

**ANCIENT OAK
ADMINISTRATIVE SUBDIVISION PLAN NO. 620240220 AND
PRELIMINARY/FINAL FOREST CONSERVATION PLAN NO. F20241000
REGULATORY REVIEW EXTENSION REQUEST NO. 3**

Description

Request to extend the regulatory review period to May 8, 2025: Application to create two lots for two single-family detached units.

No. 620240220 & F20241000
Completed: 1-31-2025

MCPB
01-16-25

2425 Reedie Drive
Floor 14
Wheaton, MD 20902

MC

Mariah Clayborne, Planner II, Upcounty Planning, Mariah.clayborne@montgomeryplanning.org, 301-495-4535

SP

Sandra Pereira, Supervisor, Upcounty Planning, Sandra.Pereira@montgomeryplanning.org, 301-495-2186

Patrick Butler, Chief, Upcounty Planning, Patrick.Butler@montgomeryplanning.org, 301-495-4561

LOCATION

13330 Darnestown Road, Gaithersburg, MD

MASTER PLAN

2002 Potomac Subregion

ZONE

RE-200

PROPERTY SIZE

2.26 Acres

APPLICANT

Packard & Associates, LLC

ACCEPTANCE DATE

July 24, 2024

REVIEW BASIS

Chapters 22A, 50, 59



Summary

- Section 50.6.3.B.4 of the Subdivision Regulations generally states that Administrative Subdivision Plan applications must be scheduled for a public hearing within 90 days after the date of acceptance.
- Application for Administrative Subdivision Plan No. 620240220 was accepted on July 24, 2024, which established a Planning Board date no later than October 22, 2024.
- On October 17, 2024, the Planning Board approved a three (3) month review period extension until January 16, 2025.
- On January 16, 2025, the Planning Board approved a 30-day extension until February 13, 2025.
- The Applicant now requests a three (3) month extension of the review period until May 8, 2025.
- The extension will allow the Applicant time to obtain the necessary agency approval letters.
- Staff recommends APPROVAL of the extension request.

Attachment A: Extension Request form



2425 Reddie 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 Date Received | _____ _____ | MCPB Hearing Date | _____ |

Plan Name: _____ **Plan No.** _____

This is a request for extension of:

| | |
|---|--------------------------------------|
| <input type="checkbox"/> Project Plan | <input type="checkbox"/> Sketch Plan |
| <input type="checkbox"/> Preliminary Plan | <input type="checkbox"/> 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

Mariah Clayborne

Signature

2/4/2025

Date

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 _____.