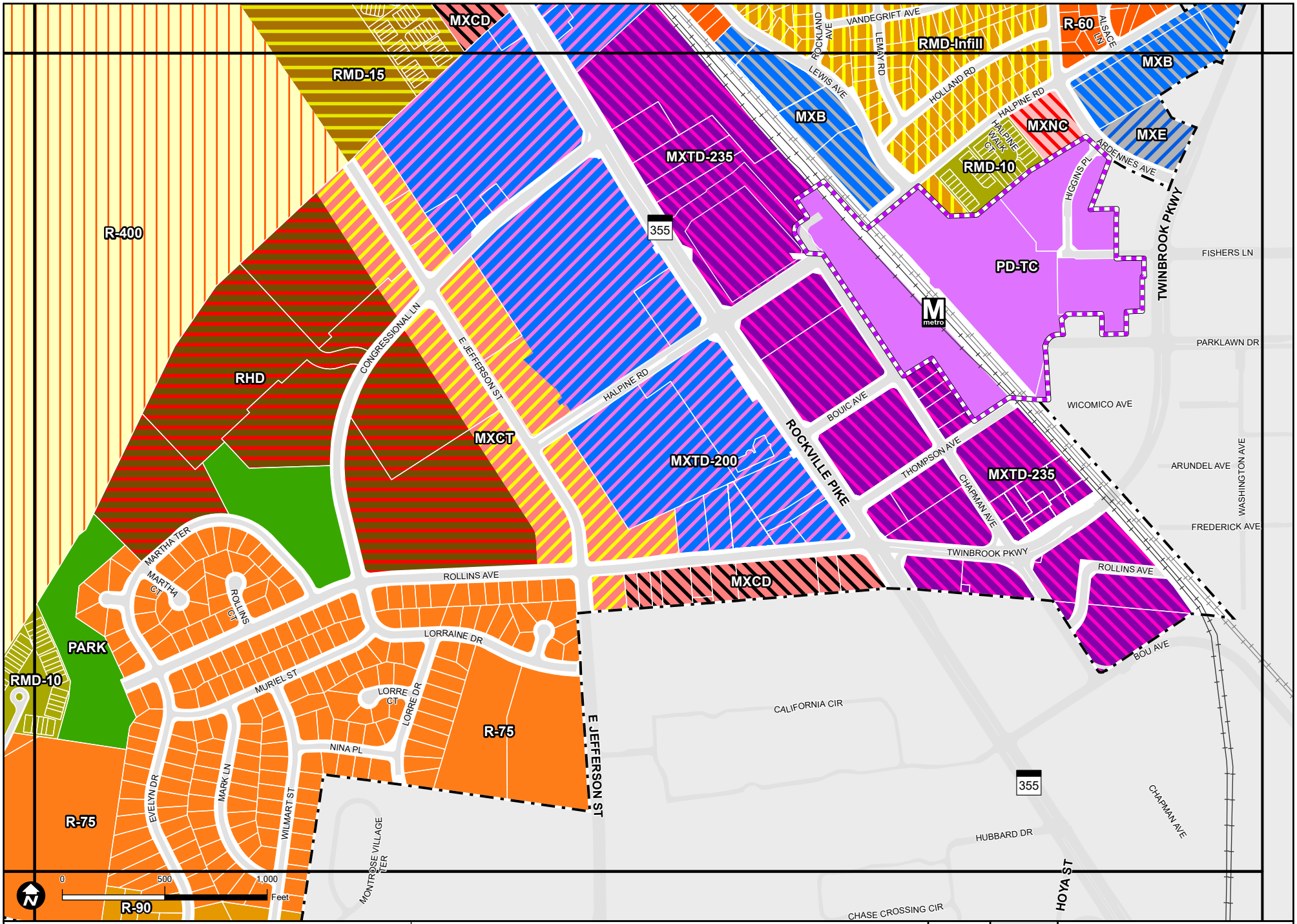
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
G-4

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

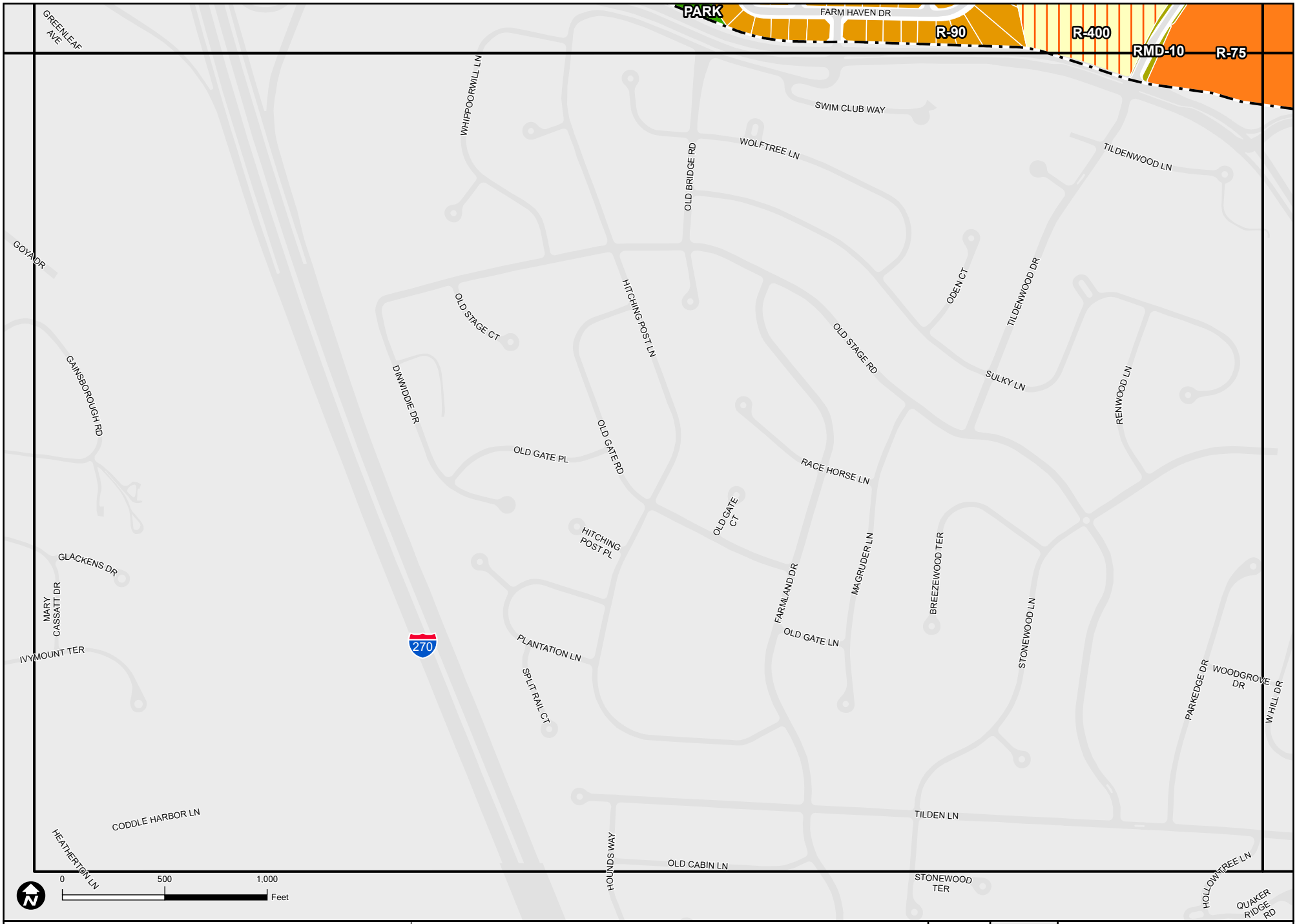
Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
G-5

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM



City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
H-4

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM

City of Rockville
Rise Together

Community Planning & Development Services
111 Maryland Avenue • Rockville, Maryland 20850-2364
Phone 240.314.8200 • Fax 240.314.8210 • www.rockvillemd.gov/pds

Draft Zoning Map of the City of Rockville

Comprehensive Map Amendment Application

SHEET
H-5

This drawing is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, or engineering schematic and it is not intended to be used as such. This drawing is a compilation of records, information and data developed and maintained in various City offices. Map layers were created from different sources at different scales, and the actual or relative geographic position of any feature is only as accurate as the source information.

DATE: December 1, 2025 **AUTHOR:** MRM