



DEPARTMENT OF PERMITTING SERVICES

Marc Elrich
County Executive

Mitra Pedoem
Director

December 31, 2020

Mr. Logan Kelso, P.E.
VIKA Maryland, LLC
20251 Century Boulevard, Suite 400
Germantown, MD 20874

Re: **REVISED** Stormwater Management **CONCEPT**
Request for Revision of 9545 River Road
Conditional Use Site Plan #: CU20-05
SM File #: 285503
Tract Size/Zone: 5.93 Ac. / RE-2
Total Concept Area: 5.6 Ac.
Parcel(s): P786
Watershed: Cabin John Creek

Dear Mr. Kelso:

Based on a review by the Department of Permitting Services Review Staff, the stormwater management concept for the above-mentioned site is **acceptable**. The stormwater management concept proposes to meet required stormwater management goals via ESD to the MEP. ESD is provided by multiple micro-bioretenion facilities. Due to site restrictions full stormwater management treatment is not possible, therefore a partial waiver of stormwater management is hereby granted.

The following **items** will need to be addressed **prior to** Planning Board approval of the Site Plan:

1. Prior to Planning Board approval of the Preliminary Plan, this stormwater management concept must be formally revised and an approved Site Development Plan (SDP) Approval letter must be issued by DPS. If the Preliminary Plan will be approved in stages, the Site Development Plan revision submittal must specifically refer to the appropriate phase.
2. For the revised plan, design the micro-bioretenion facilities not to exceed the maximum ESDv by 10%.
3. This revision approval supersedes the previous approval letter dated June 25, 2020.

This list may not be all-inclusive and may change based on available information at the time.

This concept approval is based on all stormwater management structures being located outside of the Public Utility Easement, the Public Improvement Easement, and the Public Right of Way unless specifically approved on the concept plan. Any divergence from the information provided to this office; or additional information received during the development process; or a change in an applicable Executive Regulation may constitute grounds to rescind or amend any approval actions taken, and to reevaluate the site for additional or amended stormwater management requirements. If there are subsequent additions or modifications to the development, a separate concept request shall be required.



2425 Reedie Drive, 7th Floor, Wheaton, Maryland 20902 | 240-777-0311
www.montgomerycountymd.gov/permittingservices

Mr. Logan Kelso, P.E.
December 31, 2020
Page 2 of 2

If you have any questions regarding these actions, please feel free to contact David Kuykendall at 240-777-6332 or email david.kuykendall@montgomerycountymd.gov.

Sincerely,

Mark Etheridge

Mark C. Etheridge, Manager
Water Resources Section
Division of Land Development Services

MCE: CN285503 9545 River Road Revision.DWK

cc: N. Braunstein
SM File # 285503

ESD: Required/Provided 15,369 cf / 14,728 cf
PE: Target/Achieved: 1.76"/1.69"
STRUCTURAL: 0.0 cf
WAIVED: 5.93 ac.(partial)