Montgomery Planning

ADVENTIST HEALTHCARE SHADY GROVE MEDICAL CENTER

SITE PLAN NO. 81999024K

REGULATORY EXTENSION REQUEST NO. 2

Request to extend the regulatory review period from November 7, 2026 to May 7, 2027 for a Site Plan Amendment to fulfill the requirement of Condition No. 8.c., from Site Plan No. 81999024I, for the proposed Life Sciences Center Trail Loop. Condition No. 8.c. requires a Site Plan amendment for the Life Sciences Center Trail Loop prior to the final Use and Occupancy Permit for the Patient Tower.

COMPLETED: 10/30/2026
PLANNING BOARD HEARING DATE: 11/5/2026
MCPB ITEM NO. 3

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

Planning Staff

JS	Jeffrey M. Server, Planner III, West County Planning, Jeffrey.Server@montgomeryplanning.org, 301-495-4513
SD	Stephanie Dickel, Supervisor, West County Planning, Stephanie.Dickel@montgomeryplanning.org, 301-495-4527
EHM	Elza Hisel-McCoy, Chief, West County Planning, Elza.Hisel-McCoy@montgomeryplanning.org, 301-495-2115

LOCATION/ADDRESS

Northwest corner of intersection of Medical Center Drive and Medical Center Way

MASTER PLAN

2024 *Great Seneca Plan*

ZONE

LSC-1.5, H-150'; reviewed under the Zoning Code in effect on October 29, 2014

PROPERTY SIZE

39.16 acres

APPLICANT

Adventist HealthCare at Shady Grove Medical Center

ACCEPTANCE DATE

March 9, 2026

REVIEW BASIS

Chapters 50 and 59

Summary

- 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 March 9, 2026, which established a Planning Board date no later than July 2, 2026. The Planning Board approved an extension request for 4 months establishing a hearing date no later than November 5, 2026.
- The Site Plan Amendment proposes to fulfill the requirement of Condition No. 8.c., from Site Plan No. 81999024I, for the Life Sciences Center Trail Loop. Condition No. 8.c. requires a Site Plan amendment for the Life Sciences Center Trail Loop prior to the final Use and Occupancy Permit for the Patient Tower.
- The Applicant is requesting an additional 6-month extension of the review period to May 7, 2027.
- This extension will allow the Applicant time to address design and implementation issues.
- 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

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

2425 Reedie Drive
Wheaton, Maryland 20902

www.montgomeryplanning.org

Phone 301.495.4550
Fax 301.495.1306

Effective: December 4, 2024

REGULATORY REVIEW EXTENSION REQUEST

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

Plan Name: Adventist HealthCare Shady Grove Medical Center **Plan No.** 81999024K

This is a request for extension of:

- ☐ Project Plan
- ☐ Preliminary Plan
- ☐ Sketch Plan
- ☑ Site Plan

The Plan is tentatively scheduled for a Planning Board public hearing on (this date is the last scheduled Planning Board hearing date within the review period): 11/05/2026
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.)*

Patrick L. O'Neil	Lerch, Early & Brewer, Chtd.
Name	*Affiliation/Organization*
7600 Wisconsin Ave., Suite 700	
Street Address	
Bethesda	MD 20814
City	*State* *Zip Code*
(301) 657-0738	ploneil@lerchearly.com
Telephone Number *Fax Number*	*E-mail*

We are requesting an extension for 6 ☐ days/ ☑ months until 05/06/2027 (this date must be a scheduled Planning Board hearing date).

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

Additional time is needed to address design and implementation issues with Planning Staff and applicable agencies.

Signature of Person Requesting the Extension

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Signature

10/29/2026
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 one extension 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 _____ (this date must be a schedule Planning Board hearing date).

_____ _____

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 of the Planning Board public hearing date from _____ until _____ (this date must be a scheduled Planning Board public hearing date).