7749 OLD GEORGETOWN ROAD EXTENSION REQUEST NO. 1

PRELIMINARY PLAN NO. 120240070, SITE PLAN NO. 820240090 & FOREST CONSERVATION PLAN NO. F20241020



Description

Request to extend the review period, from December 5, 2024 to January 9, 2025, for an application to create one lot for a 246,000 square foot mixed-use building containing up to 6,000 square feet of ground floor commercial and up to 270 units above with 15% MPDUs. This extension will allow the Applicant time to finalize agency approvals.

COMPLETED: 11/25/2024 PLANNING BOARD HEARING DATE: 12/5/2024 MCPB ITEM NO. 3

> Montgomery County Planning Board 2425 Reedie Drive, Floor 14 Wheaton MD 20902 Montgomeryplanning.org

Planning Staff



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Elza Hisel-McCoy, Chief, Downcounty Planning, Elza.Hisel-McCoy@montgomeryplanning.org, 301.495.2115

LOCATION/ADDRESS

Located in the southeast quadrant of the intersection of Old Georgetown Road & St Elmo Avenue

MASTER PLAN

2017 Bethesda Downtown Plan

ZONE

CR-5.0, C-5.0, R-5.0, H-175 and the Bethesda Overlay Zone

PROPERTY SIZE

0.72 acres

APPLICANT

Stonebridge

ACCEPTANCE DATE

October 2, 2024

REVIEW BASIS

Chapter 50 & Chapter 59



- Section 50.4.1.E provides a 120-day review period for Preliminary Plan hearings and Section 59.7.3.4.C provides a 120-day review period for Site Plan hearings. The Planning Board may, however, extend this period.
- The Application was accepted on August 7, 2024, which established a Planning Board date no later than December 5, 2024.
- The Applicant is requesting an additional 35-day extension of the review period to January 9, 2024.
- This extension will allow the Applicant time to finalize agency approvals.
- 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

7749 Old Georgetown Road, Extension Request #1

			Page 1 of 2
	inty Planning Depa I Capital Park and Pl		Effective: January 29, 2021
2425 Reedie Drive Wheaton, Maryland 20902	www.montgomeryplanning.org		Phone 301.495.4550 Fax 301.495.1306
REGULATORY REVIE	WEXTENSION	REQUEST	
		Request #1	Request #2
	M-NCPP	C Staff Use Only	
File Number Date Received		MCPB Hearing Date	
Plan Name:		Plan N	lo
This is a request for extension of:	Project PlanPreliminary I	□ Sketch Plan □ Site Pla	Plan 820240090 an
The Plan is tentatively scheduled	for a Planning Board pu	olic hearing on:	
The Planning Director may postpo beyond 30 days require approval			nning Board approval. Extensions
Person requesting the extension		e.) Affiliation/Organization	
Street Address			
City		State	Zip Code
Telephone Number Fax Nu	mber E-mail		
We are requesting an extension f	or months u	intil	
Describe the nature of the extens	ion request. Provide a s	eparate sheet if necessary.	
			1

Signature of Person Requesting the Extension

Matthew Gordon

Signature

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