



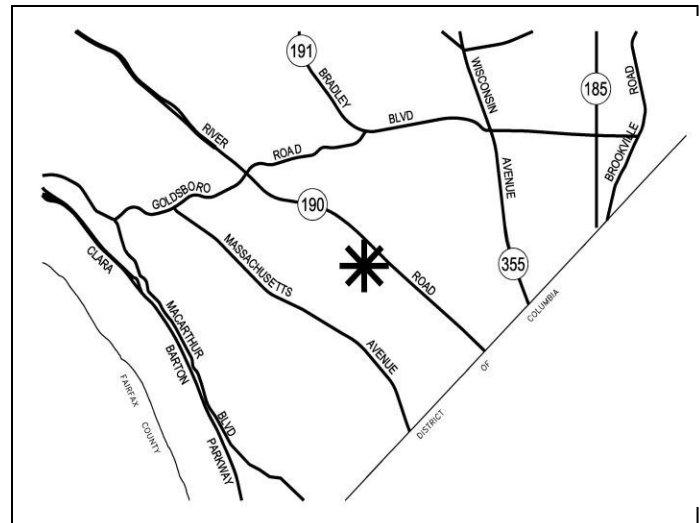
Westbard Self Storage, Preliminary Plan 120170280, Site Plan 820170110

- NB** Neil Braunstein, Planner Coordinator, Area 1, neil.braunstein@montgomeryplanning.org, (301) 495-4532
CU Elza Hisel-McCoy, Supervisor, Area 1, elza.hisel-mccoy@montgomeryplanning.org, (301) 495-2115
PAK Robert Kronenberg, Chief, Area 1, robert.kronenberg@montgomeryplanning.org, (301) 495-2187

Staff Report Date: 10/13/17

Description

- Location: On a private road paralleling the Capital Crescent Trail, 100 feet south of River Road
- Zone: IM-2.5 and R-10
- Master Plan: *Westbard Sector Plan*
- Property size: 1.37 gross acres
- Request to extend the review period for a preliminary plan and site plan by 26 days, from November 18, 2017 to December 14, 2017
- Applicant: Bethesda Self Storage Partners, LLC
- Acceptance Date: June 21, 2017



Summary

Staff Recommendation: Approval of the extension.

Section 7.3.4.C of the Zoning Ordinance provides that the Planning Board shall hold a public hearing no later than 120 days after the filing of a site plan, and Section 4.1.E of the Subdivision Regulations provides that the Planning Board shall hold a public hearing no later than 120 days after the filing of a preliminary plan. The Planning Board may, however, extend this period. Several complex issues raised at the Development Review Committee meeting of July 11, 2017, are still being resolved, including design of the building and location of the building footprint. The applicant has requested, in an application dated October 4, 2017, that the review period for the preliminary and site plans be extended for up to 26 days, from November 18, 2017, until no later than December 14, 2017, to allow the remaining issues to be resolved.

Staff recommends **APPROVAL** of the extension request.

Attachment A: Applicant's extension request



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

Effective: December 5, 2014

8787 Georgia Avenue
 Silver Spring, Maryland 20910-3760

www.montgomeryplanning.org

Phone 301.495.4550
 Fax 301.495.1306

REGULATORY PLAN EXTENSION REQUEST

Request #1 Request #2

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

Plan Name: Westbard Self Storage Prelim. Plan No. 120170280 **Plan No.** Site 820170110

This is a request for extension of: Project Plan Sketch Plan
 Preliminary Plan Site Plan

The Plan is tentatively scheduled for a Planning Board public hearing on: November 16, 2017

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.)

| | | | |
|--------------------------------------|----------------|---|-----------------|
| Timothy Dugan | | Shulman Rogers/Attorney for the Applicant | |
| <i>Name</i> | | <i>Affiliation/Organization</i> | |
| 12505 Park Potomac Avenue, 6th Floor | | | |
| <i>Street Address</i> | | | |
| Potomac | | Maryland | 20854 |
| <i>City</i> | | <i>State</i> | <i>Zip Code</i> |
| (301) 230-5228 | (301) 230-2891 | tdugan@shulmanrogers.com | |
| <i>Telephone Number</i> | <i>ext.</i> | <i>Fax Number</i> | <i>E-mail</i> |

We are requesting an extension for 1 months until December 14, 2017

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

We request the Planning Board to grant a 1 month extension to afford adequate to coordinate design and other considerations with the DRC members and to otherwise prepare the two Applications for consideration by the Planning Board.

Signature of Person Requesting the Extension

Signature

10/4/2017
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 _____.