VOB Development, Sketch Plan No. 320190040, Regulatory Extension Request #1

Request to extend the regulatory review period for Sketch Plan No. 320190040 for four months, from January 31, 2019, to May 16, 2019.

Location: in the southeast quadrant of the intersection of Old Georgetown Road and Executive Boulevard.
Master Plan: 2010 White Flint Sector Plan.
Zone: CR 4, C 2.0, R 3.5, H 250.
Property Size: 3.83 acres.
Application Accepted: October 30, 2018.
Applicant: Old Georgetown SAAB Property, LLC; Old Georgetown Nissan Property, LLC; and OGRCAP, LLC.
Review Basis: Chapter 59, Zoning Ordinance.

Summary
Section 59.7.3.3.C of the Zoning Ordinance, generally states that Sketch Plan applications must be scheduled for a public hearing within 90-days after the date an application is accepted.

The Application was accepted on October 30, 2018, with a tentative Planning Board date of January 31, 2019. On January 3, 2019, the Applicant made a timely request for a four-month extension, which exceeds the 30-day extension that can be granted by the Planning Director; therefore, it requires Planning Board approval.

The Applicant is requesting a four-month regulatory extension for the Sketch Plan review period from January 31, 2019, to May 16, 2019, because additional time is required to address significant Planning Department and external agency comments and to allow the Applicant to file a Preliminary Plan, which will be reviewed concurrently with the Sketch Plan.

Staff supports the Applicant’s request to extend the regulatory review period until May 16, 2019.

Attachment 1: Applicant’s extension request (dated January 3, 2019).
Plan Name: Grand Park Development

This is a request for extension of:

- Sketch Plan

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

Name: Patricia Harris
Affiliation/Organization: Lerch, Early & Brewer
Street Address: 7600 Wisconsin Avenue
City: Bethesda
State: Maryland
Zip Code: 20814
Telephone Number: (301) 841-3832
Fax Number: ext. E-mail: paharris@lercheary.com

We are requesting an extension for _________ months until May 16, 2019

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

The applicant is in the process of filing the Preliminary Plan and for efficiency purposes requests that the Sketch Plan and the Preliminary Plan be processed simultaneously, thus requiring an extension of the Sketch Plan processing time period.

Signature of Person Requesting the Extension

[Signature]

January 3, 2019
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 ________________.