



MONTGOMERY COUNTY PLANNING DEPARTMENT
THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION

CONSENT ITEM
MCPB 05-06-2012

MEMORANDUM

DATE: April 20, 2012
TO: Montgomery County Planning Board
VIA: Rose Krasnow, Chief
Area 1
FROM: John Marcolin, Planner Coordinator
Lead Reviewer, Area 1
301.495.4547
john.marcolin@montgomeryplanning.org

REVIEW TYPE: **Project Plan Review**
CASE #: **920120020**
PROJECT NAME: **Fenton Street**

APPLYING FOR: Extension of the 90-day review period for a project plan from May 3, 2012, to May 31, 2012

REVIEW BASIS: Div. 59-D-2.0 of Montgomery County Zoning Ordinance

ZONE: CBD-1, CBD-0.5 and R-60
LOCATION: Fenton Village
MASTER PLAN: Silver Spring CBD Sector Plan

APPLICANT: Fenton Development, LLC
FILING DATE: February 6, 2012
HEARING DATE: May 3, 2012

Section 59-D-2.2 of the Montgomery County Zoning Ordinance provides that the Planning Board shall hold a public hearing no later than 90 days after the filing of a project plan application, though the Board may extend this period. For this proposal, the 90-day deadline is May 3, 2012.

The Applicant requests, in a letter dated April 19, 2012 (attached), that the Board extend the review period for an additional 28 days in order for the Applicant to continue addressing the comments received at the Development Review Committee meeting from March 19, 2012. Staff recommends **APPROVAL** of this request.

Approval signatures

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LINOWES
AND BLOCHER LLP
ATTORNEYS AT LAW

April 19, 2012

Scott C. Wallace
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By Email Delivery

Françoise M. Carrier, Chairman
Montgomery Planning Board
The Maryland-National Capital Park
and Planning Commission
8787 Georgia Avenue
Silver Spring, Maryland 20910

Re: Fenton Street – Project Plan No. 920120020 (the “Project Plan”)

Dear Chairman Carrier:

This office represents Fenton Development, LLC (“Fenton”), the applicant for the referenced Project Plan, which was filed on February 6, 2012 (“Fenton”). Pursuant to Section 59-D-2.2 of the Zoning Ordinance, Fenton requests an extension of the statutory requirement for a public hearing on the Project Plan to be held within 90 days of filing of the Project Plan application. The extension is requested to allow for the public hearing on the Project Plan to be held on May 31, 2012. We understand that Development Review Staff has no objection to this request and we do not believe the extension will cause any hardship or prejudice to any interested party.

If you have any questions on this request, please do not hesitate to contact me. Thank you.

Very truly yours,

LINOWES AND BLOCHER LLP


Scott C. Wallace

cc: Ms. Rose Krasnow
Mr. Robert Kronenberg
Mr. John Marcolin
Mr. Jon Carr
Mr. Josh Adler
Mr. Bill Landfair

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