

Snowdens Manor: Preliminary Plan No. 120200230, Regulatory Review Extension Request No. 1

AG Angelica Gonzalez, Planner Coordinator, Upcounty Planning, Angelica.Gonzalez@Montgomeryplanning.org, (301) 495-4583

SP Sandra Pereira, Supervisor, Upcounty Planning, Sandra.Pereira@montgomeryplanning.org, (301) 495-2186

CS Carrie Sanders, Interim Chief, Upcounty Planning, Carrie.Sanders@Montgomeryplanning.org (301) 495-4653

Staff Report Date: 10/2/20

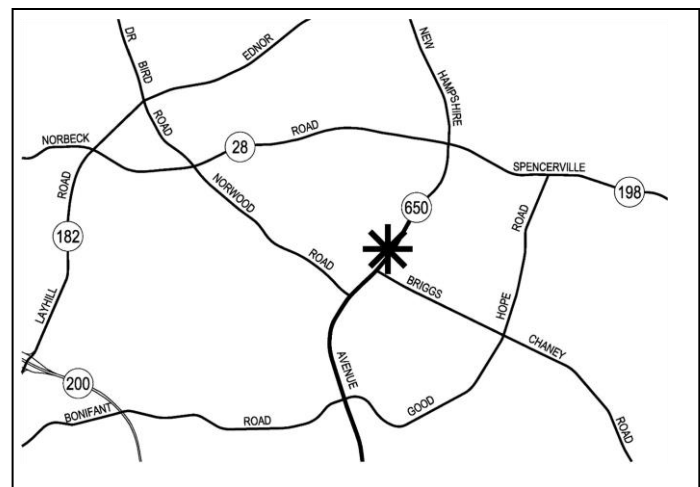
Description

Snowdens Manor: Preliminary Plan No. 120200230:
Request to extend the regulatory review period for an additional two months until December 18, 2020; Application to create one lot for a restaurant and associated outdoor dining area; 0.58 acre; NR-0.75 H-45 Zone; located approximately 800-feet north of the intersection of New Hampshire Avenue and Briggs Chaney Road; 1997 Cloverly Master Plan.

Applicant: Shahzad Haider

Acceptance Date: June 19, 2020

Review Basis: Chapter 50 & Chapter 59



Summary

Section 50.4.1.E of the Subdivision Regulations and Section 59.7.3.4.C of the Montgomery County Zoning Ordinance 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.

The Snowdens Manor Preliminary Plan application was accepted on June 19, 2020, which established a Planning Board date no later than October 15, 2020. The Applicant is requesting an additional two-month extension to address outstanding issues related to fire access and master plan conformance as well as obtain the necessary approvals from MCDPS Fire Department Access and Water Supply Section (Attachment A). Granting the extension establishes a Planning Board date no later than December 18, 2020.

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

Attachment A: Applicant's Extension request

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 _____.