

Agenda for Montgomery County Planning Board Meeting
Thursday, December 16, 2004, 9:30 A.M.
8787 Georgia Avenue
Silver Spring, MD 20910-3760

Board Action

Roll Call Approval of Minutes: July 1, 2004 Commissioners' Reports Directors' Reports Reconsideration Requests Adoption of Opinions	
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GENERAL MEETING (Third Floor Conference Room, 8787 Georgia Avenue, Silver Spring)

- A. Administrative Items
- B. *Closed Session pursuant to Maryland Government Code Annotated Section 10-508(a) (13) (to comply with a specific constitutional, statutory, or judicially imposed requirement that prevents public disclosures about a particular proceeding or matter) (Subject: Approval of Closed Session minutes)*
- C. *Closed Session pursuant to Maryland Government Code Annotated Section 10-508 (a) (2) (Subject: "Proposed Donation for a Memorial along the Capital Crescent Trail" - Approve project in principle)*
- D. *Closed Session pursuant to Maryland Government Code Annotated Section 10 508 (a) (7) (consult with counsel to obtain legal advice) (Subject: Planning Board Rules of Procedures)*
- E. *Closed Session pursuant to Maryland Government Code Annotated Section 10-508 (a) (7) (consult with counsel to obtain legal advice) (Subject: Interagency Agreement Re: Roads)*

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

1. **City of Rockville Annexation Petition – ANX2004-00135**

Located at 9604 Veirs Drive, Rockville; Potomac Subregion Master Plan Area.
Reclassification from the County’s RE-1 Zone to the City’s R-E (Residential Estate) Zone;
37,600 square feet.

Staff Recommendation: Approval to transmit comments.

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

2. **Zoning Text Amendment No. 04-25**

Introduced by Councilmembers Floreen Knapp and Subin; amend the Zoning Ordinance to add “Camp retreat, non-profit” as a use permitted by right in the Rural Cluster zone, under certain circumstances; and add a definition for the term “Camp retreat, non-profit”

Staff Recommendation: Approval.

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

3. **Preliminary Plan No. 1-03089 Glen Mill Knolls (Resubdivision)**

RE-1 Zone; 4.76 acres; four (4) lots; four (4) one family detached dwelling units

Community water and community sewer

Located on the north side of Boswell Lane, approximately 800 feet east of the Glen Mill Road intersection

Applicant: R. A. M. Investing Ltd.

Engineer: Macris, Hendricks and Glascock, P. A.

Attorney: DuFour and Orens

Planning Area: Potomac

Staff recommendation: Approval, subject to conditions:

******* See Staff Memorandum for Discussion and Conditions *******

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

4. Worksession #4: Woodmont Triangle Sector Plan Amendment

Staff Recommendation: Approved to Transmit to the County Council. (No public testimony will be taken at this time)

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

5. Site Plan Review No. 8-96026A, Brookdale (4618 Harrison Street)

R-60 zone; 0.2 acres; one single-family detached dwelling unit; on Harrison Street, south west of Harrison/Murray Road; Bethesda/Chevy Chase.

APPLICANT: Dale B. Shields

ENGINEER: James C. Glascock, P.E

Staff Recommendation: Approval with conditions.

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

6. **Preliminary Plan Review No. 1-04105 Roberts Landing (Phase One)**

R-200 Zone; 78.47 total acres; twenty-six (26) lots requested; twenty-six (26) single-family detached dwelling units

Community water and private septic

Located on the north side of Turkey Foot Road approximately 125 feet west of Jones Lane

Applicant: Classic Community Corporation

Engineer: Gutschick, Little & Weber

Planning Area: Potomac

Staff recommendation: Approval, subject to conditions:

******* See Staff Memorandum for Discussion and Conditions *******

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

7. **Preliminary Plan Review No. 1-02022 Casey at Mill Creek**

R-90 Zone; 65.59 acres; one hundred eighty-four (184) lots requested; ninety-two (92) one family detached and (92) one family attached, including twenty-three (23) MPDU's

Community water and community sewer

Located at the southern terminus of Amity Lane, south of Ridge Road

Applicant: Oxbridge Development

Engineer: Dewberry

Attorney: Linowes and Blocher

Planning Area: Shady Grove Sector Plan

Staff Recommendation: Approval, subject to conditions:

******* See Staff Memorandum for Discussion and Conditions *******

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

8. Record Plats

Staff Recommendation: Pursuant to section 50-38, the following resolution is recommended for approval subject to conformance with all requirements of Chapter 50 of the Montgomery County Code.

Resolution # MCPB 04-22, Union Cemetery
 Located in the southwest quadrant of the intersection of Spencerville Road and Kruhm Road
 RE-1 Zone, 1 Parcel
 Community Water and Community Sewer
 Planning Area: Fairland
 Union Cemetery Association of Montgomery County, Inc. Applicant

Staff Recommendation: The following record plats are recommended for APPROVAL, subject to the appropriate conditions of approval of the preliminary plans and site plans if applicable, and conditioned on conformance with all requirements of Chapter 50 of the Montgomery County Code.

2-05101 Cross Creek Club
 to Plat No. East of Briggs Chaney Road, end of English Turn Drive
 2-05104 R-200 Zone, 5 Parcels
 Community Water, Community Sewer
 Planning Area: Fairland
 Bear Corporation, Applicant

2-05105 Clarksburg Town Center
 to Plat No. Southeast of Snowden Farm Parkway and Clarks burg Road, North of
 2-05107 Overlook Park Drive
 RMX Zone, 9 Parcels
 Community Water, Community Sewer
 Planning Area: Clarksburg & Vicinity
 Terrabrook Clarksburg L.L.C., Applicant

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

9. **Local Map Amendment No. G-828: Forest Glen Venture, LLC**

Applicant, request reclassification of land (approximately 32 acres) from the R-90 zone to the PD-15 zone for approximately 277 residential units; located at Parcel 1 & Parcel 2 of the National Park Seminary, Silver Spring

Staff Recommendation: Approval. (Public testimony will be limited to 1.5 hrs)

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action: