




WMAL Bethesda: Regulatory Extension Request, Site Plan No. 820170170

 Emily Tettelbaum, Senior Planner, Area 2 Division, emily.tettelbaum@montgomeryplanning.org, 301.495.4569

 Patrick Butler, Acting Supervisor, Area 2 Division, patrick.butler@montgomeryplanning.org, 301.495.4561

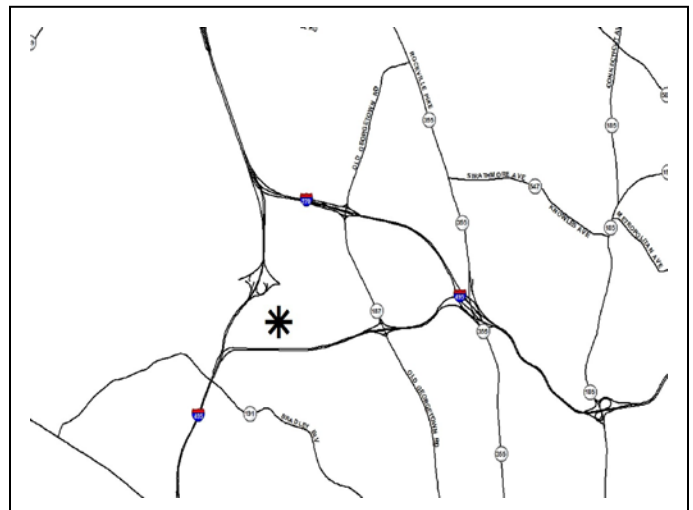
 Carrie Sanders, Chief, Area 2 Division, carrie.sanders@montgomeryplanning.org, 301-495-4653

Staff Report Date: 1-12-18

Description

Request to extend the regulatory review period for Site Plan No. 820170170 an additional 3 months to May 24, 2018.

Location: Northeast quadrant of the intersection of Greentree Road and Interstate 495;
Zone: R-90;
Master Plan: *1992 North Bethesda/Garrett Park Master Plan*;
Property size: 74.83;
Application Accepted: October 25, 2017;
Applicant: Toll Brothers, Inc.



Summary

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

The Application was accepted on October 25, 2017, with a tentative Planning Board date of February 22, 2018. This timely extension request exceeds the 30-day extension that may be granted by the Planning Director; therefore, it requires Planning Board approval. The Applicant is requesting a three-month extension for the Site Plan review period, because more time is needed to adequately address the comments from the Development Review Committee (DRC).

Staff supports the Applicant's request to extend the review period, which sets a tentative Planning Board date on May 24, 2018.

Attachment 1: Applicant's extension request (dated December 29, 2017).

ATTACHMENT 1



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

Effective: December 5, 2014

8787 Georgia Avenue
Silver Spring, Maryland 20910-3760

www.montgomeryplanning.org

Phone 301.495.4550
Fax 301.495.1306

REGULATORY PLAN EXTENSION REQUEST

Request #1

Request #2

MCPB Staff Use Only			
File Number	<u>820170170</u>	MCPB Hearing Date	
Date Received	<u>12/29/2017</u>		

Plan Name: WMAL Amalyn Bethesda

Plan No. 820170170

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: February 22, 2018

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.)

Patricia Harris

Lerch, Early & Brewer

Name

Affiliation/Organization

7600 Wisconsin Aveue

Street Address

Bethesda

Maryland

20814

City

State

Zip Code

(301) 841-3832

Telephone Number ext.

Fax Number

E-mail

We are requesting an extension for 3 months until May 24, 2018

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

The applicant needs additional time to adequately address all of the DRC comments.

Signature of Person Requesting the Extension


Signature

December 29, 2017
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 Board public hearing date of up to 30 days and approve an extension of the Planning Board public hearing date from _____ 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 _____.