

**BRADLEY HILLS - 5315 GOLDSBORO ROAD, ADMINISTRATIVE  
SUBDIVISION NO. 620240130, REGULATORY EXTENSION  
REQUEST NO. 1**

Description

First request to extend the review period, from July 2, 2024 to October 3, 2024, for an Application to create two lots for a single-family detached unit on each lot within the 1990 *Bethesda Chevy Chase Master Plan* and the R-90 Zone. The extension will allow the Applicant time to complete responses to DRC comments for resubmittal to Planning staff and other County agencies for review while also addressing numerous community concerns.

No. 620240130

Completed: June 14, 2024

MCPB

Item No. Preliminary

Matters

June 27, 2024

2425 Reddie Drive

Floor 14

Wheaton, MD 20902

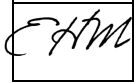
## Planning Staff



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### LOCATION/ADDRESS

5315 Goldsboro Road

### MASTER PLAN

1990 Bethesda Chevy Chase Master Plan

### ZONE

R- 90 Zone

### PROPERTY SIZE

1.04 Acres

### APPLICANT

Karka Holdings LLC

### ACCEPTANCE DATE

April 3, 2024

### REVIEW BASIS

Section 50.6.3.B

## Summary

- Section 50.6.3.B of the Subdivision Regulations generally states that an Administrative Subdivision Plan must be acted upon by the Planning Director or scheduled for a public hearing within 90 days after the date of acceptance. For this application, the last Planning Board date within the 90-day period is July 2, 2024. The Planning Board may, however, extend this period.
- The Development Review Committee (DRC) meeting for this application was held on April 23, 2024
- The Applicant is requesting a three (3) month extension of the review period to October 3, 2024.
- This extension will allow the Applicant time to Address DRC comments and resolve community concerns relating to layout, retaining walls, drainage/erosion, tree removal/replanting and a disputed property line.
- 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:

A. Applicant's Request