

Agenda for Montgomery County Planning Board Meeting
Thursday, January 30, 2003, 9:00 A.M.

8787 Georgia Avenue
Silver Spring, MD 20910-3760

Board Action

Roll Call Approval of Minutes: November 14, 2002 Commissioners' Reports Directors' Reports Reconsideration Requests	
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GENERAL MEETING (*MRO Auditorium, 8787 Georgia Avenue, Silver Spring*)

- Proposal by County Executive for Metrorail Purple Line Loop from Silver Spring to Medical Center Metrorail Stations:**

Recommendation: Public Hearing

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

GENERAL MEETING (*Third Floor Conference Room, 8787 Georgia Avenue, Silver Spring*)

- A. Administrative Items
- B. Proposed *Closed Session* pursuant to *Maryland State Government Code Section 10-508 (a)(7) (consult with counsel to obtain legal advice) (Topic: Purple Line Study)*

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

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2. **Proposal by County Executive for Metrorail Purple Line Loop from Silver Spring to Medical Center Metrorail Stations – Worksession - *Transmit comments to County Council.***

Staff Recommendation: No public testimony will be taken at this time.

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

GENERAL MEETING (*Third Floor Conference Room, 8787 Georgia Avenue, Silver Spring*)

- C. *Proposed Closed Session pursuant to Maryland State Government Code Annotated Section 1-508(a)(4) (proposal for a business to relocate, expand or remain in the State)*

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

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3. **MCPB Public Hearing and Worksession on the nomination of the Former Blair Station Post Office** at 8051 Newell Street, Silver Spring, to the Location Atlas and Index of Historic Sites - *Do Not Add the Former Blair Station Post Office to the Locational Atlas and Index of Historic Sites and/or the Master Plan for Historic Preservation.*

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

4. **Corrective Map Amendment** – Fortune Parc and Lots 40 and 41, Wheel of Fortune, - Intersection of I-270 and Montrose Road, Potomac; adjustment of O-M, 1-3 and R-90 zoning boundaries, Potomac.

Staff Recommendation: Approval

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

5. Site Plan Review No.8-03029; Timber Creek at Clarksburg Village

R-200 Zone; 24 Single-family detached dwelling units, including 3 MPDU's and TDR's; Northwest quadrant, intersection of Route 355 and Newcut Road; Clarksburg & Vicinity, PA-19

APPLICANT: Clarksburg Village Partnership

ENGINEER: Charles P. Johnson & Associates, Inc.

Staff Recommendation: Approval with conditions

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

6. Request For Extension Of The Validity Period For Preliminary Plan No 1-99001 Montgomery Chinese Christian Church

R-200 Zone; 4.96 Acres; One (1) Lot Previously Approved (House of Worship and Associated Uses)

Community Sewer and Community Water

Southeast Corner of Sandy Spring Road (MD 198) and MCKnew Road

Policy Area: Fairland – White Oak

Staff Recommendation: Grant Thirty (30) Day Extension

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

7. **Preliminary Plan No 1-03030 – Harry M. Martin Tract (Resubdivision)**

R-200 Zone; 1.4 Acres; Three (3) Lots Requested (Single Family Detached Dwelling Units)

Community Sewer and Community Water

Northeast Corner of the Intersection of Bennett Road and Woodwell Road

Policy Area: Aspen Hill

Applicant: Dujon Home Concepts

Engineer: Landplan Associates

Staff Recommendation: Denial, Pursuant to Section 50-29(b)(2) of the Montgomery County Subdivision Regulations

***** See Review Discussion in Staff Report *****

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

8. **Request To Revise The Previous Conditions of Approval For Pre-Preliminary Plan Review No. 7-02058 and Request For Waiver Pursuant To Section 50-38 Of The Montgomery County Subdivision Regulations For - MDR Properties**

RDT and Rural Cluster Zones; 2,134 Acres; Ten (10) Lots Proposed (Eight Existing Single Family Dwelling Units)

Private Well and Private Septic

Located on the Southeast Quadrant of the Intersection of Bucklodge Road, South of Clopper Road (MD 117), West Side of White Ground Road and Northwest of Schaffer Road

Policy Area: Rural

Continued – Request To Revise The Previous Conditions of Approval For Pre-Preliminary Plan Review No. 7-02058 and Request For Waiver Pursuant To Section 50-38 Of The Montgomery County Subdivision Regulations For - MDR Properties

APPLICANT: Michael Ruben
 ENGINEER: PHRA
 ATTORNEY: Wheeler and Korpeck

Staff Recommendation: Pursuant to Section 50-33A of the Montgomery County Subdivision Regulations, No Objection to the Submission of a Minor Subdivision Application for Five (5) Lots, Dependent Upon the Application Complying with all the Provisions of Section 50-35 of the Subdivision Regulations and Grant Waiver Pursuant to Section 50-38 Allowing for Five (5) Additional Lots to be Recorded by Plat Without the Submission of a Preliminary Plan Application, Subject to the Following Conditions:

- (1) Submit complete record plat application within ninety (90) days of Planning Board action on Pre-Preliminary Plan application and Waiver Request.
- (2) Record plats for the property must be recorded by April 30, 2003. ~~Record plats to be recorded within ninety (90) days of submission of record plat application~~
- (3) Applicant to continue discussions with Trust For Public Land, Montgomery County Department of Economic Development and Maryland Department of Natural Resources for placement of the property located outside of approved lots into conservation easements. Easement language should include provisions for public equestrian use trail access to the property covered by the easements
- (4) Applicant to identify and coordinate equestrian trail locations within the easement areas with M-NCPPC staff and provide master planned natural surface equestrian trail connections between Bucklodge Stream Valley Park, Little Seneca Stream Valley Park, Hoyles Mill Conservation Park and Rickman Farm Horse Park, as well as providing connectivity and appropriate nature equestrian trail loops between portions of Hoyles Mill Conservation Park
- (5) Applicant to permit park maintenance and management access to Bucklodge Branch Stream Valley Park, as necessary
- (6) Applicant to record in the land records with newly deeded parcels a covenant that discloses the density allotment afforded each individual parcel
- (7) Record plat to reflect note that identifies recorded covenant regarding density allocation to unrecorded remainder of subdivided parcel. Note shall include appropriate liber and folio.

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action:

9. The FOLLOWING **Record Plats** are Recommended for APPROVAL, Subject to the Appropriate Conditions of Approval of the Preliminary and/or Site Plans:

NOT AVAILABLE FOR TIME OF PRINTING

BOARD ACTION

Motion:

Vote:

Yea:

Nay:

Other:

Action: