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9:00 A.M.  PLANNING BOARD MEETING (MRO Auditorium, 8787 Georgia Avenue, Silver Spring)

9:00 A.M.  ENFORCEMENT ITEMS

R. Krasnow/ M. Rifkin/ M. Ma  Item 1  Initial Hearing: Alleged Violations with respect to Site Plan No. 82003002 and 82003002A (formerly 8-03002 & 8-03002A) Clarksburg Village: located in the southwest quadrant of the intersection of Stringtown Road and Piedmont Road; Clarksburg. Board will hear from applicant and public, but no decisions will be made on this date.

10:30 A.M.  REGULATORY ITEMS

Adoption of Opinions

K. Mitchell  Item *2  Site Plan Review No. 82004015A (Formerly 8-04015A), Fortune Parc; 1-3 zone; 20.28 acres; 450 dwelling units, including 61 moderately priced dwelling units in four 10-story and two 8-story condominium buildings with underground parking; located on the northwest quadrant of the intersection of Montrose Road and I-270; Potomac – Staff Recommendation: Approval with conditions.

R. Kronenberg  Combine Items 3 & 4  Item *3  Project Plan Review No. 920060020 (Formerly 9-06002), 8021 Georgia Avenue: CBD-1 zone; 1.88 acres; 210 multi-family dwelling units, including 27 MPDUs; located on the northwest quadrant of the intersection of Georgia Avenue (MD 97) and Burlington Avenue; Silver Spring CBD – Staff Recommendation: Approval with conditions.
D. Kinney  
**Item *4**  
Preliminary Plan No. 120060080, 8021 Georgia Avenue: CBD-1 zone; 1.88 acres; 1 lot requested; 210 multi-family dwelling units, including 27 MPDUs; located on the northwest quadrant of the intersection of Georgia Avenue (MD 97) and Burlington Avenue; Silver Spring CBD – **Staff Recommendation:** Approval with conditions.

11:30 A.M.  
K. Mitchell  
**Item *5**  
Site Plan Review No. 820060280 (Formerly 8-06009), 1200 Blair Mill Road: CBD-1 zone; 0.77 acres; 96 multi-family dwelling units including 12 MPDUs; located on the southwest quadrant of the intersection with Blair Mill Road and East-West Highway; Silver Spring CBD – **Staff Recommendation:** Approval with conditions.

12:30 P.M.  
**LUNCH**

1:30 P.M.  
**PLANNING BOARD MEETING CONTINUES** (MRO Auditorium, 8787 Georgia Avenue, Silver Spring)

R. Weaver  
**Item *6**  
Preliminary Plan No. 120060480, Hillmead/Bradley Hills: R-60 zone, 1.35 acres; 4 lots requested; 4 one-family detached dwelling units; located on the southeast corner of the intersection of Valley Road and Ridge Road; Bethesda-Chevy Chase – **Staff Recommendation:** Approval with conditions.

C. Conlon  
**Item *7**  
Preliminary Plan No. 120060050, Qureshi Property: RE-2 zone; 9.92 acres; 3 lots requested; 3 one-family detached dwelling units; located on the northeast side of Norwood Road approximately 2,000 feet southeast of Holly Grove Road; Cloverly – **Staff Recommendation:** Approval with conditions.

R. Weaver  
**Item *8**  
Preliminary Plan Review No. 1-01037E Frazier Property (Extension): R-10 zone; 31,364 square feet; 10 one-family detached dwelling units, previously approved; located on the southwest quadrant of the intersection of Juniper Street and Blair Road; Silver Spring – **Staff Recommendation:** Grant extension.

R. Weaver  
**Item *9**  
Record Plats

**Subdivision Plat No. 2200601420 – R. T. Schaeffer Farms:**  
RC zone; 2 lots; located on the southeast of Piedmont Road approximately 1,200 feet west of Hawkes Road; Clarksburg & Vicinity – **Staff Recommendation:** Approval.

**Subdivision Plat No. 2200601450 – Airpark Apartments:**  
I-4 zone; 1 lot; located on Snouffer School Road, approximately 50 feet south of Centerway Road; Gaithersburg & Vicinity – **Staff Recommendation:** Approval.

**Subdivision Plat No. 2200601550 – Fox Hill:**  
R-200 zone; 1 lot; located on the northeast quadrant of River Road (MD 190) and US Interstate (I-495); Bethesda-Chevy Chase – **Staff Recommendation:** Approval.
Item *9 Continued
Subdivision Plat No. 2200601750 – Mytsak Manor:
RE-2 zone; 2 lots; located on the south side of Norbeck Road, approximately 100 feet east of Old Orchard Road; Cloverly – Staff Recommendation: Approval.

Subdivision Plat No. 2200601990 – Wheel of Fortune:
I-3 zone; 6 lots; located on the east side of Seven Locks Road, between Wootton Parkway and Montrose Road; Potomac – Staff Recommendation: Approval.

2:30 P.M.

OTHER BUSINESS

Technical Writer
Approval of Minutes

B. Crawford
Combine Items 10 & 11

Item 10 Adjustment to Pay Rate Schedules for Seasonal/Intermittent Employees

Item 11 Appointment of Loomis Sayles & Company as a Fixed Income Manager for the M-NCPPC Employees’ Retirement System – Staff Recommendation: Approval.

K. Afzal

Item 12 Olney Town Center Advisory Committee - Selection of Committee members – Staff Recommendation: Approval.

G. Russ

Item 13 Zoning Text Amendment No. 06-10 Introduced by Councilmembers Praisner and Silverman; amend the Zoning Ordinance to revise the definition of “Building, accessory”; to limit the size of an accessory building in relation to the size of the main building; to require accessory buildings of a certain size to be approved by the Board of Appeals; to establish standards for Board of Appeals review of an accessory building; and to generally amend the definition and standards for an accessory building – Staff Recommendation: Transmit comments to County Council.

Staff report will be posted on the web by April 28.

3:30 P.M.

ROUNDTABLE DISCUSSION

(Public testimony will not be taken at this time.)

A. Warfield
Combine Items 14 & 15

Item 14 Operating Funds Nine Month Financial Report Including Projections to June 30, 2006

A. Warfield

Item 15 Enterprise Funds Nine Month Financial Report Including Projections to June 30, 2006

• Commissioner’s Report
• Director’s Report (Parks Director)

5:30 P.M.

DINNER
7:00 P.M.  
Parks Night (Planning Board Review of Park Policies)

T. Brooks  

Item 16  Proposed Draft Policy and Guidelines for Playground Donations – Staff 
Recommendation: General Discussion and Request for Public Circulation and Comments.

T. Brooks  
Combine Items 17 & 18

Item 17  a. Ayrlawn Neighborhood Park Playground Donation – Staff 
Recommendation: Approval with conditions.

Item 18  b. Norwood Neighborhood Park Playground Donation – Staff  
Recommendation: Project Status Report.

ADJOURN

*Maryland law and the Planning Board’s Rules of Procedure regarding ex parte (outside the record) communications require all 
discussion, review, and consideration of this matter take place only during the Board’s public hearing. Telephone calls and meetings 
with Board members in advance of the hearing are not permitted. Written communications will be directed to appropriate staff 
members for response.

Notices and Reminders

April  
27 - 9:00 a.m., Montgomery County Planning Board Meeting, MRO Auditorium, 8787 Georgia  
Avenue, Silver Spring
27 - 1:00 p.m., Montgomery County Planning Board, Meeting continues, MRO Auditorium, 8787 
Georgia Avenue, Silver Spring
27 - 7:00 p.m., Montgomery County Planning Board, Meeting continues, MRO Auditorium, 8787 
Georgia Avenue, Silver Spring
30 - Noon, Arbor Day, Agricultural History Farm Park 18400 Muncaster Road, Rockville

May  
1 - 7:00 p.m., County-wide Recreation Advisory Board, Recreation Administrative Offices,  
4010 Randolph Road, Conference Room 300, Silver Spring
3 - 8:30 a.m., Keep Montgomery County Beautiful (KMCB) Taskforce Meeting,  
Executive Office Building (EOB) 101 Monroe Street, 10th Floor, Rockville
3 - 6:30 p.m., Community Roundtable: Centers, Boulevards, Public Spaces, Montgomery Campus,  
John Hopkins University, 9601 Medical Center Drive, Rockville
4 - 9:00 a.m., Montgomery County Planning Board Meeting, MRO Auditorium, 8787 Georgia 
Avenue, Silver Spring
4 - 1:30 a.m., Montgomery County Planning Board, Meeting continues, MRO Auditorium, 8787 
Georgia Avenue, Silver Spring
4 - 7:00 p.m., Montgomery County Planning Board, Meeting continues, MRO Auditorium, 8787 
Georgia Avenue, Silver Spring
6 - 10:00 a.m., Dedication of “The Milton Kaufman Park,” 9607 Wightman Road, Montgomery 
Village. Tentatively scheduled for 10 a.m. to 12 Noon.
8 - 7:00 pm., Silver Spring Citizens Advisory Board, Long Branch Community Center, 8700 Piney  
Branch Road, Silver Spring
M-NCPPC SEEKS PARK VOLUNTEERS FOR APRIL EVENTS, WEED WARRIOR TRAINING AND TRAIL WORK DAYS

SILVER SPRING, MD - As part of its extensive volunteer program, the Montgomery County Department of Park and Planning is inviting residents, businesses and park visitors to participate in a number of special events and ongoing programs in a variety of locations throughout the 32,750-acre park system during the spring and summer. Volunteer opportunities include:

- **Arbor Day Celebration, Saturday, April 30** -- Agricultural History Farm Park, Derwood - Volunteers 14 and older will assist with setup and take down of tables and chairs, run the popcorn booth, paint faces and lend a hand to park staff. For details, call 301-495-2464.

- **Trail Work, Spring 2006** - Outdoor lovers volunteer to help with natural surface trail construction and rehabilitation, including raking, pruning and digging. For information, call Bob Turnbull 301-650-4369.

In addition, volunteers help with nature center programming, animal care, bluebird monitoring, office support and other activities. At Brookside Gardens, volunteers help with story time, tea parties, act as children’s guides and provide gardening assistance and more.

For information, those interested may call the Volunteer Services Office, 301-495-2504, or click on www.parksvolunteers.org. Trails information is available online at www.montgomerytrails.org.

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PLANNING BOARD AGENDAS MAY BE REVISED!

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ONLY 10 SEATS LEFT!

The Department of Planning, Coalition for Smarter Growth, and the Urban Land Institute are convening 150 community and business leaders, public officials and national experts for three community discussions about the challenges and opportunities associated with planning in a maturing county. Each session will focus on different topics.

DISCUSSION DATES:
- Wednesday, May 3 from 6:30 p.m. to 10:00
- Wednesday, May 17 from 6:30 p.m. to 10:00
- Wednesday, September 27 from 6:30 p.m. to 10:00

LOCATIONS:
- May 3 and May 17
  The John Hopkins University
  Shady Grove Campus, Building III
  9601 Medical Center Drive
  Rockville, MD
- September 27
  Brookside Gardens Conference Center
  Wheaton Regional Park
  1800 Glenallan Avenue
  Wheaton, MD

The discussions will explore a wide variety of topics and expand our understanding of the critical planning issues facing Montgomery County. Where will new residents live? How do we sustain livability in existing communities? How do we prevent decline of our older communities? How will the growth affect residential development in the future?

Contact the Strategic Planning Division at 301.495.2192 by April 25 to RSVP or send e-mail to: margaret.gahelrasoul@mncppc-mc.org.

Participants may benefit from reading publications at the following websites:
- www.mc-mncppc.org (Click on “A Framework for Planning in the Future”)
- www.mc-mncppc.org/research/data_library/montgomery_county_glance/ataglance.pdf
- www.mwcog.org/store/item.asp?PUBLICATION_ID=241
- www.realitycheckwashington.org/pdf/RCfinalLR.pdf