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## Walkersville Planning Commission requests changes to proposed Rock Creek School

By Wyatt Massey wmassey@newspost.com Jan 23, 2019

The Walkersville Planning Commission has requested changes to the proposed site plan of the new Rock Creek School.

Commission members voiced repeated concerns about stormwater management, parking and traffic flow during a Tuesday evening meeting. Dick Brady, commission chairman, said a number of significant issues with the plan need to be addressed.

"There are too many things still unknown even to the applicant that approving [the plan] without knowing some of those things would not be prudent at this point," Brady said.

Rock Creek School offers individualized education for people age 3 to 21 with severe intellectual, physical, emotional, hearing, visual and learning disabilities. The current Rock Creek School is on Waverley Drive in Frederick. The Frederick County Board of Education approved building the new school near Walkersville Middle School in December 2017.

Linowes and Blocher partner Bruce Dean led a presentation to the commission that included comments from engineers and architects related to the project.

Stormwater will be captured in a series of ponds and diverted to run into the northwest corner of the property toward Glade Creek, said Jason Fritz, an engineer with ADTEK Engineers, which is working on the project.

Planning Commission member Russell Winch asked those involved with the site plan for a guarantee to residents near the proposed school that further development will not increase the risk of flooding. Walkersville residents experienced flooding on their properties in the past year with the historic amount of rain.

People involved with the site plan said that while they could not give a guarantee, the plan was designed using Maryland state regulations and could withstand a 100-year storm.

The design alleviates traffic backups in the morning and afternoon along West



The Walkersville Middle School campus was selected as the new location for Rock Creek School. Staff photo by Graham Cullen

Frederick Street by creating a new parking lot and one-way entrance loop on the eastern edge of the property. The new plan offers on-site parking designated for parents to drop off and pick up students at Walkersville Middle School, said Kori Purdum Matheis, president of Proffitt & Associates.

Walkersville town commissioners and residents said during public comment that they were concerned about privacy for

lots bordering the new development and increased traffic on Maryland Avenue to a parking lot and loading area to serve both schools.

Despite the criticisms of the plan, town commissioners and residents said they support the arrival of Rock Creek to their community.

The site plan will be revised and presented at a future Planning Commission meeting.

