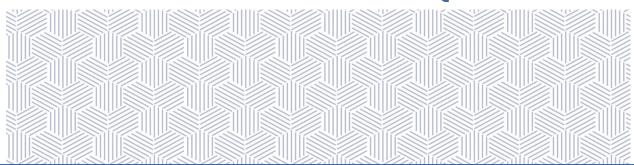
# **™** Montgomery Planning

# ADDITION TO RAY'S ADVENTURE, PRELIMINARY PLAN NO. 120200030 REGULATORY REVIEW EXTENSION REQUEST NO. 3



# **Description**

Request to extend the regulatory review period until January 12, 2023 for a Preliminary Plan application to create three lots.

No. 120200030
Completed: 10-7-2022

MCPB
11-03-2022

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

Montgomeryplanning.org

# **Planning Staff**



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### LOCATION/ADDRESS

Approximately 225 feet south of the intersection of Woodfield Road and Log House Road

#### **MASTER PLAN**

2006 Damascus Master Plan

#### ZONE

R-200 Zone

#### **PROPERTY SIZE**

1.65 Acres

#### **APPLICANT**

Alejandro Martinez

#### **ACCEPTANCE DATE**

December 1, 2021

#### **REVIEW BASIS**

Chapter 50 and 59



# **Summary**:

- Section 50.4.1.E of the Subdivision Regulations generally states that the Planning Board shall hold a public hearing for Preliminary Plans no later than 120 days after the date the application is accepted.
- Preliminary Plan No. 120200030 was accepted on December 1, 2021, which established a Planning Board date no later than March 31, 2022. On March 31, 2022, the Planning Board approved a first extension until June 23, 2022. On June 23, 2022, the Planning Board approved a second extension until October 27, 2022.
- The Applicant is requesting a third extension to address staff comments related to site access and road dedication (Attachment A). Granting the extension establishes a Planning Board date no later than January 12, 2023.
- Staff recommends approval of this extension request.



Signature

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

2425 Reedie Drive

Phone 301.495.4550

Effective: January 29, 2021

Date

Wheaton, Maryland 20902		www.montgo	meryplanning.org		Fax 301.495.130		
REGULATORY REVIE	W EXT	ENSION R	REQUEST				
			☐ Request a	#1 ☐ Requ	uest #2		
File Number		M-NCPPC	Staff Use Only				
Date Received			MCPB Hearing Date				
Plan Name:				Plan No			
This is a request for extension of:	_ _	Project Plan Preliminary P	lan 🚨	Sketch Plan Site Plan			
The Plan is tentatively scheduled	for a Planr	ning Board pub	lic hearing on:				
The Planning Director may postpo beyond 30 days require approval				nout Planning Boa	ard approval. Extensions		
Person requesting the extensio	n:						
☐ Owner, ☐ Owner's Representative	e, 🛭 Staff	(check applicable.	.)				
Name		Affiliation/Organization					
Street Address							
City				State	Zip Code		
Telephone Number Fax Nu	mber	E-mail					
We are requesting an extension for	or	months ur	ntil — 202	3			
Describe the nature of the extensi	on reques	t. Provide a se	parate sheet if ne	cessary.			
	•		•				
Signature of Person Requesting	រ the Exte	nsion					
Michele McDaniel	? Rosen	feld					

# **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 Plann	ing 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
·	