

IGLESIA VIDA NUEVA CHURCH, 120210020

REGULATORY REVIEW EXTENSION REQUEST NO. 3

Description

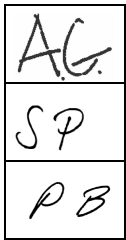
Request to extend the regulatory review period for an additional 3 months until May 5, 2022;
Application to create one lot for a religious assembly with capacity for up to 294 persons.

No. 120210020

Completed: 1-14-2022

MCPB
Consent Item
1-27-2022

Montgomery County
Planning Board
2425 Reddie Drive,
Floor 14
Wheaton, MD 20902



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 **Summary:**

- Section 50.4.1.E of the Subdivision Regulations of the Montgomery County Zoning Ordinance provides that the Planning Board shall hold a public hearing for Preliminary Plans no later than 120 days after the date the application is accepted.
- The Iglesia Vida Nueva Church Preliminary Plan application was accepted on April 6, 2021, which established a Planning Board date no later than August 5, 2021. On July 1, 2021 the Planning Board approved an extension request until November 5, 2021. On October 28, 2021 the Planning Board approved an additional 3-month extension request until February 5, 2022.
- The Applicant is requesting an additional extension to address staff comments related to transportation, environment, and to obtain necessary approval letters (Attachment A). Granting the extension establishes a Planning Board date no later than May 5, 2022.
- Staff recommends approval of this extension request.

LOCATION/ADDRESS

Approximately 800 feet from the intersection of Old Columbia Pike and Randolph Road

MASTER PLAN

1997 Fairland Master Plan

ZONE

RE-2C Zone

PROPERTY SIZE

4.1 Acres

APPLICANT

Iglesia Vida Nueva Church

ACCEPTANCE DATE

April 6, 2021

REVIEW BASIS

Chapter 50 & 59



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

Effective: January 29, 2021

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REGULATORY REVIEW EXTENSION REQUEST

Request #1 Request #2

Table with 4 columns: File Number, Date Received, M-NCPPC Staff Use Only, MCPB Hearing Date

Plan Name: Iglesia Vida Nueva Church Plan No. 120210020

This is a request for extension of: Project Plan, Preliminary Plan, Sketch Plan, Site Plan

The Plan is tentatively scheduled for a Planning Board public hearing on: 02/05/2022

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.)

Form fields for Name, Affiliation/Organization, Street Address, City, State, Zip Code, Telephone Number, Fax Number, E-mail

We are requesting an extension for 3 months until 05/05/2022

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

Plans were revised and resubmitted in early December to address all comments. All plan issues have been resolved. However, new comments were received from MNCPC staff on 12/15/21. Most notably, a request to survey and identify all trees with a diameter of 1" or larger within the project limit-of-disturbance area has been requested. This is due to the fact that the subject site is within the environmental setting of a historical resource. A survey of 1" or larger trees including trees in forest is a large undertaking which is currently underway. An extension is needed in order to address this new request. An extension of 90 days is being requested at this time so that this new information can be obtained and submitted, and to give MNCPPC staff time to review and process the information.

Signature of Person Requesting the Extension

Signature: David W. McKee

Date: 01/10/2022

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 _____.