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May 9, 2025

VIA ELECTRONIC DELIVERY

Adam Bossi, Regulatory Planner III
Montgomery County Planning Department
Downcounty Planning Division
2425 Reedie Drive, 14th Floor
Wheaton, Maryland 20902

Re: Friendship Parcel 210 (Ridgewells Catering)
Request for Extension – Preliminary Plan No. 120250110 (the “Application”)
5525 Dorsey Lane, Bethesda, Maryland

Dear Mr. Bossi:

Our firm represents Morado Properties, LLC, the Applicant for the above-referenced Application. On behalf of the Applicant and pursuant to Montgomery County Code, Chapter 50, Section 4.1.E, we respectfully request that the Planning Director extend the amount of time in which the Planning Board is required to hold a public hearing on the Application. The Planning Department formally accepted the Application on February 6, 2025, and tentatively scheduled it for hearing on June 5, 2025.

The Applicant is requesting this extension to allow for sufficient time to continue working with Planning Department Staff and County agencies to address comments received and to incorporate an alternate illustrative building layout into the Application. Specifically, the Applicant requests an extension of no more than one month, or until July 3, 2025, at the latest.

Although the Applicant is requesting an extension until July 3, 2025, please note that it is the Applicant’s and Staff’s intention that the Application will be scheduled on the earliest possible Planning Board hearing date after the outstanding comments have been resolved and associated revisions completed.

Thank you for your consideration of this matter.

Very truly yours,



Christopher M. Ruhlen, Esq.

cc: Ms. Susan Lacz
Mr. Kyle Hughes, P.A.
Mr. Patrick La Vay, P.E.



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

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Effective: December 4, 2024

Phone 301.495.4550
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REGULATORY REVIEW EXTENSION REQUEST

M-NCPPC Staff Use Only			
File Number		MCPB Hearing Date	
Date Received			

Plan Name: Friendship Parcel 210 (Ridgewells Catering) **Plan No.** 120250110

This is a request for extension of: ☐ Project Plan ☐ Sketch Plan
☒ Preliminary Plan ☐ Site Plan

The Plan is tentatively scheduled for a Planning Board public hearing on (this date is the last scheduled Planning Board hearing date within the review period): 06/05/2025

The Planning Director may postpone the public hearing for up to 30 days without Planning Board approval. Extensions beyond 30 days require approval from the Planning Board.

Person requesting the extension:

☐ Owner, ☒ Owner's Representative, ☐ Staff (check applicable.)

Christopher M. Ruhlen, Esq.	Lerch, Early & Brewer, Chtd.
Name	Affiliation/Organization
7600 Wisconsin Avenue, Ste. 700	
Street Address	
Bethesda	MD
City	State
(301) 841-3834	20814
Telephone Number	Zip Code
	cmruhlen@lercheearly.com
Fax Number	E-mail

We are requesting an extension for 1 ☐ days/ ☒ months until 07/03/2025 (this date must be a scheduled Planning Board hearing date).

Describe the nature of the extension request. Provide a separate sheet if necessary.

The Applicant is requesting this extension to allow for sufficient time to continue working with Planning Department Staff and County agencies to address comments received and to incorporate an alternate illustrative building layout into the Preliminary Plan. Specifically, the Applicant requests an extension of no more than one month, or until July 3, 2025, at the latest.

Although the Applicant is requesting an extension until July 3, 2025, please note that it is the Applicant's and Staff's intention that the Application will be scheduled on the earliest possible Planning Board hearing date after the outstanding comments have been resolved and associated revisions completed.

Signature of Person Requesting the Extension

Signature

05/07/2025

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 one extension of the Planning Board public hearing date of up to 30 days and approve an extension of the Planning Board public hearing date from _____ until _____ (this date must be a scheduled Planning Board hearing date).

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 of the Planning Board public hearing date from _____ until _____ (this date must be a scheduled Planning Board public hearing date).