**MCPB** 

Consent Item Date: 12/21/17

#### Pike & Rose Phase II Site Plan Amendment No. 82013012D, Regulatory Extension Request

AS

Atul Sharma, Planner Coordinator, Area 2 Division, Atul.Sharma@montgomeryplanning.org, (301) 495-4658



Khalid Afzal, Supervisor, Area 2 Division, Khalid.Afzal@montgomeryplanning.org, (301) 495-4650

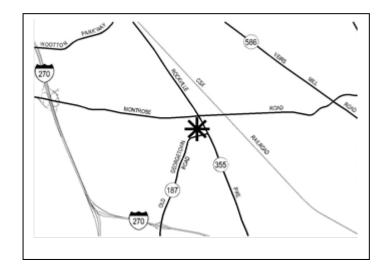


Carrie Sanders, Chief, Area 2 Division, Carrie.Sanders@montgomeryplanning.org, (301) 495-4653

Staff Report Date: 12/8/17

## Description

- Request to extend the regulatory review period for Site Plan Amendment No. 82013012D, from January 18, 2018 to February 15, 2018;
- Location: North of Old Georgetown Road (MD 187) between Rockville Pike (MD 355) and Towne Road:
- Zone: CR3, C1.5, R2.5, H200 and CR4, C3.5, R3.5, H300:
- Master Plan: 2010 White Flint Sector Plan;
- Property size: 10.32 acres;
- Applicant: Federal Realty Investment Trust;
- Acceptance Date: September 1, 2017.



### Summary

Section 59-7.3.4.C of the Zoning Ordinance generally states that Site Plan applications must be scheduled for a public hearing within 120 days after the date an application is accepted.

The Application was accepted on September 1, 2017, with a tentative Planning Board date of December 28, 2017. The Applicant made a timely request for a 30-day extension by the Planning Director, which was granted on October 26, 2017. The revised Planning Board date was set for January 18, 2018.

The Applicant is now seeking another 30-day extension, which must be approved by the Planning Board. The Applicant is requesting this extension because additional time is needed to address agency comments.

Staff recommends approval of the proposed extension request, which sets a Planning Board date of February 15, 2018.

Attachment 1: Applicant's extension request (dated November 20, 2017).

## **ATTACHMENT 1**



# Montgomery County Planning Department Maryland-National Capital Park and Planning Commission

Page 1 of 2

Effective: December 5, 2014

8787 Georgia Avenue				Phone 301.495.4550
Silver Spring, Maryland 20910-3760		omeryplanning.org	Show the Sales and the sales	Fax 301.495.1306
REGULATORY PLAN E	EXTENSION REC		<b>学者等企业</b>	
	7-7-7-10-10-10-10-10-10-10-10-10-10-10-10-10-	☐Request #	#1 Requ	est #2
File Number	M-NOPPC	Staff Use Only		
File Number Date Received		MCPB Hearing Date		
Plan Name: Pike & Rose Phase 2			Plan No. <u>820130</u>	012D
This is a request for extension of:	Project Plan Preliminary P	lan 🗸	Sketch Plan Site Plan	
The Plan is tentatively scheduled for	or a Planning Board pub	lic hearing on: 01	/18/2018	
The Planning Director may postpor beyond 30 days require approval fr	ne the public hearing for om the Planning Board.	up to 30 days with	nout Planning Boa	rd approval. Extensions
Person requesting the extension   Owner, Owner's Representative,		)		
Scott C. Wallace		Linowes and Blo	ocher LLP	
Name 7200 Wisconsin Avenue, Suite 800		Affiliation/Organiza	ation	
Street Address Bethesda	K.		MD	20044
City			MD State	Zip Code
(301) 961-5124 (301) 65 Telephone Number ext. Fax Num		e@linowes-law.com		
Telephone Number ext. Fax Num	ber E-mail			
We are requesting an extension for	months u	ntil 02/15/2018		
Describe the nature of the extensio	n request Provide a se	enarate sheet if ne	cessarv	
Additional time is needed to			ocosary.	
Traditional time to moduca to	address agency son	TIITIOTICO.		
Signature of Person Requesting	the Extension			
Scott C. Wallace				11/20/2017
Signature	1			Date

## **Extension Review**

Planning Director Review for Extensions 30 days or less	
I, the Planning Director, or Director's designee, have the ability to grant extensions of the Planning	ng Board public hearing
date of up to 30 days and approve an extension of the Planning Board public hearing date from	197-44-9
until	
Signature	Date
Planning Board Review for Extensions greater than 30 days	
The Montgomery County Planning Board reviewed the extension request on	and approved an
extension for more than 30 days of the Planning Board public hearing date from	until