

**BRICKYARD ESTATES, ADMINISTRATIVE SUBDIVISION PLAN  
NO. 620230150, FOREST CONSERVATION PLAN NO. F20230390  
REGULATORY EXTENSION REQUEST NO. 2**

**Description**

Request to extend review period on November 2, 2023 to January 25, 2024; Application to create three (3) lots for three (3) single-family detached units.

No. 620230150

Completed:  
October 13, 2023

MCPB  
Item No. [X]  
November 2, 2023

2425 Reddie Drive  
Floor 14  
Wheaton, MD 20902

## Planning Staff

AD

Alexandra Duprey, Planner II, Upcounty Planning, [Alexandra.Duprey@montgomeryplanning.org](mailto:Alexandra.Duprey@montgomeryplanning.org), 301-495-1309

SP

Sandra Pereira, Supervisor, Upcounty Planning, [Sandra.Pereira@montgomeryplanning.org](mailto:Sandra.Pereira@montgomeryplanning.org), 301-495-2186

Patrick Butler, Chief, Upcounty Planning, [Patrick.Butler@montgomeryplanning.org](mailto:Patrick.Butler@montgomeryplanning.org), 301-495-4561

### LOCATION/ADDRESS

7601 Brickyard Road, Potomac

### MASTER PLAN

2002 Potomac Subregion Master Plan

### ZONE

Residential Estate – 2 (RE-2)

### PROPERTY SIZE

6.64 acres

### APPLICANT

7601 Brickyard, LLC

### ACCEPTANCE DATE

August 3, 2023

### REVIEW BASIS

Chapter 50, 59, and 22A

## Summary:

- Section 50.4.1.E of the Subdivision Regulations provides a 90-day review period for Administrative Subdivision Plans. The Planning Board may, however, extend this period.
- The Administrative Subdivision Plan Application was accepted on August 3, 2023, establishing a Planning Board approval date no later than October 5, 2023. The Director approved one extension for this Application extending the review period to November 2, 2023.
- The Applicant is requesting that the review period for the Administrative Subdivision Plan be extended three months from November 2, 2023 to January 25, 2024.
- This extension will allow the Applicant time to resolve frontage improvement comments from the Department of Transportation and lot layout comments from Planning staff.
- The Planning Board hearing on the application may take place before the end of the review period and will be publicly noticed in accordance with the Zoning Ordinance.
- Staff recommends APPROVAL of the extension request.

Attachment: Applicant's Extension Request



2425 Reedie Drive  
 Wheaton, Maryland 20902

www.montgomeryplanning.org

Effective: January 29, 2021

Phone 301.495.4550  
 Fax 301.495.1306

**REGULATORY REVIEW EXTENSION REQUEST**

Request #1

Request #2

M-NCPPC Staff Use Only			
File Number	_____	MCPB Hearing Date	_____
Date Received	_____		

**Plan Name:** \_\_\_\_\_ **Plan No.** \_\_\_\_\_

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

The Plan is tentatively scheduled for a Planning Board public hearing on: \_\_\_\_\_

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.)

Name \_\_\_\_\_ Affiliation/Organization \_\_\_\_\_

Street Address \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

Telephone Number \_\_\_\_\_ Fax Number \_\_\_\_\_ E-mail \_\_\_\_\_

We are requesting an extension for \_\_\_\_\_ months until \_\_\_\_\_

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

**Signature of Person Requesting the Extension**



Signature

\_\_\_\_\_ Date