MEMORANDUM

DATE:       June 8, 2020

TO:         Montgomery County Planning Board

FROM:       Stephen Smith, Coordinator
            Jay Beatty, Senior Planner
            D.A.R.C. Division
            (301) 495-4522 & (301) 495-2178

SUBJECT:    Informational Maps and Summary of Record Plats for the Planning Board
            Agenda for June 18, 2020

The following record plats are recommended for APPROVAL, subject to the appropriate
conditions of approval of the preliminary plan and site plan, if applicable, and
conditioned on conformance with all requirements of Chapter 50 of the Montgomery
County Code. Attached are specific recommendations and copies of plan drawings for
the record plat. The following plats are included:

220200410     North Bethesda Office Center East
Plat Name: North Bethesda Office Center East
Plat #: 220200410
Location: Located immediately southeast of the intersection of Nicholson Lane and Huff Court
Master Plan: White Flint Sector Plan 2010
Plat Details: CR zone; 2 parcels
Owner: New Lake Waverly Associates, LLC

Staff recommends approval of this minor subdivision plat pursuant to Section 50.7.1.D. of the Subdivision Regulations, which states:

D. Subdivision to reflect ownership. A recorded lot approved for a commercial, industrial, or multi-unit residential use may be resubdivided to create or delete an internal lot to reflect a change in ownership, deed, mortgage, or lease line if:

1. all conditions of approval for the original subdivision that created the lot remain in effect;

2. the total maximum number of trips generated on all new lots created will not exceed the number of trips approved for the lot in the original subdivision;

3. all land in the original subdivision lot is included in the plat; and

4. all necessary code requirements of Chapters 8, 19, and 22 are met and any necessary cross easements, covenants, or other deed restrictions necessary to implement all the conditions of approval on the lot in the original subdivision are executed before recording the plat.

Staff applied the above-noted minor subdivision criteria for the property included in this application and concludes that the proposed subdivision complies with the requirements of Section 50.7.1.D. and supports this minor subdivision record plat.