

# Bancroft

Sandy Spring, Maryland

Client: Mitchell & Best Homebuilders

## Project Profile

Description: 44 single family home sites

Site Area: 101 acres

Status: Completed

Design Services: Urban

Design/Landscape

Architecture, Development

Entitlements, Site

Engineering, Natural

Resource Management,

Surveying

Bancroft is a rural neighborhood located approximately 15 miles north of Washington, DC. Rodgers Consulting's environmental plan included preserving 70 percent open space, large forested areas and maintaining wildlife corridors. Stream valley buffers were expanded and sight vistas were preserved as well. Other green strategies included, home sitings with back and front open space views, open swales designed as natural streams, decentralized bioretention

areas used with larger storm water management ponds. The plan also reused old road beds for trails and a bikeway system. This neighborhood was the recipient of the 2003 Maryland National Capital Building Industry Association Environmental Award and The National Arbor Day Foundation's 2004 Building with Trees Award.

3/10

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