THE FUTURE OF TRANSPORTATION IS LAND USE
WHERE WE CAME FROM
TAKE 16th St. BUS to SILVER SPRING
WASHINGTON'S FASTEST GROWING SUBURB

SILVER SPRING SECTION

Directly Across Path of Capital's Northward Growth
LOCATION BROUGHT GROWTH
Growth Now Has Brought Modern, Rapid Transportation

TRANSPORTATION WILL SO SPEED NORMAL INCREASE OF VALUES THAT DELAYED BUYING MEANS MONEY LOST

NORTH WOODSIDE

Lot 75
3 Rooms
2 Baths
Built-In Refrigerator
Built-in Bookcase
Hearth
Rut
Shades

$11,500

WHY?

HIGH GROUND—SEWERS—WATER—PAVED STREETS AND SIDEWALKS—CHURCHES—SCHOOLS

NORTH WASHINGTON REALTY CO., inc.

E. BROOKE LEE

OWNERS AND BUILDERS

P. BLAIR LEE

ALSO AGENTS FOR OTHER PROPERTIES IN NORTH WASHINGTON

COLUMBIA TAKOMA INDIAN SPRING

BLAIR-TAKOMA

Lot 114-340
3 Rooms
2 Baths
Built-In Refrigerator
Built-in Bookcase
Hearth
Rut
Shades

$6,975 to $8,250

EASY TERMS

WHY?

INDIAN SPRING GOLF CLUB

Lot
2 Rooms
1 Bath
Fireplace
Built-In Refrigerator

$15,000

WHY?

Two Miles South, on 16th Street East Line
This House Would Cost
$18,000, Real Values Are Fixed
Interior mall in Wheaton Plaza emphasizes shopping convenience
NAACP Pickets New Store in Wheaton Plaza

Woodward & Lothrop's new Wheaton Plaza store was picketed at its opening yesterday.

None of the said lands, interests therein or improvements thereon shall be sold, resold, conveyed, leased, rented to or in any way used, occupied or acquired by any person of Negro blood or to any person of the Semitic race, blood, or origin which racial description shall be deemed to include Armenians, Jews, Hebrews, Persians or Syrians.
$600,000
$1000/month
SHOPPING CENTER
$1000/month
$400,000
$600,000
$200,000
$800,000
$1500/month
$400,000
$200,000
“OUR PHYSICAL GEOGRAPHY—WHERE WE SLEEP, WORK, SHOP, WORSHIP, AND SEND OUR KIDS TO PLAY, AND HOW WE MOVE BETWEEN THOSE PLACES—IS MORE FOUNDATIONAL TO A GREEN, FAIR FUTURE THAN JUST ABOUT ANYTHING ELSE”

- Alex Baca, Slate
At the state level, California has been perhaps the boldest with policies aimed at limiting driving miles — however so far they have not had much success. Driving miles have escalated in recent years. Here’s what the California Air Resources Board has proposed:

- Quadrupling the number of trips made by walking
- Limiting urban growth boundaries
- Instituting congestion pricing, parking pricing
- Prioritizing transit, walking and biking projects for state infrastructure funding
WHERE WE’RE GOING
Illustration 2: County Vehicle Miles Traveled on State Highways, 1988-2012

Source: Maryland State Highway Administration
THE MOST EXCITING SINGLE FAMILY HOME IN OLNEY...

Our Village Homes Franklin Model and Manor Homes Carlton Model are award winners in the 27th Annual Finest for Family Living Awards.

IS ONE OF THE MOST AFFORDABLE. FROM ONLY THE $130s.

Kettler Forlines brings you the dramatic Village Homes at Hallowell. Only the family homebuilders at Kettler Forlines could turn history into a beautiful subject. From their dramatic exteriors to breathtaking interiors, our Village Homes are filled with excitement. And they're filled with the top of the line quality, value, and craftsmanship that you expect from Kettler Forlines. With features like two-story foyers, country kitchens, step-down living rooms, and cathedral ceilings.

Best of all, they're set in an unsurpassed family environment on the grounds of the historic Rockland estate of Benjamin Hallowell. The new Hallowell is a community complete with planned swimming and tennis. Close to the Montgomery County schools and excellent shopping.

See Hallowell to live and see how exciting history can be.

To visit, follow Old Hallowell Pike from Georghiou Avenue for 1/4 mile past Old Hallowell Road. Hallowell opens to rights. Follow signs to Village Homes Sales Center. Open Noon to 5 daily. Phone (301) 398-8004.

Hallowell - Your Place In History

SOLD

Maryland • Montgomery County • Olney • 20832 • 24 Parson Grove Court

Est. Mortgage: $1,106

$499,000
WHERE WE ARE

Me saying support BRT because I was raised Methodist

Woman from the Methodist church who testified against BRT
Me saying I support BRT because I was raised Methodist

Woman from the Methodist church who testified against BRT
zoning variance

legal

zoning variance

street too narrow
Standing outside the council building on July 9, Gail Weiss, 58, vehemently disagreed. “They’re blowing up single-family home zoning,” she said. “And for what?”

The longtime Bethesda resident sees the zoning proposal as part of the all-Democratic council’s “leftist political agenda.” Residents who cannot afford to live in the county, she said, should move.

Dan McHugh, a 37-year-old Republican political consultant from Rockville, said his opposition stems from what he sees as the changing demographics of Montgomery, which became a majority-minority jurisdiction in 2010.

McHugh said the county, where he grew up, is “going in a direction where it could end up like Prince George’s,” a neighboring county that is one of the wealthiest majority-African-American suburbs in the nation.

When pressed on what he meant, McHugh said: “Our taxes are up, our crime is up, and our schools are turning into a complete joke! How is any of that good?”
The Town of Chevy Chase will pay for a $10,000 study to look for an endangered shrimp-like creature thought to be in streams near the proposed path of the Purple Line.
Homes in Zip code 20912 in Takoma Park, Md., are worth $152,543 more than in 2004. This is in the Washington-Arlington-Alexandria, DC-VA- metro area.
MAKING A HOME IN MONTGOMERY COUNTY

The county’s median household income is $100,000, enough for a family to buy a $400,000 home*.

There are 2,384 homes for sale in Montgomery County right now.

16% of those homes are affordable to median-income families.

Homes currently for sale (as of January 17, 2018) under $400,000 with 2 or more bedrooms

0-5 6-10 11-15 16-20 20-75

*Assumes a 5% down payment, 3.75% interest, and $700/month in student loan debt.

Map by Dan Reed
Data from Bright MLS, January 17, 2018

75 homes in 20906 (Glenmont)
3 homes in 20815 (Chevy Chase)

JUST UP THE PIKE
208,000 new residents will come to Montgomery County in the next 20-30 years

87,000 new homes are needed to house them
farms, forever
apartments
planned communities
town centers
random
commercial bits
houses with big yards
houses with smaller yards
random
commercial bits
apartments
random
commercial bits
planned communities
town centers
PRICED FROM $1.5 MILLION
OPENING SPRING 2016