

**7025 Longwood Drive, Administrative Subdivision 620190100, Extension Request No. 1**

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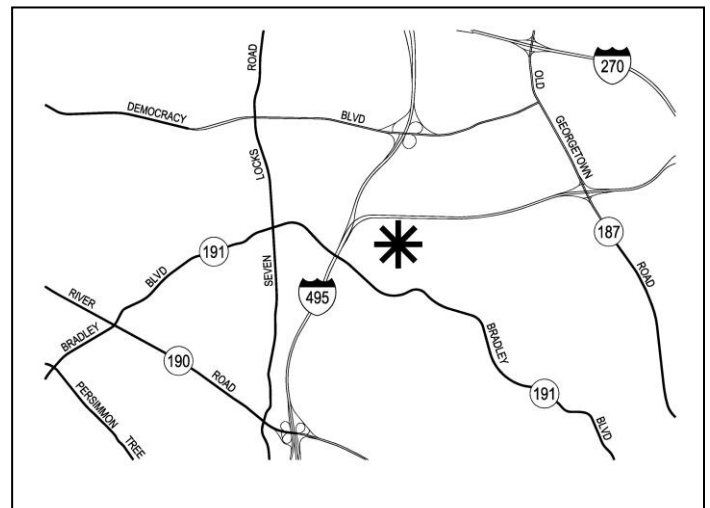
Mark Pfefferle, Area 1 Interim Chief, mark.pfefferle@montgomeryplanning.org, 301.495.4730

**Staff Report Date: 5/31/2019**

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**Description**

- Request to extend the review period for an administrative subdivision plan from July 2, 2019, to September 26, 2019.
- Location: Longwood Drive approximately 280 feet east of Brooke Drive
- Zone: R-200
- Master Plan: 1990 Bethesda-Chevy Chase Master Plan
- Property size: 0.99 acres.
- Applicant: Benning & Associates Inc.
- Acceptance Date: April 3, 2019



**Summary**

Section 50.6.3.B provides a 90-day limit for administrative subdivision plan hearings. The Planning Board may, however, extend this period. The Applicant requested, in an application dated May 23, 2019, that the review period for the Administrative Subdivision Plan be extended from July 2, 2019, to September 26, 2019. The Planning Board hearing on the application may take place before the end of the review period and will be publicly noticed in accordance with the Zoning Ordinance. The extension will allow the Applicant additional time to address DRC comments and coordinate necessary approvals with outside agencies. The Applicant is aware that the project is not supported by Planning Staff, but would like to proceed by addressing other agency comments prior to making their case at the Planning Board. This is the first extension request associated with the subject project.

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

Attachment A: Applicant's extension request



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**REGULATORY PLAN EXTENSION REQUEST**

Request #1       Request #2

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

**Plan Name:** Longwood      **Plan No.** 620190100

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: June 27th

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.)

David McKee	Benning & Associates, Inc.		
<i>Name</i>	<i>Affiliation/Organization</i>		
8933 Shady Grove Court			
<i>Street Address</i>			
Gaithersburg		MD	20877
<i>City</i>		<i>State</i>	<i>Zip Code</i>
(301) 948-0240		dmckee@benninglandplan.com	
<i>Telephone Number</i>	<i>ext.</i>	<i>Fax Number</i>	<i>E-mail</i>

We are requesting an extension for 3 months until September 27th

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

We are requesting an extension for this application to allow more time to address comments received at the Development Review Committee meeting held on April 30th of this year. In addition, more time is needed to obtain approval from outside agencies including approval of the stormwater management concept plan. Comments on the stormwater concept plan from MCDPS were not received until May 9th.

Due to the fact that a 30-day extension would be to the end of July and very near the Planning Board recess in August, we are requesting additional time to avoid the need for another extension should the outside agency approvals not be in-hand in time for a July hearing.

**Signature of Person Requesting the Extension**

David William McKee

Digitally signed by David William McKee  
 DN: c=US, st=MD, l=Gaithersburg, o=Benning & Associates, Inc., cn=David William McKee, email=dmckee@benninglandplan.com  
 Date: 2019.05.23 08:45:08 -0400

\_\_\_\_\_  
*Signature*

\_\_\_\_\_  
*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 \_\_\_\_\_.