



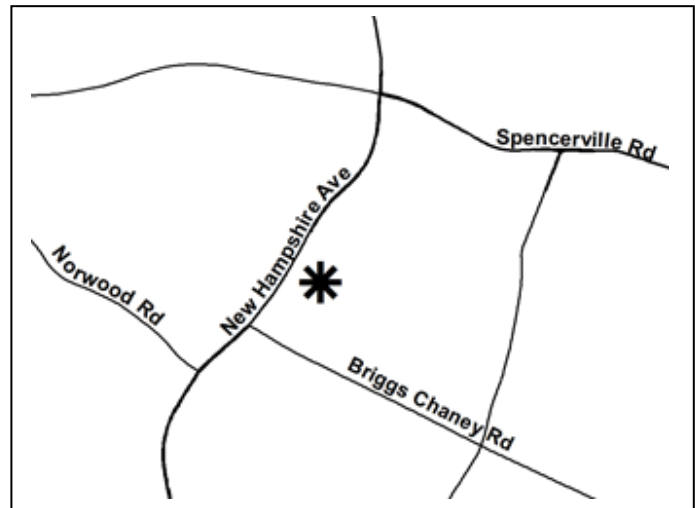
**New Hampshire Ave. Restaurant Redevelopment: Preliminary Plan No. 120180260,
Regulatory Review Extension Request No. 1**

Jpc Jonathan Casey, Senior Planner, Area 3, Jonathan.Casey@montgomeryplanning.org, (301) 495-2162
SP Sandra Pereira, Supervisor, Area 3, Sandra.Pereira@montgomeryplanning.org, (301) 495-2186
RAW Richard Weaver, Chief, Area 3, Richard.Weaver@montgomeryplanning.org, (301) 495-4544

Staff Report Date: 12/12/18

Description

Preliminary Plan No. 120180260, New Hampshire Ave. Restaurant Redevelopment: Request to extend the regulatory review period for Preliminary Plan No. 120180260 until 2/7/2019: Application to create one lot for an eating and drinking establishment (Burger King) with a drive thru, located on the southwest corner of New Hampshire Ave. and Cloverly Street, 0.77 acres, Neighborhood Retail Zone, 1997 Cloverly Master Plan.



Applicant: Potomac Foods Group & Safeway Inc.
Submittal Date: August 6, 2018
Review Basis: Chapter 50

Summary

Section 50.4.1.E of the Subdivision Regulations establishes the review procedures for a Preliminary Plan application and states that:

“the Board must schedule a public hearing to begin within 120 days after the date the Director accepts an application. The Director may postpone the public hearing by up to 30 days once without Board approval. The Director or applicant may request one or more extensions beyond the original 30 days with Board approval. The Board must notice the public hearing and indicate the new hearing date on the Board’s agenda. An application that was filled before February 13, 2017 is not subject to the subsection.”

Preliminary Plan Application No. 120180290 was accepted on August 6, 2018, which established a Planning Board date no later than December 4, 2018. A 30-day extension request was approved by the Director, which establish a Planning Board date no later than January 3, 2019. In a letter dated December 12, 2018, the Applicant has requested an extension for additional time to obtain approval letters from the applicable regulatory agencies and submit final plans. The letter requests a new Planning Board hearing date no later than February 7, 2019, which coincides with the corresponding Site Plan and Site Plan Amendment applications.

Staff recommends **approval** of the extension request.

Attachment: Extension request form



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

MNCPPC Staff Use Only			
File Number	_____	MCPB Hearing Date	_____
Date Received	_____		

Plan Name: New Hampshire Avenue Restaurant Redevelopment Plan No. 120180~~99~~260

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

The Plan is tentatively scheduled for a Planning Board public hearing on: January 3, 2019

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.)

JODY KLINE Attorney for Applicant
Name Affiliation/Organization
200-B MONROE STREET
Street Address
ROCKVILLE MD 20850
City State Zip Code
301.762.5212 jskline@mmeanby.com
Telephone Number ext. Fax Number E-mail

We are requesting an extension for 1.5 months until February 7, 2019

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

Review of ~~the~~ companion site plan applications resulted in a determination that the subject property needed to be replatted. The applicant is finishing work on the details of this preliminary plan and final resubmission should occur during the week of December 17.

Signature of Person Requesting the Extension

JODY KLINE
Signature
JODY S. KLINE

12 DECEMBER 2018
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 _____.