



Cedar Ridge Community Solar, Site Plan No.820200040 – Regulatory Review Extension Request No. 2

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Staff Report Date: 4/17/2020

Description

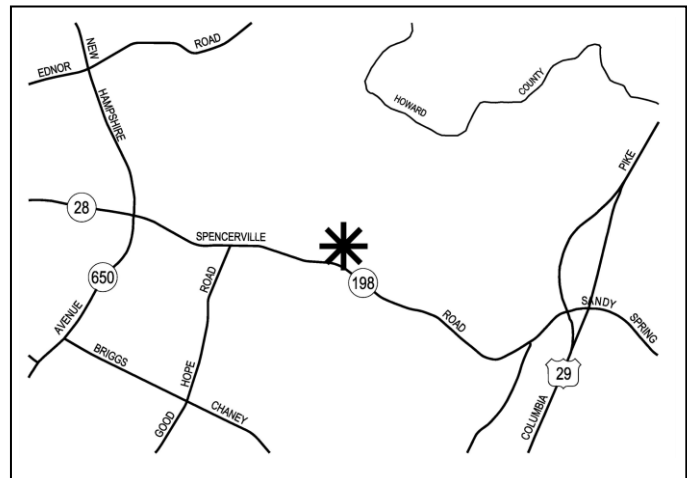
Cedar Ridge Community Solar, Site Plan No.820200040:

Request to extend the regulatory review period by 3 months, from April 30, 2020 until July 30, 2020; Application to install a solar field, 2420 Spencerville Road, on the north side of Spencerville Road, opposite of Thompson Road, RC zone & RE-1 zone, 62.71 acres, 1997 *Cloverly Master Plan*.

Applicant: Cedar Ridge Community Solar, c/o TPE MD MO32, LLC

Accepted Date: December 9, 2019

Review Basis: Chapter 59



Summary

Chapter 59 of the Montgomery County Zoning Ordinance, Section 59.7.3.4.C, provides that the Planning Board shall hold a public hearing for Preliminary and Site Plans no later than 120 days after the date the application(s) 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.

Cedar Ridge Community Solar, Site Plan application was accepted on December 9, 2019, which established a Planning Board date no later than April 2, 2020. The Director granted a 30-day extension, which established a Planning Board date no later than April 30, 2020. The Applicant is requesting a 3-month extension, which will provide sufficient time to present the Historic Preservation Committee and respond to agency comments. Granting this extension establishes a Planning Board date no later than July 30, 2020.

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

Attachment A: Extension request



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

Effective: December 5, 2014

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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: Cedar Ridge Community Solar, c/o TPE MD MO32, LLC

Plan No. 820200040

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: April 30, 2020

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.)

Mark S. Stires

Bowman Consulting

Name

Affiliation/Organization

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Street Address

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City

State

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N/A

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Telephone Number

ext.

Fax Number

E-mail

We are requesting an extension for three (3) months until July 30, 2020

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

TPE and their Design Team respectfully requests more time to respond to comments that we received on 04-14-2020 by County Staff. Additionally, our HPC Hearing is scheduled for 04-22-2020, which may require additional information.

Signature of Person Requesting the Extension

Signature

04-16-2020

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 _____.