



Waredaca Farm, Administrative Subdivision Plan No. 620190090, Regulatory Review Extension Request No. 1

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Completed: 06/28/19

Description

Waredaca Farm, Administrative Subdivision Plan No.

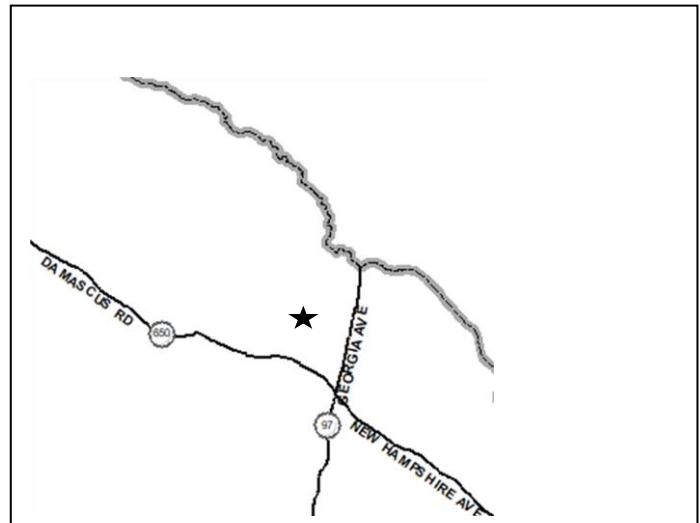
620190090: Request to extend the regulatory review period for Administrative Subdivision Plan No. 620190090 from August 8, 2019 to October 3, 2019: Application to create 1 lot with a frontage waiver, On Howard Chapel Road, North of Damascus Road Parcel: 606; 192.94 acres, Agriculture Reserve (AR), Olney Master Plan.

Recommendation – Approval of the extension request

Applicant: Jeremy Butz

Acceptance Date: 05/08/2019

Review Basis: Chapter 50, Chapter 59, Chapter 22A



Summary

Section 50.6.3.B.3 of the Subdivision Regulations, provides that the Director shall take action on or hold a public hearing for Administrative Subdivision Plans no later than 90 days after the date the applications are accepted. However, the Director may postpone the public hearing by up to 30 days once without Board approval and the Director or applicant may request one or more extensions beyond the original 30 days with Board approval.

Administrative Subdivision Plan No. 620190090 was accepted on May 8, 2019, which established a Planning Board date no later than August 8, 2019. A Planning Board hearing is required because the Application includes a waiver of the frontage requirement. The Applicant is requesting an extension for two months in order to obtain final approvals from MCDOT and MCDPS. This extension is to allow the Application to proceed to the Planning Board in early fall with all appropriate agency approvals.

Granting the extension establishes a Planning Board date no later than Thursday, October 3, 2019.

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

Attachment A: Applicant's Extension Request Form



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

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Effective: February 6, 2019

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REGULATORY REVIEW EXTENSION REQUEST

☒ Request #1

☐ Request #2

M-NCPPC Staff Use Only

File Number	_____	MCPB Hearing Date	_____
Date Received	_____		

Plan Name: Waredaca Farm

Plan No. 620190090

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: 08/08/2019

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.)

David W. McKee

Benning & Associates, Inc.

Name

Affiliation/Organization

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Gaithersburg

MD

20877

City

State

Zip Code

(301) 948-0240

dmckee@benninglandplan.com

Telephone Number

Fax Number

E-mail

We are requesting an extension for 2 months until 10/03/2019

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

The subject application requests approval of one lot including a waiver of the frontage requirement. Because a waiver is being requested, a Planning Board hearing is required.

Outside agency approvals from MCDOT and MCDPS are not yet in-hand and more time is needed to collect these approvals. Since the application is not yet ready to be presented to the Board in July and the Board will be on recess during August, we are requesting an extension of 60 days so that the Plan may be presented to the Board for approval in September or early October.

Signature of Person Requesting the Extension

Signature

06/17/2019

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 _____.